STATE FISCAL ACCOUNTABILITY AUTHORITY

Meeting of Tuesday, December 9, 2025 – 2:00 p.m.
Room 252, Edgar A. Brown Building

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Item	Agency	Subject
A.	**MEETING OF STATE FISCAL ACCOUNTABILITY AUTHORITY**	
B.	**ADOPTION OF PROPOSED AGENDA**	
C.	**MINUTES OF PREVIOUS MEETING**	
D.	**REGULAR SESSION**	
1.	State Treasurer's Office	Bond Counsel Selection
2.	Department of Administration, Facilities Management and Property Services	2025 Comprehensive Permanent Improvement Plan
3.	Department of Administration, Facilities Management and Property Services	Permanent Improvement Projects
4.	Executive Director	Permanent Improvement Projects Approved by Governing Board Pursuant to Act 214 of 2024 (FY 2024-2025)
5.	Department of Administration, Facilities Management and Property Services	Department of Natural Resources – Calhoun – Congaree Bluffs HP Land Acquisition (Creech)
6.	Department of Administration, Facilities Management and Property Services	Easement
7.	Department of Administration, Facilities Management and Property Services	Medical University of South Carolina Lease of 125 Doughty Street, Suites 100-190, Charleston, SC
8.	Department of Administration, Facilities Management and Property Services	Medical University of South Carolina Lease of Hagood/Fishburne Street Surface Parking Lot, Charleston, SC

STATE FISCAL ACCOUNTABILITY AUTHORITY

Meeting of Tuesday, December 9, 2025 – 2:00 p.m.
Room 252, Edgar A. Brown Building

REGULAR SESSION AGENDA INDEX -- Page 2

Item	Agency	Subject
9.	Department of Administration, Facilities Management and Property Services	SC School for the Deaf and Blind Lease of 101 Executive Center Drive, Suites 110 & 120, Columbia, SC
10.	Department of Administration, Facilities Management and Property Services	South Carolina First Steps to School Readiness Sublease of 632 Rosewood Drive, Suites A-C, Columbia, SC
11.	Department of Administration, Facilities Management and Property Services	Real Property Conveyance
12.	Division of Procurement Services	Audit and Certification - University of South Carolina
13.	Marlboro County	Not Exceeding $3,000,000 of Marlboro County, South Carolina, Special Source Revenue Bonds
14.	University of South Carolina and Department of Administration, Facilities Management and Property Services	Not Exceeding $195,000,000 of University of South Carolina Higher Education Revenue Bonds
15.	University of South Carolina	Not Exceeding $68,000,000 of University of South Carolina Higher Education Revenue Refunding Bonds
16.	Executive Director	Bank Account Transparency and Accountability
17.	Executive Director	Qualified Public Educational Facilities (2025 Volume Cap Carryforward)
18.	Executive Director	Request for Carryforward Allocation of 2025 Private Activity Bond Ceiling

STATE FISCAL ACCOUNTABILITY AUTHORITY

Meeting of Tuesday, December 9, 2025 – 2:00 p.m.
Room 252, Edgar A. Brown Building

REGULAR SESSION AGENDA INDEX -- Page 3

Item	Agency	Subject
19.	Executive Director	Request for Carry-Forward of State Ceiling Allocation - Jobs-Economic Development Authority
20.	Executive Director	Housing Allowance Coastal Carolina University's President
21.	State Fiscal Accountability Authority	Future Meeting

AGENCY: State Treasurer's Office

SUBJECT: Bond Counsel Selection

CONDUIT/OTHER ISSUES:

Description of Issue	Agency/Institution (Borrower)	Bond Counsel	Issuer's Counsel	Date STO Approved
$50,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; Bishop Gadsden Episcopal Retirement Community; Series 2025	Bishop Gadsden Episcopal Retirement Community Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook, Brad Love	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$20,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; Addison Mill Lofts Project, Calan Global Group LLC; Series 2025	Calan Global Group LLC (Addison Mill Lofts Project) Conduit: SCJEDA	Maynard Nexsen - Jodie Smith, Laurie Becker	Haynsworth Sinkler Boyd - Kathy McKinney	10/15/2025
$7,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Educational Facilities Revenue Bonds; Goucher Charter Academy; Series 2026	Goucher Charter Academy Conduit: SCJEDA	Howell Linkous & Nettles - Alan Linkous, Sam Howell	Parker Poe - Ray Jones, Emily Luther, Emily Zackon, Ryan Romano	10/15/2025
$45,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Heron Lakes Apartments LLC; Series 2025	SFRI Heron Lakes Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$70,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Otarre Pointe Apartments LLC; Series 2025	SFRI Otarre Pointe Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025

AGENCY: State Treasurer's Office

SUBJECT: Bond Counsel Selection

$60,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Reserve at Wescott Apartments LLC; Series 2025	SFRI Reserve at Wescott Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$135,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Educational Facilities Revenue Bonds; American Leadership Academy South Carolina; Series 2025	American Leadership Academy South Carolina Conduit: SCJEDA	Pope Flynn - Joe Lucas Quarles & Bradey - Monika Calamita	Haynsworth Sinkler Boyd - Kathy McKinney, Ashley Long	9/17/2025
$135,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Senior Living Facilities Revenue Bonds; Presbyterian Communities of South Carolina; Series 2025	Presbyterian Communities of South Carolina Conduit: SCJEDA	Parker Poe - Ray Jones, Emily Luther	Burr & Forman - Michael Seezen	9/17/2025

GENERAL OBLIGATION / REVENUE ISSUES:

Description of Issue	**Agency/Institution (Borrower)**	**Bond Counsel**	**Issuer's Counsel**	**Date STO Approved**
$68,000,000; University of South Carolina, South Carolina, Higher Education Revenue Refunding Bonds; Series 2026	University of South Carolina	Pope Flynn Group – Gary Pope	Issuer's Counsel to the University of South Carolina - Terry Parham	10/27/2025
$195,000,000; University of South Carolina, South Carolina, Higher Education Revenue Bonds; Series 2026; Campus Residential Development - Sumter Street Sites	University of South Carolina	Pope Flynn Group – Gary Pope	Issuer's Counsel to the University of South Carolina - Terry Parham	10/27/2025

AGENCY: State Treasurer's Office

SUBJECT: Bond Counsel Selection

AUTHORITY ACTION REQUESTED:

In accord with Authority policy, receive the State Treasurer's Office report of bond counsel as information.

ATTACHMENTS:

Bond Counsel Selection Approved by the State Treasurer's Office

The State Treasurer advises the State Fiscal Accountability Authority, for informational purposes, of the firms selected and approved for its December 9, 2025 meeting:

CONDUIT/OTHER ISSUES:

Description of Issue	Agency/Institution (Borrower)	Bond Counsel	Issuer's Counsel	Date STO Approved
$50,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; Bishop Gadsden Episcopal Retirement Community; Series 2025	Bishop Gadsden Episcopal Retirement Community Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook, Brad Love	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$20,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; Addison Mill Lofts Project, Calan Global Group LLC; Series 2025	Calan Global Group LLC (Addison Mill Lofts Project) Conduit: SCJEDA	Maynard Nexsen - Jodie Smith, Laurie Becker	Haynsworth Sinkler Boyd - Kathy McKinney	10/15/2025
$7,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Educational Facilities Revenue Bonds; Goucher Charter Academy; Series 2026	Goucher Charter Academy Conduit: SCJEDA	Howell Linkous & Nettles - Alan Linkous, Sam Howell	Parker Poe - Ray Jones, Emily Luther, Emily Zackon, Ryan Romano	10/15/2025
$45,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Heron Lakes Apartments LLC; Series 2025	SFRI Heron Lakes Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$70,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Otarre Pointe Apartments LLC; Series 2025	SFRI Otarre Pointe Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$60,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Economic Development Revenue Bonds; SFRI Reserve at Wescott Apartments LLC; Series 2025	SFRI Reserve at Wescott Apartments LLC Conduit: SCJEDA	Haynsworth Sinkler Boyd - Jeremy Cook Cantu Harden - Adam Harden	Howell Linkous & Nettles - Alan Linkous, Sam Howell	10/15/2025
$135,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Educational Facilities Revenue Bonds; American Leadership Academy South Carolina; Series 2025	American Leadership Academy South Carolina Conduit: SCJEDA	Pope Flynn - Joe Lucas Quarles & Bradey - Monika Calamita	Haynsworth Sinkler Boyd - Kathy McKinney, Ashley Long	9/17/2025
$135,000,000; South Carolina Jobs-Economic Development Authority ("SC JEDA"); Senior Living Facilities Revenue Bonds; Presbyterian Communities of South Carolina; Series 2025	Presbyterian Communities of South Carolina Conduit: SCJEDA	Parker Poe - Ray Jones, Emily Luther	Burr & Forman - Michael Seezen	9/17/2025

GENERAL OBLIGATION / REVENUE ISSUES:

Description of Issue	Agency/Institution (Borrower)	Bond Counsel	Issuer's Counsel	Date STO Approved
$68,000,000; University of South Carolina, South Carolina, Higher Education Revenue Refunding Bonds; Series 2026	University of South Carolina	Pope Flynn Group – Gary Pope	Issuer's Counsel to the University of South Carolina - Terry Parham	10/27/2025
$195,000,000; University of South Carolina, South Carolina, Higher Education Revenue Bonds; Series 2026; Campus Residential Development - Sumter Street Sites	University of South Carolina	Pope Flynn Group – Gary Pope	Issuer's Counsel to the University of South Carolina - Terry Parham	10/27/2025

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 2

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: 2025 Comprehensive Permanent Improvement Plan

Section 2-47-55 of the 1976 South Carolina Code of Laws provides that all state agencies responsible for providing and maintaining physical facilities are required to submit a Comprehensive Permanent Improvement Plan to the Joint Bond Review Committee and the State Fiscal Accountability Authority. The Comprehensive Permanent Improvement Plan is a planning tool that informs decisionmakers of the permanent improvement projects state agencies and institutions of higher education plan to undertake during the next five fiscal years. Each project included in the plan must subsequently be brought forward for consideration individually. The Executive Budget Office of the South Carolina Department of Administration has 1) compiled a statewide report entitled "State of South Carolina 2025 Comprehensive Permanent Improvement Plan, Fiscal Years 2025-26 through 2029-30" from agency submissions; 2) provided the information to the Joint Bond Review Committee and the State Fiscal Accountability Authority pursuant to the statute; and 3) made accessible complete and full details of agency submissions on the Department's website at: Planning for Capital Improvements | Department of Administration (sc.gov)

AUTHORITY ACTION REQUESTED:

Approve the 2025 Comprehensive Permanent Improvement Plan.

ATTACHMENTS:

1. State of South Carolina Comprehensive Permanent Improvement Plan, Fiscal Years 2025-26 through 2029-30.

2. Section 2-47-55 of the 1976 South Carolina Code of Laws.

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/09/2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Department of Administration
   (b) Authorized Official Signature: Ashlie Lancaster
   Ashlie Lancaster, FMPS Director

2. Subject: 2025 Comprehensive Permanent Improvement Plan

3. Summary Background Information:

Section 2-47-55 of the 1976 South Carolina Code of Laws provides that all state agencies responsible for providing and maintaining physical facilities are required to submit a Comprehensive Permanent Improvement Plan to the Joint Bond Review Committee and the State Fiscal Accountability Authority. The Comprehensive Permanent Improvement Plan is a planning tool that informs decision makers of the permanent improvement projects state agencies and institutions of higher education plan to undertake during the next five fiscal years. Each project included in the plan must subsequently be brought forward for consideration individually. The Facilities Management and Property Services Division of the South Carolina Department of Administration has 1) compiled a statewide report entitled "State of South Carolina 2025 Comprehensive Permanent Improvement Plan, Fiscal Years 2025-26 through 2029-30" from agency submissions; 2) provided the information to the Joint Bond Review Committee and the State Fiscal Accountability Authority pursuant to the statute; and 3) made accessible complete and full details of agency submissions on the Department's website at: Planning for Capital Improvements | Department of Administration

4. What is the Authority asked to do? Consider approval of the 2025 Comprehensive Permanent Improvement Plan.

5. What is recommendation of the submitting agency involved? The item is complete and ready for SFAA review.

6. Private Participant Disclosure – Check only one:
☒ No private participants will be known at the time the Authority considers this agenda item.
☐ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?
(a) Authorized Signature: _____
(b) Office Name:

8. List of Supporting Documents:

1. State of South Carolina Comprehensive Permanent Improvement Plan, Fiscal Years 2025-26 through 2029-30.
2. Section 2-47-55 of the 1976 South Carolina Code of Laws.

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

1976 South Carolina Code of Laws
Title 2 - General Assembly

CHAPTER 47
Joint Bond Review Committee

SECTION 2-47-55. Comprehensive Permanent Improvement Plan.

(A) All state agencies responsible for providing and maintaining physical facilities are required to submit a Comprehensive Permanent Improvement Plan (CPIP) to the Joint Bond Review Committee and the authority. The CPIP must include all of the agency's permanent improvement projects anticipated and proposed over the next five years beginning with the fiscal year starting July first after submission. The purpose of the CPIP process is to provide the authority and the committee with an outline of each agency's permanent improvement activities for the next five years. Agencies must submit a CPIP to the committee and the authority on or before a date to be determined by the committee and the authority. The CPIP for each higher education agency, including the technical colleges, must be submitted through the Commission on Higher Education which must review the CPIP and provide its recommendations to the authority and the committee. The authority and the committee must approve the CPIP after submission and may develop policies and procedures to implement and accomplish the purposes of this section.

(B) The State shall define a permanent improvement only in terms of capital improvements, as defined by generally accepted accounting principles, for reporting purposes to the State.

HISTORY: 1993 Act No. 178, Section 5, eff July 1, 1993; 2003 Act No. 5, Section 1; 2014 Act No. 121 (S.22), Pt VII, Section 18.B, eff July 1, 2015.

Effect of Amendment

2014 Act No. 121, Section 18.B, in subsection (A), substituted "authority" for "Budget and Control Board", substituted "authority" for "board" throughout, and made other nonsubstantive changes.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

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STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Plan by Fund Source

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Fund Source

Fund Source	2026	2027	2028	2029	2030	Total Sources
State	2,262,877,714	1,767,173,064	761,676,705	774,133,078	573,861,568	6,139,722,129
Debt	933,992,172	343,475,000	351,161,250	243,000,000	178,075,300	2,049,703,722
Federal	156,076,250	62,456,344	33,860,389	108,922,351	91,924,111	453,239,445
Other	702,330,047	618,296,123	352,514,241	585,272,500	279,696,295	2,538,109,206
Grand Total	**4,055,276,183**	**2,791,400,531**	**1,499,212,585**	**1,711,327,929**	**1,123,557,274**	**11,180,774,502**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Plan by Functional Group

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Functional Group

Fund Source	2026	2027	2028	2029	2030	Total Sources
State	**2,262,877,714**	**1,767,173,064**	**761,676,705**	**774,133,078**	**573,861,568**	**6,139,722,129**
Conservation, Natural Resources and Development	744,433,422	67,607,750	75,335,500	67,240,000	65,350,000	1,019,966,672
Correctional and Public Safety	84,167,452	99,136,483	108,328,500	101,589,183	54,500,000	447,721,618
Executive and Administrative	118,117,853	31,822,552	22,090,129	51,291,795	51,289,368	274,611,697
Health and Social Services	10,799,905	928,750	1,177,575	259,250		13,165,480
K-12 Education and Cultural	79,815,361	62,808,000	9,350,000	7,200,000	64,500,000	223,673,361
Regulatory			5,750,000			5,750,000
Senior Institutions and Regional Campuses	893,119,034	703,922,503	330,645,001	278,206,250	228,275,000	2,434,167,788
Technical Colleges	314,493,687	800,797,026	201,000,000	261,346,600	101,547,200	1,679,184,513
Transportation	17,931,000	150,000	8,000,000	7,000,000	8,400,000	41,481,000
Debt	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**
Senior Institutions and Regional Campuses	933,992,172	343,475,000	351,161,250	243,000,000	178,075,300	2,049,703,722
Federal	**156,076,250**	**62,456,344**	**33,860,389**	**108,922,351**	**91,924,111**	**453,239,445**
Conservation, Natural Resources and Development	61,559,296	110,000	270,000	520,000	50,000	62,509,296
Executive and Administrative	70,272,283	14,170,094	14,057,664	72,292,601	69,974,111	240,766,753
Health and Social Services	14,271,650	1,286,250	3,532,725	849,750	300,000	20,240,375
Senior Institutions and Regional Campuses	9,973,021	46,890,000				56,863,021
Transportation			16,000,000	35,260,000	21,600,000	72,860,000
Other	**702,330,047**	**618,296,123**	**352,514,241**	**585,272,500**	**279,696,295**	**2,538,109,206**
Conservation, Natural Resources and Development	80,834,470	5,636,750	6,470,000	38,325,000	800,000	132,066,220
Correctional and Public Safety	5,331,024	23,872,243	901,090	1,750,000	776,845	32,631,202
Executive and Administrative	61,004,640	5,010,219	113,103,750	2,188,500	1,309,500	182,616,609
Health and Social Services	5,386,445				200,000	5,586,445
K-12 Education and Cultural	4,601,687	250,001	2,750,001	2,522,000		10,123,689
Regulatory	4,713,209	5,342,015	18,490,150	950,000		29,495,374
Senior Institutions and Regional Campuses	415,085,670	486,036,000	138,900,000	493,277,000	250,609,950	1,783,908,620
Technical Colleges	121,547,902	90,973,895	56,399,250	44,050,000	25,000,000	337,971,047
Transportation	3,825,000	1,175,000	15,500,000	2,210,000	1,000,000	23,710,000
Grand Total	**4,055,276,183**	**2,791,400,531**	**1,499,212,585**	**1,711,327,929**	**1,123,557,274**	**11,180,774,502**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Plan by Business Area

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
Conservation, Natural Resources and Development	**744,433,422**	**67,607,750**	**75,335,500**	**67,240,000**	**65,350,000**	**1,019,966,672**
Clemson University Public Service and Agriculture			15,000,000			15,000,000
Department of Agriculture	1,500,000	1,000,000		3,000,000		5,500,000
Department of Natural Resources	52,365,832	20,439,500	25,335,500	46,040,000		144,180,832
Department of Parks, Recreation and Tourism	130,967,590	46,168,250	10,000,000	18,200,000	65,350,000	270,685,840
Patriots Point Development Authority			25,000,000			25,000,000
South Carolina State University Public Service and Agriculture	59,600,000					59,600,000
State Ports Authority	500,000,000					500,000,000
Correctional and Public Safety	**84,167,452**	**99,136,483**	**108,328,500**	**101,589,183**	**54,500,000**	**447,721,618**
Department of Corrections	10,326,899	68,783,548	84,390,000	74,250,000	31,500,000	269,250,447
Department of Juvenile Justice	70,200,000	22,000,000	23,530,000	23,000,000	23,000,000	161,730,000
Department of Public Safety	2,400,000	3,352,935		2,444,683		8,197,618
Law Enforcement Training Council	1,240,553		408,500	1,894,500		3,543,553
State Law Enforcement Division		5,000,000				5,000,000
Executive and Administrative	**118,117,853**	**31,822,552**	**22,090,129**	**51,291,795**	**51,289,368**	**274,611,697**
Department of Administration	63,089,945	12,643,562	11,908,678	12,353,781	11,276,796	111,272,762
Department of Veterans' Affairs	8,541,263	10,500,000	1,207,250	30,580,500	30,190,500	81,019,513
Office of Adjutant General	46,486,645	8,678,990	8,974,201	8,357,514	9,822,072	82,319,422
Health and Social Services	**10,799,905**	**928,750**	**1,177,575**	**259,250**		**13,165,480**
Commission for the Blind				57,000		57,000
Department of Public Health		500,000				500,000
Vocational Rehabilitation Department	10,799,905	428,750	1,177,575	202,250		12,608,480
K-12 Education and Cultural	**79,815,361**	**62,808,000**	**9,350,000**	**7,200,000**	**64,500,000**	**223,673,361**
Education Television Commission	33,595,563			4,800,000		38,395,563
Governor's School for Agriculture at John de la Howe	8,600,000	31,300,000	8,850,000	400,000	14,500,000	63,650,000
Governor's School for Science & Mathematics	2,150,000	24,788,000				26,938,000
Governor's School for the Arts and Humanities	11,000,000					11,000,000
School for the Deaf and Blind	11,419,798	6,720,000	500,000	2,000,000	50,000,000	70,639,798

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
State Museum	13,050,000					13,050,000
Regulatory			**5,750,000**			**5,750,000**
Department of Labor, Licensing and Regulation			5,750,000			5,750,000
Senior Institutions and Regional Campuses	**893,119,034**	**703,922,503**	**330,645,001**	**278,206,250**	**228,275,000**	**2,434,167,788**
Clemson University		150,000,000				150,000,000
Coastal Carolina University	24,400,000	39,500,000	4,300,000	12,800,000		81,000,000
College of Charleston	9,682,828	32,700,000				42,382,828
Francis Marion University	53,000,000	5,000,000	3,000,000	3,000,000	3,000,000	67,000,000
Lander University	26,000,000	30,300,002	67,000,000	47,500,000	113,350,000	284,150,002
Medical University of South Carolina	6,500,000					6,500,000
South Carolina State University	115,019,310	8,250,000	40,000,000	32,400,000		195,669,310
The Citadel	70,400,000	76,000,000	95,000,000	53,000,000		294,400,000
University of South Carolina - Aiken	8,350,000	46,000,000	70,000,000			124,350,000
University of South Carolina - Beaufort		30,000,000		30,750,000		60,750,000
University of South Carolina - Columbia	485,000,000	233,900,000				718,900,000
University of South Carolina - Lancaster			10,000,000		5,000,000	15,000,000
University of South Carolina - Salkehatchie	4,000,000	9,800,000			15,000,000	28,800,000
University of South Carolina - Sumter	9,006,900		2,500,001	6,400,000	3,800,000	21,706,901
University of South Carolina - Union		9,480,001	19,000,000			28,480,001
University of South Carolina - Upstate	51,000,000	5,000,000		30,500,000	33,000,000	119,500,000
Winthrop University	30,759,996	27,992,500	19,845,000	61,856,250	55,125,000	195,578,746
Technical Colleges	**314,493,687**	**800,797,026**	**201,000,000**	**261,346,600**	**101,547,200**	**1,679,184,513**
Aiken Technical College	8,150,000	10,700,000	2,500,000			21,350,000
Central Carolina Technical College	12,310,000	104,500,000				116,810,000
Denmark Technical College		59,000,000	20,000,000			79,000,000
Florence-Darlington Technical College		207,851,098	36,500,000			244,351,098
Greenville Technical College	20,055,865	54,000,000		58,000,000	35,000,000	167,055,865

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
Horry-Georgetown Technical College	10,000,000	45,000,000	30,000,000	23,000,000	25,000,000	133,000,000
Midlands Technical College	2,100,000	95,000,000	20,000,000	70,000,000		187,100,000
Northeastern Technical College	3,000,000	3,518,000	22,000,000			28,518,000
Orangeburg-Calhoun Technical College	7,124,662	24,111,000				31,235,662
Piedmont Technical College	27,800,000	18,488,217	37,100,000	32,700,000	9,047,200	125,135,417
Spartanburg Community College	95,055,785	76,020,000				171,075,785
Technical College of the Lowcountry	16,451,647	10,799,132				27,250,779
Tri-County Technical College	8,500,000	11,000,000	4,000,000	32,000,000	10,000,000	65,500,000
Trident Technical College	44,925,728	50,159,579	19,000,000	25,000,000	6,000,000	145,085,307
Williamsburg Technical College	14,520,000	10,650,000				25,170,000
York Technical College	44,500,000	20,000,000	9,900,000	20,646,600	16,500,000	111,546,600
Transportation	**17,931,000**	**150,000**	**8,000,000**	**7,000,000**	**8,400,000**	**41,481,000**
Aeronautics Commission	1,325,000	150,000				1,475,000
Department of Transportation	16,606,000		8,000,000	7,000,000	8,400,000	40,006,000
Total State	**2,262,877,714**	**1,767,173,064**	**761,676,705**	**774,133,078**	**573,861,568**	**6,139,722,129**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Debt						
Senior Institutions and Regional Campuses	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**
Clemson University		101,000,000	82,500,000	25,000,000	30,000,000	238,500,000
Coastal Carolina University	35,000,000	70,000,000	29,355,000	5,000,000		139,355,000
College of Charleston	155,117,172	172,475,000			108,075,300	435,667,472
Lander University			60,000,000			60,000,000
Medical University of South Carolina				160,000,000	20,000,000	180,000,000
South Carolina State University	79,800,000					79,800,000
University of South Carolina - Columbia	646,575,000		116,500,000	53,000,000		816,075,000
University of South Carolina - Upstate					20,000,000	20,000,000
Winthrop University	17,500,000		62,806,250			80,306,250
Total Debt	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Federal						
Conservation, Natural Resources and Development	**61,559,296**	**110,000**	**270,000**	**520,000**	**50,000**	**62,509,296**
Clemson University Public Service and Agriculture	7,000,000					7,000,000
Department of Natural Resources	14,226,375					14,226,375
Department of Parks, Recreation and Tourism	3,800,401		100,000			3,900,401
South Carolina State University Public Service and Agriculture	36,532,520	110,000	170,000	520,000	50,000	37,382,520
Executive and Administrative	**70,272,283**	**14,170,094**	**14,057,664**	**72,292,601**	**69,974,111**	**240,766,753**
Department of Veterans' Affairs				59,085,000	56,828,571	115,913,571
Office of Adjutant General	70,272,283	14,170,094	14,057,664	13,207,601	13,145,540	124,853,182
Health and Social Services	**14,271,650**	**1,286,250**	**3,532,725**	**849,750**	**300,000**	**20,240,375**
Commission for the Blind				243,000	300,000	543,000
Vocational Rehabilitation Department	14,271,650	1,286,250	3,532,725	606,750		19,697,375
Senior Institutions and Regional Campuses	**9,973,021**	**46,890,000**				**56,863,021**
Coastal Carolina University	5,000,000					5,000,000
South Carolina State University	4,973,021	25,390,000				30,363,021
University of South Carolina - Columbia		21,500,000				21,500,000
Transportation			**16,000,000**	**35,260,000**	**21,600,000**	**72,860,000**
Department of Transportation			16,000,000	35,260,000	21,600,000	72,860,000
Total Federal	**156,076,250**	**62,456,344**	**33,860,389**	**108,922,351**	**91,924,111**	**453,239,445**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Conservation, Natural Resources and Development	**80,834,470**	**5,636,750**	**6,470,000**	**38,325,000**	**800,000**	**132,066,220**
Clemson University Public Service and Agriculture	5,375,000					5,375,000
Department of Agriculture				36,100,000		36,100,000
Department of Natural Resources	12,420,000	1,030,000	550,000	675,000		14,675,000
Department of Parks, Recreation and Tourism	7,525,150	156,750	400,000		300,000	8,381,900
Forestry Commission	45,528,000		20,000			45,548,000
Patriots Point Development Authority	8,986,320					8,986,320
South Carolina State University Public Service and Agriculture	1,000,000	4,450,000	5,500,000	1,550,000	500,000	13,000,000
Correctional and Public Safety	**5,331,024**	**23,872,243**	**901,090**	**1,750,000**	**776,845**	**32,631,202**
Department of Corrections	373,101	17,126,255				17,499,356
Department of Public Safety	1,478,888	800,000	901,090	1,750,000	776,845	5,706,823
Law Enforcement Training Council	308,772	2,030,017				2,338,789
State Law Enforcement Division	3,170,263	3,915,971				7,086,234
Executive and Administrative	**61,004,640**	**5,010,219**	**113,103,750**	**2,188,500**	**1,309,500**	**182,616,609**
Department of Administration	50,604,640	2,260,219	1,400,000	954,000		55,218,859
Department of Veterans' Affairs	400,000	2,750,000	111,703,750	1,234,500	1,309,500	117,397,750
Office of Adjutant General	10,000,000					10,000,000
Health and Social Services	**5,386,445**				**200,000**	**5,586,445**
Commission for the Blind					200,000	200,000
Vocational Rehabilitation Department	5,386,445					5,386,445
K-12 Education and Cultural	**4,601,687**	**250,001**	**2,750,001**	**2,522,000**		**10,123,689**
Education Television Commission	900,000	250,001	2,750,001	2,522,000		6,422,002
Governor's School for Science & Mathematics	534,561					534,561
School for the Deaf and Blind	167,126					167,126
State Museum	3,000,000					3,000,000
Regulatory	**4,713,209**	**5,342,015**	**18,490,150**	**950,000**		**29,495,374**
Department of Employment and Workforce	2,214,981	1,182,015	1,620,150			5,017,146
Department of Labor, Licensing and Regulation	1,148,228	3,250,000	14,250,000	950,000		19,598,228

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Department of Motor Vehicles	1,350,000	910,000	2,620,000			4,880,000
Senior Institutions and Regional Campuses	**415,085,670**	**486,036,000**	**138,900,000**	**493,277,000**	**250,609,950**	**1,783,908,620**
Clemson University	12,000,000	215,000,000	25,000,000	30,100,000	20,000,000	302,100,000
Coastal Carolina University	98,450,000	79,500,000		37,000,000		214,950,000
College of Charleston	46,226,729	107,276,000	69,490,000	197,902,000	171,828,700	592,723,429
Francis Marion University	2,600,000					2,600,000
Lander University	1,900,000					1,900,000
Medical University of South Carolina	48,668,738		40,000,000	200,000,000	20,000,000	308,668,738
South Carolina State University	25,500,000	360,000				25,860,000
The Citadel	13,365,200					13,365,200
University of South Carolina - Aiken		4,000,000				4,000,000
University of South Carolina - Beaufort				17,250,000		17,250,000
University of South Carolina - Columbia	153,605,003	76,000,000				229,605,003
University of South Carolina - Upstate	9,170,000				25,000,000	34,170,000
Winthrop University	3,600,000	3,900,000	4,410,000	11,025,000	13,781,250	36,716,250
Technical Colleges	**121,547,902**	**90,973,895**	**56,399,250**	**44,050,000**	**25,000,000**	**337,971,047**
Aiken Technical College	20,578,480					20,578,480
Central Carolina Technical College		20,000				20,000
Denmark Technical College		3,000,000				3,000,000
Florence-Darlington Technical College	20,000		1,000,000			1,020,000
Greenville Technical College	15,520,000	23,000,000	38,000,000	6,050,000	15,000,000	97,570,000
Horry-Georgetown Technical College	7,500,000					7,500,000
Midlands Technical College	7,447,145	5,900,000	7,999,250			21,346,395
Northeastern Technical College			6,400,000			6,400,000
Orangeburg-Calhoun Technical College	823,118	4,014,000				4,837,118
Piedmont Technical College	170,000	23,000,000				23,170,000
Spartanburg Community College	12,812,243					12,812,243
State Board for Technical & Comprehensive Education	40,000					40,000

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Technical College of the Lowcountry	14,629,500					14,629,500
Tri-County Technical College	26,000,000	20,500,000	3,000,000	38,000,000	10,000,000	97,500,000
Trident Technical College	14,507,416	11,039,895				25,547,311
Williamsburg Technical College	1,500,000	500,000				2,000,000
Transportation	**3,825,000**	**1,175,000**	**15,500,000**	**2,210,000**	**1,000,000**	**23,710,000**
Department of Transportation	3,825,000	1,175,000	15,500,000	2,210,000	1,000,000	23,710,000
Total Other	**702,330,047**	**618,296,123**	**352,514,241**	**585,272,500**	**279,696,295**	**2,538,109,206**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Proposed Permanent Improvement Projects

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Clemson University Public Service and Agriculture						
Plan Year 2026						
Brody Property Acquisition	1/5				55,000	55,000
US Army Corps of Engineers Land Swap	2/5				20,000	20,000
LPH Land Purchase	3/5				300,000	300,000
Clemson Veterinary Diagnostic Center	4/5			7,000,000	5,000,000	12,000,000
Plan Year 2026 Total				7,000,000	5,375,000	12,375,000
Plan Year 2028						
Extension Education Training Facility - Sandhill	5/5	15,000,000				15,000,000
Plan Year 2028 Total		15,000,000				15,000,000
Clemson University Public Service and Agriculture Total		**15,000,000**		**7,000,000**	**5,375,000**	**27,375,000**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Agriculture						
Plan Year 2026						
Pee Dee State Farmers Market Event Lawn	1/4	1,500,000				1,500,000
Plan Year 2026 Total		1,500,000				1,500,000
Plan Year 2027						
Pee Dee State Farmers Market Warehouse Renovation	2/4	1,000,000				1,000,000
Plan Year 2027 Total		1,000,000				1,000,000
Plan Year 2029						
SC State Farmers Market Redevelopment Project	3/4				36,100,000	36,100,000
Pee Dee State Farmers Market (PDSFM) Redevelopment	4/4	3,000,000				3,000,000
Plan Year 2029 Total		3,000,000			36,100,000	39,100,000
Department of Agriculture Total		**5,500,000**			**36,100,000**	**41,600,000**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Marlboro - Lake Paul Wallace Dam Repair	1/103	25,000,000			1,000,000	26,000,000
State Lakes - Renovation/ Replacement of Water Cont	2/103				500,000	500,000
Lancaster - Spring Stevens Hatchery Spillway/Water C	3/103	1,200,000				1,200,000
Oconee - Walhalla State Fish Hatchery Renovation [P24-6093]	4/103	10,200,000				10,200,000
Lexington - Hatchery System Feed Storage Building	5/103	500,050				500,050
Beaufort - Turnure House Renovation [P24-6117]	6/103	500,000				500,000
Colleton - Bennett's Point Field Station Renovations [P24-6106]	7/103	394,525		5,925		400,450
Colleton - Bear Island - Mosquito Dike Improvement	8/103	324,000				324,000
Georgetown - Samworth WMA Dirleton House Renovations [P24-6114]	9/103	529,200				529,200
Aiken - Aiken Gopher Tortoise HP Land Acquisition (Korn Tract) [P24-6094]	10/103				1,020,000	1,020,000
Aiken - Gopher Branch HP Land Acquisition (Mixon Tract) [P24-6127]	11/103				70,000	70,000
Aiken - Greystone HP Land Acquisition (CSLT) [P24-6095]	12/103				5,020,000	5,020,000
Calhoun - Congaree Bluffs HP Land Acquisition (Creech)	13/103				20,000	20,000
Charleston - Botany Bay HP Land Acquisition (TT)	14/103				20,000	20,000
Charleston - Fort Lamar Heritage Preserve Land Acquisition (CCPRC)	15/103				20,000	20,000
Charelston - Botany Bay HP/WMA Land Donation (Ocella Creek) [P24-6113]	16/103				20,000	20,000
Chester - Landsford Canal WMA Land Donation (OSI) [P24-6020]	17/103				20,000	20,000
Colleton - Crosby Oxypolis HP Land Acquisition (Williams)	18/103				20,000	20,000
Colleton - St Helena Sound HP/ WMA Land Acquisition (SFI-M)	19/103	20,000				20,000
Colleton - Saint Helena Sound WMA Land Acquisition (S Fenwick Isl-Wise)	20/103			20,000		20,000
Edgefield - Horse Creek HP Land Acquisition (A)	21/103				20,000	20,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Florence - Woodbury HP/WMA Addition Land Acquisition (Snow's Island) [P24-6112]	22/103			8,500,000	1,520,000	10,020,000
Florence - Woodbury WMA Land Acquisition (River Forks) [P24-6109]	23/103			2,950,000	20,000	2,970,000
Greenville - Bunched Arrowhead HP Land Acquisition (Shelton) [P24-6122]	24/103				120,000	120,000
Greenville - Cedar Mountain HP/ WMA Land Acquisition (Bramlett-NLT) [P24-6065]	25/103				1,520,000	1,520,000
Greenville - North Saluda River WMA Land Donation (NLT)	26/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition A)	27/103				20,000	20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition B)	28/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition C)	29/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition D)	30/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition E)	31/103	20,000				20,000
Greenville - Middle South Saluda Trout Access Land Acquisition (Addition A)	32/103	20,000				20,000
Georgetown - Cecil Green Mountain HP Land Acquisition (AC)	33/103	20,000				20,000
Hampton - Palachucola WMA Land Acquisition (Webb-Drew)	34/103				20,000	20,000
Horry - Lewis Ocean Bay HP/WMA Land Acquisition (WT)	35/103				20,000	20,000
Horry - Little Pee Dee HP Land Acquisition (Addition A)	36/103				20,000	20,000
Horry - Little Pee Dee HP Land Acquisition (GI)	37/103	20,000				20,000
Horry - Waccamaw River HP/WMA Land Acquisition (Addition A)	38/103				20,000	20,000
Horry - Waccamaw River HP/WMA Land Acquisition (Addition B)	39/103				20,000	20,000
Horry - Waccamaw River HP/WMA Land Acquisition (OSI-4 Parcels)	40/103				60,000	60,000
Horry - Waccamaw River HP/WMA Land Acquisition (River Oaks)	41/103				20,000	20,000
Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC-Bigby)	42/103			1,800,000		1,800,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Jasper - Coosawhatchie HP/WMA Land Acquisition Part IX (SP)	43/103				20,000	20,000
Lancaster - Catawba WMA Land Acquisition (BT)	44/103	20,000				20,000
Lexington - Congaree Creek HP Land Acquisition (SB)	45/103				20,000	20,000
Lexington - Shealy's Pond HP Land Acquisition	46/103				20,000	20,000
Marion - Marsh WMA Land Acquisition (Waterfront Preservation) [P24-6097]	47/103	270,000		750,000		1,020,000
Oconee - Chauga River Land Acquisition (Addition A)	48/103	60,000				60,000
Oconee - Chauga River Land Acquisition (Addition B)	49/103	60,000				60,000
Pickens - Brown Mountain/Grassy Knob HP/WMA Land Acquisition (NLT)	50/103				20,000	20,000
Pickens - Jocassee Gorges HP/ WMA Land Acquisition (His Way) [P24-6115]	51/103				495,000	495,000
Pickens - Pickens Dove Field Expansion (Bagwell)	52/103	20,000				20,000
Pickens - South Saluda River WMA Land Acquisition (W)	53/103	30,000				30,000
Richland - Wateree River WMA Land Acquisition (Goodwill)	54/103	20,000				20,000
Sumter/Lee - Bobwhite Hills WMA Land Acquisition (Player Tract) [P24-6099]	55/103				715,000	715,000
Colleton - McKenzie Field Station Renovations [P24-6116]	56/103	200,000		200,450		400,450
Charleston - CCEHBR Building Demolition [P24-6104]	57/103	1,452,040				1,452,040
Lexington - Bundrick Island Dock Replacement	58/103	550,512				550,512
Charleston - Ft. Johnson Mechanical Infrastructure Renovations [P24-6070]	59/103	9,419,633				9,419,633
Charleston - Ft. Johnson Historic House Renovations [P24-6079]	60/103	1,435,872				1,435,872
Plan Year 2026 Total		52,365,832		14,226,375	12,420,000	79,012,207
Plan Year 2027						
Chester - Mountain Lakes Dams 1 & 2 Maintenance	61/103	950,000				950,000
Barnwell - Lake Edgar Brown Water Exchange Improvement	62/103	1,555,500				1,555,500

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2027						
Lexington - Cohen Campbell Hatchery - Renovations and Impoundment Repair	63/103	2,600,000				2,600,000
Barnwell - Barnwell State Fish Hatchery Restoration [P24-6045]	64/103	3,200,000				3,200,000
Charleston - Ft Johnson Fire Alarm & Sprinkler Replacements	65/103	330,000				330,000
Berkeley - Dennis Wildlife Center - Administration Building Renovation	66/103	3,000,000				3,000,000
Berkeley - Dennis Center - Replace Regional Workshop	67/103	3,000,000				3,000,000
Charleston - Botany Bay WMA Shop Construction	68/103				700,000	700,000
Charleston - Santee Coastal WMA Murphy Island Dock	69/103				260,000	260,000
Chesterfield - Cheraw Fish Hatchery Renovation	70/103	1,235,000				1,235,000
Georgetown - Samworth WMA - Big Field Dike Renovation	71/103	1,200,000				1,200,000
Oconee - Walhalla Hatchery Bunk House Renovation	72/103	360,000				360,000
Newberry - Belfast WMA Roof Replacement Main House	73/103	250,000				250,000
Richland - Wateree River HP/WMA Pond Impoundment Rehabilitation	74/103	2,100,000				2,100,000
Aiken - Jackson Branch HP/WMA Land Acquisition	75/103				50,000	50,000
Barnwell - Barnwell Office Renovations [P24-6119]	76/103	230,000				230,000
Florence-Lynches River Scenic WMA Land Acquisition (Humphries) [P24-6103]	77/103	429,000				429,000
Lancaster - Flat Creek Public Dove Field (HGM) [P24-6055]	78/103				20,000	20,000
Plan Year 2027 Total		20,439,500			1,030,000	21,469,500
Plan Year 2028						
Chester - Lake Oliphant Dam Maintenance	79/103	950,000				950,000
Beaufort - Replace Waddell Mariculture Center Pumphouse	80/103	2,900,000				2,900,000
Berkeley - Dennis Wildlife Center Hatchery Maintenance	81/103	13,865,500				13,865,500
Lexington - Cohen Campbell Hatchery - Renovate Production Ponds	82/103	1,500,000				1,500,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2028						
Hampton - Hamilton Ridge Historic House Renovation	83/103	3,000,000				3,000,000
Lexington - Hatchery Coordination - Grass Carp Testing Lab	84/103	500,000				500,000
Lexington - Renovate Styx Receiving Compound	85/103	2,500,000				2,500,000
Richland - Wateree River HP Road Culvert Colonel Creek	86/103				450,000	450,000
Horry - Lewis Ocean Bay HP Land Donation - Mitigation (BB)	87/103				20,000	20,000
Greenville - Bunched Arrowhead HP Land Acquisition (R)	88/103	20,000				20,000
Hampton - Duckfield Plantation WMA Land Acquisition	89/103	20,000				20,000
Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 3) [P24-6064]	90/103				20,000	20,000
Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 4) [P24-6076]	91/103				20,000	20,000
Lancaster - Liberty Hill WMA Land Acquisition (WH)	92/103	20,000				20,000
Lancaster/Kershaw - Liberty Hill WMA Land Acquisition (TCF-BH)	93/103	20,000				20,000
Lexington - Peachtree Rock HP Land Acquisition (PR)	94/103	20,000				20,000
Marion - Little Pee Dee HP Land Acquisition (GF)	95/103				20,000	20,000
Marion - Little Pee Dee HP Land Acquisition (OMT)	96/103				20,000	20,000
Marion - Little Pee Dee HP Land Acquisition (SM)	97/103	20,000				20,000
Plan Year 2028 Total		25,335,500			550,000	25,885,500
Plan Year 2029						
Charleston - Battleground Trust Land Donation (Ft Johnson COC)	98/103	20,000				20,000
Charleston - Battleground Trust Land Donation (Ft Johnson MUSC)	99/103	20,000				20,000
Fort Johnson Multi Agency Facility	100/103	45,000,000				45,000,000
Hampton - Lake Warren Dam Maintenance	101/103	1,000,000				1,000,000
Union - Lake Long Fishing Piers	102/103				425,000	425,000
Lexington - Congaree Creek HP Workshop	103/103				250,000	250,000

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2029						
Plan Year 2029 Total		46,040,000			675,000	46,715,000
Department of Natural Resources Total		**144,180,832**		**14,226,375**	**14,675,000**	**173,082,207**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2026						
Venues at Arsenal Hill Improvements	1/69	18,225,000			1,775,000	20,000,000
Cheraw State Park Cabins	2/69	1,600,000		2,500,000		4,100,000
Paving Agreement with SCDOT	3/69	8,500,000			1,670,000	10,170,000
Charles Towne Landing Puma Habitat Replacement	4/69	500,000			720,999	1,220,999
Welcome Center Rebuild - North Augusta	5/69	9,434,951				9,434,951
Blacksburg Welcome Center Rebuild and Beautification	6/69	8,000,000				8,000,000
Ramsey Grove Duck Impoundments	7/69	500,000				500,000
Statewide Dam Spillway Repairs	8/69	8,250,000				8,250,000
Day-use Restroom Renovations	9/69	2,000,000				2,000,000
Lake Greenwood Campground Improvements	10/69	250,000				250,000
Campground Bathhouse Improvements	11/69	4,000,000				4,000,000
Hampton Plantation Boardwalk and Dock	12/69	500,000				500,000
Repair Kayak Launch at Aiken	13/69	300,000				300,000
Restoration of 1930's CCC Structures	14/69	12,000,000				12,000,000
Pine Island Facility Enhancements	15/69	4,735,000				4,735,000
Misty Lake Facility Enhancements	16/69	4,000,000				4,000,000
Dearborn New Park Development	17/69	5,000,000				5,000,000
Ramsey Grove New Park Development	18/69	10,010,000				10,010,000
Statewide Property Acquisition - Phase 1	19/69	10,000,000				10,000,000
May Forest New Park Development	20/69	7,530,000				7,530,000
Property Acquisition - Caesars Headwaters	21/69	20,000			1,000,000	1,020,000
Paris Mountain McJunkin Property Purchase	22/69	1,000,000			20,000	1,020,000
Calhoun Falls State Park Marina Replacement	23/69	2,350,000				2,350,000
Edisto Beach State Park Bank Stabilization	24/69	42,876		300,401	184,151	527,428
Nisbet Tract Donation	25/69	20,000				20,000
Black River New Park Development	26/69	9,500,991				9,500,991

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2026						
Croft State Park - Boy Scouts / Equestrian	27/69	750,000				750,000
New Park Staff Housing Renovations	28/69	550,000				550,000
Blackstock Plantation Construction Donation	29/69	1,338,772				1,338,772
Property Acquisition - Wingard - Pipsissewa Passage	30/69	20,000			1,000,000	1,020,000
Property Acquisition – Glassy Mountain Foothills	31/69	20,000		1,000,000		1,020,000
Property Acquisition – Hutto Tract	32/69	20,000			155,000	175,000
Cheraw State Park Boardwalk	33/69				1,000,000	1,000,000
Plan Year 2026 Total		130,967,590		3,800,401	7,525,150	142,293,141
Plan Year 2027						
Ranger Residence Renovations	34/69	1,500,000				1,500,000
Hunting Island State Park Cabins	35/69	10,000,000				10,000,000
Water System Upgrades	36/69	2,000,000				2,000,000
Wastewater System Upgrades	37/69	2,000,000				2,000,000
Table Rock Nature Center Deck	38/69	343,250			156,750	500,000
Build Park Office at Lake Wateree SP	39/69	350,000				350,000
Build Park Office at Goodale SP	40/69	350,000				350,000
Cabin Upgrades	41/69	14,000,000				14,000,000
Camper Cabins	42/69	3,525,000				3,525,000
Hickory Knob Upgrades	43/69	3,000,000				3,000,000
Asbestos/Mold/Mildew Remediation - Phase 6	44/69	1,000,000				1,000,000
Campground Upgrades/Full Service Sites - Phase 1	45/69	3,000,000				3,000,000
SCPRT Support Center Improvements	46/69	3,600,000				3,600,000
Mountain Laurel Campground Upgrades	47/69	1,500,000				1,500,000
Plan Year 2027 Total		46,168,250			156,750	46,325,000
Plan Year 2028						
Welcome Center Rebuild - Little River	48/69	6,000,000				6,000,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2028						
Kings Mountain CCC Bathhouse Renovation	49/69	4,000,000				4,000,000
LWCF Boardwalk Repairs - Lake Juniper (Cheraw SP)	50/69			100,000	100,000	200,000
Fairplay Welcome Center Wastewater Treatment Plant	51/69				300,000	300,000
Plan Year 2028 Total		10,000,000		100,000	400,000	10,500,000
Plan Year 2029						
State Lake Management	52/69	3,000,000				3,000,000
Shoreline Stabilization - Part 2	53/69	5,950,000				5,950,000
Welcome Center Rebuild - Landrum	54/69	5,000,000				5,000,000
Statewide Dam Spillway Repairs II	55/69	3,750,000				3,750,000
CTL Animal Forest: Shorebird Netting Replacement	56/69	250,000				250,000
CTL Animal Forest: Turkey Exhibit Netting Replacement	57/69	250,000				250,000
Plan Year 2029 Total		18,200,000				18,200,000
Plan Year 2030						
Historic Homes Repair/Renovations, Statewide	58/69	10,000,000				10,000,000
Habitat Restoration	59/69				300,000	300,000
Statewide Trail Improvements and Repairs	60/69	500,000				500,000
Myrtle Beach Pier	61/69	3,000,000				3,000,000
Hickory Knob Pro Shop Renovation	62/69	500,000				500,000
Lake Wateree State Park Campground Upgrades	63/69	2,000,000				2,000,000
Build Park Office at Sadlers Creek State Park	64/69	350,000				350,000
Colonial Dorchester Visitor's Center	65/69	3,000,000				3,000,000
Lake Warren Park Improvements	66/69	1,000,000				1,000,000
Edisto Beach State Park Beach Restoration	67/69	12,500,000				12,500,000
Huntington Beach State Park Beach Restoration	68/69	12,500,000				12,500,000
Hunting Island State Park Beach Restoration	69/69	20,000,000				20,000,000
Plan Year 2030 Total		65,350,000			300,000	65,650,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Department of Parks, Recreation and Tourism Total		**270,685,840**		**3,900,401**	**8,381,900**	**282,968,141**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Forestry Commission						
Plan Year 2026						
Buckfield Project	1/5				8,050,000	8,050,000
Beech Hill Project	2/5				4,045,000	4,045,000
Lost Creek Project	3/5				1,433,000	1,433,000
Chelsea Plantation	4/5				32,000,000	32,000,000
Plan Year 2026 Total					45,528,000	45,528,000
Plan Year 2028						
Millaree Project	5/5				20,000	20,000
Plan Year 2028 Total					20,000	20,000
Forestry Commission Total					**45,548,000**	**45,548,000**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Patriots Point Development Authority						
Plan Year 2026						
Pier Repairs	1/4				986,320	986,320
Laffey Dry Dock	2/4				3,000,000	3,000,000
USS Yorktown Remediation	3/4				5,000,000	5,000,000
Plan Year 2026 Total					8,986,320	8,986,320
Plan Year 2028						
Patriots Point Gift Shop Building	4/4	25,000,000				25,000,000
Plan Year 2028 Total		25,000,000				25,000,000
Patriots Point Development Authority Total		**25,000,000**			**8,986,320**	**33,986,320**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
South Carolina State University Public Service and Agriculture						
Plan Year 2026						
Camp Harry E. Daniels Redevelopment Project (Calhoun County)	1/16	20,000,000		14,000,000		34,000,000
Ag Research and Education Center (AREC)	2/16			7,532,520		7,532,520
Animal Research and Education Center	3/16	20,000,000				20,000,000
Building Renovation (Catawba Region)	4/16			30,000	1,000,000	1,030,000
Midlands Cluster (Cayce Facility) Renovations	5/16			14,570,000		14,570,000
Olar Research & Extension Farm Expansion	6/16	19,600,000		400,000		20,000,000
Plan Year 2026 Total		59,600,000		36,532,520	1,000,000	97,132,520
Plan Year 2027						
Facility Acquisition (Orangeburg County)	7/16			45,000	1,475,000	1,520,000
Facility Acquisition (Santee-Wateree Region)	8/16			45,000	1,475,000	1,520,000
Facility Acquisition (Greenville)	9/16			20,000	1,500,000	1,520,000
Plan Year 2027 Total				110,000	4,450,000	4,560,000
Plan Year 2028						
Building Renovation (Orangeburg)	10/16			50,000	1,000,000	1,050,000
Building Renovation (Santee-Wateree)	11/16			50,000	1,000,000	1,050,000
Facility Acquisition (Beaufort County)	12/16			20,000	2,500,000	2,520,000
Building Renovation (Greenville)	13/16			50,000	1,000,000	1,050,000
Plan Year 2028 Total				170,000	5,500,000	5,670,000
Plan Year 2029						
Building Renovation (Beaufort County)	14/16			500,000	50,000	550,000
Facility Acquisition (Greenwood)	15/16			20,000	1,500,000	1,520,000
Plan Year 2029 Total				520,000	1,550,000	2,070,000
Plan Year 2030						
Building Renovation (Greenwood)	16/16			50,000	500,000	550,000
Plan Year 2030 Total				50,000	500,000	550,000
South Carolina State University Public Service and Agriculture Total		**59,600,000**		**37,382,520**	**13,000,000**	**109,982,520**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
State Ports Authority						
Plan Year 2026						
Navy Base Intermodal Facility	1/1	500,000,000				500,000,000
Plan Year 2026 Total		500,000,000				500,000,000
State Ports Authority Total		**500,000,000**				**500,000,000**

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Corrections						
Plan Year 2026						
Add Icon System at Turbeville CI. Remini Dorm	1/38	2,000,000				2,000,000
Kershaw CI - 2 Chiller & Cooling Tower Replacement	2/38	3,000,000				3,000,000
Add Icon System to 7 Institutional Lock-Up Dorms	3/38	2,000,000				2,000,000
Statewide Roofing Replace and Repair	4/38	2,500,000				2,500,000
Kirkland CI - Replace Shingles on 7 Housing Units	5/38	826,899			373,101	1,200,000
Plan Year 2026 Total		10,326,899			373,101	10,700,000
Plan Year 2027						
Roof Replacing and Repair, Kirkland and Broad River CI. Admin and Support Buildings.	6/38	15,000,000				15,000,000
Add 256 Bed Housing Unit to Broad River Complex	7/38	35,000,000				35,000,000
Replacement of Underground High Voltage Cables and Transformers at Lieber, McCormick and Evans CI.	8/38	8,500,000				8,500,000
Statewide Roofing	9/38	8,000,000				8,000,000
TygerRiver CI Lower Yard - Lockup Replace Roof	10/38				2,000,000	2,000,000
Perimeter Road Security Fence	11/38				400,000	400,000
Lee Engineering Room Upgrades	12/38	2,283,548				2,283,548
Lieber CI - Kitchen Floor Resurface	13/38				226,255	226,255
Methane Recapture Project	14/38				14,500,000	14,500,000
Plan Year 2027 Total		68,783,548			17,126,255	85,909,803
Plan Year 2028						
Add 256 bed housing unit to Broad River Complex	15/38	35,000,000				35,000,000
Manning CI - Add HVAC to Tunnel	16/38	10,000,000				10,000,000
Kirkland CI Training Trailer Replacement	17/38	2,000,000				2,000,000
Wateree CI Waste Water Treatment Plant Upgrade	18/38	15,000,000				15,000,000
Major Maintenance and Repairs	19/38	8,000,000				8,000,000
Lee Lockup Slider Door Replacement	20/38	2,000,000				2,000,000

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Corrections						
Plan Year 2028						
Razor wire replacement of perimeter fence interior top and dog run at 19 institutions.	21/38	6,390,000				6,390,000
MacDougall CI - Demolish and Rebuild Palmer Building	22/38	6,000,000				6,000,000
Plan Year 2028 Total		84,390,000				84,390,000
Plan Year 2029						
Add 256 Housing Unit to Broad River Complex	23/38	35,000,000				35,000,000
Mech. & Elect. Equipment Upgrades & Replacements	24/38	6,000,000				6,000,000
General Maintenance-Fire alarm Replacement	25/38	9,000,000				9,000,000
Tyger River CI. Wastewater Treatment Plant Upgrade	26/38	15,000,000				15,000,000
Renovations at the Central Inmate Bus Terminal	27/38	1,250,000				1,250,000
Academy Range Training Facility	28/38	2,000,000				2,000,000
Camille Mental Health Therapy Class Room	29/38	2,250,000				2,250,000
Broad River Mental Health Therapy Class Room	30/38	2,250,000				2,250,000
Tyger River Range House	31/38	500,000				500,000
Regional Office - Turbeville	32/38	600,000				600,000
CERT Building Lieber	33/38	400,000				400,000
Plan Year 2029 Total		74,250,000				74,250,000
Plan Year 2030						
Major Maintenance and Repair	34/38	8,000,000				8,000,000
Security/Detention Systems & Equipment	35/38	5,000,000				5,000,000
General Maintenance - Roofing	36/38	2,500,000				2,500,000
General Maintenance - Floor Repairs/Replacements	37/38	1,000,000				1,000,000
Wateree CI Waste Water Treatment Plant Upgrade	38/38	15,000,000				15,000,000
Plan Year 2030 Total		31,500,000				31,500,000
Department of Corrections Total		**269,250,447**			**17,499,356**	**286,749,803**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Juvenile Justice						
Plan Year 2026						
SCDJJ Infirmary	1/38	15,000,000				15,000,000
MEDC (BRRC) Additional Roof Replacements	2/38	3,675,000				3,675,000
MEDC Gatehouse Replacement	3/38	2,000,000				2,000,000
DJJ Kitchen and Laundry Building Replacements	4/38	6,500,000				6,500,000
UEDC & CEDC Safety and Security Upgrades	5/38	8,000,000				8,000,000
Emergency Security Renovations	6/38	12,500,000				12,500,000
Birchwood High School Renovation	7/38	8,000,000				8,000,000
Air Handler Replacements at UEC, CEC, and JDC Annex	8/38	3,000,000				3,000,000
Interior Fencing for MEDC	9/38	4,000,000				4,000,000
Wellness Center Roof	10/38	1,000,000				1,000,000
JDC Sallyport Improvements	11/38	1,700,000				1,700,000
Demolish Buildings	12/38	1,825,000				1,825,000
Convert Laurel to Evaluation Center	13/38	3,000,000				3,000,000
Plan Year 2026 Total		70,200,000				70,200,000
Plan Year 2027						
Dispatch Building Replacement	14/38	5,000,000				5,000,000
Demolish Buildings	15/38	4,000,000				4,000,000
New Administration Building	16/38	5,000,000				5,000,000
CIOC Renovation	17/38	3,250,000				3,250,000
Paving Repairs and Resurfacing	18/38	4,000,000				4,000,000
Tree Removal for Security	19/38	750,000				750,000
Plan Year 2027 Total		22,000,000				22,000,000
Plan Year 2028						
Building Access Control	20/38	280,000				280,000
Major Maintenance and Repairs	21/38	3,000,000				3,000,000
Demolish Buildings	22/38	4,000,000				4,000,000
Records/Storage Building	23/38	4,000,000				4,000,000
HVAC Replacements	24/38	2,000,000				2,000,000
New Warehouse	25/38	7,000,000				7,000,000

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Juvenile Justice						
Plan Year 2028						
Additional Security Fencing	26/38	3,000,000				3,000,000
Roof Replacement for CEC	27/38	250,000				250,000
Plan Year 2028 Total		23,530,000				23,530,000
Plan Year 2029						
Emergency Generator Replacement	28/38	2,500,000				2,500,000
Demolish Buildings	29/38	3,000,000				3,000,000
General Maintenance-Fire Alarm Replacements	30/38	7,000,000				7,000,000
Remodel Old R&E Gym For Storage	31/38	1,500,000				1,500,000
Remodel Moultrie Building	32/38	4,000,000				4,000,000
PSO Building Replacement	33/38	5,000,000				5,000,000
Plan Year 2029 Total		23,000,000				23,000,000
Plan Year 2030						
Major Maintenance and Repairs	34/38	3,000,000				3,000,000
Maintenance/Support Services Building	35/38	7,000,000				7,000,000
Safety and Security Upgrades	36/38	5,000,000				5,000,000
Camp Upgrades	37/38	5,000,000				5,000,000
BRRC Perimeter Upgrade	38/38	3,000,000				3,000,000
Plan Year 2030 Total		23,000,000				23,000,000
Department of Juvenile Justice Total		**161,730,000**				**161,730,000**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Public Safety						
Plan Year 2026						
DPS/DMV Headquarters Parking Lot Expansion	1/9				1,478,888	1,478,888
DMV Headquarters Ground Floor HVAC Renovation	2/9	2,400,000				2,400,000
Plan Year 2026 Total		2,400,000			1,478,888	3,878,888
Plan Year 2027						
DPS Headquarters 300 Ton Chiller Replacement - 2	3/9				800,000	800,000
DMV Headquarters Air Handler/ Controls Replacements	4/9	3,352,935				3,352,935
Plan Year 2027 Total		3,352,935			800,000	4,152,935
Plan Year 2028						
DPS Headquarters 70-Ton Chiller Replacement	5/9				401,090	401,090
Highway Patrol Facilities Statewide Paving	6/9				500,000	500,000
Plan Year 2028 Total					901,090	901,090
Plan Year 2029						
DMV Headquarters First Floor HVAC Renovation	7/9	2,444,683				2,444,683
DPS/DMV Passenger Elevator Upgrades	8/9				1,750,000	1,750,000
Plan Year 2029 Total		2,444,683			1,750,000	4,194,683
Plan Year 2030						
DPS/DMV Warehouse HVAC replacement	9/9				776,845	776,845
Plan Year 2030 Total					776,845	776,845
Department of Public Safety Total		**8,197,618**			**5,706,823**	**13,904,441**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Law Enforcement Training Council						
Plan Year 2026						
Renovate North and West Dorm Restrooms	1/5	1,240,553			308,772	1,549,325
Plan Year 2026 Total		1,240,553			308,772	1,549,325
Plan Year 2027						
Renovate East Dorm Restrooms and Replace HVAC System	2/5				1,752,292	1,752,292
Water Heater Replacements	3/5				277,725	277,725
Plan Year 2027 Total					2,030,017	2,030,017
Plan Year 2028						
Weapons Range Roof Replacements	4/5	408,500				408,500
Plan Year 2028 Total		408,500				408,500
Plan Year 2029						
Air Handler and Fan Coil Replacements	5/5	1,894,500				1,894,500
Plan Year 2029 Total		1,894,500				1,894,500
Law Enforcement Training Council Total		**3,543,553**			**2,338,789**	**5,882,342**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
State Law Enforcement Division						
Plan Year 2026						
CJIS HVAC Replacement	1/9				454,678	454,678
Headquarters Cyber Remodel	2/9				2,110,585	2,110,585
Aviation Facility - Land Acquisition	3/9				20,000	20,000
Pee Dee Generator	4/9				250,000	250,000
Forensics Lab Air Compressor	5/9				125,000	125,000
Replace Energy Management System	6/9				210,000	210,000
Plan Year 2026 Total					3,170,263	3,170,263
Plan Year 2027						
4416 Cooling Tower	7/9				200,000	200,000
CJIS Roof	8/9				390,500	390,500
Aviation Facility - Construction	9/9	5,000,000			3,325,471	8,325,471
Plan Year 2027 Total		5,000,000			3,915,971	8,915,971
State Law Enforcement Division Total		**5,000,000**			**7,086,234**	**12,086,234**

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2026						
D50-6174 Columbia Mills Building - Energy Savings Performance Contract	1/88				15,050,000	15,050,000
Sumter Street Building - Roof Replacement	2/88	720,000				720,000
Calhoun and Supreme Court Office Space Renovations	3/88				1,641,410	1,641,410
SC Archives & History Building - Clean Steam Boiler Replacement	4/88	460,000				460,000
D50-6112 Wade Hampton Building - Flooring Repair and Replacement Annualized	5/88	767,983				767,983
D50-6181 Supreme Court Building First and Second Floor Carpet Replacement	6/88				487,500	487,500
SC Data Center - Parking Lot Repairs and Resurfacing	7/88	340,000				340,000
D50-6158 SC Data Center - Replace UPS A-Side Modules and Battery String	8/88				2,953,219	2,953,219
D50-6139 State Fleet - Construct New Pole Building	9/88				924,197	924,197
D50-6179 Assembly Street Parking Deck - Elevator Modernization	10/88	56,470			430,809	487,279
D50-6166 Columbia Mills Building - SCCRR&MM Gist Gallery Renovation	11/88				300,000	300,000
Dennis Building Swing Space Upfit	12/88				300,000	300,000
Wade Hampton Window Refurbishment or Replacement	13/88	4,900,000				4,900,000
Calhoun Building Flooring Replacement	14/88	435,030				435,030
McEachern Parking Reinforcement & Restriping	15/88	500,000			96,481	596,481
SC Data Center - Replace ATS #3 & #7 and Emergency Breaker Retrofit	16/88				840,000	840,000
SC Data Center - Replace CRAC Units 3, 8, 7 & 9	17/88				685,000	685,000
D50-6103 SC State House - VAV Replacement, HVAC Controls & AHU #1 Re-Build	18/88	3,338,477			126,024	3,464,501
Federal Surplus - Replace Federal Surplus Warehouse	19/88				10,910,000	10,910,000
Brown Building - HVAC Pumps Replacement Project	20/88	290,000				290,000
Supreme Court Pump Replacement	21/88	285,000				285,000

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2026						
State Library Building - Plaza Deck Repairs	22/88	650,000				650,000
Supreme Court Bathroom Renovations	23/88	400,000				400,000
State Owned Buildings Security Upgrades	24/88	24,000,000				24,000,000
Mills/Jarrett Elevator Modernization	25/88	308,985				308,985
Laurel Street Warehouse - Electrical Panelboards & Switchboard Replacement	26/88	338,000				338,000
Columbia Mills SCSM 1st and 4th Floor Buildout	27/88	5,000,000				5,000,000
SCSM Reimagine the Experience Permanent Gallery Improvement	28/88	20,000,000				20,000,000
Security Alarm System & Wayfinding Emergency Public Announcement System	29/88	300,000				300,000
D50-6094 Dennis Building - Attorney General's Office 1st, 2nd, & 3rd Floor Densification	30/88				15,000,000	15,000,000
Columbia Mills Generator Replacement Project	31/88				363,000	363,000
Mills/Jarrett Repave Parking Lot	32/88				497,000	497,000
Plan Year 2026 Total		63,089,945			50,604,640	113,694,585
Plan Year 2027						
Sumter St Brick Wall Repointing East, South, West	33/88	650,000				650,000
FM Energy Facility Generator Addition	34/88	1,600,000				1,600,000
Gressette Building Replace VAVs, Ductwork, and Penthouse AHU Supply Fans	35/88	754,000				754,000
Senate Street Lodge Replace Roof	36/88				400,000	400,000
Supreme Court Replace Lower Roof	37/88	450,000				450,000
State Library Replace Sanitary Sewer Drains	38/88	250,000				250,000
Dennis Building 1st Floor AHU, VAVs and Water Line, Lighting and Ceiling Tiles	39/88	1,800,744				1,800,744
Dennis Bldg 2nd and 3rd Floor HVAC and Water Lines	40/88	1,500,000				1,500,000
Sumter Street Parking Lot Resurfacing	41/88	400,000				400,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2027						
State House Passenger Elevators Modernization	42/88	900,000				900,000
Laurel Street Warehouse Parking Lot Resurfacing	43/88				750,000	750,000
Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)	44/88	1,200,000				1,200,000
SC Data Center - Replace CRAC Units 2, 6, 10 & 11	45/88				500,000	500,000
State House Rebuild AHUs #4-#9	46/88	1,199,037			560,219	1,759,256
Calhoun Hallway Lighting & Interlocking Ceiling	47/88	300,000				300,000
Mills/Jarrett Mills Roof Replacement	48/88	200,000			50,000	250,000
State House Steam & Chilled Water Supply & Return	49/88	1,439,781				1,439,781
Plan Year 2027 Total		12,643,562			2,260,219	14,903,781
Plan Year 2028						
McEachern Parking Facility Replace Lights with LED	50/88	700,000				700,000
Wade Hampton Water Fountains and Drain Lines	51/88	500,000				500,000
SCDAH Flooring Replacement	52/88	425,000				425,000
Columbia Mills Pave Parking Lot	53/88	398,781				398,781
Wade Hampton Bathrooms & Domestic Water Lines	54/88	1,000,000				1,000,000
Data Center Fire Protection Replacement Project	55/88	608,168				608,168
Dennis Bldg 4th and 5th Floor Water Lines	56/88	1,500,000				1,500,000
Gressette Fire Alarm System Replacement	57/88	499,609				499,609
FM Energy Facility Replace Boiler #1 and Chilled Water Pumps	58/88	2,250,000				2,250,000
Brown Building Fire Alarm System Replacement	59/88	386,000				386,000
State House Interior Lighting Upgrades (LED)	60/88				1,400,000	1,400,000
FM Energy Replace Cooling Tower #1	61/88	700,000				700,000
Laurel Street Warehouse Replace Roof	62/88	587,120				587,120
Gressette Replace 5th Floor VAVs, Ductwork, and Pentouse AHU Supply Fans	63/88	754,000				754,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2028						
Brown Bldg VAVs, Lighting & Ceiling Tiles (2nd Fl)	64/88	1,600,000				1,600,000
Plan Year 2028 Total		11,908,678			1,400,000	13,308,678
Plan Year 2029						
Dennis Bldg 6th and 7th Floor Water Lines	65/88	1,500,000			200,000	1,700,000
Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (4th Floor)	66/88				754,000	754,000
Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles (3rd Floor)	67/88	1,600,000				1,600,000
Columbia Mills Elevator Modernization	68/88	635,000				635,000
Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)	69/88	1,500,000				1,500,000
Assembly Street Parking Deck Concrete Repair	70/88	1,653,750				1,653,750
McEachern Parking Facility Fire Protection	71/88	2,371,571				2,371,571
Blatt Building Electrical Renovations	72/88	899,000				899,000
Mills/Jarrett Building Lightning Protection System	73/88	250,000				250,000
Archives and History Replace 3rd Floor AHUs	74/88	759,460				759,460
Laurel Street Warehouse Upgrade Fire Protection and Suppression	75/88	570,000				570,000
FM Energy Facility Electrical Modernization	76/88	615,000				615,000
Plan Year 2029 Total		12,353,781			954,000	13,307,781
Plan Year 2030						
Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (3rd Floor)	77/88	503,000				503,000
Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles (2nd Floor)	78/88	1,600,000				1,600,000
Archives and History Replace Fire Alarm System and Sprinkler	79/88	878,407				878,407
Senate Street Lodge Replace Cooling Towers	80/88	500,000				500,000
Blatt Replace FACP and Devices	81/88	952,000				952,000
Supreme Court HVAC Replacement	82/88	1,300,000				1,300,000
Brown Building Replace Building Automation System	83/88	728,000				728,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2030						
Archives and History Elevator Modernization	84/88	569,278				569,278
FM Energy Facility Replace Boiler #2 and DHW System	85/88	614,600				614,600
Laurel Street Warehouse HVAC Renovation	86/88	761,271				761,271
Brown Building Elevator Modernization	87/88	2,000,000				2,000,000
Blatt Building Roof Replacement	88/88	870,240				870,240
Plan Year 2030 Total		11,276,796				11,276,796
Department of Administration Total		**111,272,762**			**55,218,859**	**166,491,621**

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Veterans' Affairs						
Plan Year 2026						
Campbell Laundry Boiler	1/18	300,000				300,000
Campbell Shower Renovation and Modifications	2/18	900,000				900,000
State Veterans' Cemetery, Committal Shelter II	3/18	1,541,263				1,541,263
Campbell Fan Coil Unit Replacement	4/18	5,500,000				5,500,000
Veterans Victory House Walk-in Refrigerator Freezer	5/18				400,000	400,000
Campbell Backup Power Docking Station	6/18	300,000				300,000
Plan Year 2026 Total		8,541,263			400,000	8,941,263
Plan Year 2027						
Campbell Boiler – Cleaver Brooks	7/18				450,000	450,000
Veterans Victory House Curry Nurse Station Renovation	8/18				800,000	800,000
Campbell Flooring Replacement	9/18				500,000	500,000
Campbell Veterans Nursing Home Rooms Renovations	10/18	2,000,000				2,000,000
Campbell Asphalt Replacement	11/18				1,000,000	1,000,000
Stone Veterans Nursing Home Improvements	12/18	8,500,000				8,500,000
Plan Year 2027 Total		10,500,000			2,750,000	13,250,000
Plan Year 2028						
Stone VA Flooring Replacement	13/18	607,250			3,750	611,000
State Veterans' Nursing Home Construction (Lexington)	14/18				111,700,000	111,700,000
Veterans Victory House Shower Improvements	15/18	600,000				600,000
Plan Year 2028 Total		1,207,250			111,703,750	112,911,000
Plan Year 2029						
State Veterans' Nursing Home Construction (Horry)	16/18	30,580,500		59,085,000	1,234,500	90,900,000
Plan Year 2029 Total		30,580,500		59,085,000	1,234,500	90,900,000
Plan Year 2030						
State Veterans' Nursing Home Construction (Orangeburg)	17/18	29,290,500		56,828,571	1,309,500	87,428,571
Campbell Metal Roof Replacememt	18/18	900,000				900,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Veterans' Affairs						
Plan Year 2030						
Plan Year 2030 Total		30,190,500		56,828,571	1,309,500	88,328,571
Department of Veterans' Affairs Total		**81,019,513**		**115,913,571**	**117,397,750**	**314,330,834**

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2026						
Moncks Corner Readiness Center Fire Repairs	1/55	375,527		375,527		751,054
USPFO Warehouse Latrines	2/55			1,100,480		1,100,480
McEntire Joint National Guard Base - Land Management	3/55	149,575				149,575
Unit Training and Equipment Site (UTES) Exterior Painting	4/55			250,137		250,137
Multi-Purpose Machine Gun Range Construction	5/55	2,176,244		10,787,389		12,963,633
SCEMD (Pine Ridge Armory) Building Expansion	6/55	16,587,998		14,500,000		31,087,998
Office of the Adjutant General Facility Upgrades (Annual)	7/55	2,949,928		1,238,966		4,188,894
Statewide Readiness Center Stand-By Emergency Generators (Annual)	8/55	2,275,625		2,275,625		4,551,250
Georgetown Armory Roof Replacement	9/55	625,000		625,000		1,250,000
RC / FMS Parking Improvements (Annual)	10/55	694,072		704,572		1,398,644
Exercise Field Shelter	11/55			1,905,000		1,905,000
Youth Challenge Academy Administrative Buildings Roof Replacements	12/55			300,000		300,000
NG Federal Facilities Revitalization (Annual)	13/55			1,436,011		1,436,011
Graniteville Land Purchase	14/55	205,000				205,000
(H29) USC Aiken - Cyber Integration Center 9835-B and Aiken Readiness Center 9835-A	15/55	9,016,241		19,824,464	10,000,000	38,840,705
Clark's Hill Training Site Cabin Renovation	16/55			500,000		500,000
McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract	17/55	951,450				951,450
Rock Hill HVAC	18/55	220,000		220,000		440,000
Exercise Field Shelter	19/55			1,582,891		1,582,891
Armory Revitalizations 2024-2025 (Annual)	20/55	9,366,460		9,366,461		18,732,921
Statewide Readiness Center Female Latrines (Annual)	21/55	244,625		733,875		978,500
Training Sites TT Enlisted Barracks Replc (Annual)	22/55			1,896,985		1,896,985
Graniteville Armory Roof Repairs	23/55	648,900		648,900		1,297,800
Plan Year 2026 Total		46,486,645		70,272,283	10,000,000	126,758,928

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2027						
Armory Revitalizations 2024-2025 (Annual)	24/55	5,633,539		5,633,540		11,267,079
Statewide Readiness Center Female Latrines (Annual)	25/55	140,875		422,625		563,500
Statewide Readiness Center Stand-By Generators (Annual)	26/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	27/55			2,857,603		2,857,603
RC / FMS Parking Improvements (Annual)	28/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	29/55			1,828,500		1,828,500
RC / FMS Roof Repairs (Annual)	30/55	632,500		632,500		1,265,000
Office of the Adjutant General Facility Upgrades	31/55	500,000		500,000		1,000,000
Armory Revitalizations 2026-2027 (Annual)	32/55	500,000		500,000		1,000,000
Plan Year 2027 Total		8,678,990		14,170,094		22,849,084
Plan Year 2028						
Armory Revitalizations 2026-2027 (Annual)	33/55	6,325,000		6,325,000		12,650,000
Statewide Readiness Ctr Female Latrines (Annual)	34/55	244,625		733,875		978,500
Statewide Readiness Center Stand-By Generators (Annual)	35/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	36/55			2,857,603		2,857,603
Office of the Adjutant General Facility Upgrades	37/55	500,000		500,000		1,000,000
RC / FMS Parking Improvements (Annual)	38/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	39/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	40/55	632,500		632,500		1,265,000
Plan Year 2028 Total		8,974,201		14,057,664		23,031,865
Plan Year 2029						
Armory Revitalizations 2026-2027 (Annual)	41/55	6,325,000		6,325,000		12,650,000
Statewide Readiness Ctr Female Latrines (Annual)	42/55	127,938		383,812		511,750
Statewide Readiness Center Stand-By Generators (Annual)	43/55	261,625		784,875		1,046,500

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2029						
Training Sites TT Enlisted Barracks Replc (Annual)	44/55			2,857,603		2,857,603
RC / FMS Parking Improvements (Annual)	45/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	46/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	47/55	632,500		632,500		1,265,000
Plan Year 2029 Total		8,357,514		13,207,601		21,565,115
Plan Year 2030						
Armory Revitalizations 2029-2030 (Annual)	48/55	6,325,001		6,324,999		12,650,000
Statewide Readiness Center Female Latrines (Annual)	49/55	255,875		767,625		1,023,500
Statewide Readiness Center Stand-By Generators (Annual)	50/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	51/55			2,259,750		2,259,750
Office of the Adjutant General Facility Upgrades (Annual)	52/55	1,336,620		151,980		1,488,600
RC/ FMS Parking Improvements (Annual)	53/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	54/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	55/55	632,500		632,500		1,265,000
Plan Year 2030 Total		9,822,072		13,145,540		22,967,612
Office of Adjutant General Total		**82,319,422**		**124,853,182**	**10,000,000**	**217,172,604**

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Commission for the Blind						
Plan Year 2029						
Remove and Replace Existing Parking Lot - Columbia Campus	1/2	57,000		243,000		300,000
Plan Year 2029 Total		57,000		243,000		300,000
Plan Year 2030						
Replace Drain Lines in Building C - Columbia Campus	2/2			300,000	200,000	500,000
Plan Year 2030 Total				300,000	200,000	500,000
Commission for the Blind Total		**57,000**		**543,000**	**200,000**	**800,000**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Department of Public Health						
Plan Year 2027						
Hayne Lab Exterior Sealing, Cleaning and Painting to include possible asbestos abatement	1/1	500,000				500,000
Plan Year 2027 Total		500,000				500,000
Department of Public Health Total		**500,000**				**500,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Vocational Rehabilitation Department						
Plan Year 2026						
Berkeley-Dorchester VR Center Re-roofing	1/15	494,000		194,600		688,600
Conway VR Center Repaving	2/15	141,750		425,250		567,000
Lexington VR Center Repaving	3/15	176,850		530,550		707,400
ITTC/Rehabilitation Engineering Building Repaving	4/15	150,000		450,000		600,000
Evaluation Center/State Office Repaving	5/15	150,000		450,000		600,000
Dorm Building VR Ctr Replacement - Heat Pump Units	6/15	73,750		221,250		295,000
Holmesview Center Rebuilding	7/15	9,613,555		12,000,000	5,386,445	27,000,000
Plan Year 2026 Total		10,799,905		14,271,650	5,386,445	30,458,000
Plan Year 2027						
Muscular Development Center Reroofing	8/15	112,500		337,500		450,000
State Office Building Replacement of VAV Boxes	9/15	147,500		442,500		590,000
Beaufort VR Center Repaving	10/15	168,750		506,250		675,000
Plan Year 2027 Total		428,750		1,286,250		1,715,000
Plan Year 2028						
State Office Building Reroofing	11/15	195,000		585,000		780,000
Spartanburg VR Center Reroofing	12/15	330,850		992,550		1,323,400
Greenville VR Center Reroofing	13/15	365,825		1,097,475		1,463,300
Florence VR Reroofing	14/15	285,900		857,700		1,143,600
Plan Year 2028 Total		1,177,575		3,532,725		4,710,300
Plan Year 2029						
Lancaster VR Center Reroofing	15/15	202,250		606,750		809,000
Plan Year 2029 Total		202,250		606,750		809,000
Vocational Rehabilitation Department Total		**12,608,480**		**19,697,375**	**5,386,445**	**37,692,300**

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Education Television Commission						
Plan Year 2026						
ETV Sumter Studio Facility	1/20	24,997,000				24,997,000
HVAC Upgrades at Transmission and Interconnection Facilities	2/20	2,848,563				2,848,563
Emergency UPS for TCC Site	3/20				500,000	500,000
Emergency Generator for Beaufort Studio	4/20	750,000				750,000
Fire Suppression System - Central Technology Room	5/20				400,000	400,000
Phase B - HVAC and Transmitter Upgrades	6/20	5,000,000				5,000,000
Plan Year 2026 Total		33,595,563			900,000	34,495,563
Plan Year 2027						
TCC News and Public Affairs Department Renovations	7/20				250,001	250,001
Plan Year 2027 Total					250,001	250,001
Plan Year 2028						
TCC Parking Lot Upgrade	8/20				500,000	500,000
Cottageville Microwave Site Land Grading	9/20				250,001	250,001
Lake City Tower Modifications	10/20				500,000	500,000
Wallace Tower Modifications	11/20				500,000	500,000
WRET (Spartanburg) Tower Modifications	12/20				500,000	500,000
Orangeburg Tower Modification	13/20				500,000	500,000
Plan Year 2028 Total					2,750,001	2,750,001
Plan Year 2029						
WNTV (Greenville) Tower Modifications	14/20				500,000	500,000
Tower 3 Modifications	15/20				250,000	250,000
Tower 4 Modifications	16/20				500,000	500,000
Florence Transmitter Building Exterior Work	17/20				272,000	272,000
Fire Suppression - Transmitter Sites	18/20	4,800,000				4,800,000
Tower 1 Modifications	19/20				500,000	500,000
Tower 2 Modifications	20/20				500,000	500,000
Plan Year 2029 Total		4,800,000			2,522,000	7,322,000

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Education Television Commission						
Education Television Commission Total		**38,395,563**			**6,422,002**	**44,817,565**

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for Agriculture at John de la Howe						
Plan Year 2026						
Meat Processing Facility	1/13	5,000,000				5,000,000
De La Howe Site Work	2/13	3,000,000				3,000,000
Remodel Hester Cottage	3/13	600,000				600,000
Plan Year 2026 Total		8,600,000				8,600,000
Plan Year 2027						
New Sidewalks	4/13	600,000				600,000
Resurface Roads	5/13	3,000,000				3,000,000
School Supportive Facilities Renovations	6/13	1,700,000				1,700,000
L.S. Brice Demolition / New Construction	7/13	19,000,000				19,000,000
Arena	8/13	7,000,000				7,000,000
Plan Year 2027 Total		31,300,000				31,300,000
Plan Year 2028						
Student Dorm Space	9/13	8,000,000				8,000,000
Horse Barn	10/13	850,000				850,000
Plan Year 2028 Total		8,850,000				8,850,000
Plan Year 2029						
Campus Security Cameras	11/13	400,000				400,000
Plan Year 2029 Total		400,000				400,000
Plan Year 2030						
Lakeside Pavilion	12/13	12,000,000				12,000,000
Camp Ground on the Lake	13/13	2,500,000				2,500,000
Plan Year 2030 Total		14,500,000				14,500,000
Governor's School for Agriculture at John de la Howe Total		**63,650,000**				**63,650,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for Science & Mathematics						
Plan Year 2026						
Residence Hall Elevator Modernization Project	1/4	300,000			364,561	664,561
GSSM HVAC UNIT REPLACEMENT	2/4	1,850,000				1,850,000
Residence Hall Flooring Replacement	3/4				170,000	170,000
Plan Year 2026 Total		2,150,000			534,561	2,684,561
Plan Year 2027						
GSSM Master Plan Phase 1	4/4	24,788,000				24,788,000
Plan Year 2027 Total		24,788,000				24,788,000
Governor's School for Science & Mathematics Total		**26,938,000**			**534,561**	**27,472,561**

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for the Arts and Humanities						
Plan Year 2026						
Residence Hall Renovation	1/2	10,000,000				10,000,000
Gallery/Flexible Instructional Space	2/2	1,000,000				1,000,000
Plan Year 2026 Total		11,000,000				11,000,000
Governor's School for the Arts and Humanities Total		**11,000,000**				**11,000,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
School for the Deaf and Blind						
Plan Year 2026						
2021 Campus Wide Improvements	1/12	4,059,798			167,126	4,226,924
Voss Gym HVAC	2/12	2,820,000				2,820,000
Walker Hall Paint	3/12	350,000				350,000
Bus Awnings	4/12	340,000				340,000
Henderson Hall Dorm Renovation	5/12	3,850,000				3,850,000
Plan Year 2026 Total		11,419,798			167,126	11,586,924
Plan Year 2027						
Close House Overhall	6/12	220,000				220,000
Walker Hall Kitchen Renovation	7/12	500,000				500,000
HVAC Replacement - Deaf School, CLRC, Dobson House	8/12	1,000,000				1,000,000
Transportation Infrastructure	9/12	5,000,000				5,000,000
Plan Year 2027 Total		6,720,000				6,720,000
Plan Year 2028						
Demolition of Hall Dorm and Central Kitchen	10/12	500,000				500,000
Plan Year 2028 Total		500,000				500,000
Plan Year 2029						
New Transportation Facility	11/12	2,000,000				2,000,000
Plan Year 2029 Total		2,000,000				2,000,000
Plan Year 2030						
New Education Facilities	12/12	50,000,000				50,000,000
Plan Year 2030 Total		50,000,000				50,000,000
School for the Deaf and Blind Total		**70,639,798**			**167,126**	**70,806,924**

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
State Museum						
Plan Year 2026						
ReImagine the Experience Gallery Upgrades	1/3	12,000,000			3,000,000	15,000,000
Security Camera System Replacement	2/3	650,000				650,000
West Wing Security Camera Expansion	3/3	400,000				400,000
Plan Year 2026 Total		13,050,000			3,000,000	16,050,000
State Museum Total		**13,050,000**			**3,000,000**	**16,050,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Employment and Workforce						
Plan Year 2026						
C. Lem Harper Building -Replace Water Source HP Units	1/8				977,255	977,255
Greenville UI Building - Fire Alarm System Upgrade Code Compliance	2/8				177,600	177,600
David Bldg-Suite 630 HVAC Replacement	3/8				396,594	396,594
C Lem Harper Building - Window Leak Repairs	4/8				663,532	663,532
Plan Year 2026 Total					2,214,981	2,214,981
Plan Year 2027						
C Lem Harper Building - Waterproofing	5/8				402,865	402,865
Robert E. David Building - Roof Replacement	6/8				779,150	779,150
Plan Year 2027 Total					1,182,015	1,182,015
Plan Year 2028						
C. Lem Harper Building - Replace Roof	7/8				1,093,150	1,093,150
C. Lem Harper Building - (2) Hydraulic Elevator Renovation	8/8				527,000	527,000
Plan Year 2028 Total					1,620,150	1,620,150
Department of Employment and Workforce Total					**5,017,146**	**5,017,146**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Labor, Licensing and Regulation						
Plan Year 2026						
Replace and Install 6 Emergency Generators	1/5				1,148,228	1,148,228
Plan Year 2026 Total					1,148,228	1,148,228
Plan Year 2027						
Erect New Fire Training Burn Building	2/5				2,252,500	2,252,500
Assessment and Repairs of FLAG Fire Training Props	3/5				997,500	997,500
Plan Year 2027 Total					3,250,000	3,250,000
Plan Year 2028						
Construct and Renovate US&R HQ and Command Center	4/5	5,750,000			14,250,000	20,000,000
Plan Year 2028 Total		5,750,000			14,250,000	20,000,000
Plan Year 2029						
Renovation of Denny Building	5/5				950,000	950,000
Plan Year 2029 Total					950,000	950,000
Department of Labor, Licensing and Regulation Total		**5,750,000**			**19,598,228**	**25,348,228**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Motor Vehicles						
Plan Year 2026						
Fountain Inn Improvement	1/8				790,000	790,000
Orangeburg Improvement	2/8				560,000	560,000
Plan Year 2026 Total					1,350,000	1,350,000
Plan Year 2027						
St Matthews Improvement	3/8				405,000	405,000
Lexington Improvement	4/8				505,000	505,000
Plan Year 2027 Total					910,000	910,000
Plan Year 2028						
Ladson Improvement	5/8				605,000	605,000
Rock HIll Improvement	6/8				605,000	605,000
Charleston - Leeds Avenue Improvement	7/8				605,000	605,000
Columbia - Shop Road Improvement	8/8				805,000	805,000
Plan Year 2028 Total					2,620,000	2,620,000
Department of Motor Vehicles Total					**4,880,000**	**4,880,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Clemson University						
Plan Year 2026						
Edwards Hall Renovation	1/10				12,000,000	12,000,000
Plan Year 2026 Total					12,000,000	12,000,000
Plan Year 2027						
NextGen Computing Center	2/10	80,000,000	25,000,000		72,000,000	177,000,000
Maintenance & Renovations	3/10	15,000,000				15,000,000
Science Lab Building Construction	4/10	35,000,000	50,000,000		56,000,000	141,000,000
Clemson Center for Human Genetics, Building 2	5/10	20,000,000	26,000,000		25,000,000	71,000,000
Parkway Area Utility Improvements	6/10				12,000,000	12,000,000
Memorial Stadium Premium Addition and Infrastructure	7/10				50,000,000	50,000,000
Plan Year 2027 Total		150,000,000	101,000,000		215,000,000	466,000,000
Plan Year 2028						
Martin Hall Replacement	8/10		82,500,000		25,000,000	107,500,000
Plan Year 2028 Total			82,500,000		25,000,000	107,500,000
Plan Year 2029						
University Library Depot	9/10		25,000,000		30,100,000	55,100,000
Plan Year 2029 Total			25,000,000		30,100,000	55,100,000
Plan Year 2030						
Long Hall Renovation	10/10		30,000,000		20,000,000	50,000,000
Plan Year 2030 Total			30,000,000		20,000,000	50,000,000
Clemson University Total		**150,000,000**	**238,500,000**		**302,100,000**	**690,600,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Coastal Carolina University						
Plan Year 2026						
Central Energy Plant Renovations	1/23	8,600,000				8,600,000
Land Acquisition for Pedestrian Walkway	2/23				1,000,000	1,000,000
Pedestrian Walkway	3/23	5,000,000		5,000,000	1,500,000	11,500,000
Wheelwright Auditorium Renovation	4/23	6,800,000				6,800,000
Track and Field Facility	5/23				8,000,000	8,000,000
Humanities Building Renovation	6/23	4,000,000			1,500,000	5,500,000
Land Acquisition for Residence Halls	7/23				1,350,000	1,350,000
Construction of New Residence Halls	8/23		35,000,000		25,000,000	60,000,000
Health and Human Performance Building and Parking Garage	9/23				60,100,000	60,100,000
Plan Year 2026 Total		24,400,000	35,000,000	5,000,000	98,450,000	162,850,000
Plan Year 2027						
Student Union Annex II	10/23	34,000,000				34,000,000
Central Energy Plant Expansion (Gateway District)	11/23	5,500,000				5,500,000
HTC Center Expansion	12/23				7,000,000	7,000,000
Land Acquisition for Integrated Science and Technology Building	13/23				1,000,000	1,000,000
Integrated Science and Technology Center	14/23				56,000,000	56,000,000
Land Acquisition on Waties Island	15/23				1,000,000	1,000,000
Waties Technology, Education and Research Station	16/23				6,000,000	6,000,000
Land Acquisition for Convocation Center	17/23				2,500,000	2,500,000
Convocation Center	18/23		70,000,000		6,000,000	76,000,000
Plan Year 2027 Total		39,500,000	70,000,000		79,500,000	189,000,000
Plan Year 2028						
Acquisition of Residence Halls Community	19/23		29,355,000			29,355,000
Central Energy Plant Expansion (Housing)	20/23	4,300,000				4,300,000
Plan Year 2028 Total		4,300,000	29,355,000			33,655,000
Plan Year 2029						
Williams Brice Building Renovation	21/23	6,000,000				6,000,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Coastal Carolina University						
Plan Year 2029						
Athletic Operations Building	22/23		5,000,000		37,000,000	42,000,000
Central Energy Plant Expansion (Athletics)	23/23	6,800,000				6,800,000
Plan Year 2029 Total		12,800,000	5,000,000		37,000,000	54,800,000
Coastal Carolina University Total		**81,000,000**	**139,355,000**	**5,000,000**	**214,950,000**	**440,305,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
College of Charleston						
Plan Year 2026						
Central Energy Facility and Piping Infrastructure Upgrades	1/28				19,000,000	19,000,000
Berry Residence Hall and Honors Program Renovation (Annualized)	2/28				23,000,000	23,000,000
College Lodge Residence Hall Demolition	3/28				4,226,729	4,226,729
Project 205 New Construction	4/28	9,682,828	155,117,172			164,800,000
Plan Year 2026 Total		9,682,828	155,117,172		46,226,729	211,026,729
Plan Year 2027						
New Academic Building One	5/28	32,700,000	48,750,000		18,550,000	100,000,000
159 Calhoun Redevelopment	6/28		47,675,000		2,325,000	50,000,000
Kelly House Apts. Limited Renovation	7/28				22,400,000	22,400,000
81 Wentworth Demolition and Replacement	8/28		76,050,000		3,950,000	80,000,000
Maybank Hall Limited Renovation	9/28				28,431,000	28,431,000
New Welcome Center	10/28				9,000,000	9,000,000
JC Long Building Renovation	11/28				22,620,000	22,620,000
Plan Year 2027 Total		32,700,000	172,475,000		107,276,000	312,451,000
Plan Year 2028						
RSS Building Limited Renovation	12/28				45,360,000	45,360,000
King George Inn Renovation	13/28				6,600,000	6,600,000
Patriots Point Athletic Complex Renovation	14/28				7,000,000	7,000,000
4 and 10 Green Way Renovations	15/28				6,552,000	6,552,000
107 Wentworth Renovation	16/28				3,978,000	3,978,000
Plan Year 2028 Total					69,490,000	69,490,000
Plan Year 2029						
BellSouth Building Renovation	17/28				101,000,000	101,000,000
Silcox PE and Health Center Interior Renovation	18/28				35,800,000	35,800,000
Thaddeus Street Education Center Renovation	19/28				43,134,000	43,134,000
George Street and St. Philip Street Hardscaping	20/28				11,000,000	11,000,000
26 Coming and 114 Wentworth St Renovations	21/28				6,968,000	6,968,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
College of Charleston						
Plan Year 2029						
Plan Year 2029 Total					197,902,000	197,902,000
Plan Year 2030						
New LX Residence Hall Construction	22/28		53,675,300		11,244,700	64,920,000
15/17/19 St Philips Street Renovation and Expansion	23/28				36,504,000	36,504,000
55, 57, and 59 Coming Street Renovations	24/28				8,528,000	8,528,000
New Central Warehouse Land and Construction	25/28				36,756,000	36,756,000
298 and 300 Meeting Street Renovations	26/28				18,876,000	18,876,000
New Parking Deck Construction	27/28		54,400,000		29,920,000	84,320,000
Strategic Land Acquisition	28/28				30,000,000	30,000,000
Plan Year 2030 Total			108,075,300		171,828,700	279,904,000
College of Charleston Total		**42,382,828**	**435,667,472**		**592,723,429**	**1,070,773,729**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Francis Marion University						
Plan Year 2026						
Medical Education Facility	1/8	21,000,000			1,500,000	22,500,000
Environmental Sciences/Forestry Building - Construction	2/8	18,000,000			1,100,000	19,100,000
Leatherman Science Facility & McNair Science Building Renovation	3/8	9,000,000				9,000,000
Hyman Fine Arts Center Building Renovation	4/8	5,000,000				5,000,000
Plan Year 2026 Total		53,000,000			2,600,000	55,600,000
Plan Year 2027						
Rogers Library Renovation	5/8	5,000,000				5,000,000
Plan Year 2027 Total		5,000,000				5,000,000
Plan Year 2028						
Deferred Maintenance Needs	6/8	3,000,000				3,000,000
Plan Year 2028 Total		3,000,000				3,000,000
Plan Year 2029						
Deferred Maintenance Needs	7/8	3,000,000				3,000,000
Plan Year 2029 Total		3,000,000				3,000,000
Plan Year 2030						
Deferred Maintenance Needs	8/8	3,000,000				3,000,000
Plan Year 2030 Total		3,000,000				3,000,000
Francis Marion University Total		**67,000,000**			**2,600,000**	**69,600,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Lander University						
Plan Year 2026						
Library Information Commons	1/31	8,000,000			1,900,000	9,900,000
Jackson Library Repurposing	2/31	10,000,000				10,000,000
Graduate School Renovation and Site Upgrades	3/31	3,500,000				3,500,000
Student Dining Hall Kitchen Renovation	4/31	4,500,000				4,500,000
Plan Year 2026 Total		26,000,000			1,900,000	27,900,000
Plan Year 2027						
Fire Monitoring Alarm System Repairs / Upgrades	5/31	3,800,000				3,800,000
Construct Student Parking Lots	6/31	2,500,001				2,500,001
Campus Wide Roof Maintenance	7/31	5,000,000				5,000,000
Athletic Complex Competition Field Surface	8/31	2,500,001				2,500,001
Willson Street Pedestrian Mall and Parking	9/31	4,500,000				4,500,000
Carnell Learning Center Building Renovation	10/31	12,000,000				12,000,000
Plan Year 2027 Total		30,300,002				30,300,002
Plan Year 2028						
Student Housing Complex Development	11/31		60,000,000			60,000,000
Centennial Hall Renovation	12/31	15,000,000				15,000,000
Campus Tennis Court Repair/ Reconstruction	13/31	2,500,000				2,500,000
Campus Energy Management and Control System	14/31	3,500,000				3,500,000
Bearcat Village Student Housing Renovation or Replacement	15/31	30,000,000				30,000,000
Chipley Hall Renovation	16/31	10,000,000				10,000,000
Grier Student Center Dining Hall Expansion	17/31	6,000,000				6,000,000
Plan Year 2028 Total		67,000,000	60,000,000			127,000,000
Plan Year 2029						
Genesis Hall Building Envelope and HVAC Renovations	18/31	2,500,000				2,500,000
Campuswide Elevator Repair, Replacements, and Upgrades	19/31	2,500,000				2,500,000
Cultural Center Renovation	20/31	25,000,000				25,000,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Lander University						
Plan Year 2029						
PEES Building Renovation	21/31	5,000,000				5,000,000
Barratt Hall Renovation	22/31	7,000,000				7,000,000
Student Housing Sprinkler Fire Protection Systems	23/31	2,500,000				2,500,000
Laura Lander Hall Renovation	24/31	3,000,000				3,000,000
Plan Year 2029 Total		47,500,000				47,500,000
Plan Year 2030						
Chipley Hall Repurposing	25/31	8,350,000				8,350,000
Workforce Development Building	26/31	25,000,000				25,000,000
Campus Wide - Elevator Repair, Replacement, and Modernizations	27/31	3,000,000				3,000,000
Administrative Building	28/31	8,000,000				8,000,000
Grier Building Renovation	29/31	20,000,000				20,000,000
Finis Horne Arena Renovation	30/31	35,000,000				35,000,000
Campus Elevated Parking Garage	31/31	14,000,000				14,000,000
Plan Year 2030 Total		113,350,000				113,350,000
Lander University Total		**284,150,002**	**60,000,000**		**1,900,000**	**346,050,002**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Medical University of South Carolina						
Plan Year 2026						
MUSC Campus Connector Bridges	1/8	6,500,000			48,668,738	55,168,738
Plan Year 2026 Total		6,500,000			48,668,738	55,168,738
Plan Year 2028						
Clinical Sciences Building Renovation	2/8				40,000,000	40,000,000
Plan Year 2028 Total					40,000,000	40,000,000
Plan Year 2029						
Hollings Cancer Center Renovation Floors 1-3	3/8				35,000,000	35,000,000
MUSC Parking Deck	4/8		60,000,000		30,000,000	90,000,000
New Research Building	5/8		100,000,000		100,000,000	200,000,000
Thurmond Gazes Building Renovations	6/8				20,000,000	20,000,000
Facilities Shops Building	7/8				15,000,000	15,000,000
Plan Year 2029 Total			160,000,000		200,000,000	360,000,000
Plan Year 2030						
Innovation District Incubator Space	8/8		20,000,000		20,000,000	40,000,000
Plan Year 2030 Total			20,000,000		20,000,000	40,000,000
Medical University of South Carolina Total		**6,500,000**	**180,000,000**		**308,668,738**	**495,168,738**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
South Carolina State University						
Plan Year 2026						
Truth Hall Renovation	1/11	10,000,000	10,000,000	4,973,021		24,973,021
New Student Residence Hall	2/11		50,000,000			50,000,000
E. D Hodge Hall Renovation	3/11				25,000,000	25,000,000
Whittaker Library Replacement	4/11	30,319,310				30,319,310
Replacement Of Smith Hammond Middleton Convacation Academic Center	5/11	60,000,000				60,000,000
Health & Wellness Center	6/11		19,800,000		200,000	20,000,000
M. Maceo Nance Hall Renovation	7/11	14,700,000			300,000	15,000,000
Plan Year 2026 Total		115,019,310	79,800,000	4,973,021	25,500,000	225,292,331
Plan Year 2027						
Wilkinson Hall Renovations	8/11	8,250,000		1,750,000		10,000,000
Reserve Offices Training Corp. Center	9/11			23,640,000	360,000	24,000,000
Plan Year 2027 Total		8,250,000		25,390,000	360,000	34,000,000
Plan Year 2028						
Staley Hall Replacement	10/11	40,000,000				40,000,000
Plan Year 2028 Total		40,000,000				40,000,000
Plan Year 2029						
Renovation of Historic/Abandoned Buildings	11/11	32,400,000				32,400,000
Plan Year 2029 Total		32,400,000				32,400,000
South Carolina State University Total		**195,669,310**	**79,800,000**	**30,363,021**	**25,860,000**	**331,692,331**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
The Citadel						
Plan Year 2026						
Engineering Replacement Building	1/8	70,400,000			13,365,200	83,765,200
Plan Year 2026 Total		70,400,000			13,365,200	83,765,200
Plan Year 2027						
McAlister Field House Renovation	2/8	8,000,000				8,000,000
Duckett Hall Renovation	3/8	25,000,000				25,000,000
New Supplemental Housing	4/8	6,000,000				6,000,000
Faculty & Staff Housing Renovations-Phase 2	5/8	8,000,000				8,000,000
Deas Hall Renovation	6/8	29,000,000				29,000,000
Plan Year 2027 Total		76,000,000				76,000,000
Plan Year 2028						
Thompson Hall Reno/Addition	7/8	95,000,000				95,000,000
Plan Year 2028 Total		95,000,000				95,000,000
Plan Year 2029						
Byrd Hall Renovation	8/8	53,000,000				53,000,000
Plan Year 2029 Total		53,000,000				53,000,000
The Citadel Total		**294,400,000**			**13,365,200**	**307,765,200**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Aiken						
Plan Year 2026						
Science Building Enhancement and Modernization	1/7	8,350,000				8,350,000
Plan Year 2026 Total		8,350,000				8,350,000
Plan Year 2027						
Nursing/Health Sciences Building Expansion	2/7	20,000,000				20,000,000
Penland Renovation/Welcome Center	3/7	10,000,000				10,000,000
Deferred Maintenance, Renovations and Upgrades	4/7	16,000,000				16,000,000
Food Service Building	5/7				4,000,000	4,000,000
Plan Year 2027 Total		46,000,000			4,000,000	50,000,000
Plan Year 2028						
Engineering & Cyber Building	6/7	50,000,000				50,000,000
Student Activities Center Renovation & Expansion	7/7	20,000,000				20,000,000
Plan Year 2028 Total		70,000,000				70,000,000
University of South Carolina - Aiken Total		**124,350,000**			**4,000,000**	**128,350,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Beaufort						
Plan Year 2027						
Nursing Education and Simulation Center	1/2	30,000,000				30,000,000
Plan Year 2027 Total		30,000,000				30,000,000
Plan Year 2029						
Convocation Center	2/2	30,750,000			17,250,000	48,000,000
Plan Year 2029 Total		30,750,000			17,250,000	48,000,000
University of South Carolina - Beaufort Total		**60,750,000**			**17,250,000**	**78,000,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Columbia						
Plan Year 2026						
Land Acquisition - Neurological & Rehabilitation Center	1/25	5,575,000				5,575,000
Campus Residential Development - Sumter Street Sites	2/25		200,000,000		100,000,000	300,000,000
Thomas Cooper Library Renovation	3/25		49,025,000		975,000	50,000,000
Williams-Brice Stadium Renovations	4/25		350,000,000			350,000,000
McKissick Museum Renovation	5/25		47,550,000			47,550,000
Barnwell College Renovation	6/25				43,630,000	43,630,000
River District Development Project	7/25				1,000,000	1,000,000
S.T.E.M Building	8/25	100,000,000				100,000,000
Coker College Maintenance Renovation	9/25	35,000,000				35,000,000
Rutledge Building Development Lease-Out	10/25				1	1
Carolina Gardens Development Lease-Out	11/25				1	1
College & Henderson Street Homes Development Lease-Out	12/25				1	1
Norfolk Southern Railway Parcels Land Acquisition	13/25				3,000,000	3,000,000
College Street / Sumter Street Land Acquisition	14/25				5,000,000	5,000,000
Clinical Neurological and Rehabilitation Center Construction	15/25	344,425,000				344,425,000
Plan Year 2026 Total		485,000,000	646,575,000		153,605,003	1,285,180,003
Plan Year 2027						
Pharmacy Center on Health Sciences Campus	16/25	90,000,000				90,000,000
College Street / Sumter Street Land Acquisition	17/25				5,000,000	5,000,000
Campus Utility Capital Renewal & Maintenance Reno	18/25	104,900,000				104,900,000
Civil Rights History and Research Center	19/25	4,000,000		1,500,000	18,500,000	24,000,000
ROTC Building for Veterans and Military Center of Excellence	20/25	10,000,000		20,000,000	2,500,000	32,500,000
Deferred Maintenance, Renovations and Upgrades	21/25				50,000,000	50,000,000
Student Union Renovation/ Expansion	22/25	25,000,000				25,000,000
Plan Year 2027 Total		233,900,000		21,500,000	76,000,000	331,400,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Columbia						
Plan Year 2028						
Capstone Residence Hall Renovation	23/25		70,000,000			70,000,000
South Tower Renovation	24/25		46,500,000			46,500,000
Plan Year 2028 Total			116,500,000			116,500,000
Plan Year 2029						
Columbia Hall Renovation	25/25		53,000,000			53,000,000
Plan Year 2029 Total			53,000,000			53,000,000
University of South Carolina - Columbia Total		**718,900,000**	**816,075,000**	**21,500,000**	**229,605,003**	**1,786,080,003**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Lancaster						
Plan Year 2028						
Softball and Baseball Complex	1/2	10,000,000				10,000,000
Plan Year 2028 Total		10,000,000				10,000,000
Plan Year 2030						
Indoor Athletic Training Facility/ Offices	2/2	5,000,000				5,000,000
Plan Year 2030 Total		5,000,000				5,000,000
University of South Carolina - Lancaster Total		**15,000,000**				**15,000,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Salkehatchie						
Plan Year 2026						
Student Commons and Conference Center	1/4	4,000,000				4,000,000
Plan Year 2026 Total		4,000,000				4,000,000
Plan Year 2027						
Deferred Maintenance, Renovations, and Upgrades	2/4	5,550,000				5,550,000
Athletic Complex and Community Pavilion	3/4	4,250,000				4,250,000
Plan Year 2027 Total		9,800,000				9,800,000
Plan Year 2030						
New Arena Gymnasium Replacement	4/4	15,000,000				15,000,000
Plan Year 2030 Total		15,000,000				15,000,000
University of South Carolina - Salkehatchie Total		**28,800,000**				**28,800,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Sumter						
Plan Year 2026						
FY25 Campus Roof Renovations	1/5	3,500,000				3,500,000
Collaboration Lab	2/5	5,506,900				5,506,900
Plan Year 2026 Total		9,006,900				9,006,900
Plan Year 2028						
Business Administration Building Renovation	3/5	2,500,001				2,500,001
Plan Year 2028 Total		2,500,001				2,500,001
Plan Year 2029						
Anderson Library Renovation for Student Success Center	4/5	6,400,000				6,400,000
Plan Year 2029 Total		6,400,000				6,400,000
Plan Year 2030						
Soccer and Cross Country Complex	5/5	3,800,000				3,800,000
Plan Year 2030 Total		3,800,000				3,800,000
University of South Carolina - Sumter Total		**21,706,901**				**21,706,901**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Union						
Plan Year 2027						
Facilities Management Center	1/3	2,500,001				2,500,001
Deferred Maintenance, Renovations and Upgrades	2/3	6,980,000				6,980,000
Plan Year 2027 Total		9,480,001				9,480,001
Plan Year 2028						
Gymnasium/ Convocation/ Civic Center	3/3	19,000,000				19,000,000
Plan Year 2028 Total		19,000,000				19,000,000
University of South Carolina - Union Total		**28,480,001**				**28,480,001**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Upstate						
Plan Year 2026						
John M. Rampey Jr. Center Acquisition	1/11				20,000	20,000
College of Nursing Center Construction	2/11	45,000,000				45,000,000
Track & Field Infrastructure	3/11				6,250,000	6,250,000
Recreation and Tourism Management Center- Stage 1	4/11	6,000,000				6,000,000
George Dean Johnson Jr 3rd Floor Renovation	5/11				2,900,000	2,900,000
Plan Year 2026 Total		51,000,000			9,170,000	60,170,000
Plan Year 2027						
Deferred Maintenance, Renovations and Upgrades	6/11	5,000,000				5,000,000
Plan Year 2027 Total		5,000,000				5,000,000
Plan Year 2029						
Media Building Renovation and Addition	7/11	20,000,000				20,000,000
Horace C Smith Building Interior Renovation	8/11	7,000,000				7,000,000
Soccer Facility	9/11	3,500,000				3,500,000
Plan Year 2029 Total		30,500,000				30,500,000
Plan Year 2030						
Horace C Smith Building Addition	10/11	18,000,000				18,000,000
Arena & Convocation Center Construction	11/11	15,000,000	20,000,000		25,000,000	60,000,000
Plan Year 2030 Total		33,000,000	20,000,000		25,000,000	78,000,000
University of South Carolina - Upstate Total		**119,500,000**	**20,000,000**		**34,170,000**	**173,670,000**

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Winthrop University						
Plan Year 2026						
Dacus Library Renovation	1/33	6,000,000				6,000,000
Tillman Hall building Renovation	2/33	15,750,000				15,750,000
Thomson Cafeteria Renovation	3/33	2,500,000	17,500,000			20,000,000
Winthrop Lake Dam Renovation	4/33	2,500,000				2,500,000
Courtyard Renovation Part 2	5/33				3,600,000	3,600,000
Dinkins Hall Renovation	6/33	4,009,996				4,009,996
Plan Year 2026 Total		30,759,996	17,500,000		3,600,000	51,859,996
Plan Year 2027						
Boiler Plant Renovation & Steam System Repairs Phase 2	7/33	6,615,000				6,615,000
Culp Chiller Plant Renovation	8/33	5,512,500				5,512,500
New Fine Art Shops	9/33	9,250,000				9,250,000
Building Envelope Repairs - Misc. Buildings	10/33	3,307,500				3,307,500
Coliseum Mechanical System Renovation	11/33	3,307,500				3,307,500
Margaret Nance Residence Hall Bathroom Renovations	12/33				3,900,000	3,900,000
Plan Year 2027 Total		27,992,500			3,900,000	31,892,500
Plan Year 2028						
Thurmond Hall Mechanical Renovation	13/33	8,268,750				8,268,750
McLaurin Hall Mechanical Renovation	14/33	8,268,750				8,268,750
Campus Electrical System Renovation Part 2	15/33	3,307,500				3,307,500
Amphitheater Renovation	16/33				4,410,000	4,410,000
Courtyard Apartment Renovation - Part 3	17/33		5,512,500			5,512,500
Margaret Nance Residence Hall Building Renovation	18/33		11,025,000			11,025,000
New Residence Hall	19/33		38,000,000			38,000,000
Lee Wicker Residence Hall Mechanical Renovation	20/33		8,268,750			8,268,750
Plan Year 2028 Total		19,845,000	62,806,250		4,410,000	87,061,250
Plan Year 2029						
Rutledge Hall Building Renovation	21/33	15,000,000				15,000,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Winthrop University						
Plan Year 2029						
Bancroft Hall Mechanical & Electrical Renovation	22/33	8,268,750				8,268,750
McBryde Hall Building Renovation	23/33	11,025,000				11,025,000
Campus-wide Energy Efficiency Improvements	24/33	11,025,000				11,025,000
Coliseum Renovation	25/33	16,537,500				16,537,500
Thomson Residence Hall Mechanical & Electrical Renovation	26/33				11,025,000	11,025,000
Plan Year 2029 Total		61,856,250			11,025,000	72,881,250
Plan Year 2030						
Kinard Hall Building Renovation	27/33	16,537,500				16,537,500
Withers Hall Mechanical & Electrical Renovation	28/33	11,025,000				11,025,000
Renovation of General Athletic Facilities	29/33	5,512,500				5,512,500
McLaurin Hall Building Renovation	30/33	11,025,000				11,025,000
Thurmond Hall Building Renovation	31/33	11,025,000				11,025,000
Phelps Residence Hall Mechanical Renovation	32/33				8,268,750	8,268,750
Roddey Residence Hall Demolition	33/33				5,512,500	5,512,500
Plan Year 2030 Total		55,125,000			13,781,250	68,906,250
Winthrop University Total		**195,578,746**	**80,306,250**		**36,716,250**	**312,601,246**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Aiken Technical College						
Plan Year 2026						
Nursing Building Construction	1/5	3,650,000			20,578,480	24,228,480
700 Building Renovations	2/5	4,500,000				4,500,000
Plan Year 2026 Total		8,150,000			20,578,480	28,728,480
Plan Year 2027						
Building D Renovation (1200 Building)	3/5	8,000,000				8,000,000
Green Space/Quad	4/5	2,700,000				2,700,000
Plan Year 2027 Total		10,700,000				10,700,000
Plan Year 2028						
Gregg-Graniteville Student Activities Center Reno	5/5	2,500,000				2,500,000
Plan Year 2028 Total		2,500,000				2,500,000
Aiken Technical College Total		**21,350,000**			**20,578,480**	**41,928,480**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Central Carolina Technical College						
Plan Year 2026						
Renovation to Fire and Security Systems	1/10	8,500,000				8,500,000
Maintenance, Renovation and Repair	2/10	3,810,000				3,810,000
Plan Year 2026 Total		12,310,000				12,310,000
Plan Year 2027						
M600 roof and window replacement	3/10	3,000,000				3,000,000
Health Science HVAC & Boiler replacement	4/10	2,500,000				2,500,000
Kershaw Campus Expansion	5/10	30,000,000				30,000,000
Renovate Facility in Lee County	6/10	7,000,000				7,000,000
Health Sciences Building renovation	7/10	5,000,000				5,000,000
Renovation of AMTTC	8/10	9,000,000				9,000,000
Replace M100A Building	9/10	18,000,000				18,000,000
Broad Street Property (Technical High School)	10/10	30,000,000			20,000	30,020,000
Plan Year 2027 Total		104,500,000			20,000	104,520,000
Central Carolina Technical College Total		**116,810,000**			**20,000**	**116,830,000**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Denmark Technical College						
Plan Year 2027						
Renovation of Industrial Tech Bldg 200 & 300	1/6	3,500,000			3,000,000	6,500,000
Renovation of Barnwell Site at Ellington Rd	2/6	7,500,000				7,500,000
Student Center	3/6	10,000,000				10,000,000
Campus Bathroom Renovations	4/6	3,000,000				3,000,000
New Building: Cybersecurity, Energy, Healthcare	5/6	35,000,000				35,000,000
Plan Year 2027 Total		59,000,000			3,000,000	62,000,000
Plan Year 2028						
Residential Facility	6/6	20,000,000				20,000,000
Plan Year 2028 Total		20,000,000				20,000,000
Denmark Technical College Total		**79,000,000**			**3,000,000**	**82,000,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Florence-Darlington Technical College						
Plan Year 2026						
Land Acquisition - Darlington County Campus	1/7				20,000	20,000
Plan Year 2026 Total					20,000	20,000
Plan Year 2027						
Darlington County Campus	2/7	46,208,906				46,208,906
Construction & Industrial Trades Training Facility	3/7	41,642,192				41,642,192
Health Science Campus	4/7	80,000,000				80,000,000
Student Success Center	5/7	40,000,000				40,000,000
Plan Year 2027 Total		207,851,098				207,851,098
Plan Year 2028						
Marion Cty Workforce Development Training Ctr	6/7	32,500,000				32,500,000
Physical Plant/Maintenance Shop Building	7/7	4,000,000			1,000,000	5,000,000
Plan Year 2028 Total		36,500,000			1,000,000	37,500,000
Florence-Darlington Technical College Total		**244,351,098**			**1,020,000**	**245,371,098**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Greenville Technical College						
Plan Year 2026						
Work Force Development Campus	1/18	17,000,000			13,000,000	30,000,000
Brashier Middle College Bldg 203 HVAC Replacement	2/18	3,055,865				3,055,865
Bldg. 104 UT Demolition	3/18				2,520,000	2,520,000
Plan Year 2026 Total		20,055,865			15,520,000	35,575,865
Plan Year 2027						
Center for Cybersecurity and AI (103)	4/18	39,000,000			6,000,000	45,000,000
New Dental Education Building	5/18	15,000,000			17,000,000	32,000,000
Plan Year 2027 Total		54,000,000			23,000,000	77,000,000
Plan Year 2028						
Center for Manufacturing and Innovation Phase II	6/18				30,000,000	30,000,000
Building 202 Upfit	7/18				3,000,000	3,000,000
Building 302 Upfit	8/18				5,000,000	5,000,000
Plan Year 2028 Total					38,000,000	38,000,000
Plan Year 2029						
Industrial Tech 106 Replacement	9/18	40,000,000				40,000,000
Nursing 117 Roof Replacement	10/18				3,000,000	3,000,000
Central Energy Plant Upgrades	11/18	3,000,000				3,000,000
Northwest Secondary Entrance	12/18				3,050,000	3,050,000
McKinney Automotive Renovation	13/18	15,000,000				15,000,000
Plan Year 2029 Total		58,000,000			6,050,000	64,050,000
Plan Year 2030						
Building 121/122 Upfot	14/18	15,000,000				15,000,000
Michelin Building Renovation	15/18				8,000,000	8,000,000
NW Campus Phase II	16/18	20,000,000				20,000,000
University Center Roof Replacement	17/18				3,000,000	3,000,000
McAlister Redevelopment	18/18				4,000,000	4,000,000
Plan Year 2030 Total		35,000,000			15,000,000	50,000,000
Greenville Technical College Total		**167,055,865**			**97,570,000**	**264,625,865**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Horry-Georgetown Technical College						
Plan Year 2026						
Renovation of Grand Strand Speir Building 1000	1/8	10,000,000				10,000,000
Renovation of Building 5000-Conway	2/8				7,500,000	7,500,000
Plan Year 2026 Total		10,000,000			7,500,000	17,500,000
Plan Year 2027						
Construction of General Purpose Building - Conway	3/8	30,000,000				30,000,000
Acquisition of Real Property - Land/ Bldg. - Horry	4/8	10,000,000				10,000,000
Acquisition of Real Property - Land/ Building- Georgetown	5/8	5,000,000				5,000,000
Plan Year 2027 Total		45,000,000				45,000,000
Plan Year 2028						
Construction of General Purpose Building - GS	6/8	30,000,000				30,000,000
Plan Year 2028 Total		30,000,000				30,000,000
Plan Year 2029						
Renovate/Expand Bldgs. 500, 600, 700, 800, and 900	7/8	23,000,000				23,000,000
Plan Year 2029 Total		23,000,000				23,000,000
Plan Year 2030						
Construction of General Purpose Building - GT	8/8	25,000,000				25,000,000
Plan Year 2030 Total		25,000,000				25,000,000
Horry-Georgetown Technical College Total		**133,000,000**			**7,500,000**	**140,500,000**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Midlands Technical College						
Plan Year 2026						
CDL Facility	1/13				3,147,145	3,147,145
AMSC Expansion	2/13	2,100,000			700,000	2,800,000
New Operations Building - Beltline Campus	3/13				3,600,000	3,600,000
Plan Year 2026 Total		2,100,000			7,447,145	9,547,145
Plan Year 2027						
New Addition to AMSC Building	4/13	12,000,000				12,000,000
New Welding Building	5/13	10,000,000				10,000,000
Additions to Congaree Hall	6/13	5,000,000				5,000,000
DHL Building Purchase	7/13				5,900,000	5,900,000
DHL Building Renovation	8/13	8,000,000				8,000,000
One Stop Central Hub - Beltline	9/13	60,000,000				60,000,000
Plan Year 2027 Total		95,000,000			5,900,000	100,900,000
Plan Year 2028						
Airport Amphitheater	10/13				5,000,000	5,000,000
Granby Hall Renovation	11/13				2,999,250	2,999,250
Granby Hall Conference Center	12/13	20,000,000				20,000,000
Plan Year 2028 Total		20,000,000			7,999,250	27,999,250
Plan Year 2029						
One Stop Central Hub - Airport	13/13	70,000,000				70,000,000
Plan Year 2029 Total		70,000,000				70,000,000
Midlands Technical College Total		**187,100,000**			**21,346,395**	**208,446,395**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Northeastern Technical College						
Plan Year 2026						
McBee Campus Development	1/4	3,000,000				3,000,000
Plan Year 2026 Total		3,000,000				3,000,000
Plan Year 2027						
Cheraw Campus Maintenance	2/4	3,518,000				3,518,000
Plan Year 2027 Total		3,518,000				3,518,000
Plan Year 2028						
Cheraw Campus 100 Building Upgrades	3/4	5,500,000				5,500,000
Technology Center - Dillon	4/4	16,500,000			6,400,000	22,900,000
Plan Year 2028 Total		22,000,000			6,400,000	28,400,000
Northeastern Technical College Total		**28,518,000**			**6,400,000**	**34,918,000**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Orangeburg-Calhoun Technical College						
Plan Year 2026						
Health Science Building Mechanical/ Electrical Upgrades	1/3	7,124,662			823,118	7,947,780
Plan Year 2026 Total		7,124,662			823,118	7,947,780
Plan Year 2027						
Advanced Manufacturing Training Facility	2/3	21,086,000			4,014,000	25,100,000
Renovations to Building J	3/3	3,025,000				3,025,000
Plan Year 2027 Total		24,111,000			4,014,000	28,125,000
Orangeburg-Calhoun Technical College Total		**31,235,662**			**4,837,118**	**36,072,780**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Piedmont Technical College						
Plan Year 2026						
Land - Edgefield Center for Manufacturing Excellence	1/12				150,000	150,000
Edgefield Center for Manufacturing Excellence	2/12	15,000,000				15,000,000
Land - Technical Innovation Center - Greenwood County	3/12				20,000	20,000
Library and Student Engagement Center	4/12	12,800,000				12,800,000
Plan Year 2026 Total		27,800,000			170,000	27,970,000
Plan Year 2027						
Technical Innovation Center - Greenwood County	5/12	6,488,217			23,000,000	29,488,217
Newberry Center for Manufacturing Excellence	6/12	5,000,000				5,000,000
Life Cycle Infrastructure Improvements	7/12	7,000,000				7,000,000
Plan Year 2027 Total		18,488,217			23,000,000	41,488,217
Plan Year 2028						
Health Science Building - Phase II	8/12	37,100,000				37,100,000
Plan Year 2028 Total		37,100,000				37,100,000
Plan Year 2029						
Greenwood Campus Restroom Renovations	9/12	3,200,000				3,200,000
New Industrial Technology Center	10/12	29,500,000				29,500,000
Plan Year 2029 Total		32,700,000				32,700,000
Plan Year 2030						
New Facilities & Maintenance Building	11/12	4,500,000				4,500,000
County Campus Renovations and Deferred Maintenance	12/12	4,547,200				4,547,200
Plan Year 2030 Total		9,047,200				9,047,200
Piedmont Technical College Total		**125,135,417**			**23,170,000**	**148,305,417**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Spartanburg Community College						
Plan Year 2026						
Cherokee Campus Spark Center	1/10	14,000,000			6,000,000	20,000,000
Cherokee Academic Building Construction	2/10	30,000,000				30,000,000
Industrial Spark Building Acquisition	3/10	18,020,000				18,020,000
Union County Building Acquisition	4/10				20,000	20,000
Giles Administrative and Academic Building Construction	5/10	23,207,757			6,792,243	30,000,000
Union Campus Bldg Expansion	6/10	6,800,000				6,800,000
Spartanburg Powers A-Wing Renovations	7/10	3,028,028				3,028,028
Plan Year 2026 Total		95,055,785			12,812,243	107,868,028
Plan Year 2027						
Tyger River Campus Facade Renovations	8/10	4,000,000				4,000,000
Giles Campus-New Central Academic Building	9/10	65,000,000				65,000,000
Giles Campus -Property Acquisition	10/10	7,020,000				7,020,000
Plan Year 2027 Total		76,020,000				76,020,000
Spartanburg Community College Total		**171,075,785**			**12,812,243**	**183,888,028**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
State Board for Technical & Comprehensive Education						
Plan Year 2026						
Land Acquisition for AESC	1/2				20,000	20,000
Scout Training Center Land Acquisition	2/2				20,000	20,000
Plan Year 2026 Total					40,000	40,000
State Board for Technical & Comprehensive Education Total					**40,000**	**40,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Technical College of the Lowcountry						
Plan Year 2026						
Student & Community Center Bldg 12 Renovation	1/4	2,951,647				2,951,647
Academic and Workforce Center at New River Campus	2/4	13,500,000			14,629,500	28,129,500
Plan Year 2026 Total		16,451,647			14,629,500	31,081,147
Plan Year 2027						
Renovate Buildings 2 & 6 Exteriors	3/4	3,799,132				3,799,132
Demolition of 22,23,24, and new Health Science Lab	4/4	7,000,000				7,000,000
Plan Year 2027 Total		10,799,132				10,799,132
Technical College of the Lowcountry Total		**27,250,779**			**14,629,500**	**41,880,279**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Tri-County Technical College						
Plan Year 2026						
Anderson Campus Transportation, Logistics, and Utility Center	1/10	8,500,000			22,500,000	31,000,000
HVAC Program Relocation - WTC	2/10				3,500,000	3,500,000
Plan Year 2026 Total		8,500,000			26,000,000	34,500,000
Plan Year 2027						
Pendleton Campus - Miller Hall Renovation	3/10				8,000,000	8,000,000
Pendleton Campus Central Plaza Phase IV	4/10				3,000,000	3,000,000
Easley Campus Academic Building	5/10	5,000,000			7,500,000	12,500,000
Oconee Campus - Forestry	6/10	6,000,000			2,000,000	8,000,000
Plan Year 2027 Total		11,000,000			20,500,000	31,500,000
Plan Year 2028						
Pendleton Campus IBDC Renovation	7/10	4,000,000			3,000,000	7,000,000
Plan Year 2028 Total		4,000,000			3,000,000	7,000,000
Plan Year 2029						
Advanced Manufacturing & Automation Center	8/10	25,000,000			25,000,000	50,000,000
Pendleton Campus - Anderson Hall Renovation	9/10	7,000,000			13,000,000	20,000,000
Plan Year 2029 Total		32,000,000			38,000,000	70,000,000
Plan Year 2030						
Fulp Hall Renovation - Pendleton Campus	10/10	10,000,000			10,000,000	20,000,000
Plan Year 2030 Total		10,000,000			10,000,000	20,000,000
Tri-County Technical College Total		**65,500,000**			**97,500,000**	**163,000,000**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Trident Technical College						
Plan Year 2026						
Berkeley Campus Renovation - Transportation & Logistics Center	1/12	36,806,515			8,826,629	45,633,144
Thornley Campus Building 920 Roof Replacement Phase 1 (Southeast Side)	2/12	3,300,000				3,300,000
Palmer Campus Roof Replacement	3/12	4,300,000				4,300,000
Thornley Campus Building 630 Renovation	4/12	519,213			5,680,787	6,200,000
Plan Year 2026 Total		44,925,728			14,507,416	59,433,144
Plan Year 2027						
Thornley Campus Buildings 700/800 Defense Sector-Advanced Manufacturing-SCIEAT	5/12	36,615,579			9,153,895	45,769,474
Thornley Campus Building 400 Defense Sector-Welding and Ship Building Renovation Phase 1	6/12	7,544,000			1,886,000	9,430,000
Thornley Campus Buildings 300, 410, & 500 Student Services One Stop Renovation	7/12	6,000,000				6,000,000
Plan Year 2027 Total		50,159,579			11,039,895	61,199,474
Plan Year 2028						
Thornley Campus Building 920 Roof Replacement - Phase 2 (Northwest Side)	8/12	3,300,000				3,300,000
Thornley Bldg 510 HVAC Replacement	9/12	9,700,000				9,700,000
Thornley Campus Buildings 100, 200, and 300 Academic Refresh	10/12	6,000,000				6,000,000
Plan Year 2028 Total		19,000,000				19,000,000
Plan Year 2029						
Palmer Campus Renovation	11/12	25,000,000				25,000,000
Plan Year 2029 Total		25,000,000				25,000,000
Plan Year 2030						
Thornley Campus HVAC Improvements - Buildings 940 & 950	12/12	6,000,000				6,000,000
Plan Year 2030 Total		6,000,000				6,000,000
Trident Technical College Total		**145,085,307**			**25,547,311**	**170,632,618**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Williamsburg Technical College						
Plan Year 2026						
Land and Building Acquisition	1/3	20,000				20,000
Health Science Building	2/3	14,500,000			1,500,000	16,000,000
Plan Year 2026 Total		14,520,000			1,500,000	16,020,000
Plan Year 2027						
Auditorium/ Community Center	3/3	10,650,000			500,000	11,150,000
Plan Year 2027 Total		10,650,000			500,000	11,150,000
Williamsburg Technical College Total		**25,170,000**			**2,000,000**	**27,170,000**

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
York Technical College						
Plan Year 2026						
New Health Science Building	1/9	28,000,000				28,000,000
EV & Auto Body Training Renovation-Building G	2/9	4,500,000				4,500,000
New Building Construction Trades Facility	3/9	12,000,000				12,000,000
Plan Year 2026 Total		44,500,000				44,500,000
Plan Year 2027						
Welding Renovations Building D-Phase II	4/9	4,500,000				4,500,000
New Truck Driver & Utility Line Worker Training Building	5/9	11,500,000				11,500,000
Health Care Facility Renovation - Lancaster County	6/9	4,000,000				4,000,000
Plan Year 2027 Total		20,000,000				20,000,000
Plan Year 2028						
Automotive Renovation - Building F	7/9	9,900,000				9,900,000
Plan Year 2028 Total		9,900,000				9,900,000
Plan Year 2029						
Renovate A Building	8/9	20,646,600				20,646,600
Plan Year 2029 Total		20,646,600				20,646,600
Plan Year 2030						
Building Construction Trades Facilities Management Addition - Phase II	9/9	16,500,000				16,500,000
Plan Year 2030 Total		16,500,000				16,500,000
York Technical College Total		**111,546,600**				**111,546,600**

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Aeronautics Commission						
Plan Year 2026						
Exterior Painting & Window Replacement for SCAC Administrative Building	1/3	925,000				925,000
Roofing and Coating for SCAC main Hangar Guard Building, and Quonset Hangar	2/3	400,000				400,000
Plan Year 2026 Total		1,325,000				1,325,000
Plan Year 2027						
Refinish and Seal Hangar Floor	3/3	150,000				150,000
Plan Year 2027 Total		150,000				150,000
Aeronautics Commission Total		**1,475,000**				**1,475,000**

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Department of Transportation						
Plan Year 2026						
I-26 EB Rest Area Reconstruction, Charleston Co.	1/29	16,606,000				16,606,000
Anderson County Salt Shed Construction	2/29				300,000	300,000
Campobello Section Shed Salt Shed Construction	3/29				300,000	300,000
McCormick County Maintenance Salt Shed Construction	4/29				300,000	300,000
Fairfield County Salt Shed Construction	5/29				360,000	360,000
Sumter County I-95 Salt Shed Construction	6/29				360,000	360,000
Pickens County Salt Spreader Shed Construction	7/29				340,000	340,000
Kershaw County Salt Shed Construction (I-20)	8/29				360,000	360,000
Horry County Maintenance Salt Shed Construction	9/29				360,000	360,000
Hampton County Maintenance Salt Shed Construction	10/29				300,000	300,000
Aiken County Salt Shed Construction	11/29				300,000	300,000
Charleston Maintenance Salt Building Reconstruction	12/29				300,000	300,000
Equipment Depot Restrooms and Conference Room	13/29				245,000	245,000
Plan Year 2026 Total		16,606,000			3,825,000	20,431,000
Plan Year 2027						
District Six Office Mechanical, Electrical and Plumbing renovations	14/29				275,000	275,000
Florence Maintenance Sewer Line Replacement	15/29				400,000	400,000
Dillon County Complex Renovation	16/29				500,000	500,000
Plan Year 2027 Total					1,175,000	1,175,000
Plan Year 2028						
Newberry County Complex Renovations	17/29				1,000,000	1,000,000
Clarendon County Maintenance Complex Construction	18/29				8,500,000	8,500,000
I-26 Rest Areas at MM 122 Calhoun Co.	19/29	4,000,000		16,000,000		20,000,000
Sumter I-95 NB (Santee) Rest Area Replacement	20/29	4,000,000			6,000,000	10,000,000

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Department of Transportation						
Plan Year 2028						
Plan Year 2028 Total		8,000,000		16,000,000	15,500,000	39,500,000
Plan Year 2029						
Kershaw Section Shed Renovation	21/29				500,000	500,000
SCDOT HQ Roof replacement	22/29				1,170,000	1,170,000
I-95 Rest Areas at MM139 in Sumter County	23/29	4,000,000		16,000,000		20,000,000
I-77 Rest Areas at MM66 in Chester Co.	24/29	3,000,000		17,000,000		20,000,000
Statewide Traffic Management Addition/Renovation	25/29			2,260,000	540,000	2,800,000
Plan Year 2029 Total		7,000,000		35,260,000	2,210,000	44,470,000
Plan Year 2030						
Eastover Section Shed Renovations	26/29				500,000	500,000
York Section Shed Renovation	27/29				500,000	500,000
I-85 Rest Areas at MM18 in Anderson Co.	28/29	4,000,000		16,000,000		20,000,000
I-385 Rest Area at MM7 in Laurens Co.	29/29	4,400,000		5,600,000		10,000,000
Plan Year 2030 Total		8,400,000		21,600,000	1,000,000	31,000,000
Department of Transportation Total		**40,006,000**		**72,860,000**	**23,710,000**	**136,576,000**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

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Statewide

Summary of Plan by Fund Source

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Fund Source

Fund Source	2026	2027	2028	2029	2030	Total Sources
State	2,262,877,714	1,767,173,064	761,676,705	774,133,078	573,861,568	6,139,722,129
Debt	933,992,172	343,475,000	351,161,250	243,000,000	178,075,300	2,049,703,722
Federal	156,076,250	62,456,344	33,860,389	108,922,351	91,924,111	453,239,445
Other	702,330,047	618,296,123	352,514,241	585,272,500	279,696,295	2,538,109,206
Grand Total	**4,055,276,183**	**2,791,400,531**	**1,499,212,585**	**1,711,327,929**	**1,123,557,274**	**11,180,774,502**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Plan by Functional Group

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Functional Group

Fund Source	2026	2027	2028	2029	2030	Total Sources
State	**2,262,877,714**	**1,767,173,064**	**761,676,705**	**774,133,078**	**573,861,568**	**6,139,722,129**
Conservation, Natural Resources and Development	744,433,422	67,607,750	75,335,500	67,240,000	65,350,000	1,019,966,672
Correctional and Public Safety	84,167,452	99,136,483	108,328,500	101,589,183	54,500,000	447,721,618
Executive and Administrative	118,117,853	31,822,552	22,090,129	51,291,795	51,289,368	274,611,697
Health and Social Services	10,799,905	928,750	1,177,575	259,250		13,165,480
K-12 Education and Cultural	79,815,361	62,808,000	9,350,000	7,200,000	64,500,000	223,673,361
Regulatory			5,750,000			5,750,000
Senior Institutions and Regional Campuses	893,119,034	703,922,503	330,645,001	278,206,250	228,275,000	2,434,167,788
Technical Colleges	314,493,687	800,797,026	201,000,000	261,346,600	101,547,200	1,679,184,513
Transportation	17,931,000	150,000	8,000,000	7,000,000	8,400,000	41,481,000
Debt	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**
Senior Institutions and Regional Campuses	933,992,172	343,475,000	351,161,250	243,000,000	178,075,300	2,049,703,722
Federal	**156,076,250**	**62,456,344**	**33,860,389**	**108,922,351**	**91,924,111**	**453,239,445**
Conservation, Natural Resources and Development	61,559,296	110,000	270,000	520,000	50,000	62,509,296
Executive and Administrative	70,272,283	14,170,094	14,057,664	72,292,601	69,974,111	240,766,753
Health and Social Services	14,271,650	1,286,250	3,532,725	849,750	300,000	20,240,375
Senior Institutions and Regional Campuses	9,973,021	46,890,000				56,863,021
Transportation			16,000,000	35,260,000	21,600,000	72,860,000
Other	**702,330,047**	**618,296,123**	**352,514,241**	**585,272,500**	**279,696,295**	**2,538,109,206**
Conservation, Natural Resources and Development	80,834,470	5,636,750	6,470,000	38,325,000	800,000	132,066,220
Correctional and Public Safety	5,331,024	23,872,243	901,090	1,750,000	776,845	32,631,202
Executive and Administrative	61,004,640	5,010,219	113,103,750	2,188,500	1,309,500	182,616,609
Health and Social Services	5,386,445				200,000	5,586,445
K-12 Education and Cultural	4,601,687	250,001	2,750,001	2,522,000		10,123,689
Regulatory	4,713,209	5,342,015	18,490,150	950,000		29,495,374
Senior Institutions and Regional Campuses	415,085,670	486,036,000	138,900,000	493,277,000	250,609,950	1,783,908,620
Technical Colleges	121,547,902	90,973,895	56,399,250	44,050,000	25,000,000	337,971,047
Transportation	3,825,000	1,175,000	15,500,000	2,210,000	1,000,000	23,710,000
Grand Total	**4,055,276,183**	**2,791,400,531**	**1,499,212,585**	**1,711,327,929**	**1,123,557,274**	**11,180,774,502**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Plan by Business Area

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
Conservation, Natural Resources and Development	**744,433,422**	**67,607,750**	**75,335,500**	**67,240,000**	**65,350,000**	**1,019,966,672**
Clemson University Public Service and Agriculture			15,000,000			15,000,000
Department of Agriculture	1,500,000	1,000,000		3,000,000		5,500,000
Department of Natural Resources	52,365,832	20,439,500	25,335,500	46,040,000		144,180,832
Department of Parks, Recreation and Tourism	130,967,590	46,168,250	10,000,000	18,200,000	65,350,000	270,685,840
Patriots Point Development Authority			25,000,000			25,000,000
South Carolina State University Public Service and Agriculture	59,600,000					59,600,000
State Ports Authority	500,000,000					500,000,000
Correctional and Public Safety	**84,167,452**	**99,136,483**	**108,328,500**	**101,589,183**	**54,500,000**	**447,721,618**
Department of Corrections	10,326,899	68,783,548	84,390,000	74,250,000	31,500,000	269,250,447
Department of Juvenile Justice	70,200,000	22,000,000	23,530,000	23,000,000	23,000,000	161,730,000
Department of Public Safety	2,400,000	3,352,935		2,444,683		8,197,618
Law Enforcement Training Council	1,240,553		408,500	1,894,500		3,543,553
State Law Enforcement Division		5,000,000				5,000,000
Executive and Administrative	**118,117,853**	**31,822,552**	**22,090,129**	**51,291,795**	**51,289,368**	**274,611,697**
Department of Administration	63,089,945	12,643,562	11,908,678	12,353,781	11,276,796	111,272,762
Department of Veterans' Affairs	8,541,263	10,500,000	1,207,250	30,580,500	30,190,500	81,019,513
Office of Adjutant General	46,486,645	8,678,990	8,974,201	8,357,514	9,822,072	82,319,422
Health and Social Services	**10,799,905**	**928,750**	**1,177,575**	**259,250**		**13,165,480**
Commission for the Blind				57,000		57,000
Department of Public Health		500,000				500,000
Vocational Rehabilitation Department	10,799,905	428,750	1,177,575	202,250		12,608,480
K-12 Education and Cultural	**79,815,361**	**62,808,000**	**9,350,000**	**7,200,000**	**64,500,000**	**223,673,361**
Education Television Commission	33,595,563			4,800,000		38,395,563
Governor's School for Agriculture at John de la Howe	8,600,000	31,300,000	8,850,000	400,000	14,500,000	63,650,000
Governor's School for Science & Mathematics	2,150,000	24,788,000				26,938,000
Governor's School for the Arts and Humanities	11,000,000					11,000,000
School for the Deaf and Blind	11,419,798	6,720,000	500,000	2,000,000	50,000,000	70,639,798

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
State Museum	13,050,000					13,050,000
Regulatory			**5,750,000**			**5,750,000**
Department of Labor, Licensing and Regulation			5,750,000			5,750,000
Senior Institutions and Regional Campuses	**893,119,034**	**703,922,503**	**330,645,001**	**278,206,250**	**228,275,000**	**2,434,167,788**
Clemson University		150,000,000				150,000,000
Coastal Carolina University	24,400,000	39,500,000	4,300,000	12,800,000		81,000,000
College of Charleston	9,682,828	32,700,000				42,382,828
Francis Marion University	53,000,000	5,000,000	3,000,000	3,000,000	3,000,000	67,000,000
Lander University	26,000,000	30,300,002	67,000,000	47,500,000	113,350,000	284,150,002
Medical University of South Carolina	6,500,000					6,500,000
South Carolina State University	115,019,310	8,250,000	40,000,000	32,400,000		195,669,310
The Citadel	70,400,000	76,000,000	95,000,000	53,000,000		294,400,000
University of South Carolina - Aiken	8,350,000	46,000,000	70,000,000			124,350,000
University of South Carolina - Beaufort		30,000,000		30,750,000		60,750,000
University of South Carolina - Columbia	485,000,000	233,900,000				718,900,000
University of South Carolina - Lancaster			10,000,000		5,000,000	15,000,000
University of South Carolina - Salkehatchie	4,000,000	9,800,000			15,000,000	28,800,000
University of South Carolina - Sumter	9,006,900		2,500,001	6,400,000	3,800,000	21,706,901
University of South Carolina - Union		9,480,001	19,000,000			28,480,001
University of South Carolina - Upstate	51,000,000	5,000,000		30,500,000	33,000,000	119,500,000
Winthrop University	30,759,996	27,992,500	19,845,000	61,856,250	55,125,000	195,578,746
Technical Colleges	**314,493,687**	**800,797,026**	**201,000,000**	**261,346,600**	**101,547,200**	**1,679,184,513**
Aiken Technical College	8,150,000	10,700,000	2,500,000			21,350,000
Central Carolina Technical College	12,310,000	104,500,000				116,810,000
Denmark Technical College		59,000,000	20,000,000			79,000,000
Florence-Darlington Technical College		207,851,098	36,500,000			244,351,098
Greenville Technical College	20,055,865	54,000,000		58,000,000	35,000,000	167,055,865

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
State						
Horry-Georgetown Technical College	10,000,000	45,000,000	30,000,000	23,000,000	25,000,000	133,000,000
Midlands Technical College	2,100,000	95,000,000	20,000,000	70,000,000		187,100,000
Northeastern Technical College	3,000,000	3,518,000	22,000,000			28,518,000
Orangeburg-Calhoun Technical College	7,124,662	24,111,000				31,235,662
Piedmont Technical College	27,800,000	18,488,217	37,100,000	32,700,000	9,047,200	125,135,417
Spartanburg Community College	95,055,785	76,020,000				171,075,785
Technical College of the Lowcountry	16,451,647	10,799,132				27,250,779
Tri-County Technical College	8,500,000	11,000,000	4,000,000	32,000,000	10,000,000	65,500,000
Trident Technical College	44,925,728	50,159,579	19,000,000	25,000,000	6,000,000	145,085,307
Williamsburg Technical College	14,520,000	10,650,000				25,170,000
York Technical College	44,500,000	20,000,000	9,900,000	20,646,600	16,500,000	111,546,600
Transportation	**17,931,000**	**150,000**	**8,000,000**	**7,000,000**	**8,400,000**	**41,481,000**
Aeronautics Commission	1,325,000	150,000				1,475,000
Department of Transportation	16,606,000		8,000,000	7,000,000	8,400,000	40,006,000
Total State	**2,262,877,714**	**1,767,173,064**	**761,676,705**	**774,133,078**	**573,861,568**	**6,139,722,129**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Debt						
Senior Institutions and Regional Campuses	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**
Clemson University		101,000,000	82,500,000	25,000,000	30,000,000	238,500,000
Coastal Carolina University	35,000,000	70,000,000	29,355,000	5,000,000		139,355,000
College of Charleston	155,117,172	172,475,000			108,075,300	435,667,472
Lander University			60,000,000			60,000,000
Medical University of South Carolina				160,000,000	20,000,000	180,000,000
South Carolina State University	79,800,000					79,800,000
University of South Carolina - Columbia	646,575,000		116,500,000	53,000,000		816,075,000
University of South Carolina - Upstate					20,000,000	20,000,000
Winthrop University	17,500,000		62,806,250			80,306,250
Total Debt	**933,992,172**	**343,475,000**	**351,161,250**	**243,000,000**	**178,075,300**	**2,049,703,722**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Federal						
Conservation, Natural Resources and Development	**61,559,296**	**110,000**	**270,000**	**520,000**	**50,000**	**62,509,296**
Clemson University Public Service and Agriculture	7,000,000					7,000,000
Department of Natural Resources	14,226,375					14,226,375
Department of Parks, Recreation and Tourism	3,800,401		100,000			3,900,401
South Carolina State University Public Service and Agriculture	36,532,520	110,000	170,000	520,000	50,000	37,382,520
Executive and Administrative	**70,272,283**	**14,170,094**	**14,057,664**	**72,292,601**	**69,974,111**	**240,766,753**
Department of Veterans' Affairs				59,085,000	56,828,571	115,913,571
Office of Adjutant General	70,272,283	14,170,094	14,057,664	13,207,601	13,145,540	124,853,182
Health and Social Services	**14,271,650**	**1,286,250**	**3,532,725**	**849,750**	**300,000**	**20,240,375**
Commission for the Blind				243,000	300,000	543,000
Vocational Rehabilitation Department	14,271,650	1,286,250	3,532,725	606,750		19,697,375
Senior Institutions and Regional Campuses	**9,973,021**	**46,890,000**				**56,863,021**
Coastal Carolina University	5,000,000					5,000,000
South Carolina State University	4,973,021	25,390,000				30,363,021
University of South Carolina - Columbia		21,500,000				21,500,000
Transportation			**16,000,000**	**35,260,000**	**21,600,000**	**72,860,000**
Department of Transportation			16,000,000	35,260,000	21,600,000	72,860,000
Total Federal	**156,076,250**	**62,456,344**	**33,860,389**	**108,922,351**	**91,924,111**	**453,239,445**

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Conservation, Natural Resources and Development	**80,834,470**	**5,636,750**	**6,470,000**	**38,325,000**	**800,000**	**132,066,220**
Clemson University Public Service and Agriculture	5,375,000					5,375,000
Department of Agriculture				36,100,000		36,100,000
Department of Natural Resources	12,420,000	1,030,000	550,000	675,000		14,675,000
Department of Parks, Recreation and Tourism	7,525,150	156,750	400,000		300,000	8,381,900
Forestry Commission	45,528,000		20,000			45,548,000
Patriots Point Development Authority	8,986,320					8,986,320
South Carolina State University Public Service and Agriculture	1,000,000	4,450,000	5,500,000	1,550,000	500,000	13,000,000
Correctional and Public Safety	**5,331,024**	**23,872,243**	**901,090**	**1,750,000**	**776,845**	**32,631,202**
Department of Corrections	373,101	17,126,255				17,499,356
Department of Public Safety	1,478,888	800,000	901,090	1,750,000	776,845	5,706,823
Law Enforcement Training Council	308,772	2,030,017				2,338,789
State Law Enforcement Division	3,170,263	3,915,971				7,086,234
Executive and Administrative	**61,004,640**	**5,010,219**	**113,103,750**	**2,188,500**	**1,309,500**	**182,616,609**
Department of Administration	50,604,640	2,260,219	1,400,000	954,000		55,218,859
Department of Veterans' Affairs	400,000	2,750,000	111,703,750	1,234,500	1,309,500	117,397,750
Office of Adjutant General	10,000,000					10,000,000
Health and Social Services	**5,386,445**				**200,000**	**5,586,445**
Commission for the Blind					200,000	200,000
Vocational Rehabilitation Department	5,386,445					5,386,445
K-12 Education and Cultural	**4,601,687**	**250,001**	**2,750,001**	**2,522,000**		**10,123,689**
Education Television Commission	900,000	250,001	2,750,001	2,522,000		6,422,002
Governor's School for Science & Mathematics	534,561					534,561
School for the Deaf and Blind	167,126					167,126
State Museum	3,000,000					3,000,000
Regulatory	**4,713,209**	**5,342,015**	**18,490,150**	**950,000**		**29,495,374**
Department of Employment and Workforce	2,214,981	1,182,015	1,620,150			5,017,146
Department of Labor, Licensing and Regulation	1,148,228	3,250,000	14,250,000	950,000		19,598,228

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Department of Motor Vehicles	1,350,000	910,000	2,620,000			4,880,000
Senior Institutions and Regional Campuses	**415,085,670**	**486,036,000**	**138,900,000**	**493,277,000**	**250,609,950**	**1,783,908,620**
Clemson University	12,000,000	215,000,000	25,000,000	30,100,000	20,000,000	302,100,000
Coastal Carolina University	98,450,000	79,500,000		37,000,000		214,950,000
College of Charleston	46,226,729	107,276,000	69,490,000	197,902,000	171,828,700	592,723,429
Francis Marion University	2,600,000					2,600,000
Lander University	1,900,000					1,900,000
Medical University of South Carolina	48,668,738		40,000,000	200,000,000	20,000,000	308,668,738
South Carolina State University	25,500,000	360,000				25,860,000
The Citadel	13,365,200					13,365,200
University of South Carolina - Aiken		4,000,000				4,000,000
University of South Carolina - Beaufort				17,250,000		17,250,000
University of South Carolina - Columbia	153,605,003	76,000,000				229,605,003
University of South Carolina - Upstate	9,170,000				25,000,000	34,170,000
Winthrop University	3,600,000	3,900,000	4,410,000	11,025,000	13,781,250	36,716,250
Technical Colleges	**121,547,902**	**90,973,895**	**56,399,250**	**44,050,000**	**25,000,000**	**337,971,047**
Aiken Technical College	20,578,480					20,578,480
Central Carolina Technical College		20,000				20,000
Denmark Technical College		3,000,000				3,000,000
Florence-Darlington Technical College	20,000		1,000,000			1,020,000
Greenville Technical College	15,520,000	23,000,000	38,000,000	6,050,000	15,000,000	97,570,000
Horry-Georgetown Technical College	7,500,000					7,500,000
Midlands Technical College	7,447,145	5,900,000	7,999,250			21,346,395
Northeastern Technical College			6,400,000			6,400,000
Orangeburg-Calhoun Technical College	823,118	4,014,000				4,837,118
Piedmont Technical College	170,000	23,000,000				23,170,000
Spartanburg Community College	12,812,243					12,812,243
State Board for Technical & Comprehensive Education	40,000					40,000

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Plan by Business Area

Fund Source	2026	2027	2028	2029	2030	Total Sources
Other						
Technical College of the Lowcountry	14,629,500					14,629,500
Tri-County Technical College	26,000,000	20,500,000	3,000,000	38,000,000	10,000,000	97,500,000
Trident Technical College	14,507,416	11,039,895				25,547,311
Williamsburg Technical College	1,500,000	500,000				2,000,000
Transportation	**3,825,000**	**1,175,000**	**15,500,000**	**2,210,000**	**1,000,000**	**23,710,000**
Department of Transportation	3,825,000	1,175,000	15,500,000	2,210,000	1,000,000	23,710,000
Total Other	**702,330,047**	**618,296,123**	**352,514,241**	**585,272,500**	**279,696,295**	**2,538,109,206**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Statewide

Summary of Proposed Permanent Improvement Projects

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Clemson University Public Service and Agriculture						
Plan Year 2026						
Brody Property Acquisition	1/5				55,000	55,000
US Army Corps of Engineers Land Swap	2/5				20,000	20,000
LPH Land Purchase	3/5				300,000	300,000
Clemson Veterinary Diagnostic Center	4/5			7,000,000	5,000,000	12,000,000
Plan Year 2026 Total				7,000,000	5,375,000	12,375,000
Plan Year 2028						
Extension Education Training Facility - Sandhill	5/5	15,000,000				15,000,000
Plan Year 2028 Total		15,000,000				15,000,000
Clemson University Public Service and Agriculture Total		**15,000,000**		**7,000,000**	**5,375,000**	**27,375,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Agriculture						
Plan Year 2026						
Pee Dee State Farmers Market Event Lawn	1/4	1,500,000				1,500,000
Plan Year 2026 Total		1,500,000				1,500,000
Plan Year 2027						
Pee Dee State Farmers Market Warehouse Renovation	2/4	1,000,000				1,000,000
Plan Year 2027 Total		1,000,000				1,000,000
Plan Year 2029						
SC State Farmers Market Redevelopment Project	3/4				36,100,000	36,100,000
Pee Dee State Farmers Market (PDSFM) Redevelopment	4/4	3,000,000				3,000,000
Plan Year 2029 Total		3,000,000			36,100,000	39,100,000
Department of Agriculture Total		**5,500,000**			**36,100,000**	**41,600,000**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Marlboro - Lake Paul Wallace Dam Repair	1/103	25,000,000			1,000,000	26,000,000
State Lakes - Renovation/ Replacement of Water Cont	2/103				500,000	500,000
Lancaster - Spring Stevens Hatchery Spillway/Water C	3/103	1,200,000				1,200,000
Oconee - Walhalla State Fish Hatchery Renovation [P24-6093]	4/103	10,200,000				10,200,000
Lexington - Hatchery System Feed Storage Building	5/103	500,050				500,050
Beaufort - Turnure House Renovation [P24-6117]	6/103	500,000				500,000
Colleton - Bennett's Point Field Station Renovations [P24-6106]	7/103	394,525		5,925		400,450
Colleton - Bear Island - Mosquito Dike Improvement	8/103	324,000				324,000
Georgetown - Samworth WMA Dirleton House Renovations [P24-6114]	9/103	529,200				529,200
Aiken - Aiken Gopher Tortoise HP Land Acquisition (Korn Tract) [P24-6094]	10/103				1,020,000	1,020,000
Aiken - Gopher Branch HP Land Acquisition (Mixon Tract) [P24-6127]	11/103				70,000	70,000
Aiken - Greystone HP Land Acquisition (CSLT) [P24-6095]	12/103				5,020,000	5,020,000
Calhoun - Congaree Bluffs HP Land Acquisition (Creech)	13/103				20,000	20,000
Charleston - Botany Bay HP Land Acquisition (TT)	14/103				20,000	20,000
Charleston - Fort Lamar Heritage Preserve Land Acquisition (CCPRC)	15/103				20,000	20,000
Charelston - Botany Bay HP/WMA Land Donation (Ocella Creek) [P24-6113]	16/103				20,000	20,000
Chester - Landsford Canal WMA Land Donation (OSI) [P24-6020]	17/103				20,000	20,000
Colleton - Crosby Oxypolis HP Land Acquisition (Williams)	18/103				20,000	20,000
Colleton - St Helena Sound HP/ WMA Land Acquisition (SFI-M)	19/103	20,000				20,000
Colleton - Saint Helena Sound WMA Land Acquisition (S Fenwick Isl-Wise)	20/103			20,000		20,000
Edgefield - Horse Creek HP Land Acquisition (A)	21/103				20,000	20,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Florence - Woodbury HP/WMA Addition Land Acquisition (Snow's Island) [P24-6112]	22/103			8,500,000	1,520,000	10,020,000
Florence - Woodbury WMA Land Acquisition (River Forks) [P24-6109]	23/103			2,950,000	20,000	2,970,000
Greenville - Bunched Arrowhead HP Land Acquisition (Shelton) [P24-6122]	24/103				120,000	120,000
Greenville - Cedar Mountain HP/ WMA Land Acquisition (Bramlett-NLT) [P24-6065]	25/103				1,520,000	1,520,000
Greenville - North Saluda River WMA Land Donation (NLT)	26/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition A)	27/103				20,000	20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition B)	28/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition C)	29/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition D)	30/103	20,000				20,000
Greenville - North Saluda Trout Access Land Acquisition (Addition E)	31/103	20,000				20,000
Greenville - Middle South Saluda Trout Access Land Acquisition (Addition A)	32/103	20,000				20,000
Georgetown - Cecil Green Mountain HP Land Acquisition (AC)	33/103	20,000				20,000
Hampton - Palachucola WMA Land Acquisition (Webb-Drew)	34/103				20,000	20,000
Horry - Lewis Ocean Bay HP/WMA Land Acquisition (WT)	35/103				20,000	20,000
Horry - Little Pee Dee HP Land Acquisition (Addition A)	36/103				20,000	20,000
Horry - Little Pee Dee HP Land Acquisition (GI)	37/103	20,000				20,000
Horry - Waccamaw River HP/WMA Land Acquisition (Addition A)	38/103				20,000	20,000
Horry - Waccamaw River HP/WMA Land Acquisition (Addition B)	39/103				20,000	20,000
Horry - Waccamaw River HP/WMA Land Acquisition (OSI-4 Parcels)	40/103				60,000	60,000
Horry - Waccamaw River HP/WMA Land Acquisition (River Oaks)	41/103				20,000	20,000
Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC-Bigby)	42/103			1,800,000		1,800,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2026						
Jasper - Coosawhatchie HP/WMA Land Acquisition Part IX (SP)	43/103				20,000	20,000
Lancaster - Catawba WMA Land Acquisition (BT)	44/103	20,000				20,000
Lexington - Congaree Creek HP Land Acquisition (SB)	45/103				20,000	20,000
Lexington - Shealy's Pond HP Land Acquisition	46/103				20,000	20,000
Marion - Marsh WMA Land Acquisition (Waterfront Preservation) [P24-6097]	47/103	270,000		750,000		1,020,000
Oconee - Chauga River Land Acquisition (Addition A)	48/103	60,000				60,000
Oconee - Chauga River Land Acquisition (Addition B)	49/103	60,000				60,000
Pickens - Brown Mountain/Grassy Knob HP/WMA Land Acquisition (NLT)	50/103				20,000	20,000
Pickens - Jocassee Gorges HP/ WMA Land Acquisition (His Way) [P24-6115]	51/103				495,000	495,000
Pickens - Pickens Dove Field Expansion (Bagwell)	52/103	20,000				20,000
Pickens - South Saluda River WMA Land Acquisition (W)	53/103	30,000				30,000
Richland - Wateree River WMA Land Acquisition (Goodwill)	54/103	20,000				20,000
Sumter/Lee - Bobwhite Hills WMA Land Acquisition (Player Tract) [P24-6099]	55/103				715,000	715,000
Colleton - McKenzie Field Station Renovations [P24-6116]	56/103	200,000		200,450		400,450
Charleston - CCEHBR Building Demolition [P24-6104]	57/103	1,452,040				1,452,040
Lexington - Bundrick Island Dock Replacement	58/103	550,512				550,512
Charleston - Ft. Johnson Mechanical Infrastructure Renovations [P24-6070]	59/103	9,419,633				9,419,633
Charleston - Ft. Johnson Historic House Renovations [P24-6079]	60/103	1,435,872				1,435,872
Plan Year 2026 Total		52,365,832		14,226,375	12,420,000	79,012,207
Plan Year 2027						
Chester - Mountain Lakes Dams 1 & 2 Maintenance	61/103	950,000				950,000
Barnwell - Lake Edgar Brown Water Exchange Improvement	62/103	1,555,500				1,555,500

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2027						
Lexington - Cohen Campbell Hatchery - Renovations and Impoundment Repair	63/103	2,600,000				2,600,000
Barnwell - Barnwell State Fish Hatchery Restoration [P24-6045]	64/103	3,200,000				3,200,000
Charleston - Ft Johnson Fire Alarm & Sprinkler Replacements	65/103	330,000				330,000
Berkeley - Dennis Wildlife Center - Administration Building Renovation	66/103	3,000,000				3,000,000
Berkeley - Dennis Center - Replace Regional Workshop	67/103	3,000,000				3,000,000
Charleston - Botany Bay WMA Shop Construction	68/103				700,000	700,000
Charleston - Santee Coastal WMA Murphy Island Dock	69/103				260,000	260,000
Chesterfield - Cheraw Fish Hatchery Renovation	70/103	1,235,000				1,235,000
Georgetown - Samworth WMA - Big Field Dike Renovation	71/103	1,200,000				1,200,000
Oconee - Walhalla Hatchery Bunk House Renovation	72/103	360,000				360,000
Newberry - Belfast WMA Roof Replacement Main House	73/103	250,000				250,000
Richland - Wateree River HP/WMA Pond Impoundment Rehabilitation	74/103	2,100,000				2,100,000
Aiken - Jackson Branch HP/WMA Land Acquisition	75/103				50,000	50,000
Barnwell - Barnwell Office Renovations [P24-6119]	76/103	230,000				230,000
Florence-Lynches River Scenic WMA Land Acquisition (Humphries) [P24-6103]	77/103	429,000				429,000
Lancaster - Flat Creek Public Dove Field (HGM) [P24-6055]	78/103				20,000	20,000
Plan Year 2027 Total		20,439,500			1,030,000	21,469,500
Plan Year 2028						
Chester - Lake Oliphant Dam Maintenance	79/103	950,000				950,000
Beaufort - Replace Waddell Mariculture Center Pumphouse	80/103	2,900,000				2,900,000
Berkeley - Dennis Wildlife Center Hatchery Maintenance	81/103	13,865,500				13,865,500
Lexington - Cohen Campbell Hatchery - Renovate Production Ponds	82/103	1,500,000				1,500,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2028						
Hampton - Hamilton Ridge Historic House Renovation	83/103	3,000,000				3,000,000
Lexington - Hatchery Coordination - Grass Carp Testing Lab	84/103	500,000				500,000
Lexington - Renovate Styx Receiving Compound	85/103	2,500,000				2,500,000
Richland - Wateree River HP Road Culvert Colonel Creek	86/103				450,000	450,000
Horry - Lewis Ocean Bay HP Land Donation - Mitigation (BB)	87/103				20,000	20,000
Greenville - Bunched Arrowhead HP Land Acquisition (R)	88/103	20,000				20,000
Hampton - Duckfield Plantation WMA Land Acquisition	89/103	20,000				20,000
Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 3) [P24-6064]	90/103				20,000	20,000
Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 4) [P24-6076]	91/103				20,000	20,000
Lancaster - Liberty Hill WMA Land Acquisition (WH)	92/103	20,000				20,000
Lancaster/Kershaw - Liberty Hill WMA Land Acquisition (TCF-BH)	93/103	20,000				20,000
Lexington - Peachtree Rock HP Land Acquisition (PR)	94/103	20,000				20,000
Marion - Little Pee Dee HP Land Acquisition (GF)	95/103				20,000	20,000
Marion - Little Pee Dee HP Land Acquisition (OMT)	96/103				20,000	20,000
Marion - Little Pee Dee HP Land Acquisition (SM)	97/103	20,000				20,000
Plan Year 2028 Total		25,335,500			550,000	25,885,500
Plan Year 2029						
Charleston - Battleground Trust Land Donation (Ft Johnson COC)	98/103	20,000				20,000
Charleston - Battleground Trust Land Donation (Ft Johnson MUSC)	99/103	20,000				20,000
Fort Johnson Multi Agency Facility	100/103	45,000,000				45,000,000
Hampton - Lake Warren Dam Maintenance	101/103	1,000,000				1,000,000
Union - Lake Long Fishing Piers	102/103				425,000	425,000
Lexington - Congaree Creek HP Workshop	103/103				250,000	250,000

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Natural Resources						
Plan Year 2029						
Plan Year 2029 Total		46,040,000			675,000	46,715,000
Department of Natural Resources Total		**144,180,832**		**14,226,375**	**14,675,000**	**173,082,207**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2026						
Venues at Arsenal Hill Improvements	1/69	18,225,000			1,775,000	20,000,000
Cheraw State Park Cabins	2/69	1,600,000		2,500,000		4,100,000
Paving Agreement with SCDOT	3/69	8,500,000			1,670,000	10,170,000
Charles Towne Landing Puma Habitat Replacement	4/69	500,000			720,999	1,220,999
Welcome Center Rebuild - North Augusta	5/69	9,434,951				9,434,951
Blacksburg Welcome Center Rebuild and Beautification	6/69	8,000,000				8,000,000
Ramsey Grove Duck Impoundments	7/69	500,000				500,000
Statewide Dam Spillway Repairs	8/69	8,250,000				8,250,000
Day-use Restroom Renovations	9/69	2,000,000				2,000,000
Lake Greenwood Campground Improvements	10/69	250,000				250,000
Campground Bathhouse Improvements	11/69	4,000,000				4,000,000
Hampton Plantation Boardwalk and Dock	12/69	500,000				500,000
Repair Kayak Launch at Aiken	13/69	300,000				300,000
Restoration of 1930's CCC Structures	14/69	12,000,000				12,000,000
Pine Island Facility Enhancements	15/69	4,735,000				4,735,000
Misty Lake Facility Enhancements	16/69	4,000,000				4,000,000
Dearborn New Park Development	17/69	5,000,000				5,000,000
Ramsey Grove New Park Development	18/69	10,010,000				10,010,000
Statewide Property Acquisition - Phase 1	19/69	10,000,000				10,000,000
May Forest New Park Development	20/69	7,530,000				7,530,000
Property Acquisition - Caesars Headwaters	21/69	20,000			1,000,000	1,020,000
Paris Mountain McJunkin Property Purchase	22/69	1,000,000			20,000	1,020,000
Calhoun Falls State Park Marina Replacement	23/69	2,350,000				2,350,000
Edisto Beach State Park Bank Stabilization	24/69	42,876		300,401	184,151	527,428
Nisbet Tract Donation	25/69	20,000				20,000
Black River New Park Development	26/69	9,500,991				9,500,991

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2026						
Croft State Park - Boy Scouts / Equestrian	27/69	750,000				750,000
New Park Staff Housing Renovations	28/69	550,000				550,000
Blackstock Plantation Construction Donation	29/69	1,338,772				1,338,772
Property Acquisition - Wingard - Pipsissewa Passage	30/69	20,000			1,000,000	1,020,000
Property Acquisition – Glassy Mountain Foothills	31/69	20,000		1,000,000		1,020,000
Property Acquisition – Hutto Tract	32/69	20,000			155,000	175,000
Cheraw State Park Boardwalk	33/69				1,000,000	1,000,000
Plan Year 2026 Total		130,967,590		3,800,401	7,525,150	142,293,141
Plan Year 2027						
Ranger Residence Renovations	34/69	1,500,000				1,500,000
Hunting Island State Park Cabins	35/69	10,000,000				10,000,000
Water System Upgrades	36/69	2,000,000				2,000,000
Wastewater System Upgrades	37/69	2,000,000				2,000,000
Table Rock Nature Center Deck	38/69	343,250			156,750	500,000
Build Park Office at Lake Wateree SP	39/69	350,000				350,000
Build Park Office at Goodale SP	40/69	350,000				350,000
Cabin Upgrades	41/69	14,000,000				14,000,000
Camper Cabins	42/69	3,525,000				3,525,000
Hickory Knob Upgrades	43/69	3,000,000				3,000,000
Asbestos/Mold/Mildew Remediation - Phase 6	44/69	1,000,000				1,000,000
Campground Upgrades/Full Service Sites - Phase 1	45/69	3,000,000				3,000,000
SCPRT Support Center Improvements	46/69	3,600,000				3,600,000
Mountain Laurel Campground Upgrades	47/69	1,500,000				1,500,000
Plan Year 2027 Total		46,168,250			156,750	46,325,000
Plan Year 2028						
Welcome Center Rebuild - Little River	48/69	6,000,000				6,000,000

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Plan Year 2028						
Kings Mountain CCC Bathhouse Renovation	49/69	4,000,000				4,000,000
LWCF Boardwalk Repairs - Lake Juniper (Cheraw SP)	50/69			100,000	100,000	200,000
Fairplay Welcome Center Wastewater Treatment Plant	51/69				300,000	300,000
Plan Year 2028 Total		10,000,000		100,000	400,000	10,500,000
Plan Year 2029						
State Lake Management	52/69	3,000,000				3,000,000
Shoreline Stabilization - Part 2	53/69	5,950,000				5,950,000
Welcome Center Rebuild - Landrum	54/69	5,000,000				5,000,000
Statewide Dam Spillway Repairs II	55/69	3,750,000				3,750,000
CTL Animal Forest: Shorebird Netting Replacement	56/69	250,000				250,000
CTL Animal Forest: Turkey Exhibit Netting Replacement	57/69	250,000				250,000
Plan Year 2029 Total		18,200,000				18,200,000
Plan Year 2030						
Historic Homes Repair/Renovations, Statewide	58/69	10,000,000				10,000,000
Habitat Restoration	59/69				300,000	300,000
Statewide Trail Improvements and Repairs	60/69	500,000				500,000
Myrtle Beach Pier	61/69	3,000,000				3,000,000
Hickory Knob Pro Shop Renovation	62/69	500,000				500,000
Lake Wateree State Park Campground Upgrades	63/69	2,000,000				2,000,000
Build Park Office at Sadlers Creek State Park	64/69	350,000				350,000
Colonial Dorchester Visitor's Center	65/69	3,000,000				3,000,000
Lake Warren Park Improvements	66/69	1,000,000				1,000,000
Edisto Beach State Park Beach Restoration	67/69	12,500,000				12,500,000
Huntington Beach State Park Beach Restoration	68/69	12,500,000				12,500,000
Hunting Island State Park Beach Restoration	69/69	20,000,000				20,000,000
Plan Year 2030 Total		65,350,000			300,000	65,650,000

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Department of Parks, Recreation and Tourism						
Department of Parks, Recreation and Tourism Total		**270,685,840**		**3,900,401**	**8,381,900**	**282,968,141**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Forestry Commission						
Plan Year 2026						
Buckfield Project	1/5				8,050,000	8,050,000
Beech Hill Project	2/5				4,045,000	4,045,000
Lost Creek Project	3/5				1,433,000	1,433,000
Chelsea Plantation	4/5				32,000,000	32,000,000
Plan Year 2026 Total					45,528,000	45,528,000
Plan Year 2028						
Millaree Project	5/5				20,000	20,000
Plan Year 2028 Total					20,000	20,000
Forestry Commission Total					**45,548,000**	**45,548,000**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
Patriots Point Development Authority						
Plan Year 2026						
Pier Repairs	1/4				986,320	986,320
Laffey Dry Dock	2/4				3,000,000	3,000,000
USS Yorktown Remediation	3/4				5,000,000	5,000,000
Plan Year 2026 Total					8,986,320	8,986,320
Plan Year 2028						
Patriots Point Gift Shop Building	4/4	25,000,000				25,000,000
Plan Year 2028 Total		25,000,000				25,000,000
Patriots Point Development Authority Total		**25,000,000**			**8,986,320**	**33,986,320**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
South Carolina State University Public Service and Agriculture						
Plan Year 2026						
Camp Harry E. Daniels Redevelopment Project (Calhoun County)	1/16	20,000,000		14,000,000		34,000,000
Ag Research and Education Center (AREC)	2/16			7,532,520		7,532,520
Animal Research and Education Center	3/16	20,000,000				20,000,000
Building Renovation (Catawba Region)	4/16			30,000	1,000,000	1,030,000
Midlands Cluster (Cayce Facility) Renovations	5/16			14,570,000		14,570,000
Olar Research & Extension Farm Expansion	6/16	19,600,000		400,000		20,000,000
Plan Year 2026 Total		59,600,000		36,532,520	1,000,000	97,132,520
Plan Year 2027						
Facility Acquisition (Orangeburg County)	7/16			45,000	1,475,000	1,520,000
Facility Acquisition (Santee-Wateree Region)	8/16			45,000	1,475,000	1,520,000
Facility Acquisition (Greenville)	9/16			20,000	1,500,000	1,520,000
Plan Year 2027 Total				110,000	4,450,000	4,560,000
Plan Year 2028						
Building Renovation (Orangeburg)	10/16			50,000	1,000,000	1,050,000
Building Renovation (Santee-Wateree)	11/16			50,000	1,000,000	1,050,000
Facility Acquisition (Beaufort County)	12/16			20,000	2,500,000	2,520,000
Building Renovation (Greenville)	13/16			50,000	1,000,000	1,050,000
Plan Year 2028 Total				170,000	5,500,000	5,670,000
Plan Year 2029						
Building Renovation (Beaufort County)	14/16			500,000	50,000	550,000
Facility Acquisition (Greenwood)	15/16			20,000	1,500,000	1,520,000
Plan Year 2029 Total				520,000	1,550,000	2,070,000
Plan Year 2030						
Building Renovation (Greenwood)	16/16			50,000	500,000	550,000
Plan Year 2030 Total				50,000	500,000	550,000
South Carolina State University Public Service and Agriculture Total		**59,600,000**		**37,382,520**	**13,000,000**	**109,982,520**

Summary of Proposed Permanent Improvement Projects

Conservation, Natural Resources and Development	Rank	State	Debt	Federal	Other	Total Sources
State Ports Authority						
Plan Year 2026						
Navy Base Intermodal Facility	1/1	500,000,000				500,000,000
Plan Year 2026 Total		500,000,000				500,000,000
State Ports Authority Total		**500,000,000**				**500,000,000**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Corrections						
Plan Year 2026						
Add Icon System at Turbeville CI. Remini Dorm	1/38	2,000,000				2,000,000
Kershaw CI - 2 Chiller & Cooling Tower Replacement	2/38	3,000,000				3,000,000
Add Icon System to 7 Institutional Lock-Up Dorms	3/38	2,000,000				2,000,000
Statewide Roofing Replace and Repair	4/38	2,500,000				2,500,000
Kirkland CI - Replace Shingles on 7 Housing Units	5/38	826,899			373,101	1,200,000
Plan Year 2026 Total		10,326,899			373,101	10,700,000
Plan Year 2027						
Roof Replacing and Repair, Kirkland and Broad River CI. Admin and Support Buildings.	6/38	15,000,000				15,000,000
Add 256 Bed Housing Unit to Broad River Complex	7/38	35,000,000				35,000,000
Replacement of Underground High Voltage Cables and Transformers at Lieber, McCormick and Evans CI.	8/38	8,500,000				8,500,000
Statewide Roofing	9/38	8,000,000				8,000,000
TygerRiver CI Lower Yard - Lockup Replace Roof	10/38				2,000,000	2,000,000
Perimeter Road Security Fence	11/38				400,000	400,000
Lee Engineering Room Upgrades	12/38	2,283,548				2,283,548
Lieber CI - Kitchen Floor Resurface	13/38				226,255	226,255
Methane Recapture Project	14/38				14,500,000	14,500,000
Plan Year 2027 Total		68,783,548			17,126,255	85,909,803
Plan Year 2028						
Add 256 bed housing unit to Broad River Complex	15/38	35,000,000				35,000,000
Manning CI - Add HVAC to Tunnel	16/38	10,000,000				10,000,000
Kirkland CI Training Trailer Replacement	17/38	2,000,000				2,000,000
Wateree CI Waste Water Treatment Plant Upgrade	18/38	15,000,000				15,000,000
Major Maintenance and Repairs	19/38	8,000,000				8,000,000
Lee Lockup Slider Door Replacement	20/38	2,000,000				2,000,000

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Corrections						
Plan Year 2028						
Razor wire replacement of perimeter fence interior top and dog run at 19 institutions.	21/38	6,390,000				6,390,000
MacDougall CI - Demolish and Rebuild Palmer Building	22/38	6,000,000				6,000,000
Plan Year 2028 Total		84,390,000				84,390,000
Plan Year 2029						
Add 256 Housing Unit to Broad River Complex	23/38	35,000,000				35,000,000
Mech. & Elect. Equipment Upgrades & Replacements	24/38	6,000,000				6,000,000
General Maintenance-Fire alarm Replacement	25/38	9,000,000				9,000,000
Tyger River CI. Wastewater Treatment Plant Upgrade	26/38	15,000,000				15,000,000
Renovations at the Central Inmate Bus Terminal	27/38	1,250,000				1,250,000
Academy Range Training Facility	28/38	2,000,000				2,000,000
Camille Mental Health Therapy Class Room	29/38	2,250,000				2,250,000
Broad River Mental Health Therapy Class Room	30/38	2,250,000				2,250,000
Tyger River Range House	31/38	500,000				500,000
Regional Office - Turbeville	32/38	600,000				600,000
CERT Building Lieber	33/38	400,000				400,000
Plan Year 2029 Total		74,250,000				74,250,000
Plan Year 2030						
Major Maintenance and Repair	34/38	8,000,000				8,000,000
Security/Detention Systems & Equipment	35/38	5,000,000				5,000,000
General Maintenance - Roofing	36/38	2,500,000				2,500,000
General Maintenance - Floor Repairs/Replacements	37/38	1,000,000				1,000,000
Wateree CI Waste Water Treatment Plant Upgrade	38/38	15,000,000				15,000,000
Plan Year 2030 Total		31,500,000				31,500,000
Department of Corrections Total		**269,250,447**			**17,499,356**	**286,749,803**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Juvenile Justice						
Plan Year 2026						
SCDJJ Infirmary	1/38	15,000,000				15,000,000
MEDC (BRRC) Additional Roof Replacements	2/38	3,675,000				3,675,000
MEDC Gatehouse Replacement	3/38	2,000,000				2,000,000
DJJ Kitchen and Laundry Building Replacements	4/38	6,500,000				6,500,000
UEDC & CEDC Safety and Security Upgrades	5/38	8,000,000				8,000,000
Emergency Security Renovations	6/38	12,500,000				12,500,000
Birchwood High School Renovation	7/38	8,000,000				8,000,000
Air Handler Replacements at UEC, CEC, and JDC Annex	8/38	3,000,000				3,000,000
Interior Fencing for MEDC	9/38	4,000,000				4,000,000
Wellness Center Roof	10/38	1,000,000				1,000,000
JDC Sallyport Improvements	11/38	1,700,000				1,700,000
Demolish Buildings	12/38	1,825,000				1,825,000
Convert Laurel to Evaluation Center	13/38	3,000,000				3,000,000
Plan Year 2026 Total		70,200,000				70,200,000
Plan Year 2027						
Dispatch Building Replacement	14/38	5,000,000				5,000,000
Demolish Buildings	15/38	4,000,000				4,000,000
New Administration Building	16/38	5,000,000				5,000,000
CIOC Renovation	17/38	3,250,000				3,250,000
Paving Repairs and Resurfacing	18/38	4,000,000				4,000,000
Tree Removal for Security	19/38	750,000				750,000
Plan Year 2027 Total		22,000,000				22,000,000
Plan Year 2028						
Building Access Control	20/38	280,000				280,000
Major Maintenance and Repairs	21/38	3,000,000				3,000,000
Demolish Buildings	22/38	4,000,000				4,000,000
Records/Storage Building	23/38	4,000,000				4,000,000
HVAC Replacements	24/38	2,000,000				2,000,000
New Warehouse	25/38	7,000,000				7,000,000

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Juvenile Justice						
Plan Year 2028						
Additional Security Fencing	26/38	3,000,000				3,000,000
Roof Replacement for CEC	27/38	250,000				250,000
Plan Year 2028 Total		23,530,000				23,530,000
Plan Year 2029						
Emergency Generator Replacement	28/38	2,500,000				2,500,000
Demolish Buildings	29/38	3,000,000				3,000,000
General Maintenance-Fire Alarm Replacements	30/38	7,000,000				7,000,000
Remodel Old R&E Gym For Storage	31/38	1,500,000				1,500,000
Remodel Moultrie Building	32/38	4,000,000				4,000,000
PSO Building Replacement	33/38	5,000,000				5,000,000
Plan Year 2029 Total		23,000,000				23,000,000
Plan Year 2030						
Major Maintenance and Repairs	34/38	3,000,000				3,000,000
Maintenance/Support Services Building	35/38	7,000,000				7,000,000
Safety and Security Upgrades	36/38	5,000,000				5,000,000
Camp Upgrades	37/38	5,000,000				5,000,000
BRRC Perimeter Upgrade	38/38	3,000,000				3,000,000
Plan Year 2030 Total		23,000,000				23,000,000
Department of Juvenile Justice Total		**161,730,000**				**161,730,000**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Department of Public Safety						
Plan Year 2026						
DPS/DMV Headquarters Parking Lot Expansion	1/9				1,478,888	1,478,888
DMV Headquarters Ground Floor HVAC Renovation	2/9	2,400,000				2,400,000
Plan Year 2026 Total		2,400,000			1,478,888	3,878,888
Plan Year 2027						
DPS Headquarters 300 Ton Chiller Replacement - 2	3/9				800,000	800,000
DMV Headquarters Air Handler/ Controls Replacements	4/9	3,352,935				3,352,935
Plan Year 2027 Total		3,352,935			800,000	4,152,935
Plan Year 2028						
DPS Headquarters 70-Ton Chiller Replacement	5/9				401,090	401,090
Highway Patrol Facilities Statewide Paving	6/9				500,000	500,000
Plan Year 2028 Total					901,090	901,090
Plan Year 2029						
DMV Headquarters First Floor HVAC Renovation	7/9	2,444,683				2,444,683
DPS/DMV Passenger Elevator Upgrades	8/9				1,750,000	1,750,000
Plan Year 2029 Total		2,444,683			1,750,000	4,194,683
Plan Year 2030						
DPS/DMV Warehouse HVAC replacement	9/9				776,845	776,845
Plan Year 2030 Total					776,845	776,845
Department of Public Safety Total		**8,197,618**			**5,706,823**	**13,904,441**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
Law Enforcement Training Council						
Plan Year 2026						
Renovate North and West Dorm Restrooms	1/5	1,240,553			308,772	1,549,325
Plan Year 2026 Total		1,240,553			308,772	1,549,325
Plan Year 2027						
Renovate East Dorm Restrooms and Replace HVAC System	2/5				1,752,292	1,752,292
Water Heater Replacements	3/5				277,725	277,725
Plan Year 2027 Total					2,030,017	2,030,017
Plan Year 2028						
Weapons Range Roof Replacements	4/5	408,500				408,500
Plan Year 2028 Total		408,500				408,500
Plan Year 2029						
Air Handler and Fan Coil Replacements	5/5	1,894,500				1,894,500
Plan Year 2029 Total		1,894,500				1,894,500
Law Enforcement Training Council Total		**3,543,553**			**2,338,789**	**5,882,342**

Summary of Proposed Permanent Improvement Projects

Correctional and Public Safety	Rank	State	Debt	Federal	Other	Total Sources
State Law Enforcement Division						
Plan Year 2026						
CJIS HVAC Replacement	1/9				454,678	454,678
Headquarters Cyber Remodel	2/9				2,110,585	2,110,585
Aviation Facility - Land Acquisition	3/9				20,000	20,000
Pee Dee Generator	4/9				250,000	250,000
Forensics Lab Air Compressor	5/9				125,000	125,000
Replace Energy Management System	6/9				210,000	210,000
Plan Year 2026 Total					3,170,263	3,170,263
Plan Year 2027						
4416 Cooling Tower	7/9				200,000	200,000
CJIS Roof	8/9				390,500	390,500
Aviation Facility - Construction	9/9	5,000,000			3,325,471	8,325,471
Plan Year 2027 Total		5,000,000			3,915,971	8,915,971
State Law Enforcement Division Total		**5,000,000**			**7,086,234**	**12,086,234**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2026						
D50-6174 Columbia Mills Building - Energy Savings Performance Contract	1/88				15,050,000	15,050,000
Sumter Street Building - Roof Replacement	2/88	720,000				720,000
Calhoun and Supreme Court Office Space Renovations	3/88				1,641,410	1,641,410
SC Archives & History Building - Clean Steam Boiler Replacement	4/88	460,000				460,000
D50-6112 Wade Hampton Building - Flooring Repair and Replacement Annualized	5/88	767,983				767,983
D50-6181 Supreme Court Building First and Second Floor Carpet Replacement	6/88				487,500	487,500
SC Data Center - Parking Lot Repairs and Resurfacing	7/88	340,000				340,000
D50-6158 SC Data Center - Replace UPS A-Side Modules and Battery String	8/88				2,953,219	2,953,219
D50-6139 State Fleet - Construct New Pole Building	9/88				924,197	924,197
D50-6179 Assembly Street Parking Deck - Elevator Modernization	10/88	56,470			430,809	487,279
D50-6166 Columbia Mills Building - SCCRR&MM Gist Gallery Renovation	11/88				300,000	300,000
Dennis Building Swing Space Upfit	12/88				300,000	300,000
Wade Hampton Window Refurbishment or Replacement	13/88	4,900,000				4,900,000
Calhoun Building Flooring Replacement	14/88	435,030				435,030
McEachern Parking Reinforcement & Restriping	15/88	500,000			96,481	596,481
SC Data Center - Replace ATS #3 & #7 and Emergency Breaker Retrofit	16/88				840,000	840,000
SC Data Center - Replace CRAC Units 3, 8, 7 & 9	17/88				685,000	685,000
D50-6103 SC State House - VAV Replacement, HVAC Controls & AHU #1 Re-Build	18/88	3,338,477			126,024	3,464,501
Federal Surplus - Replace Federal Surplus Warehouse	19/88				10,910,000	10,910,000
Brown Building - HVAC Pumps Replacement Project	20/88	290,000				290,000
Supreme Court Pump Replacement	21/88	285,000				285,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2026						
State Library Building - Plaza Deck Repairs	22/88	650,000				650,000
Supreme Court Bathroom Renovations	23/88	400,000				400,000
State Owned Buildings Security Upgrades	24/88	24,000,000				24,000,000
Mills/Jarrett Elevator Modernization	25/88	308,985				308,985
Laurel Street Warehouse - Electrical Panelboards & Switchboard Replacement	26/88	338,000				338,000
Columbia Mills SCSM 1st and 4th Floor Buildout	27/88	5,000,000				5,000,000
SCSM Reimagine the Experience Permanent Gallery Improvement	28/88	20,000,000				20,000,000
Security Alarm System & Wayfinding Emergency Public Announcement System	29/88	300,000				300,000
D50-6094 Dennis Building - Attorney General's Office 1st, 2nd, & 3rd Floor Densification	30/88				15,000,000	15,000,000
Columbia Mills Generator Replacement Project	31/88				363,000	363,000
Mills/Jarrett Repave Parking Lot	32/88				497,000	497,000
Plan Year 2026 Total		63,089,945			50,604,640	113,694,585
Plan Year 2027						
Sumter St Brick Wall Repointing East, South, West	33/88	650,000				650,000
FM Energy Facility Generator Addition	34/88	1,600,000				1,600,000
Gressette Building Replace VAVs, Ductwork, and Penthouse AHU Supply Fans	35/88	754,000				754,000
Senate Street Lodge Replace Roof	36/88				400,000	400,000
Supreme Court Replace Lower Roof	37/88	450,000				450,000
State Library Replace Sanitary Sewer Drains	38/88	250,000				250,000
Dennis Building 1st Floor AHU, VAVs and Water Line, Lighting and Ceiling Tiles	39/88	1,800,744				1,800,744
Dennis Bldg 2nd and 3rd Floor HVAC and Water Lines	40/88	1,500,000				1,500,000
Sumter Street Parking Lot Resurfacing	41/88	400,000				400,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2027						
State House Passenger Elevators Modernization	42/88	900,000				900,000
Laurel Street Warehouse Parking Lot Resurfacing	43/88				750,000	750,000
Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)	44/88	1,200,000				1,200,000
SC Data Center - Replace CRAC Units 2, 6, 10 & 11	45/88				500,000	500,000
State House Rebuild AHUs #4-#9	46/88	1,199,037			560,219	1,759,256
Calhoun Hallway Lighting & Interlocking Ceiling	47/88	300,000				300,000
Mills/Jarrett Mills Roof Replacement	48/88	200,000			50,000	250,000
State House Steam & Chilled Water Supply & Return	49/88	1,439,781				1,439,781
Plan Year 2027 Total		12,643,562			2,260,219	14,903,781
Plan Year 2028						
McEachern Parking Facility Replace Lights with LED	50/88	700,000				700,000
Wade Hampton Water Fountains and Drain Lines	51/88	500,000				500,000
SCDAH Flooring Replacement	52/88	425,000				425,000
Columbia Mills Pave Parking Lot	53/88	398,781				398,781
Wade Hampton Bathrooms & Domestic Water Lines	54/88	1,000,000				1,000,000
Data Center Fire Protection Replacement Project	55/88	608,168				608,168
Dennis Bldg 4th and 5th Floor Water Lines	56/88	1,500,000				1,500,000
Gressette Fire Alarm System Replacement	57/88	499,609				499,609
FM Energy Facility Replace Boiler #1 and Chilled Water Pumps	58/88	2,250,000				2,250,000
Brown Building Fire Alarm System Replacement	59/88	386,000				386,000
State House Interior Lighting Upgrades (LED)	60/88				1,400,000	1,400,000
FM Energy Replace Cooling Tower #1	61/88	700,000				700,000
Laurel Street Warehouse Replace Roof	62/88	587,120				587,120
Gressette Replace 5th Floor VAVs, Ductwork, and Pentouse AHU Supply Fans	63/88	754,000				754,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2028						
Brown Bldg VAVs, Lighting & Ceiling Tiles (2nd Fl)	64/88	1,600,000				1,600,000
Plan Year 2028 Total		11,908,678			1,400,000	13,308,678
Plan Year 2029						
Dennis Bldg 6th and 7th Floor Water Lines	65/88	1,500,000			200,000	1,700,000
Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (4th Floor)	66/88				754,000	754,000
Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles (3rd Floor)	67/88	1,600,000				1,600,000
Columbia Mills Elevator Modernization	68/88	635,000				635,000
Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)	69/88	1,500,000				1,500,000
Assembly Street Parking Deck Concrete Repair	70/88	1,653,750				1,653,750
McEachern Parking Facility Fire Protection	71/88	2,371,571				2,371,571
Blatt Building Electrical Renovations	72/88	899,000				899,000
Mills/Jarrett Building Lightning Protection System	73/88	250,000				250,000
Archives and History Replace 3rd Floor AHUs	74/88	759,460				759,460
Laurel Street Warehouse Upgrade Fire Protection and Suppression	75/88	570,000				570,000
FM Energy Facility Electrical Modernization	76/88	615,000				615,000
Plan Year 2029 Total		12,353,781			954,000	13,307,781
Plan Year 2030						
Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (3rd Floor)	77/88	503,000				503,000
Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles (2nd Floor)	78/88	1,600,000				1,600,000
Archives and History Replace Fire Alarm System and Sprinkler	79/88	878,407				878,407
Senate Street Lodge Replace Cooling Towers	80/88	500,000				500,000
Blatt Replace FACP and Devices	81/88	952,000				952,000
Supreme Court HVAC Replacement	82/88	1,300,000				1,300,000
Brown Building Replace Building Automation System	83/88	728,000				728,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Administration						
Plan Year 2030						
Archives and History Elevator Modernization	84/88	569,278				569,278
FM Energy Facility Replace Boiler #2 and DHW System	85/88	614,600				614,600
Laurel Street Warehouse HVAC Renovation	86/88	761,271				761,271
Brown Building Elevator Modernization	87/88	2,000,000				2,000,000
Blatt Building Roof Replacement	88/88	870,240				870,240
Plan Year 2030 Total		11,276,796				11,276,796
Department of Administration Total		**111,272,762**			**55,218,859**	**166,491,621**

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Veterans' Affairs						
Plan Year 2026						
Campbell Laundry Boiler	1/18	300,000				300,000
Campbell Shower Renovation and Modifications	2/18	900,000				900,000
State Veterans' Cemetery, Committal Shelter II	3/18	1,541,263				1,541,263
Campbell Fan Coil Unit Replacement	4/18	5,500,000				5,500,000
Veterans Victory House Walk-in Refrigerator Freezer	5/18				400,000	400,000
Campbell Backup Power Docking Station	6/18	300,000				300,000
Plan Year 2026 Total		8,541,263			400,000	8,941,263
Plan Year 2027						
Campbell Boiler – Cleaver Brooks	7/18				450,000	450,000
Veterans Victory House Curry Nurse Station Renovation	8/18				800,000	800,000
Campbell Flooring Replacement	9/18				500,000	500,000
Campbell Veterans Nursing Home Rooms Renovations	10/18	2,000,000				2,000,000
Campbell Asphalt Replacement	11/18				1,000,000	1,000,000
Stone Veterans Nursing Home Improvements	12/18	8,500,000				8,500,000
Plan Year 2027 Total		10,500,000			2,750,000	13,250,000
Plan Year 2028						
Stone VA Flooring Replacement	13/18	607,250			3,750	611,000
State Veterans' Nursing Home Construction (Lexington)	14/18				111,700,000	111,700,000
Veterans Victory House Shower Improvements	15/18	600,000				600,000
Plan Year 2028 Total		1,207,250			111,703,750	112,911,000
Plan Year 2029						
State Veterans' Nursing Home Construction (Horry)	16/18	30,580,500		59,085,000	1,234,500	90,900,000
Plan Year 2029 Total		30,580,500		59,085,000	1,234,500	90,900,000
Plan Year 2030						
State Veterans' Nursing Home Construction (Orangeburg)	17/18	29,290,500		56,828,571	1,309,500	87,428,571
Campbell Metal Roof Replacememt	18/18	900,000				900,000

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Department of Veterans' Affairs						
Plan Year 2030						
Plan Year 2030 Total		30,190,500		56,828,571	1,309,500	88,328,571
Department of Veterans' Affairs Total		**81,019,513**		**115,913,571**	**117,397,750**	**314,330,834**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2026						
Moncks Corner Readiness Center Fire Repairs	1/55	375,527		375,527		751,054
USPFO Warehouse Latrines	2/55			1,100,480		1,100,480
McEntire Joint National Guard Base - Land Management	3/55	149,575				149,575
Unit Training and Equipment Site (UTES) Exterior Painting	4/55			250,137		250,137
Multi-Purpose Machine Gun Range Construction	5/55	2,176,244		10,787,389		12,963,633
SCEMD (Pine Ridge Armory) Building Expansion	6/55	16,587,998		14,500,000		31,087,998
Office of the Adjutant General Facility Upgrades (Annual)	7/55	2,949,928		1,238,966		4,188,894
Statewide Readiness Center Stand-By Emergency Generators (Annual)	8/55	2,275,625		2,275,625		4,551,250
Georgetown Armory Roof Replacement	9/55	625,000		625,000		1,250,000
RC / FMS Parking Improvements (Annual)	10/55	694,072		704,572		1,398,644
Exercise Field Shelter	11/55			1,905,000		1,905,000
Youth Challenge Academy Administrative Buildings Roof Replacements	12/55			300,000		300,000
NG Federal Facilities Revitalization (Annual)	13/55			1,436,011		1,436,011
Graniteville Land Purchase	14/55	205,000				205,000
(H29) USC Aiken - Cyber Integration Center 9835-B and Aiken Readiness Center 9835-A	15/55	9,016,241		19,824,464	10,000,000	38,840,705
Clark's Hill Training Site Cabin Renovation	16/55			500,000		500,000
McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract	17/55	951,450				951,450
Rock Hill HVAC	18/55	220,000		220,000		440,000
Exercise Field Shelter	19/55			1,582,891		1,582,891
Armory Revitalizations 2024-2025 (Annual)	20/55	9,366,460		9,366,461		18,732,921
Statewide Readiness Center Female Latrines (Annual)	21/55	244,625		733,875		978,500
Training Sites TT Enlisted Barracks Replc (Annual)	22/55			1,896,985		1,896,985
Graniteville Armory Roof Repairs	23/55	648,900		648,900		1,297,800
Plan Year 2026 Total		46,486,645		70,272,283	10,000,000	126,758,928

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2027						
Armory Revitalizations 2024-2025 (Annual)	24/55	5,633,539		5,633,540		11,267,079
Statewide Readiness Center Female Latrines (Annual)	25/55	140,875		422,625		563,500
Statewide Readiness Center Stand-By Generators (Annual)	26/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	27/55			2,857,603		2,857,603
RC / FMS Parking Improvements (Annual)	28/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	29/55			1,828,500		1,828,500
RC / FMS Roof Repairs (Annual)	30/55	632,500		632,500		1,265,000
Office of the Adjutant General Facility Upgrades	31/55	500,000		500,000		1,000,000
Armory Revitalizations 2026-2027 (Annual)	32/55	500,000		500,000		1,000,000
Plan Year 2027 Total		8,678,990		14,170,094		22,849,084
Plan Year 2028						
Armory Revitalizations 2026-2027 (Annual)	33/55	6,325,000		6,325,000		12,650,000
Statewide Readiness Ctr Female Latrines (Annual)	34/55	244,625		733,875		978,500
Statewide Readiness Center Stand-By Generators (Annual)	35/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	36/55			2,857,603		2,857,603
Office of the Adjutant General Facility Upgrades	37/55	500,000		500,000		1,000,000
RC / FMS Parking Improvements (Annual)	38/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	39/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	40/55	632,500		632,500		1,265,000
Plan Year 2028 Total		8,974,201		14,057,664		23,031,865
Plan Year 2029						
Armory Revitalizations 2026-2027 (Annual)	41/55	6,325,000		6,325,000		12,650,000
Statewide Readiness Ctr Female Latrines (Annual)	42/55	127,938		383,812		511,750
Statewide Readiness Center Stand-By Generators (Annual)	43/55	261,625		784,875		1,046,500

Summary of Proposed Permanent Improvement Projects

Executive and Administrative	Rank	State	Debt	Federal	Other	Total Sources
Office of Adjutant General						
Plan Year 2029						
Training Sites TT Enlisted Barracks Replc (Annual)	44/55			2,857,603		2,857,603
RC / FMS Parking Improvements (Annual)	45/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	46/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	47/55	632,500		632,500		1,265,000
Plan Year 2029 Total		8,357,514		13,207,601		21,565,115
Plan Year 2030						
Armory Revitalizations 2029-2030 (Annual)	48/55	6,325,001		6,324,999		12,650,000
Statewide Readiness Center Female Latrines (Annual)	49/55	255,875		767,625		1,023,500
Statewide Readiness Center Stand-By Generators (Annual)	50/55	261,625		784,875		1,046,500
Training Sites TT Enlisted Barracks Replc (Annual)	51/55			2,259,750		2,259,750
Office of the Adjutant General Facility Upgrades (Annual)	52/55	1,336,620		151,980		1,488,600
RC/ FMS Parking Improvements (Annual)	53/55	1,010,451		1,010,451		2,020,902
NG Federal Facilities Revitalization (Annual)	54/55			1,213,360		1,213,360
RC / FMS Roof Repairs (Annual)	55/55	632,500		632,500		1,265,000
Plan Year 2030 Total		9,822,072		13,145,540		22,967,612
Office of Adjutant General Total		**82,319,422**		**124,853,182**	**10,000,000**	**217,172,604**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Commission for the Blind						
Plan Year 2029						
Remove and Replace Existing Parking Lot - Columbia Campus	1/2	57,000		243,000		300,000
Plan Year 2029 Total		57,000		243,000		300,000
Plan Year 2030						
Replace Drain Lines in Building C - Columbia Campus	2/2			300,000	200,000	500,000
Plan Year 2030 Total				300,000	200,000	500,000
Commission for the Blind Total		**57,000**		**543,000**	**200,000**	**800,000**

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Department of Public Health						
Plan Year 2027						
Hayne Lab Exterior Sealing, Cleaning and Painting to include possible asbestos abatement	1/1	500,000				500,000
Plan Year 2027 Total		500,000				500,000
Department of Public Health Total		**500,000**				**500,000**

Summary of Proposed Permanent Improvement Projects

Health and Social Services	Rank	State	Debt	Federal	Other	Total Sources
Vocational Rehabilitation Department						
Plan Year 2026						
Berkeley-Dorchester VR Center Re-roofing	1/15	494,000		194,600		688,600
Conway VR Center Repaving	2/15	141,750		425,250		567,000
Lexington VR Center Repaving	3/15	176,850		530,550		707,400
ITTC/Rehabilitation Engineering Building Repaving	4/15	150,000		450,000		600,000
Evaluation Center/State Office Repaving	5/15	150,000		450,000		600,000
Dorm Building VR Ctr Replacement - Heat Pump Units	6/15	73,750		221,250		295,000
Holmesview Center Rebuilding	7/15	9,613,555		12,000,000	5,386,445	27,000,000
Plan Year 2026 Total		10,799,905		14,271,650	5,386,445	30,458,000
Plan Year 2027						
Muscular Development Center Reroofing	8/15	112,500		337,500		450,000
State Office Building Replacement of VAV Boxes	9/15	147,500		442,500		590,000
Beaufort VR Center Repaving	10/15	168,750		506,250		675,000
Plan Year 2027 Total		428,750		1,286,250		1,715,000
Plan Year 2028						
State Office Building Reroofing	11/15	195,000		585,000		780,000
Spartanburg VR Center Reroofing	12/15	330,850		992,550		1,323,400
Greenville VR Center Reroofing	13/15	365,825		1,097,475		1,463,300
Florence VR Reroofing	14/15	285,900		857,700		1,143,600
Plan Year 2028 Total		1,177,575		3,532,725		4,710,300
Plan Year 2029						
Lancaster VR Center Reroofing	15/15	202,250		606,750		809,000
Plan Year 2029 Total		202,250		606,750		809,000
Vocational Rehabilitation Department Total		**12,608,480**		**19,697,375**	**5,386,445**	**37,692,300**

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Education Television Commission						
Plan Year 2026						
ETV Sumter Studio Facility	1/20	24,997,000				24,997,000
HVAC Upgrades at Transmission and Interconnection Facilities	2/20	2,848,563				2,848,563
Emergency UPS for TCC Site	3/20				500,000	500,000
Emergency Generator for Beaufort Studio	4/20	750,000				750,000
Fire Suppression System - Central Technology Room	5/20				400,000	400,000
Phase B - HVAC and Transmitter Upgrades	6/20	5,000,000				5,000,000
Plan Year 2026 Total		33,595,563			900,000	34,495,563
Plan Year 2027						
TCC News and Public Affairs Department Renovations	7/20				250,001	250,001
Plan Year 2027 Total					250,001	250,001
Plan Year 2028						
TCC Parking Lot Upgrade	8/20				500,000	500,000
Cottageville Microwave Site Land Grading	9/20				250,001	250,001
Lake City Tower Modifications	10/20				500,000	500,000
Wallace Tower Modifications	11/20				500,000	500,000
WRET (Spartanburg) Tower Modifications	12/20				500,000	500,000
Orangeburg Tower Modification	13/20				500,000	500,000
Plan Year 2028 Total					2,750,001	2,750,001
Plan Year 2029						
WNTV (Greenville) Tower Modifications	14/20				500,000	500,000
Tower 3 Modifications	15/20				250,000	250,000
Tower 4 Modifications	16/20				500,000	500,000
Florence Transmitter Building Exterior Work	17/20				272,000	272,000
Fire Suppression - Transmitter Sites	18/20	4,800,000				4,800,000
Tower 1 Modifications	19/20				500,000	500,000
Tower 2 Modifications	20/20				500,000	500,000
Plan Year 2029 Total		4,800,000			2,522,000	7,322,000

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Education Television Commission						
Education Television Commission Total		**38,395,563**			**6,422,002**	**44,817,565**

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for Agriculture at John de la Howe						
Plan Year 2026						
Meat Processing Facility	1/13	5,000,000				5,000,000
De La Howe Site Work	2/13	3,000,000				3,000,000
Remodel Hester Cottage	3/13	600,000				600,000
Plan Year 2026 Total		8,600,000				8,600,000
Plan Year 2027						
New Sidewalks	4/13	600,000				600,000
Resurface Roads	5/13	3,000,000				3,000,000
School Supportive Facilities Renovations	6/13	1,700,000				1,700,000
L.S. Brice Demolition / New Construction	7/13	19,000,000				19,000,000
Arena	8/13	7,000,000				7,000,000
Plan Year 2027 Total		31,300,000				31,300,000
Plan Year 2028						
Student Dorm Space	9/13	8,000,000				8,000,000
Horse Barn	10/13	850,000				850,000
Plan Year 2028 Total		8,850,000				8,850,000
Plan Year 2029						
Campus Security Cameras	11/13	400,000				400,000
Plan Year 2029 Total		400,000				400,000
Plan Year 2030						
Lakeside Pavilion	12/13	12,000,000				12,000,000
Camp Ground on the Lake	13/13	2,500,000				2,500,000
Plan Year 2030 Total		14,500,000				14,500,000
Governor's School for Agriculture at John de la Howe Total		**63,650,000**				**63,650,000**

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Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for Science & Mathematics						
Plan Year 2026						
Residence Hall Elevator Modernization Project	1/4	300,000			364,561	664,561
GSSM HVAC UNIT REPLACEMENT	2/4	1,850,000				1,850,000
Residence Hall Flooring Replacement	3/4				170,000	170,000
Plan Year 2026 Total		2,150,000			534,561	2,684,561
Plan Year 2027						
GSSM Master Plan Phase 1	4/4	24,788,000				24,788,000
Plan Year 2027 Total		24,788,000				24,788,000
Governor's School for Science & Mathematics Total		**26,938,000**			**534,561**	**27,472,561**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
Governor's School for the Arts and Humanities						
Plan Year 2026						
Residence Hall Renovation	1/2	10,000,000				10,000,000
Gallery/Flexible Instructional Space	2/2	1,000,000				1,000,000
Plan Year 2026 Total		11,000,000				11,000,000
Governor's School for the Arts and Humanities Total		**11,000,000**				**11,000,000**

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Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
School for the Deaf and Blind						
Plan Year 2026						
2021 Campus Wide Improvements	1/12	4,059,798			167,126	4,226,924
Voss Gym HVAC	2/12	2,820,000				2,820,000
Walker Hall Paint	3/12	350,000				350,000
Bus Awnings	4/12	340,000				340,000
Henderson Hall Dorm Renovation	5/12	3,850,000				3,850,000
Plan Year 2026 Total		11,419,798			167,126	11,586,924
Plan Year 2027						
Close House Overhall	6/12	220,000				220,000
Walker Hall Kitchen Renovation	7/12	500,000				500,000
HVAC Replacement - Deaf School, CLRC, Dobson House	8/12	1,000,000				1,000,000
Transportation Infrastructure	9/12	5,000,000				5,000,000
Plan Year 2027 Total		6,720,000				6,720,000
Plan Year 2028						
Demolition of Hall Dorm and Central Kitchen	10/12	500,000				500,000
Plan Year 2028 Total		500,000				500,000
Plan Year 2029						
New Transportation Facility	11/12	2,000,000				2,000,000
Plan Year 2029 Total		2,000,000				2,000,000
Plan Year 2030						
New Education Facilities	12/12	50,000,000				50,000,000
Plan Year 2030 Total		50,000,000				50,000,000
School for the Deaf and Blind Total		**70,639,798**			**167,126**	**70,806,924**

Summary of Proposed Permanent Improvement Projects

K-12 Education and Cultural	Rank	State	Debt	Federal	Other	Total Sources
State Museum						
Plan Year 2026						
ReImagine the Experience Gallery Upgrades	1/3	12,000,000			3,000,000	15,000,000
Security Camera System Replacement	2/3	650,000				650,000
West Wing Security Camera Expansion	3/3	400,000				400,000
Plan Year 2026 Total		13,050,000			3,000,000	16,050,000
State Museum Total		**13,050,000**			**3,000,000**	**16,050,000**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Employment and Workforce						
Plan Year 2026						
C. Lem Harper Building -Replace Water Source HP Units	1/8				977,255	977,255
Greenville UI Building - Fire Alarm System Upgrade Code Compliance	2/8				177,600	177,600
David Bldg-Suite 630 HVAC Replacement	3/8				396,594	396,594
C Lem Harper Building - Window Leak Repairs	4/8				663,532	663,532
Plan Year 2026 Total					2,214,981	2,214,981
Plan Year 2027						
C Lem Harper Building - Waterproofing	5/8				402,865	402,865
Robert E. David Building - Roof Replacement	6/8				779,150	779,150
Plan Year 2027 Total					1,182,015	1,182,015
Plan Year 2028						
C. Lem Harper Building - Replace Roof	7/8				1,093,150	1,093,150
C. Lem Harper Building - (2) Hydraulic Elevator Renovation	8/8				527,000	527,000
Plan Year 2028 Total					1,620,150	1,620,150
Department of Employment and Workforce Total					**5,017,146**	**5,017,146**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Labor, Licensing and Regulation						
Plan Year 2026						
Replace and Install 6 Emergency Generators	1/5				1,148,228	1,148,228
Plan Year 2026 Total					1,148,228	1,148,228
Plan Year 2027						
Erect New Fire Training Burn Building	2/5				2,252,500	2,252,500
Assessment and Repairs of FLAG Fire Training Props	3/5				997,500	997,500
Plan Year 2027 Total					3,250,000	3,250,000
Plan Year 2028						
Construct and Renovate US&R HQ and Command Center	4/5	5,750,000			14,250,000	20,000,000
Plan Year 2028 Total		5,750,000			14,250,000	20,000,000
Plan Year 2029						
Renovation of Denny Building	5/5				950,000	950,000
Plan Year 2029 Total					950,000	950,000
Department of Labor, Licensing and Regulation Total		**5,750,000**			**19,598,228**	**25,348,228**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Regulatory	Rank	State	Debt	Federal	Other	Total Sources
Department of Motor Vehicles						
Plan Year 2026						
Fountain Inn Improvement	1/8				790,000	790,000
Orangeburg Improvement	2/8				560,000	560,000
Plan Year 2026 Total					1,350,000	1,350,000
Plan Year 2027						
St Matthews Improvement	3/8				405,000	405,000
Lexington Improvement	4/8				505,000	505,000
Plan Year 2027 Total					910,000	910,000
Plan Year 2028						
Ladson Improvement	5/8				605,000	605,000
Rock HIll Improvement	6/8				605,000	605,000
Charleston - Leeds Avenue Improvement	7/8				605,000	605,000
Columbia - Shop Road Improvement	8/8				805,000	805,000
Plan Year 2028 Total					2,620,000	2,620,000
Department of Motor Vehicles Total					**4,880,000**	**4,880,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Clemson University						
Plan Year 2026						
Edwards Hall Renovation	1/10				12,000,000	12,000,000
Plan Year 2026 Total					12,000,000	12,000,000
Plan Year 2027						
NextGen Computing Center	2/10	80,000,000	25,000,000		72,000,000	177,000,000
Maintenance & Renovations	3/10	15,000,000				15,000,000
Science Lab Building Construction	4/10	35,000,000	50,000,000		56,000,000	141,000,000
Clemson Center for Human Genetics, Building 2	5/10	20,000,000	26,000,000		25,000,000	71,000,000
Parkway Area Utility Improvements	6/10				12,000,000	12,000,000
Memorial Stadium Premium Addition and Infrastructure	7/10				50,000,000	50,000,000
Plan Year 2027 Total		150,000,000	101,000,000		215,000,000	466,000,000
Plan Year 2028						
Martin Hall Replacement	8/10		82,500,000		25,000,000	107,500,000
Plan Year 2028 Total			82,500,000		25,000,000	107,500,000
Plan Year 2029						
University Library Depot	9/10		25,000,000		30,100,000	55,100,000
Plan Year 2029 Total			25,000,000		30,100,000	55,100,000
Plan Year 2030						
Long Hall Renovation	10/10		30,000,000		20,000,000	50,000,000
Plan Year 2030 Total			30,000,000		20,000,000	50,000,000
Clemson University Total		**150,000,000**	**238,500,000**		**302,100,000**	**690,600,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Coastal Carolina University						
Plan Year 2026						
Central Energy Plant Renovations	1/23	8,600,000				8,600,000
Land Acquisition for Pedestrian Walkway	2/23				1,000,000	1,000,000
Pedestrian Walkway	3/23	5,000,000		5,000,000	1,500,000	11,500,000
Wheelwright Auditorium Renovation	4/23	6,800,000				6,800,000
Track and Field Facility	5/23				8,000,000	8,000,000
Humanities Building Renovation	6/23	4,000,000			1,500,000	5,500,000
Land Acquisition for Residence Halls	7/23				1,350,000	1,350,000
Construction of New Residence Halls	8/23		35,000,000		25,000,000	60,000,000
Health and Human Performance Building and Parking Garage	9/23				60,100,000	60,100,000
Plan Year 2026 Total		24,400,000	35,000,000	5,000,000	98,450,000	162,850,000
Plan Year 2027						
Student Union Annex II	10/23	34,000,000				34,000,000
Central Energy Plant Expansion (Gateway District)	11/23	5,500,000				5,500,000
HTC Center Expansion	12/23				7,000,000	7,000,000
Land Acquisition for Integrated Science and Technology Building	13/23				1,000,000	1,000,000
Integrated Science and Technology Center	14/23				56,000,000	56,000,000
Land Acquisition on Waties Island	15/23				1,000,000	1,000,000
Waties Technology, Education and Research Station	16/23				6,000,000	6,000,000
Land Acquisition for Convocation Center	17/23				2,500,000	2,500,000
Convocation Center	18/23		70,000,000		6,000,000	76,000,000
Plan Year 2027 Total		39,500,000	70,000,000		79,500,000	189,000,000
Plan Year 2028						
Acquisition of Residence Halls Community	19/23		29,355,000			29,355,000
Central Energy Plant Expansion (Housing)	20/23	4,300,000				4,300,000
Plan Year 2028 Total		4,300,000	29,355,000			33,655,000
Plan Year 2029						
Williams Brice Building Renovation	21/23	6,000,000				6,000,000

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Coastal Carolina University						
Plan Year 2029						
Athletic Operations Building	22/23		5,000,000		37,000,000	42,000,000
Central Energy Plant Expansion (Athletics)	23/23	6,800,000				6,800,000
Plan Year 2029 Total		12,800,000	5,000,000		37,000,000	54,800,000
Coastal Carolina University Total		**81,000,000**	**139,355,000**	**5,000,000**	**214,950,000**	**440,305,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
College of Charleston						
Plan Year 2026						
Central Energy Facility and Piping Infrastructure Upgrades	1/28				19,000,000	19,000,000
Berry Residence Hall and Honors Program Renovation (Annualized)	2/28				23,000,000	23,000,000
College Lodge Residence Hall Demolition	3/28				4,226,729	4,226,729
Project 205 New Construction	4/28	9,682,828	155,117,172			164,800,000
Plan Year 2026 Total		9,682,828	155,117,172		46,226,729	211,026,729
Plan Year 2027						
New Academic Building One	5/28	32,700,000	48,750,000		18,550,000	100,000,000
159 Calhoun Redevelopment	6/28		47,675,000		2,325,000	50,000,000
Kelly House Apts. Limited Renovation	7/28				22,400,000	22,400,000
81 Wentworth Demolition and Replacement	8/28		76,050,000		3,950,000	80,000,000
Maybank Hall Limited Renovation	9/28				28,431,000	28,431,000
New Welcome Center	10/28				9,000,000	9,000,000
JC Long Building Renovation	11/28				22,620,000	22,620,000
Plan Year 2027 Total		32,700,000	172,475,000		107,276,000	312,451,000
Plan Year 2028						
RSS Building Limited Renovation	12/28				45,360,000	45,360,000
King George Inn Renovation	13/28				6,600,000	6,600,000
Patriots Point Athletic Complex Renovation	14/28				7,000,000	7,000,000
4 and 10 Green Way Renovations	15/28				6,552,000	6,552,000
107 Wentworth Renovation	16/28				3,978,000	3,978,000
Plan Year 2028 Total					69,490,000	69,490,000
Plan Year 2029						
BellSouth Building Renovation	17/28				101,000,000	101,000,000
Silcox PE and Health Center Interior Renovation	18/28				35,800,000	35,800,000
Thaddeus Street Education Center Renovation	19/28				43,134,000	43,134,000
George Street and St. Philip Street Hardscaping	20/28				11,000,000	11,000,000
26 Coming and 114 Wentworth St Renovations	21/28				6,968,000	6,968,000

STATE OF SOUTH CAROLINA
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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
College of Charleston						
Plan Year 2029						
Plan Year 2029 Total					197,902,000	197,902,000
Plan Year 2030						
New LX Residence Hall Construction	22/28		53,675,300		11,244,700	64,920,000
15/17/19 St Philips Street Renovation and Expansion	23/28				36,504,000	36,504,000
55, 57, and 59 Coming Street Renovations	24/28				8,528,000	8,528,000
New Central Warehouse Land and Construction	25/28				36,756,000	36,756,000
298 and 300 Meeting Street Renovations	26/28				18,876,000	18,876,000
New Parking Deck Construction	27/28		54,400,000		29,920,000	84,320,000
Strategic Land Acquisition	28/28				30,000,000	30,000,000
Plan Year 2030 Total			108,075,300		171,828,700	279,904,000
College of Charleston Total		**42,382,828**	**435,667,472**		**592,723,429**	**1,070,773,729**

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Francis Marion University						
Plan Year 2026						
Medical Education Facility	1/8	21,000,000			1,500,000	22,500,000
Environmental Sciences/Forestry Building - Construction	2/8	18,000,000			1,100,000	19,100,000
Leatherman Science Facility & McNair Science Building Renovation	3/8	9,000,000				9,000,000
Hyman Fine Arts Center Building Renovation	4/8	5,000,000				5,000,000
Plan Year 2026 Total		53,000,000			2,600,000	55,600,000
Plan Year 2027						
Rogers Library Renovation	5/8	5,000,000				5,000,000
Plan Year 2027 Total		5,000,000				5,000,000
Plan Year 2028						
Deferred Maintenance Needs	6/8	3,000,000				3,000,000
Plan Year 2028 Total		3,000,000				3,000,000
Plan Year 2029						
Deferred Maintenance Needs	7/8	3,000,000				3,000,000
Plan Year 2029 Total		3,000,000				3,000,000
Plan Year 2030						
Deferred Maintenance Needs	8/8	3,000,000				3,000,000
Plan Year 2030 Total		3,000,000				3,000,000
Francis Marion University Total		**67,000,000**			**2,600,000**	**69,600,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Lander University						
Plan Year 2026						
Library Information Commons	1/31	8,000,000			1,900,000	9,900,000
Jackson Library Repurposing	2/31	10,000,000				10,000,000
Graduate School Renovation and Site Upgrades	3/31	3,500,000				3,500,000
Student Dining Hall Kitchen Renovation	4/31	4,500,000				4,500,000
Plan Year 2026 Total		26,000,000			1,900,000	27,900,000
Plan Year 2027						
Fire Monitoring Alarm System Repairs / Upgrades	5/31	3,800,000				3,800,000
Construct Student Parking Lots	6/31	2,500,001				2,500,001
Campus Wide Roof Maintenance	7/31	5,000,000				5,000,000
Athletic Complex Competition Field Surface	8/31	2,500,001				2,500,001
Willson Street Pedestrian Mall and Parking	9/31	4,500,000				4,500,000
Carnell Learning Center Building Renovation	10/31	12,000,000				12,000,000
Plan Year 2027 Total		30,300,002				30,300,002
Plan Year 2028						
Student Housing Complex Development	11/31		60,000,000			60,000,000
Centennial Hall Renovation	12/31	15,000,000				15,000,000
Campus Tennis Court Repair/ Reconstruction	13/31	2,500,000				2,500,000
Campus Energy Management and Control System	14/31	3,500,000				3,500,000
Bearcat Village Student Housing Renovation or Replacement	15/31	30,000,000				30,000,000
Chipley Hall Renovation	16/31	10,000,000				10,000,000
Grier Student Center Dining Hall Expansion	17/31	6,000,000				6,000,000
Plan Year 2028 Total		67,000,000	60,000,000			127,000,000
Plan Year 2029						
Genesis Hall Building Envelope and HVAC Renovations	18/31	2,500,000				2,500,000
Campuswide Elevator Repair, Replacements, and Upgrades	19/31	2,500,000				2,500,000
Cultural Center Renovation	20/31	25,000,000				25,000,000

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Lander University						
Plan Year 2029						
PEES Building Renovation	21/31	5,000,000				5,000,000
Barratt Hall Renovation	22/31	7,000,000				7,000,000
Student Housing Sprinkler Fire Protection Systems	23/31	2,500,000				2,500,000
Laura Lander Hall Renovation	24/31	3,000,000				3,000,000
Plan Year 2029 Total		47,500,000				47,500,000
Plan Year 2030						
Chipley Hall Repurposing	25/31	8,350,000				8,350,000
Workforce Development Building	26/31	25,000,000				25,000,000
Campus Wide - Elevator Repair, Replacement, and Modernizations	27/31	3,000,000				3,000,000
Administrative Building	28/31	8,000,000				8,000,000
Grier Building Renovation	29/31	20,000,000				20,000,000
Finis Horne Arena Renovation	30/31	35,000,000				35,000,000
Campus Elevated Parking Garage	31/31	14,000,000				14,000,000
Plan Year 2030 Total		113,350,000				113,350,000
Lander University Total		**284,150,002**	**60,000,000**		**1,900,000**	**346,050,002**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Medical University of South Carolina						
Plan Year 2026						
MUSC Campus Connector Bridges	1/8	6,500,000			48,668,738	55,168,738
Plan Year 2026 Total		6,500,000			48,668,738	55,168,738
Plan Year 2028						
Clinical Sciences Building Renovation	2/8				40,000,000	40,000,000
Plan Year 2028 Total					40,000,000	40,000,000
Plan Year 2029						
Hollings Cancer Center Renovation Floors 1-3	3/8				35,000,000	35,000,000
MUSC Parking Deck	4/8		60,000,000		30,000,000	90,000,000
New Research Building	5/8		100,000,000		100,000,000	200,000,000
Thurmond Gazes Building Renovations	6/8				20,000,000	20,000,000
Facilities Shops Building	7/8				15,000,000	15,000,000
Plan Year 2029 Total			160,000,000		200,000,000	360,000,000
Plan Year 2030						
Innovation District Incubator Space	8/8		20,000,000		20,000,000	40,000,000
Plan Year 2030 Total			20,000,000		20,000,000	40,000,000
Medical University of South Carolina Total		**6,500,000**	**180,000,000**		**308,668,738**	**495,168,738**

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
South Carolina State University						
Plan Year 2026						
Truth Hall Renovation	1/11	10,000,000	10,000,000	4,973,021		24,973,021
New Student Residence Hall	2/11		50,000,000			50,000,000
E. D Hodge Hall Renovation	3/11				25,000,000	25,000,000
Whittaker Library Replacement	4/11	30,319,310				30,319,310
Replacement Of Smith Hammond Middleton Convacation Academic Center	5/11	60,000,000				60,000,000
Health & Wellness Center	6/11		19,800,000		200,000	20,000,000
M. Maceo Nance Hall Renovation	7/11	14,700,000			300,000	15,000,000
Plan Year 2026 Total		115,019,310	79,800,000	4,973,021	25,500,000	225,292,331
Plan Year 2027						
Wilkinson Hall Renovations	8/11	8,250,000		1,750,000		10,000,000
Reserve Offices Training Corp. Center	9/11			23,640,000	360,000	24,000,000
Plan Year 2027 Total		8,250,000		25,390,000	360,000	34,000,000
Plan Year 2028						
Staley Hall Replacement	10/11	40,000,000				40,000,000
Plan Year 2028 Total		40,000,000				40,000,000
Plan Year 2029						
Renovation of Historic/Abandoned Buildings	11/11	32,400,000				32,400,000
Plan Year 2029 Total		32,400,000				32,400,000
South Carolina State University Total		**195,669,310**	**79,800,000**	**30,363,021**	**25,860,000**	**331,692,331**

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
The Citadel						
Plan Year 2026						
Engineering Replacement Building	1/8	70,400,000			13,365,200	83,765,200
Plan Year 2026 Total		70,400,000			13,365,200	83,765,200
Plan Year 2027						
McAlister Field House Renovation	2/8	8,000,000				8,000,000
Duckett Hall Renovation	3/8	25,000,000				25,000,000
New Supplemental Housing	4/8	6,000,000				6,000,000
Faculty & Staff Housing Renovations-Phase 2	5/8	8,000,000				8,000,000
Deas Hall Renovation	6/8	29,000,000				29,000,000
Plan Year 2027 Total		76,000,000				76,000,000
Plan Year 2028						
Thompson Hall Reno/Addition	7/8	95,000,000				95,000,000
Plan Year 2028 Total		95,000,000				95,000,000
Plan Year 2029						
Byrd Hall Renovation	8/8	53,000,000				53,000,000
Plan Year 2029 Total		53,000,000				53,000,000
The Citadel Total		**294,400,000**			**13,365,200**	**307,765,200**

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Aiken						
Plan Year 2026						
Science Building Enhancement and Modernization	1/7	8,350,000				8,350,000
Plan Year 2026 Total		8,350,000				8,350,000
Plan Year 2027						
Nursing/Health Sciences Building Expansion	2/7	20,000,000				20,000,000
Penland Renovation/Welcome Center	3/7	10,000,000				10,000,000
Deferred Maintenance, Renovations and Upgrades	4/7	16,000,000				16,000,000
Food Service Building	5/7				4,000,000	4,000,000
Plan Year 2027 Total		46,000,000			4,000,000	50,000,000
Plan Year 2028						
Engineering & Cyber Building	6/7	50,000,000				50,000,000
Student Activities Center Renovation & Expansion	7/7	20,000,000				20,000,000
Plan Year 2028 Total		70,000,000				70,000,000
University of South Carolina - Aiken Total		**124,350,000**			**4,000,000**	**128,350,000**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Beaufort						
Plan Year 2027						
Nursing Education and Simulation Center	1/2	30,000,000				30,000,000
Plan Year 2027 Total		30,000,000				30,000,000
Plan Year 2029						
Convocation Center	2/2	30,750,000			17,250,000	48,000,000
Plan Year 2029 Total		30,750,000			17,250,000	48,000,000
University of South Carolina - Beaufort Total		**60,750,000**			**17,250,000**	**78,000,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Columbia						
Plan Year 2026						
Land Acquisition - Neurological & Rehabilitation Center	1/25	5,575,000				5,575,000
Campus Residential Development - Sumter Street Sites	2/25		200,000,000		100,000,000	300,000,000
Thomas Cooper Library Renovation	3/25		49,025,000		975,000	50,000,000
Williams-Brice Stadium Renovations	4/25		350,000,000			350,000,000
McKissick Museum Renovation	5/25		47,550,000			47,550,000
Barnwell College Renovation	6/25				43,630,000	43,630,000
River District Development Project	7/25				1,000,000	1,000,000
S.T.E.M Building	8/25	100,000,000				100,000,000
Coker College Maintenance Renovation	9/25	35,000,000				35,000,000
Rutledge Building Development Lease-Out	10/25				1	1
Carolina Gardens Development Lease-Out	11/25				1	1
College & Henderson Street Homes Development Lease-Out	12/25				1	1
Norfolk Southern Railway Parcels Land Acquisition	13/25				3,000,000	3,000,000
College Street / Sumter Street Land Acquisition	14/25				5,000,000	5,000,000
Clinical Neurological and Rehabilitation Center Construction	15/25	344,425,000				344,425,000
Plan Year 2026 Total		485,000,000	646,575,000		153,605,003	1,285,180,003
Plan Year 2027						
Pharmacy Center on Health Sciences Campus	16/25	90,000,000				90,000,000
College Street / Sumter Street Land Acquisition	17/25				5,000,000	5,000,000
Campus Utility Capital Renewal & Maintenance Reno	18/25	104,900,000				104,900,000
Civil Rights History and Research Center	19/25	4,000,000		1,500,000	18,500,000	24,000,000
ROTC Building for Veterans and Military Center of Excellence	20/25	10,000,000		20,000,000	2,500,000	32,500,000
Deferred Maintenance, Renovations and Upgrades	21/25				50,000,000	50,000,000
Student Union Renovation/ Expansion	22/25	25,000,000				25,000,000
Plan Year 2027 Total		233,900,000		21,500,000	76,000,000	331,400,000

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Columbia						
Plan Year 2028						
Capstone Residence Hall Renovation	23/25		70,000,000			70,000,000
South Tower Renovation	24/25		46,500,000			46,500,000
Plan Year 2028 Total			116,500,000			116,500,000
Plan Year 2029						
Columbia Hall Renovation	25/25		53,000,000			53,000,000
Plan Year 2029 Total			53,000,000			53,000,000
University of South Carolina - Columbia Total		**718,900,000**	**816,075,000**	**21,500,000**	**229,605,003**	**1,786,080,003**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Lancaster						
Plan Year 2028						
Softball and Baseball Complex	1/2	10,000,000				10,000,000
Plan Year 2028 Total		10,000,000				10,000,000
Plan Year 2030						
Indoor Athletic Training Facility/ Offices	2/2	5,000,000				5,000,000
Plan Year 2030 Total		5,000,000				5,000,000
University of South Carolina - Lancaster Total		**15,000,000**				**15,000,000**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Salkehatchie						
Plan Year 2026						
Student Commons and Conference Center	1/4	4,000,000				4,000,000
Plan Year 2026 Total		4,000,000				4,000,000
Plan Year 2027						
Deferred Maintenance, Renovations, and Upgrades	2/4	5,550,000				5,550,000
Athletic Complex and Community Pavilion	3/4	4,250,000				4,250,000
Plan Year 2027 Total		9,800,000				9,800,000
Plan Year 2030						
New Arena Gymnasium Replacement	4/4	15,000,000				15,000,000
Plan Year 2030 Total		15,000,000				15,000,000
University of South Carolina - Salkehatchie Total		**28,800,000**				**28,800,000**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Sumter						
Plan Year 2026						
FY25 Campus Roof Renovations	1/5	3,500,000				3,500,000
Collaboration Lab	2/5	5,506,900				5,506,900
Plan Year 2026 Total		9,006,900				9,006,900
Plan Year 2028						
Business Administration Building Renovation	3/5	2,500,001				2,500,001
Plan Year 2028 Total		2,500,001				2,500,001
Plan Year 2029						
Anderson Library Renovation for Student Success Center	4/5	6,400,000				6,400,000
Plan Year 2029 Total		6,400,000				6,400,000
Plan Year 2030						
Soccer and Cross Country Complex	5/5	3,800,000				3,800,000
Plan Year 2030 Total		3,800,000				3,800,000
University of South Carolina - Sumter Total		**21,706,901**				**21,706,901**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Union						
Plan Year 2027						
Facilities Management Center	1/3	2,500,001				2,500,001
Deferred Maintenance, Renovations and Upgrades	2/3	6,980,000				6,980,000
Plan Year 2027 Total		9,480,001				9,480,001
Plan Year 2028						
Gymnasium/ Convocation/ Civic Center	3/3	19,000,000				19,000,000
Plan Year 2028 Total		19,000,000				19,000,000
University of South Carolina - Union Total		**28,480,001**				**28,480,001**

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COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
University of South Carolina - Upstate						
Plan Year 2026						
John M. Rampey Jr. Center Acquisition	1/11				20,000	20,000
College of Nursing Center Construction	2/11	45,000,000				45,000,000
Track & Field Infrastructure	3/11				6,250,000	6,250,000
Recreation and Tourism Management Center- Stage 1	4/11	6,000,000				6,000,000
George Dean Johnson Jr 3rd Floor Renovation	5/11				2,900,000	2,900,000
Plan Year 2026 Total		51,000,000			9,170,000	60,170,000
Plan Year 2027						
Deferred Maintenance, Renovations and Upgrades	6/11	5,000,000				5,000,000
Plan Year 2027 Total		5,000,000				5,000,000
Plan Year 2029						
Media Building Renovation and Addition	7/11	20,000,000				20,000,000
Horace C Smith Building Interior Renovation	8/11	7,000,000				7,000,000
Soccer Facility	9/11	3,500,000				3,500,000
Plan Year 2029 Total		30,500,000				30,500,000
Plan Year 2030						
Horace C Smith Building Addition	10/11	18,000,000				18,000,000
Arena & Convocation Center Construction	11/11	15,000,000	20,000,000		25,000,000	60,000,000
Plan Year 2030 Total		33,000,000	20,000,000		25,000,000	78,000,000
University of South Carolina - Upstate Total		**119,500,000**	**20,000,000**		**34,170,000**	**173,670,000**

Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Winthrop University						
Plan Year 2026						
Dacus Library Renovation	1/33	6,000,000				6,000,000
Tillman Hall building Renovation	2/33	15,750,000				15,750,000
Thomson Cafeteria Renovation	3/33	2,500,000	17,500,000			20,000,000
Winthrop Lake Dam Renovation	4/33	2,500,000				2,500,000
Courtyard Renovation Part 2	5/33				3,600,000	3,600,000
Dinkins Hall Renovation	6/33	4,009,996				4,009,996
Plan Year 2026 Total		30,759,996	17,500,000		3,600,000	51,859,996
Plan Year 2027						
Boiler Plant Renovation & Steam System Repairs Phase 2	7/33	6,615,000				6,615,000
Culp Chiller Plant Renovation	8/33	5,512,500				5,512,500
New Fine Art Shops	9/33	9,250,000				9,250,000
Building Envelope Repairs - Misc. Buildings	10/33	3,307,500				3,307,500
Coliseum Mechanical System Renovation	11/33	3,307,500				3,307,500
Margaret Nance Residence Hall Bathroom Renovations	12/33				3,900,000	3,900,000
Plan Year 2027 Total		27,992,500			3,900,000	31,892,500
Plan Year 2028						
Thurmond Hall Mechanical Renovation	13/33	8,268,750				8,268,750
McLaurin Hall Mechanical Renovation	14/33	8,268,750				8,268,750
Campus Electrical System Renovation Part 2	15/33	3,307,500				3,307,500
Amphitheater Renovation	16/33				4,410,000	4,410,000
Courtyard Apartment Renovation - Part 3	17/33		5,512,500			5,512,500
Margaret Nance Residence Hall Building Renovation	18/33		11,025,000			11,025,000
New Residence Hall	19/33		38,000,000			38,000,000
Lee Wicker Residence Hall Mechanical Renovation	20/33		8,268,750			8,268,750
Plan Year 2028 Total		19,845,000	62,806,250		4,410,000	87,061,250
Plan Year 2029						
Rutledge Hall Building Renovation	21/33	15,000,000				15,000,000

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Summary of Proposed Permanent Improvement Projects

Senior Institutions and Regional Campuses	Rank	State	Debt	Federal	Other	Total Sources
Winthrop University						
Plan Year 2029						
Bancroft Hall Mechanical & Electrical Renovation	22/33	8,268,750				8,268,750
McBryde Hall Building Renovation	23/33	11,025,000				11,025,000
Campus-wide Energy Efficiency Improvements	24/33	11,025,000				11,025,000
Coliseum Renovation	25/33	16,537,500				16,537,500
Thomson Residence Hall Mechanical & Electrical Renovation	26/33				11,025,000	11,025,000
Plan Year 2029 Total		61,856,250			11,025,000	72,881,250
Plan Year 2030						
Kinard Hall Building Renovation	27/33	16,537,500				16,537,500
Withers Hall Mechanical & Electrical Renovation	28/33	11,025,000				11,025,000
Renovation of General Athletic Facilities	29/33	5,512,500				5,512,500
McLaurin Hall Building Renovation	30/33	11,025,000				11,025,000
Thurmond Hall Building Renovation	31/33	11,025,000				11,025,000
Phelps Residence Hall Mechanical Renovation	32/33				8,268,750	8,268,750
Roddey Residence Hall Demolition	33/33				5,512,500	5,512,500
Plan Year 2030 Total		55,125,000			13,781,250	68,906,250
Winthrop University Total		**195,578,746**	**80,306,250**		**36,716,250**	**312,601,246**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Aiken Technical College						
Plan Year 2026						
Nursing Building Construction	1/5	3,650,000			20,578,480	24,228,480
700 Building Renovations	2/5	4,500,000				4,500,000
Plan Year 2026 Total		8,150,000			20,578,480	28,728,480
Plan Year 2027						
Building D Renovation (1200 Building)	3/5	8,000,000				8,000,000
Green Space/Quad	4/5	2,700,000				2,700,000
Plan Year 2027 Total		10,700,000				10,700,000
Plan Year 2028						
Gregg-Graniteville Student Activities Center Reno	5/5	2,500,000				2,500,000
Plan Year 2028 Total		2,500,000				2,500,000
Aiken Technical College Total		**21,350,000**			**20,578,480**	**41,928,480**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Central Carolina Technical College						
Plan Year 2026						
Renovation to Fire and Security Systems	1/10	8,500,000				8,500,000
Maintenance, Renovation and Repair	2/10	3,810,000				3,810,000
Plan Year 2026 Total		12,310,000				12,310,000
Plan Year 2027						
M600 roof and window replacement	3/10	3,000,000				3,000,000
Health Science HVAC & Boiler replacement	4/10	2,500,000				2,500,000
Kershaw Campus Expansion	5/10	30,000,000				30,000,000
Renovate Facility in Lee County	6/10	7,000,000				7,000,000
Health Sciences Building renovation	7/10	5,000,000				5,000,000
Renovation of AMTTC	8/10	9,000,000				9,000,000
Replace M100A Building	9/10	18,000,000				18,000,000
Broad Street Property (Technical High School)	10/10	30,000,000			20,000	30,020,000
Plan Year 2027 Total		104,500,000			20,000	104,520,000
Central Carolina Technical College Total		**116,810,000**			**20,000**	**116,830,000**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Denmark Technical College						
Plan Year 2027						
Renovation of Industrial Tech Bldg 200 & 300	1/6	3,500,000			3,000,000	6,500,000
Renovation of Barnwell Site at Ellington Rd	2/6	7,500,000				7,500,000
Student Center	3/6	10,000,000				10,000,000
Campus Bathroom Renovations	4/6	3,000,000				3,000,000
New Building: Cybersecurity, Energy, Healthcare	5/6	35,000,000				35,000,000
Plan Year 2027 Total		59,000,000			3,000,000	62,000,000
Plan Year 2028						
Residential Facility	6/6	20,000,000				20,000,000
Plan Year 2028 Total		20,000,000				20,000,000
Denmark Technical College Total		**79,000,000**			**3,000,000**	**82,000,000**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Florence-Darlington Technical College						
Plan Year 2026						
Land Acquisition - Darlington County Campus	1/7				20,000	20,000
Plan Year 2026 Total					20,000	20,000
Plan Year 2027						
Darlington County Campus	2/7	46,208,906				46,208,906
Construction & Industrial Trades Training Facility	3/7	41,642,192				41,642,192
Health Science Campus	4/7	80,000,000				80,000,000
Student Success Center	5/7	40,000,000				40,000,000
Plan Year 2027 Total		207,851,098				207,851,098
Plan Year 2028						
Marion Cty Workforce Development Training Ctr	6/7	32,500,000				32,500,000
Physical Plant/Maintenance Shop Building	7/7	4,000,000			1,000,000	5,000,000
Plan Year 2028 Total		36,500,000			1,000,000	37,500,000
Florence-Darlington Technical College Total		**244,351,098**			**1,020,000**	**245,371,098**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Greenville Technical College						
Plan Year 2026						
Work Force Development Campus	1/18	17,000,000			13,000,000	30,000,000
Brashier Middle College Bldg 203 HVAC Replacement	2/18	3,055,865				3,055,865
Bldg. 104 UT Demolition	3/18				2,520,000	2,520,000
Plan Year 2026 Total		20,055,865			15,520,000	35,575,865
Plan Year 2027						
Center for Cybersecurity and AI (103)	4/18	39,000,000			6,000,000	45,000,000
New Dental Education Building	5/18	15,000,000			17,000,000	32,000,000
Plan Year 2027 Total		54,000,000			23,000,000	77,000,000
Plan Year 2028						
Center for Manufacturing and Innovation Phase II	6/18				30,000,000	30,000,000
Building 202 Upfit	7/18				3,000,000	3,000,000
Building 302 Upfit	8/18				5,000,000	5,000,000
Plan Year 2028 Total					38,000,000	38,000,000
Plan Year 2029						
Industrial Tech 106 Replacement	9/18	40,000,000				40,000,000
Nursing 117 Roof Replacement	10/18				3,000,000	3,000,000
Central Energy Plant Upgrades	11/18	3,000,000				3,000,000
Northwest Secondary Entrance	12/18				3,050,000	3,050,000
McKinney Automotive Renovation	13/18	15,000,000				15,000,000
Plan Year 2029 Total		58,000,000			6,050,000	64,050,000
Plan Year 2030						
Building 121/122 Upfot	14/18	15,000,000				15,000,000
Michelin Building Renovation	15/18				8,000,000	8,000,000
NW Campus Phase II	16/18	20,000,000				20,000,000
University Center Roof Replacement	17/18				3,000,000	3,000,000
McAlister Redevelopment	18/18				4,000,000	4,000,000
Plan Year 2030 Total		35,000,000			15,000,000	50,000,000
Greenville Technical College Total		**167,055,865**			**97,570,000**	**264,625,865**

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Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Horry-Georgetown Technical College						
Plan Year 2026						
Renovation of Grand Strand Speir Building 1000	1/8	10,000,000				10,000,000
Renovation of Building 5000-Conway	2/8				7,500,000	7,500,000
Plan Year 2026 Total		10,000,000			7,500,000	17,500,000
Plan Year 2027						
Construction of General Purpose Building - Conway	3/8	30,000,000				30,000,000
Acquisition of Real Property - Land/ Bldg. - Horry	4/8	10,000,000				10,000,000
Acquisition of Real Property - Land/ Building- Georgetown	5/8	5,000,000				5,000,000
Plan Year 2027 Total		45,000,000				45,000,000
Plan Year 2028						
Construction of General Purpose Building - GS	6/8	30,000,000				30,000,000
Plan Year 2028 Total		30,000,000				30,000,000
Plan Year 2029						
Renovate/Expand Bldgs. 500, 600, 700, 800, and 900	7/8	23,000,000				23,000,000
Plan Year 2029 Total		23,000,000				23,000,000
Plan Year 2030						
Construction of General Purpose Building - GT	8/8	25,000,000				25,000,000
Plan Year 2030 Total		25,000,000				25,000,000
Horry-Georgetown Technical College Total		**133,000,000**			**7,500,000**	**140,500,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Midlands Technical College						
Plan Year 2026						
CDL Facility	1/13				3,147,145	3,147,145
AMSC Expansion	2/13	2,100,000			700,000	2,800,000
New Operations Building - Beltline Campus	3/13				3,600,000	3,600,000
Plan Year 2026 Total		2,100,000			7,447,145	9,547,145
Plan Year 2027						
New Addition to AMSC Building	4/13	12,000,000				12,000,000
New Welding Building	5/13	10,000,000				10,000,000
Additions to Congaree Hall	6/13	5,000,000				5,000,000
DHL Building Purchase	7/13				5,900,000	5,900,000
DHL Building Renovation	8/13	8,000,000				8,000,000
One Stop Central Hub - Beltline	9/13	60,000,000				60,000,000
Plan Year 2027 Total		95,000,000			5,900,000	100,900,000
Plan Year 2028						
Airport Amphitheater	10/13				5,000,000	5,000,000
Granby Hall Renovation	11/13				2,999,250	2,999,250
Granby Hall Conference Center	12/13	20,000,000				20,000,000
Plan Year 2028 Total		20,000,000			7,999,250	27,999,250
Plan Year 2029						
One Stop Central Hub - Airport	13/13	70,000,000				70,000,000
Plan Year 2029 Total		70,000,000				70,000,000
Midlands Technical College Total		**187,100,000**			**21,346,395**	**208,446,395**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Northeastern Technical College						
Plan Year 2026						
McBee Campus Development	1/4	3,000,000				3,000,000
Plan Year 2026 Total		3,000,000				3,000,000
Plan Year 2027						
Cheraw Campus Maintenance	2/4	3,518,000				3,518,000
Plan Year 2027 Total		3,518,000				3,518,000
Plan Year 2028						
Cheraw Campus 100 Building Upgrades	3/4	5,500,000				5,500,000
Technology Center - Dillon	4/4	16,500,000			6,400,000	22,900,000
Plan Year 2028 Total		22,000,000			6,400,000	28,400,000
Northeastern Technical College Total		**28,518,000**			**6,400,000**	**34,918,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Orangeburg-Calhoun Technical College						
Plan Year 2026						
Health Science Building Mechanical/ Electrical Upgrades	1/3	7,124,662			823,118	7,947,780
Plan Year 2026 Total		7,124,662			823,118	7,947,780
Plan Year 2027						
Advanced Manufacturing Training Facility	2/3	21,086,000			4,014,000	25,100,000
Renovations to Building J	3/3	3,025,000				3,025,000
Plan Year 2027 Total		24,111,000			4,014,000	28,125,000
Orangeburg-Calhoun Technical College Total		**31,235,662**			**4,837,118**	**36,072,780**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Piedmont Technical College						
Plan Year 2026						
Land - Edgefield Center for Manufacturing Excellence	1/12				150,000	150,000
Edgefield Center for Manufacturing Excellence	2/12	15,000,000				15,000,000
Land - Technical Innovation Center - Greenwood County	3/12				20,000	20,000
Library and Student Engagement Center	4/12	12,800,000				12,800,000
Plan Year 2026 Total		27,800,000			170,000	27,970,000
Plan Year 2027						
Technical Innovation Center - Greenwood County	5/12	6,488,217			23,000,000	29,488,217
Newberry Center for Manufacturing Excellence	6/12	5,000,000				5,000,000
Life Cycle Infrastructure Improvements	7/12	7,000,000				7,000,000
Plan Year 2027 Total		18,488,217			23,000,000	41,488,217
Plan Year 2028						
Health Science Building - Phase II	8/12	37,100,000				37,100,000
Plan Year 2028 Total		37,100,000				37,100,000
Plan Year 2029						
Greenwood Campus Restroom Renovations	9/12	3,200,000				3,200,000
New Industrial Technology Center	10/12	29,500,000				29,500,000
Plan Year 2029 Total		32,700,000				32,700,000
Plan Year 2030						
New Facilities & Maintenance Building	11/12	4,500,000				4,500,000
County Campus Renovations and Deferred Maintenance	12/12	4,547,200				4,547,200
Plan Year 2030 Total		9,047,200				9,047,200
Piedmont Technical College Total		**125,135,417**			**23,170,000**	**148,305,417**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Spartanburg Community College						
Plan Year 2026						
Cherokee Campus Spark Center	1/10	14,000,000			6,000,000	20,000,000
Cherokee Academic Building Construction	2/10	30,000,000				30,000,000
Industrial Spark Building Acquisition	3/10	18,020,000				18,020,000
Union County Building Acquisition	4/10				20,000	20,000
Giles Administrative and Academic Building Construction	5/10	23,207,757			6,792,243	30,000,000
Union Campus Bldg Expansion	6/10	6,800,000				6,800,000
Spartanburg Powers A-Wing Renovations	7/10	3,028,028				3,028,028
Plan Year 2026 Total		95,055,785			12,812,243	107,868,028
Plan Year 2027						
Tyger River Campus Facade Renovations	8/10	4,000,000				4,000,000
Giles Campus-New Central Academic Building	9/10	65,000,000				65,000,000
Giles Campus -Property Acquisition	10/10	7,020,000				7,020,000
Plan Year 2027 Total		76,020,000				76,020,000
Spartanburg Community College Total		**171,075,785**			**12,812,243**	**183,888,028**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
State Board for Technical & Comprehensive Education						
Plan Year 2026						
Land Acquisition for AESC	1/2				20,000	20,000
Scout Training Center Land Acquisition	2/2				20,000	20,000
Plan Year 2026 Total					40,000	40,000
State Board for Technical & Comprehensive Education Total					**40,000**	**40,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Technical College of the Lowcountry						
Plan Year 2026						
Student & Community Center Bldg 12 Renovation	1/4	2,951,647				2,951,647
Academic and Workforce Center at New River Campus	2/4	13,500,000			14,629,500	28,129,500
Plan Year 2026 Total		16,451,647			14,629,500	31,081,147
Plan Year 2027						
Renovate Buildings 2 & 6 Exteriors	3/4	3,799,132				3,799,132
Demolition of 22,23,24, and new Health Science Lab	4/4	7,000,000				7,000,000
Plan Year 2027 Total		10,799,132				10,799,132
Technical College of the Lowcountry Total		**27,250,779**			**14,629,500**	**41,880,279**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Tri-County Technical College						
Plan Year 2026						
Anderson Campus Transportation, Logistics, and Utility Center	1/10	8,500,000			22,500,000	31,000,000
HVAC Program Relocation - WTC	2/10				3,500,000	3,500,000
Plan Year 2026 Total		8,500,000			26,000,000	34,500,000
Plan Year 2027						
Pendleton Campus - Miller Hall Renovation	3/10				8,000,000	8,000,000
Pendleton Campus Central Plaza Phase IV	4/10				3,000,000	3,000,000
Easley Campus Academic Building	5/10	5,000,000			7,500,000	12,500,000
Oconee Campus - Forestry	6/10	6,000,000			2,000,000	8,000,000
Plan Year 2027 Total		11,000,000			20,500,000	31,500,000
Plan Year 2028						
Pendleton Campus IBDC Renovation	7/10	4,000,000			3,000,000	7,000,000
Plan Year 2028 Total		4,000,000			3,000,000	7,000,000
Plan Year 2029						
Advanced Manufacturing & Automation Center	8/10	25,000,000			25,000,000	50,000,000
Pendleton Campus - Anderson Hall Renovation	9/10	7,000,000			13,000,000	20,000,000
Plan Year 2029 Total		32,000,000			38,000,000	70,000,000
Plan Year 2030						
Fulp Hall Renovation - Pendleton Campus	10/10	10,000,000			10,000,000	20,000,000
Plan Year 2030 Total		10,000,000			10,000,000	20,000,000
Tri-County Technical College Total		**65,500,000**			**97,500,000**	**163,000,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Trident Technical College						
Plan Year 2026						
Berkeley Campus Renovation - Transportation & Logistics Center	1/12	36,806,515			8,826,629	45,633,144
Thornley Campus Building 920 Roof Replacement Phase 1 (Southeast Side)	2/12	3,300,000				3,300,000
Palmer Campus Roof Replacement	3/12	4,300,000				4,300,000
Thornley Campus Building 630 Renovation	4/12	519,213			5,680,787	6,200,000
Plan Year 2026 Total		44,925,728			14,507,416	59,433,144
Plan Year 2027						
Thornley Campus Buildings 700/800 Defense Sector-Advanced Manufacturing-SCIEAT	5/12	36,615,579			9,153,895	45,769,474
Thornley Campus Building 400 Defense Sector-Welding and Ship Building Renovation Phase 1	6/12	7,544,000			1,886,000	9,430,000
Thornley Campus Buildings 300, 410, & 500 Student Services One Stop Renovation	7/12	6,000,000				6,000,000
Plan Year 2027 Total		50,159,579			11,039,895	61,199,474
Plan Year 2028						
Thornley Campus Building 920 Roof Replacement - Phase 2 (Northwest Side)	8/12	3,300,000				3,300,000
Thornley Bldg 510 HVAC Replacement	9/12	9,700,000				9,700,000
Thornley Campus Buildings 100, 200, and 300 Academic Refresh	10/12	6,000,000				6,000,000
Plan Year 2028 Total		19,000,000				19,000,000
Plan Year 2029						
Palmer Campus Renovation	11/12	25,000,000				25,000,000
Plan Year 2029 Total		25,000,000				25,000,000
Plan Year 2030						
Thornley Campus HVAC Improvements - Buildings 940 & 950	12/12	6,000,000				6,000,000
Plan Year 2030 Total		6,000,000				6,000,000
Trident Technical College Total		**145,085,307**			**25,547,311**	**170,632,618**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
Williamsburg Technical College						
Plan Year 2026						
Land and Building Acquisition	1/3	20,000				20,000
Health Science Building	2/3	14,500,000			1,500,000	16,000,000
Plan Year 2026 Total		14,520,000			1,500,000	16,020,000
Plan Year 2027						
Auditorium/ Community Center	3/3	10,650,000			500,000	11,150,000
Plan Year 2027 Total		10,650,000			500,000	11,150,000
Williamsburg Technical College Total		**25,170,000**			**2,000,000**	**27,170,000**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Technical Colleges	Rank	State	Debt	Federal	Other	Total Sources
York Technical College						
Plan Year 2026						
New Health Science Building	1/9	28,000,000				28,000,000
EV & Auto Body Training Renovation-Building G	2/9	4,500,000				4,500,000
New Building Construction Trades Facility	3/9	12,000,000				12,000,000
Plan Year 2026 Total		44,500,000				44,500,000
Plan Year 2027						
Welding Renovations Building D-Phase II	4/9	4,500,000				4,500,000
New Truck Driver & Utility Line Worker Training Building	5/9	11,500,000				11,500,000
Health Care Facility Renovation - Lancaster County	6/9	4,000,000				4,000,000
Plan Year 2027 Total		20,000,000				20,000,000
Plan Year 2028						
Automotive Renovation - Building F	7/9	9,900,000				9,900,000
Plan Year 2028 Total		9,900,000				9,900,000
Plan Year 2029						
Renovate A Building	8/9	20,646,600				20,646,600
Plan Year 2029 Total		20,646,600				20,646,600
Plan Year 2030						
Building Construction Trades Facilities Management Addition - Phase II	9/9	16,500,000				16,500,000
Plan Year 2030 Total		16,500,000				16,500,000
York Technical College Total		**111,546,600**				**111,546,600**

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Aeronautics Commission						
Plan Year 2026						
Exterior Painting & Window Replacement for SCAC Administrative Building	1/3	925,000				925,000
Roofing and Coating for SCAC main Hangar Guard Building, and Quonset Hangar	2/3	400,000				400,000
Plan Year 2026 Total		1,325,000				1,325,000
Plan Year 2027						
Refinish and Seal Hangar Floor	3/3	150,000				150,000
Plan Year 2027 Total		150,000				150,000
Aeronautics Commission Total		**1,475,000**				**1,475,000**

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Department of Transportation						
Plan Year 2026						
I-26 EB Rest Area Reconstruction, Charleston Co.	1/29	16,606,000				16,606,000
Anderson County Salt Shed Construction	2/29				300,000	300,000
Campobello Section Shed Salt Shed Construction	3/29				300,000	300,000
McCormick County Maintenance Salt Shed Construction	4/29				300,000	300,000
Fairfield County Salt Shed Construction	5/29				360,000	360,000
Sumter County I-95 Salt Shed Construction	6/29				360,000	360,000
Pickens County Salt Spreader Shed Construction	7/29				340,000	340,000
Kershaw County Salt Shed Construction (I-20)	8/29				360,000	360,000
Horry County Maintenance Salt Shed Construction	9/29				360,000	360,000
Hampton County Maintenance Salt Shed Construction	10/29				300,000	300,000
Aiken County Salt Shed Construction	11/29				300,000	300,000
Charleston Maintenance Salt Building Reconstruction	12/29				300,000	300,000
Equipment Depot Restrooms and Conference Room	13/29				245,000	245,000
Plan Year 2026 Total		16,606,000			3,825,000	20,431,000
Plan Year 2027						
District Six Office Mechanical, Electrical and Plumbing renovations	14/29				275,000	275,000
Florence Maintenance Sewer Line Replacement	15/29				400,000	400,000
Dillon County Complex Renovation	16/29				500,000	500,000
Plan Year 2027 Total					1,175,000	1,175,000
Plan Year 2028						
Newberry County Complex Renovations	17/29				1,000,000	1,000,000
Clarendon County Maintenance Complex Construction	18/29				8,500,000	8,500,000
I-26 Rest Areas at MM 122 Calhoun Co.	19/29	4,000,000		16,000,000		20,000,000
Sumter I-95 NB (Santee) Rest Area Replacement	20/29	4,000,000			6,000,000	10,000,000

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Summary of Proposed Permanent Improvement Projects

Transportation	Rank	State	Debt	Federal	Other	Total Sources
Department of Transportation						
Plan Year 2028						
Plan Year 2028 Total		8,000,000		16,000,000	15,500,000	39,500,000
Plan Year 2029						
Kershaw Section Shed Renovation	21/29				500,000	500,000
SCDOT HQ Roof replacement	22/29				1,170,000	1,170,000
I-95 Rest Areas at MM139 in Sumter County	23/29	4,000,000		16,000,000		20,000,000
I-77 Rest Areas at MM66 in Chester Co.	24/29	3,000,000		17,000,000		20,000,000
Statewide Traffic Management Addition/Renovation	25/29			2,260,000	540,000	2,800,000
Plan Year 2029 Total		7,000,000		35,260,000	2,210,000	44,470,000
Plan Year 2030						
Eastover Section Shed Renovations	26/29				500,000	500,000
York Section Shed Renovation	27/29				500,000	500,000
I-85 Rest Areas at MM18 in Anderson Co.	28/29	4,000,000		16,000,000		20,000,000
I-385 Rest Area at MM7 in Laurens Co.	29/29	4,400,000		5,600,000		10,000,000
Plan Year 2030 Total		8,400,000		21,600,000	1,000,000	31,000,000
Department of Transportation Total		**40,006,000**		**72,860,000**	**23,710,000**	**136,576,000**

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Aeronautics Commission

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aeronautics Commission

Project Name

Exterior Painting & Window Replacement for SCAC Administrative Building

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	5293	**Overall Priority**	1/3

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$275,000
[CP] State Appropriation - Capital	$350,000
[CP] State Appropriation - Capital	$300,000
	$925,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$46,000
Renovations-Building Exteriors	$879,000
	$925,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($2,000)			($2,000)

Summary of Work

(Phase II - #9501) The project requires cleaning and prep work to prepare the surface for paint. An architecture firm will be engaged to do the project specifications and some construction management. the project will be bid and awarded to the lowest bidder.
this project requires removal and replacement of the building's exterior windows. An architecture firm will be engaged to do project specifications and some construction management. the project will be bid and awarded to the lowest bidder.

Rationale

The exterior of the administrative office area of the SC Aeronautics Commission was painted over 18 years ago and needs to be painted. The building exterior has begun to show signs of corrosion, which if left untreated would lead to additional maintenance costs in the future. the painting project should extend the life of the facility.
The exterior windows of the administrative office area and public use areas of the SC Aeronautics Commission need to be replaced. The buildings windows have begun to show signs of delamination between the panes, and some have had to have repair work done for leaks. There continues to be some leaks around the windows.

Alternatives Considered

Initially the plan was to replace the glass panes only due to delamination, but upon further inspection by contractors and a consultant, it was determined that the glass and frames should be replaced due to corrosion and deterioration.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aeronautics Commission

Project Name
Roofing and Coating for SCAC main Hangar Guard Building, and Quonset Hangar

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/2
Project Number	5294	**Overall Priority**	2/3

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$6,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation	$394,000	Roofing-Repairs & Renovations	$380,000
	$400,000		$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	1 Year/One Time		($5,000)
	Net Cost / (Savings): ($5,000)			($5,000)

Summary of Work

(Phase I - #9502) A consultant will be engaged to evaluate the project and develop a plan. Roof will need to be evaluated for the type and amount of work needed to be repaired. The best type of roof will be determined and any repairs needed to the base before the new roof can be applied. Specifications will be determined in order to bid the project.

Rationale

The Main hangar, Guard Building and Quonset Hangar have roof leaks that have been patched over time. Due to the age, deterioration, and added damages that continue to develop, it is time to replace the roof coverings on all three buildings.
Each facility will require different roof replacement products, of which, the Quoset Hangar will need a specialty foam/coating product. Also, the Quoset Hangar will require some sheet metal and paint work on each of the ends.
If left unresolved, additional maintenance costs will continue to occur and expand over time. The project requires cleaning and other work to remove the old roof systems and/or coatings. The estimated costs are $400,000.

Alternatives Considered

Various types of roofing materials will be considered as to what is best for each building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aeronautics Commission

Project Name

Refinish and Seal Hangar Floor

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5296	**Overall Priority**	3/3

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$150,000
	$150,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$150,000
	$150,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	1 Year/One Time	$150,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

Prep and refinish approximately 14,500 square feet of existing hangar floor.

Rationale

Storage and maintenance of state aircraft fleet causes fuel and chemicals to drip on floor and over the years has led to deterioration of the hangar floor coating. Maintaining this coating is critical to extending the life of the concrete.

Alternatives Considered

The only alternative is delaying the work, but this will only cause additional deterioration.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Aiken Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aiken Technical College

Project Name

Nursing Building Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	4499	**Overall Priority**	1/5

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	25
Program/Academic	75
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$11,500,000
[CP] AFS - Other Funds	$8,942,351
[CP] AFS - Other Funds	$136,129
[CP] Capital Reserve Fund	$3,000,000
[CP] State Appropriation	$650,000
	$24,228,480

Project Costs	Amount
Basic Equipment	$1,500,000
Bond Issue Costs-Capital Projects	$500,000
Construction-Buildings & Additions	$18,144,000
Contingencies-Capital Projects	$1,270,080
Fee-Architectural, Engineering & Other	$1,814,400
Other Capital Outlay Costs	$1,000,000
	$24,228,480

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	Indefinitely	$2,100	
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,150	
Uncategorized	General Funds - Existing	Indefinitely	$2,100	
Utilities	General Funds - Existing	Indefinitely	$8,400	
	Net Cost / (Savings): $15,750		$15,750	

Summary of Work

(Phase I - #6250) ATC proposes to construct a 36,000 square foot building to house the expansion of the Health Science Technologies. This new building would house the Associate Degree in Nursing (ADN) PROGRAM, the Certified Nursing Assistant (CNA) program, and the Licensed Practical Nursing (LPN) program. The courses encompass classroom and laboratory study. This building will assist the College in meeting accreditation standards and demand for the programs. Upon relocation of the Nursing programs to the Nursing building, the available space in the current Health Sciences building will be utilized to enhance existing programs and expand with additional offerings in the Health Sciences. The Surgical Technology program proposes expansion to an Associate Degree Surgical Technology. The Medical Coding certificate proposes to expand to a Health Information Management degree. The Radiological Technology degree proposes to add a Sonography component. A Dental Hygiene Associate Degree proposes to augment the Dental Assistant diploma. New programs proposed include Pharmacy Technology, Cardiovascular Technology, BIO/Med Laboratory Technology and Dialysis Technicians. Construction of the proposed building will be on college property. No new acreage is required.

Rationale

The current Health Sciences building lacks available space for expansion of the Life Science programs necessary to meet the College's service area demand. The addition of a building to house Life Science programs would create available space in the existing Health Sciences building for the remaining Health Science programs to expand.

Alternatives Considered

All available space for academic programs on the Aiken Technical College campus was reviewed and none was found suitable for the Health Science Technologies. The addition of a new building to house the Nursing programs creates available space for the remaining Health Science programs and this was deemed the most appropriate response to meet the growing demand in the community within this field.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aiken Technical College

Project Name

700 Building Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/2
Project Number	4500	**Overall Priority**	2/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	80
Program/Academic	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Interior Finishes/Flooring/Fixtures	75
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$3,037,500
[CP] State Appropriation	$1,154,941
[CP] State Appropriation	$307,559
	$4,500,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$200,000
Renovations-Building Exteriors	$200,000
Renovations-Buildings & Additions-Interiors	$4,000,000
	$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$5,000	
Utilities	General Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $15,000		$15,000	

Summary of Work

(Phase II - #6251) Building 700/800 will be renovated to accept administrative staff moving out of the 100/200 building. The building will also modernize existing classrooms to be flexible so they can adapt to larger section sizes. The other focus will be put on modernizing the bathrooms and bringing them up to current code guidelines.

Rationale

The 100/200 is scheduled for demolition due to an aging infrastructure. The cost to modernize and renovate the 100/200 building was not financially reasonable. Instead, efforts will be put toward modernizing and equipping the 700/800 building for administrative staff.

Alternatives Considered

Renovating the 100/200 building was the only potential alternative. The cost associated with modernizing the building infrastructure was not reasonable compared to the cost of renovating the 700/800 building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aiken Technical College

Project Name

Building D Renovation (1200 Building)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4505	**Overall Priority**	3/5

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Interior Finishes/Flooring/Fixtures	90
	100%

Fund Sources	Amount
[CP] State Appropriation	$8,000,000
	$8,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$8,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($1,500)
	Net Cost / (Savings): ($1,500)			($1,500)

Summary of Work

It is the intention of ATC to renovate throughout the Health Science building to house and expand our current Health Science Programs. This includes special renovations as needed and updates, such as flooring, paint, lighting, fixtures, and program-specific equipment and furnishings.

Rationale

Aiken Technical College has one of the most robust health science programs in the CSRA, and we are looking to embrace the opportunity to repurpose the areas that currently house the Nursing Program. Creating specialized classrooms for each program will allow the college to target programs that have shown growth over the years.

Alternatives Considered

No alternatives have been considered as this is the dedicated Health Science Program Building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aiken Technical College

Project Name

Green Space/Quad

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4955	**Overall Priority**	4/5

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	90	Other	100
Site Development	90	Parking/Roads/Site Development	10		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$2,700,000	Site Development (Non-Depreciable Land Improv)	$2,700,000
	$2,700,000		$2,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$2,600	
	Net Cost / (Savings): $2,600		$2,600	

Summary of Work

After the 100 and 300 buildings are demolished, the campus will have a cleared parcel of land that would allow for outdoor learning, student meetings, study space, and a space among local fauna and flora to allow the regeneration of the mind. This space will be a meandering walking path that leads from the parking areas to the Administration building. Included in the quad will be multiple touch-down spots, group study spaces, a focal point (e.g., fountain, statue), and flat space for recreational use. This will also be utilized to connect the front of campus to the rear.

Rationale

In its fifty-year history, Aiken Technical College has not had a grassy recreational area to allow students to be among nature. The ATC campus is embedded in a wooded landscape and, to this point, has not had an opportunity to bring an external inspirational space to our students, faculty, and staff.

Alternatives Considered

For many years, Aiken Technical College's master plan has included a recreational space for our students, but the college did not have a reasonable location until now. The demolition of the two buildings will create the ideal footprint for this project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Aiken Technical College

Project Name

Gregg-Graniteville Student Activities Center Reno

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4954	**Overall Priority**	5/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	40
Auxiliary/Housing/Food Service/Laundry	25
Program/Academic	35
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Interior Finishes/Flooring/Fixtures	90
	100%

Fund Sources	Amount
[CP] State Appropriation	$2,500,000
	$2,500,000

Project Costs	Amount
Contingencies-Capital Projects	$350,000
Fee-Architectural, Engineering & Other	$150,000
Renovations-Buildings & Additions-Interiors	$2,000,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($3,000)
	Net Cost / (Savings): ($3,000)			($3,000)

Summary of Work

The Gregg-Graniteville Student Activities Center will be renovated to enhance services, spaces and programs for the college. When completed, the student activities center will offer much needed meeting space to provide support for student organization events, departmental functions and college-wide activities. Student involvement fosters engagement in student–led programs and services that enrich the education experience by maximizing the capacity of students to learn, serve and lead. The renovation will also enhance auxiliary services for the college community.

Rationale

The completed project provides a core of activity for the campus and expresses the college's commitment to the value of the student experience on campus.

* This project is currently not a priority for the upcoming budget.

Alternatives Considered

The college has no alternatives to consider. Currently the bookstore, gym, and student commons area are located in the center of campus in the same building.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Central Carolina Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Renovation to Fire and Security Systems

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	4860	**Overall Priority**	1/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$8,500,000
	$8,500,000

Project Costs	Amount
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Other Construction/Renovation/Repair Projects	$7,500,000
	$8,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

Upgrade current fire alarm / security / building access systems at all CCTC campus locations. Budget may change as project is evaluated. Proviso 118.19 FY22-23

Rationale

The fire alarm systems in the college's older facilities need to be integrated with emergency notification systems, web access, and other features not available when originally installed. The college security / building access is antiquated with the lock and key system, and they are very inefficient when emergencies occur on campus. The buildings are currently not capable of being locked down immediately in the event of an active threat on campus. This would include replacing all the exterior and potentially the interior corridor doors with doors that contained an access control panel, power supply panels, proxy card readers, access wire and wire mold as needed. The fire alarm system would be upgraded to the more intuitive and efficient voice evacuation system which would be integrated with our emergency notification system.

Alternatives Considered

The alternative is to continue with our current system which makes it difficult to notify the campus community and to secure the buildings in an event of an emergency.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Maintenance, Renovation and Repair

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4867	**Overall Priority**	2/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
HVAC	60
Interior Finishes/Flooring/Fixtures	40
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,810,000
	$3,810,000

Project Costs	Amount
Basic Equipment	$1,000,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$310,000
Renovations-Utilities	$2,000,000
	$3,810,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($40,000)
	Net Cost / (Savings): ($40,000)			($40,000)

Summary of Work

Continue to replace and upgrade HVAC systems including the control management systems at the buildings on main campus and F.E. Dubose locations. Replace current flooring along with current furniture at all CCTC locations which have reached its useful life and have become a safety concern.
Upgrade to LED lighting on all CCTC locations in order to reduce energy costs. Repair exterior such as windows on main campus and F.E. Dubose location. Proviso 118.19 FY23-24

Rationale

The HVAC systems have reached its life expectancy along with the current flooring and furniture throughout the campus.
Our energy costs continue to increase due to having outdated light fixtures which use more energy. Upgrading to LED lights will allow us to save energy thus reducing our utility costs.
Upgrade security camera and system as current security cameras resolution is not up to standards and are in need of replacement.
Repair and upgrade old windows to increase energy efficiency.

Alternatives Considered

To defer replacing the HVAC and lights will continue to incur increased utility costs. To remain status quo with the security cameras.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

M600 roof and window replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	4869	**Overall Priority**	3/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Program/Academic	60
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Roof	75
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Renovations-Building Exteriors	$500,000
Roofing-Repairs & Renovations	$2,500,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Additional	Indefinitely	$15,000	
	Net Cost / (Savings): $15,000		$15,000	

Summary of Work

M600 roof and windows will need to be replaced to improve energy cost.

Rationale

The roof and windows have not been replaced since 1991. They are over 34 years old. To improve energy efficiency, enhance safety and protect against the elements, the college is need to replace/upgrade to a more modern material. There are leaks throughout the building due to age of windows.

Alternatives Considered

The alternative is to continue repairs and patches to keep the building open.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Health Science HVAC & Boiler replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	4871	**Overall Priority**	4/10

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	30	HVAC	100
		Program/Academic	70		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$2,500,000	Fee-Architectural, Engineering & Other	$50,000
		Renovations-Building Exteriors	$2,450,000
	$2,500,000		$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Additional	Indefinitely	$8,000	
	Net Cost / (Savings): $8,000		$8,000	

Summary of Work

Health Science building HVAC and Boiler is needing to be replaced.

Rationale

The Health Science building houses our nursing, surgical technology, medical records coding and other health programs. The college offers a variety of classes as well as provide a facility in the building to the public for use. Due to the nature of the extensive medical equipment housed in the building, the replacement is necessary since the HVAC/Boiler is over 15 years old and near the end of its life.

Alternatives Considered

The alternative is to continue using the existing system.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Kershaw Campus Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	4975	**Overall Priority**	5/10

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Building Envelope/Windows/Walls	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$10,000,000	Construction-Buildings & Additions	$28,100,000
[CP] State Appropriation	$10,000,000	Contingencies-Capital Projects	$500,000
[CP] State Appropriation	$10,000,000	Fee-Architectural, Engineering & Other	$1,400,000
	$30,000,000		$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Additional	3 Years+	$25,000	
Maintenance and Repairs	General Funds - Additional	3 Years+	$40,000	
Other Expenses	General Funds - Additional	3 Years+	$20,000	
Salaries, Benefits & Payroll Taxes	General Funds - Additional	3 Years+	$100,000	
Utilities	General Funds - Additional	3 Years+	$200,000	
	Net Cost / (Savings): $385,000		$385,000	

Summary of Work

Construct an additional 90,000 SF Academic Building on recently purchased property adjacent to the College's Kershaw Campus. $10,000,000 is currently in the FY23-24 budget Proviso 118.19 FY23-24 Section 20 Line B, and $10,000,000 in FY 25-26 Proviso 118.22. An additional $10,000,000 will be needed in the FY26-27 budget for the expansion.

Rationale

To utilize the 20 acres of undeveloped property the college owns to construct a health science building that will house the Radiation Technology, Practical Nursing program (LPN) and Environmental Science and an industrial building to house the Automotive Technology program. This expansion would require classrooms, computer labs and simulation labs to successfully launch and to run all of the additional programs. The addition of both programs enables us to work to meet the current healthcare shortage identified by area healthcare facilities. In addition, we would move our environmental technician program into that building to take advantage of a more rural location and access to the environment. The environmental program would require sufficient classroom space and demonstration equipment to effectively meet training needs. We believe that it is important for Kershaw to have a signature program that complements the other technical programs such as mechatronics and welding offered on the campus.

Alternatives Considered

To remain status quo and not be able to offer the additional programs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Renovate Facility in Lee County

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	4977	**Overall Priority**	6/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	75
Program/Academic	25
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
HVAC	5
Interior Finishes/Flooring/Fixtures	90
	100%

Fund Sources	Amount
[CP] State Appropriation	$5,000,000
[CP] State Appropriation	$2,000,000
	$7,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$6,500,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Additional	1 Year/One Time	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

This project is to remodel a current building in Lee County which would enable the College to partner with Lee County and utilize the space for classrooms and multi-purpose space. A feasibility study will be done to determine how much space in the building CCTC will need and therefore renovate.

Rationale

Our current location in Lee County is not viable for expansion of programs.

Alternatives Considered

Remain status quo.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Health Sciences Building renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	4978	**Overall Priority**	7/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$350,000
Renovations-Buildings & Additions-Interiors	$4,650,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Additional	1 Year/One Time	$10,000	
Salaries, Benefits & Payroll Taxes	General Funds - Additional	3 Years+	$100,000	
Utilities	General Funds - Additional	3 Years+	$40,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

Following our facility master plan for our Allied Health programs, this would provide the opportunity to renovate the Legal Studies building to house Pharmacy Tech programs and introduce new programs, such as Physical Therapy Assistant (PTA). Please note that our Allied Health programs are considered “technical” programs and qualify for the Governor’s Workforce for the Futures Funding. This would include converting the D1000 (Legal Studies Building) into classroom space along with constructing a walkway to connect the Health Science Center, H2000 to D1000. This would also include creating a secondary entrance to H2000 to connect the satellite parking lot.

Rationale

The needs of the allied health careers training continue to expand every year. In order to continue to meet the demands of our 4-county service area, we need to renovate the facility to accommodate additional programs and students.

Alternatives Considered

remain status quo

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Renovation of AMTTC

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	4979	**Overall Priority**	8/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	90
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$694,431
[CP] State Appropriation	$7,305,569
[CP] State Appropriation	$1,000,000
	$9,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$800,000
Renovations-Buildings & Additions-Interiors	$8,200,000
	$9,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($2,500)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	1 Year/One Time		($70,000)
	Net Cost / (Savings): ($72,500)			($72,500)

Summary of Work

To renovate the AMTTC building in order to consolidate the HVAC programs into one facility and relocate the Welding program. This would include project engineering to include ventilation, gas installation requirements, electrical and acoustics. Installation of exhaust systems for emergency shop air evacuation and gas furnace training. Upgrade the gas service to the building and all associated piping for the program. Also, a complete electrical and plumbing upgrade will be done. Install roll up doors to allow for equipment transport in and out of the space as well as a modification to the sprinkler system.

In addition, we would introduce electrical vehicle (EV) curriculum, building that next-generation program onto our current automobile technician program and preparation technician for the EV market. There would be significant upgrades required to manage the networking and facility need for the cyber range. The funding source allocation is separated due to the preliminary allocation for the FY23-24 budget. CRF H.4301 Section 18 Line Q Proviso 118.19 FY23-24 Section 20 Line D.

Rationale

To consolidate credit and workforce programs to ensure efficiency and cost savings. This would allow the programs to share equipment and instructors. Also, CCTC's community needs to have an educational facility that will providing training for the EV market.

Alternatives Considered

To remain status quo and need to build a new facility in order to provide training for EV.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Replace M100A Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/8
Project Number	4985	**Overall Priority**	9/10

Project Type	Percentage
Demolish Existing Facility	50
Repair/Renovate Existing Facility/System	50
	100%

Facility Type	Percentage
Office/Administration	60
Program/Academic	40
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$2,000,000
[CP] State Appropriation	$16,000,000
	$18,000,000

Project Costs	Amount
Construction-Buildings & Additions	$16,000,000
Renovations-Buildings & Additions-Interiors	$2,000,000
	$18,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	Indefinitely		($5,000)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($5,000)
Utilities	General Funds - Existing	Indefinitely		($5,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

A partial demolition of building 100A took place during project H59-6174. This project would be to demolish the remainder of building 100A and then construct a new building to contain a conference center along with a consolidated area for the Foundation and Marketing team.
CRF H.4301 FY23-24 Section 18 Line Q (is the $2,000,000 in the FY23-24 budget).

Rationale

Building 100A is over 60 years old and functionally inadequate and cannot be renovated to fit the college's current needs, due to the astronomical cost of the renovation based on the A/E estimates. The Foundation and Marketing team are currently housed in an area which is difficult to locate for potential donors. Also, the college receives numerous requests for meeting space which we are unable to currently accommodate due to limited space.

Alternatives Considered

To continue to maintain building 100A after the current personnel and programs are re-located to the new academic / student services building (project H59-6174) in August 2025 and / or to demolish building 100A completely and leave the Foundation and Marketing team where they are currently housed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Central Carolina Technical College

Project Name

Broad Street Property (Technical High School)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	8/8
Project Number	4986	**Overall Priority**	10/10

Project Type	Percentage
Purchase Land/Building	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	15
Parking/Roads/Site Development	5
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	90
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
[CP] State Appropriation	$15,000,000
[CP] State Appropriation	$15,000,000
	$30,020,000

Project Costs	Amount
Building Purchase	$20,000
Renovations-Buildings & Additions-Interiors	$30,000,000
	$30,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Additional	Indefinitely	$2,500	
Maintenance and Repairs	General Funds - Additional	Indefinitely	$6,000	
Utilities	General Funds - Additional	Indefinitely	$8,000	
	Net Cost / (Savings): $16,500		$16,500	

Summary of Work

In 2017, the College entered into an agreement with the Sumter School District to purchase property for the school district to build a Technical High School within 5 years. The terms of the forgivable promissory note state the property would revert to the College if the school district did not meet the terms and begin substantial completion of the High School within 5 years. The 5 years expired in October 2022, however, the college granted a one-year extension. The one-year extension has also expired, and the property will be deeded to the College. Note: There is no cost to purchase the property, however, I had to put $1.00 in the funding amount and project costs. Potential demolition of one of the buildings due to the condition of the building. This is the cost to build a new technical high school on the existing property.

Rationale

Requirements of the original forgivable promissory note in October 2017.
The college originally received funding to purchase the property in 2015 and 2017. This is one of those pass throughs where the College receives the money, but the school district purchased the property.
The college received the funding with Check #141921390 on 11.19.2015, check #141916874 on 11/16/2015 and Bill H.5002, Proviso 118.16. The checks came from SBTCE. There will not be any cost to acquiring the broad street properties, except for legal review

Alternatives Considered

No alternatives considered as the property must be deeded to the college based on the term of the promissory note.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Clemson University Public Service and Agriculture

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University Public Service and Agriculture

Project Name

Brody Property Acquisition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	5314	**Overall Priority**	1/5

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$20,000	Fee-Architectural, Engineering & Other	$20,000
[CP] AFS - Other Funds	$35,000	Land	$35,000
	$55,000		$55,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9562) This project is to acquire approximately 10 acres of land adjacent to the Clemson Experimental Forest (CEF) from the Clemson University Land Stewardship Foundation

Rationale

This acquisition will allow Clemson to transfer land use restrictions from another part of the CEF which is being converted from its current CEF use to varsity sports use associated with the University's women's lacrosse and gymnastics teams.

Alternatives Considered

The proposed acquisition cost is $35,000, which is less than appraised value. This, along with the cost of all investigative studies, will be the total cost to the University.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University Public Service and Agriculture

Project Name

US Army Corps of Engineers Land Swap

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/4
Project Number	5317	**Overall Priority**	2/5

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9563) This project is a land swap between Clemson University and the US Army Corps of Engineers. Clemson will transfer approximately 1.31 acres of property, which is undevelopable, to USACE in exchange for 1.25 acres of property adjacent to the new lacrosse and gymnastics facilities.

Rationale

As plans for the lacrosse field have developed, the siting and orientation of the field currently encroach upon USACE property. USACE will not allow for any portion of the field to be built on USACE property.

Alternatives Considered

USACE have discussed a land swap with Clemson which would allow for the University to acquire the necessary property to complete the field as it is currently planned in exchange for the University transferring 1.31 acres to USACE which is an underlying floor area that is a part of Lake Hartwell.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University Public Service and Agriculture

Project Name

LPH Land Purchase

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	5319	**Overall Priority**	3/5

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$300,000	Fee-Architectural, Engineering & Other	$20,000
		Land	$280,000
	$300,000		$300,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The Livestock-Poultry Health division is seeking to purchase additional land (approximately xx acres) from Richland County at the existing location at 500 Clemson Road in Columbia, SC. This land is directly behind the existing facility and will be utilized for the expansion of the existing facility and for additional parking that will be required due to the planned expansion.

Rationale

The existing lot isn't sufficient for planned expansion of the LPH facility.

Alternatives Considered

We considered adding a second story to the existing facility to meet the additional space needs, but the additional land would allow us to expand our facility on a single level which is more economical.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University Public Service and Agriculture

Project Name

Clemson Veterinary Diagnostic Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	5321	**Overall Priority**	4/5

Project Type	Percentage
Construct Additional Facility	70
Repair/Renovate Existing Facility/System	30
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	30
Other	5
Parking/Landscape	5
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$7,000,000
[CP] AFS - Other Funds	$5,000,000
	$12,000,000

Project Costs	Amount
Construction-Buildings & Additions	$6,888,000
Contingencies-Capital Projects	$1,200,000
Fee-Architectural, Engineering & Other	$960,000
Renovations-Buildings & Additions-Interiors	$2,952,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
Utilities	General Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $25,000		$25,000	

Summary of Work

The Livestock and Poultry Health facility, which includes the Clemson Veterinary Diagnostic Center, is located in Northeast Columbia and was constructed in 1999. The facility has had little to no upgrades since that time. Renovations are needed to expand the laboratory space to offer additional disease testing (including required food safety testing at meat processing plants) services to SC and southeastern U.S. domestic and wildlife animal stakeholders. Renovations are necessary to increase HVAC and electrical capacity, upgrade ventilation and other safety systems to maintain current biosafety standards, upgrade and expand the necropsy room and carcass cold storage and disposal functions, as well as increase storage and office space.

Rationale

The Diagnostic Center is the state animal health laboratory and assists veterinarians, animal industry, animal owners, and wildlife managers in diagnosing disease or other health problems affecting livestock, poultry, companion animals, and wildlife animals. The Center is an integral part of a disease surveillance system that helps assure a safe and adequate food supply and protects South Carolina citizens' health and welfare. The Diagnostic Center is a National Animal Health Laboratory Network (NAHLN) member laboratory and is a National Poultry Improvement Plan (NPIP) Authorized Laboratory.

Alternatives Considered

The CVDC already serves the state protecting animal health and public food safety. Duplicating a new building and staff doesn't make sense financially compared to modifying current infrastructure to fit this new need.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University Public Service and Agriculture

Project Name

Extension Education Training Facility - Sandhill

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5350	**Overall Priority**	5/5

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Other	55
Parking/Landscape	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Construction-Buildings & Additions	$13,500,000
Contingencies-Capital Projects	$1,500,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$20,000	
Utilities	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $25,000		$25,000	

Summary of Work

This project would construct a new training facility at Sandhill Research and Education Center that would bring constituents from across the state to foster transfer of agriculture, food safety, and processing knowledge. The facility will include a commercial kitchen, needed to facilitate opportunities for small producers seeking value-added processing for local markets. This facility would also support home canning training events aimed at teaching community members how to extend the shelf-life of small-producer commodities purchased at local markets. Most county offices no longer have kitchen facilities for teaching food preservation and safety practices, which are more effectively taught with hands-on instruction. A commercial kitchen would provide space for the Food Systems and Safety team to conduct food "product testing" and "process control letters" required by SCDA to ensure microbiological safety of small-scale food products being packaged for local marketing. Finally, this facility would serve as a train-the-trainer facility for the professional development of many Extension program teams including food safety agents, health and nutrition agents, 4-H healthy lifestyle youth trainings, and others. It could also extend our ability to cross-collaborate with other land grant institutes in the Southeast Region.

A community cannery facility would allow members to can meat and produce in bulk, thus saving time and energy in their home kitchens while ensuring safety of products. Community members would prepare jars or cans for the canning process under the supervision of the cannery staff, and the cannery staff would implement the thermal process. This facility could also be a training facility for small food manufacturers.

Rationale

Extension agents and staff are housed across the whole state of SC. A centralized facility for training provides a location that is easy to access for all employees and all producers/consumers across the state. Housed at Sandhill, the facility is geographically located within a 2-hour drive for almost all employees.

Alternatives Considered

Renovating existing spaces for this purpose would be cost prohibitive.

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2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

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Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Edwards Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	4315	**Overall Priority**	1/10

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Program/Academic	100	Fire/Security	20
				HVAC	80
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$12,000,000	Fee-Architectural, Engineering & Other	$1,000,000
		Other Construction/Renovation/Repair Projects	$9,000,000
		Renovations-Buildings & Additions-Interiors	$2,000,000
	$12,000,000		$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replacement of HVAC system within academic facility housing the School of Nursing, administrative spaces supporting the College of Behavioral Sciences and Health Sciences, and departmental spaces supporting Public Health and Rural Health. Constructed in 1977, the HVAC system is original to the building. Parts/components necessary to keep the system operational are not readily available.

Rationale

The facility has experienced multiple HVAC outages over the past year resulting in inadequate conditions for academic activity and user discomfort. The system has reached the end of its useful life and is danger of failure. Failure of the system would require taking the facility offline and would displace the important academic programs located there. Renovation of the HVAC system is critical to extending the life of the facility.

Alternatives Considered

Renovation of the system and existing facility is the most cost effective and time effective solution to address the facility's current condition. New construction/replacement of the existing facility would be far more expensive and would displace these critical programs for an extended period.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

NextGen Computing Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4321	**Overall Priority**	2/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	35
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	35
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$25,000,000
[CP] AFS - Other Funds	$72,000,000
[CP] AFS - State Appropriation	$40,000,000
[CP] AFS - State Appropriation	$40,000,000
	$177,000,000

Project Costs	Amount
Construction-Buildings & Additions	$177,000,000
	$177,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$1,197,792	
Utilities	Other Funds - Existing	Indefinitely	$363,769	
	Net Cost / (Savings): $1,561,561		$1,561,561	

Summary of Work

Design and construction of the NextGen Computing Center will provide a new home for the School of Computing (SOC) along with new space for research and instruction for the Department of Electrical & Computer Engineering (ECE) to create a new building focused on convergent research, innovation and translation, and bringing together both the software and hardware components of computing in a center focused on the next generation of technological advances in these disciplines. The new facility will be approximately 165,000 gross square feet and will include general classrooms, instructional labs, research labs aligned with computing, maker space with 3D printing, capstone/project space, and student study/collaboration space. This facility will also provide a new home for Programs for Educational Enrichment and Retention (PEER) and Women in Science & Engineering (WISE.) Both programs aim to educate, recruit, and retain women and underrepresented populations in STEM fields through mentoring, academic coaching, counseling and academic enrichment. The combination of SOC, ECE, and PEER/WISE in this new facility will promote exemplary educational experiences while increasing and optimizing convergent research in computing. The project was supported by $40M from the State in the most recent budget. Clemson will submit a budget request for an additional $40M in the next State budget.

Rationale

The School of Computing experienced 40% enrollment growth from 2018 to 2023 and has outgrown their existing facilities. School of Computing (SOC) and Electrical and Computer Engineering (ECE) are spread across five buildings, using spaces designed for older computing and engineering functions and have outgrown their existing classroom capacity. This will provide the convenience and adjacencies common in modern educational and research facilities to support the educational and research mission.

Alternatives Considered

There is no viable alternative to new construction to properly support these disciplines due to specialized equipment needs and rapid enrollment growth that has outgrown available facilities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Maintenance & Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	5306	**Overall Priority**	3/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	30
Fire/Security	10
HVAC	35
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Renovations-Building Exteriors	$3,000,000
Renovations-Buildings & Additions-Interiors	$9,000,000
Roofing-Repairs & Renovations	$3,000,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Maintenance, repair, and renovation of existing education and general (E&G) facilities. If granted State funding, this project would primarily resolve issues in existing facilities related to HVAC, electrical, plumbing, fire protection, and building envelope systems.

Rationale

Maintenance needs vary by facility but include repairs and renovations to extend the life of critical building systems and ensure business continuity and safe and efficient operation of these buildings.

Alternatives Considered

Continued stewardship of existing facilities through maintenance, repair and renovation is a more responsible and cost-efficient approach than seeking to replace these investments through new construction.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name
Science Lab Building Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5206	**Overall Priority**	4/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	35
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	10
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$50,000,000
[CP] AFS - Other Funds	$56,000,000
[CP] AFS - State Appropriation	$35,000,000
	$141,000,000

Project Costs	Amount
Basic Equipment	$6,250,000
Builders Risk Insurance	$250,000
Construction-Buildings & Additions	$96,500,000
Contingencies-Capital Projects	$19,500,000
Fee-Architectural, Engineering & Other	$13,000,000
Other Capital Outlay Costs	$5,500,000
	$141,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$1,111,587	
Utilities	Other Funds - Existing	Indefinitely	$337,589	
	Net Cost / (Savings): $1,449,176		$1,449,176	

Summary of Work

This project is to construct an approximately 140,000 square foot, five story science lab building. This building will become the new focus for life sciences at the University and support the current enrollment growth in life sciences that cannot be supported in the current facility, Long Hall. The new facility will include instructional laboratories, classrooms, research spaces, seminar and meeting spaces, and offices. These new spaces will support teaching and learning in life sciences by providing modern facilities.

Rationale

A new science lab building is needed to maintain and increase Clemson's competitive position in scientific research and in preparing future scientists, educators and citizens in finding and implementing solutions to global challenges. The new facility will create a home for students in life sciences and will aid in producing the bioscience, microbiology and genetics graduates needed in the workforce. These disciplines are currently housed in Long Hall, a historic building which is not compatible with modern teaching and research laboratories. The new facility will enhance intellectual experimentation, provide more diverse interdisciplinary teams, and increase future opportunities for excellence in science research and education at Clemson.

Alternatives Considered

Extensive renovation to Long Hall has been considered. The current lab facilities in Long Hall do not support modern teaching methods or research and there is not enough space to support growth in life sciences. A new building is more cost effective than adding space to the current building and bringing the labs up to modern standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Clemson Center for Human Genetics, Building 2

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5392	**Overall Priority**	5/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	35
Electrical/Mechanical	5
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$26,000,000
[CP] AFS - Other Funds	$25,000,000
[CP] AFS - State Appropriation	$20,000,000
	$71,000,000

Project Costs	Amount
Basic Equipment	$6,500,000
Construction-Buildings & Additions	$48,000,000
Contingencies-Capital Projects	$10,000,000
Fee-Architectural, Engineering & Other	$4,500,000
Site Development (Non-Depreciable Land Improv)	$2,000,000
	$71,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$555,793	
Utilities	Other Funds - Existing	Indefinitely	$168,795	
	Net Cost / (Savings): $724,588		$724,588	

Summary of Work

Design and construction of Building 2 supporting the Clemson Center for Human Genetics (CHG) at the Greenwood Genetic Center Partnership Campus in Greenwood, South Carolina. This facility will significantly increase research capacity for Clemson University by providing approximately 70,000 gross square feet, with 70% of program area allocated to research and research support. The bulk of this space will enable the growth of the CHG research capacity by an additional 12 principal investigators and their associated doctoral and graduate student staff. Additional research space will provide a home to South Carolina Precision Medicine and a single core lab will be able to house start-ups which would not otherwise have access to research facilities. CHG Building 2 will also include 3 large flexible classrooms that can open into a single large conference space for hosting various types of events. This classroom space, coupled with a small teaching lab, will provide the CHG with the facilities to host community engagement for camps and high school partnerships to inspire a new generation of scientists.

Rationale

The Clemson Center for Human Genetics Building 1 (also known as Self Regional Hall) was constructed in 2016 and consists of 16,000 gross square feet. Since relocating to Greenwood, Dr. Trudy Mackay has grown the CHG beyond the capacity of Building 1 utilizing spaces previously designed for storage and other uses to keep up with research space demand. The property limits of the parcel owned by the University allow for future expansion directly adjacent to Building 1 to create cohesion between both facilities to support research growth and community engagement aligned with the goals and vision of the CHG.

Alternatives Considered

Given the potential for growth and the limited square footage within Building 1, there is no viable alternative to new construction to grow the Center for Human Genetics.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name
Parkway Area Utility Improvements

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	4320	**Overall Priority**	6/10

Project Type	Percentage
Demolish Existing Facility	25
Replace Existing Facility/System	75
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Other	20
Water/Sewer	80
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$12,000,000
	$12,000,000

Project Costs	Amount
Renovations-Utilities	$8,000,000
Site Development (Non-Depreciable Land Improv)	$4,000,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Project includes replacement, rerouting or renovation of sections of the storm water, wastewater, steam/chilled water, and electrical systems in the area near President's Park/Parkway Drive in proximity to core campus facilities including Sikes Hall, Long Hall, Kinard Hall, Martin Hall, amphitheater, and Reflection Pond. Project includes the demolition of the existing Martin Hall and installation of hardscape improvements and site lighting to create or improve accessible pedestrian pathways. (Project was submitted in previous CPIP submittal as 'Historic Precinct Utility Improvements')

Rationale

Project replaces aging, failing utility systems and aligns new systems to accommodate future core campus development and renovations to adjacent facilities.

Alternatives Considered

Aging systems have reached or will soon reach end of useful life and must be replaced to eliminate risk of failure. No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Memorial Stadium Premium Addition and Infrastructure

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	4319	**Overall Priority**	7/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Athletic Funds	$50,000,000
	$50,000,000

Project Costs	Amount
Construction-Buildings & Additions	$50,000,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$283,115	
Utilities	Other Funds - Existing	Indefinitely	$107,477	
	Net Cost / (Savings): $390,592		$390,592	

Summary of Work

This project is to make improvements to Memorial Stadium to accommodate growing demand for premium seating and amenities and to make improvements to the fan experience and existing concourses. The work will include constructing approximately 48,000 square feet of premium suites, club, or terrace areas in the east stadium, making ADA improvements, and renovating approximately 58,000 square feet of the north and south concourses to increase restrooms, concessions, and fan services spaces.

The improvements will include a new multi-level structure with premium areas and amenities in a mix of suites, clubs, and terraces. These spaces will also be used for outside purposes in the off-season months. In addition, the improvements will include renovating and increasing the number of accessible seats in the East stadium, renovating the North and South concourses to modernize concession facilities and create additional men's and women's restrooms, novelty shops, and fan services, and upgrading infrastructure for lighting and audio.

Rationale

Memorial Stadium serves as the primary home for Clemson Football and is the center of the Athletic Precinct and connection to the greater campus community. Demand for premium seats and amenities continues to rise in college athletics and specifically at Clemson. These improvements will create additional accessible seating and improved and modernized facilities for all fans. In addition, the facilities will be used to host dozens of additional events each year.

Alternatives Considered

The feasibility study included multiple reviews of comparable athletic programs with existing premium facilities to create a plan that determined the final project scope and cost estimates. Alternative options either did not meet the operational needs of the venue or the revenue generation needed to support the improvements. Specific locations that were considered are either not suitable for operational reasons, not capable of generating the revenue needed to support the project or are already in use for other projects. These areas include field level boxes, north and south mezzanine level suites and clubs, expansion of the north concourse and expansion east into Williamson Road.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Martin Hall Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5204	**Overall Priority**	8/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	35
HVAC	10
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	15
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$82,500,000
[CP] AFS - Other Funds	$25,000,000
	$107,500,000

Project Costs	Amount
Basic Equipment	$4,000,000
Construction-Buildings & Additions	$76,100,000
Contingencies-Capital Projects	$13,000,000
Fee-Architectural, Engineering & Other	$10,750,000
Site Development (Non-Depreciable Land Improv)	$3,650,000
	$107,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$27,400	
Utilities	Other Funds - Existing	Indefinitely	$7,200	
	Net Cost / (Savings): $34,600		$34,600	

Summary of Work

Construction of a new approximately 97,000 square foot facility for the School of Mathematical and Statistical Sciences. The building program includes 19 classrooms to support the teaching of mathematics. The building will also include collaboration space to support student learning in the form of team rooms, conference rooms, and open collaboration spaces along with offices, workstations, and office service spaces to support the 121 faculty and 132 post-doctoral and graduate students supporting the teaching of mathematics and statistical sciences.

Rationale

Construction of a replacement for Martin Hall provides the best opportunity to develop the proper instructional environments needed to support the teaching and learning of mathematical and statistical sciences. As a key part of the University's core curriculum, the School of Mathematics & Statistical Sciences awards the highest number of credit hours of any program at the University. As a result, Martin Hall sees the highest student traffic of any building on campus. Martin Hall, built in 1962, has been well maintained but has not had a significant renovation since construction. Martin Hall consists of three buildings connected by exterior stairs that are covered but exposed to the elements, creating slippery and dangerous conditions for students and faculty moving between buildings during rain. In addition, the stairs are compact and become congested when students are going to and from class, and there are very few gathering spaces for students and faculty. The instructional spaces are insufficient, undersized and do not adequately support modern teaching delivery methods. Additionally, the mechanical, electrical, and plumbing systems are all reaching end-of-life status. Construction of a new facility will more efficiently remedy all of these issues and provide much needed modern and updated learning environments.

Alternatives Considered

Renovation of the existing Martin Hall was explored extensively through multiple feasibility studies; however, the University has determined that new construction would provide the best return on investment while providing a more functional building enabling better programming and maximizing its new scale and core campus location.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

University Library Depot

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4326	**Overall Priority**	9/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
HVAC	10
Interior Finishes/Flooring/Fixtures	25
Other	30
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$25,000,000
[CP] AFS - Other Funds	$30,100,000
	$55,100,000

Project Costs	Amount
Basic Equipment	$7,900,000
Construction-Buildings & Additions	$29,100,000
Contingencies-Capital Projects	$10,000,000
Fee-Architectural, Engineering & Other	$2,600,000
Site Development (Non-Depreciable Land Improv)	$5,500,000
	$55,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$260,000	
Utilities	Other Funds - Existing	Indefinitely	$148,000	
	Net Cost / (Savings): $408,000		$408,000	

Summary of Work

Construction of a new 43,000 square foot facility equipped to provide the required temperature and humidity for the proper storage of library collections and special collections of the University including pre-19th century materials. To be located at the Innovation Campus and Technology Park (CU-ICAT), a majority of the facility will be constructed as a depository accommodating high-bay fixed shelving systems and a climatized storage room for rare and sensitive materials and artifacts. The facility will also provide a processing workspace for sorting and preparing materials for storage, a book repair area, and retrieval system along with offices and workstations for library staff focused on acquisitions, archives, and collections management.

Rationale

Construction of this facility will allow for the relocation of low use, high value books, journals, and other materials from the Cooper Library in the core of campus. Relocation of these materials will ease the renovation of the library and allow for the conversion of space currently dedicated to stacks to accommodate the significant deficit of student study and collaboration space. Relocation of staff and services needed to support library collections from the main campus to this new facility at the Research Park will create additional opportunities to repurpose space for more student-focused uses in Cooper Library. Construction of this new facility serves as an enabling project for a future CPIP project for a full renovation of the Cooper Library.

Alternatives Considered

Renovation of the existing library depot was explored. The existing facility purchased by the University from private industry in 2016 was originally built to support plastic injection molding and is inadequate for the long-term storage sensitive library collections. Renovation of this facility to provide the proper temperature and humidity for this use proved to be cost prohibitive. Likewise, the existing facility does not offer the square footage necessary for the storage of collections to be relocated from the main campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Clemson University

Project Name

Long Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4329	**Overall Priority**	10/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	5
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	25
Other	5
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$30,000,000
[CP] AFS - Other Funds	$20,000,000
	$50,000,000

Project Costs	Amount
Contingencies-Capital Projects	$5,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Non-Budgeted Activities-Capital Projects	$1,200,000
Other Capital Outlay Costs	$5,000,000
Renovations-Building Exteriors	$4,500,000
Renovations-Buildings & Additions-Interiors	$32,300,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to renovate the 72,000 square foot Long Hall, an academic building located in Clemson's Historic District. The work will include renovating interior spaces, repairing the building envelope, installing a new fire sprinkler system, replacing the plumbing, HVAC, electrical and roofing systems, and abating hazardous materials.

Rationale

Long Hall was constructed in 1937 as an agricultural studies building and houses offices, conference rooms and labs. The facility is more than 80 years old and has not had a significant renovation in many years. While maintenance work is performed annually on the building which is structurally sound, the building systems are old, not energy efficient and do not meet current safety standards. The interior spaces are not conducive to modern teaching methods and need to be updated. The clay tile roof is original to the building and is in poor condition. The proposed renovations will bring the facility up to modern teaching and building code standards.

Alternatives Considered

Long Hall is an historic building and must be renovated and maintained. A more comprehensive renovation was studied, and it was determined that it would not be cost-effective, compared to a new facility for modern laboratory and classroom spaces.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Coastal Carolina University

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Central Energy Plant Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/9
Project Number	5604	**Overall Priority**	1/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Capital Reserve Fund	$5,306,147	Basic Equipment	$600,245
[CP] AFS - State Appropriation	$79,500	Construction-Buildings & Additions	$2,338,427
[CP] AFS - State Appropriation	$3,214,353	Contingencies-Capital Projects	$215,000
		Fee-Architectural, Engineering & Other	$556,879
		Other Capital Outlay Costs	$43,000
		Renovations-Utilities	$4,251,630
		Roofing-Repairs & Renovations	$352,940
		Site Development (Non-Depreciable Land Improv)	$241,879
	$8,600,000		$8,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$6,360	
Utilities	Other Funds - Existing	Indefinitely		($33,075)
	Net Cost / (Savings): ($26,715)		$6,360	($33,075)

Summary of Work

The project will replace a non-functional CALMAC thermal energy storage system with two 750-ton water cooled chillers, cooling towers, chilled water pumps, and tower water pumps. The existing non-conditioned metal plant building will be expanded to enclose the new components and equipment. The existing roof will be replaced. The replacement roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

Water cooled chillers offer approximately 50% greater efficiency than air-cooled systems, per the agency. The building expansion will protect digital controls, chillers, and the pumping system from the elements. The roof is being replaced because the expansion requires that the storm water flow of the existing roof be redirected through the addition of crickets, which will impact more than 50% of the existing roof.

Alternatives Considered

Installing stand-along centrifugal chillers at each building, which would be significantly less efficient.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Land Acquisition for Pedestrian Walkway

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/9
Project Number	4699	**Overall Priority**	2/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$1,000,000	Land	$1,000,000
	$1,000,000		$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire property for the purpose of constructing a pedestrian walkway. As enrollment continues to grow at Coastal Carolina University, so has the need for housing. In response to this increasing demand, several private apartment complexes have been constructed along the S.C. 544 corridor. Though the development addresses the need for student housing, the facilities constructed on the west side of the roadway have created a safety concern for students. In order to access campus from their housing, students must traverse the heavily traveled four lanes of S.C. 544. Although there is a signalized intersection with a pedestrian crossing at Founders Drive, many students elect to cross the congested roadway in areas with no accommodations for safety. Unfortunately, two students have lost their lives attempting to make mid-block crossings in this area, where upwards of 50,000 vehicles pass daily.

Rationale

Constructing a pedestrian pedway would alleviate safety concerns. Constructing a pedway would drastically reduce the possibility of injury or death as a result of crossing S.C. 544, while having no impact on traffic patterns and roadway congestion.

Alternatives Considered

A raised concrete median with tall fencing and curbing that would force students to cross S.C. 544 at a marked pedestrian crossing was proposed. Prior to the project beginning in Summer 2022, public meetings were scheduled for July 2021. However, due to a lack of project support from neighboring businesses and homeowners, public meetings were not held and the raised concrete median project was placed on hold.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Pedestrian Walkway

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/9
Project Number	4700	**Overall Priority**	3/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Federal Funds	$5,000,000	Basic Equipment	$295,845
[CP] AFS - Other Funds	$1,500,000	Construction-Buildings & Additions	$9,023,288
[CP] AFS - State Appropriation	$5,000,000	Contingencies-Capital Projects	$542,383
		Fee-Architectural, Engineering & Other	$1,120,984
		Other Capital Outlay Costs	$517,500
	$11,500,000		$11,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$13,800	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$58,500	
Utilities	Other Funds - Existing	Indefinitely	$45,000	
	Net Cost / (Savings): $117,300		$117,300	

Summary of Work

Construct a Pedestrian Walkway over S.C. 544. As enrollment continues to grow at Coastal Carolina University, so has the need for housing. In response to this increasing demand, several private apartment complexes have been constructed along the S.C. 544 corridor. Though the development addresses the need for student housing, the facilities constructed on the west side of the roadway have created a safety concern for students. In order to access campus from their housing, students must traverse the heavily traveled four lanes of S.C. 544. Although there is a signalized intersection with a pedestrian crossing at Founders Drive, many students elect to cross the congested roadway in areas with no accommodations for safety. Unfortunately, two students have lost their lives attempting to make mid-block crossings in this area, where upwards of 50,000 vehicles pass daily.

Rationale

Constructing a pedestrian pedway would alleviate safety concerns. Constructing a pedway would drastically reduce the possibility of injury or death as a result of crossing S.C. 544, while having no impact on traffic patterns and roadway congestion.

Alternatives Considered

A raised concrete median with tall fencing and curbing that would force students to cross S.C. 544 at a marked pedestrian crossing was proposed. Prior to the project beginning in Summer 2022, public meetings were scheduled for July 2021. However, due to a lack of project support from neighboring businesses and homeowners, public meetings were not held and the raised concrete median project was placed on hold.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Wheelwright Auditorium Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/9
Project Number	4701	**Overall Priority**	4/23

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$2,312,000
[CP] AFS - State Appropriation	$4,488,000
	$6,800,000

Project Costs	Amount
Basic Equipment	$1,791,912
Contingencies-Capital Projects	$260,437
Fee-Architectural, Engineering & Other	$602,035
Other Capital Outlay Costs	$262,752
Renovations-Buildings & Additions-Interiors	$3,882,864
	$6,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade the existing cooling and heating system with new air-handling units, variable air volume terminals, including required plumbing, mechanical and electrical services. In addition, the auditorium is in need of an interior refresh to include carpeting, seating, paint/wallpaper.

Rationale

Wheelwright Auditorium was built in 1979 and the HVAC equipment is original to the building, therefore, the 45-year-oldequipment is in need of replacement. Seven air-handling units would be replaced, along with variable air volume terminals, including required plumbing, mechanical and electrical services and direct digital controls. Wheelwright Auditorium underwent its most recent interior renovation in 1999. Twenty-five years of heavy utilization necessitates an interior refresh in addition to the HVAC system replacement. The list of renovations includes replacement of auditorium seating, lighting, carpeting and wall covering, and refurbishment of dressing rooms, the teal room, and the green room.

Wheelwright Auditorium hosts the major productions of CCU's Cultural Arts Program, as well as many other events, including student orientation. Being the largest performing arts venue on campus, it is heavily utilized and requires cooling and heating system upgrades, as well as an interior refresh.

Alternatives Considered

In order to maintain use of the facility, there are no alternatives to performing these upgrades.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Track and Field Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/9
Project Number	4702	**Overall Priority**	5/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$8,000,000
	$8,000,000

Project Costs	Amount
Basic Equipment	$283,557
Construction-Buildings & Additions	$6,415,490
Contingencies-Capital Projects	$389,891
Fee-Architectural, Engineering & Other	$719,062
Other Capital Outlay Costs	$192,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$10,000	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$100,000	
Utilities	Other Funds - Existing	Indefinitely	$50,000	
	Net Cost / (Savings): $160,000		$160,000	

Summary of Work

Construct a track and field facility on East Campus. Relocating the track and field facility to East Campus will allow for construction of the Health and Human Performance Building and detached Parking Garage on its current site.

Rationale

The planned Health & Human Performance Building and detached parking garage will be built on the site of the current track and field facility, therefore necessitating its relocation. Through the University's recent Campus Master Planning process, the ideal placement for the new track and field facility has been identified as a parcel on east campus, which will join the soccer complex, tennis complex, beach volleyball courts and future intramural sports fields to create an east campus athletics/student recreation programmatic district.

Alternatives Considered

The University has developed a new Campus Master Plan and, during the analysis of future development, evaluated multiple locations to site the relocation of the track and field facility. University Administration, as well as the consulting firm that assisted with campus master planning, identified a location on east campus as ideal. This facility will join the soccer complex, tennis complex, beach volleyball courts and future intramural sports fields to create an east campus athletics/student recreation programmatic district.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Humanities Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/9
Project Number	4716	**Overall Priority**	6/23

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$4,000,000
[CP] AFS - Other Funds	$1,500,000
	$5,500,000

Project Costs	Amount
Basic Equipment	$336,038
Contingencies-Capital Projects	$264,030
Fee-Architectural, Engineering & Other	$486,940
Other Capital Outlay Costs	$212,520
Renovations-Buildings & Additions-Interiors	$4,200,472
	$5,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Edwards Building is the home and public face of the Thomas W. and Robin W. Edwards College of Humanities and Fine Arts. The building is twenty-four years old and needs a refresh in order to bring the public spaces up to date, improve wayfinding, and increase student and community engagement. Renovations would include new flooring, paint, signage, lighting, and furnishings. Sound baffling is needed in the music department, and new ceiling tiles are needed in certain areas of the building.

Rationale

The Edwards Building is the most heavily trafficked building on Coastal Carolina University's campus. Each semester more than 350 courses are being taught in the building each week. In addition to the 5,000 students and about 350 instructors who frequent the building each week for educational purposes, the building also has a steady stream of visitors from across campus and the local community. These visitors attend cultural arts programs, public lectures, workshops, film screenings, and conferences. As the home for the Cultural Arts at Coastal Carolina University, each year, the Edwards College hosts between 70-100 concerts, theatre performances, gallery exhibitions and openings, film screenings, and academic and common interest presentations to which the public is invited. Updates have happened on an ad hoc basis, which has left the building with many inconsistencies in terms of appearance and upkeep. The building badly needs a refresh in order to bring the public spaces up to date, improve wayfinding, and increase student and community engagement.

Alternatives Considered

The only alternative would be to defer renovations, which would not decrease the need.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Land Acquisition for Residence Halls

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/9
Project Number	4717	**Overall Priority**	7/23

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	90
Program/Academic	10
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,350,000
	$1,350,000

Project Costs	Amount
Land	$1,350,000
	$1,350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	Other Funds - Existing	Indefinitely		($34,810)
	Net Cost / (Savings): ($34,810)			($34,810)

Summary of Work

Acquire property on CCU's campus for the purpose of constructing new residence halls.

Rationale

Increasing enrollment and the desire of a growing population of students to live on campus makes this project a priority. In Fall 2024, the University housed 5,344 students in space that is designed for 5,086 students.

Alternatives Considered

Explore options to purchase privately owned housing near campus or only offer current housing options while turning away students due to capacity being met.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Construction of New Residence Halls

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	8/9
Project Number	5251	**Overall Priority**	8/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$25,000,000
[CP] AFS - Revenue Bonds	$35,000,000
	$60,000,000

Project Costs	Amount
Basic Equipment	$4,336,225
Construction-Buildings & Additions	$46,102,303
Contingencies-Capital Projects	$2,839,194
Fee-Architectural, Engineering & Other	$5,083,528
Other Capital Outlay Costs	$1,638,750
	$60,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Additional	Indefinitely	$90,000	
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$130,000	
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$112,982	
Utilities	Other Funds - Additional	Indefinitely	$414,000	
	Net Cost / (Savings): $746,982		$746,982	

Summary of Work

Construct an approximately 400-bed residential building. The building is planned with a unit configuration that includes a mix of singles, traditional double occupancy with central privatized restrooms and suites. The building will include residential support space including dining, wellness and student collaboration spaces.

Rationale

With a 10.4% increase in undergraduate students over the last 3 years and an increasing desire among students to live on campus, the institution believes new student housing on the main campus is necessary and appropriate. In Fall 2024, the University housed 5,344 students in space that is designed for 5,086 students. A 400-bed residence hall would allow CCU to continue to accommodate the current live-on requirement for first- and second-year students and will provide flexibility to house upper class students. Construction of the dining component with this new housing complex will relieve some of the current load on Hicks Dining Hall.

Alternatives Considered

The University has explored further expanding student housing capacity within the facilities currently owned. Adding additional beds (i.e., making designed single rooms double occupancy, double rooms triple occupancy, and triple rooms quadruple occupancy) will violate restrictions imposed by the relevant fire codes and create significant strain on the comfort of student residents. Common rooms such as study lounges and programming spaces used by some state institutions to expand capacity in their residence halls are available to the University, but Coastal Carolina University does not have common, hallway bathrooms that could be utilized by students who might be assigned to sleep in common lounges converted to multi-student bedrooms.

Additionally, the University has explored limiting student housing by policy or practice as an alternative to leasing additional spaces, but have found that prospective and current students demand on-campus and University-operated housing at a level beyond that currently available in university-owned residential communities. Coastal Carolina University's enrollment and retention is strong and we need student housing available to support it. Beyond those first- and second-year students required to live in university housing, local and upper-class students who want to live in university housing continues to increase.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Health and Human Performance Building and Parking Garage

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	9/9
Project Number	4698	**Overall Priority**	9/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Parking/Roads/Site Development	20	Other	100
		Program/Academic	80		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$1,327,500	Basic Equipment	$4,052,488
[CP] AFS - Other Funds	$58,772,500	Construction-Buildings & Additions	$44,249,255
		Contingencies-Capital Projects	$2,728,739
		Fee-Architectural, Engineering & Other	$6,485,037
		Other Capital Outlay Costs	$2,584,481
	$60,100,000		$60,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$72,120	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$119,600	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$155,402	
Utilities	Other Funds - Existing	Indefinitely	$132,480	
	Net Cost / (Savings): $479,602		$479,602	

Summary of Work

(Phase I - #9631) Construct a 64,000 square foot building that will house the new College of Health and Human Performance, which is home to the following academic units: public health, nursing, health administration, exercise science, recreation and sport management, and sport management (master's degree). The College began operations in July 2022 and has more than 1,500 students enrolled in its programs and serves nearly 2,000 students. In addition to providing classrooms, laboratories, and administrative support/office space, there will also be a medical clinic for students, faculty and staff to access healthcare needs. A new detached parking structure will be constructed adjacent to the facility to support the growth of the University and will accommodate up to 400 parking spaces.

Rationale

The College of Health and Human Performance was established in 2022 to provide focused educational pathways meeting the healthcare needs in our region. The College aligns with Coastal Carolina University's commitment to meet workforce needs by implementing and developing programs that produce highly skilled graduates who are workforce-ready. The CMC College of Health and Human Performance has student enrollment of over 1,600 student majors and serves over 2,000 students in total. There are currently more than 91 faculty members spread across 4 different buildings on campus.

The College houses a couple of the largest majors at the University. Exercise Science is the 5th largest major with 620 students. Recreation and Sport Management is 7th largest with 441 students and has grown 17% over the last 5 years. The new Health Science degree has exceeded expectations with enrollment of nearly 279 students in its second year.

The College began enrolling students in its new Bachelor of Science in Nursing program in Fall 2024. The program will expand to nearly 200 students over the course of the next 4 years. The need for skilled healthcare professionals, particularly in nursing and physical therapy, has become even more evident in recent years. Shortages of qualified practitioners have impacted patient care. The CMC College of Health and Human Performance Building will make it possible for the program to have approximately 10,000 sf of nursing simulation lab space. This nursing lab space increases the number of students who can be accepted into the program, as the lab space will assist in meeting the state requirements for applied practical experience. The University will be able to provide more of the required clinical hours on campus, thereby reducing the regional strain of clinical placements in the area. Increasing the number of students who are accepted into the nursing program helps meet workforce needs at a higher rate.

A detached parking garage will be constructed adjacent to the building. The parking garage will support the continuing growth of the University and will accommodate up to 400 parking spaces.

Alternatives Considered

The University could continue utilizing current academic facilities beyond their capacity, creating additional wear and tear and upkeep issues that are difficult to address in a timely manner due to overscheduling of space. However, Horry County is dealing with a critical nursing shortage and an aging population. The addition of this facility directly impacts the number of students that can be accepted into the BSN program, so to forego the construction of this facility means that area workforce needs are not met.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Student Union Annex II

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/9
Project Number	5224	**Overall Priority**	10/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$34,000,000	Basic Equipment	$2,877,606
		Construction-Buildings & Additions	$25,215,776
		Contingencies-Capital Projects	$1,582,684
		Fee-Architectural, Engineering & Other	$3,010,174
		Other Capital Outlay Costs	$1,313,760
	$34,000,000		$34,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$40,800	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$32,500	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$121,408	
Utilities	Other Funds - Existing	Indefinitely	$103,500	
	Net Cost / (Savings): $298,208		$298,208	

Summary of Work

Construct a second annex onto Lib Jackson Student Union to be approximately 50,000 square feet. The annex will feature dedicated space for student life activities, including multi-use space with total seating capacity for approximately 1,200 people, allowing for lectures and meeting spaces for larger events such as new student orientations, as well as the ability to break this larger space into smaller spaces. Most of our campus classrooms are built to accommodate 50 or less in order to keep that small classroom feel. However, several of our student organizations need spaces that are between 50-150 just for meetings. We have limited spaces that will hold 100 people, and even more of a deficit if a non-tiered or mix-use space is needed. The annex will also include a student success hub, a veteran's affairs suite and workforce development space. Integrating academic support with career development, the annex will advance strategic efforts to elevate student outcomes and career readiness.

Rationale

The original Lib Jackson Student Center was 30,000 square feet and was constructed in 1978 when enrollment was 1,760 students. An annex providing an additional 40,000 square feet opened in December 2014. At that time, enrollment had grown to 9,437 FTE students. According to benchmarking conducted by the Association of College Unions International in 2017, the average square footage allotted for student unions and dedicated to student activities across the United States is 8.6 feet/FTE student. Using this as a baseline of what is needed to support the student activities of Coastal Carolina University's current population of 10,997 FTE students, we should have approximately 94,000 square feet of dedicated student life space.

Alternatives Considered

This project coincides with our goal to build a campus community which fosters informal learning and promotes retention. The growing student population that we continue to experience each year necessitates this addition in order for the University to remain competitive and to aid in both student recruitment and retention.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Central Energy Plant Expansion (Gateway District)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/9
Project Number	4721	**Overall Priority**	11/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,500,000
	$5,500,000

Project Costs	Amount
Basic Equipment	$442,673
Construction-Buildings & Additions	$4,205,391
Contingencies-Capital Projects	$270,522
Fee-Architectural, Engineering & Other	$498,914
Other Capital Outlay Costs	$82,500
	$5,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$6,000	
Utilities	Other Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($9,000)		$6,000	($15,000)

Summary of Work

Add 500 tons of necessary cooling capacity to condition Gateway District buildings (Convocation Center, Center for the Arts, Welcome Center), along with chilled water lines. Construction will include metal plant building, a water-cooled chiller, cooling towers, chilled water pumps, and tower water pumps. Digital controls will be included to serve the system, as well as plumbing, mechanical and electrical services for equipment and components.

Rationale

These renovations to the current system are necessary to efficiently meet the increasing demands of campus.

Alternatives Considered

The only alternative to a chilled water system is to have stand-alone centrifugal chillers on the location of each building which would significantly increase preventative and corrective maintenance costs. Each building would require a pump package, piping, other equipment and controls to service the individual chillers. Electrical service would have to be run to each building for the chiller and pumps, causing electrical demand charges to increase as well.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

HTC Center Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/9
Project Number	4722	**Overall Priority**	12/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Agency/Institution/Campus Wide	35	Other	100
		Athletic/Recreational	65		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$7,000,000	Basic Equipment	$504,201
		Construction-Buildings & Additions	$5,351,321
		Contingencies-Capital Projects	$326,247
		Fee-Architectural, Engineering & Other	$627,043
		Other Capital Outlay Costs	$191,188
	$7,000,000		$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$7,200	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$6,500	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$22,596	
Utilities	Other Funds - Existing	Indefinitely	$20,700	
	Net Cost / (Savings): $56,996		$56,996	

Summary of Work

The HTC Center was built in 2012 and is used primarily as a Convocation Center and home of the Chanticleer Women's Volleyball and Men's and Women's Basketball teams. It has been determined that there is a need for additional practice facilities to alleviate scheduling conflicts between teams and other events.

Rationale

Constructing approximately 10,000 square feet of practice space on the North side of the HTC Center would alleviate scheduling conflicts between athletic teams and other campus and community events held in the HTC Center.

Alternatives Considered

An alternative to expanding the HTC Center would be to continue using current space which limits space available for university needs. There are no leasing options that are convenient to campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Land Acquisition for Integrated Science and Technology Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	4/9
Project Number	4723	**Overall Priority**	13/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$1,000,000	Land	$1,000,000
	$1,000,000		$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	General Funds - Existing	Indefinitely		($15,610)
	Net Cost / (Savings): ($15,610)			($15,610)

Summary of Work

Acquire land on CCU's campus for the purpose of constructing an Integrated Science and Technology Building.

Rationale

Over the past three academic years, the University has achieved more than 8% growth in enrollment. Student retention is also at an all-time high, and all indicators point to continued growth heading into Fall 2025. To support this upward trajectory, the Campus Master Plan includes a proposal for 150,720 net square feet of additional academic space.

At Coastal Carolina University, our mission is to prepare students for the evolving world of work by immersing them in multiple disciplines and showing how these fields intersect to solve real-world challenges. To advance this vision, we are proposing a new Integrated Science and Technology (ISAT) Building—a dynamic hub of innovation where students, faculty, and staff from diverse areas such as life sciences, natural sciences, computing, engineering, technology, and business will collaborate to invent, discover, and learn.

Designed around best practices in integrated and experiential learning, the ISAT Building will feature traditional offices, classrooms, and laboratories, alongside flexible, shared spaces that foster interdisciplinary collaboration. These environments will be organized around problem-based themes, encouraging cross-disciplinary engagement and creative problem-solving.

This visionary facility will not only support our growing enrollment and expanding academic programs—it will also serve as a catalyst for cutting-edge research and transformative learning experiences.

Alternatives Considered

While the University could choose to continue operating within its current academic footprint—relying on overcrowded classrooms, shared office spaces, and overextended facilities—this approach carries significant risks. Sustained overutilization of space can lead to diminished student engagement, reduced instructional quality, and increased faculty burnout. Over time, these pressures may negatively impact both student and faculty retention, undermining the very growth the University has worked hard to achieve.

Alternatively, the University could attempt short-term fixes such as increasing class sizes, which may dilute the quality of instruction and reduce opportunities for meaningful student-faculty interaction; relying more heavily on online or hybrid formats, which may not suit all disciplines or learning styles, especially in hands-on fields like science and engineering; repurposing non-academic spaces, which could compromise the integrity of student services and campus life; or deferring new program development, limiting the University's ability to respond to emerging workforce needs and student interests. However, none of these options offer a sustainable path forward. Investing in purpose-built academic space—like the proposed Integrated Science and Technology Building—is not just a response to growth; it's a proactive strategy to preserve academic excellence, foster innovation, and ensure the University remains competitive in our State and beyond.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Integrated Science and Technology Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/9
Project Number	5225	**Overall Priority**	14/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$56,000,000	Basic Equipment	$6,725,010
		Construction-Buildings & Additions	$41,125,106
		Contingencies-Capital Projects	$2,350,006
		Fee-Architectural, Engineering & Other	$4,491,018
		Other Capital Outlay Costs	$1,308,860
	$56,000,000		$56,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$67,200	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$52,000	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$194,253	
Utilities	Other Funds - Existing	Indefinitely	$165,600	
	Net Cost / (Savings): $479,053		$479,053	

Summary of Work

At Coastal Carolina University, our mission is to prepare students for the evolving world of work by immersing them in multiple disciplines and showing how these fields intersect to solve real-world challenges. To advance this vision, we propose constructing a new Integrated Science and Technology (ISAT) Building— a hub for integrated learning, bringing together traditional classrooms, flexible labs, and shared spaces that encourage collaboration across disciplines. This project reflects CCU's recognition that the future of knowledge lies at the intersections of science, technology, and society.

This visionary facility will not only support our growing enrollment and expanding academic programs—it will also serve as a catalyst for cutting-edge research and transformative learning experiences.

We estimate this building to have a total usable square footage of approximately 80,000 square feet across 3-4 floors. The building will features spaces dedicated to innovation and engagement; collaborative problem solving; and administration, teaching and study.

Rationale

Coastal Carolina University has experienced sustained enrollment growth of over 8% across the last three academic years, with student retention at an all-time high. Projections for Fall 2025 suggest this upward trend will continue. To support this expanding student population, the University must increase its academic infrastructure. The Campus Master Plan identifies a critical need for 150,720 net square feet of new academic space—space that must be purpose-built for modern, interdisciplinary learning.

The future of work demands graduates who are not only experts in their fields but also capable of collaborating across disciplines to solve complex, real-world problems. The ISAT Building will embody this philosophy by bringing together students and faculty from life sciences, natural sciences, computing, engineering, technology, and business. It will serve as a physical and intellectual nexus for integrated learning, where boundaries between disciplines dissolve and innovation thrives.

Alternatives Considered

While the University could choose to continue operating within its current academic footprint—relying on overcrowded classrooms, shared office spaces, and overextended facilities—this approach carries significant risks. Sustained overutilization of space can lead to diminished student engagement, reduced instructional quality, and increased faculty burnout. Over time, these pressures may negatively impact both student and faculty retention, undermining the very growth the University has worked hard to achieve.

Alternatively, the University could attempt short-term fixes such as increasing class sizes, which may dilute the quality of instruction and reduce opportunities for meaningful student-faculty interaction; relying more heavily on online or hybrid formats, which may not suit all disciplines or learning styles, especially in hands-on fields like science and engineering; repurposing non-academic spaces, which could compromise the integrity of student services and campus life; or deferring new program development, limiting the University's ability to respond to emerging workforce needs and student interests. However, none of these options offer a sustainable path forward. Investing in purpose-built academic space—like the proposed Integrated Science and Technology Building—is not just a response to growth; it's a proactive strategy to preserve academic excellence, foster innovation, and ensure the University remains competitive in our State and beyond.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Land Acquisition on Waties Island

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	6/9
Project Number	4724	**Overall Priority**	15/23

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,000,000
	$1,000,000

Project Costs	Amount
Land	$1,000,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Purchase property on Waties Island to construct the Waties Technology, Education and Research (WATER) Station to support research and education related to flooding, erosion and other coastal issues of concern.

Rationale

Property acquired on Waties Island will be used to construct the WATER facility which will facilitate communication, networking and serve as a technical resource for decision makers, public officials and interests in Northeastern South Carolina, as well as provide training for local officials confronted by these mounting challenges. It is designed to become part of regional networks of expertise, research and engagement focusing on regionally heightened pressures (e.g. coastal erosion and flooding) as well as to help mitigate statewide concerns (e.g. inland flooding). The regional hub will facilitate communication, collaboration and coordination among all state resources and advance innovation across South Carolina while maximizing access to and utilization of state and federal resources.

Alternatives Considered

Location is key for this project. The ideal property will have easy access to coastal waters.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Waties Technology, Education and Research Station

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/9
Project Number	5543	**Overall Priority**	16/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$6,000,000
	$6,000,000

Project Costs	Amount
Basic Equipment	$581,377
Construction-Buildings & Additions	$4,413,180
Contingencies-Capital Projects	$290,688
Fee-Architectural, Engineering & Other	$536,105
Other Capital Outlay Costs	$178,650
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Additional	Indefinitely	$7,200	
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$4,875	
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$18,211	
Utilities	Other Funds - Additional	Indefinitely	$15,525	
	Net Cost / (Savings): $45,811		$45,811	

Summary of Work

Construct the Waties Technology, Education and Research (WATER) Facility. The facility will support basic and applied research, education and extension related to key activities of critical need for the state identified by the South Carolina Floodwater Commission. These include advancing cutting-edge observation-modeling systems to improve storm and flooding prediction and will serve as a test bed for innovative technologies and strategies for issues such as coastal erosion, wind energy potential and other coastal issues of concern.

Rationale

The WATER facility will facilitate communication, networking and serve as a technical resource for decision makers, public officials and interests in Northeastern South Carolina, as well as provide training for local officials confronted by these mounting challenges. It is designed to become part of regional networks of expertise, research and engagement focusing on regionally heightened pressures (e.g. coastal erosion and flooding) as well as to help mitigate statewide concerns (e.g. inland flooding). The regional hub will facilitate communication, collaboration and coordination among all state resources and advance innovation across South Carolina while maximizing access to and utilization of state and federal resources.

Alternatives Considered

Location is key for this project. A site that is on the coast is necessary for this facility to serve the needed purpose.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Land Acquisition for Convocation Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	8/9
Project Number	5247	**Overall Priority**	17/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$2,500,000	Land	$2,500,000
	$2,500,000		$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	General Funds - Existing	Indefinitely		($60,000)
	Net Cost / (Savings): ($60,000)			($60,000)

Summary of Work

Acquire land on CCU's campus to begin construction on the Gateway District which will include a new Convocation Center and Center for the Arts, along with other potential capital improvements in the future.

Rationale

The new Campus Master Plan that was approved by the Board of Trustees in December 2023 features a Gateway District located at the corner of US Hwy 501 and University Boulevard. It will be a hub of activity connecting the larger community to University life and will include a new Convocation Center and Center for the Arts. A new approximately 110,000 square foot, 7,000-8,000 seat Convocation Center will allow the University to accommodate large-scale events, such as commencement, in one facility, and will foster community interaction and engagement, providing opportunities for local high schools to utilize the facility for graduations. Additionally, this facility would create a streamlined ability for events in both HTC and the Convocation Center, considering basketball would have options for practices and games. A new 85,000 square foot Center for the Arts will meet a significant need for a performing arts facility for both the CCU campus internal programming and for external programming in the performing arts arena. In addition to academic, administrative and office space for the Department of Theater, the facility would include a 1,200-seat performance hall, a 250 seat black box theater, a 750 seat concert hall and a lobby appropriate for public functions.

Alternatives Considered

The Campus Master Planning process investigated various options for the placement of these facilities, and identified the US Hwy 501 entrance to campus as the ideal location. The Gateway District will feature marquee buildings that will bring the architectural character of the University to this prominent threshold site along US Hwy 501.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Convocation Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	9/9
Project Number	4720	**Overall Priority**	18/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$6,000,000
[CP] AFS - Revenue Bonds	$70,000,000
	$76,000,000

Project Costs	Amount
Basic Equipment	$6,394,520
Construction-Buildings & Additions	$56,433,686
Contingencies-Capital Projects	$3,516,986
Fee-Architectural, Engineering & Other	$7,541,628
Other Capital Outlay Costs	$2,113,180
	$76,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Additional	Indefinitely	$91,200	
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$71,500	
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$248,561	
Utilities	Other Funds - Additional	Indefinitely	$227,700	
	Net Cost / (Savings): $638,961		$638,961	

Summary of Work

Construct a Convocation Center in the new Gateway District at the corner of US Hwy 501 and University Boulevard.

Rationale

A new 110,000 square foot, 7,000-8,000 seat Convocation Center will allow the University to accommodate large-scale events, such as commencement, in one facility, and will foster community interaction and engagement, providing opportunities for local high schools to utilize the facility for graduations. Additionally, this facility would create a streamlined ability for events in both the HTC Center and the Convocation Center, considering basketball would have options for practices and games.

Alternatives Considered

The University could continue using the HTC Center for events such as commencement; however, space is very limited so there are seating constraints and challenges. In addition, athletic program scheduling will continue to dictate availability for other events.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Acquisition of Residence Halls Community

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4726	**Overall Priority**	19/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Revenue Bonds	$29,355,000	Building Purchase	$29,355,000
	$29,355,000		$29,355,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Purchase existing housing community. The desired student housing community would be conveniently located to campus and could accommodate approximately 400 students.

Rationale

The University mandates on-campus housing for both first- and second-year students, with limited exceptions. Additionally, in the interest of student success and retention, the University has some responsibility for upper class students who seek on-campus accommodations. The University has also experienced record freshman enrollment over the past three years and a need for student housing spaces greater than University Housing's current facilities profile. In Fall 2024, the University housed 5,344 students in space that is designed for 5,086 students.

Alternatives Considered

The University has explored further expanding student housing capacity within the facilities currently owned. Adding additional beds (i.e., making designed single rooms double occupancy, double rooms triple occupancy, and triple rooms quadruple occupancy) will violate restrictions imposed by the relevant fire codes and create significant strain on the comfort of student residents. Common rooms such as study lounges and programming spaces used by some state institutions to expand capacity in their residence halls are available to the University, but Coastal Carolina University does not have common, hallway bathrooms that could be utilized by students who might be assigned to sleep in common lounges converted to multi-student bedrooms.

Additionally, the University has explored limiting student housing by policy or practice as an alternative to leasing additional spaces, but have found that prospective and current students demand on-campus and University-operated housing at a level beyond that currently available in university-owned residential communities. Coastal Carolina University's enrollment and retention is strong and we need student housing available to support it. Beyond those first- and second-year students required to live in university housing, local and upper-class students who want to live in university housing continues to increase.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Central Energy Plant Expansion (Housing)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4730	**Overall Priority**	20/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Utilities/Energy Systems	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$4,300,000	Basic Equipment	$413,895
		Construction-Buildings & Additions	$3,141,834
		Contingencies-Capital Projects	$206,946
		Fee-Architectural, Engineering & Other	$381,665
		Other Capital Outlay Costs	$155,660
	$4,300,000		$4,300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Add 500 tons of cooling capacity and chilled water lines to condition new Residence Halls once constructed. Construction will include metal plant building, a water-cooled chiller, cooling towers, chilled water pumps, and tower water pumps. Direct digital controls will be included to serve the system, as well as plumbing, mechanical and electrical services for equipment and components.

Rationale

These renovations to the current system are necessary to efficiently meet the increasing demands of campus.

Alternatives Considered

The only alternative to a chilled water system is to have stand-alone centrifugal chillers on the location of each building which would significantly increase preventative and corrective maintenance costs. Each building would require a pump package, piping, other equipment and controls to service the individual chillers. Electrical service would have to be run to each building for the chiller and pumps, causing electrical demand charges to increase as well.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Williams Brice Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4732	**Overall Priority**	21/23

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Basic Equipment	$393,769
Contingencies-Capital Projects	$288,763
Fee-Architectural, Engineering & Other	$532,555
Other Capital Outlay Costs	$217,200
Renovations-Buildings & Additions-Interiors	$4,567,713
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovate the interior of the Williams Brice Building to best fit current programming needs and provide additional classroom space, lab and instructional support spaces.

Rationale

Once the Health and Human Performance Building is constructed and some of the faculty and programs are relocated to that facility, Williams Brice will undergo a renovation to better serve the needs of campus.

Alternatives Considered

There are no alternatives to maintaining campus buildings so that space utilization is optimized.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Athletic Operations Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4734	**Overall Priority**	22/23

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$37,000,000
[CP] AFS - Revenue Bonds	$5,000,000
	$42,000,000

Project Costs	Amount
Basic Equipment	$5,807,333
Construction-Buildings & Additions	$28,912,109
Contingencies-Capital Projects	$1,939,227
Fee-Architectural, Engineering & Other	$3,718,450
Other Capital Outlay Costs	$1,622,881
	$42,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct an approximately 60,000 square foot facility that will be located at the south end of Brooks Stadium and will contain coach's offices, meeting spaces, locker room and weight room, as well as suite space and club level seating. Additional stadium seating will also be included in the project, connecting the club level seating in front of the facility to existing Brooks Stadium seating. Players and coaches will be able to conveniently walk through the operations center and directly into the indoor practice facility that will be adjoined on the south side.

Rationale

This facility will adjoin Brooks Stadium consolidating CCU's football operations into a single complex. To maximize valuable training time, a concourse will allow coaches and athletes to move efficiently through the building. Demand for premium seating at football games has increased, creating waiting lists for all premium seating options. This new building will enhance the appearance and activity at the west end of campus.

Alternatives Considered

There is no existing space on campus that would address the needs that this facility would meet.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Coastal Carolina University

Project Name

Central Energy Plant Expansion (Athletics)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4735	**Overall Priority**	23/23

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Utilities/Energy Systems	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$6,800,000	Basic Equipment	$654,531
		Construction-Buildings & Additions	$4,968,481
		Contingencies-Capital Projects	$327,265
		Fee-Architectural, Engineering & Other	$603,563
		Other Capital Outlay Costs	$246,160
	$6,800,000		$6,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Add 750 tons of cooling capacity and chilled water lines to condition new Athletic Operations Building once constructed. Brooks Stadium currently has stand-alone HVAC units which may transition to central energy, as well as the Indoor Practice Facility which is not currently conditioned. Construction will include metal plant building, a water-cooled chiller, cooling towers, chilled water pumps, and tower water pumps. CMI Controls will be included to serve the system, as well as plumbing, mechanical and electrical services for equipment and components.

Rationale

These additions to the current system are necessary to efficiently meet the increasing demands of campus.

Alternatives Considered

The only alternative to a chilled water system is to have stand-alone centrifugal chillers on the location of each building which would significantly increase preventative and corrective maintenance costs. Each building would require a pump package, piping, other equipment and controls to service the individual chillers. Electrical service would have to be run to each building for the chiller and pumps, causing electrical demand charges to increase as well.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

College of Charleston

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Central Energy Facility and Piping Infrastructure Upgrades

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	4606	**Overall Priority**	1/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	95
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$15,000,000
[CP] AFS - Other Funds	$4,000,000
	$19,000,000

Project Costs	Amount
Basic Equipment	$3,600,000
Contingencies-Capital Projects	$2,850,000
Fee-Architectural, Engineering & Other	$870,000
Labor Cost-Classified	$903,000
Other Construction/Renovation/Repair Projects	$35,000
Renovations-Building Exteriors	$487,000
Renovations-Utilities	$10,045,000
Roofing-Repairs & Renovations	$150,000
Site Development (Non-Depreciable Land Improv)	$60,000
	$19,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($22,725)
Utilities	General Funds - Existing	3 Years+		($5,275)
	Net Cost / (Savings): ($28,000)			($28,000)

Summary of Work

(Phase II - #9676) The Central Energy Facility (CEF) is a two-level, 9,277gsf structure built in 1973, last renovated in 1992. The campus steam and water distribution systems are networks of underground piping, installed in tandem in the early 1970's. The steam system delivers heat and dehumidification to twelve buildings via 4,000 linear feet of steam and condensate piping. The chilled water system delivers water to 17 buildings via 8,400lf of piping. The CEF building envelope will be repaired and 32-year-old roof replaced. Structural steel will be replaced for two existing cooling towers, and a 1,500-ton cooling tower will be added. The project will replace all carbon steel piping and approximately 15% of polypropylene piping; replace associated valves, joints, traps, blocks, seals, and sump pumps; replace mechanical room and sump pump piping as required; re-insulate piping, and reseal walls in 19 mechanical vaults. Implementation will be phased over five years. Significantly increased reliability, efficiency and cost savings are anticipated.

Rationale

The 2023 CHE Building Condition Survey rated the CEF with a CHEMIS BCC of 50 of 100 possible points. The last Infrastructure Condition Survey rated the piping systems with CHEMIS ICCs of 40 (steam/condensate) and 38 (chilled water) of a possible 100 points. Expected useful life for carbon steel and polypropylene piping is 40 and 50 years, respectively. Frequent outages are required to repair leaks, pausing dehumidification control, cooling, and domestic hot water for up to for 17 major buildings. Hot water loss affects food service operations and personal hygiene. Chilled water loss has adversely affected temperature-sensitive lab experiments. Outages have disrupted operations and canceled classes. No alternatives exist other than to defer work, tolerate frequent outages, absorb higher maintenance costs and risk further deterioration.

Alternatives Considered

There are no alternatives other than to defer the project, tolerate frequent outages, absorb higher maintenance costs and risk a catastrophic failure that will impact the building temperatures, building humidity for a potential, extensive period.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Berry Residence Hall and Honors Program Renovation
(Annualized)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	4607	**Overall Priority**	2/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	90
Program/Academic	10
	100%

Building Components Affected	Percentage
Fire/Security	5
Interior Finishes/Flooring/Fixtures	75
Other	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$17,000,000
[CP] AFS - Other Funds	$3,000,000
[CP] AFS - Other Funds	$3,000,000
	$23,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,352,273
Other Capital Outlay Costs	$745,000
Other Capital Outlay Costs	$3,000,000
Renovations-Buildings & Additions-Interiors	$3,847,727
Renovations-Buildings & Additions-Interiors	$3,000,000
Renovations-Buildings & Additions-Interiors	$6,000,000
Renovations-Buildings & Additions-Interiors	$5,000,000
Site Development (Non-Depreciable Land Improv)	$55,000
	$23,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($77,220)
Utilities	Other Funds - Existing	3 Years+		($658,742)
	Net Cost / (Savings): ($735,962)			($735,962)

Summary of Work

(Phase II - #9678) Berry Residence Hall is a 183,514 six-level 630-bed residence hall constructed in 1989. The last significant renovation was in 2003. This project will address MEP issues, roof repairs, elevator upgrades and interior refresh consisting of new paint, flooring, lighting, millwork, plumbing fixtures, appliances, furniture, and signage. The Honors College will renovate the existing ground floor to centralize offices, classes, and programming, releasing space elsewhere on campus. Floors two and three will house Honors College students. Floors four through six will house general student population. Ratios are able to change as the Honors College grows. The current approved project budget is $17,000,000, and this increase plus the additional scope of work change of $3,000,000 for the Campus and Honors large event space will bring the total to $26,000,000.00.

Rationale

The College used rating criteria of the (2023) CHE Building Condition Survey and rated this building with a CHEMIS Condition Code of 57 out of a possible 100 points. Prospective students and parents consider campus living environments to be among the top criteria in choosing a college or university This especially applies Honors housing. The College is falling behind in this extremely competitive field where students have many choices elsewhere.

Alternatives Considered

Considering there are no alternate housing locations for this quantity of students, the only alternative would be to repair issues slowly while residents are in place. This will cause serious infrastructure disruptions, noise, and construction dust, all of which would be detrimental to the student living and studying experience. The result would be increased cost, longer duration, and damaged student/parent/College relations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

College Lodge Residence Hall Demolition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4676	**Overall Priority**	3/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$100,000	Site Development (Non-Depreciable Land Improv)	$4,226,729
[CP] AFS - Other Funds	$4,126,729		
	$4,226,729		$4,226,729

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($133,540)
Utilities	Other Funds - Existing	3 Years+		($28,550)
	Net Cost / (Savings): ($162,090)			($162,090)

Summary of Work

(Phase I - #9690) College Lodge is a 71,375gsf six-level 200-bed residence hall constructed as the Downtowner Motor Inn in 1963. The College purchased the building in 1975. The last significant renovation was in 2004. The College seeks to demolish the building in its entirety, and through a separate project, construct a new residence hall that more efficiently utilizes the College-owned parcel.

Rationale

The College used rating criteria of the (2023) CHE Building Condition Survey and rated this building with a CHEMIS Condition Code of 31 out of a possible 100 points. MEP systems are in poor condition. We experience continued failures that negatively affect the student experience, so the building was taken offline in May 2023. There are structural deficiencies and building envelope issues that are allowing water intrusion. The single-paned original curtain wall system of floor-to-ceiling windows creates significant solar heat gain, causing cooling systems to work overtime, create condensation/moisture issues and fail prematurely. The lack of conditioned make-up air and ineffective exhaust systems exacerbates the issue. The building has an outdated fire alarm system and lacks a fire sprinkler system. The building envelope and exterior facade show signs of age and leaks. Although structurally sound, the building does not meet current seismic requirements or ADA compliance.

Alternatives Considered

The College commissioned a feasibility study to determine if the building should be renovated, replaced or a combination of both. It was determined seismic and other code compliance upgrades included with a renovation will cost almost as much as replacing the building altogether. A fully renovated building would provide about 15-20 additional years of useful life, whereas a new building could provide about 40 years.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Project 205 New Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	4691	**Overall Priority**	4/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Revenue Bonds	$155,117,172	Construction-Buildings & Additions	$132,000,000
[CP] AFS - State Appropriation	$9,682,828	Contingencies-Capital Projects	$18,650,000
		Fee-Architectural, Engineering & Other	$5,940,000
		Other Capital Outlay Costs	$8,210,000
	$164,800,000		$164,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	Other Funds - Existing	3 Years+		($4,496,267)
	Net Cost / (Savings): ($4,496,267)			($4,496,267)

Summary of Work

(Phase I - #9689) This project will redevelop a 2.08 acre site (purchased through a separate project) adjacent to main campus. The site currently holds a 250-bed apartment building, courtyard, and two surface parking lots, all currently leased by the College. The site also contains a vacant, non-historic building to be demolished. The College intends to redevelop the site by constructing additions to the east and west sides of the existing apartment building and constructing student housing on the parking lots and the location of the demolished building.

Rationale

Two of the largest freshmen classes in school history have come in the last three years and Fall 2024 could set yet another record. For Fall 2024, the College received over 32,000 applications for admission, but must suppress acceptances due to a lack of residential capacity to support the demand. Real estate costs in downtown Charleston are becoming increasingly out of reach for students, faculty, and staff. A private one-bedroom apartment in close proximity to campus can rent for as much as $2,900/month with the average private market rate being around $1,400/month, not including utilities. Costs for properties being leased by the College for student housing and academic facilities have also increased. The College has two year-to-year, triple-net lease agreements for apartment complexes within walking distance of campus. The annual amount the College's Campus Housing auxiliary pays for rent, maintenance, and staffing at these leased properties exceeds revenue from student housing fees.

Alternatives Considered

Alternative student housing space may continue to be leased from private developers, but at rates higher than those of the College. Per-bed, per-semester private
development rates range from $5,035 to $17,540. Per-bed, per-semester College rates range from $3,348 to $5,562. This translates to a per-bed, per-semester loss of $1,687 to $11,978.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

New Academic Building One

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4692	**Overall Priority**	5/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Capital Reserve Fund	$32,700,000	Bond Issue Costs-Capital Projects	$500,000
[CP] AFS - Other Funds	$17,300,000	Construction-Buildings & Additions	$57,300,000
[CP] AFS - Other Funds	$1,250,000	Contingencies-Capital Projects	$4,000,000
[CP] AFS - Revenue Bonds	$38,564,100	Contingencies-Capital Projects	$4,000,000
[CP] AFS - Revenue Bonds	$10,185,900	Contingencies-Capital Projects	$26,300,000
		Fee-Architectural, Engineering & Other	$3,900,000
		Site Development (Non-Depreciable Land Improv)	$4,000,000
	$100,000,000		$100,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	General Funds - Existing	Indefinitely		($714,000)
	Net Cost / (Savings): ($714,000)			($714,000)

Summary of Work

This project will construct a large educational building to create a technology hub for the growing School of Sciences returning the Department of Computer Science and Engineering to main campus (from leased facilities). The building will be a three-level, multi-purpose and technology-rich facility located on college-owned property. The project is an opportunity to create new, innovative, highly flexible, fully accessible spaces for collaboration, faculty development, active teaching and learning for in-person, hybrid, and remote learning scenarios, while informing future investments in all campus learning spaces.

Rationale

The College could save $714,000 per year by repatriating Computer Science from currently leased facilities. The current Harbor Walk location is isolated from other academic departments and lacks dining and student union options as the neighborhood becomes increasingly residential. Pedagogy is evolving, gradually making existing instructional environments functionally obsolete. Cutting-edge facilities will attract new students, faculty and staff as well as retain those existing.

Alternatives Considered

The College could continue to lease space off main campus, but such detached space in a neighborhood of condominiums and corporate offices deprives students of the integrated on-campus experience.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

159 Calhoun Redevelopment

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4760	**Overall Priority**	6/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	90	Auxiliary/Housing/Food Service/Laundry	100	Other	100
Site Development	10				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$1,125,000	Bond Issue Costs-Capital Projects	$500,000
[CP] AFS - Other Funds	$1,200,000	Construction-Buildings & Additions	$32,000,000
[CP] AFS - Revenue Bonds	$42,345,000	Contingencies-Capital Projects	$4,500,000
[CP] AFS - Revenue Bonds	$1,530,000	Fee-Architectural, Engineering & Other	$3,800,000
[CP] AFS - Revenue Bonds	$3,800,000	Other Construction/Renovation/Repair Projects	$4,000,000
		Other Construction/Renovation/Repair Projects	$1,200,000
		Site Development (Non-Depreciable Land Improv)	$4,000,000
	$50,000,000		$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($16,500)
Utilities	Other Funds - Existing	3 Years+		($14,800)
	Net Cost / (Savings): ($31,300)			($31,300)

Summary of Work

In the prior year CPIP this was titled previously College Lodge Residence Hall Replacement. College Lodge is a 71,375gsf six-level 200-bed residence hall constructed as the Downtowner Motor Inn in 1963. The College purchased the building in 1975. The last significant renovation was in 2004. Revised zoning regulations allow a maximum of five floors, but the same or increased occupancy could be achieved by better utilizing the College-owned land parcel. Popular design elements of College Lodge may be reused or replicated in the new facility.

Rationale

The College used rating criteria of the (2020) CHE Building Condition Survey and rated this building with a CHEMIS Condition Code of 33 out of a possible 100 points. An independent consultant study from 2013 indicates MEP systems are in poor condition. We experience continued failures that negatively affect the student experience, so the building was taken offline in May 2023. There are structural deficiencies and building envelope issues that are allowing water intrusion. The single-paned original curtain wall system of floor-to-ceiling windows creates significant solar heat gain, causing cooling systems to work overtime, create condensation/moisture issues and fail prematurely. The lack of conditioned make-up air and ineffective exhaust systems exacerbates the issue. The building has an outdated fire alarm system and lacks a fire sprinkler system. The building envelope and exterior facade show signs of age and leaks. Although structurally sound, the building does not meet current seismic requirements or ADA compliance.

Alternatives Considered

The College commissioned a feasibility study to determine if the building should be renovated, replaced or a combination of both. It was determined seismic and other code compliance upgrades included with a renovation will cost almost as much as replacing the building altogether. A fully renovated building would provide about 15-20 additional years of useful life, whereas a new building could provide about 40 years.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Kelly House Apts. Limited Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	4773	**Overall Priority**	7/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Electrical/Mechanical	10
Fire/Security	5
Interior Finishes/Flooring/Fixtures	15
Other	10
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,105,000
[CP] AFS - Other Funds	$9,895,000
[CP] AFS - Other Funds	$1,000,000
[CP] AFS - Other Funds	$8,400,000
	$22,400,000

Project Costs	Amount
Basic Equipment	$2,900,000
Construction-Buildings & Additions	$8,400,000
Contingencies-Capital Projects	$1,300,000
Fee-Architectural, Engineering & Other	$1,025,000
Other Construction/Renovation/Repair Projects	$700,000
Renovations-Building Exteriors	$4,000,000
Renovations-Buildings & Additions-Interiors	$3,075,000
Roofing-Repairs & Renovations	$1,000,000
	$22,400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($18,300)
Utilities	Other Funds - Existing	3 Years+		($16,600)
	Net Cost / (Savings): ($34,900)			($34,900)

Summary of Work

Kelly House Apartments is a 79,362gsf four-level 240-bed facility built in 1995. The College purchased the complex in 2002. An internal capital project to refresh interior finishes and renovate the central courtyard was completed in summer 2018. An internal capital project to repair and repaint steel exterior breezeways and staircases was completed in 2019. No other significant renovations have occurred since construction other than routine maintenance. This project entails an exterior renovation to correct envelope deficiencies (roof, flashing, windows, and stucco) and replacement of HVAC systems. Interior improvements will be limited to replacement of bathroom and kitchen cabinetry, as well as kitchen appliances. A study will be conducted to determine the feasibility of adding an elevator, currently nonexistent.

Rationale

The College used rating criteria of the (2020) CHE Building Condition Survey and rated this building with a CHEMIS Condition Code of 66 out of a possible 100 points. It is imperative to address the building envelope issues before they worsen. The moisture intrusion will lead to IAQ issues. Bath/kitchen cabinetry is original to the building and composed of disintegrating melamine over particleboard. Some appliances have been replaced, but many are original to the building. The lack of elevator prohibits passage to upper floors by mobility-impaired residents, parents, and visitors.

Alternatives Considered

Considering there are no alternate housing locations for this quantity of students, the only alternative would be to repair issues slowly while residents are in place. This will cause serious disruptions, noise, construction dust and welding sparks, all of which would be detrimental to the student living and studying experience. The result would be increased cost, longer duration, and damaged student/parent/College relations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

81 Wentworth Demolition and Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	4778	**Overall Priority**	8/28

Project Type	Percentage
Construct Additional Facility	75
Demolish Existing Facility	20
Site Development	5
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	55
Parking/Roads/Site Development	45
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,950,000
[CP] AFS - Other Funds	$2,000,000
[CP] AFS - Revenue Bonds	$76,050,000
	$80,000,000

Project Costs	Amount
Bond Issue Costs-Capital Projects	$780,000
Construction-Buildings & Additions	$53,590,000
Contingencies-Capital Projects	$10,173,913
Fee-Architectural, Engineering & Other	$5,140,000
Other Capital Outlay Costs	$1,766,087
Other Construction/Renovation/Repair Projects	$2,000,000
Other Construction/Renovation/Repair Projects	$2,180,000
Site Development (Non-Depreciable Land Improv)	$4,370,000
	$80,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($52,194)
Rent	Other Funds - Existing	Indefinitely		($2,221,846)
Utilities	Other Funds - Existing	3 Years+		($46,975)
	Net Cost / (Savings): ($2,321,015)			($2,321,015)

Summary of Work

Wentworth Parking Garage is a 210,600gsf five-level 515-space facility built in 1982 on City of Charleston property. The College was prepared to renovate the structure (project H15-9672, in process of closure). As the project commenced, the contractor exposed severe structural issues that were concealed behind brick and concrete. Deterioration was far worse than the City's structural assessment indicated. This project will rebuild 294 parking spaces for students, faculty, and staff, plus construct a new residence hall to house about 346 students in single and double-occupancy rooms. The student residential space will replace leased space. The College may purchase the land from the City of Charleston, pending due diligence.

Rationale

The closure of the garage created a deficit of 395 revenue-generating parking spaces for students, faculty, and staff (on top of an already existing parking shortage); and 120 revenue-generating public and permitted spaces for the City of Charleston. Since the structure closed for renovation in May 2022, the auxiliary parking enterprise has lost about $868K in gross revenue. Real estate costs in downtown Charleston are continually escalating and becoming increasingly unaffordable for students, faculty, and staff. These rising costs are also encountered for properties being leased by the College for student housing. The College has two year-to-year, triple-net lease agreements for apartment complexes within walking distance of campus. The annual amount the College's Campus Housing auxiliary pays for rent, maintenance, and staffing exceeds revenue from student housing fees.

Alternatives Considered

Alternative student housing space may continue to be leased from private developers, but at rates higher than those of the College. Per-bed, per-semester private development rates range from $5,035 to $17,540. Per-bed, per-semester College rates range from $3,348 to $5,562. This translates to a per-bed, per-semester loss of $1,687 to $11,978.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Maybank Hall Limited Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	4793	**Overall Priority**	9/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	10
Interior Finishes/Flooring/Fixtures	30
Other	10
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$5,356,130
[CP] AFS - Other Funds	$13,743,870
[CP] AFS - Other Funds	$1,400,000
[CP] AFS - Other Funds	$7,931,000
	$28,431,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$1,910,000
Fee-Architectural, Engineering & Other	$1,500,000
Other Construction/Renovation/Repair Projects	$600,000
Renovations-Building Exteriors	$6,900,000
Renovations-Buildings & Additions-Interiors	$7,931,000
Renovations-Buildings & Additions-Interiors	$6,390,000
Renovations-Utilities	$700,000
Roofing-Repairs & Renovations	$800,000
Site Development (Non-Depreciable Land Improv)	$700,000
	$28,431,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($12,200)
Utilities	General Funds - Existing	3 Years+		($11,000)
	Net Cost / (Savings): ($23,200)			($23,200)

Summary of Work

Maybank Hall is a 47,905gsf three-level academic building constructed in 1973 in the heart of campus. The last major renovation was in 2007, but consisted only of electrical upgrades, ceiling replacements, door replacements, fire alarm upgrades and limited HVAC work. The facility contains 34 faculty/staff offices and 37 classrooms serving about 5,500 students per weekday. This project entails an exterior renovation to correct envelope deficiencies and an interior renovation to replace MEP systems, add fire sprinklers, upgrade elevators, upgrade restrooms for ADA compliance, refresh/replace interior finishes and upgrade/replace classroom technology and furnishings.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 57 out of a possible 100 points. Roof, parapet, and window leaks are disrupting classroom instruction. Stucco cracks and exterior repainting (cited last year) are in progress, but HVAC deficiencies still compromise indoor air quality. The building is heavily used to teach core curriculum classes and host student/parent orientation activities. It is a "first impression" building when entering our campus. The College prefers to address the deferred maintenance issues before they worsen. Allowing the moisture issues to continue will further compromise indoor air quality and possibly lead to structural damage.

Alternatives Considered

Demolition and replacement of this facility would be premature and financially imprudent. There is no alternative space on campus accommodate 5,500 students per weekday.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

New Welcome Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	4833	**Overall Priority**	10/28

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
Fire/Security	5
Interior Finishes/Flooring/Fixtures	20
Other	10
Parking/Landscape	5
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$9,000,000
	$9,000,000

Project Costs	Amount
Construction-Buildings & Additions	$7,000,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$1,500,000
	$9,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($3,000)
		Net Cost / (Savings): ($3,000)		($3,000)

Summary of Work

The new welcome center will provide a warm and impressive introduction for prospective students and families. The new facility will showcase the campus and enhance our ability to compete with other leading universities. The new structure will be up to three stories and maximum of 10,000 sq ft. The space will house offices, presentation space, restrooms, and counseling services for potential families of students.

Rationale

Currently, the admissions staff is housed in another office building and on the first floor of an old residence hall. This does not lend itself to be welcoming to future students. The new facility will be located in the center of campus near Rivers Green where current students congregate. This will be a perfect spot to gain information and tour the campus.

Alternatives Considered

No alternatives are considered. The admission offices are split between two older locations that are uninviting and difficult to get to on campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

JC Long Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4797	**Overall Priority**	11/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
Fire/Security	5
Interior Finishes/Flooring/Fixtures	40
Other	10
Parking/Landscape	5
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$12,136,980
[CP] AFS - Other Funds	$4,663,020
[CP] AFS - Other Funds	$900,000
[CP] AFS - Other Funds	$4,920,000
	$22,620,000

Project Costs	Amount
Basic Equipment	$800,000
Contingencies-Capital Projects	$1,680,000
Fee-Architectural, Engineering & Other	$1,220,000
Other Construction/Renovation/Repair Projects	$1,500,000
Renovations-Building Exteriors	$2,800,000
Renovations-Buildings & Additions-Interiors	$4,920,000
Renovations-Buildings & Additions-Interiors	$7,500,000
Renovations-Utilities	$1,500,000
Roofing-Repairs & Renovations	$400,000
Site Development (Non-Depreciable Land Improv)	$300,000
	$22,620,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($11,600)
Utilities	General Funds - Existing	3 Years+		($10,400)
	Net Cost / (Savings): ($22,000)			($22,000)

Summary of Work

The JC Long Building is a 43,456gsf four-level academic building constructed in 1970 as offices for Southern Bell Telephone Company. The College purchased the building in 1986. The last significant renovation was 2015, limited to building envelope repairs (new roof, brick repair, and resealing existing windows). The facility contains 107 faculty/staff offices and 6 classrooms serving about 750 students per weekday. This project entails an interior renovation to replace MEP systems, upgrade the elevator, add fire sprinklers, upgrade restrooms for ADA compliance, refresh/replace interior finishes and upgrade/replace classroom technology and furnishings. Exterior windows and doors will be evaluated for potential replacement. Landscaping and hardscaping will be reconfigured to create shaded outdoor rest and study areas. The 2023 Campus Master Plan calls for this building to serve as expansion space for the growing School of Business (SBUS), since it connects to the school's Tate and Beatty Center buildings.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 53 out of a possible 100 points. The restrooms on all floors are original to the building, not ADA compliant and inadequate to serve daily building population. Most interior walls are a modular partition system original to the building. Replacement parts were discontinued decades ago, so interior reconfigurations are challenging. The cores of floors 2-4 are configured haphazardly and do not utilize space to full potential. Some mechanical equipment has been replaced. However, original ductwork, electrical and plumbing systems remain and are reaching the ends of lifecycles.

Alternatives Considered

Demolition and replacement of this facility would be premature and financially imprudent. There may be alternative space on campus accommodate 750 students, that is currently not the case for 110 faculty and staff.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

RSS Building Limited Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4816	**Overall Priority**	12/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Program/Academic	60
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	10
Interior Finishes/Flooring/Fixtures	50
Other	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$15,000,000
[CP] AFS - Other Funds	$13,400,000
[CP] AFS - Other Funds	$4,200,000
[CP] AFS - Other Funds	$12,760,000
	$45,360,000

Project Costs	Amount
Contingencies-Capital Projects	$2,840,000
Fee-Architectural, Engineering & Other	$3,010,000
Other Capital Outlay Costs	$3,500,000
Other Construction/Renovation/Repair Projects	$12,760,000
Other Construction/Renovation/Repair Projects	$4,200,000
Renovations-Building Exteriors	$8,000,000
Renovations-Buildings & Additions-Interiors	$9,800,000
Renovations-Utilities	$350,000
Roofing-Repairs & Renovations	$900,000
	$45,360,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($18,200)
Utilities	General Funds - Existing	3 Years+		($16,400)
	Net Cost / (Savings): ($34,600)			($34,600)

Summary of Work

The Robert Scott Small Building (RSS) is a 75,146gsf three-level academic building constructed in 1970 in the heart of campus as the College's first new library since 1856. Two flanker wings were added in 1973. The last major renovation was in 1991. In 2004, the library moved to its new location (Addlestone Library). RSS was to serve as swing space to accommodate other building renovations on campus. Space reconfigurations were minimal to serve a temporary purpose, but all offices that moved to the building after 2004 remain. The building currently houses 14 classrooms, faculty and administrative offices, and student support services through a series of piecemeal renovations. This project will include MEP repairs/replacements, ADA compliant restroom upgrades, interior finish upgrades and space conversions for academic use.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 43 out of a possible 100 points. Stucco cracks and exterior repainting were completed last year, but the original 50-53-year-old windows require replacement. HVAC deficiencies still compromise indoor air quality. Most MEP infrastructure is over 50 years old, past recommended life cycles. A system failure could result in a partial or complete shutdown of spaces. RSS is heavily used to teach core curriculum classes and host student/parent orientation activities. It is a "first impression" building when entering campus. The current floorplan is a labyrinth of office suites cobbled from former library stack space. The vacant 3,600asf third floor open area cannot be fully utilized until the HVAC system is replaced.

Alternatives Considered

Building demolition and replacement would be premature and financially imprudent. Space allocation could remain as-is but may pose a safety risk. Moisture issues will continue to compromise indoor air quality.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

King George Inn Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4817	**Overall Priority**	13/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	10
Interior Finishes/Flooring/Fixtures	30
Other	5
Parking/Landscape	5
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$5,100,000
[CP] AFS - Other Funds	$1,500,000
	$6,600,000

Project Costs	Amount
Contingencies-Capital Projects	$610,000
Fee-Architectural, Engineering & Other	$800,000
Other Construction/Renovation/Repair Projects	$490,000
Renovations-Building Exteriors	$1,450,000
Renovations-Buildings & Additions-Interiors	$1,450,000
Renovations-Utilities	$300,000
Roofing-Repairs & Renovations	$900,000
Site Development (Non-Depreciable Land Improv)	$600,000
	$6,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($1,600)
Utilities	General Funds - Existing	3 Years+		($1,400)
	Net Cost / (Savings): ($3,000)			($3,000)

Summary of Work

The King George Inn is a 6,655gsf four-level building constructed in 1790. The College purchased the building in 2016 (project H15-9661). The last significant renovation is unknown. The inn contains 12 guest rooms and common areas and provides lodging for potential hires, guest lecturers, speakers, researchers, Board of Trustees members, and other distinguished guests. This project will include complete renovation to address envelope, MEP, accessibility, safety, and security issues. All guest rooms will be refreshed with new finishes and furniture.

Rationale

The most recent CHE Building Condition Survey (2020) rated the King George Inn with a CHEMIS Condition Code of 36 out of a possible 100 points. The facility has moderate structural issues on the two-level piazzas, decayed structural/aesthetic wood elements (columns, windows, railings, and trim), and minor roof leaks. The building lacks ADA access and a fire suppression system. If left unchecked, deterioration could worsen, becoming a safety threat the College community and public.

Alternatives Considered

As historically protected buildings, demolition is not an option. No alternatives to renovation exist. It is most prudent to address building problems as soon as possible before further decay occurs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Patriots Point Athletic Complex Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4836	**Overall Priority**	14/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Athletic/Recreational	100	Building Envelope/Windows/Walls	50
				Parking/Landscape	50
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$7,000,000	Renovations-Buildings & Additions-Interiors	$3,500,000
		Site Development (Non-Depreciable Land Improv)	$3,500,000
	$7,000,000		$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($97,000)
	Net Cost / (Savings): ($97,000)			($97,000)

Summary of Work

This project will be renovating the exterior and the interior of the Patriots Point Athletic Complex and Fields. Patriots Point is a 12, 614 square foot complex that students, visitors, and community members use year-round.

Rationale

A renovated complex becomes more than just the building and fields, it is a hub of energy, connection, and achievement. It will attract top tier talent, strengthen school pride, a signal to visitor's and students that excellence is encouraged and expected. This newly renovated complex will support wellness, foster teamwork, and give every student athlete the resources they need to grow, compete, and lead.

Alternatives Considered

The Patriot's Point Athletic Complex needs to be updated and upfitted to achieve comfortable spaces for our athletes and visitors. Alternate measures cannot be considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

4 and 10 Green Way Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4818	**Overall Priority**	15/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
Fire/Security	5
Interior Finishes/Flooring/Fixtures	25
Other	10
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,400,000
[CP] AFS - Other Funds	$1,030,000
[CP] AFS - Other Funds	$1,122,000
	$6,552,000

Project Costs	Amount
Basic Equipment	$400,000
Contingencies-Capital Projects	$440,000
Fee-Architectural, Engineering & Other	$430,000
Other Construction/Renovation/Repair Projects	$1,122,000
Other Construction/Renovation/Repair Projects	$400,000
Renovations-Building Exteriors	$860,000
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$300,000
Roofing-Repairs & Renovations	$600,000
	$6,552,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
Utilities	General Funds - Existing	3 Years+		($1,000)
	Net Cost / (Savings): ($3,000)			($3,000)

Summary of Work

4 Green Way is a 3,187gsf three-level building constructed in 1817. 10 Green Way is a 3,064gsf two-level building constructed in 1841. The last significant renovation for both buildings was in 1987. The buildings are prominently in the heart of campus serving as faculty offices and require historic restoration. The project will include complete renovation to address structural, envelope, MEP, accessibility, safety, and wood/plaster/stucco issues. These buildings are located near one another, so the College hopes to gain economies of scale by using one A/E and one contractor for design and construction.

Rationale

The most recent CHE Building Condition Survey (2020) rated 4 Green Way with a CHEMIS Condition Code of 46 out of a possible 100 points. 10 Green Way received a BCC of 37. The buildings have moderate structural issues on the two-level piazzas, decayed structural/aesthetic wood elements (columns, windows, railings, and trim), disintegrating/missing brick mortar, minor stucco cracks, minor roof leaks and no ADA access. If left unchecked, deterioration could worsen, becoming a safety threat the College community and public.

Alternatives Considered

As historically protected buildings, demolition is not an option. No alternatives to renovation exist. It is most prudent to address building problems as soon as possible before further decay occurs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

107 Wentworth Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4820	**Overall Priority**	16/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	5
Fire/Security	5
Interior Finishes/Flooring/Fixtures	35
Other	5
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,678,000
[CP] AFS - Other Funds	$300,000
	$3,978,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$400,000
Other Capital Outlay Costs	$50,000
Other Construction/Renovation/Repair Projects	$50,000
Renovations-Building Exteriors	$1,400,000
Renovations-Buildings & Additions-Interiors	$1,000,000
Renovations-Utilities	$378,000
Roofing-Repairs & Renovations	$300,000
	$3,978,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($800)
Utilities	Other Funds - Existing	3 Years+		($750)
	Net Cost / (Savings): ($1,550)			($1,550)

Summary of Work

107 Wentworth Street is a 3,383gsf three-level, student residence constructed in 1858, purchased by the College in 1975, and last renovated in 2004. The building incorporates parts of the circa 1796 preceding home. The structural integrity of both brick chimneys recently failed from degradation, age, and moisture exposure. The structural issues caused cracking in the exterior stucco finish as well as the supporting brick substrate. The house was proactively taken offline in 2019 and remains vacant. Temporary shoring was installed on the exterior to hold the outer walls in place and prevent further structural damage. This project will include structural repairs, full interior/exterior renovations, and infrastructure modernization. Prior to vacating, the house accommodated nine residents, generating up to $70,000 in annual housing revenue. Improved space efficiency will allow for four additional beds.

Rationale

The College used rating criteria of the (2020) CHE Building Condition Survey and rated this building with a CHEMIS Condition Code of 22 out of a possible 100 points. The building has temporary shoring to keep the building held together. If left unchecked, it could be a threat to the safety of the College community, the student residence next door and the public. Until repairs are addressed, the building cannot be safely occupied. The auxiliary housing enterprise is losing $70,000 per year in revenue while the building is offline.

Alternatives Considered

As historically protected buildings, demolition is not an option. No alternatives to renovation exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

BellSouth Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4823	**Overall Priority**	17/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
Fire/Security	10
Interior Finishes/Flooring/Fixtures	30
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$15,525,000
[CP] AFS - Other Funds	$34,475,000
[CP] AFS - Other Funds	$47,000,000
[CP] AFS - Other Funds	$4,000,000
	$101,000,000

Project Costs	Amount
Contingencies-Capital Projects	$5,000,000
Fee-Architectural, Engineering & Other	$16,000,000
Other Construction/Renovation/Repair Projects	$4,000,000
Other Construction/Renovation/Repair Projects	$16,750,000
Renovations-Building Exteriors	$27,750,000
Renovations-Buildings & Additions-Interiors	$27,650,000
Renovations-Utilities	$3,000,000
Roofing-Repairs & Renovations	$850,000
	$101,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($24,200)
Utilities	General Funds - Existing	3 Years+		($10,000)
Utilities	General Funds - Existing	3 Years+		($11,760)
	Net Cost / (Savings): ($45,960)			($45,960)

Summary of Work

The BellSouth Building is a 104,472gsf five-level mixed-use building designed in the neo-classical style by Philip Tramwell Shutze, a noted Atlanta architect. It was constructed in 1938 as a major telecommunications hub for the Charleston metropolitan area. The structure was originally three levels. Two levels were added in the late 1950's. The College purchased the building in 1995. The campus footprint has grown around the building, so it is now considered to be centrally located. The last significant renovation was in 2013 but pertained only to the construction of the Center for Social Science Research on a portion of the second floor. All other building alterations consist of piecemeal adaptive reuse of existing space or smaller space reallocations. The building is the College's technology backbone, containing the main networking and data storage centers; all central software for enterprise resource planning and other software to conduct daily business. The facility has approximately 120 faculty/staff offices (Information Technology, Psychology, and languages), 20 labs and 22 classrooms serving about 3,300 students per weekday. All infrastructure systems except phone/data delivery believed to be original or from the 1950's. Asbestos abatement is required on ductwork insulation, select sheetrock, and under existing floorcoverings. The structure is incredibly solid, designed to withstand extreme weather conditions.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 42 out of a possible 100 points. The BellSouth Building has HVAC and elevator equipment that is almost 60 years old. Sourcing of repairs and parts are becoming increasingly difficult. The building has many deferred maintenance issues, but with a full renovation, it could be a significant asset.

Alternatives Considered

As a historically protected building, demolition is not an option. A building of this engineered strength and quality would be prohibitively expensive to replicate. There are no alternative spaces on campus accommodate 3,300 students per weekday.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Silcox PE and Health Center Interior Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4824	**Overall Priority**	18/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	15
Interior Finishes/Flooring/Fixtures	55
Other	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$12,937,500
[CP] AFS - Other Funds	$6,662,500
[CP] AFS - Other Funds	$16,200,000
	$35,800,000

Project Costs	Amount
Contingencies-Capital Projects	$1,960,000
Fee-Architectural, Engineering & Other	$1,090,000
Other Construction/Renovation/Repair Projects	$16,200,000
Other Construction/Renovation/Repair Projects	$650,000
Renovations-Buildings & Additions-Interiors	$12,500,000
Renovations-Utilities	$3,400,000
	$35,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($11,300)
Utilities	General Funds - Existing	3 Years+		($10,200)
	Net Cost / (Savings): ($21,500)			($21,500)

Summary of Work

The Silcox Physical Education and Health Center is a 48,904gsf four-level facility built in 1939 as a WPA project. A full exterior restoration will be complete in Fall 2023. The last significant interior renovation was in 1995. The building houses a mix of classrooms, offices, indoor sports and labs. This project will completely renovate the interior and MEP infrastructure for the newly formed School of Health Sciences. A floor will be inserted over half of the two-level former gymnasium, adding 5,000asf without expanding the building footprint.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 29 out of a possible 100 points. Classroom technology is functionally obsolete, and furnishings are at least 20 years old. ADA-compliant access to south-end third-floor faculty offices requires using the elevator in the adjacent Johnson Center and traversing a closet that connects the two buildings. The School of Health Sciences is anticipated to rapidly grow, but this can only be accomplished by providing adequate facilities.

Alternatives Considered

Demolition and replacement of this facility is not an option, since this is one of a very small quantity of WPA projects in the city.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Thaddeus Street Education Center Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4825	**Overall Priority**	19/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
Interior Finishes/Flooring/Fixtures	30
Other	20
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$18,210,830
[CP] AFS - Other Funds	$3,589,170
[CP] AFS - Other Funds	$1,200,000
[CP] AFS - Other Funds	$20,134,000
	$43,134,000

Project Costs	Amount
Basic Equipment	$5,000,000
Contingencies-Capital Projects	$2,200,000
Fee-Architectural, Engineering & Other	$1,800,000
Other Construction/Renovation/Repair Projects	$20,134,000
Other Construction/Renovation/Repair Projects	$1,700,000
Renovations-Building Exteriors	$6,000,000
Renovations-Buildings & Additions-Interiors	$4,200,000
Renovations-Utilities	$1,000,000
Roofing-Repairs & Renovations	$1,000,000
Site Development (Non-Depreciable Land Improv)	$100,000
	$43,134,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($14,100)
Utilities	General Funds - Existing	3 Years+		($12,600)
	Net Cost / (Savings): ($26,700)			($26,700)

Summary of Work

The Thaddeus Street Education Center (ECTR) is a 55,285gsf two-level academic building constructed in 1980. There have been no significant renovations since original construction. The facility houses the Septima Clark Auditorium, the African American Studies Program, Upward Bound and Pre-College Programs, the Collegiate Recovery Program, the Pincus Language Resource Center, the Volpe Center for Teaching and Learning, computer labs, general classrooms, and a two-level sky-lit student study atrium. Overall, the facility contains 22 faculty/staff offices and 29 classrooms serving about 4,400 students per weekday. This project entails an exterior renovation to correct envelope deficiencies and an interior renovation to replace MEP systems, upgrade elevators, add fire sprinklers, upgrade restrooms for ADA compliance, increase sound attenuation, refresh/replace interior finishes and upgrade/replace classroom technology and furnishings. A study will be conducted to determine the feasibility of converting some office spaces to classroom use and adding a circulation stair in the study atrium to improve wayfinding and decrease elevator use.

Rationale

The most recent CHE Building Condition Survey (2020) rated this building with a CHEMIS Condition Code of 40 out of a possible 100 points. The roof, parapet and curbing are reaching the ends of lifecycles. Some masonry cracks are present and should be repaired before conditions worsen. The three egress stairwells are not climate controlled, leading to air quality issues. Classrooms abutting elevator shafts/equipment rooms and below the mechanical penthouse receive an abnormal amount of noise and vibration. This has led to one large classroom being taken offline, underutilizing 884asf. The building is heavily used to teach core curriculum classes and host student/parent orientation activities. It is a "first impression" building when entering our campus. The College prefers to address the deferred maintenance issues before they worsen.

Alternatives Considered

Demolition and replacement of this facility would be premature and financially imprudent. Allowing envelope and mechanical issues to continue will further compromise indoor air quality and possibly lead to structural damage. There is no alternative space on campus accommodate 4,400 students per weekday.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name
George Street and St. Philip Street Hardscaping

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4838	**Overall Priority**	20/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$11,000,000	Other Construction/Renovation/Repair Projects	$11,000,000
	$11,000,000		$11,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($350,000)
	Net Cost / (Savings): ($350,000)			($350,000)

Summary of Work

This project will consist of paving George Street in between St. Philip's Street and Coming Street with brick pavers to create a pedestrian only road in the heart of the campus. It will also consist of widening the sidewalk on St. Philip Street to accommodate the heavy foot traffic.

Rationale

Maintaining safe and smooth sidewalks is essential for ensuring the accessibility, functionality, and overall aesthetic of any campus or community environment. Well-maintained walkways promote the safety of pedestrians by minimizing the risk of tips, falls, and other accidents, which is particularly important in high traffic areas frequented by students, faculty, and visitors.

Alternatives Considered

These specific paths have been patched and repaired for many years. There are no alternatives but need to be completely reconstructed.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name
26 Coming and 114 Wentworth St Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4826	**Overall Priority**	21/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
Fire/Security	5
Interior Finishes/Flooring/Fixtures	20
Other	10
Parking/Landscape	5
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,413,450
[CP] AFS - Other Funds	$786,550
[CP] AFS - Other Funds	$300,000
[CP] AFS - Other Funds	$1,468,000
	$6,968,000

Project Costs	Amount
Basic Equipment	$400,000
Contingencies-Capital Projects	$520,000
Fee-Architectural, Engineering & Other	$480,000
Other Construction/Renovation/Repair Projects	$1,468,000
Other Construction/Renovation/Repair Projects	$700,000
Renovations-Building Exteriors	$1,200,000
Renovations-Buildings & Additions-Interiors	$1,200,000
Renovations-Utilities	$300,000
Roofing-Repairs & Renovations	$600,000
Site Development (Non-Depreciable Land Improv)	$100,000
	$6,968,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($1,700)
Utilities	General Funds - Existing	3 Years+		($1,400)
	Net Cost / (Savings): ($3,100)			($3,100)

Summary of Work

The Jonas Beard House at 114 Wentworth Street is a three-level, 4,485gsf wood-framed historic structure built in 1805 and last renovated in 1987. The College purchased the building in 1975, converting it from a grocery/liquor store to academic offices and connected it to 112 Wentworth, an adjacent masonry structure built in 1855. 26 Coming Street is a three-level, 2,129gsf historic adjacent building constructed in 1798 and last renovated in 1987. The College purchased the building in 1976 and moved it from its original site on St. Philip Street in 1977 to construct the Thaddeus Street Education Center. This project will fully renovate both buildings with extensive building envelope repairs, new MEP infrastructure, ADA upgrades, and new fire alarms, sprinklers, and interiors. 114 will be elevated to protect the structure from frequent flooding. Both buildings will again be used as academic office space. A study will determine the feasibility of adding a connector building that could house an elevator, technology servers, electrical panels, and ADA-compliant restrooms.

Rationale

The most recent CHE Building Condition Survey (2020) rated this 114 Wentworth with a CHEMIS Condition Code of 24 out of a possible 100 points. 26 Coming received a CHEMIS BCC of 36. 114 Wentworth sits atop a slab-on-grade foundation at an intersection that constantly floods. The 100-year flood in 2015 pushed 6" of water into the first floor. King tides and sudden storms continue to inundate the building, causing significant indoor air quality issues and electrical hazards. 26 Coming sits higher on a raised foundation but has experienced indoor air quality issues due to a compromised building envelope. Both buildings housed the Department of Political Science until June 2020. The College moved them for safety reasons and does not intend to reoccupy the buildings until renovations are complete. We hope to schedule renovations after the City's stormwater infrastructure upgrades are complete in the area.

Alternatives Considered

As historically protected buildings, demolition is not an option. No alternatives to renovation exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

New LX Residence Hall Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4827	**Overall Priority**	22/28

Project Type	Percentage
Construct Additional Facility	90
Demolish Existing Facility	10
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,224,700
[CP] AFS - Other Funds	$10,020,000
[CP] AFS - Revenue Bonds	$53,675,300
	$64,920,000

Project Costs	Amount
Basic Equipment	$192,797
Bond Issue Costs-Capital Projects	$550,000
Builders Risk Insurance	$1,919,282
Construction-Buildings & Additions	$35,251,361
Contingencies-Capital Projects	$7,159,811
Fee-Architectural, Engineering & Other	$4,969,880
Other Capital Outlay Costs	$1,650,547
Other Construction/Renovation/Repair Projects	$3,010,591
Other Construction/Renovation/Repair Projects	$10,020,000
Site Development (Non-Depreciable Land Improv)	$195,731
	$64,920,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($255,214)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$378,250	
Rent	Other Funds - Existing	3 Years+		($2,042,472)
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	3 Years+	$170,880	
Utilities	General Funds - Existing	3 Years+		($22,000)
Utilities	Other Funds - Existing	3 Years+	$195,800	
	Net Cost / (Savings): ($1,574,756)		$744,930	($2,319,686)

Summary of Work

This project will construct a new residence hall to house about 300 students in double-occupancy rooms. The structure will be built on property the College already owns, replacing leased space.

Rationale

Real estate costs in downtown Charleston are continually escalating and becoming increasingly unaffordable for students, faculty, and staff. These rising costs are also encountered in properties being leased by the College for student housing. The College has two year-to-year, triple-net lease agreements for apartment complexes within walking distance of campus. The annual amount the College's Campus Housing auxiliary pays for rent, maintenance, and staffing exceeds revenue from student housing fees.

Alternatives Considered

Alternative student housing space may continue to be leased from private developers, but at rates higher than those of the College. Per-bed, per-semester private development rates range from $5,035 to $17,540. Per-bed, per-semester College rates range from $3,348 to $5,562. This translates to a per-bed, per-semester loss of $1,687 to $11,978.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

15/17/19 St Philips Street Renovation and Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4839	**Overall Priority**	23/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	90
Site Development	10
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	30
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$36,504,000
	$36,504,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$31,904,000
Site Development (Non-Depreciable Land Improv)	$3,600,000
	$36,504,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($350,000)
	Net Cost / (Savings): ($350,000)			($350,000)

Summary of Work

This project consists of renovating three student Greek life houses where students living and congregate.

Rationale

Upgrading and refreshing student Greek life housing is a critical investment in student life, safety, and campus culture. Ensuring that these facilities are safe, functional, and welcoming reinforces the college's commitment to student well-being and fosters a more inclusive and supportive living environment.

Alternatives Considered

These housing units have been patched and repaired as long as they can and need major construction and renovations at this point.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

55, 57, and 59 Coming Street Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	4828	**Overall Priority**	24/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Fire/Security	5
Interior Finishes/Flooring/Fixtures	20
Other	10
Parking/Landscape	5
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,051,550
[CP] AFS - Other Funds	$2,348,450
[CP] AFS - Other Funds	$1,000,000
[CP] AFS - Other Funds	$1,128,000
	$8,528,000

Project Costs	Amount
Basic Equipment	$400,000
Contingencies-Capital Projects	$640,000
Fee-Architectural, Engineering & Other	$560,000
Other Construction/Renovation/Repair Projects	$400,000
Renovations-Building Exteriors	$1,950,000
Renovations-Buildings & Additions-Interiors	$1,128,000
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$500,000
Roofing-Repairs & Renovations	$900,000
Site Development (Non-Depreciable Land Improv)	$50,000
	$8,528,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,200)
Utilities	General Funds - Existing	3 Years+		($1,900)
	Net Cost / (Savings): ($4,100)			($4,100)

Summary of Work

55 Coming Street is a 1,654gsf two-level building constructed in 1850. The last significant renovation occurred in 1987. 57 Coming Street is a 3,917gsf three-level building constructed in 1884. The last significant renovation occurred in 2005. 59 Coming Street is a 2,603gsf two-level building constructed in 1879. The last significant renovation occurred in 1987. The buildings are prominently in the heart of campus serving as faculty offices and require historic restoration. The project will include complete renovation to address structural, envelope, MEP, accessibility, safety, and wood/plaster/stucco issues. These buildings are located near one another, so the College hopes to gain economies of scale by using one A/E and one contractor for design and construction.

Rationale

The most recent CHE Building Condition Survey (2020) rated 55 Coming Street with a CHEMIS Condition Code of 52 out of a possible 100 points. 57 and 59 Coming Street received BCCs of 53 and 56, respectively. The buildings have moderate structural issues, decayed structural/aesthetic wood elements (columns, windows, railings, and trim), disintegrating/missing brick mortar, minor stucco cracks, minor roof leaks and no ADA access. If left unchecked, deterioration could worsen, becoming a safety threat the College community and public.

Alternatives Considered

As historically protected buildings, demolition is not an option. No alternatives to renovation exist. It is most prudent to address building problems as soon as possible before further decay occurs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

New Central Warehouse Land and Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	4829	**Overall Priority**	25/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$12,854,700	Construction Projects-Lump Sum	$5,990,000
[CP] AFS - Other Funds	$10,645,300	Fee-Architectural, Engineering & Other	$30,000
[CP] AFS - Other Funds	$1,500,000	Land	$18,980,000
[CP] AFS - Other Funds	$11,756,000	Other Construction/Renovation/Repair Projects	$11,756,000
	$36,756,000		$36,756,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	General Funds - Existing	Indefinitely		($490,000)
	Net Cost / (Savings): ($490,000)			($490,000)

Summary of Work

The College is seeking an opportunity to purchase developed or undeveloped land within reasonable distances from Main Campus, Grice Marine Lab, and Patriots Point Athletic Complex to relocate our central receiving and storage facility. These operations are currently housed in 44,318gsf of leased space in North Charleston. Currently, a building and/or parcel has not been identified. The College will issue a request for proposals, acquire necessary State approvals, and construct/renovate a facility before the current lease ends.

Rationale

The full-service lease for the current Central Warehouse significantly increased to $489,936 per year. A College-owned facility closer to campus could reduce long-term operating and transportation costs. The building could be constructed or renovated for mixed use to accommodate administrative departments that are not required to operate on main campus. The land parcel, if sized appropriately, could allow mixed-use, such as remote parking, intramural facilities, and/or athletic fields.

Alternatives Considered

The College is open to any purchase and/or leasing opportunities that will provide the best overall value to the College and State.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

298 and 300 Meeting Street Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	4830	**Overall Priority**	26/28

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
Interior Finishes/Flooring/Fixtures	30
Other	10
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,284,900
[CP] AFS - Other Funds	$5,115,100
[CP] AFS - Other Funds	$500,000
[CP] AFS - Other Funds	$8,976,000
	$18,876,000

Project Costs	Amount
Basic Equipment	$700,000
Contingencies-Capital Projects	$940,000
Fee-Architectural, Engineering & Other	$760,000
Other Construction/Renovation/Repair Projects	$8,976,000
Other Construction/Renovation/Repair Projects	$700,000
Renovations-Building Exteriors	$2,800,000
Renovations-Buildings & Additions-Interiors	$2,500,000
Renovations-Utilities	$300,000
Roofing-Repairs & Renovations	$900,000
Site Development (Non-Depreciable Land Improv)	$300,000
	$18,876,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($3,200)
Utilities	Other Funds - Existing	3 Years+		($2,900)
	Net Cost / (Savings): ($6,100)			($6,100)

Summary of Work

The Gibson-Fronenberger House at 298 Meeting Street is a four-level, 9,266gsf, nine-unit, 29-bed prominent historic residence constructed in 1824 and substantially expanded in 1859. An easement from the National Registry of Historic Buildings requires the building to be protected from decay and/or exterior alterations. The College of Charleston purchased this building, a neighboring building (300 Meeting Street) and an adjacent 15-space parking lot in 1999. Both buildings are used for student housing. 300 Meeting Street is a 2,823gsf two-level, four-unit, 10-bed historic residence built in 1853 as a tenement on a parcel separated from 298 Meeting. No significant renovations have occurred on either structure since purchase, but the previous owner rehabilitated the properties in 1985. This project will include full interior/exterior renovations, structural repairs, infrastructure modernization and fire protection/suppression systems.

Rationale

The College used rating criteria of the (2020) CHE Building Condition Survey and rated 298 Meeting with a CHEMIS Condition Code of 19 out of a possible 100 points. 300 Meeting received a BCC of 20. Both structures are showing signs of wear. 298 Meeting was expanded at least three times. Each addition created varying roof planes and valleys, which altered runoff paths for rain. This resulted in decades of ongoing roof leaks addressed in pieces. A holistic solution is needed. Brick repair/repointing and wood repair is required throughout. 300 Meeting is prone to flooding during severe storms. Roof and wood repairs are needed throughout. Both houses have outdated infrastructure that should be replaced.

Alternatives Considered

298 Meeting is protected by a national historic easement administered through the Historic Charleston Foundation, so the property must be maintained to a high level. 300 Meeting has no easement but is a historically protected building. Demolition is not an option for either structure. No alternatives to renovation exist.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name
New Parking Deck Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	4832	**Overall Priority**	27/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$29,920,000	Construction Projects-Lump Sum	$54,400,000
[CP] AFS - Revenue Bonds	$22,067,240	Construction-Buildings & Additions	$29,920,000
[CP] AFS - Revenue Bonds	$27,432,760		
[CP] AFS - Revenue Bonds	$4,900,000		
	$84,320,000		$84,320,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

In 2017, the College conducted a feasibility study to construct a parking garage on property owned by the College at 176 Lockwood Boulevard. This property is located adjacent to the West Edge Development with access to major roads serving peninsular Charleston. Users of the garage will require public transit or a college-operated shuttle service. Although it is preferable to obtain a site within walking distance of Main Campus, such sites are becoming increasingly rare.

Rationale

The College may be losing two surface parking lots if new construction for their sites is approved. The Wentworth Garage replacement will have less parking spaces than the existing (closed) facility. In years past, the College rented spaces in the City of Charleston's Aquarium Garage to meet demand for faculty, staff, and student parking. However, as that area has developed, the city greatly reduced the number of permits available to the College. In addition, the cost of each permit has steadily increased. The College's available permit supply does not meet current demand, and the cost of City-owned parking is unaffordable.

Alternatives Considered

The College is open to soliciting a Request for Proposals that may offer alternate site opportunities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

College of Charleston

Project Name

Strategic Land Acquisition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4831	**Overall Priority**	28/28

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$10,000,000	Fee-Architectural, Engineering & Other	$20,000
[CP] AFS - Other Funds	$20,000,000	Land	$20,000,000
		Land	$9,980,000
	$30,000,000		$30,000,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The College's Campus Master Plan identified several land parcels near or adjacent to campus that would enable the development of needed facilities as well as enhance the liveliness of prominent city streets. This particular parcel is located on Coming Street abutting existing College/State property (project name "Coming Street Parcel").

Rationale

Given the College's unique location within the city center and a historic zone, growth opportunities within the existing footprint are limited. Acquisition of certain properties within or near the main campus footprint secures opportunities for reconfiguration and/or growth of the College for generations to come.

Alternatives Considered

No alternatives exist other than continually improving the utilization of existing space. Such measures are underway, but that is not expected to fulfill long-term space needs.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Commission for the Blind

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Commission for the Blind

Project Name

Remove and Replace Existing Parking Lot - Columbia Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5471	**Overall Priority**	1/2

Project Type	Percentage
Architectural and Engineering	15
Repair/Renovate Existing Facility/System	85
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$243,000
[CP] State Appropriation - Capital	$57,000
	$300,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$300,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Removal and reconstruction of parking lot to address deterioration and improve safety.

Rationale

Parking lot has had no renovation in its lifetime and must be improved for safety purposes.

Alternatives Considered

There are no alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Commission for the Blind

Project Name

Replace Drain Lines in Building C - Columbia Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5472	**Overall Priority**	2/2

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$300,000
[CP] Other Funds	$200,000
	$500,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$500,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Removal and replacement of degraded cast iron drain lines.

Rationale

Drain lines are out of lifecycle and require frequent repair.

Alternatives Considered

There are no alternatives.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Denmark Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name

Renovation of Industrial Tech Bldg 200 & 300

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4941	**Overall Priority**	1/6

Project Type	Percentage
Environmental	20
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Interior Finishes/Flooring/Fixtures	55
Other	15
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,000,000
[CP] State Appropriation	$400,000
[CP] State Appropriation	$3,100,000
	$6,500,000

Project Costs	Amount
Basic Equipment	$396,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$136,000
Renovations-Building Exteriors	$1,425,000
Renovations-Buildings & Additions-Interiors	$4,443,000
	$6,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$28,000	
Utilities	General Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $48,000		$48,000	

Summary of Work

Renovations will include replacing or repairing roof, plumbing, electrical systems, walls, and exterior features.

Rationale

Renovation of buildings 200 and 300 are necessary to provide for the safety of students and improve the learning environment with updated equipment and a safe learning environment.

Alternatives Considered

No alternatives have been considered as these are on-campus buildings and the college has limited space to move the affected academic programs. There are also limited funds for new construction.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name

Renovation of Barnwell Site at Ellington Rd

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4942	**Overall Priority**	2/6

Project Type	Percentage
Architectural and Engineering	5
Environmental	20
Repair/Renovate Existing Facility/System	75
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Interior Finishes/Flooring/Fixtures	40
Other	5
Parking/Landscape	10
Roof	20
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,400,000
[CP] State Appropriation	$3,100,000
	$7,500,000

Project Costs	Amount
Basic Equipment	$425,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$220,000
Renovations-Building Exteriors	$2,080,000
Renovations-Buildings & Additions-Interiors	$4,675,000
	$7,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$20,000	
Utilities	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

Renovation will include lighting, HVAC upgrades, parking lot repaving, electrical system upgrades, and a new roof.

Rationale

The current building needs a significant amount of repair and renovation work done in several rooms. This will provide students with updated facilities and a safe environment.

Alternatives Considered

New construction was considered, but it was not cost effective.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name
Student Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4939	**Overall Priority**	3/6

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Construction-Buildings & Additions	$10,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Vision for building a new Student Center.
This project has not been fully evaluated, and further information needs to be gathered before a funding request is ready to be made.

Rationale

New Student Center will increase the College's profile and improve the overall aesthetic and appeal of the campus.

Alternatives Considered

This is a future/dream list project.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name
Campus Bathroom Renovations

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4940	**Overall Priority**	4/6

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$602,580
[CP] State Appropriation	$300,000
[CP] State Appropriation	$2,097,420
	$3,000,000

Project Costs	Amount
Basic Equipment	$1,417,300
Contingencies-Capital Projects	$54,780
Labor Cost-Temporary	$1,527,920
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6240)
Funding: Proviso 118.18 FY 21-22

Amendment: This project is requesting additional funding. The A/E advised that flooring will need to be replaced in the bathrooms, as well as additional costs for building the bathroom in Building 29.

This project will focus on bathroom renovations and a bathroom installation in four campus buildings (Blatt Hall, Building 29, Building 30, and McDuffie Student Services Center). The current restrooms in Blatt Hall, Building 30 and the McDuffie Student Services Center are outdated and are consistently in need of repair for leaks and damages. The renovations will include replacing toilets, urinals, sinks, faucets, lighting, hand dryers, and minor plumbing repairs to ensure proper functionality of the new equipment. The sink area in Building 29 will be upgraded to include a new sink and faucet as well as a toilet, urinal, lighting, and hand dryer.

Rationale

The upgrades to the bathrooms in these buildings will improve the overall aesthetic and appeal of the campus. The improvements will also assist with student retention by creating new, more modern facilities for faculty, staff, students, and stakeholders to utilize.

Alternatives Considered

The bathrooms are outdated, plumbing and fixtures are in need of replacements and upgrades.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name
New Building: Cybersecurity, Energy, Healthcare

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4616	**Overall Priority**	5/6

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$35,000,000
	$35,000,000

Project Costs	Amount
Construction-Buildings & Additions	$35,000,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Future project for a New Building: for Cybersecurity, Energy, Healthcare.
This project has not been fully evaluated and further information needs to be gathered before a funding request is ready to be made.

Rationale

Building a new classroom and laboratory space for Cybersecurity, Energy, Healthcare will increase the College's profile with the potential for increased enrollment into these programs. The new, modern building with state-of-the-art technology also increases the College's appeal and the overall aesthetic of the campus.

Alternatives Considered

This is a future project.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Denmark Technical College

Project Name
Residential Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4936	**Overall Priority**	6/6

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$20,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Future project for construction of a residential facility.
This project has not been fully evaluated, and further information needs to be gathered before a funding request is ready to be made.

Rationale

An additional residential facility that is new and modern will increase the appeal of the campus and improve the overall aesthetic of the campus.

Alternatives Considered

This is for a future construction project.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Administration

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6174 Columbia Mills Building - Energy Savings Performance Contract

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/32
Project Number	4957	**Overall Priority**	1/88

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$50,000
[CP] Other Funds - Capital	$15,000,000
	$15,050,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$15,000,000
	$15,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

(Phase I - #6174) Energy savings performance contract (ESPC) to address the HVAC replacement needs identified in the August 30, 2022, HVAC Assessment issued by GMK, coupled with other energy savings measures to be identified through the associated investment grade audit process required by OSE as part of acquiring an ESPC. The estimated total project cost will depend on the results of the projected energy savings return on investment from the measures identified but is anticipated to be over $10M and potentially as much as $20M.

Rationale

The Department of Administration has been slowly addressing portions of the 2022 HVAC Assessment in annualized phases through project D50-6118 as funding comes available, but the magnitude of the needs outweighs the ability to address all of the necessary replacements in a timely manner. Using an ESPC will allow the use of funds through the Treasurer's Office Master Lease program with lease payments structured to be funded through the guaranteed annual energy savings.

Alternatives Considered

The Department of Administration was trying to fund all of the HVAC projects at Columbia Mills through available funding, but the need is too great.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Sumter Street Building - Roof Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/32
Project Number	4958	**Overall Priority**	2/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$720,000
	$720,000

Project Costs	Amount
Contingencies-Capital Projects	$60,000
Fee-Architectural, Engineering & Other	$60,000
Renovations-Building Exteriors	$600,000
	$720,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to replace the roof at Sumter Street.

Rationale

The roof has undergone multiple repairs and the warranty for the repairs expired in 2018. The roof has exceeded its useful life expectancy and is experiencing multiple leaks. The roof is not eligible for elastomeric coating. The replaced roof area will include a minimum 20-year warranty.

Alternatives Considered

Elastomeric coating was considered but the age and condition of the roof require its replacement.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Calhoun and Supreme Court Office Space Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/32
Project Number	4960	**Overall Priority**	3/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds - Other Entities - Capital	$1,641,410
	$1,641,410

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Buildings & Additions-Interiors	$1,441,410
	$1,641,410

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Calhoun and Supreme Court Office Space Renovations.

Rationale

Maximal use of available office space.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SC Archives & History Building - Clean Steam Boiler Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/32
Project Number	4961	**Overall Priority**	4/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$460,000
	$460,000

Project Costs	Amount
Contingencies-Capital Projects	$37,000
Fee-Architectural, Engineering & Other	$53,000
Renovations-Utilities	$370,000
	$460,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to replace clean steam boiler #3 at Archives and History.

Rationale

The boiler is past its useful life, requires frequent repairs, and replacement parts are hard to find.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6112 Wade Hampton Building - Flooring Repair and Replacement Annualized

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/32
Project Number	4962	**Overall Priority**	5/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	25
Replace Existing Facility/System	75
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$64,178
[CP] State Appropriation - Capital	$378,805
[CP] State Appropriation - Capital	$325,000
	$767,983

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$44,400
Other Construction/Renovation/Repair Projects	$40,000
Renovations-Buildings & Additions-Interiors	$653,583
	$767,983

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6112) Increase budget to address next annualized phase of replacing old flooring in the Wade Hampton building. The initial scope of work included the removal of existing flooring and cove base and the installation of new flooring and cove base on the basement, 1st, and 5th floors and the hallways of the 4th floor in the Wade Hampton Building, located at 1200 Senate Street, Columbia SC 29201. The next annualized phase will include the removal of existing flooring and cove base and the installation of new flooring and cove base in fourth floor suites of the Wade Hampton Building. The scope of work will also include maintenance repainting, wall repairs, and abatement of hazardous materials, as needed.

Rationale

Most of the flooring is over 15 years old and needs to be replaced. The carpet is loose and wrinkling in areas and poses a tripping hazard.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6181 Supreme Court Building First and Second Floor Carpet Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/32
Project Number	4963	**Overall Priority**	6/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Interior Finishes/Flooring/Fixtures	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$18,280	Contingencies-Capital Projects	$42,500
[CP] Other Funds - Capital	$469,220	Fee-Architectural, Engineering & Other	$20,000
		Renovations-Buildings & Additions-Interiors	$425,000
	$487,500		$487,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6181) Replace the flooring on the first and second floors and the mezzanine level of the Supreme Court building. he scope of work will include the replacement of the existing floor coverings with new carpet, refinishing of existing hardwood floors, and abatement of hazardous materials, as needed.

Rationale

The floors are in poor condition and are a trip hazard to staff and visitors.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SC Data Center - Parking Lot Repairs and Resurfacing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/32
Project Number	5117	**Overall Priority**	7/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$340,000
	$340,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$20,000
Other Construction/Renovation/Repair Projects	$290,000
	$340,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to repair and resurface the parking lot at the Data Center.

Rationale

There are potholes in the deteriorating surface causing hazards.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6158 SC Data Center - Replace UPS A-Side Modules and Battery String

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	8/32
Project Number	5147	**Overall Priority**	8/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Other Entities - Capital	$25,510	Contingencies-Capital Projects	$259,629
[CP] Other Funds - Other Entities - Capital	$2,927,709	Fee-Architectural, Engineering & Other	$97,300
		Renovations-Utilities	$2,596,290
	$2,953,219		$2,953,219

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6158) This annualized project is to replace the A-side module two uninterrupted power supply and associated battery string. The budget increase is to cover bids that came over budget.

Rationale

The uninterrupted power supply is to ensure redundancy for critical operations and to meet accreditation requirements.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6139 State Fleet - Construct New Pole Building

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	9/32
Project Number	5148	**Overall Priority**	9/88

Project Type	Percentage
Construct Additional Facility	70
Demolish Existing Facility	30
	100%

Facility Type	Percentage
Office/Administration	10
Support Services/Storage/Maintenance	90
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Other Entities - Capital	$14,825
[CP] Other Funds - Other Entities - Capital	$909,372
	$924,197

Project Costs	Amount
Construction-Buildings & Additions	$735,337
Contingencies-Capital Projects	$73,533
Fee-Architectural, Engineering & Other	$78,827
Other Capital Outlay Costs	$36,500
	$924,197

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6139) The scope of work will include the following: 1. Demolition of the existing facility, 2. Construction of a 28x60 pole building, with two vehicle bays, and 800 Sq. Ft. +/- of finished office space. The new facility will provide sufficient space for 1 office, space for 3 cubicles, a break area, two restrooms, key closet, and a common area to conduct business with customers.

Rationale

The initial A/E feasibility study determined that the cost to renovate the existing facility, to meet the needs of the Office of State Fleet Management, was higher than expected and it would be more cost effective and efficient to demolish the existing facility and construct a new facility on the existing site.

Alternatives Considered

Renovations to the existing facility were considered but were not cost-effective.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
D50-6179 Assembly Street Parking Deck - Elevator Modernization

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	10/32
Project Number	5149	**Overall Priority**	10/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$424,012	Basic Equipment	$389,894
[CP] Other Funds - Capital	$6,797	Contingencies-Capital Projects	$38,989
[CP] State Appropriation - Capital	$56,470	Fee-Architectural, Engineering & Other	$58,396
	$487,279		$487,279

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work
(Phase I - #6179) Modernize the elevators at the Assembly Street Parking Deck.

Rationale
The elevators are past their useful life, experience frequent failure, and replacement parts are difficult to find.

Alternatives Considered
No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6166 Columbia Mills Building - SCCRR&MM Gist Gallery Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	11/32
Project Number	5150	**Overall Priority**	11/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Program/Academic	100	Interior Finishes/Flooring/Fixtures	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Other Entities - Capital	$4,750	Contingencies-Capital Projects	$20,000
[CP] Other Funds - Other Entities - Capital	$295,250	Fee-Architectural, Engineering & Other	$20,000
		Renovations-Buildings & Additions-Interiors	$260,000
	$300,000		$300,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

(Phase I - #6166) Renovate the Gist Gallery.

Rationale

The museum would like to renovate the Gist gallery to provide greater flexibility for use by future exhibits. The existing low ceiling and lighting restrict the ability to use the space for certain exhibits. In addition, the existing structural columns would be integrated into exhibit case work to provide greater space and functionality to the gallery.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Dennis Building Swing Space Upfit

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	12/32
Project Number	5151	**Overall Priority**	12/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$300,000
	$300,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Renovations-Buildings & Additions-Interiors	$260,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upfit swing space to accommodate agencies being displaced by other projects taking place in their existing space.

Rationale

Space is needed when agencies must vacate their current space for necessary capital projects.

Alternatives Considered

Leasing commercial space was considered but was cost prohibitive.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Wade Hampton Window Refurbishment or Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	13/32
Project Number	5152	**Overall Priority**	13/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,900,000
	$4,900,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Building Exteriors	$4,300,000
	$4,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - 6199) (Dec. Agenda) Replace or refurbish the windows in the Wade Hampton building.

Rationale

The windows are original to the building, and many are cracked and leaking.

Alternatives Considered

Whether the windows are replaced or refurbished will depend on the A/E and the State Historic Preservation Office.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Calhoun Building Flooring Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	14/32
Project Number	5153	**Overall Priority**	14/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$435,030
	$435,030

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$25,000
Renovations-Buildings & Additions-Interiors	$385,030
	$435,030

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I #6195) (NEW) Replace areas of damaged and worn flooring.

Rationale

The flooring is worn and causing trip hazards.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

McEachern Parking Reinforcement & Restriping

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	15/32
Project Number	5154	**Overall Priority**	15/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$96,481
[CP] State Appropriation - Capital	$500,000
	$596,481

Project Costs	Amount
Contingencies-Capital Projects	$45,000
Fee-Architectural, Engineering & Other	$45,000
Other Construction/Renovation/Repair Projects	$506,481
	$596,481

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reinforce structural beams and restripe the McEachern Parking Facility.

Rationale

The parking space division lines and wayfaring are fading and there are areas of settling requiring structural reinforcement.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
SC Data Center - Replace ATS #3 & #7 and Emergency Breaker Retrofit

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	16/32
Project Number	5281	**Overall Priority**	16/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Other Entities - Capital	$840,000	Contingencies-Capital Projects	$60,000
		Fee-Architectural, Engineering & Other	$60,000
		Renovations-Utilities	$720,000
	$840,000		$840,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Replace Automatic Transfer Switches #3 and #7 and retrofit the associated emergency breakers which are utilized to ensure the operation of computer room air conditioning equipment

Rationale

The automatic transfer switches and emergency breakers are past their useful life and must be replaced to ensure the provision of uninterrupted power at the Data Center.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SC Data Center - Replace CRAC Units 3, 8, 7 & 9

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	17/32
Project Number	5282	**Overall Priority**	17/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds - Other Entities - Capital	$685,000
	$685,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$40,000
Renovations-Utilities	$605,000
	$685,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the computer room air conditioning (CRAC) units 3, 8, 7 & 9 at the SC Data Center.

Rationale

The CRAC Units are original to the facility, have exceeded their life expectancy, and are required to keep the Data Center's Server Room operating at a set temperature to ensure the proper functioning of all server equipment.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6103 SC State House - VAV Replacement, HVAC Controls & AHU #1 Re-Build

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	18/32
Project Number	5284	**Overall Priority**	18/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Capital Reserve Fund	$554,043	Contingencies-Capital Projects	$345,482
[CP] Other Funds - Capital	$126,024	Fee-Architectural, Engineering & Other	$240,000
[CP] State Appropriation - Capital	$1,164,168	Renovations-Utilities	$2,879,019
[CP] State Appropriation - Capital	$1,620,266		
	$3,464,501		$3,464,501

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6103) This project will replace all 34 VAV's in the crawlspace of the SC State House as well as rebuild Air Handler Unit #1 in the basement. This equipment supplies heating and air to the first floor of the State House. This project will also include replacing and upgrading the current Honeywell HVAC controls system for the entire building as well as updating the smoke evacuation system which is linked to the HVAC controls.

Rationale

This equipment was part of the 1997 renovation and has reached the end of life. The controls software is obsolete and parts to repair this equipment are increasingly difficult to obtain.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Federal Surplus - Replace Federal Surplus Warehouse

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	19/32
Project Number	5285	**Overall Priority**	19/88

Project Type	Percentage
Construct Additional Facility	70
Demolish Existing Facility	30
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Other Entities - Capital	$10,910,000
	$10,910,000

Project Costs	Amount
Construction-Buildings & Additions	$10,000,000
Contingencies-Capital Projects	$700,000
Fee-Architectural, Engineering & Other	$210,000
	$10,910,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Demolish the existing Federal Surplus warehouse and build a new one.

Rationale

The current warehouse is in severe disrepair and is not sufficient for business needs.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Building - HVAC Pumps Replacement Project

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	20/32
Project Number	5286	**Overall Priority**	20/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$290,000
	$290,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Renovations-Utilities	$250,000
	$290,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Chilled Water and Hydronic Water Pumps.

Rationale

The 2 secondary chilled water pumps were installed during original construction and are 51 years old. Both pumps have signs of past leaks, and one the pumps is currently leaking. The 2 hot water pumps are in similar condition with corrosion at the flanges and near-pump piping.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Supreme Court Pump Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	21/32
Project Number	5287	**Overall Priority**	21/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$285,000
	$285,000

Project Costs	Amount
Contingencies-Capital Projects	$15,000
Fee-Architectural, Engineering & Other	$20,000
Renovations-Utilities	$250,000
	$285,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Hydronic Hot Water Pumps.

Rationale

The pumps are 34 years old. The hydronic pumps appear to be damaged by the water treatment chemicals.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State Library Building - Plaza Deck Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	22/32
Project Number	5288	**Overall Priority**	22/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$650,000
	$650,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Building Exteriors	$550,000
	$650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Remove and replace waterproofing membrane in plaza deck.

Rationale

The membrane below the brick pavers is curled, damaged, and has open seams. Ponding of water is prevented from reaching drains due to curling of membrane. Below grade water intrusion is severe at the stairwell entrances on all elevations. NW stairs have cracking and water on the walls.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Supreme Court Bathroom Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	23/32
Project Number	5289	**Overall Priority**	23/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$400,000
	$400,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Renovations-Buildings & Additions-Interiors	$360,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade the bathrooms at the Supreme Court building.

Rationale

The bathrooms finished are worn and the flooring is in disrepair. The plumbing fixtures have rusted and need replacing.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State Owned Buildings Security Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	24/32
Project Number	5307	**Overall Priority**	24/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Other	75
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$21,070,682
[CP] State Appropriation - Capital	$2,929,318
	$24,000,000

Project Costs	Amount
Basic Equipment	$10,500,000
Contingencies-Capital Projects	$3,000,000
Fee-Architectural, Engineering & Other	$1,400,000
Other Construction/Renovation/Repair Projects	$4,100,000
Renovations-Building Exteriors	$1,500,000
Renovations-Buildings & Additions-Interiors	$3,500,000
	$24,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Legislatively authorized project to increase the security of the buildings and grounds on the Capitol Complex and at the Governor's Mansion and Grounds.

Rationale

Measures to be implemented are based on assessments and subsequent recommendations made by the Office of Homeland Security within the State Law Enforcement Division, the Department of Public Safety and the Sergeants at Arms.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Mills/Jarrett Elevator Modernization

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	25/32
Project Number	5308	**Overall Priority**	25/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$308,985
	$308,985

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$25,000
Other Construction/Renovation/Repair Projects	$258,985
	$308,985

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Modernize the elevator in the Mills/Jarrett building.

Rationale

The elevator is past its useful life, requires frequent repairs, and parts are difficult to find.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Laurel Street Warehouse - Electrical Panelboards & Switchboard Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	26/32
Project Number	5309	**Overall Priority**	26/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	30	Electrical/Mechanical	100
		Support Services/Storage/Maintenance	70		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$338,000	Contingencies-Capital Projects	$28,500
		Fee-Architectural, Engineering & Other	$16,500
		Other Capital Outlay Costs	$8,000
		Other Construction/Renovation/Repair Projects	$285,000
	$338,000		$338,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the original Federal Pacific panelboards and switchboard.

Rationale

The original Federal Pacific panelboards and switchboard are past end of life, obsolete and dangerous, and could cause an electrical fire from a short circuit or failure to open under overload. Equipment is almost 50 years old.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Columbia Mills SCSM 1st and 4th Floor Buildout

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	27/32
Project Number	5310	**Overall Priority**	27/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation External - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$4,100,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Build out the 1st and 4th Floors for use by the SC State Museum.

Rationale

The floors are currently office space and renovations are required to meet the programmatic needs of the Museum.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SCSM Reimagine the Experience Permanent Gallery Improvement

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	28/32
Project Number	5311	**Overall Priority**	28/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	50	Interior Finishes/Flooring/Fixtures	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation External - Capital	$20,000,000	Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Renovations-Buildings & Additions-Interiors	$18,000,000
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Redeisgn of SCSM exhibit space.

Rationale

Reimagine the Experience permanent gallery improvement to update exhibits and attract visitors.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Security Alarm System & Wayfinding Emergency Public Announcement System

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	29/32
Project Number	5312	**Overall Priority**	29/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation External - Capital	$300,000
	$300,000

Project Costs	Amount
Contingencies-Capital Projects	$15,000
Fee-Architectural, Engineering & Other	$15,000
Other Construction/Renovation/Repair Projects	$270,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade security system & wayfinding emergency public announcement system.

Rationale

This project will help ensure the safety of employees of and visitors to the SCSM.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

D50-6094 Dennis Building - Attorney General's Office 1st, 2nd, & 3rd Floor Densification

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	30/32
Project Number	5313	**Overall Priority**	30/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Other Entities - Capital	$203,706	Contingencies-Capital Projects	$1,655,358
[CP] Other Funds - Other Entities - Capital	$14,796,294	Fee-Architectural, Engineering & Other	$550,000
		Renovations-Buildings & Additions-Interiors	$12,794,642
	$15,000,000		$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6094) Renovate and densify the office space on the 1st, 2nd & 3rd floors of the Dennis Building for use by the SC Attorney General's Office. The scope of work includes the reconfiguration of existing office space, which will require demolition of existing partitions, new ceiling and lighting, HVAC reconfiguration, new finishes, and the abatement of hazardous materials, as required.

Rationale

AG staff are in various locations on and off the Capitol Complex. Renovating the 1st, 2nd & 3rd Floor will enable to the AG to collectively house all staff in the Dennis Building.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Columbia Mills Generator Replacement Project

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	31/32
Project Number	5315	**Overall Priority**	31/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	50	Electrical/Mechanical	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$363,000	Contingencies-Capital Projects	$31,000
		Fee-Architectural, Engineering & Other	$22,000
		Other Construction/Renovation/Repair Projects	$310,000
	$363,000		$363,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the generator at Columbia Mills.

Rationale

The existing generator has failed.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Mills/Jarrett Repave Parking Lot

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	32/32
Project Number	5316	**Overall Priority**	32/88

Project Type	Percentage
Site Development	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$497,000
	$497,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Site Development (Non-Depreciable Land Improv)	$437,000
	$497,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I #6198) (Dec. Agenda) Repave the parking lot at Mills/Jarrett.

Rationale

The parking lot has degraded, and potholes are creating a hazard for employees and their vehicles.

Alternatives Considered

Repairs have been made multiple times but are no longer sustainable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Sumter St Brick Wall Repointing East, South, West

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/17
Project Number	5322	**Overall Priority**	33/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$650,000
	$650,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$25,000
Renovations-Building Exteriors	$600,000
	$650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Re-pointing brick joints, sealing walls, and repairing existing exterior brick walls on the East, South, and West sides of the Sumter Street building.

Rationale

Deterioration of the building envelope is allowing water/moisture intrusion into the building. The North wall was repaired previously under a separate project.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

FM Energy Facility Generator Addition

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/17
Project Number	5323	**Overall Priority**	34/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,600,000
	$1,600,000

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$150,000
Other Construction/Renovation/Repair Projects	$1,300,000
	$1,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Add a generator to the FM Energy Facility.

Rationale

The FM Energy Facility feeds all the Capital Complex buildings. Without back up power to the FM Energy Plant, Capital Complex buildings will not receive steam or chilled water during an outage at the plant.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
Gressette Building Replace VAVs, Ductwork, and Penthouse AHU Supply Fans

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	3/17
Project Number	5324	**Overall Priority**	35/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$754,000
	$754,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$654,000
	$754,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace original induction units and associated ductwork. Replace penthouse AHU Supply Fan Wall motors. Install BMS components and tie in all new VAVs and existing equipment. Replace ceiling tiles as necessary.

Rationale

Induction units are original from 1977. Fan wall motors are 12 years old and are beginning to fail. Several have seized bearings. Fan motors have non-serviceable bearings. Additional failures are likely based on observed condition and may result in the inability to maintain proper airflow and comfort setpoints.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Senate Street Lodge Replace Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	4/17
Project Number	5325	**Overall Priority**	36/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$400,000
	$400,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Renovations-Building Exteriors	$340,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the roof at the Senate Street Lodge building.

Rationale

The warranty expired in 2010, and the roof is past its useful life.

Alternatives Considered

Coating the roof to extend the warranty was considered but an A/E evaluation indicated this roof was not an eligible candidate for coating.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Supreme Court Replace Lower Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	5/17
Project Number	5326	**Overall Priority**	37/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$450,000
	$450,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$25,000
Renovations-Building Exteriors	$400,000
	$450,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the lower TPO roof and install fall protection at the Supreme Court building.

Rationale

The warranty expired in 2021, and the roof is past its useful life.

Alternatives Considered

Coating the roof to extend the warranty was considered but an A/E evaluation indicated this roof was not an eligible candidate for coating.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State Library Replace Sanitary Sewer Drains

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	6/17
Project Number	5327	**Overall Priority**	38/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	50	Water/Sewer	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$250,000	Contingencies-Capital Projects	$20,000
		Fee-Architectural, Engineering & Other	$25,000
		Renovations-Utilities	$205,000
	$250,000		$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace sanitary sewer lines to bathrooms on basement, first, and second floors.

Rationale

Clogged overflowing bathroom sewer lines are a constant problem in the building due to corrosion over time reducing the flow capacity.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Dennis Building 1st Floor AHU, VAVs and Water Line, Lighting and Ceiling Tiles

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	7/17
Project Number	5328	**Overall Priority**	39/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,800,744
	$1,800,744

Project Costs	Amount
Contingencies-Capital Projects	$80,000
Fee-Architectural, Engineering & Other	$80,000
Renovations-Utilities	$1,640,744
	$1,800,744

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the air handler and VAV boxes serving the first floor of the Dennis building as well as the associated chilled and hot water lines, lighting, and ceiling tiles.

Rationale

The air handler, VAV boxes and associated water lines are past their useful life.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Dennis Bldg 2nd and 3rd Floor HVAC and Water Lines

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	8/17
Project Number	5329	**Overall Priority**	40/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,500,000
	$1,500,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$1,400,000
	$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the HVAC serving the second and third floors of the Dennis building as well as the associated chilled and hot water lines. Replace ceiling tiles as necessary.

Rationale

The chilled and hot water lines are past their useful life and cause frequent leaks and water damage.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Sumter Street Parking Lot Resurfacing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	9/17
Project Number	5330	**Overall Priority**	41/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$400,000
	$400,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Contingencies-Capital Projects	$25,000
Other Construction/Renovation/Repair Projects	$350,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Resurface the parking lot at the Sumter Street building.

Rationale

The parking lot has potholes and cracks in the pavement creating hazards for vehicles and pedestrians.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State House Passenger Elevators Modernization

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	10/17
Project Number	5331	**Overall Priority**	42/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$900,000
	$900,000

Project Costs	Amount
Contingencies-Capital Projects	$75,000
Fee-Architectural, Engineering & Other	$75,000
Other Construction/Renovation/Repair Projects	$750,000
	$900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to modernize the passenger elevators at the State House.

Rationale

The components of the passenger elevators are obsolete making replacement parts difficult to find.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Laurel Street Warehouse Parking Lot Resurfacing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	11/17
Project Number	5332	**Overall Priority**	43/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	50
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$750,000
	$750,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$25,000
Other Construction/Renovation/Repair Projects	$675,000
	$750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair potholes and resurface and stripe the parking Lot at the Laurel Street Warehouse.

Rationale

The pavement is failing with cracks and potholes and needs to be resurfaced.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	12/17
Project Number	5333	**Overall Priority**	44/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,200,000
	$1,200,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,000,000
	$1,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the VAV boxes and associated ceiling tile, lighting, and carpet on the second floor of the Blatt building.

Rationale

The VAV boxes are original to the building, frequently require repairs, and parts are becoming obsolete. The scope will also include replacing the existing associated ceiling and lighting system which will be completely demolished in order to install the new VAV's as well as the carpet while the floor is vacant.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SC Data Center - Replace CRAC Units 2, 6, 10 & 11

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	13/17
Project Number	5334	**Overall Priority**	45/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds - Other Entities - Capital	$500,000
	$500,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Renovations-Utilities	$440,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the computer room air conditioning (CRAC) units 2, 6, 10 & 11 at the SC Data Center.

Rationale

The CRAC Units are original to the facility, have exceeded their life expectancy, and are required to keep the Data Center's Server Room operating at a set temperature to ensure the proper functioning of all server equipment.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State House Rebuild AHUs #4-#9

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	14/17
Project Number	5335	**Overall Priority**	46/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$560,219
[CP] State Appropriation - Capital	$1,199,037
	$1,759,256

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,559,256
	$1,759,256

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Refurbish air handler units 4-9 at the State House.

Rationale

The life of the air handlers can be extended by 15-20 years through refurbishment.

Alternatives Considered

Replacement of the units was considered but it was determined that rebuilding the units would be more cost effective and require less down time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Calhoun Hallway Lighting & Interlocking Ceiling

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	15/17
Project Number	5336	**Overall Priority**	47/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$300,000
	$300,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Renovations-Buildings & Additions-Interiors	$260,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade the lighting and replace the interlocking ceiling grid in the hallways of the Calhoun building.

Rationale

The hallway lighting is designed as back-lighting and as such does not provide sufficient lumens and the interlocking ceiling tiles are damaged and need replacing.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Mills/Jarrett Mills Roof Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	16/17
Project Number	5337	**Overall Priority**	48/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$50,000
[CP] State Appropriation - Capital	$200,000
	$250,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Roofing-Repairs & Renovations	$210,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the roof on the Mills side of the Mills/Jarrett building.

Rationale

The roof is past its useful life and experiencing leaks. The warranty expired in 2022.

Alternatives Considered

Coating was considered but the roof is not eligible.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State House Steam & Chilled Water Supply & Return

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	17/17
Project Number	5338	**Overall Priority**	49/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,439,781
	$1,439,781

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,239,781
	$1,439,781

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the steam and chilled water supply and return lines in the State House.

Rationale

The lines have deteriorated over time resulted in leaks and the potential for failure of the HVAC system.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

McEachern Parking Facility Replace Lights with LED

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	1/15
Project Number	5339	**Overall Priority**	50/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$700,000
	$700,000

Project Costs	Amount
Basic Equipment	$600,000
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
	$700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the existing lights in the McEachern Parking Facility with LEDs.

Rationale

Parking revenues for the facility are insufficient to cover operating costs and replacing the lights with LEDs will reduce the utility portion of those costs.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Wade Hampton Water Fountains and Drain Lines

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	2/15
Project Number	5340	**Overall Priority**	51/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$500,000
	$500,000

Project Costs	Amount
Basic Equipment	$170,000
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$10,000
Renovations-Utilities	$300,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the water fountain drain lines and the fountains in the Wade Hampton building with water bottle filling stations.

Rationale

The main drain lines in the shaft behind the existing water fountains have failed and the water fountains are no longer usable.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

SCDAH Flooring Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	3/15
Project Number	5341	**Overall Priority**	52/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$425,000
	$425,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$25,000
Renovations-Buildings & Additions-Interiors	$375,000
	$425,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace select areas of flooring in the SC Department of Archives and History building.

Rationale

Many of the flooring areas are worn and are creating potential trip hazards.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Columbia Mills Pave Parking Lot

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	4/15
Project Number	5342	**Overall Priority**	53/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Office/Administration	50	Parking/Landscape	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$398,781	Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
		Site Development (Non-Depreciable Land Improv)	$348,781
	$398,781		$398,781

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repave the parking lot at the Columbia Mills building.

Rationale

The parking lot has potholes and gaps in the pavement creating a hazard for employees and visitors.

Alternatives Considered

Repairs have been made but are no longer sustainable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Wade Hampton Bathrooms & Domestic Water Lines

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	5/15
Project Number	5343	**Overall Priority**	54/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	50
Replace Existing Facility/System	50
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	50
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Contingencies-Capital Projects	$80,000
Fee-Architectural, Engineering & Other	$80,000
Renovations-Buildings & Additions-Interiors	$840,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Update the 14 bathrooms in the facility with new fixtures and replace the domestic water lines.

Rationale

The fixtures are aged, stained, and in some cases broken and the domestic water lines have corroded over time resulting in frequent leaks.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Data Center Fire Protection Replacement Project

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	6/15
Project Number	5344	**Overall Priority**	55/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$608,168
	$608,168

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$508,168
	$608,168

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the fire protection system at the Data Center.

Rationale

Sprinkler heads are over 20 years old. Smoke detectors are over 10 years old. This is a critical IT facility. Dry chemical suppression systems are nearing end of life.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Dennis Bldg 4th and 5th Floor Water Lines

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	7/15
Project Number	5345	**Overall Priority**	56/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$1,500,000
	$1,500,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,300,000
	$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the HVAC chilled and hot water lines serving the fourth and fifth floors of the Dennis building.

Rationale

The chilled and hot water lines are past their useful life and cause frequent leaks and water damage.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Gressette Fire Alarm System Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	8/15
Project Number	5346	**Overall Priority**	57/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$499,609
	$499,609

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$40,000
Renovations-Utilities	$419,609
	$499,609

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the fire alarm control panel at the Gressette building.

Rationale

Fire alarm control panel is now obsolete. Replacement panel is backwards compatible.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
FM Energy Facility Replace Boiler #1 and Chilled Water Pumps

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	9/15
Project Number	5347	**Overall Priority**	58/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,250,000
	$2,250,000

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$150,000
Renovations-Utilities	$1,950,000
	$2,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Boiler 1, the three 250 hp chilled water distribution pumps NDP-1, NDP-2, and NDP-3, and the two chilled water pump CWP-1 and CWP-2.

Rationale

There are only three chilled water distribution pumps that provide chilled water to the entire Capitol Complex. The pumps are 23 years old and are nearing end of useful life. Two pumps run in colder months and three in summer.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Building Fire Alarm System Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	10/15
Project Number	5348	**Overall Priority**	59/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$386,000
	$386,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Renovations-Utilities	$326,000
	$386,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the fire alarm at the Brown Building.

Rationale

Fire alarm control panel is obsolete and should be replaced, along with smoke detectors. Notification appliances should be upgraded.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

State House Interior Lighting Upgrades (LED)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	11/15
Project Number	5349	**Overall Priority**	60/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$1,400,000
	$1,400,000

Project Costs	Amount
Basic Equipment	$1,200,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
	$1,400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the existing lights with LEDs.

Rationale

Replacing the lights with LEDs will reduce utility those costs.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

FM Energy Replace Cooling Tower #1

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	12/15
Project Number	5351	**Overall Priority**	61/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$700,000
	$700,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$600,000
	$700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Cooling Tower #1 at the FM Energy Facility which serves the Capitol Complex.

Rationale

The cooling tower is past its useful life, requires frequent repairs and replacement parts are increasingly difficult to locate.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Laurel Street Warehouse Replace Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	13/15
Project Number	5352	**Overall Priority**	62/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	50
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$587,120
	$587,120

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$40,000
Roofing-Repairs & Renovations	$507,120
	$587,120

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the roof on the Laurel Street warehouse.

Rationale

The roof is past its useful life and the warranties expired in 2013 and 2014.

Alternatives Considered

Coating the roof to extend its life will be considered during the Phase 1 evaluation.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Gressette Replace 5th Floor VAVs, Ductwork, and Pentouse AHU Supply Fans

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	14/15
Project Number	5353	**Overall Priority**	63/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$754,000
	$754,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$654,000
	$754,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace various VAVs and associated controls in the Gressette building. The scope will also include replacing the existing associated ceiling and lighting systems, which will be completely demolished in order to install the new VAV's.

Rationale

These VAV systems are original to the building, frequently require repairs, and parts are becoming obsolete.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Bldg VAVs, Lighting & Ceiling Tiles (2nd Fl)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	15/15
Project Number	5354	**Overall Priority**	64/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,600,000
	$1,600,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,400,000
	$1,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope will involve replacing the terminal hot water reheat VAV mechanical units to include associated duct work on the second, third and fourth floors of the Edgar Brown building. The majority of this work will be performed above the ceiling. Also included in the scope of this project is replacing the ceiling system and lighting in the main corridors which will be demolished during installation of the VAVs.

Rationale

The equipment and ductwork is original to the building and is past is useful life, leading to periodic failures and disruption of service.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Dennis Bldg 6th and 7th Floor Water Lines

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	1/12
Project Number	5360	**Overall Priority**	65/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$200,000
[CP] State Appropriation - Capital	$1,500,000
	$1,700,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,500,000
	$1,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace all HW and CW distribution piping. Install HW & CW zone valve per floor to switch over all downstream fan coils between heat and cool modes. Replace ceiling tiles as necessary.

Rationale

The chilled and hot water lines are past their useful life and cause frequent leaks and water damage.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (4th Floor)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	2/12
Project Number	5361	**Overall Priority**	66/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$754,000
	$754,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$654,000
	$754,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace original induction units and associated ductwork. Replace penthouse AHU Supply Fan Wall motors. Install BMS components and tie in all new VAVs and existing equipment. Replace ceiling tiles as necessary.

Rationale

Induction units are original from 1977. Fan wall motors are 12 years old and are beginning to fail. Several have seized bearings. Fan motors have non-serviceable bearings. Additional failures are likely based on observed condition and may result in the inability to maintain proper airflow and comfort setpoints.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles
(3rd Floor)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	3/12
Project Number	5363	**Overall Priority**	67/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,600,000
	$1,600,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,400,000
	$1,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the VAV's, lighting and ceiling tiles on the 3rd Floor of the Brown building.

Rationale

Induction units and ductwork on floors is original from 1972. There are frequent thermal comfort complaints in these areas.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Columbia Mills Elevator Modernization

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	4/12
Project Number	5364	**Overall Priority**	68/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	50	Other	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$635,000	Basic Equipment	$550,000
		Contingencies-Capital Projects	$35,000
		Fee-Architectural, Engineering & Other	$50,000
	$635,000		$635,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Modernize the elevators at the Columbia Mills building with new controllers, tank, pumps, fire alarm controls, communications systems and car finishes.

Rationale

Elevators are original to the 1989 renovation and need to be modernized. The elevator tanks are in poor condition. Freight elevator is leaking fluid.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Blatt Building VAVs, Ceiling, Lights & Carpet Fl 2 (Annualized)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	5/12
Project Number	5365	**Overall Priority**	69/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	HVAC	75
				Interior Finishes/Flooring/Fixtures	25
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,500,000	Contingencies-Capital Projects	$100,000
		Fee-Architectural, Engineering & Other	$100,000
		Renovations-Utilities	$1,300,000
	$1,500,000		$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the VAV boxes and associated ceiling tile, lighting, and carpet on the first floor of the Blatt building.

Rationale

The VAV boxes are original to the building, frequently require repairs, and parts are becoming obsolete. The scope will also include replacing the existing associated ceiling and lighting system which will be completely demolished in order to install the new VAV's as well as the carpet while the floor is vacant.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Assembly Street Parking Deck Concrete Repair

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	6/12
Project Number	5366	**Overall Priority**	70/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,653,750
	$1,653,750

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Other Construction/Renovation/Repair Projects	$1,453,750
	$1,653,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair all spalled, chipped, and damaged concrete.

Rationale

Numerous spalls on every level. Rebar exposed at spalls in headers, parapet walls, girders, and patch locations. Column tops, corbels, ledgers, both stairwell walls, isolated double Ts, isolated deck joints, and most perimeter girders on the south and east elevations and interior support locations need repair. Vehicle ramps between levels have spalled girders and columns.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

McEachern Parking Facility Fire Protection

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	7/12
Project Number	5367	**Overall Priority**	71/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,371,571
	$2,371,571

Project Costs	Amount
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$150,000
Renovations-Utilities	$2,021,571
	$2,371,571

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade the fire protection system in the McEachern Parking Facility.

Rationale

The system is over 53 years old and past its useful life.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Blatt Building Electrical Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	8/12
Project Number	5368	**Overall Priority**	72/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$899,000
	$899,000

Project Costs	Amount
Contingencies-Capital Projects	$75,000
Fee-Architectural, Engineering & Other	$75,000
Renovations-Utilities	$749,000
	$899,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repalce bus duct, panelboards, and plugs.

Rationale

Bus duct and plugs are at end of useful life. Panelboards are obsolete and at end of useful life. Code requirements for clearances are not met. Surge protection will help protect electrical distribution system and bring building electrical systems in compliance with current code requirements.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Mills/Jarrett Building Lightning Protection System

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	9/12
Project Number	5370	**Overall Priority**	73/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$250,000
	$250,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Other Construction/Renovation/Repair Projects	$210,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Add a building lightning protection system to the building.

Rationale

The Mills building is historic and the building lightning protection system will help prevent it from being damaged by fire.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Archives and History Replace 3rd Floor AHUs

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	10/12
Project Number	5371	**Overall Priority**	74/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$759,460
	$759,460

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$659,460
	$759,460

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the 3rd floor air handlers.

Rationale

Existing AHUs are all original from 1997 and are at the end of useful life.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Laurel Street Warehouse Upgrade Fire Protection and Suppression

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	11/12
Project Number	5372	**Overall Priority**	75/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	30
Support Services/Storage/Maintenance	70
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$570,000
	$570,000

Project Costs	Amount
Contingencies-Capital Projects	$35,000
Fee-Architectural, Engineering & Other	$35,000
Renovations-Utilities	$500,000
	$570,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Convert the entire fire sprinkler system to a wet pipe sprinkler system to allow for the installation of ESFR sprinklers in the storage areas. Install ESFR sprinklers in accordance with NFPA 13 (2019), Chapter 23, to adequately protect Class III commodities stored on metal rack shelving. Extend sprinkler protection to cover all office and vault ceilings, ensuring compliance with NFPA 13 (2019) light hazard criteria. Install seismic bracing throughout the sprinkler piping system per NFPA 13 (2019) Chapter 18 requirements for a seismic design category C building. Replace all existing smoke detectors that exceed the 10-year service life to ensure compliance with NFPA 72 and to maintain detection reliability.

Rationale

The existing fire protection system at the Laurel Street Warehouse requires comprehensive upgrades to meet current NFPA standards and International Fire Code – 2021 Edition requirements to ensure adequate fire suppression and detection.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

FM Energy Facility Electrical Modernization

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	12/12
Project Number	5374	**Overall Priority**	76/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$615,000
	$615,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$515,000
	$615,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade the electrical system at the FM Energy facility.

Rationale

The equipment is original to 1969, obsolete, beyond repair and useful life. Equipment failure would lead to long outages in the Capital Complex. The wiring insulation is past useful life of 50 years. Thermal conditions in the energy plant led to further degradation of electrical gear and conductors over office occupancies. Existing emergency power system does not meet current code requirements.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Gressette Building Replace VAV Boxes, Ductwork, and Pentouse AHU Supply Fans (3rd Floor)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	1/12
Project Number	5378	**Overall Priority**	77/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$503,000
	$503,000

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Renovations-Utilities	$443,000
	$503,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace original induction units and associated ductwork. Replace penthouse AHU Supply Fan Wall motors. Install BMS components and tie in all new VAVs and existing equipment. Replace ceiling tiles as necessary.

Rationale

Induction units are original from 1977. Fan wall motors are 12 years old and are beginning to fail. Several have seized bearings. Fan motors have non-serviceable bearings. Additional failures are likely based on observed condition and may result in the inability to maintain proper airflow and comfort setpoints.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
Brown Building Replace VAV Boxes, Lighting and Ceiling Tiles
(2nd Floor)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	2/12
Project Number	5379	**Overall Priority**	78/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	75
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,600,000
	$1,600,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Utilities	$1,400,000
	$1,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repalce the VAV's, lighintg and ceiling tiles on the 3rd Floor of the Brown building.

Rationale

Induction units and ductwork on floors is original from 1972. There are frequent thermal comfort complaints in these areas.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Archives and History Replace Fire Alarm System and Sprinkler

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	3/12
Project Number	5380	**Overall Priority**	79/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Fire/Security	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$878,407	Basic Equipment	$350,000
		Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
		Renovations-Utilities	$478,407
	$878,407		$878,407

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the fire alarm control panel, sprinkler heads and associated devices at the Archives and History building.

Rationale

The fire alarm control panel is original to the building has been discontinued from production and placed in “end of life” status by the manufacturer for all parts, software upgrades and support. Failure would pose a life-safety risk.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Senate Street Lodge Replace Cooling Towers

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	4/12
Project Number	5381	**Overall Priority**	80/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$500,000
	$500,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$40,000
Renovations-Utilities	$420,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Cooling Tower 1 and condenser water pump CWP-1.

Rationale

Cooling tower and condenser water pump are past useful life and should be replaced.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name
Blatt Replace FACP and Devices

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	5/12
Project Number	5382	**Overall Priority**	81/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$952,000
	$952,000

Project Costs	Amount
Basic Equipment	$852,000
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
	$952,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the fire alarm control panel and its associated devices (pull stations, strobes, horns, etc.) as required.

Rationale

The fire alarm control panel is obsolete and has been placed in end-of-life status by the manufacturer, so replacement parts are difficult to find. The associated devices may also be replaced for compatibility.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Supreme Court HVAC Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/12
Project Number	5383	**Overall Priority**	82/88

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,300,000	Contingencies-Capital Projects	$100,000
		Fee-Architectural, Engineering & Other	$100,000
		Renovations-Utilities	$1,100,000
	$1,300,000		$1,300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace VAVs, AHUs, and rooftop exhaust fans. Install new BMS and tie in all existing and new equipment.

Rationale

The air handlers, VAVs and exhaust fans are past their useful life, require frequent repairs and replacement parts are increasingly difficult to locate.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Building Replace Building Automation System

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	7/12
Project Number	5384	**Overall Priority**	83/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$728,000
	$728,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$628,000
	$728,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace BAS and tie in HVAC components.

Rationale

The existing BAS is pneumatic and obsolete. Replacing that system with a DDC BAS will allow for better management of the building utilities.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Archives and History Elevator Modernization

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	8/12
Project Number	5386	**Overall Priority**	84/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$569,278
	$569,278

Project Costs	Amount
Contingencies-Capital Projects	$30,000
Fee-Architectural, Engineering & Other	$30,000
Other Construction/Renovation/Repair Projects	$509,278
	$569,278

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Modernize the elevators (3) at the Department of Archives and History building.

Rationale

The elevator components are past their useful life and replacement parts are increasingly difficult to find.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

FM Energy Facility Replace Boiler #2 and DHW System

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	9/12
Project Number	5387	**Overall Priority**	85/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$614,600
	$614,600

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$514,600
	$614,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace Boiler #2 and domestic hot water heater WH-N-1.

Rationale

The boiler and DHW system are past useful life at 59 years old. The boiler was repaired in 2008 but should be replaced before a catastrophic failure.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Laurel Street Warehouse HVAC Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	10/12
Project Number	5388	**Overall Priority**	86/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	30
Support Services/Storage/Maintenance	70
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$761,271
	$761,271

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$661,271
	$761,271

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace select RTUs, AC condensers, and rooftop exhaust fans that are at end of life. Install new BMS and tie in existing and new equipment.

Rationale

The rooftop packaged heat pump units and AC condensers installed around 2000 are at the end of useful life.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Brown Building Elevator Modernization

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	11/12
Project Number	5389	**Overall Priority**	87/88

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Other Construction/Renovation/Repair Projects	$1,800,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to upgrade the elevator and controls in the Brown Building.

Rationale

The elevators are original to the building and the controls need updating to ensure the elevators continue to work properly.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Administration

Project Name

Blatt Building Roof Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	12/12
Project Number	5390	**Overall Priority**	88/88

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$870,240
	$870,240

Project Costs	Amount
Contingencies-Capital Projects	$60,000
Fee-Architectural, Engineering & Other	$40,000
Roofing-Repairs & Renovations	$770,240
	$870,240

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Remove and replace single-ply roof membrane and sealant joints.

Rationale

Roof warranty expires in October 2029. Membrane has chalking and early signs of deterioration of the surface membrane due to age and UV exposure. Sealant joints will be in need of replacement as well in 2030 to coincide with the re-roofing.

Alternatives Considered

Coating was considered but the roof is not eligible.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Agriculture

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Agriculture

Project Name

Pee Dee State Farmers Market Event Lawn

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4981	**Overall Priority**	1/4

Project Type	Percentage
Architectural and Engineering	15
Construct Additional Facility	15
Site Development	70
	100%

Facility Type	Percentage
Parking/Roads/Site Development	90
Support Services/Storage/Maintenance	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Parking/Landscape	55
Water/Sewer	15
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,500,000
	$1,500,000

Project Costs	Amount
Construction-Buildings & Additions	$150,000
Contingencies-Capital Projects	$150,000
Depreciable Land Improvements	$850,000
Fee-Architectural, Engineering & Other	$150,000
Other Construction/Renovation/Repair Projects	$100,000
Renovations-Utilities	$100,000
	$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

The South Carolina Department of Agriculture (SCDA) is preparing to launch a revitalization project at the Pee Dee State Farmers Market (PDSFM), aimed at unlocking the market's full potential. To support this initiative, SCDA intends to secure funding and establish a formal development plan.

A key component of the project involves transforming an underutilized area located directly behind the Pee Dee Tourism Building into a vibrant event lawn. This new space will be designed to host a wide range of community events, including concerts, food truck gatherings, weekend produce markets, and movie nights at the market.

Planned Features Include:
A picnic shelter/pavilion for shaded seating and gatherings
A fire pit surrounded by new seating
A decorative arbor to enhance the landscape and provide visual appeal
An upgraded retaining wall behind the tourism building
A newly installed concrete pad with outdoor seating overlooking the event lawn
These enhancements aim to create a dynamic and welcoming environment that encourages community engagement and supports local agriculture and tourism.

Rationale

he planned improvements to the Pee Dee State Farmers Market (PDSFM) will create a more dynamic and versatile environment for producers while significantly enhancing the overall experience for consumers. By transforming an underutilized area into a vibrant, revenue-generating event space, the South Carolina Department of Agriculture (SCDA) aims to increase foot traffic and attract new visitors to the market.

The addition of the event lawn is expected to directly benefit market vendors by expanding opportunities for engagement and sales. These enhancements will not only contribute to increased revenue for both the market and the state but also stimulate the local economy through greater support for permanent vendors.

This initiative reflects SCDA's ongoing commitment to strengthening local agriculture and enriching the shopping experience for all who visit the market.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Agriculture

Project Name

Pee Dee State Farmers Market Warehouse Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4687	**Overall Priority**	2/4

Project Type	Percentage
Architectural and Engineering	15
Repair/Renovate Existing Facility/System	75
Site Development	10
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Building Exteriors	$250,000
Renovations-Buildings & Additions-Interiors	$350,000
Roofing-Repairs & Renovations	$200,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The wholesale building will undergo a comprehensive renovation and reconfiguration of both its interior and exterior spaces. These changes are designed to appeal to and accommodate the needs of potential new tenants.

Rationale

During the fiscal year 2023-24, a longstanding tenant vacated the wholesale building. The South Carolina Department of Agriculture (SCDA) currently has a tenant on a short-term lease in the warehouse. However, we are actively searching for a new long-term tenant to occupy this space. To enhance its appeal, the SCDA is willing to invest in necessary repairs, maintenance, and upgrades. By modernizing the facility, the SCDA aims to boost the chances of entering into a long-term lease agreement with a reputable tenant, potentially at a rental rate that meets or exceeds the current market value. At this stage, the SCDA has yet to finalize the detailed cost estimates for this project.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Agriculture

Project Name

SC State Farmers Market Redevelopment Project

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4964	**Overall Priority**	3/4

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	35
Demolish Existing Facility	10
Purchase Land/Building	5
Site Development	40
	100%

Facility Type	Percentage
Program/Academic	80
Support Services/Storage/Maintenance	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Parking/Landscape	15
Water/Sewer	35
	100%

Fund Sources	Amount
[CP] Other Funds	$36,100,000
	$36,100,000

Project Costs	Amount
Construction-Buildings & Additions	$20,000,000
Contingencies-Capital Projects	$4,600,000
Depreciable Land Improvements	$10,000,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Utilities	$1,000,000
	$36,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $20,000		$20,000	

Summary of Work

The South Carolina Department of Agriculture (SCDA) is embarking on an ambitious redevelopment project for the SC State Farmers Market. The comprehensive plan includes a series of enhancements designed to modernize the facility and enrich the visitor experience. Key initiatives of the redevelopment include:

Extending Ballard court to create a direct route for staff and visitors to the SC Department of Education Headquarters.
Expanding parking facilities to accommodate an increasing number of visitors and vendors.
Erecting a new retail structure that will offer South Carolina farmers more avenues to showcase and sell their locally grown produce and products.

In addition to infrastructure improvements, the SCDA is also focusing on enhancing the market's environmental and recreational aspects by:

Creating a new event lawn, which will serve as a versatile space for community gatherings and outdoor activities.
Building a new market restaurant to offer fresh dining options featuring South Carolina's finest produce.
Establishing an open-air special event venue that will become the heart of SCDA's various festivals, offering a dedicated space for celebrations and public events.

These upgrades are poised to transform the SC State Farmers Market into a vibrant hub for agriculture, education, and community engagement, reflecting SCDA's commitment to supporting local farmers and enriching the state's cultural landscape.

Rationale

A recent economic analysis by Clemson University, commissioned by the South Carolina Department of Agriculture (SCDA), has revealed that the planned redevelopment of the SC State Farmers Market is expected to be a significant economic boon. The study predicts that the revamp will not only boost revenue but also increase foot traffic to the market. Furthermore, the relocation of the SC Department of Natural Resources and the SC Department of Education to the market's campus has transformed it into a prominent multi-agency hub. Extending Ballard Court will significantly improve traffic flow by establishing a direct route to the South Carolina Department of Education Headquarters. This roadway enhancement will streamline access for both visitors and staff, while also easing congestion within the market area through improved connectivity and more efficient circulation. This enhancement of the market is anticipated to cast a positive light on the state of South Carolina, showcasing its commitment to growth and community service.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Agriculture

Project Name

Pee Dee State Farmers Market (PDSFM) Redevelopment

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4697	**Overall Priority**	4/4

Project Type	Percentage
Architectural and Engineering	15
Construct Additional Facility	20
Repair/Renovate Existing Facility/System	20
Site Development	45
	100%

Facility Type	Percentage
Parking/Roads/Site Development	55
Program/Academic	20
Utilities/Energy Systems	25
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	35
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Construction-Buildings & Additions	$1,500,000
Contingencies-Capital Projects	$250,000
Depreciable Land Improvements	$500,000
Fee-Architectural, Engineering & Other	$250,000
Renovations-Buildings & Additions-Interiors	$500,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

The South Carolina Department of Agriculture (SCDA) is initiating a series of enhancements at the Pee Dee State Farmers Market. The planned improvements are set to include:

Renovating the main entrance to create a more inviting and functional entryway.
Repaving the remaining roadways that were not included in the PDSFM repaving project that was completed in FY2026
Creating a retail store area to offer farmers additional opportunities to sell and market their locally grown produce and products.
Establishing a dog-friendly area, which may include a dog park or a dedicated walking path.
Beautifying the entire market campus with landscaping enhancements to create a more pleasant and attractive environment.

These updates aim to improve the market's infrastructure and services, thereby supporting South Carolina's agricultural community and enhancing the experience for all visitors.

Rationale

Based on the data gathered and evaluated, the feasibility study conducted by Clemson University on behalf of the South Carolina Department of Agriculture (SCDA) indicates that the proposed enhancements at the Pee Dee State Farmers Market (PDSFM) will generate income and draw more visitors. Additionally, the location and characteristics of PDSFM, along with the market's popular programs and events, make it a well-suited site for the suggested improvements.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Corrections

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
Add Icon System at Turbeville CI. Remini Dorm

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4467	**Overall Priority**	1/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Agency/Institution/Campus Wide	100	Electrical/Mechanical	50
				Water/Sewer	50
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,000,000	Basic Equipment	$2,000,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($5,000)
	Net Cost / (Savings): ($5,000)			($5,000)

Summary of Work

Scope of work will be to replace old worn out plumbing system to include flushvalves, sink controls, and shower valves with new metering plumbing devices.
Work will be completed by Agency maintenance department.

Rationale

New system will save the Agency 70% of its water consumption.

Alternatives Considered

Continue spending time and money on repairing plumbing devices.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Kershaw CI - 2 Chiller & Cooling Tower Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4468	**Overall Priority**	2/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Basic Equipment	$2,700,000
Fee-Architectural, Engineering & Other	$300,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of work will include the demolition and replacement of existing chiller and cooling towers.

Rationale

The equipment is original and has undergone numerous costly repairs and is past it's life expectancy. This system serves the whole institution, administration, kitchen and all inmate housing.

Alternatives Considered

Continue spending money on costly repairs.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
Add Icon System to 7 Institutional Lock-Up Dorms

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4469	**Overall Priority**	3/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Electrical/Mechanical	10
				Water/Sewer	90
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,000,000	Renovations-Utilities	$2,000,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

Scope of work will include replacing flush valves on toilets with new metered flush valves and lavatory system.
Work will be completed by outside contractor.

Rationale

Replacing the flush valves will save the Agency money on the water bill and prevent inmates from flooding out their cells.

Alternatives Considered

Repetitive maintenance costs on repairing old flush valves and cleaning up after room floods.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Statewide Roofing Replace and Repair

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4471	**Overall Priority**	4/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$2,500,000
	$2,500,000

Project Costs	Amount
Renovations-Building Exteriors	$2,500,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Scope of work will be to replace old worn-out roofs that are constantly leaking and creating hazard to employees and inmates throughout the state. Work will be completed by outside contractor.

Rationale

Leaking roofs are causing damage to interiors of the buildings and electrical systems as well as lawsuits from slip and fall accidents.

Alternatives Considered

Expensive repairs and patching old roof system.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
Kirkland CI - Replace Shingles on 7 Housing Units

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/5
Project Number	4608	**Overall Priority**	5/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$7,500
[CP] Other Funds - R&M	$365,601
[CP] State Appropriation - Capital	$826,899
	$1,200,000

Project Costs	Amount
Roofing-Repairs & Renovations	$1,200,000
	$1,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

(Phase I - #9802) Replace and repair roof decking and shingles on 7 dorms.

Rationale

Dorm roofs are approximately 30 years old and have had bad storm damage.

Alternatives Considered

No other cost-effective alternatives at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Roof Replacing and Repair, Kirkland and Broad River CI. Admin and Support Buildings.

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/9
Project Number	5245	**Overall Priority**	6/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$15,000,000	Roofing-Repairs & Renovations	$15,000,000
	$15,000,000		$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of work will be to replace old worn-out roofs that are constantly leaking and creating hazard to employees and inmates throughout the state. Roofs have surpassed their life expectancy. Work will be completed by outside contractor.

Rationale

Leaking roofs are causing damage to interiors of the buildings and electrical systems as well as law suits from slip and fall accidents

Alternatives Considered

Expensive repairs and patching old roof system.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Add 256 Bed Housing Unit to Broad River Complex

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/9
Project Number	5249	**Overall Priority**	7/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$35,000,000
	$35,000,000

Project Costs	Amount
Construction-Buildings & Additions	$30,000,000
Fee-Architectural, Engineering & Other	$2,450,000
Site Development (Non-Depreciable Land Improv)	$2,550,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$100,000	
	Net Cost / (Savings): $100,000		$100,000	

Summary of Work

Scope of work is to Engineer and construct additional 256 housing unit at SCDC Broad River Complex.
Project will be completed by outside contractors.

Rationale

The Agencies current population is increasing, and our buildings are in need of extreme renovations. To do these renovations we would need to empty the housing units, therefore needing additional housing units to occupy the clients.

Alternatives Considered

There is no alternative to overpopulation and degradation to the housing units.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Replacement of Underground High Voltage Cables and Transformers at Lieber, McCormick and Evans CI.

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/9
Project Number	5259	**Overall Priority**	8/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$8,500,000	Renovations-Utilities	$8,500,000
	$8,500,000		$8,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Scope of work is to replace all antiquated high voltage underground cables and transformers.
Work to be completed by outside contractors.

Rationale

High voltage cables and transformers have exceeded its life expectancy. The insulation around the wire is deteriorated and causing shorts in the system.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Statewide Roofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/9
Project Number	4461	**Overall Priority**	9/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Renovations-Building Exteriors	$8,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Scope of work will be to replace old worn-out roofs that are constantly leaking and creating hazard to employees and inmates throughout the state. Work will be completed by outside contractor.

Rationale

Leaking roofs are causing damage to interiors of the buildings and electrical systems as well as law suits from slip and fall accidents.

Alternatives Considered

Expensive repairs and patching old roof system.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

TygerRiver CI Lower Yard - Lockup Replace Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/9
Project Number	4462	**Overall Priority**	10/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds	$2,000,000
	$2,000,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$20,000
Roofing-Repairs & Renovations	$1,960,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of work is to remove existing roof with asbestos and replace with new roof.
Project will be done by outside contractor.

Rationale

Existing roof has failed and has multiple leaks. Water leaks make it an unsafe living condition for inmates that are housed in the building.
Electrical and Mechanical equipment are also affected by the water leaks, causing electrical shorts and faulty equipment.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Perimeter Road Security Fence

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/9
Project Number	4463	**Overall Priority**	11/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$400,000	Other Construction/Renovation/Repair Projects	$400,000
	$400,000		$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of work will include adding Security Fence on Perimeter Roads of Level 2 and 3 Institutions.
Work will be executed by outside Contractor.

Rationale

Security Fence will help stop the Contraband being thrown over the existing inner fence. Perimeter roads are usually alongside a wooded area, which makes it easy for people to walk out of the woods and throw over contraband.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Lee Engineering Room Upgrades

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/9
Project Number	4464	**Overall Priority**	12/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$30,679
[CP] State Appropriation - Capital	$2,252,869
	$2,283,548

Project Costs	Amount
Contingencies-Capital Projects	$207,595
Fee-Architectural, Engineering & Other	$30,679
Renovations-Utilities	$2,045,274
	$2,283,548

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9796) The project will hire a contractor to remove existing piping, demo boilers and pumps, replace water heaters, and replace all electrical wiring in the building mechanical rooms.

Rationale

The heating units are not functioning properly due to age, leaking water from corroded pipes, pumps and heat systems. Existing systems are outdated, and parts are no longer available.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Lieber CI - Kitchen Floor Resurface

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	8/9
Project Number	4465	**Overall Priority**	13/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Interior Finishes/Flooring/Fixtures	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$226,255	Construction Projects-Lump Sum	$226,255
	$226,255		$226,255

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Phase 1- Pre-Design
This is to establish a project to resurface the kitchen floors in the Lieber cafeteria. The square footage to be repaired is approximately 2010 square feet. The renovations will be utilizing outside contractors.

Rationale

Existing condition of floor is unsafe and a drip and fall hazard. This may be a big target area for lawsuits.

Alternatives Considered

Replace tile.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Methane Recapture Project

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	9/9
Project Number	4466	**Overall Priority**	14/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Other Funds Entities	$300,000
[CP] Other Funds Entities	$14,200,000
	$14,500,000

Project Costs	Amount
Basic Equipment	$14,500,000
	$14,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9801) The project will be located on two acres and be approximately x square feet at Wateree CI.

Rationale

This structure will be utilized under the supervision of the Agriculture Division of Operations and managed by GreenGas USA to produce and capture methane gas to be injected into the natural gas pipeline in South Carolina.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Add 256 bed housing unit to Broad River Complex

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	5262	**Overall Priority**	15/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$35,000,000
	$35,000,000

Project Costs	Amount
Construction-Buildings & Additions	$30,000,000
Fee-Architectural, Engineering & Other	$2,450,000
Site Development (Non-Depreciable Land Improv)	$2,550,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$100,000	
	Net Cost / (Savings): $100,000		$100,000	

Summary of Work

Scope of work is to Engineer and construct additional 256 housing unit at SCDC Broad River Complex.
Project will be completed by outside contractors.

Rationale

The Agencies current population is increasing, and our buildings are in need of extreme renovations. To do these renovations we would need to empty the housing units, therefore needing additional housing units to occupy the clients.

Alternatives Considered

There is no alternative to overpopulation and degradation to the housing units.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Manning CI - Add HVAC to Tunnel

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	4455	**Overall Priority**	16/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$10,000,000
	$10,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$7,500,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Additional	Indefinitely	$45,000	
	Net Cost / (Savings): $45,000		$45,000	

Summary of Work

Add HVAC and any required electrical upgrades to run the new equipment to the "Tunnel" at Manning Correctional Institution. The "Tunnel" contains 6 inmate housing wards accommodating approximately 400 inmates.

Rationale

The "Tunnel" was originally constructed with heat only. The addition of AC to the "Tunnel" would increase the habitability and comfort for the inmates which improves security and safety while also increasing the building systems life span by controlling the humidity inside.

Alternatives Considered

Demolish building and replace with new housing unit.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Kirkland CI Training Trailer Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	4456	**Overall Priority**	17/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Construction-Buildings & Additions	$1,270,000
Contingencies-Capital Projects	$130,000
Fee-Architectural, Engineering & Other	$100,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct new Training Facility building for employees at Kirkland CI.

Rationale

Kirkland is a unique facility which houses R & E inmates and employs approximately 400 security and non-security employees. Having a training facility on site will help alleviate large classes at the Training Academy. Employees will be able to navigate to and from their workstations quickly and easily.

Alternatives Considered

The Agency looked for available or underutilized space at Kirkland CI that could be used for this purpose.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Wateree CI Waste Water Treatment Plant Upgrade

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	4457	**Overall Priority**	18/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$15,000,000
	$15,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,300,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Utilities	$12,700,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade existing Wastewater treatment plant.

Rationale

Existing wastewater treatment plant was constructed in 1979 and was last upgraded in 1991. This request is to ensure that the Agency remains in compliance with federal, state and local regulations.

Alternatives Considered

There are no local sewer systems in the area to allow the institution tie into.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Major Maintenance and Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	4458	**Overall Priority**	19/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	80
Other	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Basic Equipment	$2,700,000
Contingencies-Capital Projects	$800,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$3,500,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project is to fund the most critical upgrade or replacement of major building systems and supportive infrastructures which would increase operational and security efficiencies of the correctional institutions and support facilities.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e. fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Lee Lockup Slider Door Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	4459	**Overall Priority**	20/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$100,000
Labor Cost-Classified	$700,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This request is to fund the installation of electronic slider doors, controls for doors in the control room, and cameras to see doors for operation.

Rationale

Doors in lockup in bad shape, there are a lot of bind areas causing high rick to officer safety.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Razor wire replacement of perimeter fence interior top and dog run at 19 institutions.

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	7/8
Project Number	4460	**Overall Priority**	21/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Agency/Institution/Campus Wide	100	Fire/Security	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$6,390,000	Basic Equipment	$6,390,000
	$6,390,000		$6,390,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This Capital Renewal request is to fund the replacement of damaged/deteriorated razor ribbon around the perimeter of various institutions.

Rationale

Existing wire lacks reinforcement which overtime has allowed the wind to caused numerous breaks which results in gaps within the rolls of razor ribbon.

Alternatives Considered

No alternative is available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

MacDougall CI - Demolish and Rebuild Palmer Building

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	8/8
Project Number	4610	**Overall Priority**	22/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$90,000
[CP] State Appropriation - Capital	$5,910,000
	$6,000,000

Project Costs	Amount
Construction-Buildings & Additions	$4,600,000
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$300,000
Other Capital Outlay Costs	$500,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9795) The project will demolish and rebuild the Palmer Building at MacDougall Correctional Institution. The building is a block-brick building with bar joist supporting a lightweight concrete roof deck. The lightweight concrete roof deck has deteriorated to the point that maintaining a waterproof roof system has become impossible. In addition, the building has not undergone any major upgrades since it was built, and all of the building systems are outdated and in need of repair or replacement. The new building will be constructed in front of the existing building to allow the programs to continue without interruption. It will be a type III construction (IBC602.3). The exterior and interior walls will be of noncombustible material 9" masonry blocks. All the exterior walls and some interior masonry walls will be load-bearing supporting roof construction (light weight concrete on metal decking and bar joists). Because it is a building for inmate education, all walls will be secure to store tools. The building is exempt from Two Green Globes or Leed Silver Certification Standards because it is a correctional facility.

Rationale

There are a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Add 256 Housing Unit to Broad River Complex

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/11
Project Number	5264	**Overall Priority**	23/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$35,000,000
	$35,000,000

Project Costs	Amount
Construction-Buildings & Additions	$30,000,000
Fee-Architectural, Engineering & Other	$2,450,000
Site Development (Non-Depreciable Land Improv)	$2,550,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$100,000	
	Net Cost / (Savings): $100,000		$100,000	

Summary of Work

Scope of work is to Engineer and construct additional 256 housing unit at SCDC Broad River Complex.
Project will be completed by outside contractors.

Rationale

The Agencies current population is increasing, and our buildings are in need of extreme renovations. To do these renovations we would need to empty the housing units, therefore needing additional housing units to occupy the clients.

Alternatives Considered

There is no alternative to overpopulation and degradation to the housing units.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Mech. & Elect. Equipment Upgrades & Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/11
Project Number	4445	**Overall Priority**	24/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$6,000,000
	$6,000,000

Project Costs	Amount
Basic Equipment	$3,000,000
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Utilities	$1,400,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This Capital Renewal request is to fund the most critical renovation and equipment needs of maintenance and repairs in the mechanical and electrical systems for equipment replacement such as upgrade to HVAC systems such as repair/replacement of chillers, boilers, cooling towers, ventilation, and heating/cooling units to include the associated electrical systems, replacements to electrical systems, etc. at various correctional institutions statewide and administrative/support buildings on the Broad River Complex.

Rationale

This equipment is nearing the end of its expected service life causing expensive repairs and increased downtime.

Alternatives Considered

All alternates have been considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
General Maintenance-Fire alarm Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/11
Project Number	4446	**Overall Priority**	25/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$9,000,000
	$9,000,000

Project Costs	Amount
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$7,000,000
Renovations-Utilities	$900,000
	$9,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

This Capital Renewal request is to fund the most critical renovation and equipment needs of maintenance and repairs of the Fire Alarm Systems at various correctional institutions statewide and administrative/support buildings on the Broad River Complex.
Broad River CI - $4,000,000
Ridgeland CI - $3,750,000
Support Services - 1,250,000

Rationale

These system renewals are due to technological obsolescence, functionally inadequacy, and no longer capable of adequately performing their function. Non-functioning or intermittent interruptions which significantly impact the normal operations of the facilities and may be cited for safety hazard.

Alternatives Considered

This is a recurring Capital Renewal Request. Scope of work will be accomplished by electrical/fire alarm contractors.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Tyger River CI. Wastewater Treatment Plant Upgrade

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/11
Project Number	4447	**Overall Priority**	26/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$15,000,000
	$15,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Utilities	$12,500,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade existing wastewater treatment plant.

Rationale

Existing wastewater treatment plant was constructed in 1978 and was last upgraded in 1995. This request is to ensure the Agency remains in compliance with federal, state and local regulations.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Renovations at the Central Inmate Bus Terminal

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/11
Project Number	4448	**Overall Priority**	27/38

Project Type	Percentage
Construct Additional Facility	20
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,250,000
	$1,250,000

Project Costs	Amount
Construction-Buildings & Additions	$250,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Building Exteriors	$150,000
Renovations-Buildings & Additions-Interiors	$575,000
Site Development (Non-Depreciable Land Improv)	$75,000
	$1,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This request is to renovate the existing inmate bus terminal and construct an administrative/support addition to the existing facility.

Rationale

Renovations will consist of updating the electrical and mechanical systems. The facility addition will incorporate the offices, support areas and storage requirements that are now being provided by trailers and containers.

Alternatives Considered

All alternates have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Academy Range Training Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/11
Project Number	4449	**Overall Priority**	28/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Building Envelope/Windows/Walls	20
				Electrical/Mechanical	10
				Fire/Security	10
				HVAC	20
				Interior Finishes/Flooring/Fixtures	20
				Water/Sewer	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,000,000	Basic Equipment	$500,000
		Building Purchase	$1,000,000
		Construction-Buildings & Additions	$300,000
		Fee-Architectural, Engineering & Other	$100,000
		Site Development (Non-Depreciable Land Improv)	$100,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of project will be to purchase a metal building and finish interior to make classrooms for the Agency Academy Firearms Facility.

Rationale

Current building is in bad structural shape and can no longer handle the amount of students being trained. Training is also held at another smaller location that houses a simulator, so this new building will help combine both classes and all other needs of the Academy.

Alternatives Considered

The Agency looked at other buildings, but there were no areas that would be able to accommodate the personnel.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Camille Mental Health Therapy Class Room

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	7/11
Project Number	4450	**Overall Priority**	29/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,250,000
	$2,250,000

Project Costs	Amount
Construction-Buildings & Additions	$2,250,000
	$2,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

Scope of work will include the purchase a metal building and constructing offices and restrooms to the interior of structure.
Work will be completed by outside contractor.

Rationale

The Agencies Mental Health Department has no rooms available at Camille Graham to counsel inmates. They have requested additional classroom space.

Alternatives Considered

There currently is no alternative to adding a new building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Broad River Mental Health Therapy Class Room

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	8/11
Project Number	4451	**Overall Priority**	30/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,250,000
	$2,250,000

Project Costs	Amount
Construction-Buildings & Additions	$2,250,000
	$2,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

Scope of work will include the purchase a metal building and constructing offices and restrooms to the interior of structure.
Work will be completed by outside contractor.

Rationale

The Agencies Mental Health Department has no rooms available at Camille Graham to counsel inmates. They have requested additional classroom space.

Alternatives Considered

There currently is no alternative to adding a new building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Tyger River Range House

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	9/11
Project Number	4452	**Overall Priority**	31/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Building Envelope/Windows/Walls	20
				Electrical/Mechanical	10
				Fire/Security	10
				HVAC	20
				Interior Finishes/Flooring/Fixtures	20
				Water/Sewer	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$500,000	Basic Equipment	$100,000
		Building Purchase	$200,000
		Construction-Buildings & Additions	$100,000
		Fee-Architectural, Engineering & Other	$50,000
		Site Development (Non-Depreciable Land Improv)	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of project will be to purchase a metal building and finish interior to make classrooms for Tyger River Firearms Facility, and repair the range berm.

Rationale

Current building is in bad structural shape and can no longer handle the amount of students being trained. The berm at the back of the shooting range also needs to be built back up for safety reasons.

Alternatives Considered

The Agency looked at other buildings, but there were no areas that would be able to accommodate the personnel.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Regional Office - Turbeville

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	10/11
Project Number	4453	**Overall Priority**	32/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	100	Building Envelope/Windows/Walls	20
				Electrical/Mechanical	20
				HVAC	20
				Interior Finishes/Flooring/Fixtures	20
				Water/Sewer	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$600,000	Construction-Buildings & Additions	$600,000
	$600,000		$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

Scope of work will include the purchase a metal building and constructing offices and restrooms to the interior of structure.
Work will be completed by outside contractor.

Rationale

The Agency has slit up the prisons into regions. Constructing this building would allow the regional director to be closer to his assigned Institutions, therefore quicker response time in case of an emergency.

Alternatives Considered

There currently is no alternative to adding a new building.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
CERT Building Lieber

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	11/11
Project Number	4454	**Overall Priority**	33/38

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$400,000
	$400,000

Project Costs	Amount
Construction-Buildings & Additions	$400,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

Scope of work will include the purchase a metal building and constructing offices and restrooms to the interior of structure.
Work will be completed by outside contractor.

Rationale

The Agency currently staff members of the CERT Team at all level three institutions. Lieber CI. does not have any office space available for the team. This would allow them to be in a designated building with their emergency equipment for rapid response times.

Alternatives Considered

There currently is no alternative to adding a new building.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
Major Maintenance and Repair

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4440	**Overall Priority**	34/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	50
Utilities/Energy Systems	50
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	80
Other	20
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Basic Equipment	$2,700,000
Contingencies-Capital Projects	$800,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$3,500,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project is to fund the most critical upgrade or replacement of major building systems and supportive infrastructures which would increase operational and security efficiencies of the correctional institutions and support facilities.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e. fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Security/Detention Systems & Equipment

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4441	**Overall Priority**	35/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Fire/Security	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$3,900,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$175,000
Labor Cost-Classified	$525,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This request is to fund the most critical maintenance and repairs which would increase operational and security efficiencies of the security/detention systems and equipment.

Rationale

Scope will include the replacement/repairs for locks, door hardware, surveillance systems, cameras, DVR's/NVR's, detection systems, etc. for the various correctional institutions statewide and administrative/support buildings on the Broad River Complex.

Alternatives Considered

All alternates have been considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name
General Maintenance - Roofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4442	**Overall Priority**	36/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,500,000	Roofing-Repairs & Renovations	$2,500,000
	$2,500,000		$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	2 Years		($2,000)
	Net Cost / (Savings): ($2,000)			($2,000)

Summary of Work

This request is to fund the most critical roofing renovations projects that replace assemblies (bitumen and membrane), asphalt shingles and underlayment, standing seam metal systems, insulation, vapor barriers, gutter, and associated flashing materials at various correctional institutions statewide.

Rationale

Scope of Work will include the following Projects and will be accomplished by a combination of general contractors and Agency's in-house work forces.
1. Allendale CI - Replace Roofing ($850,000)
2. Evans CI - Replace Roofing ($750,000)
3. Tyger River CI - Replace Lower Yard Roofing ($600,000)
4. Broad River CI - Replace Roofing ($900,000)

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

General Maintenance - Floor Repairs/Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4443	**Overall Priority**	37/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Contingencies-Capital Projects	$75,000
Fee-Architectural, Engineering & Other	$75,000
Renovations-Buildings & Additions-Interiors	$850,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This request is to fund the most critical flooring renovations projects that replace flooring assemblies and associated materials at various correctional institutions statewide and administrative/support buildings on the Broad River Complex.
1. Lieber CI - Kitchen Floor Replacement ($350,000)
2. Kershaw CI - Kitchen Floor Replacement ($400,000)
3. Statewide -Replacement of Tile, Carpet & Epoxy Floors ($250,000)

Rationale

The floors are concrete or tile over concrete and will require recovering to guarantee that they last.

Alternatives Considered

All alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Corrections

Project Name

Wateree CI Waste Water Treatment Plant Upgrade

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4444	**Overall Priority**	38/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$15,000,000
	$15,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,300,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Utilities	$12,700,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Upgrade existing Wastewater treatment plant.

Rationale

Existing wastewater treatment plant was constructed in 1979 and was last upgraded in 1991. This request is to ensure that the Agency remains in compliance with federal, state and local regulations.

Alternatives Considered

There are no local sewer systems in the area to allow the institution tie into.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Employment and Workforce

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

C. Lem Harper Building -Replace Water Source HP Units

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	5081	**Overall Priority**	1/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$11,877
[CP] Other Funds	$965,378
	$977,255

Project Costs	Amount
Contingencies-Capital Projects	$79,192
Fee-Architectural, Engineering & Other	$74,460
Other Capital Outlay Costs	$31,677
Renovations-Building Exteriors	$791,926
	$977,255

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9544) Replace 51 water source heat pumps essential to heating and cooling the facility.

Rationale

The units are approximately 32 years old, past their useful life, and are unreliable. Parts are costly and are either difficult to get or are not available. More frequent maintenance is a burden, and some units cannot be repaired. This project was previously submitted in CPIP project year plan 3 of 4 FY2024-2025 and has been moved to project plan year 1 of 4 FY2025-2026.

Alternatives Considered

There are no other cost-effective alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

Greenville UI Building - Fire Alarm System Upgrade Code Compliance

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/4
Project Number	5082	**Overall Priority**	2/8

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Fire/Security	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$2,200	Contingencies-Capital Projects	$13,200
[CP] Other Funds	$175,400	Fee-Architectural, Engineering & Other	$20,400
		Other Capital Outlay Costs	$12,000
		Renovations-Buildings & Additions-Interiors	$132,000
	$177,600		$177,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9545) Replace the Greenville facility fire alarm system.

Rationale

The 21,000 square foot Greenville UI Hub Building has a 38-year-old Simplex 4002 non-addressable hard wired fire alarm system. Parts and equipment for this fire alarm system were stopped being manufactured in 1995 and are not available. The fire alarm system needs replacing due to its current condition, the unavailability of replacement parts, and does not meet current fire alarm system code. This project was previously submitted in CPIP project year plan 4 of 4 FY2024-2025 and has been moved to project plan year 2 of 4 FY2025-2026.

Alternatives Considered

There is no alternative as a fire alarm system is a life safety system.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

David Bldg-Suite 630 HVAC Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	5084	**Overall Priority**	3/8

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$396,594
	$396,594

Project Costs	Amount
Contingencies-Capital Projects	$32,099
Fee-Architectural, Engineering & Other	$29,000
Other Capital Outlay Costs	$14,500
Renovations-Building Exteriors	$320,995
	$396,594

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The requested project is to replace the (10) existing fan coil units with new, reliable, and energy efficient variable airflow valve boxes, and connect the new units to the existing building HVAC system.

Rationale

The Robert E. David Building suite 630 has a separate HVAC system utilizing fan coil units to provide heating and cooling to the suite. The units are 33 years old, past their effective operational life, out of warranty, energy inefficient, and has become a frequent maintenance burden. This project was previously submitted in CPIP project year plan 1 of 4 FY2025-2026 and has been moved to project plan year 3 of 4 FY2025-2026.

Alternatives Considered

The existing 10 fan coil units can be replaced with new fan coil units, however, the budget to do so is approximately $100,000.00 more due to the code required upgrades of condensate piping required with this construction.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

C Lem Harper Building - Window Leak Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	5086	**Overall Priority**	4/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Other Funds	$663,532
	$663,532

Project Costs	Amount
Contingencies-Capital Projects	$53,957
Fee-Architectural, Engineering & Other	$40,000
Other Capital Outlay Costs	$30,000
Renovations-Buildings & Additions-Interiors	$539,575
	$663,532

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to repair window leak issues that exist in multiple areas throughout the building. During hard rains, water infusion occurs at the windows where water will come through the window and wet the floor and items next to the window. The project will remove and replace all window glazing and weather stripping. Also, the entire building would be sealed to prevent water from "wicking" through. The project budget has increased 25%, $116,945.00, for a new project budget of $584,725.00 due to increased material costs and inflation. This project was previously submitted in CPIP project year plan 2 of 4 FY2025-2026 and has been moved to project year plan 4 of 4 FY2025-2026.

Rationale

Water is leaking through windows in multiple disrupting operations and may present a potential mold issue.

Alternatives Considered

There are no alternatives to the water proofing repairs, however, the budget to do so is approximately $53,769.00 more due to the increased material and labor costs required with this construction.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

C Lem Harper Building - Waterproofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	5109	**Overall Priority**	5/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Other Funds	$402,865
	$402,865

Project Costs	Amount
Contingencies-Capital Projects	$33,215
Fee-Architectural, Engineering & Other	$25,500
Other Capital Outlay Costs	$12,000
Renovations-Buildings & Additions-Interiors	$332,150
	$402,865

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will remove plants from the side of the building, apply negative side liquid waterproofing and sheet membrane to the entire wall surface, and add a drainage system to the planter that drains water to the existing storm drain. The project budget has increased 25%, $61,263.00, for a new project budget of $306,316.00 due to increased material costs and inflation.

Rationale

Currently during heavy rain events the C Lem Harper building gets water intrusion at ground level along the rear end of the building. The water intrusion may damage the facility and may present a potential mold issue, and warrants contacting extraction companies when this occurs to assist with water removal. This project was previously submitted in CPIP project year plan 1 of 2 FY2026-2027 and has been moved to project plan year 1 of 2 FY2025-2026.

Alternatives Considered

There are no alternatives to the water intrusion repair, h0wever, the budget to do so is approximately $50,551.00 more due to the increased material and labor costs required with this construction ($38,551.00), and the addition of other capital outlay (inspections-$6,000.00 and HAZMAT-$6,000.00).

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

Robert E. David Building - Roof Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5110	**Overall Priority**	6/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds	$779,150
	$779,150

Project Costs	Amount
Contingencies-Capital Projects	$65,520
Fee-Architectural, Engineering & Other	$41,230
Other Construction/Renovation/Repair Projects	$17,200
Roofing-Repairs & Renovations	$655,200
	$779,150

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will replace the Robert E. David Building modified bitumen roof system. The pre-design estimated project budget is $779,150.00 including consultant fees: $41,230.00, construction: $655,200.00, contingency: $65,520.00, other capital outlay: $17,200.00 (inspection: $9,200.00, and HAZMAT: 8,000.00).

Rationale

The Robert E. David Building roof was replaced 23 years ago and is nearing the end of its useful life expectancy. The roof is out of warranty, is energy inefficient, and leaks have become more frequent. Additionally, there is evidence of sub-surface water retention that decrease energy efficiency in areas, and that may lead to mold. The budget decreased $22,800.00 due to decreased consultant fees and construction cost from the in-house estimate. This project was previously submitted in CPIP project year plan 2 of 2 FY2026-2027 and has been moved to project plan year 2 of 2 FY2025-2026.

Alternatives Considered

The phase-I study will consider TPO roofing system, PVC roofing system, and a modified bitumen roofing system.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

C. Lem Harper Building - Replace Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	5111	**Overall Priority**	7/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,093,150
	$1,093,150

Project Costs	Amount
Contingencies-Capital Projects	$91,650
Fee-Architectural, Engineering & Other	$60,000
Other Capital Outlay Costs	$25,000
Roofing-Repairs & Renovations	$916,500
	$1,093,150

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will replace the C. Lem Harper 28,000 sq. ft. modified bitumen roof system. The pre-design estimated project budget is $1,093,150.00.00 including consultant fees: $60,000.00, construction: $916,500.00, contingency: $91,650.00, inspection: $13,000.00, and HAZMAT: 12,000.00.

Rationale

The C. Lem Harper Building roof was installed 31 years ago and is past its useful life expectancy. The roof is out of warranty, is energy inefficient, and leaks have become more frequent. Additionally, there is evidence of sub-surface water retention that decrease energy efficiency in areas, and that may lead to mold. This is a new CPIP project year plan 2 of 2 FY 2027-2028.

Alternatives Considered

The phase-I study will consider TPO roofing system, PVC roofing system, and a modified bitumen roofing system. This project was previously submitted in CPIP project year plan 2 of 2 FY2024-2025 and has been moved to project plan year 2 of 2 FY2026-2027.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Employment and Workforce

Project Name

C. Lem Harper Building - (2) Hydraulic Elevator Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5257	**Overall Priority**	8/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$527,000
	$527,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$44,000
Other Construction/Renovation/Repair Projects	$400,000
Other Construction/Renovation/Repair Projects	$43,000
	$527,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project scope of work is to renovate (2) 3-stop hydraulic elevators in the C. Lem Harper Building including replacement of the controllers, pumping units, valving, door operators, and other equipment as required.

Rationale

The elevator controllers and equipment have been discontinued by the manufacturer, are 32 years old, and only non-warranty salvage parts are available. The elevator(s) controller(s) are obsolete and are unavailable. Equipment failure may render the elevators unusable for an extended period. The estimated pre-design project budget is $527,000.00.

Alternatives Considered

There is no alternative to elevator renovation.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Juvenile Justice

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

SCDJJ Infirmary

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/13
Project Number	5092	**Overall Priority**	1/38

Project Type	Percentage
Architectural and Engineering	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$225,000
[CP] State Appropriation - R&M	$14,775,000
	$15,000,000

Project Costs	Amount
Construction-Buildings & Additions	$14,525,000
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$225,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9639) The project will replace the existing infirmary, the dental modular, and infirmary annex with a new larger up-to-date building. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy.

Rationale

This new infirmary aligns with the recommendation of the agency's most recent master plan completed in May 2024. The new facility will allow services to be consolidated into a single structure located on the secure side of the Broad River Road Complex. It will also enable the agency to replace three outdated and inadequate buildings currently in use and allow two of those buildings to be available to be upgraded and used for office space in the future.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

MEDC (BRRC) Additional Roof Replacements

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/13
Project Number	5093	**Overall Priority**	2/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$61,000
[CP] State Appropriation - R&M	$3,614,000
	$3,675,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$250,000
Roofing-Repairs & Renovations	$3,125,000
	$3,675,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9633) The project will address the agency's most critical roofing projects on the BRRC. The scope of work will replace four (4) administrative/support building roofs and one (1) housing unit roofs. This will include associated roof drainage repairs and selective tree removal around the buildings to protect the new roofing system from damage. The existing roofs on all 5 facilities are built-up roof systems. The buildings include: BRRC Cafeteria, Laurel, High School, and CATE Center.

Rationale

The buildings have received renovations, but the condition of the roof uncertain, so an assessment of the building's roof was scheduled. The assessment concluded that the roofs are in poor condition and in need of a replacement.

Alternatives Considered

Due to safety concerns and no plans to vacate the building an alternative is not being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

MEDC Gatehouse Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/13
Project Number	5094	**Overall Priority**	3/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$45,000
[CP] State Appropriation - R&M	$1,955,000
	$2,000,000

Project Costs	Amount
Construction-Buildings & Additions	$1,520,000
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$170,000
Other Construction/Renovation/Repair Projects	$60,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9637) New Gate House at BRRC - The project will replace the existing gatehouse at the Midlands Evaluation and Development Center (formerly the Broad River Road Complex). The original scope of work was to construct a large enough gatehouse that could also house the Agency's Dispatch Center, and Employee Health. Due to costs constraints, they have been removed from the scope of work and will be addressed later in a separate project. The roofs have been evaluated by the Department of Administration and have been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

Gatehouse is outdated and need to be updated to be more secure.

Alternatives Considered

Current systems are mostly past their useful life and regular repairs are being made. The alternative considered to the continuous repairs is to make the investment in renovating and upgrade systems necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

DJJ Kitchen and Laundry Building Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/13
Project Number	5096	**Overall Priority**	4/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	5
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Other	10
Parking/Landscape	5
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$6,500,000
	$6,500,000

Project Costs	Amount
Construction-Buildings & Additions	$4,800,000
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$500,000
Site Development (Non-Depreciable Land Improv)	$600,000
	$6,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(NEW - On Oct. agenda) The project will replace both facilities with either a single building housing both functions or two separate buildings to be decided during the Phase I process based on available sites and a cost analysis of the two options. (formally BRRC).

Rationale

The current kitchen was constructed in 1970 and has become more difficult to maintain as it has aged. The underground utilities routed under the slab have deteriorated to the point where major disruptions to services are occurring with increasing regularity. In addition, the buildings design leaves it susceptible to pipe bursts during the winter months. Due to the age of the building, the renovations required, the cost of renovation, the difficulties in suppling meals during the renovation and its current location, the Agency will replace the kitchen in lieu of renovation. The building housing the laundry facility was constructed in 1940 and no longer meets the Agency's needs and requires a replacement.

Alternatives Considered

No other alternatives are being considered at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

UEDC & CEDC Safety and Security Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/13
Project Number	5100	**Overall Priority**	5/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Interior Finishes/Flooring/Fixtures	30
Other	35
Parking/Landscape	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Construction-Buildings & Additions	$6,750,000
Contingencies-Capital Projects	$750,000
Fee-Architectural, Engineering & Other	$500,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(NEW - On Oct. agenda) This project will repair and maintain all major systems at UEC possible within the requested budget. This will include replacement of all doors to detention grade doors, fixing of all light and bathroom fixtures, replacing of all necessary ceiling tiles, and any landscape and driveway improvements. System upgrades to door controls and any other system integral to the secure operation of the facility will be improved.

Rationale

Buildings contains a youth and staff population where it would benefit the agency to have improved security/safety measures. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Current systems are mostly past their useful life and regular repairs are being made. The alternative considered to the continuous repairs is to make the investment in renovating and upgrade systems necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Emergency Security Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/13
Project Number	5103	**Overall Priority**	6/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
Interior Finishes/Flooring/Fixtures	85
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,300,000
[CP] State Appropriation - Capital	$9,200,000
	$12,500,000

Project Costs	Amount
Construction-Buildings & Additions	$11,371,092
Contingencies-Capital Projects	$803,788
Renovations-Building Exteriors	$33,170
Roofing-Repairs & Renovations	$291,950
	$12,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9623) The project was established to remodel or renovate existing areas of the Midlands Evaluation Center, Juvenile Detention Center, and Pearl. Work will be completed in common areas, classrooms, restrooms, and offices. The work includes replacement of housing unit doors, all cell room doors, office doors, convert showers to a single shower head, replace porcelain toilets with steel toilets, acoustic improvements in the cafeteria, and a roof replacement for the Midlands Evaluation Center. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty. Previously, the project scope was revised to add the refurbishment of 13 slider security doors in the Juvenile Detention Center, replacing the chain link fencing in the Midlands Evaluation Center and Pearl, hardening ceilings in the common area hallways in the Juvenile Detention Center and the Midlands Evaluation Center, light replacements in the Juvenile Detention Center cells, concreting the bottoms of recreational yard fences, and installing a barrier along a perimeter of Midlands Evaluation Center housing units. The additional work also included the repairing of flooring in the Juvenile Detention Center, and the addition of trench drains in the housing units as well as additional painting in the Pearl Building and establishing a new project contingency. This scope revision request will add a secure breezeway to combine the separate facilities into one, hardening additional ceilings, painting, floor repair, plumbing repairs, recreation yard improvements, and security improvements identified.

Rationale

This budget increase will allow the Agency to increase its Juvenile Detention Center's (JDC) capacity by using the buildings formerly used for evaluations at the Midlands Evaluation Center (MEC) as detention. The evaluations conducted at MEC will be relocated to other facilities to allow JDC to expand its footprint while ensuring the continuity of services. This project is part of the Agency's effort to ease overcrowding at the Juvenile Detention Center using available funding.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Birchwood High School Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/13
Project Number	5105	**Overall Priority**	7/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Fire/Security	10
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Contingencies-Capital Projects	$700,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$6,800,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(NEW - On Oct. agenda) The project will include renovations to both the academic building and the vocational building on the high school campus. The work includes window replacement, bathroom improvements, hardening ceilings, painting, flooring replacement, updating the fire alarm and any other fire/life safety or security improvements identified during the Phase I process. Additionally, the project will update the HVAC system to incorporate a smoke purge system in the academic building.

Rationale

This renovation will give both buildings a much-needed facelift and upgrades which will improve the learning environment of the Agency's students while also addressing their safety and security.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Air Handler Replacements at UEC, CEC, and JDC Annex

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	8/13
Project Number	5112	**Overall Priority**	8/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
HVAC	90
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$300,000
Other Construction/Renovation/Repair Projects	$2,400,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(NEW - On Oct. agenda) This request is to establish and fund a project to replace nine air handlers at three of the Agency's facilities. The air handlers are located in each of the facility's main buildings, three at each, which are of the same design. These air handlers are original equipment from when the buildings were constructed. The Upstate Evaluation Center (UEC) was constructed in 2003, Juvenile Detention Center Annex (formerly MEC) was constructed in 1996, and Coastal Evaluation Center (CEC) was constructed in 2000.

Rationale

These air handlers are at the end of their life expectancy and are experiencing excessive faults. These replacements will allow the facilities to operate without major disruptions due to a failure in its HVAC system.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Interior Fencing for MEDC

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	9/13
Project Number	5113	**Overall Priority**	9/38

Project Type	Percentage
Site Development	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,000,000
	$4,000,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$400,000
Other Construction/Renovation/Repair Projects	$3,200,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(NEW - Oct. agenda) This project will address additional safety and security issues identified on DJJ's Broad River Road Complex with upgrading and/or additional security fencing. (Where needed)

Rationale

BRRC contains a youth and staff population where it would benefit the agency to have improved security/safety measures. BRRC has systems passed their useful life and need a revamp to those systems for a more modernized facility. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Alternatively, we can keep the systems as is, but found that BRRC needs expedient changes due to security risks that will need to be addressed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Wellness Center Roof

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	10/13
Project Number	5122	**Overall Priority**	10/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$100,000
Roofing-Repairs & Renovations	$800,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The building's roofs have reached the end of their useful life and is in poor condition according to assessment.

Rationale

This building is the primary training and wellness center for the agency. In order to continue operating training and wellness programs, the roof will need replacement.

Alternatives Considered

Due to safety concerns and no plans to vacate the building an alternative is not being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

JDC Sallyport Improvements

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	11/13
Project Number	5166	**Overall Priority**	11/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Fire/Security	15
Parking/Landscape	75
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,700,000
	$1,700,000

Project Costs	Amount
Construction-Buildings & Additions	$1,000,000
Contingencies-Capital Projects	$170,000
Fee-Architectural, Engineering & Other	$170,000
Site Development (Non-Depreciable Land Improv)	$360,000
	$1,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project will deletion of the current side-by-side entry/exit gates at JDC and the construction of a conventional interlocking sallyport. The perimeter security fence line and main approach road to JDC will also be re-routed at this time to accommodate the increased size of the new sallyport.

Rationale

Currently, the JDC entry/exit point is not ideal for security in the event of a security breach/escape. The conversion of the gate into an interlocking sallyport will increase security of the complex at the point of entry and exit.

Alternatives Considered

No other alternative are being considered at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Demolish Buildings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	12/13
Project Number	5167	**Overall Priority**	12/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,825,000	Construction-Buildings & Additions	$1,250,000
		Contingencies-Capital Projects	$180,000
		Fee-Architectural, Engineering & Other	$90,000
		Site Development (Non-Depreciable Land Improv)	$305,000
	$1,825,000		$1,825,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project's scope is for the demolition of several buildings throughout the agency.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e., fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

Remodeling the current buildings were considered but due to the structural deterioration replacements were considered more cost effective.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Convert Laurel to Evaluation Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	13/13
Project Number	5169	**Overall Priority**	13/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
Interior Finishes/Flooring/Fixtures	60
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Buildings & Additions-Interiors	$2,400,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of the project will entail the interior renovation of Laurel into the Agency's new evaluation center. This includes remodeling three wings of the building to include new plumbing fixtures, security light fixtures, hardened wall, hardened ceilings, hardened windows, new heavy gauge doors, epoxy coated shower systems, and controlled utilities such as plumbing and lighting.

Rationale

Currently, half of the building is dilapidated and has finishes and building systems from the 1960's to include lighting and plumbing fixtures. This space is not conducive to housing youth in its current state. A previous project renovated the other half of the building and brought it up to a modern security standard. The building is slated to receive a new roof as part of another capital project. Once completely renovated, Laurel would be able to house and evaluate you adequately.

Alternatives Considered

No alternatives are being considered at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Dispatch Building Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	5186	**Overall Priority**	14/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	50
Parking/Landscape	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Construction-Buildings & Additions	$4,000,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$350,000
Site Development (Non-Depreciable Land Improv)	$150,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project entails the construction of a new building that will house SCDJJ's dispatch operations, as well as the agency employee health staff. The new building's construction will involve site development, roof and building envelope work, interior framing, plumbing the structure and wiring of electrical for the structure, fire suppression, security system installation, and access control will also be involved.

Rationale

The current dispatch building is an old farmhouse and not conducive to secure operations.

Alternatives Considered

The construction of a new dispatch building was initially being considered as part of the BRRC gatehouse renovation but was deemed too costly for that project's budget.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Demolish Buildings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	5188	**Overall Priority**	15/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$4,000,000	Construction-Buildings & Additions	$3,000,000
		Contingencies-Capital Projects	$500,000
		Fee-Architectural, Engineering & Other	$150,000
		Other Capital Outlay Costs	$100,000
		Site Development (Non-Depreciable Land Improv)	$250,000
	$4,000,000		$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This projects scope is for the demolition of several buildings throughout the agency.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e., fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

Remodeling the current buildings were considered but due to the structural deterioration replacements were considered more cost effective.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

New Administration Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5191	**Overall Priority**	16/38

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	10
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Construction-Buildings & Additions	$3,800,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Site Development (Non-Depreciable Land Improv)	$200,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project is to construct a new administration building on the BRRC campus. The job will entail site development at the determined location of the building. Construction will incorporate a concrete foundation, wiring the entire building for electrical, plumbing for the entire building, Construction of a roof and envelope, fire suppression system, interior design of FFE, and parking for the allocated employees.

Rationale

The Agency is seeking to vacate the Winthrop building and avoid leasing anymore office space. Employees that occupy this building will be assigned work in the new admin building once constructed.

Alternatives Considered

Alternatively, the Agency could continue to lease the Winthrop building located at 220 Executive Center Drive. This was deemed too costly to be a viable option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

CIOC Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5200	**Overall Priority**	17/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Interior Finishes/Flooring/Fixtures	50
Roof	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,250,000
	$3,250,000

Project Costs	Amount
Contingencies-Capital Projects	$325,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Buildings & Additions-Interiors	$2,625,000
	$3,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will address additional safety and security issues identified on DJJ's Broad River Road Complex with CIOC Upgrades: (Upgrades dropped from AJAX due to cost).

Rationale

BRRC contains a youth and staff population where it would benefit the agency to have improved security/safety measures. BRRC has systems passed their useful life and need a revamp to those systems for a more modernized facility. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Alternatively, we can keep the systems as is but found that BRRC needs expedient changes due to security risks that will need to be addressed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Paving Repairs and Resurfacing

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5202	**Overall Priority**	18/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$4,000,000	Contingencies-Capital Projects	$700,000
		Fee-Architectural, Engineering & Other	$300,000
		Site Development (Non-Depreciable Land Improv)	$3,000,000
	$4,000,000		$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of work for this project is to resurface all existing asphalt parking areas and asphalt roads across the MEDC and Shivers Road campuses, as well as pave the dirt perimeter road inside of MEDC.

Rationale

DJJ's asphalt roads have reached the end of their surface life. The conditions of the roads and parking lots exhibit deep and extensive cracking, widespread structural failure, and recurring potholes.

Alternatives Considered

Alternatively, DJJ can keep the existing parking lots, roads, and perimeter road as is. But the agency is need of expedient renovations to maintain proper security operations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Tree Removal for Security

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5211	**Overall Priority**	19/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Environmental	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$750,000	Contingencies-Capital Projects	$50,000
		Other Capital Outlay Costs	$50,000
		Site Development (Non-Depreciable Land Improv)	$650,000
	$750,000		$750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of work for this project is to remove trees that may cause damage to MEDC's perimeter fence, agency buildings, roads, and utilities.

Rationale

Currently, MEDC's campus if fraught with trees. Numerous trees are capable of damaging MEDC's perimeter fence if they were to fall. This poses a threat to the safety and security of the institution. Additionally, the agency would like to remove the liability of trees falling on its' road's buildings, and utilities at this time.

Alternatives Considered

No alternatives are being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Building Access Control

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	5226	**Overall Priority**	20/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Fire/Security	80
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$280,000
	$280,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$30,000
Renovations-Buildings & Additions-Interiors	$200,000
	$280,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project is to add access control to various building across the BRRC campus. This would include the installation of badge readers at entry and exit points across campus.

Rationale

The reasoning behind expanded access control on the BRRC Campus is, there would be enhanced security, which protects assets and sensitive data from unauthorized access, and improved operational efficiency through automated management of permissions and simplified staff access

Alternatives Considered

No other alternatives are being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Major Maintenance and Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	5227	**Overall Priority**	21/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Basic Equipment	$2,250,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$250,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Scope of project will include the replacement of worn locks, door hardware, surveillance systems, cameras, DVR's/NVR's, detection systems, etc. for the various facilities statewide and administrative/support buildings.

Rationale

This project includes the replacement of worn-out detention grade locks and new updated surveillance systems cameras, DVR's/NVRs across the Agency.

Alternatives Considered

All alternates were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Demolish Buildings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	5228	**Overall Priority**	22/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$4,000,000	Construction-Buildings & Additions	$2,800,000
		Contingencies-Capital Projects	$600,000
		Fee-Architectural, Engineering & Other	$80,000
		Other Capital Outlay Costs	$200,000
		Site Development (Non-Depreciable Land Improv)	$320,000
	$4,000,000		$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This projects scope is for the demolition of several buildings through the agency.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e., fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

Remodeling the current buildings were considered but due to the structural deterioration replacements were considered more cost effective.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Records/Storage Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	5230	**Overall Priority**	23/38

Project Type	Percentage
Construct Additional Facility	90
Site Development	10
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	50
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,000,000
	$4,000,000

Project Costs	Amount
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Buildings & Additions-Interiors	$3,200,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project will entail the construction of a new building, acting as a dedicated records repository. This will include site development at the designated building location. The construction of the building will include framing of walls, interior painting, doors and hardware, building envelope components, flooring, lighting, plumbing, fire suppression, and security system.

Rationale

Records are currently being stored in a one of the agency's housing units, that has been vacated of youth. This is not ideal since vital youth housing space is being dedicated to another purpose.

Alternatives Considered

No other alternatives are being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

HVAC Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	5231	**Overall Priority**	24/38

Project Type	Percentage
Architectural and Engineering	20
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
HVAC	90
Other	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$200,000
Other Construction/Renovation/Repair Projects	$1,800,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will replace and maintain HVAC units throughout the agency within the requested budget.

Rationale

Buildings contain youth and staff population where it would benefit the agency to have improved security/safety measures. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Current systems are mostly past their useful life and regular repairs are being made. The alternative considered to the continuous repairs is to make the investment in renovating and upgrade systems necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

New Warehouse

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	5232	**Overall Priority**	25/38

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	25
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,000,000
	$7,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$875,000
Other Construction/Renovation/Repair Projects	$6,125,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace central warehouse or remodel if insufficient funds, both will entail replacing modulars.

Rationale

Buildings contain staff population where it would benefit the agency to have improved security/safety measures. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Current systems are mostly past their useful life and regular repairs are being made. The alternative considered to the continuous repairs is to make the investment in renovating and upgrade systems necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Additional Security Fencing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	7/8
Project Number	5234	**Overall Priority**	26/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Other Construction/Renovation/Repair Projects	$2,000,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will address additional safety and security issues identified on DJJ's Broad River Road Complex with upgrading and/or additional security fencing. (Where needed)

Rationale

BRRC contains a youth and staff population where it would benefit the agency to have improved security/safety measures. BRRC has systems passed their useful life and need a revamp to those systems for a more modernized facility. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Alternatively, we can keep the systems as is, but found that BRRC needs expedient changes due to security risks that will need to be addressed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Roof Replacement for CEC

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	8/8
Project Number	5235	**Overall Priority**	27/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Auxiliary/Housing/Food Service/Laundry	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$250,000	Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
		Roofing-Repairs & Renovations	$200,000
	$250,000		$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project is to replace all the flat sections and drains atop the roof at CEC.

Rationale

The roof has reached the end of its useful life and is in poor condition. It is time for replacement.

Alternatives Considered

Due to safety concerns and no plans to vacate the building an alternative is not being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Emergency Generator Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	5236	**Overall Priority**	28/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,500,000
	$2,500,000

Project Costs	Amount
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$250,000
Other Construction/Renovation/Repair Projects	$2,000,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will address additional safety and security issues identified on DJJ's Broad River Road Complex with Generator Replacements.

Rationale

BRRC contains a youth and staff population where it would benefit the agency to have improved security/safety measures. BRRC has systems passed their useful life and need a revamp to those systems for a more modernized facility. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Alternatively, we can keep the systems as is but found that BRRC needs expedient changes due to security risks that will need to be addressed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Demolish Buildings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	5237	**Overall Priority**	29/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Agency/Institution/Campus Wide	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,000,000	Construction-Buildings & Additions	$2,100,000
		Contingencies-Capital Projects	$450,000
		Fee-Architectural, Engineering & Other	$60,000
		Other Capital Outlay Costs	$150,000
		Site Development (Non-Depreciable Land Improv)	$240,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This projects scope is for the demolition of several buildings through the agency.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e., fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

Remodeling the current buildings were considered but due to the structural deterioration replacements were considered more cost effective

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name
General Maintenance-Fire Alarm Replacements

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5238	**Overall Priority**	30/38

Project Type	Percentage
Architectural and Engineering	10
Replace Existing Facility/System	90
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,000,000
	$7,000,000

Project Costs	Amount
Contingencies-Capital Projects	$700,000
Fee-Architectural, Engineering & Other	$700,000
Other Capital Outlay Costs	$700,000
Other Construction/Renovation/Repair Projects	$4,900,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project includes replacement of aging fire alarm (FA) panels in across the agency to integrate the entire agency into a single system. Building codes require that all buildings provide fully addressable information in the event of an emergency so first responders can quickly locate the problem.

Rationale

SCDJJ facilities must be prepared to operate continuously, providing safety and care for youth and staff.

Alternatives Considered

Due to health and safety concerns for those served at DJJ facility, system replacement is the only responsible alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Remodel Old R&E Gym For Storage

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5239	**Overall Priority**	31/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
Interior Finishes/Flooring/Fixtures	70
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,500,000
	$1,500,000

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$150,000
Renovations-Buildings & Additions-Interiors	$1,200,000
	$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project is to remodel the current R&E gymnasium into a store facility for Agency property. This will include the demolition of the existing flooring system and replacement a more abuse resistant material, the addition of a loading dock for deliveries, and the renovation of the interior of the building to accommodate maximum storage space.

Rationale

Currently, the agency stores material and supplies in several different buildings along Shivers Road due to a lack of dedicated storage space. These buildings are in poor condition and would require an excessive amount of renovations to be brough up to code, making renovation of each financially unfeasible.

Alternatives Considered

Alternatively, the agency can construct a new building for storage of supplies and material, but this alternative was considered too costly to be a viable option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Remodel Moultrie Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5240	**Overall Priority**	32/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,000,000
	$4,000,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$400,000
Renovations-Buildings & Additions-Interiors	$3,200,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project would aim to remodel the Moultrie building. It is currently being used as the agency's records storage building and needs to return to its original purpose as a youth housing unit. New security doors, controlled plumbing and lighting, epoxy coated shower and bathroom systems, and access controls will be installed. A new dedicated control room would be constructed in this building along with upgrades to the exterior windows i.e. security windows.

Rationale

The agency aims to construct a new building to house the agency's records and convert the Moultrie building back to its original purpose as a youth housing facility. This would alleviate housing loads on current youth housing on BRRC, creating a more safe and secure environment for the youth and staff.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

PSO Building Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5241	**Overall Priority**	33/38

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$5,000,000	Basic Equipment	$125,000
		Construction-Buildings & Additions	$3,625,000
		Contingencies-Capital Projects	$300,000
		Fee-Architectural, Engineering & Other	$200,000
		Renovations-Utilities	$250,000
		Site Development (Non-Depreciable Land Improv)	$500,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The new facility will create a dedicated space for SCDJJ's Public Safety Officers to occupy on the BRRC Campus. the construction of a new building will include interview rooms, evidence storage, armory space, restrooms, mechanical space for HVAC system, security monitoring space, and other FFE applicable to the PSO's needs. Site improvements to include pavement resurfacing, sidewalk, curb, and landscape replacement. The project will also add backup power for facility to fully operate during power outages.

Rationale

Currently, DJJ's Public Safety Officers occupy 4 modulars at the end of Shivers Road. Ideally, the new PSO building will be located on the BRRC Campus. The PSO's response time when traveling from the far end of Shivers Road is not ideal for secure operations in times of crisis. Additionally, PSOs have to travel through the BRRC SallyPort when entering campus, which increases response time in case of an emergency.

Alternatives Considered

No alternatives are being considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Major Maintenance and Repairs

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	5242	**Overall Priority**	34/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Basic Equipment	$500,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$1,500,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project is to fund the most critical upgrade or replacement of major building systems and supportive infrastructures which would increase operational and security efficiencies of the youth and support facilities.

Rationale

The Agency has a large number of needs which, in total, includes and involves all disciplines and trades to address the physical deterioration aspect of long-term use, the need for overall facility renewal due to technological obsolescence, the replacement of building systems which have become functionally inadequate, and the upgrading of supportive infrastructures which are no longer capable of adequately performing their function (i.e., fire/life safety codes, accessibility, energy conservation, and environmental health, including indoor air quality and asbestos removal).

Alternatives Considered

Alternatively, the agency could pursue the renovations of entire buildings and their systems.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Maintenance/Support Services Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	5244	**Overall Priority**	35/38

Project Type	Percentage
Architectural and Engineering	10
Replace Existing Facility/System	90
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	5
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,000,000
	$7,000,000

Project Costs	Amount
Construction-Buildings & Additions	$5,550,000
Contingencies-Capital Projects	$700,000
Fee-Architectural, Engineering & Other	$500,000
Site Development (Non-Depreciable Land Improv)	$250,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The support services administrative office building located on Shivers Road, otherwise known as the Physical Plant, is planned to receive renovations 4 to 5 years in the future. The majority of the work will include interior and exterior repairs/renovations and will include new carpet/flooring, replacement and upgrades to fixtures like toilets, sinks, lighting, and others. Any repairs to foundations and/or the walls, any acoustical work, and a new coat of paint for areas needed.

Rationale

The support services administrative building (Physical Plant) is an older building but does not currently need major renovations or a new building needs to be constructed. The project is anticipated as a potential future endeavor and is included on our most current CPIP with this in mind.

Alternatives Considered

Office space may be leased and/or the staff there can be moved to a new future administrative building that may be constructed. Currently the staff there will remain.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Safety and Security Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	5246	**Overall Priority**	36/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Interior Finishes/Flooring/Fixtures	30
Other	35
Parking/Landscape	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Contingencies-Capital Projects	$500,000
Depreciable Land Improvements	$75,000
Fee-Architectural, Engineering & Other	$250,000
Other Capital Outlay Costs	$300,000
Other Construction/Renovation/Repair Projects	$1,000,000
Renovations-Buildings & Additions-Interiors	$2,500,000
Renovations-Utilities	$375,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will repair and maintain all major systems possible within the requested budget. This will include replacement of all doors to detention grade doors, fixing of all light and bathroom fixtures, replacing of all necessary ceiling tiles, and any landscape and driveway improvements. System upgrades to door controls and any other system integral to the secure operation of the facility will be improved.

Rationale

Buildings contains a youth and staff population where it would benefit the agency to have improved security/safety measures. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Current systems are mostly past their useful life and regular repairs are being made. The alternative considered to the continuous repairs is to make the investment in renovating and upgrade systems necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

Camp Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	5248	**Overall Priority**	37/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	5
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	5
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$150,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$3,700,000
Site Development (Non-Depreciable Land Improv)	$150,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of this project would be interior and exterior renovations to the agency's camps across the state. This will include interior and exterior painting, roof replacement and repairs, replacement of mechanical systems, plumbing system upgrades, lighting upgrades, replacement of flooring systems, and additions to fire and life safety systems.

Rationale

The agency camps contain a youth and staff population where it would benefit the agency to have improved security/safety measures as well and improved living conditions. The agency camps have building systems that have passed their useful life and need a revamp to those systems to become more modernized facilities. While upgrading the current systems we will also use this opportunity to repair any systems able to be repaired to help minimize future costs.

Alternatives Considered

Alternatively, the agency can construct new camps, this was deemed too costly and not a viable option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Juvenile Justice

Project Name

BRRC Perimeter Upgrade

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	5250	**Overall Priority**	38/38

Project Type	Percentage
Repair/Renovate Existing Facility/System	80
Site Development	20
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
Fire/Security	90
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$200,000
Other Construction/Renovation/Repair Projects	$2,500,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The scope of work for this project will increase perimeter lighting, add a fence detection system to the perimeter, adjust existing drainage, and renovate the existing perimeter road.

Rationale

The perimeter in its current state exists without a fence detection system, has inadequate lighting, eroded roadways, and insufficient drainage. All which negatively affect the safety and security of the juveniles and staff on the BRRC campus.

Alternatives Considered

The current perimeter can exist as is but found that BRRC needs expedient changes due to security risks that will need to be addressed.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Labor, Licensing and Regulation

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Labor, Licensing and Regulation

Project Name

Replace and Install 6 Emergency Generators

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	5412	**Overall Priority**	1/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,148,228
	$1,148,228

Project Costs	Amount
Renovations-Utilities	$1,148,228
	$1,148,228

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Phase I approved by JBRC on August 19, 2025, and SFAA on August 26, 2025. Next step is to establish Phase II to replace and install new emergency power generators (up to 6) located through the 208-acre campus on the state-owned property of State Fire, located at 141 Monticello Trail, Columbia, SC. which houses the SCDLLR's Division of Fire and Life Safety. The building locations for the emergency generators include Building 2 (Fire Marshal Administration), Building 3 (Fire Academy Administration), Building 5 (Denny Auditorium), Building 6 (Cafeteria) Building 8 (Fire Station), and Building 9 (Student Processing). Work will include emergency generators and automatic transfer switches. Phase I approved by JBRC on August 19, 2025, and SFAA on August 26, 2025.

Rationale

The intent of the generator installation is to ensure continuity of services from State Fire during emergency events, such as natural disasters, when there may be an interruption to the campus power supply. This was in issue identified in SCDLLR's Business Continuity Preparedness Plan for relocation of essential LLR services and the use of the State Fire Campus as a command-and-control center during such events. State Fire must be able to stand up essential services, personnel and house other state and federal agencies (such as FEMA Search and Rescue Teams) during a disaster. Uninterrupted power supply is an essential element to enhance our response capabilities.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Labor, Licensing and Regulation

Project Name

Erect New Fire Training Burn Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5455	**Overall Priority**	2/5

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	25	Program/Academic	100	Other	100
Construct Additional Facility	75				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$2,252,500	Construction-Buildings & Additions	$1,977,250
		Contingencies-Capital Projects	$225,250
		Fee-Architectural, Engineering & Other	$50,000
	$2,252,500		$2,252,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Establish Phase 1 for SCDLLR to develop and complete plans to erect a new live fire training bum building structure to replace our 30-year old burn building with additional training areas that simulate live fire burning in a multi-story residential, mercantile/strip mall configuration at the State Fire Academy campus on the state-owned property on Monticello Trail. Columbia location, which houses SC State Fire. The intent would be to erect a training burn building structure of approximately 5000-6000 square feet. The building will have a combination of both Class A (ordinary combustibles) and Class B (propane) fueled burn areas with props for multiple discipline training needs specific to meeting the training demands of the fire service and industry customers.

Rationale

The original 30-year-old class A Concrete Masonry Unit (CMU) Burn Building has been placed out of service due to structural defects and needs to be replaced. Structural engineering team has advised against attempting to fix the burn building due to entire 2nd floor slab must be removed and damage to existing exterior walls. Adding a new burn building will ensure the longevity of our smaller burn structures (one class A and one Class B) by adding additional live fire burn capabilities to our training rotation. This new burn building combines two projects together from previous fiscal year (Overall Priority # 4 - Project 3798 Assessment and Repairs of Existing Burn Buildings and Overall priority # 8 Project 3801 Erect New Fire Training Burn Building).

Alternatives Considered

No alternatives exist as the existing burn building is un-repairable and a primary burn building (structure) is an essential component of any State Fire Training Academy to conduct interior live fire evolutions for training and national certification.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Labor, Licensing and Regulation

Project Name

Assessment and Repairs of FLAG Fire Training Props

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5456	**Overall Priority**	3/5

Project Type	Percentage
Architectural and Engineering	25
Repair/Renovate Existing Facility/System	75
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$997,500
	$997,500

Project Costs	Amount
Contingencies-Capital Projects	$99,750
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$847,750
	$997,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Establish Phase I for SCLLR to hire a specialist to assess the current Flammable Liquids and Gas (FLAG) props used for fire training on the Fire Academy campus of the state-owned property at the Monticello Trail, Columbia location, which houses the Division of State Fire. Recommendations on enhancements/improvements for the props will be included in the recommendations.

Rationale

The intent would be to ensure the safety of fire training props' continued use, which includes rail cars, automobiles, and industrial scenario props, and to repair any issues that may be apparent due to excessive use.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Labor, Licensing and Regulation

Project Name

Construct and Renovate US&R HQ and Command Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5457	**Overall Priority**	4/5

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	70
Repair/Renovate Existing Facility/System	20
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$14,250,000
[CP] State Appropriation - Capital	$5,750,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$16,600,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$400,000
Renovations-Buildings & Additions-Interiors	$1,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Establish Phase 1 submission for State Fire, a SCDLLR Division of Fire and Life Safety to build a new Urban Search and Rescue (US&R) building and renovate the existing US&R building at the State Fire campus, 141 Monticello Trail, Columbia SC. This building will house, train and deploy the State Urban Search and Rescue (US&R) Task Force 1 team and equipment. This new construction will provide for equipment storage, bunkroom, classroom, vehicle storage and command center in a state of the art designed and dedicated facility. The new building will be adjacent to the existing US&R building which has 20,726 sq. feet in which approximately 50% will be renovated. The new building will house the new US&R cache and a state-of-the-art Training Command Center. During normal operations, the training command center will provide high level, intense training and simulation for fire, rescue and emergency personnel. During emergency response, the building will be used as the State Fire Command Post to manage emergency response operations throughout the state by the Palmetto Incident Support Team.

Rationale

This space does not currently exist at State Fire and would serve a dual role, command training center and command post during emergency operations. This new building and renovation are possible by the combination of one-time reoccurring monies to house the complete replacement of multi- million equipment cache and vehicles dedicated to the South Carolina Task Force 1 US&R Team. The existing building will house the existing older cache used for training while the new building will house the new cache, plus also serve as a training and operational space for US&R and the Fire Academy. State Fire combined project 1 of 2023 with Project 8 of 2027 together into one project. Estimates received from feasibility study placed the estimated cost at $20,000,000 including contingencies.

Alternatives Considered

Existing building is too small to handle two US&R Caches of equipment and vehicles so a combination of new and renovated spaces will meet all programmatic and equipment storage requirements but provide command post option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Labor, Licensing and Regulation

Project Name

Renovation of Denny Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5458	**Overall Priority**	5/5

Project Type	Percentage
Architectural and Engineering	25
Repair/Renovate Existing Facility/System	75
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$950,000
	$950,000

Project Costs	Amount
Contingencies-Capital Projects	$95,000
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$50,000
Renovations-Buildings & Additions-Interiors	$755,000
	$950,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely		($5,000)
	Net Cost / (Savings): ($5,000)			($5,000)

Summary of Work

SCDLLR is proposing to complete an architectural review of the over 30-years-old Denny Auditorium Building (#5) at the campus of the state-owned property at the Monticello Trail, Columbia location, which houses the Division of State Fire. This review would include detailed modification plans for the structure. The scope of the project will be to upgrade fire protection sprinkler system within the existing auditorium, modifications to interior wall space and stage areas to increase seating, dedicated display area and removal of one rollup door, update current audio-visual equipment and technology, as well as install sound proofing, carpet, and new tables and chairs for seating. This facility is used by various groups from the fire service community throughout the State, outside industry for training, as well as numerous State agencies for large events/meetings, Therefore, it is recommended that the bathrooms also be updated and renovated to replace crack porcelain, leaking valves, and chipped or water-damaged laminate vanities. The new elements provided in this renovation project will also insure energy and water efficiency usage in this building relative to excessive usage.

Rationale

This review would include detailed modification plans for the structure, energy-efficient lighting and utilities. This would be a total make-over for the 30-year old facility.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Motor Vehicles

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Fountain Inn Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	4517	**Overall Priority**	1/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$790,000
	$790,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$60,000
Other Capital Outlay Costs	$130,000
Renovations-Buildings & Additions-Interiors	$600,000
	$790,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum. This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

To provide interior renovations to the DMV Fountain Inn Field Office to better serve the growing counties of Greenville and Laurens. The Fountain Inn DMV was constructed in 1990 and is 2,303 square feet

Alternatives Considered

The Fountain Inn DMV Office is located between the Greenville and Laurens County areas. The Greenville population has seen an enormous growth over the past few years. Since this Branch Office serves two counties, it will continue to see an astronomical amount of customers through the next few years. Due to the growing population in the Greenville/Laurens area and the dated inefficient layout of this location, the DMV wishes to renovate this facility.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Orangeburg Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4518	**Overall Priority**	2/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$560,000
	$560,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$110,000
Renovations-Buildings & Additions-Interiors	$420,000
	$560,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The Orangeburg Office was constructed in 1970. Due to the constant population growth in Orangeburg County, it is necessary to improve customer flow at this office. The improvements would provide safe accessibility for our employees and customers. It will also reduce our energy costs and wait times for customer transactions.

Alternatives Considered

Due to the growing population in the Orangeburg area and the dated inefficient layout of this location, the SCDMV wishes to renovate this facility. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

St Matthews Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	4519	**Overall Priority**	3/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$405,000
	$405,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$300,000
	$405,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The layout constructed in 1970 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws, due to the restrooms being behind the counter. The DMV wishes to renovate this facility due to the above mentioned safety and security issues. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

Alternatives Considered

St. Matthews DMV Field Office is 2,303 square feet and was constructed in 1970. Due to growing population trends in this area, this facility is no longer practical in its current state.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Lexington Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4520	**Overall Priority**	4/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$505,000
	$505,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$400,000
	$505,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum. This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The Lexington DMV Field Office is 4,391 square feet and was constructed in 1979. Due to growing population trends in this area, this facility is no longer practical in its current state.

Alternatives Considered

The layout constructed in 1979 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws. The DMV wishes to renovate this facility due to the above mentioned safety and security issues.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Ladson Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	1/4
Project Number	4521	**Overall Priority**	5/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$605,000
	$605,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$500,000
	$605,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The layout constructed in 1987 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws, due to the restrooms being behind the counter. The DMV wishes to renovate this facility due to the above mentioned safety and security issues. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

Alternatives Considered

The Ladson DMV Field Office is 5,406 square feet and was constructed in 1987. Due to growing population trends in this area, this facility is no longer practical in its current state.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Rock Hill Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	2/4
Project Number	4522	**Overall Priority**	6/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$605,000
	$605,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$500,000
	$605,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The layout constructed in 1977 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws, due to the restrooms being behind the counter. The DMV wishes to renovate this facility due to the above mentioned safety and security issues. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

Alternatives Considered

The Rock Hill DMV Field Office is 4,056 square feet and was constructed in 1977. This facility has split counters which no longer provides the manager with a clean view of their staff. Due to growing population trends in this area, this facility is no longer practical in its current state.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name
Charleston - Leeds Avenue Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	4523	**Overall Priority**	7/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$605,000
	$605,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$500,000
	$605,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The layout constructed in 1986 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws, due to the restrooms being behind the counter. The DMV wishes to renovate this facility due to the above mentioned safety and security issues. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

Alternatives Considered

The Charleston Leeds Ave DMV Field Office is 6,708 square feet and was constructed in 1986. This facility has split counters which no longer provides the manager with a clean view of their staff. Due to growing population trends in this area, this facility is no longer practical in its current state.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Motor Vehicles

Project Name

Columbia - Shop Road Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	4524	**Overall Priority**	8/8

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$805,000
	$805,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$75,000
Renovations-Buildings & Additions-Interiors	$700,000
	$805,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will also allow for LED upgraded lighting, and energy management tools, to lower energy costs. This project will require an architect, engineer, third party inspector, and a licensed contractor to provide materials and labor in this renovation. It is unknown if this facility contains any asbestos materials. This project will also require temporarily closing this facility and leasing another location while renovations are completed.

Rationale

The layout constructed in 1991 is not compatible with today's privacy laws, DMV security policies, and ADA Code/Laws, due to the restrooms being behind the counter. The DMV wishes to renovate this facility due to the above mentioned safety and security issues. Renovations to this site would greatly assist with better customer traffic flow inside the facility and offer additional counters to keep wait times at a minimum.

Alternatives Considered

The Columbia, Shop Road DMV Field Office is 9,286 square feet and was constructed in 1991. This facility has split counters which no longer provides the manager with a clean view of their staff. Due to growing population trends in this area, this facility is no longer practical in its current state.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Natural Resources

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Marlboro - Lake Paul Wallace Dam Repair

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/60
Project Number	5521	**Overall Priority**	1/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$1,000,000
[CP] State Appropriation - R&M	$25,000,000
	$26,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,003,000
Other Construction/Renovation/Repair Projects	$24,997,000
	$26,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is included in the August agenda as [P24-6129]. Renovate dam and spillway in accordance with recommendations from a DES-led, FEMA-funded detailed engineering inspection reports.

Rationale

Lake Paul Wallace, located within the City of Bennettsville, is classified by DES as high-hazard, with an overall dam rating of "Poor." A large low-income neighborhood lies in the downstream floodplain. Dam and spillway will be renovated as recommended by DES order to improve safety and reduce risk of failure. Aluminum fishing piers have a significantly longer lifespan than wooden ones, which are already in disrepair.

Alternatives Considered

1) No build - deficiencies will continue to exist and risk of dam failure will remain elevated, placing lives and properties at risk 2) Dewater the impoundment - eliminate the recreational and public works benefits of the impoundment.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

State Lakes - Renovation/Replacement of Water Cont

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/60
Project Number	5529	**Overall Priority**	2/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$500,000
	$500,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$450,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovate and/or replace water control structures at state lakes in various counties. Water control structures provide staff with the ability to manage lake levels and perform lake drawdowns when necessary.

Rationale

Existing water control structures are nearing the end of their functional life.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Spring Stevens Hatchery Spillway/Water C

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/60
Project Number	5530	**Overall Priority**	3/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$1,200,000
	$1,200,000

Project Costs	Amount
Contingencies-Capital Projects	$117,400
Fee-Architectural, Engineering & Other	$26,000
Other Construction/Renovation/Repair Projects	$1,056,600
	$1,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To replace the failing spillway/water control structure on the reservoir pond at Spring Stevens Hatchery to ensure stability of the reservoir pond, to enhance the reliability of the water supply to production ponds and to allow for the continued production operations at the Spring Stevens Hatchery.

Rationale

Failure to replace the structure can result in uncontrolled water releases from the reservoir or draining of the reservoir which put all fish production on this site at risk.

Alternatives Considered

The are no alternative to reliable water supply for fish production.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Oconee - Walhalla State Fish Hatchery Renovation [P24-6093]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/60
Project Number	5531	**Overall Priority**	4/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$9,648,000
[CP] State Appropriation - R&M	$552,000
	$10,200,000

Project Costs	Amount
Contingencies-Capital Projects	$375,000
Fee-Architectural, Engineering & Other	$350,000
Other Construction/Renovation/Repair Projects	$9,175,000
Roofing-Repairs & Renovations	$300,000
	$10,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6093) The Department requests approval to progress to the construction phase of the project. This project will renovate six production raceways (3 series that are two raceways wide) at Walhalla which were installed in the late 1950's. These raceways were recoated to extend their useable life 12 to 15 years ago. The raceways are in production 12 months a year with a constant flow of water of approximately 600 gallons a minute. This constant flow and accompanying hydrostatic load has created cracking in the raceway floors. To ensure long term production of trout at Walhalla the existing raceways will need to be reconstructed. Updated oxygenation systems, perimeter fencing and overhead panels are needed. There are no records as of the age of the existing supply lines that bring water into the hatchery for fish production. It is known that these lines, with considerable age, have been known to fail at other hatcheries. In order to avoid a catastrophic failure, it would be advantageous to replace the existing ductile iron pipes with an equivalent, or stronger, pipe. Ideally, the new pipe could be installed while the existing pipe continues to supply water to avoid as little disruption as possible to fish production. Repairs to the feed building, office and public restroom buildings are planned. (P24-6093)

Rationale

Maintain production of trout in the state's only cold water hatchery.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Hatchery System Feed Storage Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/60
Project Number	5532	**Overall Priority**	5/103

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$500,050
	$500,050

Project Costs	Amount
Construction-Buildings & Additions	$423,000
Contingencies-Capital Projects	$42,300
Fee-Architectural, Engineering & Other	$34,750
	$500,050

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,000	
Utilities	General Funds - Existing	Indefinitely	$4,200	
	Net Cost / (Savings): $5,200		$5,200	

Summary of Work

This project is included in the August agenda as [P24-6131]. To construct a centralized fish feed storage building at the Cohen Campbell Hatchery to allow for bulk purchase of fish feed to support the majority of fish production across the hatchery system. Bulk purchase of feed should reduce feed cost through reduction in shipping surcharges associated with partial truck deliveries to multiple locations across the state.

Rationale

Freight costs on less-than-truckload shipments of fish feed have increased significantly in recent years, straining operating budgets. At the moment, purchasing feed in bulk is not feasible, since dietary needs differ across fish species and sizes; feed spoils quickly without appropriate climate control; and storage space at each of SCDNR's six freshwater hatcheries is limited. Construction of an approximately 2,500 square foot centrally located feed Storage building will allow the program to purchase feed in bulk and distribute it to individual hatcheries as needed, thus saving the program approximately tens of thousands of dollars in freight costs annually.

Alternatives Considered

Alternative is to continue to incur increasing feed costed associated with shipping costed to multiple locations.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Beaufort - Turnure House Renovation [P24-6117]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/60
Project Number	5552	**Overall Priority**	6/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	55
HVAC	15
Interior Finishes/Flooring/Fixtures	30
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$7,500
[CP] State Appropriation - R&M	$492,500
	$500,000

Project Costs	Amount
Construction Projects-Lump Sum	$427,500
Contingencies-Capital Projects	$47,500
Fee-Architectural, Engineering & Other	$25,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6117) The Turnure House is located at the Waddell Mariculture Center in Beaufort County, South Carolina. This house was built in 1929 and converted by DNR in 1979 to it present use. It is a 4480 ft2 house that contains a Conference Room, Living quarters, Kitchen, and Dorm rooms. The Turnure House also contains 5 bedrooms, 5 1/2 bathrooms, and laundry. SCDNR uses the conference room for Education programs, Committee meetings and Community meetings. The Dormitory is used for college students, visiting scientists, researchers, and state employees. The Turnure House needs the outside envelope renewed including siding and 36 windows. The interior of the house needs to be renovated including HVAC systems and duct work, carpet, paint, kitchen appliances, kitchen and bathroom fixtures. Also, the house needs to be updated to comply with ADA standards and Fire protection.

Rationale

The last major renovation was completed in 1984. The Turnure house needs renovation, a safe alarm system, and ADA compliance. Researchers, visitors, and thousands of people from the community have met at the Turnure for meetings and community events.

Alternatives Considered

The alternatives are based on approaching these issues piecemeal.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - Bennett's Point Field Station Renovations [P24-6106]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	7/60
Project Number	5553	**Overall Priority**	7/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Fire/Security	15
HVAC	35
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] Federal Funds - R&M	$5,925
[CP] State Appropriation - R&M	$394,525
	$400,450

Project Costs	Amount
Contingencies-Capital Projects	$33,950
Fee-Architectural, Engineering & Other	$27,000
Renovations-Buildings & Additions-Interiors	$339,500
	$400,450

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6106) The Department of Natural Resources (DNR) request approval from the Joint Bond Review Committee to establish a project to replace the HVAC system that serves the McKenzie Field Station in Colleton County.
The Field Station is comprised of two buildings 1) Classroom/office/lab and 2) Dormitory. This facility serves as a staging area for Marine Research, Law Enforcement and Education for SCDNR as well as other State/Federal agencies and educational groups. The existing HVAC systems are in excess of 20 years old and in need of replacement with more efficient HVAC system. The current units barely keep the interior of the building conditioned and do not provide for dehumidification, which is essential in this environment for keeping the building conditioned as well as preventing other complications associated with high humidity.
The department plans to address this issue by installing new energy efficient HVAC systems that include dehumidification. The new HVAC systems will be installed on elevated platforms which would be above the flood elevation level. The estimated cost of replacing the HVAC systems is $395,000.
The department requests an initial budget of $5,925 to conduct A&E and Pre-design work for the project. Funding for this project will come from Federal National Oceanic and Atmospheric Administration grant awarded under notice NA23NOS4200191. FY 2024 State Carryforward funds will be utilized to perform the upgrades.

Rationale

Maintain the asset in a satisfactory condition and maintaining a functional support role.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - Bear Island - Mosquito Dike Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	8/60
Project Number	5567	**Overall Priority**	8/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$324,000
	$324,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$8,860
Other Construction/Renovation/Repair Projects	$315,140
	$324,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This renovation includes splitting a larger waterfowl impoundment into separate impoundments so that water levels can be managed differently to maximize management capability so that more beneficial vegetation can be grown for migrating waterfowl. Activity includes a cross dike and associated water control structures.
The estimated cost of the project is $324,000. Funding will be from state appropriated funds.

Rationale

Protect assets and provide a dependable facility for public waterfowl hunts and improve waterfowl habitat.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Georgetown - Samworth WMA Dirleton House Renovations [P24-6114]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	9/60
Project Number	5568	**Overall Priority**	9/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$7,920
[CP] State Appropriation - R&M	$521,280
	$529,200

Project Costs	Amount
Fee-Architectural, Engineering & Other	$45,000
Renovations-Building Exteriors	$368,324
Renovations-Buildings & Additions-Interiors	$115,876
	$529,200

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6114) Painting of the exterior of the Samworth house is needed to protect the integrity of the house that is listed on the National Historical Register. DNR is to maintain the historic house that was a gift to the agency from Mr. Samworth. It has been several years since the outside has been painted and weather over time has caused the paint to peel.
The estimated cost of the project is $100,000.

Rationale

Protect assets and maintain facility according to National Historic Register standards.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Aiken - Aiken Gopher Tortoise HP Land Acquisition (Korn Tract)
[P24-6094]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	10/60
Project Number	5591	**Overall Priority**	10/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
[CP] Other Funds - Capital	$1,000,000
	$1,020,000

Project Costs	Amount
Attorney Fees-Construction Projects	$15,000
Land	$1,000,000
Legal Services-Construction Projects	$5,000
	$1,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6094) The Department of Natural Resources (SCDNR) requests final approval from Joint Bond Review Committee and State Fiscal Accountability Authority to acquire approximately +/- 302.32 acres of land located adjacent to Sandy Run Road in Aiken County. The tract is offered by:
Aiken Land Conservancy
302 Park Ave. SE
Aiken, SC 29801

Rationale

This property is adjacent to SCDNR's Aiken Gopher Tortoise HP/WMA, sharing the southeastern boundary of the property, a portion of which (1.6 miles) is along Pond Branch. Habitats on the property include upland pine and wiregrass and pine-scrub oak sandhill communities very similar to Aiken Gopher Tortoise HP/WMA.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Aiken - Gopher Branch HP Land Acquisition (Mixon Tract) [P24-6127]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	11/60
Project Number	5584	**Overall Priority**	11/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$20,000	Fee-Architectural, Engineering & Other	$15,000
[CP] Other Funds	$50,000	Land	$50,000
		Legal Services-Construction Projects	$5,000
	$70,000		$70,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$4,500	
Other Expenses	Other Funds - Additional	1 Year/One Time	$500	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Preliminary Land Acquisition - #6127) The South Carolina Department of Natural Resources (SCDNR) requests approval from the Joint Bond Review Committee and State Fiscal Accountability Authority to complete the potential acquisition of an +/- 1-acre tract in Aiken County that is contiguous to the existing Gopher Branch Heritage Preserve.
The seller is:
Hellen Elizabeth Mixon
487 Lake Shore Drive
Aiken, SC 29801

Rationale

This property acquisition will expand the current Gopher Branch Heritage Preserve-Wildlife Management Area to include the one acre parcel that contains the waster pile and dragon kiln associated with the early 19th century alkaline glaze stoneware manufacturing site of Reverend John Landrum. This is the earliest known site that the now famous enslaved potter David Drake or "Dave the slave" worked. Due to the significant cultural resources on the site, it will be dedicated as a Heritage Preserve and placed into the corpus of the Heritage Trust Program. The property, once acquired, will be open to the public for outdoor recreational activities.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Aiken - Greystone HP Land Acquisition (CSLT) [P24-6095]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	12/60
Project Number	5406	**Overall Priority**	12/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
[CP] Other Funds - Capital	$5,000,000	Land	$5,000,000
	$5,020,000		$5,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$9,600	
Utilities	Other Funds - Existing	Indefinitely	$400	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6095) The Department of Natural Resources (DNR) requests approval from Joint Bond Review Committee and State Fiscal Accountability Authority to complete the acquisition of +/- 262 acres of land in Aiken and Edgefield Counties. The owner is:
Central Savannah Land Trust
836 Greene St.
Augusta, Georgia 30901

Rationale

The property is located West Side of Martintown Road Aiken County – North Augusta and is also located in Edgefield County. The property is also located along the Atlantic Coast Fall Line north of the City of North Augusta and just to the east approximately 0.3 miles from the Savannah River. It is located approximately 0.64 miles north of SCDNR's Savannah River Bluffs Heritage Preserve. This location would be established as a new Heritage Preserve.
Habitats on the site include a rich diversity of rare plant species because of the unusual geology with high pH soils that are high in calcium. The property contains130 acres of a federally endangered plant species, the largest and most intact population of this species making it critical for conservation of the species. The property also has unique geology and contains approximately 1.2 miles of Fox Creek and two intermittent tributaries to Fox Creek.
The department requests an increase in project budget of $5,000,000 to complete the land acquisition. The acquisition cost for the tract will be funded from the Heritage Land Trust Fund. A grant application is pending for a US Fish and Wildlife Service Recovery Land Grant, to protect endangered plant species' habitat. If awarded this would reduce Heritage Land Trust funding up to $4,000,000. Total project cost would total $5,020,000.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Calhoun - Congaree Bluffs HP Land Acquisition (Creech)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	13/60
Project Number	5592	**Overall Priority**	13/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire up to +/- 500 acres of land to add to the Congaree Bluffs HP.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Botany Bay HP Land Acquisition (TT)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	14/60
Project Number	5408	**Overall Priority**	14/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 123 acres adjacent to SCDNR's Botany Bay Heritage Preserve/WMA. This provides additional protection to this unique property.

Rationale

Property adjoins existing DNR land.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Fort Lamar Heritage Preserve Land Acquisition
(CCPRC)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	15/60
Project Number	5593	**Overall Priority**	15/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Acquire +/- 3 acres of land to expand existing Fort Lamar Heritage Preserve. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Rationale

Create expanded buffer to existing Heritage Preserve and protects additional habitat.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Botany Bay HP/WMA Land Donation (Ocella Creek)
[P24-6113]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	16/60
Project Number	5405	**Overall Priority**	16/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Preliminary Land Acquisition - #6113) The South Carolina Department of Natural Resources (SCDNR) requests approval from the Joint Bond Review Committee and State Fiscal Accountability Authority to investigate acceptance of an +/- 19-acre donation that is contiguous to Botany Bay Heritage Preserve/Wildlife Management Area, located off Point of Pines Road. The donor is:
Edisto Island Open Land Trust, Inc.
547 Hwy-174, Suite 76
Edisto Island, SC 29438

Rationale

This 19-acre tract will provide a point of access for management to the existing Botany Bay HP/WMA, including access for control of wildfires. An existing road following the southern edge of the property will allow for management access and public access. The property also provides access to a tributary of Ocella Creek and could provide opportunities for recreational fishing. Trails could be established, using existing roads, for nature observation and hunting, which would expand the visitor benefits for users of the HP/WMA.
This property will be dedicated as a Heritage Preserve and placed into the Corpus of the Heritage Trust. The property will also be designated a Wildlife Management Area.
The project contains funding from the Heritage Land Trust Fund. A resolution, attached from the Heritage Trust Advisory Board dated May 9, 2024, recommends use of the funds for the donation. Use of the fund requires State Fiscal Accountability Authority action and a Disclosure – Legal Entity form is attached.
Act 226, Part 1B, Proviso 117.171 applies to this land donation. A memo from the South Carolina Conservation Bank is attached which confirms DNR concurrence with the proviso.
The department requests an initial budget of $20,000 for due diligence activities. Funding for due diligence is provided from Heritage Land Trust revenue. As this is a donation, no acquisition cost will be incurred for the land.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Chester - Landsford Canal WMA Land Donation (OSI) [P24-6020]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	17/60
Project Number	5595	**Overall Priority**	17/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$10,000
		Fee-Architectural, Engineering & Other	$10,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Preliminary Land Acquisition - #6020) The Department of Natural Resources (DNR) requests approval from Joint Bond Review Committee Staff to complete the acceptance of +/- 109.48 acres of land in eastern Chester County. The property is being donated by:
Open Space Institute
1350 Broadway, Ste 201
New York, NY 10018
The property is adjacent to DNR's Landsford Canal Forest Legacy Wildlife Management Area (WMA) and would allow SC Department of Commerce Project to fulfill a permit requirement for Project Inspector's (Carolina Panthers) impacts to waters of the United States associated with a U.S. Army Corps of Engineers' permit. A companion project, P24-6027 Chester-Landsford Canal WMA Land Acquisition (OSI-A) is interwoven with this tract.
The land is being donated, and an appraisal is not required. The Phase I Environmental Site Assessment report found no adverse issues, does not recommend a Phase II assessment and is attached. There are no structures located on the land therefore no Building Condition Assessment report is required. The seller is a private nonprofit; therefore, letters of support from the Chester County School District and Chester County Government are not required.
As this is a donation the existing budget of $20,000 will be sufficient to complete the acquisition. All mitigation activities are anticipated to be completed by 2027.

Rationale

The project is required for impacting wetlands related to a SC Dept of Commerce economic development project.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - Crosby Oxypolis HP Land Acquisition (Williams)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	18/60
Project Number	5596	**Overall Priority**	18/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 10 acres of land adjoining DNR's Crosby Oxypolis Heritage Preserve in Colleton County. The 32 acre Crosby Oxypolis Heritage Preserve in Colleton County was acquired to protect a population of the federally-endangered plants, Canby's dropwort (Oxypolis canbyi), also known as Cowbane. At the time the preserve was protected, only five populations of this plant were known to exist.

Rationale

Expand an existing Heritage Preserve.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - St Helena Sound HP/WMA Land Acquisition (SFI-M)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	19/60
Project Number	5597	**Overall Priority**	19/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire up to +/- 17 acres of land on South Fenwick Island, to fill inholdings on St. Helena Sound HP-WMA.

Rationale

This tract is an inholding consisting of 3 parcels owned by the Maybank Family and located on South Fenwick Island adjacent to St. Helena Sound HP/WMA. The property is dominated by maritime forest and contains frontage along the Ashepoo River on the western boundary. The property is accessible only by boat with a private dock.

Acquisition of this property will protect key parcels on the island and allow for comprehensive management, including prescribed burning and invasive species control. Once acquired, the property will become a Wildlife Management Area, part of St. Helena Sound HP/WMA.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - Saint Helena Sound WMA Land Acquisition (S Fenwick Isl-Wise)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	20/60
Project Number	5627	**Overall Priority**	20/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Acquire +/- 8 acres of land on South Fenwick Island adjacent to existing SCDNR parcels.

Rationale

This tract is an inholding on South Fenwick Island WMA adjacent to St. Helena Sound HP/WMA. There is approximately 400 feet of waterfront on the Ashepoo River. The property is an important addition to the ongoing land protection of South Fenwick Island by SCDNR. It is dominated by low elevation, successional maritime upland forest dominated by loblolly pine, cabbage palm, live oak, and red cedar, with a low diversity understory dominated by beaked panic grass and longleaf Spikegrass. This parcel is of value in long-term management of the WMA because it allows for comprehensive management including prescribed burning and invasive plant control. These habitats will provide resources for diverse wildlife. This tract would be high value as migratory songbird habitat.

SCDNR staff is aware of buildings and structures on site and determined that maintenance of the improvements is worth owning the property. This property is accessible only by boat and has improvements including a dock, a 720 square foot cabin powered by a generator, served by a septic tank-field, has a shed for the generator, and a general storage shed.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Edgefield - Horse Creek HP Land Acquisition (A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	21/60
Project Number	5631	**Overall Priority**	21/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 156 acres adjacent to existing Horse Creek Heritage Preserve.

Rationale

Create expanded buffer to existing Heritage Preserve. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Florence - Woodbury HP/WMA Addition Land Acquisition
(Snow's Island) [P24-6112]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	22/60
Project Number	5632	**Overall Priority**	22/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$8,500,000	Attorney Fees-Construction Projects	$20,000
[CP] Other Funds	$1,500,000	Land	$10,000,000
[CP] Other Funds - Capital	$20,000		
	$10,020,000		$10,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6112) Acquire +/- 4,969 acres as an addition to Woodbury Wildlife Management Area.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Florence - Woodbury WMA Land Acquisition (River Forks) [P24-6109]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	23/60
Project Number	5633	**Overall Priority**	23/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$2,950,000	Attorney Fees-Construction Projects	$20,000
[CP] Other Funds - Capital	$20,000	Land	$2,950,000
	$2,970,000		$2,970,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6109) Acquire +/- 2,584 acres adjacent to Woodbury Wildlife Management Area for natural resource protection.

Rationale

Land is adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - Bunched Arrowhead HP Land Acquisition (Shelton)
[P24-6122]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	24/60
Project Number	5635	**Overall Priority**	24/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
[CP] Other Funds - Capital	$100,000	Land	$100,000
	$120,000		$120,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$4,000	
	Net Cost / (Savings): $4,000		$4,000	

Summary of Work

(Preliminary Land Acquisition - #6122) Acquire +/- 23 acres adjacent to Bunched Arrowhead Heritage Preserve to protect rare and endangered plants.

Rationale

Property adjoins existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - Cedar Mountain HP/WMA Land Acquisition
(Bramlett-NLT) [P24-6065]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	25/60
Project Number	5634	**Overall Priority**	25/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
[CP] Other Funds - Capital	$1,500,000	Land	$1,500,000
	$1,520,000		$1,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	1 Year/One Time	$3,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

(Preliminary Land Acquisition - #6065) To acquire +/-435 acres and a building in Greenville County. The property is located approximately six miles northeast of the Town of Cleveland in Greenville County. It is located on the north and south sides of Old Highway 25 and harbors a peak of 1,765 feet. The property is characterized by a cove and oak hickory forest, geologic formations and a tributary of the North Saluda River that provides habitat for rare plant and animal species.

Rationale

Acquisition of the property would protect the second tallest peak overlooking the North Saluda River Valley. This property would create a new Heritage Preserve for the public to engage in outdoor recreational activities.

Alternatives Considered

Limited opportunities exist to protect land that meets Heritage Trust requirements.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Greenville - North Saluda River WMA Land Donation (NLT)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	26/60
Project Number	5630	**Overall Priority**	26/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $20,000		$20,000	

Summary of Work

Acquire +/- 32 acres along the North Saluda River in Greenville County for conservation purposes and increase public access to lands.

Rationale

This property is adjacent to privately conserved lands that act as a buffer to N. Highway 25 directly to the east. It provides bank access to an approximately 1/2 mile stretch on the North Saluda River and gives wading access beyond the property's boundaries. A population of American ginseng, which is endangered in South Carolina, has also been identified on this parcel in recent years. Acquisition of this property will help protect this species and conserve population numbers in the state, while also providing valuable public access for trout fishing on the Saluda River. Once acquired, the property will be designated as a Wildlife Management Area and placed into SCDNR's WMA program.

Alternatives Considered

No other options were available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - North Saluda Trout Access Land Acquisition
(Addition A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	27/60
Project Number	5637	**Overall Priority**	27/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 386 acres of land to provide trout fishing access on the North Saluda River.

Rationale

Acquire land to provide trout fishing access. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - North Saluda Trout Access Land Acquisition
(Addition B)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	28/60
Project Number	5639	**Overall Priority**	28/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 23 acres of land to provide trout fishing access on the North Saluda River.

Rationale

Acquire land to provide trout fishing access. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - North Saluda Trout Access Land Acquisition
(Addition C)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	29/60
Project Number	5636	**Overall Priority**	29/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 94 acres of land to provide trout fishing access on the North Saluda River.

Rationale

Acquire land to provide trout fishing access. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - North Saluda Trout Access Land Acquisition
(Addition D)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	30/60
Project Number	5640	**Overall Priority**	30/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 27 acres of land to provide trout fishing access on the North Saluda River.

Rationale

Acquire land to provide trout fishing access. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - North Saluda Trout Access Land Acquisition
(Addition E)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	31/60
Project Number	5641	**Overall Priority**	31/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 5 acres of land to provide trout fishing access on the North Saluda River.

Rationale

Acquire land to provide trout fishing access.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - Middle South Saluda Trout Access Land Acquisition
(Addition A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	32/60
Project Number	5638	**Overall Priority**	32/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 94 acres to provide trout fishing access on the Middle and South Saluda Rivers.

Rationale

Acquire land to provide trout fishing acess.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Georgetown - Cecil Green Mountain HP Land Acquisition (AC)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	33/60
Project Number	5580	**Overall Priority**	33/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Additional	1 Year/One Time	$65,000	
Other Expenses	Other Funds - Additional	Indefinitely	$120,000	
	Net Cost / (Savings): $185,000		$185,000	

Summary of Work

Acquire a +/- 2,000 acre parcel of land to establish Cecil Green Mountain HP-WMA.

Rationale

Acquire land to establish a new Heritage Preserve. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Hampton - Palachucola WMA Land Acquisition (Webb-Drew)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	34/60
Project Number	5652	**Overall Priority**	34/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$10,000
		Fee-Architectural, Engineering & Other	$10,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To acquire +/- 35 acres of land that fills inholdings and adds land adjacent to Palachucola WMA in Hampton County.

Rationale

Acquire land adjacent to existing DNR land and inholdings. This protects additional land and provides some economies for natural resources protection and management that benefit the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Lewis Ocean Bay HP/WMA Land Acquisition (WT)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	35/60
Project Number	5651	**Overall Priority**	35/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 60 acres of land that will be added to the existing Lewis Ocean Bay HP-WMA.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Little Pee Dee HP Land Acquisition (Addition A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	36/60
Project Number	5644	**Overall Priority**	36/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 595 acres adjacent to Little Pee Dee Heritage Preserve.

Rationale

Property adjoins existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Little Pee Dee HP Land Acquisition (GI)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	37/60
Project Number	5581	**Overall Priority**	37/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Additional	1 Year/One Time	$30,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

Acquire +/- 595 acres of land to add to Little Pee Dee HP.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Waccamaw River HP/WMA Land Acquisition (Addition A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	38/60
Project Number	5645	**Overall Priority**	38/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 628 acres adjacent to existing Waccamaw River Heritage Preserve.

Rationale

Property adjoins existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Waccamaw River HP/WMA Land Acquisition (Addition B)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	39/60
Project Number	5643	**Overall Priority**	39/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 2,827 acres adjacent to existing Heritage Preserve.

Rationale

Property adjoins existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Waccamaw River HP/WMA Land Acquisition (OSI-4 Parcels)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	40/60
Project Number	5653	**Overall Priority**	40/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$60,000	Fee-Architectural, Engineering & Other	$40,000
		Legal Services-Construction Projects	$20,000
	$60,000		$60,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$75,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

Acquire +/- 5,319 acres across four parcels to fill in holdings on Waccamaw River HP-WMA in Horry County.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Waccamaw River HP/WMA Land Acquisition (River Oaks)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	41/60
Project Number	5656	**Overall Priority**	41/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 410 acres of land to expand the Waccamaw HP-WMA.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC-Bigby)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	42/60
Project Number	5662	**Overall Priority**	42/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$1,800,000	Fee-Architectural, Engineering & Other	$10,000
		Land	$1,780,000
		Legal Services-Construction Projects	$10,000
	$1,800,000		$1,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$6,000	
	Net Cost / (Savings): $6,000		$6,000	

Summary of Work

This project is included on the December agenda as [P24-6110]. Acquire +/- 635 acres in holding to existing Coosawhatchie Heritage Preserve - Wildlife Management Area.

Rationale

Restoration of the previously harvested hardwood floodplain/swamp is critical for flood control, water filtration, carbon sequestration, and habitat utilization by state and federal species of concern and to maintain the integrity of the larger ecosystem footprint of the HP/WMA. The property contains habitat for gopher tortoises, a keystone species, which are currently listed as endangered in South Carolina. Expanding the HP/WMA will increase public recreation opportunities including riverbank fishing, hunting, birdwatching, and academic research.
Once acquired, the property will be designated as a Wildlife Management Area.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Jasper - Coosawhatchie HP/WMA Land Acquisition Part IX (SP)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	43/60
Project Number	5663	**Overall Priority**	43/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$10,000
		Fee-Architectural, Engineering & Other	$10,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 274 acres adjacent to increase the acreage Coosawhatchie HP-WMA in Hampton and Jasper counties.

Rationale

Addition of the land will square the boundary and increase protected habitat for gopher tortoise conservation. Rare plants, multiple snake species and bat habitat are also found on this site.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Catawba WMA Land Acquisition (BT)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	44/60
Project Number	5646	**Overall Priority**	44/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Legal Services-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 223 acres of land adjacent to Catawba Wildlife Management Area.

Rationale

Property adjoins existing WMA. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Congaree Creek HP Land Acquisition (SB)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	45/60
Project Number	5654	**Overall Priority**	45/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$10,000
		Attorney Fees-Construction Projects	$10,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Department of Natural Resources requests Joint Bond Review Committee staff approve the establishment of a project to investigate the acquisition of a +/- 1.5 acre in holding in the South Carolina Department of Natural Resources Congaree Creek Heritage Preserve in Lexington County. The property is needed to provide a location for equipment storage and workshop facility which will provide management support services for 18 statewide Cultural Heritage Trust Preserves.

Rationale

Create expanded buffer to existing Heritage Preserve. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Shealy's Pond HP Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	46/60
Project Number	5655	**Overall Priority**	46/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$10,000
		Fee-Architectural, Engineering & Other	$10,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire multiple parcels to increase Shealy's Pond HP in Lexington County.

Rationale

Acquire land adjacent to DNR's Shealy's Pomd HP. SCDNR protects land to increase natural resources protection and management for the benefit of the state’s natural and cultural resources and its people.

Alternatives Considered

No other alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Marion - Marsh WMA Land Acquisition (Waterfront Preservation)
[P24-6097]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	47/60
Project Number	5629	**Overall Priority**	47/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$750,000	Fee-Architectural, Engineering & Other	$10,000
[CP] State Appropriation - Capital	$20,000	Land	$1,000,000
[CP] State Appropriation - Capital	$250,000	Legal Services-Construction Projects	$10,000
	$1,020,000		$1,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Federal Funds - Existing	1 Year/One Time	$33,000	
	Net Cost / (Savings): $33,000		$33,000	

Summary of Work

(Preliminary Land Acquisition - #6097) This project would acquire +/- 491 acres of land adjoining the existing Marsh WMA.

Rationale

This project is a fee simple acquisition of approximately 491 acres of recreational forested timberland. The property borders 0.7 miles of the Pee Dee River and several sections of stream (portions of the Bull Swamp/Mulyn Creek system) run from NW to SE across the property. The property provides riparian, wetland, and aquatic habitats, floodwater storage, flood-flow attenuation, and water quality improvement functions. Protection of the property would enhance and expand the protection of riparian, aquatic habitats at the adjacent Marsh WMA. The property will be open to the public for outdoor recreation as part of the adjacent Wildlife Management Area.

An appraisal, dated June 10, 2025, indicates a value of $1,000,000 for the subject parcels and is attached. A building condition assessment was not performed due to the absence of buildings on the parcels.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Oconee - Chauga River Land Acquisition (Addition A)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	48/60
Project Number	5660	**Overall Priority**	48/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$60,000
	$60,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$50,000
	$60,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 188 acres of land along the Chauga River in Oconee County.

Rationale

Acquiring these tracts will provide public access to a river that contains trout, largemouth bass, redeye bass, bluegill and catfish. This furthers SCDNRs mission to protect land, to increase natural resources protection, and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Oconee - Chauga River Land Acquisition (Addition B)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	49/60
Project Number	5659	**Overall Priority**	49/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$60,000
	$60,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$50,000
	$60,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 96 acres of land along the Chauga River in Oconee County.

Rationale

Acquiring these tracts will provide public access to a river that contains trout, largemouth bass, redeye bass, bluegill and catfish. This furthers SCDNRs mission to protect land, to increase natural resources protection, and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Pickens - Brown Mountain/Grassy Knob HP/WMA Land Acquisition (NLT)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	50/60
Project Number	5603	**Overall Priority**	50/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Acquire +/- 2,285 acres in Pickens to establish a new Heritage Preserve - Wildlife Management Area. The property contains the summit of Brown Mountain (1,960 ft.) The significance comes from the size and the fact that it is not fragmented and will provide a number of new public recreation opportunities and protects a unique natural landscape.

Rationale

Protect a unique landscape and provide new public recreation opportunties. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Pickens - Jocassee Gorges HP/WMA Land Acquisition (His Way)
[P24-6115]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	51/60
Project Number	5600	**Overall Priority**	51/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000		$15,000
[CP] Other Funds - Capital	$475,000	Land	$475,000
		Legal Services-Construction Projects	$5,000
	$495,000		$495,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Preliminary Land Acquisition - #6115) To purchase an +/- 106-acre parcel that is contiguous to Jocassee Gorges WMA and nearly contiguous with Wadakoe Mountain HP/WMA. The owner is:
Naturaland Trust
PO Box 728
Greenville, SC 29602

Rationale

This property is located along the Cherokee Scenic Highway (Hwy. 11), a major artery into Jocassee Gorges WMA. Acquisition of this property would protect the viewshed along Highway 11 and limit the threat of development along the Eastatoe Creek, which offers a crucial habitat for brook trout, the only species of trout native to the eastern United States.
Jocassee Gorges boasts a diverse array of wildlife, including some of the most abundant salamander and black bear populations in the southeast. Acquisition would expand visitor benefits for users of the existing Jocassee Gorges HP and Wadakoe Mountain HP/WMA by providing opportunities for recreational fishing, hunting and nature observation. Trails could be established and there is existing parking and trail access across the street from the property on Roy F. Jones Highway.
Due to the significant natural resources on the site, this property will be dedicated as a Heritage Preserve and placed into the Corpus of the Heritage Trust program. The property will also be designated a Wildlife Management Area to be added to the Jocassee Gorges WMA.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Pickens - Pickens Dove Field Expansion (Bagwell)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	52/60
Project Number	5602	**Overall Priority**	52/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 10 acres of land adjacent to Pickens Dove Field.

Rationale

Property adjoins existing DNR land and provides a buffer to the existing dove fields. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Pickens - South Saluda River WMA Land Acquisition (W)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	53/60
Project Number	5661	**Overall Priority**	53/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$30,000	Attorney Fees-Construction Projects	$10,000
		Fee-Architectural, Engineering & Other	$20,000
	$30,000		$30,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Acquire +/- 28 acres of land to expand the South Saluda River WMA for trout fishing access.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Richland - Wateree River WMA Land Acquisition (Goodwill)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	54/60
Project Number	5598	**Overall Priority**	54/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	50	Other	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To acquire up to +/- 750 acres of land adjacent to SCDNR's Wateree River HP/WMA and Wateree River Firing Range.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

Limited alternatives exist to expand existing protected lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Sumter/Lee - Bobwhite Hills WMA Land Acquisition (Player Tract)
[P24-6099]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	55/60
Project Number	5647	**Overall Priority**	55/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$40,000	Attorney Fees-Construction Projects	$10,000
[CP] Other Funds - Capital	$675,000	Fee-Architectural, Engineering & Other	$30,000
		Land	$675,000
	$715,000		$715,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Preliminary Land Acquisition - #6099) Acquire +/- 774 acres of land in Dalzell three miles north of the intersection of SC Highway 441 and Live Oak Road. The property is comprised of a longleaf
pine savanna community and borders a 2,490-acre tract leased by DNR as a Wildlife Management Area (WMA). DNR staff have identified 43 priority species that likely utilize the area. It will be managed mainly for quail, along with other wildlife species.

Rationale

Acquisition of the site will allow for the establishment of a WMA for the public to engage in outdoor recreational activities.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Colleton - McKenzie Field Station Renovations [P24-6116]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	56/60
Project Number	5664	**Overall Priority**	56/103

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Federal Funds - R&M	$200,450
[CP] State Appropriation - R&M	$3,000
[CP] State Appropriation - R&M	$197,000
	$400,450

Project Costs	Amount
Contingencies-Capital Projects	$33,950
Fee-Architectural, Engineering & Other	$25,000
Other Construction/Renovation/Repair Projects	$2,000
Renovations-Utilities	$339,500
	$400,450

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6116) The Department of Natural Resources (DNR) request approval from the Joint Bond Review Committee to proceed with Phase II for a project to replace the HVAC system that serves the McKenzie Field Station in Colleton County.
The Field Station is comprised of two buildings 1) Classroom/office/lab and 2) Dormitory. This facility serves as a staging area for Marine Research, Law Enforcement and Education for SCDNR as well as other State/Federal agencies and educational groups. The existing HVAC systems are in excess of 20 years old and in need of replacement with more efficient HVAC system. The current units barely keep the interior of the building conditioned and do not provide for dehumidification, which is essential in this environment for keeping the building conditioned as well as preventing other complications associated with high humidity.
SCDNR plans to address this issue by installing new energy efficient HVAC systems that include dehumidification. The new HVAC systems will be installed on elevated platforms so they would be above the flood elevation.

Rationale

Replacing the system will provide for dehumidification, which is essential in this environment for keeping the building conditioned as well as preventing other complications associated with high humidity.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Charleston - CCEHBR Building Demolition [P24-6104]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	57/60
Project Number	5668	**Overall Priority**	57/103

Project Type	Percentage
Demolish Existing Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$945,000
[CP] State Appropriation - R&M	$507,040
	$1,452,040

Project Costs	Amount
Contingencies-Capital Projects	$120,640
Fee-Architectural, Engineering & Other	$120,000
Other Capital Outlay Costs	$1,211,400
	$1,452,040

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6104) The project will demolish the building.

Rationale

The need for this increase is mainly attributed to higher than anticipated demolition and hazardous materials abatement costs. In 2021 NOAA-NMFS ended their lease and moved out of the building. It has remained unoccupied since that time. In
2013, the agency conducted a feasibility study to provide an overall facility condition assessment from an architectural, mechanical, and electrical standpoint. The study determined that the building has outlived its useful life and is inefficient.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Bundrick Island Dock Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	58/60
Project Number	5669	**Overall Priority**	58/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,500
[CP] State Appropriation - Capital	$543,012
	$550,512

Project Costs	Amount
Construction-Buildings & Additions	$489,200
Contingencies-Capital Projects	$48,920
Fee-Architectural, Engineering & Other	$12,392
	$550,512

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6088) The project will replace and expand the existing dock to have the additional capacity for boats. The new dock will have standard 24-foot-wide by 24-foot-long slips that will give additional room to allow 2 boats to dock simultaneously. The additional length of the slip will extend the main walk roughly about 20 feet.

Rationale

The Bundrick Island facility is a major hub for SCDNR Law Enforcement and Fisheries activities on Lake Murray. It is utilized by SCDNR primarily for day-to-day Law Enforcement activities and emergency response. The current structure does not have the capacity needed to moor the number of boats required to serve this lake and needs replacement.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Ft. Johnson Mechanical Infrastructure Renovations
[P24-6070]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	59/60
Project Number	5672	**Overall Priority**	59/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$4,000,000
[CP] State Appropriation - R&M	$5,419,633
	$9,419,633

Project Costs	Amount
Contingencies-Capital Projects	$819,967
Fee-Architectural, Engineering & Other	$400,000
Other Capital Outlay Costs	$10,500
Other Construction/Renovation/Repair Projects	$8,189,166
	$9,419,633

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely		($21,750)
	Net Cost / (Savings): ($21,750)			($21,750)

Summary of Work

(Phase II - #6070) The project will renovate portions of the mechanical infrastructure at the Marine Resources Center. The work includes replacement of boilers and cooling towers at the Central Energy Plant including hot and cold-water piping, generators, replacement of air handler units, duct, piping, electrical and controls at the Administration Building and Marine Research Infrastructure Building and associated modifications at all buildings needed to provide an efficient mechanical system and sound structure.

Rationale

The additional funds are needed to complete the project. The mechanical systems are built adjacent to the Charleston Harbor and are exposed to a high salinity environment, which accelerated deterioration. Because of this environment, the mechanical infrastructure has outlived its useful life and needs replacement.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Ft. Johnson Historic House Renovations [P24-6079]

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	60/60
Project Number	5673	**Overall Priority**	60/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$1,200,000
[CP] State Appropriation - R&M	$235,872
	$1,435,872

Project Costs	Amount
Bond Issue Costs-Capital Projects	$11,232
Contingencies-Capital Projects	$100,225
Fee-Architectural, Engineering & Other	$97,575
Renovations-Building Exteriors	$1,226,840
	$1,435,872

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #6079) The project will renovate the Marshlands House and the Bearden House (Quarantine Officers Quarters). The work will focus on the envelope of both structures to include window repairs, siding and trim restoration, mortar repairs, porch railings and column replacements /repairs.

Rationale

This increase will allow window shutter repairs to be completed. The project addresses the deteriorating conditions of both structures. The houses are located on the Charleston Harbor, and the salt water has been harsh on the exterior paint and woodwork. The project is required to preserve the integrity and historical significance of the inside and outside structures.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Chester - Mountain Lakes Dams 1 & 2 Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/18
Project Number	5515	**Overall Priority**	61/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$950,000
	$950,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$155,000
Other Construction/Renovation/Repair Projects	$795,000
	$950,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Repairs to water control structures and impoundment wall to meet DES dam safety standards.

Rationale

Protects opportunity for fishing, fish habitat in the lake and private property downstream from the lake.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Barnwell - Lake Edgar Brown Water Exchange Improvement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/18
Project Number	5517	**Overall Priority**	62/103

Project Type	Percentage
Environmental	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$1,555,500
	$1,555,500

Project Costs	Amount
Fee-Architectural, Engineering & Other	$233,325
Other Construction/Renovation/Repair Projects	$1,322,175
	$1,555,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Improve water exchange at Lake Brown that will alleviate nuisance algae blooms occurring frequently during summer months.

Rationale

Reduces nuisance odors during summer months.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Cohen Campbell Hatchery - Renovations and Impoundment Repair

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/18
Project Number	5519	**Overall Priority**	63/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	60
Other	40
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$2,600,000
	$2,600,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$28,545
Other Construction/Renovation/Repair Projects	$2,571,455
	$2,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will address repais tor broken production pond effluent lines; at functional effluent lines, address structural issues which led to failure; repair/renovate clay pond liners

Rationale

The effluent line at production pond 5 is currently broken, meaning this pond cannot be used for fish production. Effluent lines at seven additional production ponds have the same structural issue which led to failure and are already beginning to deteriorate. Clay pond liners will be repaired to prevent water loss.

Alternatives Considered

No build - Production capacity will remain reduced, and more ponds will likely be taken out of operation

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Barnwell - Barnwell State Fish Hatchery Restoration [P24-6045]

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	4/18
Project Number	5550	**Overall Priority**	64/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	95
Replace Existing Facility/System	5
	100%

Facility Type	Percentage
Program/Academic	90
Support Services/Storage/Maintenance	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Other	95
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$320,000
[CP] State Appropriation - R&M	$2,880,000
	$3,200,000

Project Costs	Amount
Construction-Buildings & Additions	$180,000
Contingencies-Capital Projects	$285,515
Fee-Architectural, Engineering & Other	$386,335
Other Construction/Renovation/Repair Projects	$2,348,150
	$3,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	3 Years+	$50,000	
Utilities	General Funds - Existing	3 Years+	$25,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

(Phase I - #6045) The Department of Natural Resources (DNR) requests Joint Bond Review Committee Staff to approve the establishment of a Legislatively Authorized Project to address maintenance and repair needs at the Barnwell State Fish Hatchery located in Barnwell County. The hatchery was constructed in 1947 and sits on approximately 17 acres within the Barnwell city limits. The Barnwell State Fish Hatchery was closed in 2003, reopened in 2015, and restaffing began in late 2020 through funding provided from the FY 2020 Appropriations Act.
Barnwell State Fish Hatchery will play a vital role in propagating those species of fish in sizes required for public stocking and providing fishing opportunities to the constituents of South Carolina. Due to the hatcheries age, major renovation and upgrades are needed to efficiently produce fish populations. This project plans to address these issues and consist of engineering studies, plans and specifications, hatchery renovations to include site improvements, recontouring pond, water supply and electrical infrastructure improvements, renovating the fish house and storage building that supports production needs required to meet hatchery production goals.
The department requests an initial budget of $48,000 to conduct A&E activities. The current estimated cost is $3,200,000 to complete the project. Funding for all phases is provided from the FY 2023 Appropriations Act 239, Proviso 118.19(B)(44)(e) $2,200,000 and (g) $1,000,000.

Rationale

Reopen the hatchery to increase production of certain fish species for stocking in public waters.

Alternatives Considered

The alternative is for the facility to remain dormant.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Ft Johnson Fire Alarm & Sprinkler Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/18
Project Number	5560	**Overall Priority**	65/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$330,000
	$330,000

Project Costs	Amount
Contingencies-Capital Projects	$33,000
Fee-Architectural, Engineering & Other	$49,500
Other Construction/Renovation/Repair Projects	$247,500
	$330,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	3 Years+	$500	
	Net Cost / (Savings): $500		$500	

Summary of Work

This project intends to protect staff, assets, and real property from fire damage and ensure reliable monitoring and alerting of the fire department, allowing a rapid response at all hours.

The project would involve: replacing fire panels in eight (8) staff-occupied DNR buildings at Ft. Johnson with modern and integrated fire detection and alerting system panels; replace or add ADA-compliant audio/visual fire notification signal devices throughout buildings; integrate all alarm panels into with current building management system for central management, staff alerting, and automated fire department call-out capabilities; replace outdated and insufficient sprinkler system in the Facilities building's auto shop and maintenance equipment bays.

Rationale

This project intends to protect staff, assets, and real property from fire damage and ensure reliable monitoring and alerting of the fire department, allowing a rapid response at all hours. DNR's Ft. Johnson location has a complex of eight (8) staff occupied buildings of diverse age, construction, and sizes. All of these structures play important roles in DNR's ability to perform management, outreach, and research of natural resources in SC's coastal regions.

Alternatives Considered

Maintaining and repairing current fire systems is costly and retrofit of existing outdated systems would be neither cost effective nor allow significant improvements to the system capability.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Berkeley - Dennis Wildlife Center - Administration Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/18
Project Number	5561	**Overall Priority**	66/103

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	45
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$3,000,000
	$3,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$55,000
Other Construction/Renovation/Repair Projects	$395,000
Renovations-Building Exteriors	$1,350,000
Renovations-Buildings & Additions-Interiors	$900,000
Roofing-Repairs & Renovations	$300,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Deficiencies such as leaking roof, HVAC system, fire alarm, updating restrooms, etc. are needed to bring this approximately 50 year old heavily utilized building up to standards.

Rationale

Building deficiencies are negatively impacting program function.

Alternatives Considered

No-build alterative, which would exacerbate building deficiencies

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Berkeley - Dennis Center - Replace Regional Workshop

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/18
Project Number	5562	**Overall Priority**	67/103

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	70
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	30
Other	30
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,400,000
[CP] State Appropriation - R&M	$600,000
	$3,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,025,000
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$75,000
Other Construction/Renovation/Repair Projects	$600,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the exiating facility which is too small to support wildlife and fisheries needs. The existing structure would be demolished and replaced with a new building.

Rationale

The existing workshop has structural infirmity and is of insufficient size to meet the needs of wildlife and fisheries staff at the Dennis Center nd Region IV.

Alternatives Considered

No-build alternative, which would lead to eventual infrastructure failure

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Botany Bay WMA Shop Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	8/18
Project Number	5563	**Overall Priority**	68/103

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	65
Electrical/Mechanical	15
Interior Finishes/Flooring/Fixtures	20
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$700,000
	$700,000

Project Costs	Amount
Construction-Buildings & Additions	$670,000
Fee-Architectural, Engineering & Other	$30,000
	$700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Additional	Indefinitely	$450	
Utilities	Federal Funds - Additional	Indefinitely	$1,350	
	Net Cost / (Savings): $1,800		$1,800	

Summary of Work

Construct a shop to store and repair agriculture equipment used in the management of the 3,300-acre Botany Bay HP /WMA property in southern Charleston County. The facility will be centrally located for reasonable access by staff. Design will be based on the prefabricated shop constructed at Yawkey Wildlife Center and cover 4,000 sq ft.

Rationale

To protect equipment, increase property management efficiency, and to provide a secure facility to make small repairs to equipment.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Charleston - Santee Coastal WMA Murphy Island Dock

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	9/18
Project Number	5565	**Overall Priority**	69/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$260,000
	$260,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$13,900
Other Construction/Renovation/Repair Projects	$246,100
	$260,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$840	
	Net Cost / (Savings): $840		$840	

Summary of Work

The current dock is in a state of disrepair and is not usable at this time. The new dock will allow for boats with equipment to tie up and access the lower end of the 8,000 acre Murphy Island. This will allow for better management monitoring to occur. The dock will also allow for hunter access during lottery waterfowl hunts on the island. .
The estimated cost of the project is $260,000. Funding will be from state appropriated funds.

Rationale

Protecting assets by providing a safe and dependable structure for staff and public use when accessing the island.

Alternatives Considered

If no action is taken the dock becomes unusable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Chesterfield - Cheraw Fish Hatchery Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	10/18
Project Number	5566	**Overall Priority**	70/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Support Services/Storage/Maintenance	100	Electrical/Mechanical	60
				Other	40
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$1,235,000	Fee-Architectural, Engineering & Other	$123,500
		Other Construction/Renovation/Repair Projects	$1,111,500
	$1,235,000		$1,235,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Capital improvements at the Cheraw State Fish Hatchery, including but not limited to: renovating the laboratory/storage building, resurfacing and sealing catch basins and in-ground raceways, and renovating the hatchery manager's and technician's residences.

Rationale

Critical infrastructure at the hatchery has developed deficiencies due to age, routine use, and wear-and-tear. Renovating these elements will facilitate efficient program function into the future.

Alternatives Considered

No build - critical infrastructure will continue to deteriorate and negatively impact program function

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Georgetown - Samworth WMA - Big Field Dike Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	11/18
Project Number	5569	**Overall Priority**	71/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$1,200,000
	$1,200,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$25,000
Other Construction/Renovation/Repair Projects	$1,175,000
	$1,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of the Big Field impoundment to include breach repair, dike re-topping, trunk replacement, and berm establishment. This will allow for management of water levels to grow and maintain waterfowl habitat for migrating waterfowl.
The estimated cost of the project is $1,200,000. Funding will be from State Appropriated funds.

Rationale

Protect assets and provide a dependable facility for public waterfowl hunts and improve waterfowl habitat.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Oconee - Walhalla Hatchery Bunk House Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	12/18
Project Number	5571	**Overall Priority**	72/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$115,000
[CP] State Appropriation - R&M	$245,000
	$360,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$7,400
Renovations-Buildings & Additions-Interiors	$352,600
	$360,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To conduct renovation of the Bunk House at the Walhalla Hatchery in Oconee County. Renovations will include updating electrical service foundation stabilization, HVAC upgrades, roof repair and replacement, window replacement, interior and exterior painting and other general repairs.

Rationale

This project protects the asset and improves the conditions in a support facility. When conducting research, due to its remote location, interns and temporary project investigators have no temporary housing alternatives.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Newberry - Belfast WMA Roof Replacement Main House

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	13/18
Project Number	5572	**Overall Priority**	73/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$250,000	Fee-Architectural, Engineering & Other	$3,400
		Roofing-Repairs & Renovations	$246,600
	$250,000		$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will replace the roof on the two story, historical main House on the Belfast WMA in Newberry County.

Rationale

Existing roof is nearing the end of its functional life.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Richland - Wateree River HP/WMA Pond Impoundment Rehabilitation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	14/18
Project Number	5650	**Overall Priority**	74/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$2,100,000	Fee-Architectural, Engineering & Other	$150,000
		Other Construction/Renovation/Repair Projects	$1,950,000
	$2,100,000		$2,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Rehabilitate the impoundment wall for the Goodwill Property pond.

Rationale

The current impoundment wall is sheet pile construction. Certain sections, and possibly all sections, need to be replaced and water control structure devices added to allow better management of the available water resources.

Alternatives Considered

No action could result in the loss of impoundment control.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Aiken - Jackson Branch HP/WMA Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	15/18
Project Number	5587	**Overall Priority**	75/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	50	Other	100
		Program/Academic	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$50,000	Fee-Architectural, Engineering & Other	$50,000
	$50,000		$50,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Acquire up to +/- 2,700 acres of land to establish a new HP-WMA in Aiken County.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

Limited opportunities exist to protect land that meets Heritage Trust requirements.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Barnwell - Barnwell Office Renovations [P24-6119]

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	16/18
Project Number	5667	**Overall Priority**	76/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
HVAC	10
Interior Finishes/Flooring/Fixtures	50
Roof	20
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$3,000
[CP] State Appropriation - R&M	$227,000
	$230,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$28,000
Other Construction/Renovation/Repair Projects	$41,000
Renovations-Buildings & Additions-Interiors	$115,000
Roofing-Repairs & Renovations	$46,000
	$230,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #6119) This project will renovate the office spaces, restroom, and kitchen/break room in the original wing of the Barnwell office. Renovations will include asbestos abatement, plumbing and electrical system upgrades; installation of data ports; and restroom upgrades to comply with current ADA standards.

Rationale

The area to be renovated is original to the facility, which was constructed in 1947. Renovations since that time have been minimal, and the electrical, plumbing, and other infrastructure is falling into disrepair.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Florence-Lynches River Scenic WMA Land Acquisition
(Humphries) [P24-6103]

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	17/18
Project Number	5670	**Overall Priority**	77/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$409,000
[CP] State Appropriation - Capital	$409,000	Legal Services-Construction Projects	$20,000
	$429,000		$429,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Federal Funds - Existing	1 Year/One Time	$7,500	
Other Expenses	Other Funds - Existing	1 Year/One Time	$2,500	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6103) To acquire +/-85.8 acres and a building in Florence County. The tract borders the Lynches River on the northern side and the DNR Riverstone Lynches River Scenic site on the west.

Rationale

Acquisition of the property would further the purposes of the Scenic River designation and habitat connectivity by protecting an additional 1.5 miles of floodplain swamp forest. A new Wildlife Management Area would be established providing the public opportunities for hunting waterfowl and continued recreational fishing.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Flat Creek Public Dove Field (HGM) [P24-6055]

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	18/18
Project Number	5671	**Overall Priority**	78/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Legal Services-Construction Projects	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$3,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

(Preliminary Land Acquisition - #6055) To acquire +/- 57-acres of land in Lancaster County. The property to be acquired is +/- 57-acres of land located in Lancaster County. The property is located approximately 7 miles northeast of Kershaw

Rationale

If acquired, the agency intends to designate the property as a Wildlife Management Area and utilize it as a public dove field. General management costs incurred will be supported by federal Wildlife Restoration Funds. The property is an old agricultural field with some forested area that provides a protective buffer to Flat Creek, which is a federally designated critical habitat for the endangered Carolina Heel splitter (Lasmigona decorate). It will also provide additional recreational opportunities for hunting dove. The donation is in aid of a US Army Corps of Engineers permit allowing Haile Gold Mine to expand operations.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Chester - Lake Oliphant Dam Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/19
Project Number	5497	**Overall Priority**	79/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$950,000
	$950,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$190,000
Other Construction/Renovation/Repair Projects	$760,000
	$950,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repairs to water control structures and impoundment wall to meet DES dam safety standards.

Rationale

Protects opportunity for fishing, fish habitat in the lake and private property downstream from the lake.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Beaufort - Replace Waddell Mariculture Center Pumphouse

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/19
Project Number	5564	**Overall Priority**	80/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Utilities/Energy Systems	100	Other	100
Replace Existing Facility/System	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,900,000	Construction-Buildings & Additions	$2,360,000
		Contingencies-Capital Projects	$290,000
		Fee-Architectural, Engineering & Other	$250,000
	$2,900,000		$2,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Waddell Mariculture Center Pumphouse supplies water from Colleton River to the maturation ponds and the fish hatchery. This will allow Waddell Mariculture Center to continue to grow and stock Flounder, Red Drum, Spotted Sea Trout and Cobia. This will include all new building, electrical, pumps, and generators. The 200 feet of 14-inch raw water piping in the Colleton River to the pumphouse along with 4000 feet of 12-inch piping from the pumphouse to the water control tower will need replacing.

Rationale

Due to the aging infrastructure of the Waddell Mariculture Center's raw water intake the system needs replacing. The piping in the river is failing. The pump house concrete is failing and has only a few years of life.

Alternatives Considered

No action endangers the water supply for mariculture operations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Berkeley - Dennis Wildlife Center Hatchery Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/19
Project Number	5499	**Overall Priority**	81/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	60
Support Services/Storage/Maintenance	40
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Interior Finishes/Flooring/Fixtures	25
Other	60
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$13,865,500
	$13,865,500

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$8,319,300
Renovations-Buildings & Additions-Interiors	$3,466,450
Roofing-Repairs & Renovations	$2,079,750
	$13,865,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The hatchery has multiple systems that are near failure. Design and infrastructure of facility is significantly outdated and needs to be brought up to modern specifications to be efficient.

Rationale

Hatchery production will be impacted, and some work areas will become unsafe.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Cohen Campbell Hatchery - Renovate Production Ponds

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/19
Project Number	5500	**Overall Priority**	82/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$1,500,000	Fee-Architectural, Engineering & Other	$36,000
		Other Construction/Renovation/Repair Projects	$1,464,000
	$1,500,000		$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Modify two ponds designed for fish production to accommodate production of endangered mussel species.

Rationale

xx

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Hampton - Hamilton Ridge Historic House Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/19
Project Number	5504	**Overall Priority**	83/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	55
Interior Finishes/Flooring/Fixtures	45
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$3,000,000
	$3,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$75,000
Renovations-Building Exteriors	$1,425,000
Renovations-Buildings & Additions-Interiors	$1,500,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	3 Years+	$1,000	
Office Expense	Other Funds - Additional	3 Years+	$95,000	
Utilities	Other Funds - Additional	Indefinitely	$1,500	
	Net Cost / (Savings): $97,500		$97,500	

Summary of Work

Renovate historical plantation house on Hamilton Ridge property in Hampton County.

Rationale

Maintain an existing state asset.

Alternatives Considered

No action results in deterioration of the asset.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Hatchery Coordination - Grass Carp Testing Lab

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/19
Project Number	5505	**Overall Priority**	84/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Program/Academic	100	Building Envelope/Windows/Walls	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - R&M	$500,000	Construction-Buildings & Additions	$450,000
		Fee-Architectural, Engineering & Other	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Additional	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Construct a new grass carp testing facility at the Cohen Campbell Fish Hatchery Facility.

Rationale

The current lab very small and retrofitted into the Cohen Campbell fish house. It lacks appropriate ventilation, biosecurity measures, and humidity control. Constructing a separate grass carp testing facility will mitigate these issues and allow the agency to better serve commercial aquaculture vendors.

Alternatives Considered

No build - current deficiencies cannot be addressed

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Renovate Styx Receiving Compound

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	7/19
Project Number	5506	**Overall Priority**	85/103

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	30
Support Services/Storage/Maintenance	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Fire/Security	15
Interior Finishes/Flooring/Fixtures	25
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$2,500,000
	$2,500,000

Project Costs	Amount
Construction-Buildings & Additions	$1,875,000
Fee-Architectural, Engineering & Other	$250,000
Other Construction/Renovation/Repair Projects	$125,000
Renovations-Utilities	$250,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovate agency receiving building and communications building, improve communications lines and connect water/sewer to local utility system.

Rationale

Buildings are approaching 45+ years old and need energy efficiency upgrades, improved water/sewer connections and facility security systems.

Alternatives Considered

Not addressing facility conditions increases expenses for sewer issues and working conditions in older buildings.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Richland - Wateree River HP Road Culvert Colonel Creek

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	8/19
Project Number	5551	**Overall Priority**	86/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$450,000
	$450,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$11,750
Other Construction/Renovation/Repair Projects	$438,250
	$450,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The structure would provide access to the property during normal weather and water flow condititons, while improving water flow through the area during high flood events. Improving water flow during high flood events would ensure access access to the property for the general public and for DNR staff. This would also help to mitigate flooding of the main access road for Wateree River HP WMA. The estimated cost of the project is $450,000. Funding will be from the Haile Goldmine Mitigation funds.

Rationale

To protect assets and prevent loss of use during periods of high water flow.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Horry - Lewis Ocean Bay HP Land Donation - Mitigation (BB)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	9/19
Project Number	5507	**Overall Priority**	87/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Acquire +/- 3,650 acres of land adjacent to Lewis Ocean Bay HP.

Rationale

Provide land for additional hunting opportunities for hunters that may not have public access opportunities available. The property is part of an approved mitigation plan for an economic development project.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Greenville - Bunched Arrowhead HP Land Acquisition (R)

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	10/19
Project Number	5573	**Overall Priority**	88/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$5,000
Legal Services-Construction Projects	$15,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$25,000	
	Net Cost / (Savings): $25,000		$25,000	

Summary of Work

To acquire +/- 25 acres of land to add to the Bunched Arrowhead Heritage Preserve.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Hampton - Duckfield Plantation WMA Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	11/19
Project Number	5510	**Overall Priority**	89/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$15,000
Legal Services-Construction Projects	$5,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Acquire +/- 924 acres to establish Duckfield Wildlife Management Area.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 3) [P24-6064]

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Budget Change	**Plan Year Priority**	12/19
Project Number	5508	**Overall Priority**	90/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Preliminary Land Acquisition - #6064) Acquire +/- 2,074.45 acres of land in Lancaster County adjacent to Forty Acre Rock HP.

Rationale

Provide land for additional hunting opportunities for hunters that may not have public access opportunities available.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Forty Acre Rock HP Mitigation Land Donation (HGM Tract 4) [P24-6076]

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Budget Change	**Plan Year Priority**	13/19
Project Number	5509	**Overall Priority**	91/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$20,000	Legal Services-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	3 Years+	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

(Preliminary Land Acquisition - #6076) Acquire +/- 379.44-acre donation of land in Lancaster County adjacent to Forty Acre Rock HP.

Rationale

Provide land for additional hunting opportunities for hunters that may not have public access opportunities available.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster - Liberty Hill WMA Land Acquisition (WH)

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	14/19
Project Number	5574	**Overall Priority**	92/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Additional	1 Year/One Time	$75,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

Acquire +/- 4,406 acres of land to expand the Liberty Hill WMA.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lancaster/Kershaw - Liberty Hill WMA Land Acquisition (TCF-BH)

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	15/19
Project Number	5575	**Overall Priority**	93/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$10,000
Fee-Architectural, Engineering & Other	$10,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Additional	1 Year/One Time	$20,000	
	Net Cost / (Savings): $20,000		$20,000	

Summary of Work

Acquire +/- 1,976 acres of land to expand the Liberty Hill WMA.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Lexington - Peachtree Rock HP Land Acquisition (PR)

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	16/19
Project Number	5576	**Overall Priority**	94/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Attorney Fees-Construction Projects	$5,000
Fee-Architectural, Engineering & Other	$15,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Acquire up to +/- 5,200 acres of land to add to the Peachtree Rock HP.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Marion - Little Pee Dee HP Land Acquisition (GF)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	17/19
Project Number	5577	**Overall Priority**	95/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work
Acquire +/- 297 acres of land in Marion County adjacent to Little Pee Dee HP.

Rationale
Provide protection to 297 additional acres of wildlife habitat in Marion County. The property is adjacent to Little Pee Dee HP.

Alternatives Considered
None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Marion - Little Pee Dee HP Land Acquisition (OMT)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	18/19
Project Number	5578	**Overall Priority**	96/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire +/- 472 acres of land in Marion County adjacent to Little Pee Dee HP.

Rationale

Provide protection to 472 additional acres of wildlife habitat in Marion County. The property is adjacent to Little Pee Dee HP.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Marion - Little Pee Dee HP Land Acquisition (SM)

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	19/19
Project Number	5579	**Overall Priority**	97/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Additional	1 Year/One Time	$30,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

Acquire up to +/- 744 acres of land to expand the Little Pee Dee HP-WMA.

Rationale

Acquire land adjacent to existing DNR land. SCDNR protects land to increase natural resources protection and management for the benefit of the state's natural and cultural resources and its people.

Alternatives Considered

No alternatives considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Charleston - Battleground Trust Land Donation (Ft Johnson COC)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	1/6
Project Number	5491	**Overall Priority**	98/103

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000
	$20,000

Project Costs	Amount
Land	$20,000
	$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work
Acquire a +/- 3.42-acre donation from the South Carolina Battleground Trust adjacent to Fort Johnson.

Rationale
Enhances the visitor experience on the Marine Resource Institute grounds at Fort Johnson. Also limits fragmented purposes for land use on behind the MRRI gates.

Alternatives Considered
None

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name
Charleston - Battleground Trust Land Donation (Ft Johnson MUSC)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	2/6
Project Number	5492	**Overall Priority**	99/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Attorney Fees-Construction Projects	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Acquire a donation of 1.58 acres adjoining Fort Johnson from The South Carolina Battleground Preservation Trust. This parcel was previously owned by the Medical University of South Carolina. Once the abandoned buildings on the tract are demolished SCBPT will transfer the land to the SCDNR. The department will enter into a MOU with SCPRT for management of the property while SCBPT will retain responsibility for interpretation of the property.

The property will be open to the public as a historic and special event site.

Rationale

SCPRT already manages the May Forest State Park at the Fort Johnson entrance.

Alternatives Considered

Securing the tract for use by a state entity is preferable to development as a commercial concern.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Fort Johnson Multi Agency Facility

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5493	**Overall Priority**	100/103

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	5	Other	100
		Program/Academic	95		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$45,000,000	Construction-Buildings & Additions	$45,000,000
	$45,000,000		$45,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Department of Natural Resources in partnership with the College of Charleston, proposes to investigate the feasibility and cost of constructing a new facility on the property to accommodate current programs across the Grice Marine Lab, Marine Resources Research Institute and administrative functions. The siting of the facility follow the Fort Johnson Master Land Use Plan.

Rationale

The new facility would be located on higher ground due to current flooding issues and continuing sea level rise.

Alternatives Considered

None at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Hampton - Lake Warren Dam Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5494	**Overall Priority**	101/103

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - R&M	$1,000,000
	$1,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$1,000,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repairs to the dam at Lake Warren in Hampton County. Repairs would meet DES safety standards.

Rationale

Retains full use of the impoundment for recreational activities.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Union - Lake Long Fishing Piers

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5495	**Overall Priority**	102/103

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$425,000
	$425,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$425,000
	$425,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace wooden fishing pier and construct a new aluminum fishing pier at Lake Long.

Rationale

The current pier is in need or replacement having exceeded its useful life expectancy.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Natural Resources

Project Name

Lexington - Congaree Creek HP Workshop

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5496	**Overall Priority**	103/103

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$250,000
	$250,000

Project Costs	Amount
Construction-Buildings & Additions	$250,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Additional	Indefinitely	$1,200	
	Net Cost / (Savings): $1,200		$1,200	

Summary of Work

Construct a workshop for storage and repair of equipment used on Congaree Creek HP and other nearby Heritage/Cultural Preserves

Rationale

Equipment would be closer to properties where management and maintenance activities occur.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Parks, Recreation and Tourism

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Venues at Arsenal Hill Improvements

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/33
Project Number	4335	**Overall Priority**	1/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	5
Repair/Renovate Existing Facility/System	75
Site Development	10
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,775,000
[CP] State Appropriation - Capital	$12,600,000
[CP] State Appropriation - Capital	$2,000,000
[CP] State Appropriation - Capital	$3,625,000
	$20,000,000

Project Costs	Amount
Contingencies-Capital Projects	$3,000,000
Fee-Architectural, Engineering & Other	$1,905,000
Renovations-Building Exteriors	$6,570,000
Renovations-Buildings & Additions-Interiors	$5,900,000
Site Development (Non-Depreciable Land Improv)	$2,625,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase 2 - #9778) This project consists of renovations and repairs to The Venues at Arsenal Hill (Portion of the Governor's Mansion Complex). SCPRT has worked in collaboration with the SC Department of Administration to develop a vision to guide the management of the facilities on the Governor's Mansion Complex. These facilities include the Lace House, Caldwell-Boylston House, Carriage House, and gardens in the vicinity of these facilities. This increase is an estimate to incorporate the Caldwell-Boylston House and the Gardens since they had to be removed due to escalating cost and unforeseen conditions.

Rationale

This project represents a unique opportunity to promote public awareness and usage of the facilities that will provide unique venues for rental to the public for events.

Alternatives Considered

This project has one alternative, which would be for these facilities to continue to operate as is, which would ultimately lead to disrepair, lost revenue, and the loss of historical state assets.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Cheraw State Park Cabins

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/33
Project Number	4336	**Overall Priority**	2/69

Project Type	Percentage
Architectural and Engineering	15
Construct Additional Facility	30
Environmental	5
Site Development	50
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,500,000
[CP] State Appropriation - Capital	$600,000
[CP] State Appropriation - Capital	$1,000,000
	$4,100,000

Project Costs	Amount
Construction-Buildings & Additions	$2,828,630
Contingencies-Capital Projects	$391,326
Site Development (Non-Depreciable Land Improv)	$880,044
	$4,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$50,000	
Utilities	Other Funds - Existing	Indefinitely	$100,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

(Partial Phase II - #9784) This project consists of constructing new cabin(s) and associated infrastructure at Cheraw State Park. Presently, a site has been selected, and archeological clearance is in process; therefore, the designs of the cabins and the associated infrastructure will continue to progress. This project is proposed to progress in a phased approach: Phase I – Infrastructure, Phase II – Initial Cabins Construction, Phase III – Additional Cabins Construction.

Rationale

The new cabins at this park could provide additional revenue to the park through rentals.

Alternatives Considered

The alternative is to continue to operate the existing historic cabins and add no new cabins. This option could potentially reduce revenue for the Agency.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Paving Agreement with SCDOT

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/33
Project Number	4337	**Overall Priority**	3/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - R&M	$1,660,000
[CP] Other Funds - R&M	$10,000
[CP] State Appropriation - R&M	$5,000,000
[CP] State Appropriation - R&M	$3,500,000
	$10,170,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$476,000
Site Development (Non-Depreciable Land Improv)	$4,194,000
Site Development (Non-Depreciable Land Improv)	$5,500,000
	$10,170,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9796) This project is to establish a payment method to SCDOT for paving of park roads. The first phase will be for $1,000,000 and will include the first four parks on the list below. Through discussions with SCDOT and a recent completed project, SCPRT has discovered that SCDOT can repair and resurface park roads much more efficiently and at tremendous cost savings than the agency can internally. These funds will be used to reimburse SCDOT for paving projects. SCDOT will oversee all on site construction work and when billed by the paving contractor, SCPRT will reimburse SCDOT for the expense. SCDOT will be moving forward with these projects based on the priority list SCPRT provided to them. Preliminary estimates associated with various parks are as follows: Table Rock State Park - $1.5 million, Chester State Park - $500k, Jones Gap State Park - $500k, Paris Mountain State Park: Road Shoulder Repair/Patching/Widening - $1 million, Lake Hartwell State Park - $500k, Myrtle Beach State Park - $1 million (Total Add $5.5 million). Additional parks will be added to the proposed paving list as additional funds become available.

Parks paved with SCDOT: Little Pee Dee, Barnwell, Aiken, Poinsett, Charleston Towne Landing, Hunting Island

Rationale

Due to environmental factors, as well as the wear and tear which occurs from visitors, the agency's roadways need repair and/or replacement to ensure continued safe visitor use.

Alternatives Considered

The alternative is to forgo repairs and continue to operate with a reduced visitor experience, which could eventually lead to the closure of roadways due to safety concerns.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Charles Towne Landing Puma Habitat Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/33
Project Number	4340	**Overall Priority**	4/69

Project Type	Percentage
Architectural and Engineering	15
Repair/Renovate Existing Facility/System	85
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$213,499
[CP] Other Funds	$507,500
[CP] State Appropriation - Capital	$500,000
	$1,220,999

Project Costs	Amount
Fee-Architectural, Engineering & Other	$150,000
Other Construction/Renovation/Repair Projects	$850,000
Other Construction/Renovation/Repair Projects	$220,999
	$1,220,999

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9811) The Charles Towne Landing (CTL) Animal Forest Enclosures were completed in 2006. Some of the major components of the proposed Animal Forest Repairs and Upgrades are the Bear and Puma enclosures.
During the Phase II it was apparent that original estimate did not reflect the current market; therefore, an increase is necessary to complete the current project.

Rationale

Despite preventative maintenance, age is beginning to catch up with the enclosures. However, there are not sufficient funds to complete the upgrades. Charles Towne Landing continues to be one of the South Carolina State Parks Service's most popular parks.

Alternatives Considered

The alternative is to forgo upgrades and repairs until such a point that the facilities are no longer safe and/or serviceable, resulting in decreased visitorship and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Welcome Center Rebuild - North Augusta

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/33
Project Number	4342	**Overall Priority**	5/69

Project Type	Percentage
Architectural and Engineering	10
Demolish Existing Facility	5
Replace Existing Facility/System	75
Site Development	10
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	80
Office/Administration	5
Parking/Roads/Site Development	15
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,924,951
[CP] State Appropriation - Capital	$1,510,000
	$9,434,951

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$650,000
Other Capital Outlay Costs	$624,951
Other Construction/Renovation/Repair Projects	$5,660,000
Renovations-Utilities	$1,500,000
Site Development (Non-Depreciable Land Improv)	$600,000
	$9,434,951

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9808) The project consists of demolition of the existing outdated and inefficient Welcome Center. The project also includes the construction of a new, more efficient Welcome Center at the site. The project has experience delay associated with a water main required for fire suppression; therefore, it is requested that additional funds be added to the project.

Rationale

The Welcome Center was constructed in 1980. This facility continues to experience structural and maintenance issues that compromise both the integrity of the facility and the visitor's experience. This ultimately results in increasing maintenance costs and potential losses in revenue for the State's tourism related businesses. The new facility will greatly improve the visitor experience, the staff's ability to interact with the visitor, and be more energy efficient.

Alternatives Considered

Alternatives: Continue to operate as is with increasing maintenance costs and reduced visitor experience. This option also reduces potential revenue for the State in tourism related businesses.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Blacksburg Welcome Center Rebuild and Beautification

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/33
Project Number	4343	**Overall Priority**	6/69

Project Type	Percentage
Architectural and Engineering	10
Demolish Existing Facility	5
Replace Existing Facility/System	70
Site Development	15
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	80
Office/Administration	5
Parking/Roads/Site Development	15
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,285,603
[CP] State Appropriation - Capital	$714,397
	$8,000,000

Project Costs	Amount
Basic Equipment	$25,000
Construction-Buildings & Additions	$6,125,000
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$525,000
Other Capital Outlay Costs	$75,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9805) The Welcome Center was constructed in 1969. The project consists of demolition of the existing outdated and inefficient Welcome Center. The project also includes the construction of a new, more efficient Welcome Center at the site.

Rationale

This facility continues to experience structural and maintenance issues that compromise both the integrity of the facility and the visitor's experience. This ultimately results in increasing maintenance costs and potential losses in revenue for the State's tourism related businesses. The new facility will greatly improve the visitor experience, the staff's ability to interact with the visitor, and be more energy efficient.

Alternatives Considered

Alternatives: Continue to operate as is with increasing maintenance costs and reduced visitor experience. This option also reduces potential revenue for the State in tourism related businesses.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Ramsey Grove Duck Impoundments

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/33
Project Number	4344	**Overall Priority**	7/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Site Development	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$500,000	Fee-Architectural, Engineering & Other	$50,000
		Site Development (Non-Depreciable Land Improv)	$450,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

As part of the anticipated Ramsey Grove Plantation acquisition, the Agency has deemed the continuity and expansion of the site's duck impoundments to be of the highest priority. Specifically, Ramsey Grove's legendary 160 acres of controlled freshwater impoundments are currently planted in rice and corn for waterfowl, and the Agency is seeking funds to maintain the existing impoundments.

Rationale

The maintenance of existing impoundments would help protect this valuable resource for waterfowl in the State, add to the visitor experience, and potentially add to Agency revenue.

Alternatives Considered

The alternative would be a potential loss of a valuable resource.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Statewide Dam Spillway Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	8/33
Project Number	4349	**Overall Priority**	8/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Athletic/Recreational	100	Other	100
Site Development	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$1,237,500
[CP] State Appropriation - Capital	$2,700,000	Site Development (Non-Depreciable Land Improv)	$7,012,500
[CP] State Appropriation - Capital	$4,550,000		
	$8,250,000		$8,250,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

This project consists of repairing dams within the State Parks system. Minor repairs are in progress, but larger repairs are needed to ensure a long-term solutions at several locations. These locations include: Croft State Park - $1,000,000 (P28-9780); Cheraw State Park - $1,500,000 (+750,000); Sesquicentennial State Park - $500,000; Andrew Jackson State Park - $1,500,000 (+1,000,000)); Kings Mountain State Park - $2,500,000 (+2,200,000); Chester State Park - $1,000,000 (+600,000), Barnwell State Park - $250,000 (+200,000); Total - $8,250,000
Barnwell is in the process of being completed and Croft new work has been discovered.

Rationale

The dams are in various states of decline. Minor repairs are in progress, but larger repairs are needed to ensure that long-term solutions are recognized.

Alternatives Considered

The alternative to operating as is will lead to further and more expensive repairs or having to drain lakes which will greatly reduce a park's recreational value and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Day-use Restroom Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	9/33
Project Number	4350	**Overall Priority**	9/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$200,000
Renovations-Building Exteriors	$750,000
Renovations-Buildings & Additions-Interiors	$1,050,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

These funds would provide repairs on one of the most important facilities in the South Carolina State Park Service, day- use restroom used by the Agency's daily park visitors as well as campers. The day use restrooms are in need of upgrades and repairs, modernizing the amenities, and installing more energy efficient appliances.

Rationale

During the past couple fiscal years, the daily visitation numbers as well as number of nights spent by campers at Agency campsites has been unprecedented, which takes a toll on the facilities that are regularly used. These funds would ensure a more pleasant customer experience as well as help reduce operational costs.

Alternatives Considered

The alternative is to operate as is with less efficient facilities and reduced customer service. This will eventually lead to loss revenue and potential facility closure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Lake Greenwood Campground Improvements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	10/33
Project Number	4351	**Overall Priority**	10/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	20	Athletic/Recreational	100	Other	100
Site Development	80				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$200,000	Fee-Architectural, Engineering & Other	$50,000
[CP] State Appropriation - Capital	$50,000	Site Development (Non-Depreciable Land Improv)	$200,000
	$250,000		$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Lake Greenwood Campground Improvements project consists of mitigating the impact of erosion due to vehicle impact and high use. The Lake Greenwood State Park campground has a high occupancy. This has been detrimental to the grounds adjacent to the campsites. Renovations to the campground would include larger use pads and soil stabilization.

Rationale

There has been a detrimental impact to the grounds adjacent to the campsites and other support facilities due to erosion from vehicle impact and high use. Continuing to operate the campground as is, would ultimately result in increasing maintenance costs, reduced visitor experience, and potential losses in revenue. These renovations would ensure the grounds and facilities are preserved and guests are satisfied.

Alternatives Considered

The alternative is to not implement the project which would ultimately result in increased maintenance costs, reduced visitor experience, and potential losses in revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Campground Bathhouse Improvements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	11/33
Project Number	4352	**Overall Priority**	11/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
[CP] State Appropriation - Capital	$1,000,000
	$4,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$300,000
Renovations-Building Exteriors	$1,300,000
Renovations-Buildings & Additions-Interiors	$2,400,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

These funds would go to make repairs on one of the most important facilities in the South Carolina State Park Service, campground bathrooms for the park visitors that area camp in various State Parks. During the past couple fiscal years, the daily visitation numbers, as well as the number of nights spent by campers at Agency campsites, has been unprecedented. Ultimately, this takes a toll on the facilities. The campground restrooms are in need of upgrades and repairs, modernizing the amenities, and installing more energy efficient appliances. The following State Parks have been identified for campground bathhouse repairs: Table Rock, Oconee, Keowee Toxaway, Hamilton Brach, Back Creek, Aiken, and Barnwell.

Rationale

These funds would help to ensure a more pleasant customer experience as well as potentially reduce operational costs.

Alternatives Considered

The alternative is to operate as is with less efficient facilities and reduced customer service which will eventually lead to loss revenue and potential facility closure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Hampton Plantation Boardwalk and Dock

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	12/33
Project Number	4353	**Overall Priority**	12/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$255,000
[CP] State Appropriation - Capital	$245,000
	$500,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$450,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9855) To extend current boardwalk an additional 72' to provide access to Wamba Creek, a historical and scenic waterway. The structure will include a 16'x16' pier head, 5'x20" gangway with a 8'x30' aluminum floating dock.

Rationale

The rationale is to improve access to Wamba Creek for visitors to the historic site, especially visitors from the surrounding community.

Alternatives Considered

No other alternatives have been considered other than utilizing the existing structure as is, which will restrict the access to Wamba Creek.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Repair Kayak Launch at Aiken

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	13/33
Project Number	4354	**Overall Priority**	13/69

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$300,000
	$300,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$15,000
Other Construction/Renovation/Repair Projects	$285,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Aiken State Park upper canoe and kayak launch is located on the South Fork of the Edisto River. The launch was replaced in 2018 to improve access and safety at launch point. Recently, a tree upstream became dislodged during a storm event and became lodged upstream of the launch point. Due to the location of the launch and the tree becoming lodged, the outer section of the launch point became undermined, causing the section to twist.

Rationale

If this launch is not repaired, the outermost section will become unusable and potentially compromise other portions of the launch.

Alternatives Considered

No alternatives were considered since to not repair the launch would restrict public access to the South Fork of the Edisto River.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Restoration of 1930's CCC Structures

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	14/33
Project Number	4355	**Overall Priority**	14/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$9,600,000
[CP] State Appropriation - Capital	$2,400,000
	$12,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$960,000
Renovations-Building Exteriors	$5,220,000
Renovations-Buildings & Additions-Interiors	$5,820,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The summary of work includes repairs to roofs, restoration of windows, refinishing of floors, repairs to siding, and other associated restoration/repairs to improve the service life of the facilities.

Rationale

The State Park Service was born out of the Depression with the Civilian Conservation Corps ("CCC") putting men back to work building iconic parks such as Table Rock, Oconee, Hunting Island, Edisto, Myrtle Beach, Aiken, Cheraw, and Poinsett. Each of these parks has buildings that will be turning 100 years old in the next ten years. These buildings require restoration and other repairs to various components which include roofing, windows, doors, floors along with various other components of the buildings. This will help to ensure the citizens of South Carolina can be able to enjoy them for years to come, continuing the CCC legacy.

Alternatives Considered

The alternative is to not complete the project and (eventually) lose important historical structures to the State of South Carolina and the United States, as well as potentially recognize a loss of visitors and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Pine Island Facility Enhancements

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	15/33
Project Number	4359	**Overall Priority**	15/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	25
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,235,000
[CP] State Appropriation - Capital	$2,500,000
	$4,735,000

Project Costs	Amount
Construction-Buildings & Additions	$823,600
Construction-Buildings & Additions	$1,300,000
Fee-Architectural, Engineering & Other	$381,900
Other Construction/Renovation/Repair Projects	$514,750
Renovations-Buildings & Additions-Interiors	$1,200,000
Site Development (Non-Depreciable Land Improv)	$514,750
	$4,735,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Phase II - #9833) The South Carolina State Park Service is receiving several new properties that will be transitioned into new parks within the coming year(s). This project consists of performing work to get these parks where they can be opened and utilized by the public. Pine Island is 27-acre property on Lake Murray, formerly owned by Dominion Energy. A short causeway takes you from Pine Island Road to the island. There are around 50 structures on the island, most related to recreation (boating, fishing, swimming, gathering). The centerpiece of the property is the Club House, a wood-frame two-story structure approximately 9,072 square feet constructed in 1953 and a 180,000-gallon pool (slated for demolition).

Rationale

Project 9821 originally included 6 parks, each park is being broken out into a new project. Significant improvements will need to be made to many of the structures before this property can be opened to the public, primarily the caretakers house and the club house, but also several of the main shelters. This increase will allow SCPRT to perform facility upgrades to prepare this new park to open to the public.

Alternatives Considered

The alternative is to not develop these parks which would limit recreational opportunities in underserved communities and provide increased overcrowding in existing parks with the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Misty Lake Facility Enhancements

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	16/33
Project Number	4360	**Overall Priority**	16/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	25
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,774,000
[CP] State Appropriation - Capital	$2,226,000
	$4,000,000

Project Costs	Amount
Construction-Buildings & Additions	$1,000,000
Fee-Architectural, Engineering & Other	$500,000
Other Construction/Renovation/Repair Projects	$1,500,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Phase II - #9832) The South Carolina State Park Service is receiving several new properties that will be transitioned into new parks within the coming year(s). This project consists of performing work to get these parks where they can be opened and utilized by the public. Misty Lake is located on Ascauga Lake Road in North Augusta, South Carolina. The property consists of three (3) contiguous land parcels with a total acreage of approximately 192 acres. The property is mostly wooded and contains an approximately seven-acre pond (known locally as “Howards Pond”) with an earthen dam, a 6,200 square foot (sf) conference center/clubhouse, 4 picnic shelters (two large, two small), and restroom facilities. The parcel is located just outside the city limits of North Augusta and is in Aiken County, South Carolina. This project is needed to renovate and repair existing facilities to prepare them for opening to the public. This project is also needed to construct additional necessary facilities including a Manager's residence, Ranger's residence, Maintenance Shop, and Park Office.

Rationale

Project 9821 originally included 6 parks, each park is being broken out into a new project. Funding these projects will aid with advancing the public's use of these new state parks and associated facilities. Without the funding source, additional funding sources will have to be sought which will further delay opening of the new state parks and associated facilities.

Alternatives Considered

The alternative is to not develop these parks which would limit recreational opportunities in underserved communities and provide increased overcrowding in existing parks with the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Dearborn New Park Development

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	17/33
Project Number	4361	**Overall Priority**	17/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	25
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$30,204
[CP] State Appropriation - Capital	$2,986,411
[CP] State Appropriation - Capital	$1,983,385
	$5,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,000,000
Fee-Architectural, Engineering & Other	$500,000
Other Construction/Renovation/Repair Projects	$1,000,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Phase I - #9851) The South Carolina State Park Service is receiving several new properties that will be transitioned into new parks within the coming year(s). This project consists of performing work to get these parks where they can be opened and utilized by the public. Dearborn Island State Park Development seeks funding for a multifaceted project blending nature and history. The park will feature hiking and biking trails with scenic viewpoints, as well as white water and flat-water paddling opportunities. Interpretation efforts will highlight the area's natural and cultural heritage, notably the ruins of the Mount Dearborn Armory (1804-1825). Primitive hike-in and paddle-in campsites will enhance the experience, offering immersion in the park's pristine environment. This development aims to provide a diverse range of outdoor activities while preserving and celebrating the rich history of the region.

Rationale

Project 9821 originally included 6 parks, each park is being broken out into a new project. Dearborn Island State Park will boost tourism and stimulate the local economy by offering diverse recreational activities. With hiking, biking, and paddling options, the park will draw visitors seeking outdoor adventures. These attractions will support nearby businesses and create jobs, contributing to the economic vitality of the region. The project aligns with the goal of fostering sustainable tourism while preserving the natural and cultural heritage of the area.

Alternatives Considered

The alternative is to not develop these parks which would limit recreational opportunities in underserved communities and provide increased overcrowding in existing parks with the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Ramsey Grove New Park Development

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	18/33
Project Number	4362	**Overall Priority**	18/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	25
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,460,000
[CP] State Appropriation - Capital	$7,550,000
	$10,010,000

Project Costs	Amount
Construction-Buildings & Additions	$4,004,000
Fee-Architectural, Engineering & Other	$1,001,000
Other Construction/Renovation/Repair Projects	$2,502,500
Site Development (Non-Depreciable Land Improv)	$2,502,500
	$10,010,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Phase II - #9821) This project will renovate and build facilities at Ramsey Grove State Park to open the park for public use. It will also increase the recreational utility of the site by creating public access along the Black River. Site archeology research will be performed to ensure proper preservation of historically significant areas. The funds of this project would also be used for the stabilization and renovations to the site's lodge and existing outbuildings that have previously served as meeting spaces or offices. The project ,viii ensure that all park facilities meet current fire and safety codes. This project will also involve construction of a park access road. Funds will also be used for improvements to parking areas to provide ADA accessibility, ensure public safety and provide adequate parking capacity at the park. These renovations and repairs will create new recreation opportunities and venues for events such as reunions, weddings, local festivals and community events. This project will also benefit the overall South Carolina State Park system by optimizing the park's potential to generate operational revenue.

Rationale

Project 9821 originally included 6 parks, each park is being broken out into a new project. This project is necessary in order to create a new state park on the former Dominion Energy site. As a state park, Ramsey Grove State Park will serve as a destination for local events and recreation as well as tourists from across the world. Providing safe public access while interpreting the areas rich history. Ramsey Grove State Park will play a vital role in the continued preservation and promotion of South Carolina's sensitive natural green spaces.
Funding these projects will aid with advancing the public's use of these new state parks and associated facilities. Without the funding source, additional funding sources will have to be sought which will further delay opening of the new state parks and associated facilities.

Alternatives Considered

The alternative is to not develop these parks which would limit recreational opportunities in underserved communities and provide increased overcrowding in existing parks with the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Statewide Property Acquisition - Phase 1

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	19/33
Project Number	4363	**Overall Priority**	19/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	5	Athletic/Recreational	100	Other	100
Purchase Land/Building	95				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$7,500,000	Fee-Architectural, Engineering & Other	$500,000
[CP] State Appropriation - Capital	$2,500,000	Land	$9,500,000
	$10,000,000		$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Agency is currently looking at the acquisition of additional properties along with various other properties in the vicinity of South Carolina State Parks. The typical acquisition cost (closing fees/title transfer) associated with property acquisitions are around $10,000 per property in addition to the purchase price (if not donated), with some variation depending upon the size of the property and the current economic climate.

Rationale

These additional properties will help to preserve and protect State Parks that they border. These additional properties will help to expand public recreational resources available to the citizens of South Carolina and aid with protecting some of South Carolina's resources for future generations.

Alternatives Considered

There are no alternatives considered since these properties will help to preserve and protect various South Carolina State Parks and not increase public reactional resources.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

May Forest New Park Development

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	20/33
Project Number	4787	**Overall Priority**	20/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	25
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,530,000
	$7,530,000

Project Costs	Amount
Basic Equipment	$230,000
Contingencies-Capital Projects	$1,000,000
Depreciable Land Improvements	$100,000
Fee-Architectural, Engineering & Other	$270,000
Renovations-Buildings & Additions-Interiors	$4,000,000
Renovations-Utilities	$1,500,000
Site Development (Non-Depreciable Land Improv)	$430,000
	$7,530,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The South Carolina State Park Service is receiving several new properties that will be transitioned into new parks within the coming year(s). This project consists of performing work to get these parks where they can be opened and utilized by the public. This project will renovate facilities at May Forest State Park to open the park for public use. It will also increase the recreational use of the site by creating public access along the Charleston Harbor on James Island. Site archeology research will be performed to ensure proper preservation of historically significant areas. The funds of this project would also be used for the stabilization and renovations to the site's existing facilities. The project will ensure that all park facilities meet current fire and safety codes. This project will also involve upgrades to roads. Funds will also be used for improvements to parking areas to provide ADA accessibility, ensure public safety and provide adequate parking capacity at the park. These renovations and repairs will create new recreation opportunities and venues for events such as reunions, weddings, local festivals and community events. This project will also benefit the overall South Carolina State Park system by optimizing the park's potential to generate operational revenue.

Some parks will need infrastructure and facilities that currently do not exist, while others have existing facilities that will have to be reviewed for required renovations prior to public use. These include rehabilitation and/or replacement utilities/infrastructure, addressing code/regulation conformance issues, trails, parking, restroom facilities, trails and various other components that will be site specific.

Rationale

Project 9821 originally included 6 parks, each park is being broken out into a new project. This project is necessary in order to create a new state park and event venue on the former Sisters of Charity of Our Lady of Mercy property. As a state park, May Forest will serve as a destination for local events, recreation as well as for tourists from across the world. Providing safe public access while interpreting the areas rich history of the area. May Forest State Park will play a vital role in the continued preservation and promotion of South Carolina's sensitive natural green spaces.

Alternatives Considered

The alternative is to not develop these parks which would limit recreational opportunities in underserved communities and provide increased overcrowding in existing parks with the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Property Acquisition - Caesars Headwaters

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	21/33
Project Number	4789	**Overall Priority**	21/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$1,000,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation - Capital	$20,000	Land	$1,000,000
	$1,020,000		$1,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The property purchase price is $1 million for 24 acres. The acquisition is anticipated to be funded through a South Carolina Conservation Bank (SCCB) grant, supplemented by additional state and local funding sources. Remaining funds from the FY24 proviso are being housed in fund 36008020 for previous projects being closed.
The Caesars Headwaters Tract represents a rare and strategic conservation opportunity. This 26.2-acre parcel lies just south of the North Carolina border and contains the headwaters of the Middle Saluda River—one of South Carolina's most pristine and ecologically significant waterways. The tract includes an 86-year-old residential structure and is adjacent to Caesars Head State Park, enhancing the park's ecological connectivity.

Rationale

This acquisition aligns with SCPRT's mission to preserve South Carolina's natural heritage and expand public access to high-value conservation lands. The Caesars Headwaters Tract is not only a keystone parcel for ecological protection but also a legacy investment in the environmental health and recreational richness of the region.
Conservation Significance:
Water Quality Protection: By preserving the headwaters of the Middle Saluda River, this acquisition will safeguard critical riparian buffers, reduce sedimentation, and enhance downstream water quality throughout the watershed.
Habitat Connectivity: The tract serves as a vital ecological corridor between protected lands in South Carolina and adjacent conservation areas in North Carolina, supporting wildlife movement and biodiversity.
Scenic and Recreational Value: The property's proximity to Caesars Head State Park enhances opportunities for passive recreation, scenic preservation, and public enjoyment of the Blue Ridge Escarpment's natural beauty.
Climate Resilience: Protecting intact forested headwaters contributes to regional climate resilience by maintaining natural hydrology, sequestering carbon, and mitigating the impacts of extreme weather events.

Alternatives Considered

There are no alternatives for this project. Land is acquired as it comes available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Paris Mountain McJunkin Property Purchase

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	22/33
Project Number	4790	**Overall Priority**	22/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$20,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation - Capital	$1,000,000	Land	$1,000,000
	$1,020,000		$1,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The property purchase price is estimated to be up to $1.0 million for 24 acres. The acquisition is anticipated to be funded through a South Carolina Conservation Bank (SCCB) grant, supplemented by additional state and local funding sources. Remaining funds from the FY24 proviso are being housed in fund 36008020 for previous projects being closed.

This tract is directly adjacent to Paris Mountain State Park and will provide more access for visitors as its location is ideal for expanding the parks existing trail system. One residential structure is located on this property, however, the value of this property to SCPRT is the land. In addition to providing more recreation access to the public, acquiring this tract further contributes to the resiliency and integrity of Paris Mountain State Park, and reduces the develop-able footprint of Greenville County.

Rationale

This acquisition aligns with SCPRT's mission to preserve South Carolina's natural heritage and expand public access to high-value conservation lands. The Paris Mountain McJunkin tract is not only a keystone parcel for ecological protection but also a legacy investment in the environmental health and recreational richness of the region.

Alternatives Considered

There are no alternatives for this project. Land is acquired as it comes available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Calhoun Falls State Park Marina Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	23/33
Project Number	4791	**Overall Priority**	23/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Replace Existing Facility/System	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,350,000	Construction-Buildings & Additions	$2,100,000
		Fee-Architectural, Engineering & Other	$250,000
	$2,350,000		$2,350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - 9803) The Calhoun Falls Marina- construct in the 1980's - is located on Lake Russell and has a total of 36 rentable marina slips. The scope of work is to mitigate the degradation of the existing marina through repair/replacement.

Rationale

The existing marina was constructed in the 1980's and is showing signs of its age. The existing marina consists of floating concrete sections which have a tendency to crack under repeated stresses. A new marina would provide help to enhance the adjacent office facility, which may aid in increasing revenue through increased park visitation and increased marina occupancy.

Alternatives Considered

The alternative is to continue to operate as-is with increasing maintenance costs and reduced visitor experience. This option reduces potential revenue for the Agency.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Edisto Beach State Park Bank Stabilization

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	24/33
Project Number	4792	**Overall Priority**	24/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	5	Athletic/Recreational	100	Other	100
Site Development	95				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Capital Reserve Fund - Capital	$42,876	Fee-Architectural, Engineering & Other	$85,498
[CP] Federal Funds	$300,401	Site Development (Non-Depreciable Land Improv)	$441,930
[CP] Other Funds	$8,250		
[CP] Other Funds	$175,901		
	$527,428		$527,428

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - 9859) SC State Park plans to stabilize an area of increasing concern at Edisto Beach State Park near a park staff residence where the bank is eroding along Scotts Creek. The project will stabilize approximately 250 linear feet of bank using a combination of Best Management Practices Recommended by SCDES and Clemson Extension. The bank will be regraded and reshaped, the toe will be reinforced, and salt-tolerant native vegetation will be used to plant the bank.

Rationale

The intent of this project is to protect the property of South Carolina State Park Services by preventing the continued loss of land assets from erosion into Scotts Creek. It is estimated that approximately 250 ft2 of real estate has been lost into Scotts Creek annually at this site since 2007 (approximately 4000 ft2 total loss). Additionally, the added sediment introduced into Scotts Creek from this erosion site adds to previously documented turbidity impairment concerns within the Edisto Island Watershed. This site is also known to have significant archaeological resources that are being lost into the creek due to the continued erosion. Stabilizing the bank will allow these resources to be either protected where they are or retrieved by the SC State Parks Archaeologist.

Alternatives Considered

If action is not taken, it will lead to further degradation of South Carolina State Parks land assets, and continued impairment of the water quality of Scotts Creek and the Edisto Island Watershed. Additionally, a park structure (staff residence) is located in close proximity to the erosion site and will eventually need to be moved to prevent being lost into the intertidal creek if erosion is allowed to continue. No other options have been considered due to the urgent need for bank stabilization to prevent future losses.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Nisbet Tract Donation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	25/33
Project Number	4374	**Overall Priority**	25/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Final Land Acquisition - #9854) The 596.7-acre Nisbet Tract boasts one mile of frontage on the Catawba River in Lancaster County and sits at the heart of Catawba ancestral lands. The property has a rolling to steep topography with expansive views of the Catawba River and the Catawba Reservation. Importantly, the property includes the unique and much-coveted clay that has been used by indigenous Catawba people to make their namesake pottery for thousands of years. An inspiring and collaborative effort that includes the Catawba Nation, South Carolina State Parks (SCPRT), the Open Space Institute (OSI) and others, is underway to protect this incredible property. The 596.7-acre property was recently appraised at $16.9 million. The landowners, however, have generously agreed to bargain-sell the Property to OSI for $5.5 million. The property, now owned by OSI, will be a donation to SCPRT to preserve and protect this culturally and ecologically significant property.

Rationale

Encroaching high-density development can be seen on the landscape and parcel maps rapidly expanding from the north. This tract is central to the Catawba Indian Nation whose current reservation is across the river to the west. The Catawbas ("People of the River") have relied on the Catawba River for food, transportation, and water, and the surrounding land has been used for farming, hunting, and gathering for generations. The Nisbet Tract includes the preferred location where Catawba collect this clay for making pottery.

Alternatives Considered

There are no alternatives for this project. The site is most closely associated with the Catawbas and is a rare undeveloped location where Catawba clay is gathered, in an area of rapid development encroaching on dwindling open spaces. The conservation values and outcome for this property embody the range of values important to the SCCB and State of South Carolina, respectively, which are relatively large, ecologically-significant, culturally relevant, historically valuable, resilient, biologically diverse, and under threat of conversion lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Black River New Park Development

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	26/33
Project Number	4376	**Overall Priority**	26/69

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$142,500
[CP] State Appropriation - Capital	$9,358,491
	$9,500,991

Project Costs	Amount
Construction-Buildings & Additions	$4,508,096
Contingencies-Capital Projects	$604,461
Fee-Architectural, Engineering & Other	$1,596,348
Site Development (Non-Depreciable Land Improv)	$2,792,086
	$9,500,991

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

(Phase I - #9849) This project will develop a new state park in Georgetown, SC. It will consist of several different tracts of land located on the Black River. The funding will be used for planning and site development. Some of the tracts will need infrastructure and facilities that currently do not exist while others have existing facilities that will need to be assessed for required renovations prior to public use. These include rehabilitation and/or replacement utilities/ infrastructure, addressing code/regulation conformance issues, trails, parking, restroom facilities, and various other components that will be site specific.

Rationale

According to the agency, this park build out will create new recreation opportunities and venues for events such as reunions, weddings, local festivals, and community events as well as access to the Black River as part of the Black River Water Trail. The project will also benefit the overall South Carolina State Park system by optimizing the park's potential to generate operational revenue.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Croft State Park - Boy Scouts / Equestrian

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	27/33
Project Number	4377	**Overall Priority**	27/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$750,000	Construction-Buildings & Additions	$525,000
		Depreciable Land Improvements	$200,000
		Renovations-Utilities	$25,000
	$750,000		$750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9850) This project will consist of the development of a new equestrian campground at Croft State Park. It will build a new equestrian campground beside the existing horse stalls, add new camper cabins overlooking Lake Craig, and move the primitive camping area which is currently located in the proposed site for the new equestrian campground. The scope of work will consist of site development to include access roads, new construction of equestrian campsites, bathrooms, utilities, and wells. The agency will consider all roof options during the phase I pre-design and will seek the minimum 20-year warranty for materials and labor.

Rationale

According to the agency, Croft State Park is becoming busier with the growth of Spartanburg and various park improvements, and equestrian users find it increasingly difficult to rent a campsite. Furthermore, the closest campground to the horse stalls is roughly 1/2 mile away. Over the last couple of years, the park has added three equestrian sites beside the horse stalls, which have generated significant excitement among visitors.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

New Park Staff Housing Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	28/33
Project Number	4796	**Overall Priority**	28/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$550,000
	$550,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$500,000
	$550,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Addition staff housing is required to maintain the current properties and to contribute to the development of the future park. Despite inspections, items were noted following the purchase of the properties to bring the homes up to standards. The renovations with include improvements to electrical, mechanical system, structural components, building envelope, and code issues along with general home maintenance. The estimate renovations for the Black River residence is $400,000 and $150,000 for the Dearborn residence.

Rationale

In order for the agency to be the best stewards of these residences for park staff, investment is required to make improvements to these properties.

Alternatives Considered

No other alternatives were considered since the residences will continues to degrade over time without improvements/maintenance.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Blackstock Plantation Construction Donation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	29/33
Project Number	5024	**Overall Priority**	29/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,338,772	Contingencies-Capital Projects	$280,860
		Other Capital Outlay Costs	$121,707
		Site Development (Non-Depreciable Land Improv)	$936,205
	$1,338,772		$1,338,772

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will clear approximately 7 acres turning it into a meadow to develop an addition to Musgrove Mill State Park. It will provide trails, facilities, roads and landscape.

Rationale

Clearing of this property will provide additional space at the park to develop additional educational opportunities to visitors at a new location.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Property Acquisition - Wingard - Pipsissewa Passage

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	30/33
Project Number	5025	**Overall Priority**	30/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation - Capital	$20,000	Land	$1,000,000
	$1,020,000		$1,020,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9863) Establish Final Land Acquisition to purchase +/- 65 acres and a house in Greenville County. The property is located off of State Park Road and abuts the northeast boundary of Paris Mountain State Park. The property consists of 65 wooded acres with a 1,900 square foot single family residence.

Rationale

The property will add more conservation acreage to the total footprint of Paris Mountain State Park and will provide more recreational opportunities for people as well as reduce the impact on the current property and will allow more people to access the park as the part is regularly filled to capacity.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Property Acquisition – Glassy Mountain Foothills

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	31/33
Project Number	5026	**Overall Priority**	31/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation - Capital	$20,000	Land	$1,000,000
	$1,020,000		$1,020,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9864) Establish Final Land Acquisition to purchase +/- 365 acres in Greenville County. The property is located off of State Park Road and abuts the northeast boundary of Paris Mountain State Park. The property consists of 65 wooded acres with a 1,900 square foot single family residence.

Rationale

The property will add more conservation acreage with public access and outdoor recreation opportunities for residents of the upcountry. The property will provide important wildlife corridors for animals to connect from the foothills to the escarpment through Chestnut Ridge Heritage Preserve and the Greenville Watershed.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name
Property Acquisition – Hutto Tract

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	32/33
Project Number	5027	**Overall Priority**	32/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Athletic/Recreational	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Other Entities - Capital	$155,000	Fee-Architectural, Engineering & Other	$20,000
[CP] State Appropriation	$20,000	Land	$155,000
	$175,000		$175,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9866) Establish Final Land Acquisition to purchase +/- 4.6 acres in Pickens County. The property is unimproved land directly adjacent to Table Rock State Park to the North of Highway 11.

Rationale

Acquisition of this property will protect the viewshed of Lake Oolenoy and Carrick Creek and to allow for potential expansion of recreation opportunities in an area that is rapidly growing. Securing this tract would prevent potential for residential development within the Lake Oolenoy and Carrick Creek viewshed and watershed.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Cheraw State Park Boardwalk

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	33/33
Project Number	5028	**Overall Priority**	33/69

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$15,000
[CP] Other Funds - Capital	$985,000
	$1,000,000

Project Costs	Amount
	$920,000
Fee-Architectural, Engineering & Other	$15,000
Site Development (Non-Depreciable Land Improv)	$65,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9867) The project will renovate the Cheraw State Park Boardwalk over Lake Juniper. The work will include a complete re-decking and repairs to its support structures. The work will also include site preparation for the sidewalk, demolition of the old boardwalk, and concrete work for the boardwalk trail.

Rationale

The existing boardwalk has had minimal repairs and board replacement since its construction and is due for a complete re-decking and repairs to it support structures. According to the agency, continuing to operate the boardwalks and observation decks as is will ultimately result in increasing maintenance costs, reduced visitor experience, and potential losses in revenue.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Ranger Residence Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/14
Project Number	4378	**Overall Priority**	34/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Auxiliary/Housing/Food Service/Laundry	100	Other	100
Replace Existing Facility/System	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,500,000	Fee-Architectural, Engineering & Other	$225,000
		Other Construction/Renovation/Repair Projects	$1,275,000
	$1,500,000		$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project consists of renovation of aging ranger residences for our onsite ranger. These residences are in various state of deferred maintenance that has occurred over years of service. These renovations with include improvements to electrical, mechanical system, structural components, building envelope, and code issues along with general home maintenance. The Agency will priorities the worse residences first.

Rationale

Park operation requires onsite rangers to respond to emergencies. Attracting employees is often difficult due to facility remoteness and poor housing.

Alternatives Considered

The alternative is to operate as is with a non-efficient facility until it becomes too unsafe to occupy.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Hunting Island State Park Cabins

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	2/14
Project Number	4379	**Overall Priority**	35/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	20
Site Development	70
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$1,525,000
[CP] Capital Reserve Fund - Capital	$75,000
[CP] Capital Reserve Fund - Capital	$8,400,000
	$10,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,000,000
Fee-Architectural, Engineering & Other	$1,000,000
Site Development (Non-Depreciable Land Improv)	$7,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Additional	3 Years+	$5,000	
Maintenance and Repairs	Other Funds - Additional	3 Years+	$5,000	
Utilities	Other Funds - Additional	3 Years+	$5,000	
	Net Cost / (Savings): $15,000		$15,000	

Summary of Work

(Phase 1 - #9782) This project consists of constructing new cabins and associated infrastructure at Hunting Island State Park.

Rationale

Through analysis, it has been determined that rental cabins at this park would generate high occupancy and high revenues.

Alternatives Considered

This project has no alternatives as there is only one rental cabin on the park.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Water System Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/14
Project Number	4381	**Overall Priority**	36/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Utilities/Energy Systems	100	Other	100
Construct Additional Facility	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$300,000
[CP] State Appropriation - Capital	$1,000,000	Renovations-Utilities	$1,700,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The funds would go to repair existing water system infrastructure. The water systems that have been identified first include Table Rock, Oconee, Hunting Island, Andrew Jackson, and Sesquicentennial State Parks.

Rationale

Potable water is a necessity at facilities throughout the Agency. Many of these systems have been in service for several decades and are showing signs of their age; therefore, various water system components (valves, water mains, tanks, and other appurtenances) need to be repaired or replaced. These funds would help to ensure a potable water source as well as help reduce operational costs.

Alternatives Considered

The alternative is to operate as is with less efficient water systems and adversely impact the guests' experiences. Water system issues could eventually lead to loss revenue and facility closure.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name
Wastewater System Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/14
Project Number	4382	**Overall Priority**	37/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Utilities/Energy Systems	100	Other	100
Construct Additional Facility	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$300,000
[CP] State Appropriation - Capital	$1,000,000	Renovations-Utilities	$1,700,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The funds would go to repair existing wastewater system infrastructure. SCPRT will work to assess the areas of greatest need for repairs but some of the preliminary wastewater systems that have been identified first include: Lake Wateree, Lake Greenwood, Poinsett, Hunting Island, and Table Rock.

Rationale

Like potable water, the proper disposal of wastewater is a necessity at facilities throughout the Agency. Many of these wastewater systems have been in service for several decades and are showing signs of their age; therefore, various water system components (valves, force mains, gravity line, septic tanks, drain fields, pump stations and other associated appurtenances) need to be repaired or replaced. These funds would help to ensure a safe, up-to-code wastewater system as well as help reduce operational costs.

Alternatives Considered

The alternative is to operate as is with less efficient wastewater systems and adversely impact the guests' experiences. Wastewater system issues could eventually lead to loss revenue and facility closure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Table Rock Nature Center Deck

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/14
Project Number	4384	**Overall Priority**	38/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Athletic/Recreational	100	Other	100
Construct Additional Facility	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$156,750	Construction-Buildings & Additions	$497,660
[CP] State Appropriation - Capital	$343,250	Fee-Architectural, Engineering & Other	$2,340
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - 9858) This project is for the Table Rock Deck Replacement. The deck needs complete replacement to mimic the existing overlook deck at Carrick Creek Falls. This includes new footers, decking, bridge, electrical and seating to accommodate the multitude of visitors.

Rationale

Table Rock sees over 125,000 trail users per year. The existing deck, which provides access to the Agency's Nature Center and to the trail system is in poor condition and provides many choke-points throughout, making ingress and egress difficult. The new deck will provide better access for Nature Center users to access the stream during park interpretive events. This will also allow better access to trail information which will diminish search and rescue throughout the 14+ mile trail system.

Alternatives Considered

The alternative is to not complete this project, leading to an eventual closure of the deck, which could impact revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Build Park Office at Lake Wateree SP

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/14
Project Number	4385	**Overall Priority**	39/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$200,000	Construction-Buildings & Additions	$315,000
[CP] State Appropriation - Capital	$150,000	Fee-Architectural, Engineering & Other	$35,000
	$350,000		$350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project consists of constructing a new park office at Lake Wateree State Park. Lake Wateree State Park first opened in 1984, and presently, the park operates without a dedicated office, with much of the park's operations being run out of the tackle shop.

Rationale

The lack of space at Lake Wateree State Park has presented the park with unique challenges over the past serval years, given the increased popularity of Lake Wateree State Park.

Alternatives Considered

The alternative is to not complete this project, thereby leading to reduced customer satisfaction, and a potential loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Build Park Office at Goodale SP

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/14
Project Number	4386	**Overall Priority**	40/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$200,000	Construction-Buildings & Additions	$315,000
[CP] State Appropriation - Capital	$150,000	Fee-Architectural, Engineering & Other	$35,000
	$350,000		$350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project consists of constructing a new park office at N.R. Goodale State Park.

Rationale

The N.R. Goodale State Park was donated to the State of South Carolina by Kershaw County in 1973. The N.R. Goodale State Park currently has limited staff which operate the site as part of the Sesquicentennial State Park staff. With increased public visitation and interest in the outdoors over the past several years, the South Carolina State Park Service is seeking to make improvements across South Carolina. One of the elements that will greatly benefit this park is the addition of a park office. The park office will serve as a point of contact for staff and the visitors to the park as well as aid with rentals of equipment (canoes/kayaks) and the existing facilities, which include a meeting/retreat space along with two (2) open air facilities. Having an office to allow for staffing will enhance visitor experiences at the park as well as be better stewards of this unique property that is part of the South Carolina State Park Service system.

Alternatives Considered

The alternative is to not complete this project, thereby leading to reduced customer satisfaction, and, a potential loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Cabin Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	8/14
Project Number	4388	**Overall Priority**	41/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$4,000,000
[CP] State Appropriation - Capital	$10,000,000
	$14,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,400,000
Other Construction/Renovation/Repair Projects	$12,600,000
	$14,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project consists of updating amenities and addressing issues with the Agency's rental cabins. Improvements will include updates to furnishings, appliances, and amenities such as outdoor living areas, as well as energy efficiencies and connectivity.

Rationale

The Agency's cabins face increased deterioration and obsolescence without the aforementioned work.

Alternatives Considered

It is anticipated that the cabin renovations would greatly improve the visitor experience and be more energy efficient, thus, alternatives are not viable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Camper Cabins

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	9/14
Project Number	4389	**Overall Priority**	42/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,525,000	Construction-Buildings & Additions	$3,172,500
		Fee-Architectural, Engineering & Other	$352,500
	$3,525,000		$3,525,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The current summary of work is to install Camper Cabins in various Agency parks. The current cost to install these in a park - with A/E fees, and with all the required code enhancements and campsite amenities - is about currently $60,000 - $75,000 per unit depending on the size. In some parks, the added cabins will be able to utilize existing bathrooms, while in others, there will be a need to add a restroom facility. The anticipated cabin additions are for the following parks: (1) Myrtle Beach - 15 in the campground; (2) Edisto Beach - five in the campground; (3) Croft - seven in the campground, plus, an added restroom; (4) Aiken - four in the campground, plus, an added restroom; and (5) Calhoun Falls - 10 in the campground, plus, a restroom renovation.

Rationale

Camper Cabins have become popular amenities and are proven revenue generators for the Agency.

Alternatives Considered

The alternative is to not add these improvements which would limit the recreational opportunities of the State's growing population.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Hickory Knob Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	10/14
Project Number	4390	**Overall Priority**	43/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	80
Demolish Existing Facility	5
Site Development	5
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
[CP] State Appropriation - Capital	$1,000,000
	$3,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,300,000
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$300,000
Other Capital Outlay Costs	$100,000
Site Development (Non-Depreciable Land Improv)	$150,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Hickory Knob State Park and Resort is unlike any other park within the South Carolina State Park System, with an 18-hole golf course, buffet restaurant, skeet shooting, boat ramp, archery range, meeting facilities and more than 70 rooms. Many of the rooms and facilities are nearing the end of their useful life despite continued maintenance and upkeep. The cabins at Hickory Knob were originally installed around 1972 and SCPRT is looking to demo the existing cabins then install new cabins/villas to provided visitor with updated accommodations. Also, the park needs to repair the lodge complex, which includes the lodge complex, offices, and restaurant. Many of the systems in this facility are also nearing the end of their useful life such as chiller units, air handlers, etc. along with having dated decor. Finally, SCPRT is seeking to renovate the 300 Section, which includes the renovation/refurbishing of hotel rooms into suites while updating the accommodations to make them more in line with similar facilities.

Rationale

Hickory Knob State Park and Resort is utilized by a number of private entities and state agencies for conferences and annual meetings. It is also utilized during the Masters by visitors to the State of South Carolina. That said, Hickory Knob cabins and lodge rooms are experiencing a variety of issues due to their age and frequency of use. Continuing to operate the cabins and lodge rooms as is, would ultimately result in increased maintenance costs, reduced visitor experience, and potential losses in revenue. It is anticipated that the new cabins and lodge room improvements would greatly improve the visitor experience and be more energy efficient. Ultimately, SCPRT is looking to update the accommodations so that it continues to draw people to visit and stay in McCormack county.

Alternatives Considered

Limited alternatives have been considered. SCPRT can continue to operate the facilities as is; however, eventually the facilities will degrade to a point that they are no longer serviceable and there will be a decline in usage and revenue for SCPRT.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Asbestos/Mold/Mildew Remediation - Phase 6

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	11/14
Project Number	4391	**Overall Priority**	44/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Environmental	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$100,000
		Other Construction/Renovation/Repair Projects	$900,000
	$1,000,000		$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project phase is to allow for testing and abatement of asbestos, lead, and mold from multiple SCPRT facilities. A recent test is required on any facility where even minor renovations occur, frequently identifying the presence of these materials. Facilities will be addressed as they become prioritized or available for repairs. Many facilities built in the 1970's and early 1980's have asbestos in the flooring, ceiling, and sheetrock mud. HVAC insulation systems built during this time also have asbestos issues, and painting materials may contain lead.

Rationale

This project phase is needed to allow for testing and abatement of hazardous materials from areas the public and staff occupy, and to comply with EPA and SCDES regulations. This project will improve the indoor air quality, domestic water quality, and provide a healthier indoor environment for Agency visitors and staff.

Alternatives Considered

Because the removal of environmentally hazardous materials is regulated, no alternatives were identified.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Campground Upgrades/Full Service Sites - Phase 1

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	12/14
Project Number	4392	**Overall Priority**	45/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Replace Existing Facility/System	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,000,000	Fee-Architectural, Engineering & Other	$300,000
		Other Construction/Renovation/Repair Projects	$2,700,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project consists of replacing and upgrading existing campground utilities at parks statewide in a phased approach. Water, Electrical, and Sewer utilities are currently available at some sites but not at others on the same park. Some of these sites are outdated and are in need of constant repair. These issues result in lost time and increased operating expenses. As part of this project, sites will be made full service were applicable, in addition to replacing the outdated utilities as necessary.

Rationale

Upgrading the existing 30 amp electrical services to 50 amp electrical services, where applicable statewide, will help to meet the growing demand for 50 amp sites statewide. Sewer service has also been increasing in demand as the popularity of RV camping has increased within the park system. The upgrades to these utilities would provide the customer a safer and better experience, save the Agency money, and increase overall revenue.

Alternatives Considered

The alternative is to continue operating as is until these campgrounds become too expensive to operate or unsafe. This option would lead to a loss of revenue for the State, as well as a loss of recreational opportunities for the public.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

SCPRT Support Center Improvements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	13/14
Project Number	4393	**Overall Priority**	46/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,600,000
	$3,600,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$360,000
Other Construction/Renovation/Repair Projects	$3,240,000
	$3,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The summary of work primarily includes interior and exterior enhancements at the Agency's Support Center, as well as to other facilities and grounds at the Logistics Center. Specific work includes, but is not limited to: (1) Exterior Painting and Office Remodeling, (2) Additional Security Cameras, (3) Converting to City Water Services, (4) Repairing Existing Fences and Installing a Secure Gate, (5) Necessary Parking Lot Repairs, (6) Exterior Repairs to the Maintenance Shop, (7) Construction of a Carpentry Shop, (8) Roof Repairs for Existing Facilities (9) the Acquisition of a New Forklift, and (10) Demolition of Residences.

Rationale

The rationale is to implement needed improvements and deferred maintenance repairs at the Agency's support facilities in order to create a more efficient, effective, and inspiring work environment.

Alternatives Considered

The alternative is to operate as is with less efficient and effective facilities, with the ultimate potential of reduced customer service, loss of revenue, and facility closure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Mountain Laurel Campground Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	14/14
Project Number	5088	**Overall Priority**	47/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	20	Athletic/Recreational	100	Other	100
Site Development	80				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$1,500,000	Fee-Architectural, Engineering & Other	$300,000
		Site Development (Non-Depreciable Land Improv)	$1,200,000
	$1,500,000		$1,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The South Carolina Department of Parks, Recreation and Tourism (SCPRT) has developed the attached cost estimate for the Table Rock State Park Mountain Laurel Campground Upgrades. The Campground Upgrades consist of new water mains and service lines, new 50-amp electrical service, and sewer hook-ups for certain campsites.

Rationale

The South Carolina Department of Parks, Recreation and Tourism is looking to upgrade the Mountain Laurel Campground at Table Rock State Park in order to provide a better camping experience for campers that have modern Recreational Vehicles (RV's.) RVs are becoming more popular and newer models are larger, require more power, and place increased demand on existing utility infrastructure, which can lead to increased system outages.

Alternatives Considered

The alternative is not to complete this work, which would deteriorate the quality of the campground and lead to a loss of revenue. We may also experience loss of customer group by not providing 50 amp service, not only in the short tern but also long term.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Welcome Center Rebuild - Little River

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	4395	**Overall Priority**	48/69

Project Type	Percentage
Architectural and Engineering	10
Demolish Existing Facility	5
Replace Existing Facility/System	70
Site Development	15
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	80
Office/Administration	5
Parking/Roads/Site Development	15
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$90,000
[CP] State Appropriation - Capital	$5,910,000
	$6,000,000

Project Costs	Amount
Construction-Buildings & Additions	$4,200,000
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$600,000
Other Capital Outlay Costs	$100,000
Site Development (Non-Depreciable Land Improv)	$900,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase 1 - #9807) The Welcome Center was constructed in 1967. The project consists of demolition of the existing outdated and inefficient Welcome Center. The project also includes the construction of a new, more efficient Welcome Center at the site.

Rationale

This facility continues to experience structural and maintenance issues that compromise both the integrity of the facility and the visitor's experience. This ultimately results in increasing maintenance costs and potential losses in revenue for the State's tourism related businesses. The new facility will greatly improve the visitor experience, the staff's ability to interact with the visitor, and be more energy efficient.

Alternatives Considered

Alternatives: Continue to operate as is with increasing maintenance costs and reduced visitor experience. This option also reduces potential revenue for the State in tourism related businesses. The revision to the previous request is due to current prices for similar projects.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Kings Mountain CCC Bathhouse Renovation

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Budget Change	**Plan Year Priority**	2/4
Project Number	4397	**Overall Priority**	49/69

Project Type	Percentage
Architectural and Engineering	10
Replace Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$571,099
[CP] State Appropriation - Capital	$3,428,901
	$4,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$400,000
Renovations-Building Exteriors	$2,000,000
Renovations-Buildings & Additions-Interiors	$1,600,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9846) The Kings Mountain Civilian Conservation Corps ("CCC") Bathhouse is an iconic landmark within the park. Its ornate stonework is an excellent example of CCC construction and craftsmanship. In addition to interior/exterior renovation, all of the utilities that service the structure will need to be reviewed and will likely need to be replaced which will include water and sewer services, electrical, etc. The interior/exterior repairs and renovations to the structure will be made while keeping the historic significance of the structure in mind, while adapting it for future usage.

Rationale

The bathhouse has had no use for years and is in need of repair. The renovated structure will include facilities, offices, retail, visitor, and interpretive services and trail information.

Alternatives Considered

The alternative is to not complete this renovation which will ultimately lead to the loss of this excellent example of CCC construction and craftsmanship.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

LWCF Boardwalk Repairs - Lake Juniper (Cheraw SP)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4398	**Overall Priority**	50/69

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$100,000
[CP] Other Funds	$100,000
	$200,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$10,000
Other Construction/Renovation/Repair Projects	$190,000
	$200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Along Lake Juniper (Cheraw SP) is a half-mile boardwalk trail that crosses the dam spillway. This boardwalk was constructed using Land Water Conservation Fund dollars in 2001. While the boardwalk has had minimal repairs and board replacement over the years, it is due for a complete re-decking and repairs to its support structures. Thus, this project is to complete these renovations.

Rationale

This boardwalk is a popular walking trail for day use visitors, but also for campground guests that use the boardwalk as a foot path to the rest of the park, literally connecting the two sides of the park. Continuing to operate the boardwalks and observation decks as is will ultimately result in increasing maintenance costs, reduced visitor experience, and potential losses in revenue.

Alternatives Considered

The alternative is to not complete this much needed project and lose access, customer satisfaction, and potential revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Fairplay Welcome Center Wastewater Treatment Plant

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	4399	**Overall Priority**	51/69

Project Type	Percentage
Demolish Existing Facility	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] Other Funds	$300,000
	$300,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$250,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project consists of decommissioning the existing package wastewater treatment plant that is nearing the end of its useful life and interconnecting with Oconee Joint Regional Sewer Authority.

Rationale

The Fair Play Welcome center is served by a package wastewater treatment plant that was last renovated in 1994. The system is nearing the end of its useful like and the agency has an opportunity to interconnect with the Oconee Joint Regional Sewer Authority. The system is currently operated by a third-party wastewater treatment plant operator that will no longer be required once the interconnection has been made.

Alternatives Considered

The only other option is replacing the wastewater treatment plant, which will still require the decommissioning/removal of the existing facility. Otherwise, the welcome center would have to be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

State Lake Management

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4400	**Overall Priority**	52/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Environmental	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,000,000	Fee-Architectural, Engineering & Other	$300,000
		Site Development (Non-Depreciable Land Improv)	$2,700,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Fisheries are a large attraction for visitors and guests at various state parks throughout the state. Over the years, these freshwater fishery bodies have been utilized for recreation, which includes canoeing, kayaking, fishing, etc. Aquatic management practices have been utilized to keep these freshwater ecosystems healthy. Funding is being sought to improve these freshwater fisheries located at various parks via a variety of methods that include, but is not limited to: aquatic weed management, aquatic assessments, fish stocking, access improvements, dredging, and public awareness programs.

Rationale

Healthy fisheries will likely aid with park visitation, allowing the South Carolina Department of Parks, Recreation & Tourism to maintain their goal of self-sufficiency.

Alternatives Considered

Alternatives would be to not complete the noted work which could lead to a decline in the quality/accessibility of the waterways, thus risking a potential loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Shoreline Stabilization - Part 2

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	4401	**Overall Priority**	53/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	5	Athletic/Recreational	100	Other	100
Environmental	95				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Capital Reserve Fund - Capital	$1,000,000	Fee-Architectural, Engineering & Other	$297,500
[CP] State Appropriation - Capital	$1,000,000	Site Development (Non-Depreciable Land Improv)	$5,652,500
[CP] State Appropriation - Capital	$3,950,000		
	$5,950,000		$5,950,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - 9774)
The work is to mitigate the shoreline erosion which is occurring at several freshwater parks through sound and sustainable engineering practices.
The work is to mitigate the shoreline erosion which is occurring at several parks through sound and sustainable engineering practices.
Parks Include:
- Lake Hartwell- $250,000
- Calhoun Falls- $250,000
- Lake Wateree- $2,000,000
- Bakers Creek- $500,000
- Sadlers Creek- $250,000
- Dreher Island- $1,000,000
- Charlestown Landing- $500,000
- Colleton - $200,000
- Hickory Knob - $500,000
- Keowee Toxaway - $250,000
- Santee State Park- $250,000

Rationale

Several freshwater parks have erosion issues needing shoreline stabilization concentrated in areas impacting revenue-producing facilities (mainly campsites). All of these parks have roads and campsites that are in need of stabilization due to erosion. Over the past several years, the Agency has spent tens of thousands of dollars to protect infrastructure that is being threatened by encroaching bodies of water. However, there is not enough funding currently available to remedy the problem long-term. The Agency has been targeting areas that are in dire need, but without major work, these areas will fall prey to erosion, thereby eliminating revenue generating facilities and park visitor recreational opportunities.

Alternatives Considered

The alternative is to not complete this work which could degrade the quality of the camping sites and lead to a loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Welcome Center Rebuild - Landrum

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Budget Change	**Plan Year Priority**	3/6
Project Number	4402	**Overall Priority**	54/69

Project Type	Percentage
Architectural and Engineering	10
Demolish Existing Facility	5
Replace Existing Facility/System	70
Site Development	15
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	80
Office/Administration	5
Parking/Roads/Site Development	15
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$75,000
[CP] State Appropriation - Capital	$4,925,000
	$5,000,000

Project Costs	Amount
Construction-Buildings & Additions	$3,500,000
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$500,000
Other Capital Outlay Costs	$25,000
Site Development (Non-Depreciable Land Improv)	$825,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9806) The Landrum Welcome Center was constructed in 1969 and renovated in 1993. The project consists of demolition of the existing outdated and inefficient Welcome Center. The project also includes the construction of a new, more efficient Welcome Center at the site.

Rationale

This facility continues to experience structural and maintenance issues that compromise both the integrity of the facility and the visitor's experience. These factors ultimately result in increasing maintenance costs and potential losses in revenue for the State's tourism related businesses. The new facility will greatly improve the visitor experience, the staff's ability to interact with the visitor, and be more energy efficient.

Alternatives Considered

Alternatives: Continue to operate as is with increasing maintenance costs and reduced visitor experience. This option also reduces potential revenue for the State in tourism related businesses.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Statewide Dam Spillway Repairs II

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4819	**Overall Priority**	55/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Athletic/Recreational	100	Other	100
Site Development	85				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,750,000	Fee-Architectural, Engineering & Other	$562,500
		Other Construction/Renovation/Repair Projects	$3,187,500
	$3,750,000		$3,750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project consists of repairing dams within the State Parks system. Minor repairs are in progress on some, but larger repairs are needed to ensure a long-term solutions at several locations. These locations include: Paris Mountain State Park (3 dams) - $ 3,000,000; Table Rock State Park - $500,000; Poinsett State Park - $250,000 ; Total - $3,750,000

Rationale

The dams are in various states of decline. Minor repairs are in progress, but larger repairs are needed to ensure that long-term solutions are recognized.

Alternatives Considered

The alternative to operating as is will lead to further and more expensive repairs or having to drain lakes which will greatly reduce a park's recreational value and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

CTL Animal Forest: Shorebird Netting Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	4821	**Overall Priority**	56/69

Project Type	Percentage
Architectural and Engineering	20
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$250,000
	$250,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$200,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The existing netting that protects and confines the shorebirds within the exhibit at the animal forest located within Charlestown Landing State Historic Site is currently damaged and has reached its lifespan. It has also been documented by the USDA an overseer of our animal forest. The current netting needs to be replaced in order to properly protect and confine the existing shorebird population within this exhibit at Charlestown Landing State Historic Site. If any engineering modifications need to be made for a new net, A&E are being requested. Once surveyed, any structural changes should be made and a new net ordered and installed to protect and confine the shorebird population of this park animal forest exhibit.

Rationale

Due to it reaching its lifespan the current existing protective netting for the shorebird exhibit at the CTL Animal Forest is in need of replacement. Due to the frailty, the netting has been breached and damaged by predators, weather events, and foliage. It has currently been pinged by the USDA due to a breach by raccoons. The shorebird exhibit is a popular and immersive exhibit that allows close and interactive interpretation with the birds and public.

Alternatives Considered

The alternative is to forgo replacement and remove the shorebirds and exhibit. Funding would still have to be secured for any animal habitat replacement.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

CTL Animal Forest: Turkey Exhibit Netting Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	4822	**Overall Priority**	57/69

Project Type	Percentage
Architectural and Engineering	20
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$250,000
	$250,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$200,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The existing netting that protects and confines the turkeys within the exhibit at the animal forest located within Charlestown Landing State Historic Site is currently damaged and has reached its lifespan. The current netting needs to be replaced in order to properly protect and confine the existing turkey population within this exhibit at Charlestown Landing State Historic Site. If any engineering modifications need to be made for a new netting, A&E are being requested. Once surveyed, structural changes should be made and a new net ordered and installed to protect and confine the turkey population of this park animal forest exhibit.

Rationale

Due to it reaching its lifespan the current existing protective netting for the turkey exhibit at the CTL Animal Forest needs replacement. Due to the frailty, the netting has been breached and damaged weather events and foliage. The turkey exhibit is a popular visitor destination and allows public to view these animals closely and is a native species to our state and surrounding area. The exhibit allows public discovery, interaction, and interpretation of these animals.

Alternatives Considered

The alternative is to forgo replacement and remove the turkeys and exhibit. Funding would still have to be secured for any animal habitat replacement.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Historic Homes Repair/Renovations, Statewide

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/12
Project Number	4403	**Overall Priority**	58/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,500,000
[CP] State Appropriation - Capital	$7,500,000
	$10,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Building Exteriors	$4,000,000
Renovations-Buildings & Additions-Interiors	$5,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Park service has responsibility for several historic homes throughout the state. These funds would provide for the completion of critical maintenance, repairs, and preservation needs of the historic homes.

Rationale

These structures are in need of ongoing repairs, painting, and other upgrades.

Alternatives Considered

Alternatives investigated would be to close these facilities to the public and stop renting some of the facilities which would reduce revenue and still not address the needs of the historic homes. The other alternative is to operate as is and allow the facility to degrade further making repairs more expensive.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Habitat Restoration

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/12
Project Number	4404	**Overall Priority**	59/69

Project Type	Percentage
Environmental	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$300,000
	$300,000

Project Costs	Amount
Other Capital Outlay Costs	$300,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The summary of work entails the installation of firebreaks as well as the implementation of control burns.

Rationale

The purpose of these actions is to reduce fuel loads to better protect park infrastructure and neighbor's homes from catastrophic wildfires. In 2016, a 10,000-acre wildfire took place at Table Rock Park and neighboring SCDNR lands. Recently, wildfires have ignited at Little Pee Dee, Sesqui, and Redcliffe. The State Park Service has over 100,000 acres in property with 75 plus years of fuel accumulation.

Alternatives Considered

The alternative to the implementation of this project is to not complete and face additional safety concerns and property liability at the Agency, as well as to surrounding private/public lands.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Statewide Trail Improvements and Repairs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/12
Project Number	4405	**Overall Priority**	60/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	5	Athletic/Recreational	100	Other	100
Site Development	95				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$500,000	Fee-Architectural, Engineering & Other	$25,000
		Site Development (Non-Depreciable Land Improv)	$475,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The summary of work includes the review and assessment of the trails, as well as the structure related to the trails, which includes but is not limited to signage, trail bridges, and erosion control practices. During the past couple of fiscal years, the daily visitation numbers, as well as the number of nights spent by campers on their campsites, has been unprecedented which correlates to increased use on all of the South Carolina State Park Services trail systems.

Rationale

Much like all of the other South Carolina State Park Services assets, increased visitation leads to additional issues/damages of the asset. In the case of the trails, increased erosion is occurring on numerous existing trails, which is degrading the assets, which impacts visitor experiences. Additionally, the trails in various areas have been widened by increased visitation, or, by new cuts through trails that have been worn in. All of this potentially leads to some visitors becoming lost since these worn in trails are not properly marked. Widening of existing trails or the creation of worn in trails in environmentally sensitive areas (endangered and/or sensitive plant and animals) have also occurred which has required or will require that trails be rebuilt or possibly rerouted to minimize stress to the environmentally sensitive areas.

Alternatives Considered

If action is not taken, it will lead to further degradation of the asset, potentially irreparable damage to environmentally sensitive areas, and closure of various trails due to the creation of hazardous conditions for trail users; therefore, no other options were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Myrtle Beach Pier

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/12
Project Number	4407	**Overall Priority**	61/69

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	80
Demolish Existing Facility	5
Site Development	5
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,000,000
	$3,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,700,000
Fee-Architectural, Engineering & Other	$300,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Myrtle Beach State Park Pier needs rehabilitation due to deterioration of numerous piles. The pier was originally constructed in the early 1990s and has undergone numerous repairs since. Some of the existing piles are starting to show signs of fatigue and deterioration at the water line, as well as signs of sea worm intrusion. SCPRT would like the pier to undergo a full structural inspection, including a dive inspection to detail the condition of the existing piles, and then a structural analysis and report of the piers current condition. Included in this report will be recommendations for repair, and where piles need replacement. SCPRT will seek to hire third-party engineering services for the structural inspection, design of repairs, and project administration for the repairs.

Rationale

The Pier at Myrtle Beach State Park is a major visitor attraction for the park, bringing fisherman and beach goers alike. Coupled to the Pier's Store, it is one of the main features of Myrtle Beach State Park and is a popular visitor experience and revenue generator. During previous storm events, damages occurred to the pier resulting in portions of the pier had to be closed off, leading to decreased used of the pier, which in turn lead to loss of revenue. Due to the specific nature of the repairs, contractor's availability is very limited for quick repairs, which leads to significant downtime of the pier. These repairs can also be expensive due to their specialty, so an extensive analysis and repair may help to reduce further smaller emergency type repairs. Having the pier inspected and any necessary piles replaced, will help keep the pier open and hopefully limit the amount of closures due to damaged piles in the near future.

Alternatives Considered

Limited alternatives have been considered, as the pier is one of the major visitor attractions of the area, and would be extremely difficult to rebuild, SCPRT can continue to operate the facilities as is; however, eventually the pier's piles will continue to degrade to a point that they fail, which will lead to future closures of the pier and bring a decline in usage and revenue for SCPRT.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Hickory Knob Pro Shop Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/12
Project Number	4408	**Overall Priority**	62/69

Project Type	Percentage
Architectural and Engineering	10
Demolish Existing Facility	5
Repair/Renovate Existing Facility/System	80
Site Development	5
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$250,000
[CP] State Appropriation - Capital	$250,000
	$500,000

Project Costs	Amount
Construction-Buildings & Additions	$450,000
Fee-Architectural, Engineering & Other	$50,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Hickory Knob Pro Shop was built in the 1982 and needs to be renovated to a modern, inviting pro shop that would attract more golfers, generating revenue for park improvements. Upgraded facilities would provide golfers with better equipment, apparel, and amenities, encouraging longer stays and repeat visits. This investment aligns with the park's commitment to quality service and environmental stewardship, ensuring an enjoyable, sustainable outdoor recreation destination for both locals and tourists.

Rationale

Hickory Knob State Park and Resort is showing sign of age despite maintenance and upkeep efforts. Much like other portions of Park and Resort, it is utilized by a number of private entities and state agencies for conferences and annual meetings. It is also utilized during the Masters by visitors to the State of South Carolina. Continuing to operate the facility as is, would ultimately result in increased maintenance costs, reduced visitor experience, and potential losses in revenue. It is anticipated that the pro shop renovations would greatly improve the visitor experience. Ultimately, SCPRT is looking to update the accommodations so that it continues to draw people to visit and stay in McCormack County.

Alternatives Considered

Limited alternatives have been considered. SCPRT can continue to operate the facilities as is; however, eventually the facility will degrade to a point that they are no longer serviceable and there will be a decline in usage and revenue for SCPRT.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Lake Wateree State Park Campground Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/12
Project Number	4409	**Overall Priority**	63/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Replace Existing Facility/System	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,000,000	Fee-Architectural, Engineering & Other	$200,000
		Renovations-Utilities	$1,800,000
	$2,000,000		$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will make repairs and updates to the campground utilities at Lake Wateree State Park. Lake Wateree Riverside Campground is composed of 70 campsites. This facility needs crucial utility upgrades, encompassing improved water system, the addition of 50-amp electrical services and some paving improvement. These enhancements aim to elevate the camping experience by providing campers with upgraded amenities and more reliable access to water and electricity. The improved infrastructure will likely attract outdoor enthusiasts seeking a comfortable and convenient camping adventure along the picturesque Lake Wateree.

Rationale

Currently, the campground only has 20- amp and 30-amp service and modern campers are now using 50-amp service. Campers regularly use adaptors to plug into the service and cause almost weekly repairs as well as periodic damage to camping equipment.

Alternatives Considered

No other alternatives were considered as the conversion to 50-amp service at Lake Wateree State Park is deemed necessary to ensure that revenue not decline as a result of an aged electrical and water infrastructure at the park that is increasingly not compatible with modern camping equipment.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Build Park Office at Sadlers Creek State Park

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	7/12
Project Number	4410	**Overall Priority**	64/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$200,000	Construction-Buildings & Additions	$315,000
[CP] State Appropriation - Capital	$150,000	Fee-Architectural, Engineering & Other	$35,000
	$350,000		$350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To bolster its mission and enhance visitor experience, Sadlers Creek State Park seeks a new park office. This vital addition will streamline operations, enabling more effective support for the park's goals while improving visitor interaction. With a strategic location, the new office will offer improved accessibility, ensuring better engagement with park visitors. This upgrade aligns with the park's commitment to providing quality services and fostering a positive environment for all who enjoy the natural beauty and recreational opportunities offered at Sadlers Creek State Park.

Rationale

The lack of a formal space at Sadlers Creek State Park has presented the park with unique challenges over the past serval years, given the increased popularity of State Parks.

Alternatives Considered

The alternative is to not complete this project, thereby leading to reduced customer satisfaction, and, a potential loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Colonial Dorchester Visitor's Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	8/12
Project Number	4411	**Overall Priority**	65/69

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Athletic/Recreational	100	Other	100
Construct Additional Facility	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,000,000	Construction-Buildings & Additions	$2,700,000
		Fee-Architectural, Engineering & Other	$300,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Colonial Dorchester has been needing a visitor center for over 20 years to really be able to showcase the site as well as the archeology work that is done there. The center could house exhibits, curation space, and an archeology lab that could be built to show "behind the scenes" work as well as have areas for training and programming. In addition, an office area is needed for park staff. This project would enhance interpretation of the site, archeological work and also give visitors more to see at a park where most of the resources are still in the ground.

Rationale

The lack of a formal space at Colonial Dorchester has presented the park with unique challenges over the years, given the increased popularity of State Parks. This upgrade aligns with the State Park Services commitment to providing quality services and fostering a positive environment for all who enjoy the natural beauty and historical opportunities offered at Colonial Dorchester.

Alternatives Considered

The alternative is to not complete this project, thereby potentially leading to reduced customer satisfaction, and, a potential loss of revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Lake Warren Park Improvements

Submission Type	Existing Project	**Plan Year**	2030
Request Type	Budget Change	**Plan Year Priority**	9/12
Project Number	4412	**Overall Priority**	66/69

Project Type	Percentage
Architectural and Engineering	10
Replace Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$15,000
[CP] State Appropriation - Capital	$985,000
	$1,000,000

Project Costs	Amount
Building Purchase	$150,000
Contingencies-Capital Projects	$153,600
Fee-Architectural, Engineering & Other	$224,400
Other Capital Outlay Costs	$15,000
Renovations-Utilities	$195,250
Site Development (Non-Depreciable Land Improv)	$261,750
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - 9856) This project will create a small campground at Lake Warren State Park. This will likely include water infrastructure, sewer infrastructure, electrical infrastructure along with roadway improvement. These enhancements aim to elevate the camping experience by providing campers with upgraded amenities and more reliable access to water and electricity. The improved infrastructure will likely attract outdoor enthusiasts seeking a comfortable and convenient camping adventure along the picturesque Lake Warren.

Rationale

Lake Warren is a park with a nice fishing lake, hiking trails and community building. There is a large amount of potential with this park, but it is presently a day use park that would benefit from a campground that could help to increase visitation within the county. This may also help to alleviate pressure on other parks within the South Carolina State Park System.

Alternatives Considered

No other alternatives other than to operate the park as is as a day use park.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Edisto Beach State Park Beach Restoration

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	10/12
Project Number	4413	**Overall Priority**	67/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,000,000
[CP] State Appropriation - Capital	$5,500,000
	$12,500,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,250,000
Site Development (Non-Depreciable Land Improv)	$11,250,000
	$12,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Addition of sand is needed to maintain a safe high tide beach for park visitors and shorebirds.

Rationale

The beach was last nourished in 2006. Erosion has occurred due to various hurricanes, such as Hurricane Joaquin (10/2015) and Hurricane Matthew (10/2016). The USACE permit process can be lengthy for beach Renourishment, therefore, it is best to start the process early.

Alternatives Considered

The alternative is to not complete the project and eventually lose this important asset, as well as potentially recognize a loss of visitors and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Huntington Beach State Park Beach Restoration

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	11/12
Project Number	4814	**Overall Priority**	68/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$12,500,000
	$12,500,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$12,500,000
	$12,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Addition of sand is needed to maintain a safe high tide beach for park visitors and shorebirds.

Rationale

Various beach renourishment has occurred adjacent to the area by the United State Army Corps of Engineers and local entities. Numerous storms have done damage to the dune system such as Hurricane Joaquin (2015) and Hurricane Matthew (2016) along with various unnamed storms. The dunes are need to help protect this irreplaceable park.

Alternatives Considered

The alternative is to not complete the project and eventually lose these important assets, as well as potentially recognize a loss of visitors and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Parks, Recreation and Tourism

Project Name

Hunting Island State Park Beach Restoration

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	12/12
Project Number	4815	**Overall Priority**	69/69

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$20,000,000
	$20,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$2,000,000
Other Construction/Renovation/Repair Projects	$18,000,000
	$20,000,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Addition of sand is needed to maintain a safe high tide beach for park visitors and shorebirds.

Rationale

The last beach renourishment occurred in 2020. Various unnamed storms and the increased frequency of king tides have caused a portion of the dunes to breach on the island as well as cause the lagoon to become tidally influenced. These renourishments are on an ~10-year cycle and require much planning along with lengthy permitting; therefore, it is best to start the process early.

Alternatives Considered

The alternative is to not complete the project and eventually lose this important asset, as well as potentially recognize a loss of visitors and revenue.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Public Health

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Health

Project Name

Hayne Lab Exterior Sealing, Cleaning and Painting to include possible asbestos abatement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5420	**Overall Priority**	1/1

Project Type	Percentage
Architectural and Engineering	10
Environmental	10
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$500,000
	$500,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$75,000
Renovations-Building Exteriors	$400,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

This project is to reseal, clean and paint the exterior of the Hayne Lab. This building has numerous window leaks that need to be repaired. While recaulking the building we will pressure wash and paint the exterior. This work will possibly include asbestos abatement depending on the results of testing of materials that will be disturbed.

Rationale

The building will be reused by both Department of Public Health and Department of Environmental Services as a storage area for Lab Supplies and related space that was not built into the new building. Due to the age of the building the exterior caulking has failed or is failing causing the leaks. While the building is being weatherproofed cleaning and painting will be part of this project.

Alternatives Considered

No alternatives considered

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Public Safety

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

DPS/DMV Headquarters Parking Lot Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	4987	**Overall Priority**	1/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Office/Administration	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$1,478,888	Site Development (Non-Depreciable Land Improv)	$1,478,888
	$1,478,888		$1,478,888

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Install a new 338 space parking lot and expand our existing retention area to accommodate the new parking lot. We will also install new parking lot lighting and required landscaping.

Rationale

The parking spaces that we were using belonged to the new Charter School that recently purchased the property adjacent to our property. We will be losing around 300 plus parking spaces that we were using on the adjacent property. The new parking lot will replace the lost parking spaces that we need for our staff.

Alternatives Considered

Alternatives were considered: We offered to buy the parking spaces from the new owner and were unsuccessful in negotiations..

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name
DMV Headquarters Ground Floor HVAC Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5090	**Overall Priority**	2/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	HVAC	80
				Interior Finishes/Flooring/Fixtures	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,400,000	Renovations-Utilities	$2,400,000
	$2,400,000		$2,400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($20,000)
Utilities	Other Funds - Existing	3 Years+		($30,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

The project would replace the original HVAC duct controls, VAV boxes and ceilings on the ground floor of the 29-year-old DMV headquarters building. This floor contains the DMV branch office, the Motor Carrier division and the agency support services. This new system will be much more efficient and will provide healthier, consistent air quality.

Rationale

The project is needed because it is difficult to control the temperature and humidity in the rooms on this floor due to several factors:
A. The floor is partially underground.
B. This floor is adjacent to the main entrance for DMV employees, DMV and DPS field office trainees, and the public, who are constantly introducing outside humid air into these spaces.
C. The interior walls beyond the main corridor were added (in-house) by the previous owner subsequent to the building construction, but without the proper HVAC modifications. In the past few years these conditions have created indoor air quality issues that require extensive remediation. Room dehumidifiers have been placed in the most humid areas but require emptying more than once a day. This has become a problem due to our limited staff and is not a long-term solution. We therefore conclude that a new HVAC system is necessary in order to accommodate and resolve the humidity problems. We will also be replacing the entire ceiling system (5'x5' ceiling tiles) since it is integrated with the supply and return air grills and since these ceiling tiles are no longer available.

Alternatives Considered

We have considered an alternate that would add a whole floor dehumidifier; however this would not change the existing environment and the air quality issues may still be present. The problem can only be solved with the installation of a new HVAC floor system that provides healthy indoor air quality.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

DPS Headquarters 300 Ton Chiller Replacement - 2

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5119	**Overall Priority**	3/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$800,000
	$800,000

Project Costs	Amount
Renovations-Utilities	$800,000
	$800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The project will replace the second of two existing 300-ton building chillers that serves the DPS/DMV buildings.

Rationale

The existing chiller is essential to the operation of the DPS/DMV building which serves state employees of both agencies and the general public. The chiller is the original equipment for the building and has had numerous and more frequent repairs lately. It has exceeded far beyond its life expectancy and needs to be replaced. The new replacement chiller will be more efficient and will save additional dollars spent on energy and maintenance costs into the future.

Alternatives Considered

No alternatives were considered because the chiller unit cools effectively when it is working.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

DMV Headquarters Air Handler/Controls Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5123	**Overall Priority**	4/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,352,935
	$3,352,935

Project Costs	Amount
Contingencies-Capital Projects	$314,593
Fee-Architectural, Engineering & Other	$207,000
Renovations-Utilities	$2,831,342
	$3,352,935

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The project would replace the five air handlers (one on each floor) of the DMV Headquarters building with a new VAV air distribution system, including new ductwork, piping and controls as necessary. This new system would distribute air much more effectively because it would provide adequate pressure to the modified floors. It would be designed to be up to date with existing mechanical code requirements for air quality and efficiency.

Rationale

These twenty-nine-year-old units are original to the building and inadequately provide conditioned air to the floor zones. Each zone has either a dedicated VAV box with hot water reheat or a Carrier Moduline system providing heating and cooling. The Moduline systems distribute air to the zones. They were designed to provide air to open space environments and many more rooms have been constructed since that time making it difficult to provide adequate air distribution to each zone. Consequently, the air handlers require more energy to operate. The internal insulation in the air handlers is breaking down and could cause indoor air quality issues. Some of the piping is rusting due to removed insulation.

Alternatives Considered

The project was part of an HVAC survey; therefore, it was analyzed to be the most effective system for the facility. No other alternatives were considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name
DPS Headquarters 70-Ton Chiller Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5125	**Overall Priority**	5/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$401,090	Renovations-Buildings & Additions-Interiors	$401,090
	$401,090		$401,090

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

This project will replace the existing 70-ton air-cooled chiller unit that serves the telecommunications center at the SCDPS headquarters building. The center operates 24/7 and dispatches calls to the highway patrols.

Rationale

The chiller provides cooling for the telecommunications center after regular DPS business hours. It was installed in 2008 and has numerous repairs in recent years. Because the center is essential to the operation of the Highway Patrol, this chiller needs to work when needed. In addition to the chiller, all associated pumps, controls and piping would be replaced as necessary to provide a more up to date, efficient chiller meeting the standards of the related HVAC codes.

Alternatives Considered

No alternatives were considered, as when working properly, this unit effectively cools the center.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

Highway Patrol Facilities Statewide Paving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5133	**Overall Priority**	6/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Contingencies-Capital Projects	$80,000
		Fee-Architectural, Engineering & Other	$25,000
		Site Development (Non-Depreciable Land Improv)	$395,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project would repair and/or replace parking surface at twelve (12) Highway Patrol facilities. It will also include some site regrading if needed. Most of the facilities will only require resealing and restriping.

Rationale

The initial project was last requested in 2020, and it was thought at that time that the projects could be done separately with priority being given to those in the worst condition. However, it has since been determined that the previously submitted statewide project would be more efficient. Eleven of these parking lots have not been upgraded since the buildings were conveyed to DPS in 1993. The twelfth location to be paved is in Greenwood. It was purchased in the late 1990's and had very poor existing paving conditions. We had to do some temporary work to the parking lot to stop further deterioration. We sealed and restriped the paving, but it is still currently in poor condition and has many potholes and uneven, cracked surfaces. We have determined that at least two of the facilities will need some regrading to resolve the existing drainage problems. It should also be noted that one of these facilities has flooded numerous times due to the existing parking and building configuration issues.

Alternatives Considered

One alternative was considered. We considered paving each location individually, but it was determined that a statewide project would be more efficient.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

DMV Headquarters First Floor HVAC Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5177	**Overall Priority**	7/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	HVAC	80
				Interior Finishes/Flooring/Fixtures	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$2,444,683	Contingencies-Capital Projects	$224,568
		Fee-Architectural, Engineering & Other	$199,000
		Renovations-Utilities	$2,021,115
	$2,444,683		$2,444,683

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	1 Year/One Time		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

This project would replace the original HVAC ducts, controls, VAV boxes and ceilings on the first floor of the 29-year-old DMV headquarters building. This floor contains the DMV IT and other DMV divisions, as well as the canteen, food court and DMV Hall of Fame. As part of this project, the existing ceiling will be replaced, as the current supply and return air grilles are integral to the ceiling grid. This new system will be more efficient and will provide a healthier atmosphere consistent with current air quality requirements.

Rationale

This project is needed because it is particularly difficult to control the temperatures and humidity on this floor due to several factors:

1) The Canteen on the first floor is open to the food court which extends to the floor above.
2) This floor is open to the atrium above the main entrance lobby, so outside humid air is constantly introduced into these spaces.
3) Many of the interior walls beyond the main corridor were added in-house by the previous owner subsequent to the building construction, but without proper HVAC modifications. These conditions have created indoor air quality issues.
These problems would be resolved with a new HVAC system and a new conventional ceiling. The existing ceiling 5'x5' tiles and grid are no longer available.

Alternatives Considered

No alternatives were considered. The existing system is obsolete and beyond repair. The new system will be much more efficient and provide a healthier environment to its occupants.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name
DPS/DMV Passenger Elevator Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5181	**Overall Priority**	8/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,750,000
	$1,750,000

Project Costs	Amount
Contingencies-Capital Projects	$309,500
Fee-Architectural, Engineering & Other	$40,500
Other Construction/Renovation/Repair Projects	$1,400,000
	$1,750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($1,000)
	Net Cost / (Savings): ($1,000)			($1,000)

Summary of Work

This project would provide upgrades to the existing three passenger elevators in the DPS headquarters (D building) and the three passenger elevators in the DMV headquarters (C building). The D building elevators will receive a controls upgrade as well as the replacement of mechanical hoisting components. The C building will receive any mechanical repairs necessary for safe operation at this time. The upgrades would be designed for a 20-year life cycle.

Rationale

Since the facilities were purchased in 2003, a project replacing controls and minor electrical work was completed in 2009 on the C building elevators. Consequently, they are in fairly good condition. The elevators in D building have required numerous service calls in recent years. We asked our elevator service contractor for recommendations pertaining to yearly upgrade requirements and hired an elevator consultant to give us an assessment of these elevators. The consultant's report and the service contractor both recommended that D building elevators should have new controls and mechanical hoisting components replaced by 2024. Unfortunately, because of budget and time constraints, the project has been moved to 2028.

Alternatives Considered

Upgrading this equipment affects the safety of the occupants, so no alternatives are possible.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Public Safety

Project Name

DPS/DMV Warehouse HVAC replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5183	**Overall Priority**	9/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$776,845
	$776,845

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$776,845
	$776,845

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This Project would replace the existing HVAC units at our DPS/DMV warehouse buildings at our Blythewood Campus. We will be replacing three-seven and one half ton size units at the DPS warehouse with a larger more efficient unit to handle the entire DPS warehouse building. We will be replacing three -seven and one half ton size units and three- five ton size units at the DMV warehouse with one larger more efficient unit to handle the entire DMV warehouse building.

Rationale

These units vary in age from five to twenty years old and by the time we replace them, they will be at the end of their projected life cycle. Converting to two large units instead of multiple small units will provide more efficient heating and cooling as well as greater comfort for the occupants.

Alternatives Considered

No alternatives were considered since utilizing larger more efficient units to replace multiple existing HVAC units is the most logical path forward.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Transportation

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-26 EB Rest Area Reconstruction, Charleston Co.

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/13
Project Number	5610	**Overall Priority**	1/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,000,000
[CP] State Appropriation - Capital	$8,880,000
[CP] State Appropriation - Capital	$3,726,000
	$16,606,000

Project Costs	Amount
Contingencies-Capital Projects	$1,510,000
Fee-Architectural, Engineering & Other	$1,160,000
Other Capital Outlay Costs	$630,000
Renovations-Buildings & Additions-Interiors	$13,306,000
	$16,606,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $1,200		$1,200	

Summary of Work

(Phase II - #9744) The project will demolish the existing LeTellier Hall and construct a new engineering building in its place. Additionally, the entire third floor of the adjacent Grimsley Hall will be renovated. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

The existing LeTellier Hall to be demolished is 26,534 square feet and was constructed in 1937 (88 years old). It supports fewer than 60 students. Currently, there are approximately 700 enrolled in day and evening engineering classes. The department needs more lab and classroom space, as well as space that meets current engineering education standards. The existing building does not meet current seismic and accessibility codes.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Anderson County Salt Shed Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/13
Project Number	5394	**Overall Priority**	2/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$4,350	Construction-Buildings & Additions	$250,000
[CP] Other Funds	$285,650	Contingencies-Capital Projects	$25,000
[CP] Other Funds	$10,000	Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9751) The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. It will store 500 tons of salt. The shed will be located at the Anderson County Maintenance Facility near I-85.

Rationale

Salt and brine is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Campobello Section Shed Salt Shed Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/13
Project Number	5395	**Overall Priority**	3/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$4,350	Construction-Buildings & Additions	$250,000
[CP] Other Funds	$285,650	Contingencies-Capital Projects	$25,000
[CP] Other Funds	$10,000	Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9755) The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

McCormick County Maintenance Salt Shed Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/13
Project Number	5396	**Overall Priority**	4/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$4,350	Construction-Buildings & Additions	$250,000
[CP] Other Funds	$285,650	Contingencies-Capital Projects	$25,000
[CP] Other Funds	$10,000	Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9758) The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt. The shed will be located at the McCormick County Maintenance Facility.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Fairfield County Salt Shed Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	5/13
Project Number	5397	**Overall Priority**	5/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$360,000	Construction-Buildings & Additions	$280,000
		Contingencies-Capital Projects	$40,000
		Fee-Architectural, Engineering & Other	$40,000
	$360,000		$360,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The project consists of the construction of a 3100-sf heavy timber structure to store 1100 tons of salt. The new building will have a concrete slab floor, heavy timber support columns, and a wood framed roof with asphalt shingles.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Sumter County I-95 Salt Shed Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	6/13
Project Number	5398	**Overall Priority**	6/29

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$360,000
	$360,000

Project Costs	Amount
Construction-Buildings & Additions	$290,000
Contingencies-Capital Projects	$35,000
Fee-Architectural, Engineering & Other	$35,000
	$360,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt. The shed will be located near the rest area on I-95 for application on the interstate.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather. SCDOT stores approximately three days of salt in each county.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Pickens County Salt Spreader Shed Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	7/13
Project Number	5399	**Overall Priority**	7/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$340,000	Construction-Buildings & Additions	$230,000
		Contingencies-Capital Projects	$35,000
		Fee-Architectural, Engineering & Other	$45,000
		Site Development (Non-Depreciable Land Improv)	$30,000
	$340,000		$340,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project consists of the construction of a 5000 sf open storage shed for storing salt spreaders and other misc. The structure will be an open sided, steel framed structure with a concrete slab floor, metal roof, and lighting. The shed will be located at the Pickens County Maintenance Complex.

Rationale

Salt spreading equipment is presently stored on the ground and exposed to the elements. Covering the equipment will protect the equipment and allow for easier loading onto vehicles

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Kershaw County Salt Shed Construction (I-20)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	8/13
Project Number	5400	**Overall Priority**	8/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$360,000	Construction-Buildings & Additions	$280,000
		Contingencies-Capital Projects	$40,000
		Fee-Architectural, Engineering & Other	$40,000
	$360,000		$360,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Horry County Maintenance Salt Shed Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	9/13
Project Number	5401	**Overall Priority**	9/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$360,000	Construction-Buildings & Additions	$280,000
		Contingencies-Capital Projects	$40,000
		Fee-Architectural, Engineering & Other	$40,000
	$360,000		$360,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Hampton County Maintenance Salt Shed Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	10/13
Project Number	5402	**Overall Priority**	10/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$300,000	Construction-Buildings & Additions	$250,000
		Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Aiken County Salt Shed Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	11/13
Project Number	5403	**Overall Priority**	11/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$3,000	Construction-Buildings & Additions	$250,000
[CP] Other Funds	$297,000	Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - 9759) The project will consist of construction of a steel and fabric storage building for storing salt to use for application on the bridges and roads both before and during ice/snow events. The structure will have a concrete slab with wood interior push walls. It will store 500 tons of salt.

Rationale

Salt is necessary to prevent ice/snow from freezing on the roadway during inclement weather.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Charleston Maintenance Salt Building Reconstruction

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	12/13
Project Number	5404	**Overall Priority**	12/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$300,000	Construction-Buildings & Additions	$250,000
		Contingencies-Capital Projects	$25,000
		Fee-Architectural, Engineering & Other	$25,000
	$300,000		$300,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

The existing Charleston Maintenance salt building is in poor condition and in need of replacement. This project would demolish the existing structure and replace it with a new structure.

Rationale

The push walls are collapsing, and the fabric roof is in bad shape

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Equipment Depot Restrooms and Conference Room

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	13/13
Project Number	5409	**Overall Priority**	13/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$245,000
	$245,000

Project Costs	Amount
Contingencies-Capital Projects	$20,000
Fee-Architectural, Engineering & Other	$25,000
Renovations-Buildings & Additions-Interiors	$200,000
	$245,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $1,200		$1,200	

Summary of Work

A new conference/training room with a minimum seating capacity of 75 would be constructed on the main level of the Equipment Depot in existing space not currently utilized. In addition, the restroom, which is not ADA compliant, would be expanded and brought up to standard.

Rationale

The Depot's conference/training room is needed to host training events for district employees prior to new equipment releases, manufacturer's training for Depot and district employees, equipment operators training, and meetings with staff and job applicant interviews. The current conference/training room is located above the main office area and is limited in space and seating capacity. This area is only accessible by stair causing emergency egress and ADA compliance concerns. Additionally, the area would serve as a central meeting/work area for Supply and Equipment employees during emergency operations and would be available for use by other SCDOT organizations when larger space is required. Existing restroom expansion is also needed to accommodate the number of visiting employees for training events.

Alternatives Considered

Due to space limitations in the building, the only alternative would be to construct an additional facility, which is deemed cost prohibitive

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

District Six Office Mechanical, Electrical and Plumbing renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	5414	**Overall Priority**	14/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$275,000	Renovations-Utilities	$275,000
	$275,000		$275,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($20,000)
	Net Cost / (Savings): ($20,000)			($20,000)

Summary of Work

The District 6 Office, constructed in 1971, is in need of mechanical, electrical, and plumbing repairs and upgrades. Items include replacement of Federal Pacific electrical panels, a new generator, new plumbing lines, and replacement of HVAC units.

Rationale

The District 6 office was constructed in 1971 and many systems are nearing their end of life and are in need of replacement

Alternatives Considered

NA

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name
Florence Maintenance Sewer Line Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5415	**Overall Priority**	15/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Water/Sewer	100
	100%

Fund Sources	Amount
[CP] Other Funds	$400,000
	$400,000

Project Costs	Amount
Renovations-Utilities	$400,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

The project will consist of saw cutting and replacing approximately 600 feet of sewer line along with three manholes.

Rationale

The main sewer line on the property serves the county maintenance office, truck shed, engineering office, and district lab. Due to its relatively flat slope and multiple collapses along the line, these facilities experience frequent backups.

Alternatives Considered

Pipe relining was evaluated as an option; however, it is equally costly and less effective compared to installing a new line. The line has already been jetted multiple times, but camera inspections reveal several areas of collapse.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Dillon County Complex Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5416	**Overall Priority**	16/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$500,000
	$500,000

Project Costs	Amount
Renovations-Building Exteriors	$200,000
Renovations-Buildings & Additions-Interiors	$200,000
Roofing-Repairs & Renovations	$100,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The Dillon Maintenance Complex project involves the replacement of electrical and mechanical systems, along with sealing of the building envelope and roof. Interior renovations will include painting and mold remediation resulting from prior leaks.

Rationale

The complex was constructed in 1958 and is desperate need of repairs and updating

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Newberry County Complex Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	5421	**Overall Priority**	17/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$1,000,000	Construction Projects-Lump Sum	$1,000,000
	$1,000,000		$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The project scope includes replacing plumbing systems, upgrading non-ADA compliant restrooms, replacing HVAC units, upgrading electrical systems, installing new flooring, and repaving the shop yard and parking areas.

Rationale

The maintenance shop and engineering office, constructed in 1959, are experiencing significant infrastructure issues, including deteriorated plumbing and drinking water systems, restroom drainage problems, outdated HVAC units, and aging electrical systems with limited capacity.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Clarendon County Maintenance Complex Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	5417	**Overall Priority**	18/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$8,500,000	Construction-Buildings & Additions	$6,000,000
		Contingencies-Capital Projects	$700,000
		Fee-Architectural, Engineering & Other	$800,000
		Site Development (Non-Depreciable Land Improv)	$1,000,000
	$8,500,000		$8,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($20,000)
	Net Cost / (Savings): ($20,000)			($20,000)

Summary of Work

The project will consist of the development of a 12-acre site in Clarendon County. The facility will have a 35,000-sf pre-engineering storage and office building, a 20,000-sf repair shop with a fuel area, a salt storage building, and a salt spreader storage building.

Rationale

The existing vehicle repair shop and truck storage building are 65 years old. The existing engineering office is 63 years old. The structures are inadequate for vehicle maintenance operations and unable to support today's technology. The facility maintains 140 lane miles of I-95.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-26 Rest Areas at MM 122 Calhoun Co.

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	5423	**Overall Priority**	19/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$16,000,000	Construction-Buildings & Additions	$10,000,000
[CP] State Appropriation	$4,000,000	Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Site Development (Non-Depreciable Land Improv)	$8,000,000
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Demolition of existing outdated facilities and construction of both northbound and southbound lanes. Rest areas to include updated ADA compliant facilities including resurfacing of parking areas, replacing/rehab of sidewalks, curbs and landscaping. Addition of backup power to fully operate facility during power outages.

Rationale

Upgrades to Rest Areas across the state have been confirmed legislatively through provisos for funding

Alternatives Considered

Upgrades and renovations to the existing facility are an option that will be explored during Phase 1 to determine feasibility and cost effectiveness.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Sumter I-95 NB (Santee) Rest Area Replacement

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	5422	**Overall Priority**	20/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$6,000,000	Construction-Buildings & Additions	$3,825,000
[CP] State Appropriation - Capital	$138,000	Contingencies-Capital Projects	$1,376,000
[CP] State Appropriation - Capital	$3,862,000	Depreciable Land Improvements	$3,875,000
		Fee-Architectural, Engineering & Other	$924,000
	$10,000,000		$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

(Phase I - #9745) This project will replace the existing Rest Area facilities at the I-95 North Bound Rest Area in Sumter County. The project will include the demolition of existing structures and the design and construction of a new 5,000 square foot Restroom Building to provide an adequate number of fixtures, a Family Assistance Restroom, an indoor vending area and storage. Site work will include the resurfacing of existing paving and expansion of the truck parking area, new sidewalks and landscaping. The existing picnic shelters will be replaced, and an emergency backup power generator will be added.

Rationale

The existing 2,400 square foot Restroom Building was constructed in 1970, is now too small to accommodate the current number of visitors and is not an ADA compliant facility.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Kershaw Section Shed Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	5427	**Overall Priority**	21/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds - Capital	$500,000	Other Construction/Renovation/Repair Projects	$500,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The project consists of replacing the plumbing systems, updating restrooms, installing a new roof, upgrading HVAC systems, and completing interior finish improvements, along with additional facility upgrades as required.

Rationale

The facility, constructed in 1954, is in urgent need of upgrades and system replacements to address its outdated infrastructure.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

SCDOT HQ Roof replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	5418	**Overall Priority**	22/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,170,000
	$1,170,000

Project Costs	Amount
Roofing-Repairs & Renovations	$1,170,000
	$1,170,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($5,000)
	Net Cost / (Savings): ($5,000)			($5,000)

Summary of Work

Replace the existing roof of the SCDOT HQ building. This roof was last replaced in 1992 and is approximately 39,000 sf.

Rationale

Leaks, age, and constant repairs to the roof

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-95 Rest Areas at MM139 in Sumter County

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	5429	**Overall Priority**	23/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$16,000,000	Construction-Buildings & Additions	$10,000,000
[CP] State Appropriation	$4,000,000	Contingencies-Capital Projects	$1,500,000
		Fee-Architectural, Engineering & Other	$1,500,000
		Site Development (Non-Depreciable Land Improv)	$7,000,000
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The existing car parking areas will be resurfaced, the rest areas and associated structures will be demolished, construct new rest area buildings, picnic shelters, and expand the truck parking areas, new landscape and irrigation systems. The ingress and egress ramps may need to be expended to meet current standards.

Rationale

Upgrades to Rest Areas across the state have been confirmed legislatively through provisos for funding.

Alternatives Considered

Upgrades and renovations to the existing facility are an option that will be explored during Phase 1 to determine feasibility and cost effectiveness.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-77 Rest Areas at MM66 in Chester Co.

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	5428	**Overall Priority**	24/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$17,000,000	Construction-Buildings & Additions	$12,000,000
[CP] State Appropriation	$3,000,000	Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Site Development (Non-Depreciable Land Improv)	$6,000,000
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Complete renovation and upgrades of both northbound and southbound rest areas to include updated ADA compliant facilities including resurfacing of parking areas, replacing/rehabbing sidewalks, curbs and landscaping. Add backup power to fully operate facility during power outages.

Rationale

Upgrades to Rest Areas across the state have been confirmed legislatively through provisos for funding

Alternatives Considered

Upgrades and renovations to the existing facility are an option that will be explored during Phase 1 to determine feasibility and cost effectiveness.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Statewide Traffic Management Addition/Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	5440	**Overall Priority**	25/29

Project Type	Percentage
Construct Additional Facility	50
Repair/Renovate Existing Facility/System	50
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,260,000
[CP] Other Funds	$540,000
	$2,800,000

Project Costs	Amount
Construction-Buildings & Additions	$2,400,000
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$200,000
	$2,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$9,000	
	Net Cost / (Savings): $9,000		$9,000	

Summary of Work

The project will consist of the renovation to the existing 4300 sf building and a 2000 sf addition. A new video room will have greater interior height to accommodate multiple monitors as well as supervisor offices. The existing facility renovation will consist of a new roof system, new windows, ADA compliant restroom renovations, and interior configuration.

Rationale

The existing building was a former DMV Office now being used for a traffic management facility. It houses the state traffic management center and the incident responders for the midlands. The present facility allows the monitoring of 36 cameras total at one time; there are approximately 170 alone in the Columbia service area. The addition will house the traffic management video room with associated staff which are responsible for the entire state when the other locations close daily and weekends, as well as manage traffic for the midlands during regular business hours.

Alternatives Considered

demo and construction of a new facility was considered but deemed more costly.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

Eastover Section Shed Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	5436	**Overall Priority**	26/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$500,000
	$500,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$500,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Project consists of updating restrooms, installing new roof, upgrading electrical and HVAC systems and completing interior finish improvements, along with additional facility upgrades as required.

Rationale

The facility was constructed in 1977 and is need of renovation and system upgrades to address outdated infrastructure.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

York Section Shed Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	5437	**Overall Priority**	27/29

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$500,000
	$500,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$500,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The project consists of updates and renovations to the York Section Shed. The facility requires upgrades to its mechanical, electrical, and plumbing systems, as well as replacement of the roof and interior renovations.

Rationale

The facility was constructed in 1950 and the existing mechanical, electrical, and plumbing systems are outdated and require replacement. In addition, the roof has reached the end of its useful service life and must be replaced to prevent further water intrusion and damage to the building interior. Upgrading and renovating the facility will extend its lifecycle, improve working conditions for staff, reduce maintenance costs, and ensure compliance with modern building codes and standards.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-85 Rest Areas at MM18 in Anderson Co.

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	5439	**Overall Priority**	28/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$16,000,000	Construction-Buildings & Additions	$12,000,000
[CP] State Appropriation	$4,000,000	Contingencies-Capital Projects	$800,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Site Development (Non-Depreciable Land Improv)	$6,200,000
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Building replacement to include family assistance restroom and mechanical space for HVAC system. Site improvements to include pavement resurfacing, sidewalk, curb, and landscape replacement. Add backup power for facility to fully operate during power outages.

Rationale

Upgrades to Rest Areas across the state have been confirmed legislatively through provisos for funding.

Alternatives Considered

NA

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Transportation

Project Name

I-385 Rest Area at MM7 in Laurens Co.

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	5438	**Overall Priority**	29/29

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$5,600,000	Construction-Buildings & Additions	$7,000,000
[CP] State Appropriation	$1,400,000	Contingencies-Capital Projects	$700,000
[CP] State Appropriation	$3,000,000	Fee-Architectural, Engineering & Other	$700,000
		Site Development (Non-Depreciable Land Improv)	$1,600,000
	$10,000,000		$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

The demolition of the existing rest area and associated buildings, construction of a new rest area building, resurfacing of existing paving, and new landscape with irrigation.

Rationale

Upgrades to Rest Areas across the state have been confirmed legislatively through provisos for funding.

Alternatives Considered

Upgrades and renovations to the existing facility are an option that will be explored during Phase 1 to determine feasibility and cost effectiveness.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Department of Veterans' Affairs

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Laundry Boiler

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/6
Project Number	4664	**Overall Priority**	1/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$300,000
	$300,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$20,000
Other Capital Outlay Costs	$5,000
Renovations-Utilities	$250,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will be to replace the Laundry Boiler at Campbell VA Nursing Home.

Rationale

The Campbell VA Nursing Home currently has a 24-year-old boiler which supplies the hot water needed to clean and sanitize resident linen. It is beyond its Expected Useful Life (EUL), is no longer operating in a maximum efficient manner, and requires extensive services to keep it functioning.

Alternatives Considered

The alternative to its replacement would be to continue to use and service the boiler as needed until it fails or is tagged out and forces the agency to request approval for an emergency work order / procurement to either rent a boiler or establish a temporary contract with a private company that is able to provide the needed laundry service until a permanent replacement could be established.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Shower Renovation and Modifications

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/6
Project Number	4665	**Overall Priority**	2/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$886,500
[CP] State Appropriation - Capital	$13,500
	$900,000

Project Costs	Amount
Contingencies-Capital Projects	$75,000
Fee-Architectural, Engineering & Other	$60,000
Other Capital Outlay Costs	$15,000
Renovations-Buildings & Additions-Interiors	$750,000
	$900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9901) This project would renovate the resident shower rooms including new floor and wall tile, fixtures, and piping.

Rationale

A recent inspection of the facility found that the shower rooms, which are original to the building when it was built in 1991, have minor to substantial damage to the tile and floor of the community shower rooms, and there was also evidence of moisture penetration present through the shower fixtures.

Alternatives Considered

There is no justifiable alternative other than to continue to use the showers as is, however doing so will increase the risk of water penetration and amplify the damage to the interior walls and sub structure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

State Veterans' Cemetery, Committal Shelter II

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/6
Project Number	4666	**Overall Priority**	3/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	50
Site Development	50
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,521,263
[CP] State Appropriation - Capital	$20,000
	$1,541,263

Project Costs	Amount
Contingencies-Capital Projects	$272,053
Fee-Architectural, Engineering & Other	$166,000
Other Capital Outlay Costs	$15,000
Other Construction/Renovation/Repair Projects	$1,088,210
	$1,541,263

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9902) This project is to construct a second Committal Shelter at MJ "Dolly" Cooper State Veterans' Cemetery.

Rationale

MJ "Dolly" Cooper State Veterans' Cemetery currently has one Committal Service Shelter, a roofed, open-air pavilion structure with ten columns and a storage area, which provides a temporary shelter for families and friends of the deceased to participate in interment services away from the actual gravesite. In a veterans cemetery, where specific gravesites are not reserved for individuals, the burial area is usually not a suitable location for the committal service. Based on the current number of funeral services held at the cemetery, the single Committal Shelter does not adequately support the physical demand needed for a shelter, which places an immediate need for the construct a second shelter.

Alternatives Considered

There is no alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Fan Coil Unit Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/6
Project Number	5512	**Overall Priority**	4/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,486,500
[CP] State Appropriation - Capital	$13,500
	$5,500,000

Project Costs	Amount
Contingencies-Capital Projects	$465,000
Fee-Architectural, Engineering & Other	$372,000
Other Capital Outlay Costs	$13,000
Renovations-Utilities	$4,650,000
	$5,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9900) This project is to replace fan coil units (FCU) throughout the Veterans' Nursing home facility. The project inclueds ceiling mounted fan coils and ducted above ceiling fan coils with updated controls package. With the replacement of the FCU, improvements to the dedicated outside air system (DOAS) will be included.

Rationale

The Campbell VA Nursing Home is a 92,210 sqft building that was built in 1991, and home to 218 VA long-term nursing residents and 250 staff/support personnel. The fan coils are 34 years old and past their Expected Useful Life (EUL) of 15 years. Replacing the fan coils units will increase the cooling efficiency and capability of the HVAC system, decrease the overall utility cost during the summer months, and will reduce the amount of maintenance currently required to repair the aging units.

Alternatives Considered

There is no justifiable alternative other than to continue to use and rely on the aging system and repair units as maintenance problems arise.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Veterans Victory House Walk-in Refrigerator Freezer

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/6
Project Number	5513	**Overall Priority**	5/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$200,000
[CP] Other Funds	$200,000
	$400,000

Project Costs	Amount
Contingencies-Capital Projects	$33,000
Fee-Architectural, Engineering & Other	$26,400
Other Capital Outlay Costs	$10,600
Other Construction/Renovation/Repair Projects	$330,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the Veterans Victory House kitchen walk-in freezer and coolers with a new refrigeration system. The project will include new evaporator coils, condensing units, and refrigerant piping associated with each walk-in unit. The mechanical yard for the condensing units will be modified to accommodate three stand-alone units.

Rationale

The kitchen walk-in freezer cooler and refrigeration system is an aging unit that is original to the building's initial construction, is past its Expected Useful Life (EUL), and has become problematic as the 21 year old condensing unit continues to causing the evaporator coil to freeze. To facilitate service on any of the 3 compressors installed in the single condensing unit, power to the unit must be shut off resulting in each system being inoperable during the service procedure. The existing cooling system utilizes a refrigerant that does not meet the current energy efficiency code and costs more when servicing the equipment.

Alternatives Considered

The alternative would be to continue to use and service the inefficient unit until it fails or is tagged out and forces the agency to request approval for an emergency work order / procurement to either rent or replace the unit.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Backup Power Docking Station

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/6
Project Number	5588	**Overall Priority**	6/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$300,000
	$300,000

Project Costs	Amount
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$20,000
Other Capital Outlay Costs	$5,000
Renovations-Utilities	$250,000
	$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to add a docking station for a backup generator to provide full power to the facility in emergency situations, ensuring continuity of operations.

Rationale

Richard M. Campbell Veterans Nursing home is a 34-year-old facility. It is only equipped with one backup generator for medical life safety equipment inside the facility, which only powers 30% of the facility. Having an additional generator will allow the facilities' HVAC systems to operate during severe weather conditions that would cause power outages and eliminate the need to relocate residents in such emergencies.

Alternatives Considered

Relocate Residents by bus to emergency locations during extended power outages.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Boiler – Cleaver Brooks

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	5514	**Overall Priority**	7/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds - Motor Pool	$450,000
	$450,000

Project Costs	Amount
Contingencies-Capital Projects	$37,500
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$7,500
Renovations-Utilities	$375,000
	$450,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project involves replacing two boilers located at the Richard M. Campbell Veterans Nursing Home.

Rationale

Campbell Nursing Home has two primary boilers, which provide heat for the facility through a closed-loop two-pipe system. Both boilers are past their Expected Useful Life (EUL) and are no longer operating at maximum efficiency. The Facility is licensed through the Department of Public Health for 220 beds and currently has 218 residents. Heat is a requirement through the regulations for nursing homes. If one of the boilers goes down, the facility will not meet temperature requirements.

Alternatives Considered

The alternative would be to continue to use and service the boiler as needed until one or the other fails or is tagged out, forcing the agency to request approval for an emergency work order/procurement to either rent or replace the inoperable boiler.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Veterans Victory House Curry Nurse Station Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/6
Project Number	5518	**Overall Priority**	8/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$800,000
	$800,000

Project Costs	Amount
	$52,000
Contingencies-Capital Projects	$65,000
Other Capital Outlay Costs	$33,000
Other Construction/Renovation/Repair Projects	$650,000
	$800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of the Nursing Stations and two semi-private resident rooms in the Curry building of the Veterans Victory House Veterans Nursing Home facility.

Rationale

The Curry Building of the Veterans Victory House Nursing Home serves as the Secure Memory Care Unit. This renovation is desired to effectively and safely meet the needs of resident veterans with functional and behavioral conditions. The renovations included in this project will provide safer operations for the staff and better care for the residents. The current configuration of this unit does not allow for adequate space for securing medications, storing treatment carts, and medical devices.

Alternatives Considered

Continue current operational procedures and make adjustments as needed to meet regulatory requirements.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Flooring Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5524	**Overall Priority**	9/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$500,000
	$500,000

Project Costs	Amount
Contingencies-Capital Projects	$42,000
Fee-Architectural, Engineering & Other	$33,600
Other Capital Outlay Costs	$4,400
Other Construction/Renovation/Repair Projects	$420,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to replace the existing sheet vinyl flooring in the Campbell VA Nursing Home

Rationale

The majority of the vinyl flooring in the Nursing home is original to the facility which is 34 years old, and it is worn and damaged. Although some of the flooring has already been patched, its continued use has worn the flooring material down, drastically diminishing its protective properties to the degree that its traction and slip resistance has been compromised.

Alternatives Considered

The alternative would be to keep patching and replacing damaged areas as they are discovered, however doing so would uniformly create more risks and introduce the potential for trip hazards to exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Veterans Nursing Home Rooms Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5525	**Overall Priority**	10/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Contingencies-Capital Projects	$167,000
Fee-Architectural, Engineering & Other	$133,600
Other Capital Outlay Costs	$29,400
Other Construction/Renovation/Repair Projects	$1,670,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to renovate existing double occupancy rooms along the back halls of the five residential wings into private rooms at Richard M Campbell Veteran Home.

Rationale

The current design of Richard M Campbell generates overcrowding and limited mobility of Veterans, particularly in the secure unit of the home. These conditions are directly correlated with increased falls and resident-on-resident altercations, resulting in significant life-safety concerns. This project will decrease the number of beds at the facility from 220 to 190 and will create a safer environment for Veterans and staff.

Alternatives Considered

Full renovation of the facility, which would cost approximately seven times as much as a partial room conversion. Additionally, a consideration was made to connect each of the existing residential wings with five six-room wings, bringing the bed count to 215; however, that cost would be at a minimum, four times as much as the private room renovation plan.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Asphalt Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5526	**Overall Priority**	11/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,000,000
	$1,000,000

Project Costs	Amount
Contingencies-Capital Projects	$82,000
Fee-Architectural, Engineering & Other	$65,600
Other Capital Outlay Costs	$32,400
Other Construction/Renovation/Repair Projects	$820,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to replace the parking lot at the Richard M. Campbell Veterans Nursing Home Facility.

Rationale

This project is to replace the existing parking lot, which is original to the facility that is 34 years old and is past its Expected Useful Life (EUL). The Campbell parking lot provides approximately 204 regular parking spaces and Six ADA designated parking spaces, and a recent inspection pointed out there were significant repairs needed as the asphalt is showing various longitudinal and transverse cracks throughout the lot, and there are numerous areas of alligator cracking or crumbling. There lot has already been repaired / patched in multiple areas however its aging condition is quickly becoming a safety hazard and needs to be addressed.

Alternatives Considered

The alternative would be to continue patching the bad areas as they appear.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Stone Veterans Nursing Home Improvements

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5527	**Overall Priority**	12/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	90
Interior Finishes/Flooring/Fixtures	10
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$5,000,000
[CP] State Appropriation - Capital	$3,500,000
	$8,500,000

Project Costs	Amount
Contingencies-Capital Projects	$717,000
Fee-Architectural, Engineering & Other	$573,600
Other Capital Outlay Costs	$39,400
Renovations-Utilities	$7,170,000
	$8,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project includes improvements to Mechanical equipment, domestic piping, fire sprinkler system, back-up generator, and LED upgrade. The mechanical improvements included modifying the existing HVAC system to provide conditioned outside air to control the humidity in the facility, a dedicated chiller, and replacing fan coil units.

Rationale

In the warmer months, the existing HVAC system struggles to keep the humidity at an acceptable level. By conditioning the incoming outside air, the facility will be able to control the humidity in the building better. The Chilled Water (CW) piping, domestic water piping, and sprinkler lines overhead are becoming an increasing problem with leaks. The existing chiller that provides cooling to the Stone Veterans' Nursing Home is a shared unit with the Office of Mental Health. The CW lines are 20 years old, and with poor water treatment in the past, the pipes have started to fail earlier than expected. The sprinkler lines have Victaulic couplings where the bolts are rusting and failing, causing leaks in the system. The domestic water lines are copper and are original to the 52-year-old building and have outlived their lifespan. The copper lines have multiple repairs on each run as a leak is detected. The Stone VA Nursing Home has an emergency generator that currently provides emergency power to life safety and required circuits in the building. This generator does not provide power to run the entire building. By installing a generator large enough to power the entire building, lighting, HVAC, and emergency equipment could continue to operate in the event of a power outage, keeping the staff and residents safe.

Alternatives Considered

The alternative would be to continue to repair and maintain the existing mechanical equipment at a higher cost. Operate the facility with portable rental emergency generators and HVAC systems to attempt to keep the residents safe during a power loss event.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Stone VA Flooring Replacement

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4785	**Overall Priority**	13/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$250,000
[CP] Other Funds	$3,750
[CP] State Appropriation - Capital	$357,250
	$611,000

Project Costs	Amount
Contingencies-Capital Projects	$51,000
Fee-Architectural, Engineering & Other	$40,800
Other Capital Outlay Costs	$9,200
Other Construction/Renovation/Repair Projects	$510,000
	$611,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9869) This project will replace the sheet vinyl flooring in the Stone VA Nursing Home 3 wards.

Rationale

The old flooring would be removed, and the new seamless flooring would the replacement. Because of the intense use of wheelchairs, beds, and rolling carts, the flooring has outlived its 10-year lifespan and its beginning to show signs of wear. Replacing the flooring will help keep the facility from getting cited for deficiencies and help ensure that the facility will remain licensed to operate.

Alternatives Considered

There are no other alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

State Veterans' Nursing Home Construction (Lexington)

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4752	**Overall Priority**	14/18

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,500,000
[CP] Other Funds	$110,200,000
	$111,700,000

Project Costs	Amount
Construction-Buildings & Additions	$111,700,000
	$111,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9859) The project will construct a new Veterans' Nursing Home consisting of 129 beds that will serve the needs of the western midlands, replacing 90 beds at the Stone Pavilion facility in Columbia, and exhausting the remaining 39 beds available by the US Department of Veterans Affairs through its census. The overall design will be based off the current Veterans Nursing Home construction project in Sumter County as the Department prepares the Veterans Administration (VA) State House Construction grant application to be submitted prior to April 15, 2024, deadline.

Rationale

Based on the history of past congressional appropriations for the VA State Home Construction Grant Program, the Department projects that federal funding could become available by federal fiscal year 2033, if included in the VA's 2025 VA priority one list.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name
Veterans Victory House Shower Improvements

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5528	**Overall Priority**	15/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Health Care/Medical	100	Interior Finishes/Flooring/Fixtures	70
				Water/Sewer	30
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$600,000	Contingencies-Capital Projects	$50,000
		Fee-Architectural, Engineering & Other	$40,000
		Other Capital Outlay Costs	$10,000
		Other Construction/Renovation/Repair Projects	$500,000
	$600,000		$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work
Improvements to resident shower rooms, including new floor and wall tile, fixtures, and piping.

Rationale
The shower rooms are original to the facility, and the waterproofing for the floor and wall system has begun to fail, allowing water to intrude under the building slab and wall structure. This renovation will ensure a proper water barrier is in place and prevent further water intrusion.

Alternatives Considered
Continue to patch existing shower floors and walls until a project can be established.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

State Veterans' Nursing Home Construction (Horry)

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4753	**Overall Priority**	16/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Health Care/Medical	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$59,085,000	Construction-Buildings & Additions	$90,900,000
[CP] Other Funds	$1,234,500		
[CP] State Appropriation - Capital	$30,580,500		
	$90,900,000		$90,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9780) This project will be a request for the full approval of the Phase II Design and Construction of an additional VA Nursing Home in Horry County.

Rationale

On January 29,2020, the JBRC approved the construction of an additional VA Nursing Home in Horry County. In order to receive a conditional funding letter from the US Department of Veterans Affairs, the State will need to demonstrate the following: design development drawings and specifications (35%; in progress), and a Phase I & II environmental assessments. If a conditional funding letter is received, the State would then have an additional 180 days to complete 100% construction design plans and the solicitation procurement of design-bid-build construction contractor in order to complete all necessary requirements to receive federal grant funds from VA.

Alternatives Considered

There is no alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

State Veterans' Nursing Home Construction (Orangeburg)

Submission Type	Existing Project	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4754	**Overall Priority**	17/18

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$56,828,571
[CP] Other Funds	$1,309,500
[CP] State Appropriation - Capital	$29,290,500
	$87,428,571

Project Costs	Amount
Construction-Buildings & Additions	$87,428,571
	$87,428,571

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9814) This project will be a request for the full approval of the Phase II Design and Construction of an additional VA Nursing Home in Orangeburg County.

Rationale

On December 7, 2021, the JBRC approved the construction of an additional VA Nursing Home in Orangeburg County. In order to receive a conditional funding letter from the US Department of Veterans Affairs, the State will need to demonstrate the following: design development drawings and specifications (35%; in progress), and a Phase I & II environmental assessments. If a conditional funding letter is received, the State would then have an additional 180 days to complete 100% construction design plans and the solicitation procurement of design-bid-build construction contractor in order to complete all necessary requirements to receive federal grant funds from VA.

Alternatives Considered

There is no alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Department of Veterans' Affairs

Project Name

Campbell Metal Roof Replacememt

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4786	**Overall Priority**	18/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$900,000
	$900,000

Project Costs	Amount
Contingencies-Capital Projects	$75,000
Fee-Architectural, Engineering & Other	$60,000
Other Capital Outlay Costs	$15,000
Roofing-Repairs & Renovations	$750,000
	$900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to replace the existing metal roof on Richard M Campbell. The current roof is original to the facility.

Rationale

Richard M Campbell requires the replacement of its metal use due to the expiration of its expected useful life. The current materials are 28 years old and show excessive wear. A new roof will cover the 92,210 sq ft facility which houses 220 long-term residents and 250 staff/support personnel. The choice for metal versus shingle is a result of cost of material, instillation, and comparable commercial buildings. The estimated cost for this project amounts to approximately $900,000.00.

Alternatives Considered

No other alternatives considered.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Education Television Commission

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

ETV Sumter Studio Facility

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/6
Project Number	4488	**Overall Priority**	1/20

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	80
Purchase Land/Building	5
Site Development	10
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	85
Other	10
Parking/Landscape	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$24,659,545
[CP] State Appropriation - Capital	$337,455
	$24,997,000

Project Costs	Amount
Construction-Buildings & Additions	$22,159,545
Other Capital Outlay Costs	$2,500,000
Site Development (Non-Depreciable Land Improv)	$337,455
	$24,997,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9529) In support of mission-centered partnerships and evolving facility needs, SCETV has received a state appropriation of $22,750,000 to build a new multi-use studio building in downtown Sumter on land donated by the City of Sumter.

Rationale

ETV Sumter is one of the network's four regional studios that produce a variety of community programming and educational content. ETV Sumter works with other state agencies, counties, cities, and schools in Kershaw, Sumter, Clarendon, and Lee Counties on projects to promote SC history, culture, and education. SCETV has leased the building from the City of Sumter since 1975. This project will enhance SCETV's partnerships in the Sumter area and in surrounding communities. It will also strengthen SCETV's presence as a statewide provider of educational services and resources. Additionally, this facility will serve as a model for the three other regional studios around the state.

Alternatives Considered

SCETV has received a state appropriation of $22,750,000 to build a new multi-use studio building in downtown Sumter on land donated by the City of Sumter. No other alternatives have been considered since appropriations were given.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

HVAC Upgrades at Transmission and Interconnection Facilities

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/6
Project Number	4489	**Overall Priority**	2/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	HVAC	95
				Roof	5
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$2,000,000	Basic Equipment	$1,544,473
[CP] State Appropriation - Capital	$848,563	Contingencies-Capital Projects	$125,820
		Fee-Architectural, Engineering & Other	$251,359
		Other Capital Outlay Costs	$30,000
		Renovations-Building Exteriors	$184,183
		Renovations-Buildings & Additions-Interiors	$96,574
		Renovations-Utilities	$608,005
		Roofing-Repairs & Renovations	$6,228
		Site Development (Non-Depreciable Land Improv)	$1,921
	$2,848,563		$2,848,563

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9527) ETV owns numerous facilities around the state and the HVAC units need to be upgraded and calibrated to accommodate the heat produced by the new technology.

Rationale

Upgrades to this equipment will support the network's ability to continue mission-critical operations.

Alternatives Considered

Repair and replacement alternatives were considered. Due to the age of the units in the field, replacements are required. None of the parts are available for repairs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Emergency UPS for TCC Site

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/6
Project Number	4490	**Overall Priority**	3/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$7,500	Basic Equipment	$317,500
[CP] Other Funds	$492,500	Fee-Architectural, Engineering & Other	$7,500
		Labor Cost-Temporary	$175,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9533) The Telecommunications Center (TCC) in Columbia is the central distribution hub for state-wide television, FM, and IP data signals as a result of recent improvements to infrastructure and design. To provide high availability and reliable uptime to these critical communication systems, SCETV intends to replace an almost 20-year-old UPS battery backup and electrical transfer switch. The legacy UPS at this site has begun to fail and support the improved infrastructure load.

Rationale

This site is the central distribution hub for the state-wide broadcast infrastructure. High availability and reliable power is required.

Alternatives Considered

Not having a UPS was considered. It is not a viable option given the necessity to protect computer equipment at the site.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name
Emergency Generator for Beaufort Studio

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/6
Project Number	4491	**Overall Priority**	4/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$458,739
[CP] State Appropriation - Capital	$291,261
	$750,000

Project Costs	Amount
Basic Equipment	$500,000
Fee-Architectural, Engineering & Other	$50,000
Labor Cost-Temporary	$200,000
	$750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - 9531) Given the critical role of SCETV's regional studios in emergency situations, SCETV plans to improve the redundancy and resiliency of the network's power infrastructure. Having an emergency backup generator will enable ETV Beaufort to continue operations and deliver important information in the event that power is lost. SCETV received an appropriation in the FY 22-23 budget for this project.

Rationale

This request will support SCETV's ability to maintain operations in emergency situations.

Alternatives Considered

No alternatives were considered. If this generator is not purchased, the agency runs the risk of losing operations and not being able to provide critical services during emergencies.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Fire Suppression System - Central Technology Room

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/6
Project Number	4492	**Overall Priority**	5/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] Other Funds	$400,000
	$400,000

Project Costs	Amount
Basic Equipment	$300,000
Fee-Architectural, Engineering & Other	$50,000
Labor Cost-Temporary	$50,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SCETV's Central Technology Room houses all of the network's IT and communications technology. A clean agent fire suppression system for this area is necessary to protect the equipment from being damaged in the event of fire. This system would also keep the main sprinkler system from discharging and damaging the electronic equipment in the area. The current fire suppression system is water based and will damage equipment and systems rendering SCETV inoperable until IT equipment can be salvaged or purchased. This system is outdated, would cause additional damage if discharged, and should be replaced.

Rationale

A clean agent fire suppression system is required to protect IT equipment from being damaged in the event of fire.

Alternatives Considered

No alternatives were considered. If SCETV is not able to replace the current system, there is increased risk of irreparable damage to equipment and systems.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Phase B - HVAC and Transmitter Upgrades

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/6
Project Number	4477	**Overall Priority**	6/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	HVAC	95
				Roof	5
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Capital Reserve Fund - Capital	$75,000	Basic Equipment	$4,000,000
[CP] Capital Reserve Fund - Capital	$4,925,000	Fee-Architectural, Engineering & Other	$200,000
		Labor Cost-Temporary	$750,000
		Roofing-Repairs & Renovations	$50,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9532) ETV owns numerous facilities around the state and the HVAC units need to be upgraded and calibrated to accommodate the heat produced by the new technology.

Rationale

Upgrades to this equipment will support the network's ability to continue mission-critical operations.

Alternatives Considered

Repair and replacement alternatives were considered. Due to the age of the units in the field, replacements are required. None of the parts are available for repairs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

TCC News and Public Affairs Department Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5473	**Overall Priority**	7/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$250,001
	$250,001

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$250,001
	$250,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SCETV's Telecommunications Center at 1041 George Rogers Boulevard in Columbia serves as the statewide headquarters for the network. The agency is continuously assessing current office space to accommodate evolving processes and workforce needs. Planned renovations will support increased space efficiencies for the growing News and Public Affairs Departments. These plans will also support continued execution of the agency's mission, increased project capacity, and increased ability to generate additional revenue for the agency.

Rationale

Renovations will support more efficient use of space to accommodate staff and evolving workforce needs.

Alternatives Considered

No alternatives have been considered at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

TCC Parking Lot Upgrade

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	5476	**Overall Priority**	8/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Labor Cost-Temporary	$50,000
		Site Development (Non-Depreciable Land Improv)	$450,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The parking lot at the main Telecommunications Center in Columbia has extensive drainage issues. There is need to regrade and repave the parking lot to resolve the issues.

Rationale

Parking lot upgrades are necessary to ensure the safety of staff and to preserve the overall facility infrastructure.

Alternatives Considered

Alternatives to repair/regrading have been in place for several months and are proving to be ineffective.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Cottageville Microwave Site Land Grading

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	5479	**Overall Priority**	9/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds	$250,001
	$250,001

Project Costs	Amount
Site Development (Non-Depreciable Land Improv)	$250,001
	$250,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SCETV's Cottageville microwave site is part of the statewide distribution network and needs land improvements to mitigate water drainage. Currently the water does not drain away from the tower and building, and pools around the building and the guy anchors. This issue may compromise the integrity of anchor structure over time which could lead to tower failure or collapse.

Rationale

It is imperative that the agency mitigate water drainage at this site to prevent damage to tower equipment.

Alternatives Considered

No alternatives were considered. This request supports the need to maintain tower infrastructure.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Lake City Tower Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5480	**Overall Priority**	10/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Basic Equipment	$450,000
		Fee-Architectural, Engineering & Other	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Wallace Tower Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5481	**Overall Priority**	11/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$500,000
	$500,000

Project Costs	Amount
Basic Equipment	$450,000
Fee-Architectural, Engineering & Other	$50,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

WRET (Spartanburg) Tower Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5483	**Overall Priority**	12/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$500,000
	$500,000

Project Costs	Amount
Basic Equipment	$350,000
Fee-Architectural, Engineering & Other	$150,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. WRET in Spartanburg is currently in need of structural, lighting and paint improvements to meet compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Orangeburg Tower Modification

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5484	**Overall Priority**	13/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Basic Equipment	$350,000
		Fee-Architectural, Engineering & Other	$150,000
	$500,000		$500,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. The tower in Orangeburg is currently in need of structural, lighting and paint improvements to meet compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

WNTV (Greenville) Tower Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4480	**Overall Priority**	14/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Basic Equipment	$450,000
		Fee-Architectural, Engineering & Other	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

To ensure safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Tower 3 Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4479	**Overall Priority**	15/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$250,000
	$250,000

Project Costs	Amount
Basic Equipment	$200,000
Fee-Architectural, Engineering & Other	$50,000
	$250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Tower 4 Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	4478	**Overall Priority**	16/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$500,000
	$500,000

Project Costs	Amount
Basic Equipment	$450,000
Fee-Architectural, Engineering & Other	$50,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Florence Transmitter Building Exterior Work

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	5485	**Overall Priority**	17/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$272,000
	$272,000

Project Costs	Amount
Basic Equipment	$190,000
Fee-Architectural, Engineering & Other	$10,000
Labor Cost-Temporary	$72,000
	$272,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SCETV's Florence transmitter serves Florence, Darlington and Kershaw counties. The building's exterior needs resurfacing with stucco or another material. Currently, the building exterior is brick, which has proven to be defective. Water seeps behind the brick causing the face of the brick to pop off. Should the water issue continue unresolved, the brick may deteriorate beyond repair. (Deferred Maintenance).

Rationale

This request supports necessary maintenance at the transmitter site.

Alternatives Considered

No alternatives were considered. If this work is not completed, there is a risk of irreparable damage to this building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Fire Suppression - Transmitter Sites

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5487	**Overall Priority**	18/20

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$4,800,000
	$4,800,000

Project Costs	Amount
Basic Equipment	$3,980,000
Fee-Architectural, Engineering & Other	$100,000
Labor Cost-Temporary	$720,000
	$4,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SCETV has 12 transmitter sites around the state with no fire suppression system. A clean agent fire suppression system for this area is necessary to protect the equipment from being damaged in the event of fire. This system would protect the electronics in the building during a fire.

Rationale

Increase due to chemical change and price increases. There is currently limited protective measures in place to protect the agency's transmitter equipment in the event of a fire.

Alternatives Considered

No alternatives were considered. If we are not able to replace the current system, there is increased risk of irreparable damage to equipment and systems.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Tower 1 Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5488	**Overall Priority**	19/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Basic Equipment	$450,000
		Fee-Architectural, Engineering & Other	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Education Television Commission

Project Name

Tower 2 Modifications

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	5489	**Overall Priority**	20/20

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$500,000	Basic Equipment	$450,000
		Fee-Architectural, Engineering & Other	$50,000
	$500,000		$500,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

To ensure continued safety and compliance, SCETV must perform maintenance on its tower structures. This is required work to ensure each structure meets compliance requirements from the Federal Aviation Administration and the Telecommunications Industry Association. (Deferred Maintenance).

Rationale

Part of SCETV five-year tower mapping and tower modifications plan is to start inspecting and documenting the tall broadcast, microwave, and LAT towers. Every year SCETV will increase the list of towers that need work based on engineering inspections and reports based on the approved ANSI/TIA tower guide.

Alternatives Considered

No alternatives were considered. If this work is not performed, the agency will not remain in compliance with industry safety and compliance standards.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Florence-Darlington Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name
Land Acquisition - Darlington County Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	4959	**Overall Priority**	1/7

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Program/Academic	100	Building Envelope/Windows/Walls	80
				Parking/Landscape	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$20,000	Land	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

Land that will be used to build a new educational facility in downtown Hartsville.

Rationale

The property is needed to build a new educational facility in downtown Hartsville.

Alternatives Considered

Several meetings have been held with the City of Hartsville, and this property was selected due to availability and location.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name
Darlington County Campus

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	4887	**Overall Priority**	2/7

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	20	Other	100
		Program/Academic	80		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$300,000	Construction-Buildings & Additions	$31,554,099
[CP] State Appropriation	$10,000,000	Fee-Architectural, Engineering & Other	$10,469,235
[CP] State Appropriation	$19,700,000	Site Development (Non-Depreciable Land Improv)	$4,185,572
[CP] State Appropriation	$16,208,906		
	$46,208,906		$46,208,906

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$100,000	
Utilities	Other Funds - Existing	Indefinitely	$238,000	
	Net Cost / (Savings): $338,000		$338,000	

Summary of Work

(Phase I - #6241) A new facility will be built in Darlington County. Healthcare, Manufacturing, and Transportation programs will be offered at the new facility. Phase I is completed with a conceptual design. The projected square footage is 67,687.

Rationale

A new facility will be built in Darlington County. Healthcare, Manufacturing, and Transportation programs will be offered at the new facility. These workforce programs are needed in the service region.

Alternatives Considered

No other alternatives are considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name

Construction & Industrial Trades Training Facility

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	4886	**Overall Priority**	3/7

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	70
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$2,200,000
[CP] State Appropriation	$21,642,192
[CP] State Appropriation	$150,000
[CP] State Appropriation	$9,850,000
[CP] State Appropriation	$7,800,000
	$41,642,192

Project Costs	Amount
Construction-Buildings & Additions	$32,262,075
Contingencies-Capital Projects	$1,826,155
Fee-Architectural, Engineering & Other	$6,353,962
Site Development (Non-Depreciable Land Improv)	$1,200,000
	$41,642,192

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$100,000	
Utilities	Other Funds - Existing	Indefinitely	$238,000	
	Net Cost / (Savings): $338,000		$338,000	

Summary of Work

(Phase I - #6328) Specialized training facility, at the Main Campus, that will house various academic and workforce programs, including Plumbing, and Electrical.
Initial request: $20,000,000; Fund Source: Proviso 118.19 FY23-24 $10,000,000; Proviso 118.20 FY24-25 $10,000,000
Phase I design work has been completed. The estimated project costs have been updated to reflect a new 73,090 square foot facility.

Rationale

Technical programs are evolving in today's environment, and as a technical college, FDTC needs to be able to meet the workforce needs by offering specialized training for jobs in our service region.

Alternatives Considered

No other alternatives have been considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name

Health Science Campus

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4888	**Overall Priority**	4/7

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	10	Other	100
		Program/Academic	90		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$27,000,000	Basic Equipment	$3,000,000
[CP] State Appropriation	$40,000,000	Builders Risk Insurance	$100,000
[CP] State Appropriation	$13,000,000	Construction-Buildings & Additions	$75,000,000
		Fee-Architectural, Engineering & Other	$800,000
		Other Capital Outlay Costs	$600,000
		Site Development (Non-Depreciable Land Improv)	$500,000
	$80,000,000		$80,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$75,000	
Utilities	Other Funds - Existing	Indefinitely	$75,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

This project is for the construction of a Health Science Campus on the main campus of FDTC. The current Health Science Campus is located in downtown Florence with limited growth potential. A new facility would allow FDTC to expand its' healthcare offerings.

This project was included in the 2024 CPIP.

Rationale

This project is for the construction of a Health Science Campus on the main campus of FDTC. classroom. The current Health Science Campus is located in downtown Florence with limited growth potential. A new facility would allow FDTC to expand its' healthcare offerings.

Alternatives Considered

No other alternatives are considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name

Student Success Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	4889	**Overall Priority**	5/7

Project Type	Percentage
Construct Additional Facility	85
Demolish Existing Facility	5
Replace Existing Facility/System	10
	100%

Facility Type	Percentage
Program/Academic	70
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	10
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$33,600,000
[CP] State Appropriation	$6,400,000
	$40,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Builders Risk Insurance	$100,000
Construction-Buildings & Additions	$36,400,000
Fee-Architectural, Engineering & Other	$1,000,000
Other Capital Outlay Costs	$500,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$40,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$75,000	
Utilities	Other Funds - Existing	Indefinitely	$80,000	
	Net Cost / (Savings): $155,000		$155,000	

Summary of Work

This project is for the construction budget for a new 80,000 square foot Student Success Center that will be the new focal point of the FDTC Main Campus. The facility will house a state-of-the-art library/media center and flexible configurable spaces for one-on-one and small group academic coaching and mentoring intended to improve student success rates in the classroom. In addition, the building will provide public information and enrollment services, as well as spaces for career services and other activities to help our students transition into the workforce. The project may require the demolition of the existing 100 and 300 buildings.
This project was included in the 2024 CPIP.

Rationale

This project is for the construction budget for a new 80,000 square foot Student Success Center that will be the new focal point of the FDTC Main Campus.

Alternatives Considered

Other alternatives considered were to renovate and expand existing campus space. This idea was dismissed due to the outdated type of existing space, its overall condition, and location.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name

Marion Cty Workforce Development Training Ctr

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4884	**Overall Priority**	6/7

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$25,000,000	Construction-Buildings & Additions	$30,000,000
[CP] State Appropriation	$7,500,000	Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$1,500,000
	$32,500,000		$32,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$35,000	
Utilities	Other Funds - Existing	Indefinitely	$40,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

A new facility will be built in Marion County. Healthcare, Manufacturing, and Transportation programs will be offered at the new facility. A feasibility study has been completed (#6309), providing a conceptual design.

Rationale

Funds for this project will be used to construct a Workforce Development Training Center in Marion County.

Alternatives Considered

There are no other alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Florence-Darlington Technical College

Project Name

Physical Plant/Maintenance Shop Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4885	**Overall Priority**	7/7

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,000,000
[CP] State Appropriation	$3,600,000
[CP] State Appropriation	$400,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$100,000
Construction-Buildings & Additions	$3,500,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$800,000
Other Capital Outlay Costs	$100,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$35,000	
	Net Cost / (Savings): $35,000		$35,000	

Summary of Work

This project is to replace the existing structure with a new Physical Plant/Maintenance Shop Building. The new Physical Plant/Maintenance Shop Building will be a 20,000 square foot facility, replacing the existing 7300 square foot Physical Plant and 2400 square foot Maintenance Shop. The existing facilities were built in 1983 and have never had a major update. They are too small to meet the college's current and future needs. The new facility will provide increased inside storage that the college greatly needs today. Expanding the current facility in its current location is not desirable and there is no room to expand the facility in its current location. The college has no other existing space to use for this purpose.

This project was previously included in the 2022 CPIP plan. Currently, this project has lower priority than the other buildings.

Rationale

Expanding the current facility in its current location is not desirable and there is no room to expand the facility in its current location. The college has no other existing space to use for this purpose.

Alternatives Considered

No other alternatives are considered.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Forestry Commission

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Forestry Commission

Project Name

Buckfield Project

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/4
Project Number	4756	**Overall Priority**	1/5

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$50,000	Fee-Architectural, Engineering & Other	$50,000
[CP] Other Funds	$8,000,000	Land	$8,000,000
	$8,050,000		$8,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is the acquisition of 2,880 acres in Hampton, Jasper, and Beaufort counties. This project will utilize funds from SCOR, OSI, SCCB, and Beaufort County.

Rationale

This is a working forest tract that has been identified as a priority for conserving working forest lands. This property and surrounding areas are in danger of being lost to development with proximity to I-95, Hwy 17, and Hwy 21. When acquired it will become a new State Forest and be managed by the Forestry Commission for multiple-use and sustain yield.

Alternatives Considered

None

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Forestry Commission

Project Name
Beech Hill Project

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	4765	**Overall Priority**	2/5

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds	$4,045,000
	$4,045,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Land	$4,025,000
	$4,045,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	Indefinitely	$500	
	Net Cost / (Savings): $500		$500	

Summary of Work

The Beech Hill Property is located in Dorchester County near the community of Givhans and costs of approximately 1,643 acres. This property is adjacent to Edisto River WMA and other private owned protected land that extends down the ACE Basin and just south of Givhans Ferry State Park between Hwy 61 and Hwy 17 Alternate South.

Rationale

This is a working forest tract that the SCFC has identified as priority for conserving working forest land. When acquired the property will be managed by the South Carolina Forestry Commission for multiple-use and sustain-yield. Multiple use management includes enhancing timber production, fish and wildlife habitat, air and water quality, soil conservation, scenic beauty, scientific research, and recreational opportunities. Sustained yield means assuring that the renewable resources of the forest will always be available without impairing the productivity of the land. OSI is purchasing 1,643 acres They are purchasing 1,043 of the 1643 acres with grant funds provided by SCCB and Dorchester County. They will donate those 1,043 acres to the SCFC. They will purchase 600 acres of the 1,643 acres with OSI funds. OSI will sell the 600 acres to SCFC for approximately $3,875.00.

Alternatives Considered

No other properties were available that met our criteria.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Forestry Commission

Project Name

Lost Creek Project

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4766	**Overall Priority**	3/5

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Other Funds	$1,433,000
	$1,433,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Land	$1,413,000
	$1,433,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	Other Funds - Existing	1 Year/One Time	$5	
	Net Cost / (Savings): $5		$5	

Summary of Work

This is an acquisition of a property that is a 71-acre tract located in Richland County and located off of Lost Creek Drive in Columbia, SC. The property was clear cut in 2017 and left to natural regeneration. The property is adjacent to the Harbison State Forest that is owned and managed by the Forestry Commission.

Rationale

Harbison State Forest (HSF)is managed as education and recreation working forest. Approval by JBRC and SFAA of the acquisition of the additional 71 acres allows the Forestry Commission to expand the HSF trail system and also protect the property from development.
The Forestry Commission is working in conjunction with the Congaree Land Trust to acquire this property. Funding for this project is being provided the South Carolina Conservation Bank and private donors.

Alternatives Considered

No other property available that met this criteria.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Forestry Commission

Project Name
Chelsea Plantation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	4769	**Overall Priority**	4/5

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$32,000,000
	$32,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Land	$31,980,000
	$32,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	1 Year/One Time	$100	
	Net Cost / (Savings): $100		$100	

Summary of Work

This is an acquisition of the Cheslea Plantation property that is located in Jasper County near the community of Okatie and consists of approximately 2,723 acres. This is a working forest that Forestry has identified as priority for conserving working forest land. This project utilizes funds combined from the DOD/Forest Legacy Program IRA, Beaufort and Jasper Counties, SC Conservation Bank, TNC, and the SC Forestry Commission.

Rationale

This is a working forest that Forestry has identified as priority for conserving working forest land. This property would provide protection to approximately 600 acres of saltwater marsh with 1.5 miles of marsh along Hazard Creek that empties into the Port Royal Sound. This property would also provide water for water protection for the adjacent Beaufort-Jasper Water and Sewer Authority facility and water canal. This property and surrounding areas is in imminent danger of being lost to development. When acquired the property will be managed by Forestry for multiple use and sustain yield. Multiple use management includes enhancing timber production, fish and wildlife habitat, air and water quality, soil conservation, scenic beauty, scientific research, and recreational opportunities. Sustained yield means assuring that the renewable resources of the forest will always be available without impairing the productivity of the land.

Alternatives Considered

No other properties were available that met the criteria at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Forestry Commission

Project Name

Millaree Project

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4847	**Overall Priority**	5/5

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #9607) The Millaree Tract is located in Richland County near the intersection of Bluff Rd and Longwood Rd and is adjacent to the Congaree River. It is comprised of two adjacent parcels equaling 4,878 acres. The tract is mitigation property for the Scout Motors plant being built in Blythewood and was brought to the agency by Water and land Solutions on behalf of the Department of Commerce. The tract will have a conservation easement on it held by the Congaree Land Trust. The majority of the pine will be converted back to bottom hardwood. An upland residual of approximately 400 acres will be left for unrestricted management. This property will be managed for health soil, clean water, clean air, biologocal diversity, cultural heritage, and public use. Mitigation work would be completed before the Forestry Commission assumed ownership. Management and any expenses of this tract would be absorbed into our Forest Management section.

Rationale

If acquired, the Millarie tract of land would become an asset of the Forestry Commission to include in the State Forest Program. It would allow the Forestry Commission to manage the property for health soil, clean water and air, biological diversity, wildlife habitat, cultural use, and public use. The property is mitigation property for the Scout Motors plant that is being built in Blythewood. It will have a conservation easement on it held by the Congaree Land Trust. Most of the pine will be converted back to bottom hardwood. An upland residual on approximately +/- 400-acres will be left for unrestricted management.

Alternatives Considered

The property is being offered by Open Space Land Institute Land Trust as a donation. For this reason, there were no other alternatives considered.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Francis Marion University

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Medical Education Facility

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	4414	**Overall Priority**	1/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	60
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,500,000
[CP] AFS - State Appropriation	$21,000,000
	$22,500,000

Project Costs	Amount
Basic Equipment	$720,000
Construction-Buildings & Additions	$17,112,000
Contingencies-Capital Projects	$1,363,000
Fee-Architectural, Engineering & Other	$1,820,000
Other Capital Outlay Costs	$85,000
Site Development (Non-Depreciable Land Improv)	$1,400,000
	$22,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Additional	Indefinitely	$102,000	
	Net Cost / (Savings): $102,000		$102,000	

Summary of Work

(Phase II - #9590) Francis Marion University (FMU) has secured an additional $1,500,000 in funding through the FMU Education Foundation, made possible by a generous donor committed to supporting this facility and the advancement of medical education and health science in the Pee Dee Region. The original project funding was provided through State Appropriations under FY 2021-22 Proviso 118.18(B)(14)(c). With the inclusion of this additional funding, the revised total projected cost of the Medical Education Facility is $22,500,000.

In response to the demand for growth of medical and health science education programs in the Pee Dee region, FMU, MUSC, and USC have developed the Pee Dee Medical and Health Education Consortium, a non-profit dedicated to expanding programs in the region to meet the work-force demand and expand opportunities in the region. In collaboration with other entities, the university will use this building for Medical Education focusing on General Practitioners and other health care providers to serve South Carolina, primarily in the Pee Dee Region. The growth of Medical Education and Health Science Education requires a dedicated facility to accommodate the current and projected needs of the Pee Dee region of the state. All university facilities with the size required to accommodate this program are fully utilized.

Rationale

Francis Marion University (FMU) has secured an additional $1,500,000 in funding through the FMU Education Foundation, made possible by a generous donor committed to supporting this facility and the advancement of medical education and health science in the Pee Dee Region. The original project funding was provided through State Appropriations under FY 2021-22 Proviso 118.18(B)(14)(c). With the inclusion of this additional funding, the revised total projected cost of the Medical Education Facility is $22,500,000.

In response to the demand for growth of medical and health science education programs in the Pee Dee region, FMU, MUSC, and USC have developed the Pee Dee Medical and Health Education Consortium, a non-profit dedicated to expanding programs in the region to meet the work-force demand and expand opportunities in the region. In collaboration with other entities, the university will use this building for Medical Education focusing on General Practitioners and other health care providers to serve South Carolina, primarily in the Pee Dee Region. The growth of Medical Education and Health Science Education requires a dedicated facility to accommodate the current and projected needs of the Pee Dee region of the state. All university facilities with the size required to accommodate this program are fully utilized.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Environmental Sciences/Forestry Building - Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/4
Project Number	4415	**Overall Priority**	2/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$10,000,000
[CP] AFS - State Appropriation	$8,000,000
[CP] Other Funds	$1,100,000
	$19,100,000

Project Costs	Amount
Bond Issue Costs-Capital Projects	$184,225
Builders Risk Insurance	$76,264
Construction-Buildings & Additions	$12,278,570
Contingencies-Capital Projects	$732,925
Fee-Architectural, Engineering & Other	$995,000
Labor Cost-Temporary	$906,465
Other Capital Outlay Costs	$677,500
Roofing-Repairs & Renovations	$407,872
Site Development (Non-Depreciable Land Improv)	$2,841,179
	$19,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$47,714	
Utilities	Other Funds - Existing	Indefinitely	$25,750	
	Net Cost / (Savings): $73,464		$73,464	

Summary of Work

(Phase II - #9592) This is a Phase II construction budget increase for the Environmental Sciences/Forestry Building - Construction project. Funding for this project has been appropriated by the FY 23 Proviso 118.19(B)(15) and FY 23 Capital Reserve Funds. FMU seeks to add an additional $800,000 from the FMU Capital Maintenance Reserve Fund and $300,000 from Florence County bringing the revised total project budget to $19,100,000. This increase is required to meet the needs of the developing program and ensure no additional reduction of the building footprint or features. This project is included on the CPIP as priority 2 of 4 in FY 24-25.

Historically, Francis Marion University has offered a broad array of programs in the natural sciences, with expansions within Environmental Sciences during the last decade. These programs were developed largely in response to state, regional, and community workforce demands. This new facility will house the Environmental Sciences program, accommodate a developing Forestry Program, and provide instructional and lab space for students taking other natural science courses. These are all programs supported by employers across the region and are not offered by any other higher education institutions in our quadrant of the state. Having a dedicated space tailored for these programs will enhance instruction and experimental opportunities in the Environmental Sciences and Forestry program curriculum. Developing these programs at FMU will help meet important state, regional, and local workforce needs in these areas. The facility will be located directly across from the main campus and adjacent to the Department of Natural Resources (DNR) Pee Dee Regional Office. Its proximity to DNR will allow the university to expand many of the cooperative programs currently in place between the two entities.

Rationale

This is a Phase II construction budget increase for the Environmental Sciences/Forestry Building - Construction project. Funding for this project has been appropriated by the FY 23 Proviso 118.19(B)(15) and FY 23 Capital Reserve Funds. FMU seeks to add an additional $800,000 from the FMU Capital Maintenance Reserve Fund and $300,000 from Florence County bringing the revised total project budget to $19,100,000. This increase is required to meet the needs of the developing program and ensure no additional reduction of the building footprint or features. This project is included on the CPIP as priority 2 of 4 in FY 24-25.

Historically, Francis Marion University has offered a broad array of programs in the natural sciences, with expansions within Environmental Sciences during the last decade. These programs were developed largely in response to state, regional, and community workforce demands. This new facility will house the Environmental Sciences program, accommodate a developing Forestry Program, and provide instructional and lab space for students taking other natural science courses. These are all programs supported by employers across the region and are not offered by any other higher education institutions in our quadrant of the state. Having a dedicated space tailored for these programs will enhance instruction and experimental opportunities in the Environmental Sciences and Forestry program curriculum. Developing these programs at FMU will help meet important state, regional, and local workforce needs in these areas. The facility will be located directly across from the main campus and adjacent to the Department of Natural Resources (DNR) Pee Dee Regional Office. Its proximity to DNR will allow the university to expand many of the cooperative programs currently in place between the two entities.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name
Leatherman Science Facility & McNair Science Building Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/4
Project Number	4416	**Overall Priority**	3/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$5,000,000
[CP] AFS - State Appropriation	$1,860,000
[CP] AFS - State Appropriation	$140,000
[CP] AFS - State Appropriation	$2,000,000
	$9,000,000

Project Costs	Amount
Bond Issue Costs-Capital Projects	$93,600
Contingencies-Capital Projects	$298,800
Fee-Architectural, Engineering & Other	$327,600
Renovations-Building Exteriors	$3,150,000
Renovations-Buildings & Additions-Interiors	$5,130,000
	$9,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($200,000)
	Net Cost / (Savings): ($200,000)			($200,000)

Summary of Work

(Phase I - #9593) Last year, FMU was appropriated $7 million of a $9 million request for essential renovations to the adjoined Hugh K. Leatherman Sr. Science Facility and Robert E. McNair Science Building. If the additional $2 million in appropriated funds is not received, the University will be forced to either scale back the project scope or explore alternative internal funding options to cover the shortfall.

The adjoined Robert E. McNair Science Building and Hugh K. Leatherman Sr. Science Facility have served as core academic facilities for the natural sciences since 1972 and 1994, respectively. Housing biology, chemistry, physics, mathematics, the McNair Center, and advanced research labs, the buildings provide essential classrooms, laboratories, and office spaces. The proposed renovations will extend the useful life of these vital facilities by approximately 40 years, though they will likely remain active beyond that timeline, ensuring that the buildings can support education and research for decades to come.

This renovation will provide necessary upgrades including mechanical system replacements, life safety and regulatory compliance improvements, and classroom renovations to support contemporary teaching methods while extending the useful life of these facilities. The mechanical upgrades will improve energy efficiency, air quality, and climate control. Life safety enhancements will ensure the facilities meet modern fire, electrical, and accessibility codes. Classrooms will be refreshed with furniture, collaboration technology, and other features to promote contemporary teaching strategies.

Rationale

Last year, FMU was appropriated $7 million of a $9 million request for essential renovations to the adjoined Hugh K. Leatherman Sr. Science Facility and Robert E. McNair Science Building. If the additional $2 million in appropriated funds is not received, the University will be forced to either scale back the project scope or explore alternative internal funding options to cover the shortfall.

The adjoined Robert E. McNair Science Building and Hugh K. Leatherman Sr. Science Facility have served as core academic facilities for the natural sciences since 1972 and 1994, respectively. Housing biology, chemistry, physics, mathematics, the McNair Center, and advanced research labs, the buildings provide essential classrooms, laboratories, and office spaces. The proposed renovations will extend the useful life of these vital facilities by approximately 40 years, though they will likely remain active beyond that timeline, ensuring that the buildings can support education and research for decades to come.

This renovation will provide necessary upgrades including mechanical system replacements, life safety and regulatory compliance improvements, and classroom renovations to support contemporary teaching methods while extending the useful life of these facilities. The mechanical upgrades will improve energy efficiency, air quality, and climate control. Life safety enhancements will ensure the facilities meet modern fire, electrical, and accessibility codes. Classrooms will be refreshed with furniture, collaboration technology, and other features to promote contemporary teaching strategies.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Hyman Fine Arts Center Building Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	4417	**Overall Priority**	4/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$1,500,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Peter D. Hyman Fine Arts Center has been a cornerstone of our university's cultural, artistic, and academic endeavors since it's construction in 1980. This instructional and performance facility accomodates the University's Art, Art Education, Theater, and Graphic Design instructional programs, offering faculty offices, classrooms, studios, shops, galleries, and performance spaces. In recognition of its namesake, Peter D. Hyman Sr., who played a pivotal role in founding the institution and served as the first chairman of the Francis Marion University Board of Trustees, we are committed to preserving and enhancing this vital building to extend its usefulness for several more decades.

This project includes the modernization of performance spaces by upgrading the theater, music hall, and studio areas with state-of-the-art lighting, sound, and multimedia systems to support contemporary artistic performances. It also involves facility renovations aimed at improving classrooms, studios, and galleries to enhance adaptability for a variety of artistic disciplines. Additionally, infrastructure enhancements will replace outdated mechanical systems, improving energy efficiency, air quality, and climate control throughout the building. The upgrades will bring the facilities up to current fire, electrical, and accessibility codes, ensuring compliance with modern safety standards.

These improvements are crucial for maintaining the Fine Arts Center's role as a premier facility for the arts and education in the Pee Dee region and ensuring it continues to inspire creativity and innovation for future generations. There are currently no plans to request further capital or operating funds for this project in the immediate future. The University anticipates the upgraded mechanical systems will result in operational cost savings, particularly in energy consumption, as well as a significant decrease in annual maintenance costs for the facility.

Rationale

The Peter D. Hyman Fine Arts Center has been a cornerstone of our university's cultural, artistic, and academic endeavors since it's construction in 1980. This instructional and performance facility accomodates the University's Art, Art Education, Theater, and Graphic Design instructional programs, offering faculty offices, classrooms, studios, shops, galleries, and performance spaces. In recognition of its namesake, Peter D. Hyman Sr., who played a pivotal role in founding the institution and served as the first chairman of the Francis Marion University Board of Trustees, we are committed to preserving and enhancing this vital building to extend its usefulness for several more decades.

This project includes the modernization of performance spaces by upgrading the theater, music hall, and studio areas with state-of-the-art lighting, sound, and multimedia systems to support contemporary artistic performances. It also involves facility renovations aimed at improving classrooms, studios, and galleries to enhance adaptability for a variety of artistic disciplines. Additionally, infrastructure enhancements will replace outdated mechanical systems, improving energy efficiency, air quality, and climate control throughout the building. The upgrades will bring the facilities up to current fire, electrical, and accessibility codes, ensuring compliance with modern safety standards.

These improvements are crucial for maintaining the Fine Arts Center's role as a premier facility for the arts and education in the Pee Dee region and ensuring it continues to inspire creativity and innovation for future generations. There are currently no plans to request further capital or operating funds for this project in the immediate future. The University anticipates the upgraded mechanical systems will result in operational cost savings, particularly in energy consumption, as well as a significant decrease in annual maintenance costs for the facility.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Rogers Library Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4515	**Overall Priority**	5/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$100,000
Renovations-Building Exteriors	$500,000
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$1,000,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

The Rogers Library Renovation will include interior and exterior improvements as well as updates to the mechanical systems.

Rationale

The Rogers Library Renovation will include interior and exterior improvements as well as updates to the mechanical systems.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Deferred Maintenance Needs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4421	**Overall Priority**	6/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$600,000
Renovations-Building Exteriors	$600,000
Renovations-Buildings & Additions-Interiors	$600,000
Renovations-Utilities	$600,000
Roofing-Repairs & Renovations	$600,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Rationale

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Deferred Maintenance Needs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4422	**Overall Priority**	7/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$600,000
Renovations-Building Exteriors	$600,000
Renovations-Buildings & Additions-Interiors	$600,000
Renovations-Utilities	$600,000
Roofing-Repairs & Renovations	$600,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Rationale

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Francis Marion University

Project Name

Deferred Maintenance Needs

Submission Type	CPIP Submission - Resubmission	**Plan Year**	
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4423	**Overall Priority**	8/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$600,000
Renovations-Building Exteriors	$600,000
Renovations-Buildings & Additions-Interiors	$600,000
Renovations-Utilities	$600,000
Roofing-Repairs & Renovations	$600,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Rationale

Various Maintenance Needs (Roofing Repairs and Replacement, Interior Renovations, Exterior Renovations, Utilities, Paving, and Landscaping) Request for $3,000,000.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Governor's School for Agriculture at John de la Howe

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Meat Processing Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4302	**Overall Priority**	1/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
[CP] State Appropriation - Capital	$4,000,000
	$5,000,000

Project Costs	Amount
Construction-Buildings & Additions	$4,140,000
Contingencies-Capital Projects	$460,000
Fee-Architectural, Engineering & Other	$400,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$20,000	
Salaries, Benefits & Payroll Taxes	General Funds - Additional	Indefinitely	$275,000	
Utilities	General Funds - Additional	Indefinitely	$50,000	
	Net Cost / (Savings): $345,000		$345,000	

Summary of Work

This facility will be a meat processing center and teaching area.
SCGSA has received $1,000,000 funding from the state. We will be asking for the additional funding to complete the project.

Rationale

This will give our high school kids the opportunity to learn a different trade.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

De La Howe Site Work

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4304	**Overall Priority**	2/13

Project Type	Percentage
Site Development	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
[CP] State Appropriation - Capital	$2,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$276,000
Fee-Architectural, Engineering & Other	$240,000
Site Development (Non-Depreciable Land Improv)	$2,484,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

This project will allow JDLH to hire an A/E firm to design landscaping and parking around the newly renovated De La Howe Hall. Once the design is complete JDLH will solicit construction bids via SCBO. The project will consist of site work, electrical lighting and landscaping.

SCGSA has been funded a $1,000,000 from the state. We will be asking for the additional funding to fund the project.

Rationale

Currently there is inadequate parking around the facility with very little landscaping.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Remodel Hester Cottage

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	4305	**Overall Priority**	3/13

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	5
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	35
Other	5
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$600,000
	$600,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$600,000
	$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate Hester cottage to include a new roof (20-year warranty), HVAC, windows, cabinets, plumbing, electrical, roofing and all associated finishes.. Additionally, keyless entry and security cameras will be installed.

Rationale

To continue to grow, JDLH needs to be able to house more students. Hester will be the last residential hall to be renovated. Once complete it will house an additional 12 students.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

New Sidewalks

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	5290	**Overall Priority**	4/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	10	Agency/Institution/Campus Wide	100	Other	100
Site Development	90				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$600,000	Construction-Buildings & Additions	$600,000
	$600,000		$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Concrete sidewalks are essential for providing safe and accessible pathways for students, faculty, and visitors to navigate throughout campus. They help prevent accidents and injuries by providing a stable and even surface to walk on, especially during inclement weather. Additionally, concrete sidewalks improve the overall appearance of the campus and create a more welcoming and professional environment. By investing in the construction of concrete sidewalks, the campus can enhance its infrastructure and promote a more efficient and enjoyable experience for all individuals on campus.

Rationale

There are several reasons why sidewalks are important throughout a campus. Firstly, sidewalks provide a safe and designated path for pedestrians to walk on, separate from vehicle traffic. This helps to prevent accidents and ensures the safety of students, faculty, and visitors.

Additionally, sidewalks make it easier for individuals to navigate the campus, especially those with mobility impairments or disabilities. Without sidewalks, individuals may be forced to walk on grass or uneven terrain, which can be difficult and dangerous for some individuals.

Sidewalks also promote a sense of community and connectivity on campus. They provide a designated space for students and faculty to walk, talk, and interact with one another, creating a more vibrant and social campus environment.

Furthermore, sidewalks can help to preserve the landscaping and green spaces on campus. By providing a designated path for pedestrians, sidewalks help to prevent damage to grass and plants, ensuring that the campus remains beautiful and well-maintained.

Overall, sidewalks are essential for promoting safety, accessibility, community, and the preservation of campus grounds. Therefore, it is important to have sidewalks throughout campus to ensure the well-being and convenience of all individuals on campus.

Alternatives Considered

N/A because I only have paved roads around campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Resurface Roads

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4306	**Overall Priority**	5/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$3,000,000	Other Construction/Renovation/Repair Projects	$3,000,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

This project will repair and resurface approximately 3.3 miles of asphalt roads across the campus.

Rationale

The roads have deteriorated significantly and are dangerous to navigate in places.

Alternatives Considered

We have tried to secure McCormick County C-Fund dollars with no success.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

School Supportive Facilities Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	5447	**Overall Priority**	6/13

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	5
HVAC	5
Interior Finishes/Flooring/Fixtures	35
Other	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,700,000
	$1,700,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$136,000
Renovations-Building Exteriors	$782,000
Renovations-Buildings & Additions-Interiors	$782,000
	$1,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project involves renovating multiple facilities within the school campus including the wellness center, chapel, maintenance house, and high rope course. The goal of the renovation is to enhance the overall functionality and aesthetics of these facilities to provide a better experience for students, staff, and visitors. The scope of work includes upgrading equipment and amenities in the wellness center, restoring the chapel to its original glory, improving the maintenance house for better operational efficiency, and enhancing the safety and usability of the high rope course. The renovation project aims to create a more welcoming and conducive environment for the school community to enjoy and benefit from.

Rationale

Renovating our school's wellness center, chapel, maintenance house, and high rope course is essential for several reasons:

1. Improved student well-being: A well-maintained wellness center provides students with a space to focus on their physical and mental well-being. Renovating this facility can enhance the overall health and wellness of our student body.

2. Spiritual growth and community engagement: The chapel serves as a place for students and staff to come together for spiritual reflection and community gatherings. Renovating the chapel can create a more welcoming and conducive environment for these important activities.

3. Safety and functionality: The maintenance house is crucial for ensuring the upkeep and safety of our school facilities. Renovating this building can improve its functionality and ensure that our school grounds are well-maintained and safe for all occupants.

4. Outdoor education and team building: The high rope course is a valuable resource for outdoor education and team-building activities. Renovating this course can enhance the experience for students and provide them with opportunities for personal growth and development.

Overall, renovating these facilities is an investment in the well-being, safety, and growth of our school community. It will create a more positive and supportive environment for all students, staff, and visitors.

Alternatives Considered

To keep patching these 100-year-old building along.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

L.S. Brice Demolition / New Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4308	**Overall Priority**	7/13

Project Type	Percentage
Demolish Existing Facility	50
Repair/Renovate Existing Facility/System	20
Replace Existing Facility/System	30
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$15,000,000
[CP] State Appropriation - Capital	$4,000,000
	$19,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$19,000,000
	$19,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$400,000	
Utilities	General Funds - Existing	Indefinitely	$50,000	
	Net Cost / (Savings): $460,000		$460,000	

Summary of Work

This project will transform an outdated 1970's structure into a state-of-the-art educational facility. The project will consist of the demolition the existing structure with the exception of the gymnasium which will be renovated. A new structure will then be constructed on the existing site and will accommodate classrooms, science labs and a new culinary space that will assist in the promotion of the agency's new "farm to table" initiative. In addition, the facility will be designed to enhance the safety and security of the students and staff.

Rationale

In 2019 a code analysis was conducted by OSE and JDLH management which identified a number of ADA and other code violations. The school was constructed in the 1970's and has little to no security features and does not meet current educational requirements.

Alternatives Considered

We considered a remodel of the existing school, but it is not cost effective due to the amount of work needed to bring the facility up to current code standards as well as the educational needs of the agency.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name
Arena

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	5444	**Overall Priority**	8/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$7,000,000
	$7,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$7,000,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

This project will construct a modern state of the art arena.

Rationale

The construction of this facility will allow for a wide variety of events that can be used not only by the JDLH Agency but by the entire community.

Alternatives Considered

none

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Student Dorm Space

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4309	**Overall Priority**	9/13

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Roof	5
Water/Sewer	15
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$8,000,000
	$8,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$8,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
Utilities	General Funds - Existing	Indefinitely	$12,000	
	Net Cost / (Savings): $17,000		$17,000	

Summary of Work

This project will allow JDLH to hire an A&E firm to provide design documents for the renovation of an existing administrative building and convert it into dorm space. Once an approved design is complete the agency will then contract a General Contractor to complete the renovations.

Rationale

In order for the school to grow and accommodate additional students more housing will be necessary.

Alternatives Considered

none

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name
Horse Barn

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4310	**Overall Priority**	10/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$850,000	Construction-Buildings & Additions	$850,000
	$850,000		$850,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,000	
Utilities	General Funds - Existing	Indefinitely	$4,000	
	Net Cost / (Savings): $6,000		$6,000	

Summary of Work

This project will allow the agency to design and construct a horse barn that can be used by staff and students to house their own horses on campus.

Rationale

There is currently a severe shortage of space for staff and student horses. An adequate barn will not only be useful but also a huge recruiting tool.

Alternatives Considered

none

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Campus Security Cameras

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5442	**Overall Priority**	11/13

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$400,000
	$400,000

Project Costs	Amount
Basic Equipment	$400,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

This project will replace the current security camera software/hardware located through-out the campus. The existing cameras are in good working order and will not need to be replaced.

Rationale

The current software/hardware is outdated and not user friendly and very awkward to use. It has become unreliable and therefore a possible security issue.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Lakeside Pavilion

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5292	**Overall Priority**	12/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$12,000,000
	$12,000,000

Project Costs	Amount
Construction-Buildings & Additions	$9,936,000
Contingencies-Capital Projects	$1,104,000
Fee-Architectural, Engineering & Other	$960,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Additional	Indefinitely	$5,000	
Utilities	General Funds - Additional	Indefinitely	$30,000	
	Net Cost / (Savings): $35,000		$35,000	

Summary of Work

A lakeside pavilion is a versatile and valuable addition to any waterfront property. It provides a comfortable and scenic space for outdoor gatherings, events, and relaxation. The pavilion offers a sheltered area for picnics, barbecues, and other outdoor activities, protecting guests from the elements and providing a designated space for socializing. Additionally, a lakeside pavilion enhances the overall aesthetic of the property, creating a focal point for enjoyment and recreation. Whether used for family gatherings, community events, or simply as a peaceful retreat by the water, a lakeside pavilion serves as a valuable asset that enhances the overall experience of being by the lake.

Rationale

A lakeside pavilion serves as a versatile and valuable addition to a community or recreational area for several reasons:

1. Enjoyment of the natural surroundings: A lakeside pavilion provides a sheltered and comfortable space for people to gather and enjoy the beautiful views and peaceful atmosphere of the lake.

2. Recreation and leisure activities: The pavilion can serve as a hub for various outdoor activities such as picnics, barbecues, fishing, boating, and other water sports. It provides a convenient and central location for people to relax and socialize by the water.

3. Shelter from the elements: The pavilion offers protection from the sun, rain, and wind, allowing visitors to still enjoy the outdoors even in less-than-ideal weather conditions.

4. Event hosting and community gatherings: The pavilion can be used for hosting events such as weddings, parties, concerts, and community gatherings. It provides a scenic and spacious setting for people to come together and celebrate.

5. Educational and environmental awareness: A lakeside pavilion can also serve as an educational space for teaching visitors about the importance of preserving and protecting the lake ecosystem. It can be used for nature walks, wildlife viewing, and educational programs about water conservation and environmental stewardship.

Overall, a lakeside pavilion enhances the overall experience and enjoyment of a lakeside location by providing a functional and attractive space for a variety of recreational, social, and educational activities.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Agriculture at John de la Howe

Project Name

Camp Ground on the Lake

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5443	**Overall Priority**	13/13

Project Type	Percentage
Site Development	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,500,000
	$2,500,000

Project Costs	Amount
Construction-Buildings & Additions	$2,458,000
Fee-Architectural, Engineering & Other	$42,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$40,000	
	Net Cost / (Savings): $40,000		$40,000	

Summary of Work

This project will provide access to approximately 400 acres on or close to the river. It will involve hiring an A&E firm to evaluate and design a master plan that would use the property to its fullest potential. It will involve removing trees, constructing roads, camp sites, beaches, a possible dock and picnic shelters.

Rationale

This project will provide students, staff, parents and the community a facility to enjoy the outdoors and access to approximately three miles of shoreline. This property is currently a hidden gem owned by the State that is basically not accessible.

Alternatives Considered

none

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Governor's School for the Arts and Humanities

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for the Arts and Humanities

Project Name

Residence Hall Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	5053	**Overall Priority**	1/2

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	90
Health Care/Medical	10
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	50
Roof	10
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$5,000,000
[CP] State Appropriation - Capital	$4,000,000
[CP] State Appropriation - Capital	$1,000,000
	$10,000,000

Project Costs	Amount
	$9,000,000
Fee-Architectural, Engineering & Other	$100,000
Other Capital Outlay Costs	$900,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9603) Full renovation of the current residential dormitory for students. This will include updated facilities, furniture, HVAC, paint, carpet, bathroom upgrades, and creation of a health suite for students.

Rationale

The current residence hall at the SCGSAH houses 242 students and 10 residential life coordinators. Rooms designated for students are arranged in two-room suites housing two students per room with two rooms (four students) sharing one bathroom. This style of residence hall is outdated and compared to modern residence halls, is a deterrent to attracting students to the residential high school program. In FY 2425 the SCGSAH initiated a study of potential renovations to the residence hall which will result in what options are possible for renovations and to clarify costs.

Alternatives Considered

There are no other alternatives to upgrading the current 25-year-old living facility for the residential high school.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for the Arts and Humanities

Project Name

Gallery/Flexible Instructional Space

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5036	**Overall Priority**	2/2

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Construction-Buildings & Additions	$1,000,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct a multi-purpose building to include an Art Gallery, classroom space, storage space to include interactive technologies and lecture spaces.

Rationale

This space would provide/include:
A vibrant learning tool for students within the visual arts department, for whom the gallery will be a pre-professional resource.
A resource for students outside the visual arts department who see their work and that of professional artists featured in the space.
A new and vital cultural resource for the community, as public hours are safe to offer during school days and while students are in residence.
A multi-media production space, creating a modern media classroom environment integrating cutting-edge and interactive technologies to support our most recent curricular initiatives as well as the existing art areas offered on the campus;
Open forum space for small community performances in keeping with the nature of the space and other use;
A collaborative multi-purpose workspace for students, faculty, and staff;
Multi-purpose learning spaces for lecture and group discussion including, but not limited to all arts and academic areas and collaboration with local and statewide arts partners;

Alternatives Considered

The facility was constructed in 1999. All current buildings/spaces are occupied and does not allow additional space for a new film program or public space outside the main gate where minors are housed 24/7. This is the only area/opportunity for expansion. The school has spent a year attempting to locate real estate off campus that would be affordable and within walking distance since the school has no buses. There is no such property available in the downtown Greenville area that can provide the safety and security that can be provided on campus. This request is to add the initial funding from appropriations and then the budget will be adjusted as needed during the construction phase.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Governor's School for Science & Mathematics

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Science & Mathematics

Project Name

Residence Hall Elevator Modernization Project

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/3
Project Number	4473	**Overall Priority**	1/4

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	10
Replace Existing Facility/System	85
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	80
Fire/Security	20
	100%

Fund Sources	Amount
[CP] Other Funds	$364,561
[CP] State Appropriation	$4,500
[CP] State Appropriation	$295,500
	$664,561

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$664,561
	$664,561

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9529) Replace 2 elevators beyond service life, upgrade shaft and security systems as needed.

Rationale

GSSM uses these elevators to transport students to residence halls from the main lobby. They provide the only unassisted egress/ingress for disabled students and staff. They were installed in 2004 and have been operating sporadically, in spite of frequent, qualified repairs and upgrades. Without reliable elevator access to the residence halls, these facilities are operationally inaccessible to disabled students and staff.

Alternatives Considered

Refurbishment was considered, but so many of the subsystems are no longer support and replacement parts are often unavailable that a recent survey by an elevator contractor determined that the best course of action was a full replacement of the cars, lift equipment, electronics, and security/communications interfaces.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Science & Mathematics

Project Name

GSSM HVAC UNIT REPLACEMENT

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4474	**Overall Priority**	2/4

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$1,850,000
	$1,850,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$1,800,000
	$1,850,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

GSSM will receive funding during FY2025-2026 Appropriation cycle to replace six existing HVAC units, which provide HVAC to its residential hallways and common spaces. These spaces are used year-round by minor students living in residence.

Rationale

The six existing Des Champs units are original to the building, making them 22 years old, and substantially exceeding their serviceable life expectancy of 15 years. Due to the age of the equipment, parts are no longer readily available to support ongoing maintenance.

Alternatives Considered

The institution conducted market research with vendors and an A/E firm to ensure the best solution.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Science & Mathematics

Project Name

Residence Hall Flooring Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	4475	**Overall Priority**	3/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Other Funds	$170,000
	$170,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Renovations-Buildings & Additions-Interiors	$150,000
	$170,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The institution intends to replace the existing carpeted flooring within its residential hallways and common spaces, which is original to the building and in a general state of disrepair from 22 years of year-round use by students living in residence.

Rationale

The flooring is threadbare in places and impacts the quality of the residential living experience for our students.

Alternatives Considered

NA - flooring is a basic living requirement.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Governor's School for Science & Mathematics

Project Name

GSSM Master Plan Phase 1

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4476	**Overall Priority**	4/4

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Architectural and Engineering	15	Office/Administration	15	Other	100
Construct Additional Facility	85	Program/Academic	85		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$22,188,000	Basic Equipment	$1,100,000
[CP] State Appropriation	$2,600,000	Construction-Buildings & Additions	$21,150,000
		Fee-Architectural, Engineering & Other	$2,538,000
	$24,788,000		$24,788,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

As approved by the GSSM Board of Trustees, design, build, and equip 2 buildings to improve secure access to the campus and to accommodate growth in engineering and statewide outreach programs. As approved by the GSSM Board of Trustees, design, build, and equip 2 buildings to improve secure access to the campus and to accommodate growth in engineering and statewide outreach programs.

Rationale

Demand for teacher development and student instruction across the state continues to grow among school administrators, legislators, and families. Outreach is challenged to meet this demand based on a lack of storage, staging, and instructional space on campus. Engineering programs begun a few years ago are growing rapidly and require additional classroom, fabrication, and instruction space. These buildings provide accommodation to growth in these programs both for the school's on-campus residential program, and outreach programs.

Alternatives Considered

For several years, we have been renting downtown space for staging certain activities but have otherwise had to defer participation in some programs and limit availability of its outreach programs until there is room to grow.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Greenville Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Work Force Development Campus

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	5559	**Overall Priority**	1/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	75	Program/Academic	100	Other	100
Site Development	25				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$13,000,000	Builders Risk Insurance	$875,000
[CP] Capital Reserve Fund	$2,000,000	Construction-Buildings & Additions	$23,875,000
[CP] State Appropriation	$15,000,000	Contingencies-Capital Projects	$1,500,000
		Fee-Architectural, Engineering & Other	$1,750,000
		Site Development (Non-Depreciable Land Improv)	$2,000,000
	$30,000,000		$30,000,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Site development and new construction at our Brashier campus. Construct a new facility to house our Work Force Development programs. Providing lab space, classroom space, lecture space and staff office space. Price is based on 43,000 sq. feet.
Proviso 118.19 FY24 Section 20 Line F, CRF FY23-24 H.4301

Rationale

Facilitate an improved learning environment for those students seeking to expeditiously enter the workforce.

With the replacement of the UT Building, this facility will supplement the services previously offered at 104.

Alternatives Considered

Alternate campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Brashier Middle College Bldg 203 HVAC Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	5589	**Overall Priority**	2/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$3,055,865
	$3,055,865

Project Costs	Amount
Basic Equipment	$1,443,263
Contingencies-Capital Projects	$138,645
Fee-Architectural, Engineering & Other	$144,326
Labor Cost-Classified	$825,695
Other Capital Outlay Costs	$503,936
	$3,055,865

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will replace the HVAC system to include water and heat pumps, controls, condensers, and the cooling tower.

Rationale

According to the college, the existing HVAC system is failing. Numerous repairs and replacements of system components have been costly. Operational down times due to repairs have caused disruptions and relocation of classes.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Bldg. 104 UT Demolition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	5590	**Overall Priority**	3/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Program/Academic	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$32,000	Contingencies-Capital Projects	$231,297
[CP] AFS - Other Funds	$2,488,000	Fee-Architectural, Engineering & Other	$32,000
		Site Development (Non-Depreciable Land Improv)	$2,256,703
	$2,520,000		$2,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	Indefinitely		($9,100)
Utilities	General Funds - Existing	Indefinitely		($42,400)
	Net Cost / (Savings): ($51,500)			($51,500)

Summary of Work

The project will demolish Building 104 UT on the Barton Campus. The work will include asbestos testing and abatement, demolition and structure moving, earthwork, dust control, utility modifications, landscaping, and concrete. Once the project is completed the site will be used as green space.

Rationale

The building is no longer occupied or in use and should be demolished due to its inefficiency. Hazardous material test reports performed have found asbestos-containing material throughout the building.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Center for Cybersecurity and AI (103)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4675	**Overall Priority**	4/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	40
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,000,000
[CP] AFS - Other Funds	$2,000,000
[CP] State Appropriation	$15,000,000
[CP] State Appropriation	$8,000,000
[CP] State Appropriation	$16,000,000
	$45,000,000

Project Costs	Amount
Basic Equipment	$5,000,000
Contingencies-Capital Projects	$2,500,000
Fee-Architectural, Engineering & Other	$3,000,000
Renovations-Buildings & Additions-Interiors	$32,000,000
Renovations-Utilities	$2,500,000
	$45,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($25,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

Interior and Exterior Renovations of Existing Building 103 to be the home for GTC's new Center for Cybersecurity and Artificial Intelligence. The existing facility is 62 years old.

Rationale

This project will provide GTC with an opportunity to integrate the study and practice of Artificial Intelligence and Cybersecurity into the College's curriculum and fill the growing need of emerging careers and technological advancements within this field. The project will further Greenville Technical College's reputation as a regional leader in the development of pioneering career opportunities for the communities that it serves.

Alternatives Considered

Building 104 was considered for this project, but it was determined that Building 103 proved to be the most logical space for this project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

New Dental Education Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4678	**Overall Priority**	5/18

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Other	5
Parking/Landscape	5
Roof	20
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$13,000,000
[CP] AFS - Other Funds	$2,000,000
[CP] AFS - Other Funds	$2,000,000
[CP] State Appropriation	$15,000,000
	$32,000,000

Project Costs	Amount
Construction-Buildings & Additions	$27,500,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$32,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	3 Years+		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

New Dental Education Building to enhance the educational experience for students and address the evolving needs of the dental profession. This includes providing modern facilities with advanced technologies, fostering a more efficient and collaborative learning environment. The existing facility was completed in 1989 and is 36 years old.

Rationale

Provide an improved learning environment for those students seeking to expeditiously enter the workforce and respond to the demands of the Dental Industry.

Alternatives Considered

Renovate existing facility.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Center for Manufacturing and Innovation Phase II

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4681	**Overall Priority**	6/18

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Other	5
Parking/Landscape	5
Roof	20
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$30,000,000
	$30,000,000

Project Costs	Amount
Construction-Buildings & Additions	$27,600,000
Contingencies-Capital Projects	$800,000
Fee-Architectural, Engineering & Other	$800,000
Site Development (Non-Depreciable Land Improv)	$800,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Additional	3 Years+	$35,000	
	Net Cost / (Savings): $35,000		$35,000	

Summary of Work

Construction of a new facility adjacent to the existing CMI building at the Millenium Campus.

Rationale

Operation capacity at the existing facility has been exceeded. Additional square footage is needed. The existing facility has been in operation for 9 years.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Building 202 Upfit

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4682	**Overall Priority**	7/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	10
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,000,000
	$3,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$1,000,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$30,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

Renovation of Building 202 on the Brashier (Simpsonville) Campus, including condition assessment, replacement of outdated infrastructure, code compliance updates, and abiding by a new Satellite Campus Branding Plan that will be introduced in the next few years.

Rationale

Original Facility was built in 1996 and requires an update to meet the needs of students and faculty.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Building 302 Upfit

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	5544	**Overall Priority**	8/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	10
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$5,000,000
	$5,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$3,500,000
Renovations-Utilities	$1,500,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$40,000	
	Net Cost / (Savings): $40,000		$40,000	

Summary of Work

Renovation of Building 302 on the Benson (Greer) Campus, including condition assessment, replacement of outdated infrastructure, code compliance updates, and abiding by a new Satellite Campus Branding Plan that will be introduced in the next few years.

Rationale

Original Facility was built in 1996 and requires an update to meet the needs of students and faculty.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Industrial Tech 106 Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	1/5
Project Number	4764	**Overall Priority**	9/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	50	Program/Academic	75	Other	100
Demolish Existing Facility	25	Support Services/Storage/Maintenance	25		
Site Development	25				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$40,000,000	Construction-Buildings & Additions	$32,700,000
		Contingencies-Capital Projects	$1,500,000
		Fee-Architectural, Engineering & Other	$2,800,000
		Renovations-Utilities	$1,250,000
		Site Development (Non-Depreciable Land Improv)	$1,750,000
	$40,000,000		$40,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	1 Year/One Time		($1,800,000)
Maintenance and Repairs	General Funds - Existing	1 Year/One Time		($3,000,000)
Utilities	Federal Funds - Existing	Indefinitely		($80,000)
	Net Cost / (Savings): ($4,880,000)			($4,880,000)

Summary of Work

Demolition of existing facilities due to age and infrastructure components, while developing the site for future growth of the campus. 106 - Industrial Technology Complex.
The Industrial Complex includes Cosmetology, Forensics, HVAC/Refrigeration, EMT and a defunct construction program. There are possibilities where we can relocate some programs to alternate existing facilities, but the core programs and focus would remain intact.

Rationale

Infrastructure of the existing facilities. The dated components of this facility as well as aged and failing structural systems require action. Existing masonry facade is literally failing and deteriorating - this is a safety concern. Building complex opened in 1976 and is 49 years old.

Alternatives Considered

Full renovation of all systems of this complex. This renovation would not be beneficial to campus life due to age of systems and cost effectiveness. Alternative 2 is to demolish this existing facility and develop and provide good stewardship for future growth of the college while providing an improved learning environment for students.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name
Nursing 117 Roof Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4767	**Overall Priority**	10/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Program/Academic	100	Building Envelope/Windows/Walls	5
				Roof	95
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$3,000,000	Fee-Architectural, Engineering & Other	$250,000
		Renovations-Building Exteriors	$150,000
		Roofing-Repairs & Renovations	$2,600,000
	$3,000,000		$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Replacement of roofing systems and associated structural components of the 117 Nursing Building.

Rationale

Roofing system is original to the building, which was completed in 1994 and is now 31 years old. This exceeds is original warranty.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name
Central Energy Plant Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	5554	**Overall Priority**	11/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	50
Parking/Landscape	25
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Basic Equipment	$2,000,000
Construction-Buildings & Additions	$540,000
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$60,000
Site Development (Non-Depreciable Land Improv)	$200,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

Replace chillers, pumps, valves, piping and controls.
Improvement of exterior hardscape and landscaping. New HD concrete to withstand heavy loads from vehicles and equipment. Minor repairs to existing building facade. New fencing to separate from active campus for safety.

Rationale

Mechanical/Electrical/Plumbing components have exceeded expected life expectancy. The original building started operation in 1981 and is 44 years old.
This facility serves multiple major buildings on campus, and the CEP must be dependable to ensure the campus can continue to serve all students and faculty successfully.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Northwest Secondary Entrance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	5555	**Overall Priority**	12/18

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$3,050,000	Contingencies-Capital Projects	$300,000
		Fee-Architectural, Engineering & Other	$350,000
		Site Development (Non-Depreciable Land Improv)	$2,400,000
	$3,050,000		$3,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct new secondary entry/exit driveway at Northwest (NW) Campus. Elements will include site development, install new storm water drainage system, asphalt paved road, concrete curb and gutter, sidewalks, asphalt bike patches and a gate. The current, main entry was completed in 2007 and is 18 years old.

Rationale

Currently, the Northwest (NW) Campus has only one way in and out of the campus property. Should this road become inaccessible, faculty, staff, and students would be trapped on campus; emergency services vehicles and utility vehicles would not have access to the academic buildings on campus. A secondary driveway is essential.

Alternatives Considered

None. A secondary entry/exit driveway is essential for access by emergency vehicles in the event the primary driveway is inaccessible.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name
McKinney Automotive Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	5556	**Overall Priority**	13/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
HVAC	25
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$10,000,000
Renovations-Utilities	$5,000,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($25,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

Summary of work will consist of a complete renovation. Due to the age and condition of existing conditions, original systems including plumbing, HVAC, finishes, fire alarm and other building systems a upfit/replacement is required. The facility is 55 years old.

Rationale

Original Facility was built in 1975, which is 50 years old, and requires an update to meet the needs of students and faculty.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Building 121/122 Upfot

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	1/5
Project Number	5557	**Overall Priority**	14/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	10
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Roof	20
	100%

Fund Sources	Amount
[CP] State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$10,000,000
Renovations-Utilities	$5,000,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($25,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

Complete upfit and renovation of Building complex 121/123.

Rationale

Original Facility was built in 1975, which is 50 years old, and requires an update to meet the needs of students and faculty.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

Michelin Building Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Establish Project	**Plan Year Priority**	2/5
Project Number	5558	**Overall Priority**	15/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	10
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$8,000,000
	$8,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$5,000,000
Renovations-Utilities	$3,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($20,000)
	Net Cost / (Savings): ($20,000)			($20,000)

Summary of Work

Complete upfit and renovation of the Michelin Building, #124.

Rationale

Original Facility was built in 1986, which is 39 years old, and requires an update to meet the needs of students and faculty.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

NW Campus Phase II

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4770	**Overall Priority**	16/18

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Other	5
Parking/Landscape	5
Roof	20
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$17,600,000
Contingencies-Capital Projects	$800,000
Fee-Architectural, Engineering & Other	$800,000
Site Development (Non-Depreciable Land Improv)	$800,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construction of a new facility adjacent to the existing 402 Building at the Northwest Campus.

Rationale

Additional square footage needed to meet the needs of students living in this area of the state. The existing facility was completed in 2007 and is 18 years old.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

University Center Roof Replacement

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4774	**Overall Priority**	17/18

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,000,000
	$3,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$300,000
Roofing-Repairs & Renovations	$2,700,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

Replacement of roofing systems and associated structural components of the University Center Building.

Rationale

Roofing system is original to the building, which was completed in 1996 and is now 29 years old. This exceeds is original warranty.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Greenville Technical College

Project Name

McAlister Redevelopment

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4776	**Overall Priority**	18/18

Project Type	Percentage
Repair/Renovate Existing Facility/System	50
Site Development	50
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,000,000
	$4,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$4,000,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

McAlister Center Redevelopment.

Rationale

Upgrade existing facilities.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Horry-Georgetown Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Renovation of Grand Strand Speir Building 1000

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5357	**Overall Priority**	1/8

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	10	Interior Finishes/Flooring/Fixtures	100
		Program/Academic	90		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$10,000,000	Basic Equipment	$2,500,000
		Fee-Architectural, Engineering & Other	$750,000
		Renovations-Buildings & Additions-Interiors	$5,950,000
		Renovations-Utilities	$800,000
	$10,000,000		$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to redesign and renovate the interior of HGTC Speir Building 1000 on the Grand Strand Campus. Building 1000 is 55,000 sq. ft. and was originally built in 1954 and renovated in 2008. The building is largely dedicated to the College's Nursing and Health Science programs which have experienced significant enrollment growth since 2008.

Rationale

The current learning space desperately needs to be redesigned and renovated to provide additional classroom and lab space to support the future needs of the College's Nursing and Health Science programs. Completion of this project will extend the useful life of the building, provide much needed additional space and better enable the College to expand its Nursing Program, improve energy efficiency, and greatly defer the need for additional new construction.

Alternatives Considered

Renovation of the current building was considered a better option than "new construction". No suitable leasing options were available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Renovation of Building 5000-Conway

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5358	**Overall Priority**	2/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$7,500,000
	$7,500,000

Project Costs	Amount
Basic Equipment	$2,700,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Buildings & Additions-Interiors	$4,200,000
Renovations-Utilities	$300,000
	$7,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to redesign and renovate the interior of the building 5000 on the Conway Campus. Building 5000 is 30,300 sq. ft. and was originally built in 1972 and renovated in 1985. The building will be dedicated to the College's Nursing and Health Science programs, which have experienced significant enrollment growth since 2008.

Rationale

The current learning space desperately needs to be redesigned and renovated to provide additional classroom space, equipment, and lab space to support the future needs of the College's Nursing and Health Science programs. Completion of this project will extend the useful life of the building, provide much needed additional space and better enable the College to expand its Nursing Program, improve energy efficiency, and greatly defer the need for additional new construction. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

Alternatives Considered

Renovation of the current building was considered a better option than "new construction". No suitable leasing options were available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Construction of General Purpose Building - Conway

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	5359	**Overall Priority**	3/8

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	10	Other	100
		Program/Academic	90		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$30,000,000	Basic Equipment	$7,000,000
		Contingencies-Capital Projects	$750,000
		Fee-Architectural, Engineering & Other	$100,000
		Other Construction/Renovation/Repair Projects	$21,400,000
		Site Development (Non-Depreciable Land Improv)	$750,000
	$30,000,000		$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$50,000	
Utilities	General Funds - Existing	Indefinitely	$150,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

To construct a 30,000 square foot general purpose academic building on the College's Conway campus.

Rationale

HGTC is the fastest growing technical college in SC and requires additional multi-purpose space to accommodate enrollment growth and ever-increasing training needs.

Alternatives Considered

The College does not have any other space of sufficient size that can be renovated and there is no space available to lease. Construction of new space is the only practical alternative to meet our enrollment demand. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Acquisition of Real Property - Land/Bldg. - Horry

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5369	**Overall Priority**	4/8

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	70
Support Services/Storage/Maintenance	20
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Building Purchase	$5,500,000
Land	$4,500,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$35,000	
Utilities	General Funds - Existing	Indefinitely	$90,000	
	Net Cost / (Savings): $125,000		$125,000	

Summary of Work

The college seeks to acquire up to 5.0 acres of land and building to support future growth and expansion of Horry-Georgetown Technical College via a new campus in Horry County. The land/building is desired to be in the Northwest area within Horry County to enhance access to HGTC's in-person educational offerings. Please note that this project may include acquiring multiple land/building partials as needed/opportunity arises.

Rationale

Horry-Georgetown Technical College (HGTC) has experienced unprecedented growth over the past decade, becoming the fastest-growing technical college in South Carolina. With a current enrollment exceeding 7,500 students and more than 65 programs of study, the demand for accessible, high-quality education continues to rise. However, the College faces significant limitations in expanding its existing campuses in Conway, Grand Strand, and Georgetown due to restricted available property.

To meet the needs of its ever-increasing student base and to uphold its commitment to educational equity, HGTC seeks to establish a new campus in one of Horry County's underserved rural areas. This strategic expansion would not only alleviate space constraints on current campuses but also provide critical access to in-person instruction for students who face geographic and transportation barriers. By situating the new campus in a rural location, HGTC can extend its reach to nearby communities that have historically lacked proximity to higher education resources, fostering workforce development and economic mobility across the region.

Alternatives Considered

The College has researched leasing property, but very few if any suitable properties are available. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Acquisition of Real Property - Land/Building- Georgetown

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5373	**Overall Priority**	5/8

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	70
Support Services/Storage/Maintenance	20
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Building Purchase	$3,000,000
Land	$2,000,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$35,000	
Utilities	General Funds - Existing	Indefinitely	$90,000	
	Net Cost / (Savings): $125,000		$125,000	

Summary of Work

The College seeks to acquire up to 5.0 acres of land and building to support future growth and expansion of its Georgetown Campus. The land/building is desired to be within 3 miles of the existing Georgetown Campus. Please note that this project may include multiple land/building partials as needed/opportunity arises.

Rationale

The College has limited existing property on which to expand and to otherwise support its ever-increasing enrollment base. Over the past 10 years, HGTC has been the fastest growing technical college in the state and today supports over 7,500 students and over 65 programs of study.

Alternatives Considered

The College has researched leasing property, but very few suitable properties are available. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Construction of General Purpose Building - GS

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5375	**Overall Priority**	6/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$30,000,000
	$30,000,000

Project Costs	Amount
Basic Equipment	$4,600,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$400,000
Other Construction/Renovation/Repair Projects	$23,000,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$50,000	
Utilities	General Funds - Existing	Indefinitely	$150,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

To construct an 30,000 square foot general purpose classroom building on the College's Grand Strand Campus. Note: This project is not in year 2 since it is not a priority to ask for state funds for this particular upcoming fiscal year.

Rationale

HGTC is the fastest growing technical college in SC and requires additional multi-purpose space to accommodate enrollment growth and ever-increasing training needs.

Alternatives Considered

The College does not have any other space of sufficient size that can be renovated. Construction of new space is the only practical alternative to meet our enrollment demand. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Renovate/Expand Bldgs. 500, 600, 700, 800, and 900

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5376	**Overall Priority**	7/8

Project Type	Percentage
Construct Additional Facility	30
Repair/Renovate Existing Facility/System	70
	100%

Facility Type	Percentage
Office/Administration	25
Program/Academic	70
Support Services/Storage/Maintenance	5
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	35
Interior Finishes/Flooring/Fixtures	35
Other	10
Parking/Landscape	20
	100%

Fund Sources	Amount
[CP] State Appropriation	$23,000,000
	$23,000,000

Project Costs	Amount
Basic Equipment	$2,000,000
Construction-Buildings & Additions	$7,500,000
Contingencies-Capital Projects	$1,500,000
Other Construction/Renovation/Repair Projects	$2,500,000
Renovations-Building Exteriors	$3,500,000
Renovations-Buildings & Additions-Interiors	$3,500,000
Renovations-Utilities	$1,000,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$23,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is to renovate and expand Buildings 500, 600, 700, 800 & 900 on the College's Conway Campus and includes approximately 36,000 square feet of classroom, lab, student services, and faculty office space that is situated on approximately 2 acres of land in the center of Campus. The scope of the project includes but is not limited to renovating and better equipping building interiors, renovating/replacing roof and drainage systems, recladding building exteriors and improving weatherization features, enhancing student walkways and traffic flows, enhancing landscaping design, improving storm water drainage and upgrading HVAC systems. The project also includes expanding the existing footprint of the buildings to accommodate increased enrollment and instructional needs. Note: This project is not in year 2 since it is not a priority to ask for state funds for this particular upcoming fiscal year.

Rationale

The buildings are used to support more than 15 programs of study as well as continuing education and up to 2,000 students. Completion of this project will extend the useful lives of the buildings, improve energy efficiency, and defer the need for new construction. Because the buildings are currently being used, there should be no increase in operating costs. There may be cost savings due to energy improvements, but those cannot be measured with any precision at this time. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

Alternatives Considered

Renovation of the current buildings were considered a better option "than new construction". The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Horry-Georgetown Technical College

Project Name

Construction of General Purpose Building - GT

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5377	**Overall Priority**	8/8

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Office/Administration	10	Other	100
		Program/Academic	90		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$25,000,000	Basic Equipment	$4,600,000
		Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$400,000
		Other Construction/Renovation/Repair Projects	$18,000,000
		Site Development (Non-Depreciable Land Improv)	$1,000,000
	$25,000,000		$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	General Funds - Existing	Indefinitely	$50,000	
Utilities	General Funds - Existing	Indefinitely	$150,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

To construct a 25,000 square foot general purpose classroom building on the College's Georgetown Campus. Note: This project is not in year 2 since it is not a priority to ask for state funds for this particular upcoming fiscal year.

Rationale

HGTC is the fastest growing technical college in SC and requires additional multi-purpose space to accommodate enrollment growth and ever-increasing training needs.

Alternatives Considered

The College does not have any other space of sufficient size that can be renovated. Construction of new space is the only practical alternative to meet our enrollment demand. The College seeks State funding for this project and can provide local funds to supplement the State funding as needed.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Lander University

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Library Information Commons

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	5013	**Overall Priority**	1/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$8,000,000
[CP] AFS - Other Funds	$1,900,000
	$9,900,000

Project Costs	Amount
Construction-Buildings & Additions	$8,200,000
Contingencies-Capital Projects	$700,000
Fee-Architectural, Engineering & Other	$1,000,000
	$9,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$21,750	
	Net Cost / (Savings): $21,750		$21,750	

Summary of Work

(Phase II #9562) Lander University has secured the $8,000,000 Phase II budget approval. The project's intent is to construct a Library Information Commons Building. The Library Information Commons will be the home of the virtual library; a technology infused service center where information accessing is the priority. The design will include floor space dedicated to technologically enhanced research areas, collaborative presentation preparation areas, student group break-out areas to improve studying and project development, and small break-out classrooms for small group lecturing. The functionality of the building requires an intense Information Technology presence. Advanced installation of servers and related information systems will expand the University's network and provide superior security of protected data. The design will also allow for library staff offices, restrooms, and mechanical spaces related to the building infrastructure. The project architect and engineering team are designing to comply with the mandatory Two Green Globes Certification. Lander University was the recipient of a 2021-2022 H5151 $8,000,000 Capital Reserve Fund appropriation for the construction of this building. The project has been advertised, and all bids exceeded the construction budget, resulting in Lander University having to reject all bids. The budget increase has been submitted, awaiting the completion of the approval process. The Office of the State Engineer has concluded that the project will be re-advertised.

Rationale

The student's academic protocol relies heavily on technology. The use of smart phones, I-Pads, and laptops is commonplace in the classroom of today. The Library Information Commons will provide a technologically infused resource center for the students of Lander University.

Alternatives Considered

The Lander University campus has no other space available for such an academic support center. The university is in a position to gain an additional 45,000 sq. ft. of classrooms and laboratories.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Jackson Library Repurposing

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	5012	**Overall Priority**	2/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	5
Office/Administration	30
Program/Academic	65
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
Fire/Security	5
HVAC	25
Interior Finishes/Flooring/Fixtures	35
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$90,000
[CP] AFS - State Appropriation	$4,000,000
[CP] State Appropriation	$5,910,000
	$10,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$4,800,000
Contingencies-Capital Projects	$780,000
Fee-Architectural, Engineering & Other	$420,000
Renovations-Buildings & Additions-Interiors	$4,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

(Phase I - #9563) The renovation/ repurposing of two floors of the three floor Jackson Library, after the current library function has been relocated to the future Library Information Commons facility. The first floor will remain as the home of the University Information Technology Center. The 65,255 square foot, 3 story, Jackson Library, constructed in 1976, is ideally located in the center of campus. The architectural programming will determine how to best re-purpose the library space into student classrooms, study rooms, social areas, faculty offices, as well as a small repository for a limited portion of the existing library inventory. The current library was designed as an open floorplan. The re-purposing will involve dividing the open spaces into classrooms, laboratory spaces, student collaboration spaces, and faculty offices. The work scope includes upgrading and enlarging the existing student restrooms, constructing the interior dividing walls and corridors, upgrading the fire monitoring alarm system to protect the division of spaces, the modernization of the 1970's elevator system to include new controls and interior cab furnishings, the HVAC system will be upgraded to distribute conditioned air into the many classrooms and divided space, lighting improvements, analysis to ensure proper emergency egress, and the required interior finishes. The Phase I architectural programming has revealed the exsiting $6,000,000 project budget is inadequate to accomplish the renovation. The utility renovation estimate, especially the HVAC system, far exceeds to original forecast.

Rationale

This project is the re-purposing of the second and third floors of the Jackson Library. Once the Library Information Common is constructed, the library functions will be relocated to the Information Commons facility. The vacated space will be re-purposed in student classrooms and laboratories. The renovation / re-purposing cost is certainly less costly than seeking new construction.

Alternatives Considered

The Lander University campus has no other space available to re-purpose into classrooms, study rooms, social areas, faculty offices, as well as a small repository for a limited portion of the existing library inventory. laboratories. The university is in a position to gain an additional 45,000 sq. ft. of classrooms and other student areas.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Graduate School Renovation and Site Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	5029	**Overall Priority**	3/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	60
Program/Academic	40
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$3,500,000
	$3,500,000

Project Costs	Amount
Basic Equipment	$150,000
Contingencies-Capital Projects	$232,317
Fee-Architectural, Engineering & Other	$348,000
Other Capital Outlay Costs	$65,201
Renovations-Building Exteriors	$60,000
Renovations-Buildings & Additions-Interiors	$1,624,824
Renovations-Utilities	$814,158
Roofing-Repairs & Renovations	$55,500
Site Development (Non-Depreciable Land Improv)	$150,000
	$3,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,500	
	Net Cost / (Savings): $3,500		$3,500	

Summary of Work

Lander University has secured approval of a $3,500,000 project budget to accomplish the interior upfit / renovation of the interior spaces of the Graduate School-Online and Academic Support Building, H21-9561. The project was initially named the Graduate School-Online Interior Renovation. The project provided a new fire monitoring alarm system and a new fire protection sprinkler system throughout the building. The second and third floors' HVAC systems were replaced.

The new project's scope will address the building envelope to include the demolition of the existing failed sloped glass panel roof system over the first floor and then constructing a new roof system, modifying the floorplans of the first and third floors by consolidating spaces to create new space that will benefit the University's use of the building. Code analysis shows that with increased person occupancy, the first-floor restroom is grossly undersized and inadequate. Therefore, two new multiple occupancy restrooms will be constructed. The first floor HVAC system will be replaced. The first and third floors will receive new acoustic ceilings, LED lighting, flooring, painting, and lighting throughout the building. A portion of the electrical infrastructure will be upgraded to support the replacement of the first floor HVAC unit and building operations. The elevator will undergo a modernization.
The University would like to open the first floor up for student groups, student government, and student social event space. The Phase I programming has cautioned Lander University on escalating construction costs and advises the university to develop a $1,500,000 budget increase contingency

Rationale

The building's major utility infrastructure has exceeded a normal life expectancy and has become operationally unreliable. As a result, building conditions are jeopardized. To continue to occupy the building, the utility systems need to be maintained. In this situation, replacement of the antiquated systems is in order. The finishes reflect the décor of the 1970's. Upgrading is necessary.

Alternatives Considered

To continue to occupy the building, the utility systems need to be maintained. In this situation, replacement of the antiquated systems is in order and furnishing improvements are warranted.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Student Dining Hall Kitchen Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	5033	**Overall Priority**	4/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	15
Interior Finishes/Flooring/Fixtures	15
Other	45
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$4,500,000
	$4,500,000

Project Costs	Amount
Construction Projects-Lump Sum	$4,175,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$225,000
	$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

The Lander University Student Dining Hall is located in the bottom floor of the Grier Student Center. The Greir Student Center hosts the only student dining hall. The mid 1980's student enrollment for Lander College was 820 students. The current enrollment is approximately 4,000. Since that time, the dining hall has been expanded and renovated. However, the kitchen has remained the same. Appliances have been replaced after failure; repairs have been performed as needed. Lander University is requesting funds to renovate and potentially expand the dining hall's kitchen.
The kitchen renovation / upgrade project will consist of designing a new floor plan with the respective replacement equipment repositioned to enhance food preparation flow. The new floor plan may require an expansion of the kitchen area. The underfloor drains and drainage piping will be repositioned to compliment the new equipment. Kitchen utilities (electric, natural gas, water, drains, exhaust) will be enhanced as necessary to complement the new floor plan. The walls and ceiling will be repaired and constructed to ensure compliance with the SCDHEC inspections. The project will include upgrades to the kitchen aesthetics such as lighting, flooring, casework, and food preparation stations.

Rationale

The Grier Student Center hosts the only student dining hall on campus. The early 1980's student enrollment for Lander College was 820 students. The current enrollment is approximately 4,000. Though the dining hall has been renovated and expanded to accommodate the ever-growing enrollment, the kitchen has not been renovated or expanded. Physically, the kitchen, as designed in the late 1970's, is in need of an upgrade and possible expansion.

Alternatives Considered

The Grier Student Center hosts the only student dining hall on campus. The university cannot provide food services without a dining hall.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Fire Monitoring Alarm System Repairs / Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	5003	**Overall Priority**	5/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	15
Auxiliary/Housing/Food Service/Laundry	30
Office/Administration	5
Program/Academic	50
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Fire/Security	75
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,800,000
	$3,800,000

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$190,000
Other Construction/Renovation/Repair Projects	$3,500,000
	$3,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

Lander University is seeking approval of a $3,800,000 budget to replace the antiquated fire alarm monitoring systems for various campus buildings, to include the Cultural Center, Science Building, Laura Lander Hall, Genesis Hall, and the Art Annex. The existing systems are experiencing internal control panel faults, which results in the activation of the fire alarm system, even though it is a false alarm. Since the installation of many of the identified systems, the National Fire Code has evolved, to where now, the existing systems are no longer code compliant with the type of system devices, the quantity of system devices, and the location of the system devices. Modifying the existing systems defaults to the need to evaluate the entire system and upgrade as necessary, which in many cases involves a new control panel, modern system devices and wiring.

Rationale

Lander University has the responsibility to provide adequate safety and fire protection throughout all the campus buildings on behalf of the occupants and State of South Carolina. To ignore the degradation of a safety system is reckless and irresponsible.

Alternatives Considered

The buildings are required to provide adequate safety and fire protection to the occupants of the campus buildings. There are not any alternatives to consider.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Construct Student Parking Lots

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	5006	**Overall Priority**	6/31

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Parking/Roads/Site Development	100	Electrical/Mechanical	5
				Parking/Landscape	95
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$2,500,001	Construction Projects-Lump Sum	$2,200,001
		Contingencies-Capital Projects	$100,000
		Fee-Architectural, Engineering & Other	$200,000
	$2,500,001		$2,500,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

Lander University continues to experience student enrollment growth. Lander University is located within the city limits of Greenwood, SC. The City of Greenwood has a city ordinance prohibiting the use of gravel parking lots. However, Lander University has received permission to establish temporary student gravel parking lots. The intent of this project is to rectify the situation. The project scope is to construct ordinance compliant student parking where the existing gravel lots are located. The parking lots would have to abide by the city ordinance to have paved parking, parking spaces striped, concrete islands with site lighting, landscaping, irrigation, and stormwater detention.

Rationale

In the past several years, Lander University has received permission from the City of Greenwood to establish temporary gravel parking lots. The City of Greenwood has a city ordinance prohibiting the use of gravel parking lots. The intent of this project is to rectify the situation. The project scope is to construct ordinance compliant student parking where the existing gravel lots are located. The parking lots would have to abide by the city ordinance to have paved parking, parking spaces striped, concrete islands with site lighting, landscaping, and irrigation.

Alternatives Considered

Lander University is essentially landlocked. The gravel lots were constructed at the expense of student green space. in the absence of an elevated parking garage, the university has no choice but to expand traditional parking.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campus Wide Roof Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	5002	**Overall Priority**	7/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	70
Program/Academic	30
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Roofing-Repairs & Renovations	$5,000,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,500	
	Net Cost / (Savings): $3,500		$3,500	

Summary of Work

Lander University is seeking a Maintenance and Repair budget of $5,000,000 to complete campus-wide roofing repairs for the Student Housing and Educational & General (E&G) building on campus. Lander University began an earnest roof replacement initiative back in 2006. All of the E&G Buildings have had their roofs replaced since that time. Lander University has been addressing the student housing roofing needs as roof systems fail and leaks occur. Now that the E&G roofing systems are approaching mid-life, Lander University is aware of the maintenance needs and would like to perform the repairs, to extend the useful life of each roof. Most of the roofs are either a modified bitumen, built-up, cap sheet lapped roofing system or a single ply, thermoplastic polyolefin, TPO, with welded seams. The housing roof systems are asphalt shingle. Lander University has contracted with a professional roof designer to conduct and document the condition and discoveries on all the university's roofs.

Rationale

Lander University is aware that the interior of a building cannot be maintained if the roofing system allows stormwater into the building. There is constant damage to the building furnishings, flooring, ceilings, not to mention the threat of the development of mold and mildew.

Alternatives Considered

There is no logical alternative to not repairing the roofing systems of the university's buildings. This project is essential for campus operations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Athletic Complex Competition Field Surface

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	5008	**Overall Priority**	8/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
Other	85
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,001
	$2,500,001

Project Costs	Amount
Construction Projects-Lump Sum	$2,300,001
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$175,000
	$2,500,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
	Net Cost / (Savings): $1,500		$1,500	

Summary of Work

Lander University seeks approval of a $2,500,000 request to replace the grass of the competition playing field of the Jeff May Athletic Complex with an artificial surface. The Jeff May Athletic Complex is home to the following sports competition fields: baseball, softball field, soccer, lacrosse, filed hockey, and tennis. This competition field currently serves as the competition and practice field for the Men's and Woman's Lacrosse Teams, the Men's and Woman's Soccer Teams, Woman’s Field Hockey Team, and the multiple student intramural sports, such as flag football, rugby, soccer, etc. The grass field is not able to withstand the foot traffic and punishment of the various sports. The practices are scheduled back-to-back, and the grass field cannot recover. The project involves the excavation of the existing grass surface, constructing an under-field drainage system, the installation of a porous aggregate fill material, and the artificial surface. The field will be striped to accommodate all of the above-mentioned sports.

Rationale

The Jeff May Athletic Complex is home to the following sports competition fields: baseball, softball field, soccer, lacrosse, filed hockey, and tennis. This competition field currently serves as the competition and practice field for the Men's and Woman's Lacrosse Teams, the Men's and Woman's Soccer Teams, Woman’s Field Hockey Team, and the multiple student intramural sports, such as flag football, rugby, soccer, etc. The grass field is not able to withstand the foot traffic and punishment of the various sports. The practices are scheduled back-to-back, and the grass field cannot recover. Lander University does not have any alternative spaces to develop an artificial surface.

Alternatives Considered

The Jeff May Athletic Complex is home to the following sports competition fields: baseball, softball field, soccer, lacrosse, filed hockey, and tennis. This competition field currently serves as the competition and practice field for the Men's and Woman's Lacrosse Teams, the Men's and Woman's Soccer Teams, Woman’s Field Hockey Team, and the multiple student intramural sports, such as flag football, rugby, soccer, etc. The grass field is not able to withstand the foot traffic and punishment of the various sports. The practices are scheduled back-to-back, and the grass field cannot recover. Lander University does not have any alternative spaces to develop an artificial surface.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Willson Street Pedestrian Mall and Parking

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	5042	**Overall Priority**	9/31

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Parking/Roads/Site Development	100	Electrical/Mechanical	20
				Parking/Landscape	80
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$4,500,000	Construction Projects-Lump Sum	$4,000,000
		Contingencies-Capital Projects	$185,000
		Fee-Architectural, Engineering & Other	$315,000
	$4,500,000		$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
	Net Cost / (Savings): $1,500		$1,500	

Summary of Work

Lander University continues to experience student enrollment growth. As a result, Lander University is at work with the planning for two new buildings, to be located on the southwestern portion of campus. This area of campus hasn't received any new construction since the Science Building was constructed in the early 1990s. As a result, a site development project is needed to provide adequate student access to and from this area, and to do so, requires the displacement of vehicular parking along Willson Street. The Willson Street traffic lanes, by today's standards, are undersized and when the diagonal car park is utilized, the travel space between the parked cars is dangerously tight. An emergency vehicle, such as a fire truck, is unable to traverse the length of Willson Street. The project scope consists of the demolition of the southern end of Willson Street, to include the paved area in front of Laura Lander Hall. This area will be constructed as a pedestrian mall yet will provide a thoroughfare for emergency vehicles. The displaced parking will be relocated to a newly constructed asphalt parking lot equipped with LED site lighting.

Rationale

The intent of this project is to ensure that campus pedestrians and moving vehicles do not share the same space. This area of campus will soon experience unprecedented student presence. The conversion of Willson Street provides a safe pedestrian area, doubling as an emergency vehicle corridor, but also eliminates the congested and dangerously close parking confinement along Willson Street. The new parking lot will provide code compliant parking spaces, dedicated traffic aisles, and site lighting.

Alternatives Considered

Lander University recognizes the poor topographical approach to this area of campus. Lander University also understands that mixing pedestrians with vehicles is not a good relationship. The solution of the pedestrian mall and the relocation of the parked vehicles comes highly recommended.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Carnell Learning Center Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	5044	**Overall Priority**	10/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
Fire/Security	10
HVAC	20
Roof	20
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,000,000
[CP] AFS - State Appropriation	$4,000,000
	$12,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$10,780,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$720,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

Lander University seeks approval of a $12,000,000 construction budget to renovate the Carnell Learning Center. The Carnell Learning Center was constructed in 1982. The colleges of Business, Education, Behavioral & Social Sciences, the Office of the President, Provost, Business, Admissions, Financial Aid, and University Advancement. The scope of this project is to make upgrades to the building envelope which includes re-roofing the building, replacing the forty-two-year-old windows with energy conserving insulated glass, pointing up all brick details where the mortar is weak, the replacement of the many air handler units and eliminating any R-22 refrigerant units in this building. The restrooms will be renovated to comply with the latest ADA requirements on height of toilet seats, lavatories, and the required wheelchair turning radius, aesthetics, and plumbing. Internally, the corridor flooring and dated furniture will be replaced. To best serve the academic programs, floorplan changes will be incorporated into the project. The Information technology infrastructure will be upgraded to increase the building's bandwidth and speed of data management. The building's overhead lighting will be converted to energy conserving Light Emitting Diode, LED.

Rationale

The Carnell Learning Center is a central building on the Lander University campus with the most concentrated academic programs. It is the primary, versatile academic building for the university. As with all buildings with a high occupancy and a history of high utilization, the infrastructure and aesthetics need to be maintained and upgraded periodically. Lander University is committed to providing a competitive academic environment.

Alternatives Considered

The Carnell Learning Center is a central building on the Lander University campus with the most concentrated academic programs. It is the primary, versatile academic building for the university. As with all buildings with a high occupancy and a history of high utilization, it has to be maintained. There are no other viable alternatives to consider.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Student Housing Complex Development

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4994	**Overall Priority**	11/31

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	95
Parking/Roads/Site Development	5
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Other	10
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$60,000,000
	$60,000,000

Project Costs	Amount
Construction-Buildings & Additions	$55,500,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$4,000,000
	$60,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Lander University seeks funding of a $60,000,000 budget to design and construct a multi-story, 300 bed, 100,000 square foot student housing facility, that will achieve Green Globe Certification. The construction will take place on the university campus. The student rooms will be comprised of two occupants, each having a bed, wardrobe, desk, and chair. Each student room will have room for the two beds, desks, wardrobes, and a small common space for relaxing. The building will be equipped with elevators, electronic card access, and security cameras to ensure maximum student safety and complete ADA compliance. The building will be sprinkled and have a modern Fire Alarm Monitoring System. The floor plan will allow for homework/ study rooms, and entrance lobby, and public restrooms. The site for the construction will be reviewed and are anticipating utilizing as much existing parking as possible. Improvements will be constructed as needs determined. The entrance lobby will allow access to a retail center, where students will be able to acquire drinks, snacks, and school supplies. The architectural programming will determine the exact floor plan. Due to the current volatile construction environment, the budget is anticipating construction costs between $550 and $600 per square foot: Budget = (100,000 sq. ft. x $600 / sq. ft.) = $60,000,000

Rationale

Lander University continues to enjoy ever increasing student enrollment. Lander university is aware that the quality of student housing has significant influence on a family's decision to send their child to Lander University. There are two existing student housing complexes on campus that are of wooden framed construction that do not have a fire protection sprinkler system. One complex consists of stand-alone, 40-bed buildings, that are not approaching 45 years of age. The other complex has stand-one, wooden framed, four-person buildings. Currently Lander University has more students requiring housing than we have available rooms. As a result, existing student rooms are suffering from overcrowding as additional beds are being placed in a room designed for two occupants and the overflow students are being placed in local hotels. This is not conducive to the college experience nor does it please the respective family members. The family members are rightfully so concerned about Lander University being able to provide adequate safety for their children.

Alternatives Considered

The replacement of the above-mentioned stand-alone buildings is the most economically sound alternative. If no replacement is obtainable, placing students off campus in local hotels under the guise of student housing is not sustainable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Centennial Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4995	**Overall Priority**	12/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Contingencies-Capital Projects	$750,000
Renovations-Building Exteriors	$2,100,000
Renovations-Building Exteriors	$2,650,000
Renovations-Buildings & Additions-Interiors	$4,300,000
Renovations-Utilities	$3,450,000
Roofing-Repairs & Renovations	$1,750,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,500	
	Net Cost / (Savings): $3,500		$3,500	

Summary of Work

Lander University is requesting the approval of a $15,000,000 renovation project for Centennial Hall. Centennial Hall is a four-story, 75 suites, 300 bed student housing building built in 2005. The renovation project consists of building envelope, roof replacement, infrastructure, and finishes. The infrastructure consists of the removal and replacement of the "fresh air units" that are located in the attic space. These units are responsible for distributing conditioned outside air throughout the building, as required by ASHRAE Standards. The 75 suite air handling units will be replaced; the water boiler system will be replaced. The roof is a shingle roof on top of plywood. The roof replacement will consist of the anticipated replacement of a portion of the roof plywood, due to water damage and a new shingle roof. The restrooms of the 75 student suites will undergo a limited demolition sufficient to allow for the replacement of the shower stalls, water closet, behind the wall plumbing piping repairs, vanity replacement, corridor flooring, the installation of the LVT flooring on top of the existing VCT and painting throughout. Centennial Hall has a dedicated student parking lot. The lot was constructed in 2005. The project will include the required parking lot repairs, re-paving, and re-striping the lot.

Rationale

Centennial Hall is a relatively new student housing building for Lander University. Centennial Hall is a favorite building for freshman students and with modern security systems, the building is a favorite for many parents. Lander University has the responsibility to maintain the building and provide an adequate quality of housing.

Alternatives Considered

Centennial Hall provides housing for 300 Lander University students. The renovation of existing spaces at approximately $167 sq. ft. is more economically advantageous than new construction at approximately $500 -$600 sq. ft.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campus Tennis Court Repair/ Reconstruction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	5066	**Overall Priority**	13/31

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Athletic/Recreational	20	Electrical/Mechanical	20
		Program/Academic	80	Other	80
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$2,500,000	Construction Projects-Lump Sum	$2,200,000
		Contingencies-Capital Projects	$125,000
		Fee-Architectural, Engineering & Other	$175,000
	$2,500,000		$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $1,200		$1,200	

Summary of Work

Lander University has eight campus tennis courts that were initially constructed as collegiate competition courts. These courts were constructed in the early 1970's. The competition courts have been relocated to the Lander Athletic Complex. These courts are now scheduled and utilized by the Physical Education Department where academic tennis and pickleball classes are held. The courts also serve as student recreation courts that are used extensively in the evening and weekends. The surface of these courts has failed, with significant cracking and buckling. The buckling is significant enough to present itself as a trip hazard. Lander University has conducted subterranean borings to determine the integrity of the sub-base. The borings discovered the presence of a high plasticity clay. The high plasticity clay is very sensitive to moisture, and tends to contract and swelling is cyclic, depending on the exposure to moisture. The project consists of the demolition of the existing courts, the excavation of the high plasticity clay, establishing a sub-base, the application of new asphalt, court colors, and striping. The site lighting will be replaced, as the existing lighting is inoperative. A multi-pole, multi-fixture lighting system will be provided.

Rationale

Lander University is essentially a land-locked campus surrounded by neighborhoods. The campus has limited student recreation space. The university Physical Education program uses the campus courts as an academic classroom for their tennis classes. Lander University would like to continue to provide centrally located recreation areas, that are safe, free of potential trip hazards, and provide adequate site lighting and a sense of security. Lander University has resurfaced the courts, due to the fading colors and surface cracking, however, due to the presence of the high plasticity clay, and the cyclic contraction and swelling, the cracks returned. The demolition of re-construction of the courts is required.

Alternatives Considered

The university does not have any alternative tennis courts to construct the Physical Education classes that are located on the primary campus. The students can reach these courts by walking on campus. The Athletic Complex is located off campus. There isn't a realistic alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campus Energy Management and Control System

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	5068	**Overall Priority**	14/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	10
Auxiliary/Housing/Food Service/Laundry	40
Office/Administration	10
Program/Academic	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	70
HVAC	30
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,500,000
	$3,500,000

Project Costs	Amount
Construction Projects-Lump Sum	$3,225,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$175,000
	$3,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Lander University is requesting approval of a $3,500,000 project to incorporate all campus buildings and facilities into a campus-wide energy management system. As technology continues to advance in energy management and energy controls systems, existing control systems soon become obsolete and are no longer supported by the various manufacturers. In prior years, Lander College utilized a Programmable Logic Controller, PLC, system to schedule the utilities, lights, and HVAC, for a limited number of campus buildings. There were attempts to expand this system. Coinciding with the 1990's construction of the Science Building, Lander University adopted a "Metasys" computerized energy management system. Since then, all new construction has been compatible with the Metasys control system. The PLC system has since failed, and all tangible PLC buildings' utilities are no longer under control. The intent of this project is to provide the necessary infrastructure to expand the Metasys system to all buildings, where the utilities can be scheduled as required, and setpoint limits constrain anyone from setting unreasonable temperature settings. There are significant potential savings associated with utility control systems.

Rationale

In the absence of a utility control system, the utilities are controlled manually either in the "On or Off" operating condition. There are not sufficient staff members to go around and cut the systems on or off, as the daily academic or event schedule. Therefore, the systems are normally left on. This certainly leads to systems operating, thus consuming energy, for the benefit of no one. Just an example of a wasteful and costly situation. A control system allows the auto scheduling of all building utilities. When spaces are not being utilized, the utilities in those areas are either throttled down or turned off. There is the potential for a significant utility cost reduction and return of investment with such a control system.

Alternatives Considered

In the absence of a utility control system, the utilities are controlled manually either in the "On or Off" operating condition. There aren't sufficient staff members to go around and cut the systems on or off, as the daily academic or event schedule. Therefore, the systems are normally left on. This situation is costly and wasteful.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Bearcat Village Student Housing Renovation or Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5069	**Overall Priority**	15/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	10
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$30,000,000
	$30,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$28,250,000
Contingencies-Capital Projects	$750,000
Fee-Architectural, Engineering & Other	$1,000,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$12,000	
	Net Cost / (Savings): $12,000		$12,000	

Summary of Work

Lander University seeks approval of a $25,000,000 project budget to renovate the Bearcat Village Student Housing Complex. The Bearcat Village Student Apartments, formerly known as the Cokesbury Gardens Apartments, encompasses 11 acres, were constructed in the early 1970's as a privately owned apartment complex. The complex consists of thirteen individual two story buildings, with brick veneer, shingle roof, with eight apartments per building, totaling 104 apartments of varying floorplans and student occupancy. Lander University has acquired and has been occupying the complex since 2010. The scope of this project is to address the building envelope issues of replacement of the shingle roof systems, replacement of the 1970's single pane windows in favor of energy saving new window technology, rebuilding the two wooden, two-story steps of each building, replacement of the antiquated HVAC systems, conversion of all lighting to energy reducing LED, gutting the restrooms and rebuilding them, upgrades to the apartment kitchens, upgrades to the interior finishes and furnishings, installing fire protection sprinkler system in each building, upgrading the stand-alone laundry room, resurfacing the parking lots, replacing the damaged concrete sidewalks, and replacing the site lighting with LED.

Rationale

Lander University has the responsibility to provide a suitable standard of student housing. The improvements provided above are essential to meeting the criteria for suitable student housing. As with all buildings with a high occupancy and a history of high utilization, the infrastructure and aesthetics need to be maintained and upgraded periodically. Lander University is committed to providing competitive student housing.

Alternatives Considered

Lander University is intent on retaining the Lide Student Housing Complex as student housing. The Bearcat Village Student Housing Complex offers over 300 student beds, and the university has no plans to abandon the complex. Maintaining student housing is critical to the commitment to our students and their families. There are no viable alternatives to consider.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Chipley Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5075	**Overall Priority**	16/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Roof	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$9,000,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$600,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

Lander University is requesting approval of a $10,000,000 renovation project of Chipley Hall. Chipley Hall was constructed in 1925 as a wooden framed, masonry load bearing building consisting of 3 floors, and provides room for 100 student beds. The dormitory has remained an all-woman's dormitory. The renovation project will consist of demolishing the restrooms down to the wooden stud framing and rebuilding the restrooms as modern ADA complaint restrooms with improved ventilation, and improved water conservation appliances. The building's electrical wiring will be replaced, the HVAC system will be upgraded to current code to include compliance with the ASHRAE requirements to distribute fresh air throughout the building, the plaster walls will be demolished and replaced with gypsum board, the plumbing system will be replaced, to include the supply and waste piping, the Fire Monitoring Alarm System will be upgraded, the Fire Protection Sprinkler System will be preserved and reconfigured to compliment the new floor plan, should there be any changes. The fluorescent lighting will be upgraded to LED, the elevator will undergo modernization and upgrade, and all finishes will be upgraded throughout the building. The asphalt shingle roof system was replaced in 2014. Depending on the funding approval timeline, the roof will probably be of age to be replaced as well.

Rationale

Chipley Hall, being the oldest student housing building on campus, needs to be upgraded in multiple living conveniences and building code requirements. Until the late 1980's, the building was without air conditioning. Now, with an operable system, the windows are closed, and the existing HVAC system is unable to adequately handle the building's humidity. The restrooms do not have any ventilation. The high humidity levels create an aggressive environment for mold. The building lacks the equipment to distribute conditioned outside air throughout the building. The interior finishes as aging and becoming unsightly. Lander University understands that if housing students in this building is to continue, then modernization is required.

Alternatives Considered

Lander University continues to benefit from historically high enrollment. Lander University is intent on retaining Chipley Hall as student housing. The renovation project will bring modern building amenities to an historic building. The building needs to be modernized and there are not any alternatives to relocate 100 students.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Grier Student Center Dining Hall Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	5078	**Overall Priority**	17/31

Project Type	Percentage
Construct Additional Facility	70
Repair/Renovate Existing Facility/System	30
	100%

Facility Type	Percentage
Athletic/Recreational	10
Auxiliary/Housing/Food Service/Laundry	30
Office/Administration	60
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	25
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$5,170,000
Contingencies-Capital Projects	$350,000
Fee-Architectural, Engineering & Other	$480,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

The Grier Student Center was constructed in 1978. The enrollment at the time was approximately 820 students. Currently, the enrollment is close to 4,000 students. The student dining hall underwent a renovation and small expansion in 2006, adding space for 120 additional tables and chairs. Lander University has just one student dining hall. In recent years a Chick Fil A franchise was added to help distribute the student dining population. However, the conclusion is that the dining hall, the choice for most students, needs to be larger to accommodate more students. The adjacent grassy yard is the logical expansion area. The expansion would be constructed adjacent to the existing dining hall, with brick veneer, and storefront wall to match the existing architecture. The new construction includes a roof system, HVAC, electrical and mechanical infrastructure, finishes, fire alarm system, a satellite food preparation station, and seating.

Rationale

The Grier Student Center was constructed in 1978. The enrollment at the time was approximately 820 students. Currently, the enrollment is close to 4,000 students. The university has outgrown the dining hall. The previous attempt to expand the dining hall helped alleviate crowding and standing in line waiting for a seat to become available. The university needs the ability to reasonably accommodate the student dining population.

Alternatives Considered

Expanding the dining hall and making the expansion congruent to the existing dining hall is the most economical manner to accommodate the student dining population

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Genesis Hall Building Envelope and HVAC Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	5132	**Overall Priority**	18/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Health Care/Medical	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	60
Electrical/Mechanical	10
Roof	30
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,000
	$2,500,000

Project Costs	Amount
Construction Projects-Lump Sum	$2,375,000
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$75,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Lander University seeks approval of a $2,500,000 construction budget to address the building envelope deficiencies and the replacement of the building's HVAC system. Genesis Hall was constructed in 1974, when Lander College became Lander University. Genesis Hall is home to the Student Health Services Office and Student Counseling Center, the Academic Success Center and the university Post Office. The scope of this project is to make upgrades to the building envelope which includes re-roofing the building, replacing the fifty-year-old windows with energy conserving insulated glass, Repairing EFIS exterior surface, repainting all exterior surfaces, pointing up all the exposed masonry details where the mortar is weak, the replacement of the air handler units and eliminating any R-22 refrigerant units in this building. The Information technology infrastructure will be upgraded to increase the building's bandwidth and speed of data management. The building's overhead lighting will be converted to energy conserving Light Emitting Diode, LED.

Rationale

Lander University has the responsibility to provide a suitable standard for the student wellness center and the offices where counseling is provided. The improvements provided above are essential to meeting the criteria for suitable accommodations. As with all buildings with a high occupancy and a history of high utilization, the infrastructure and aesthetics need to be maintained and upgraded periodically.

Alternatives Considered

Lander University is intent on retaining Genesis Hall and continuing to provide all of the student support services. The improvements provided above are essential to meeting the criteria for suitable accommodations. As with all buildings with a high occupancy and a history of high utilization, the infrastructure and aesthetics need to be maintained and upgraded periodically. There are no viable alternatives to consider.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campuswide Elevator Repair, Replacements, and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	5146	**Overall Priority**	19/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	75
Replace Existing Facility/System	25
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	35
Program/Academic	65
	100%

Building Components Affected	Percentage
Electrical/Mechanical	80
HVAC	10
Interior Finishes/Flooring/Fixtures	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,000
	$2,500,000

Project Costs	Amount
Construction Projects-Lump Sum	$2,250,000
Contingencies-Capital Projects	$125,000
Fee-Architectural, Engineering & Other	$125,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$6,000	
	Net Cost / (Savings): $6,000		$6,000	

Summary of Work

The project's intent is to accomplish the repair and modernization of elevator systems across campus to include the elevators of the Science Building, Laura Lander Hall, Jackson Library, Carnell Learning Center, and the Horne Arena. The elevator systems identified to be repaired, modernized, and replaced are original to their respective buildings, with ages approaching 50 years old. The modernization includes the necessary repairs, upgrading the elevator control rooms to be code compliant, the elevator controllers, cables, sheaves, pumps and motors will all be replaced, the interior of the elevator cabs will receive new control pushbuttons and notifications panels. Elevator room ventilation and conditioning will be addressed. All elevators will be connected to the fire alarm monitoring system to ensure proper operation during a fire event. All elevators will be inspected and registered with SC LLR prior to public operation. Lander University prioritized the elevators to be repaired and modernized, all the while sensitive to the available project budget. In previous elevator modernization projects, Lander University has experienced escalating elevator pricing.

Rationale

The campus elevators are in place and operational to ensure compliance with the American with Disabilities act. The State Engineer's Office relies on the Accessibility measures of the International Building Code, IBC, and the International Code Council. Lander University has multiple multi-story buildings where elevators are mandated by code. Lander University has the responsibility to ensure reasonable accommodations. The continued use and maintained operation of the elevator systems ensures compliance.

Alternatives Considered

The campus elevators are in place and operational to ensure compliance with the American with Disabilities act. The State Engineer's Office relies on the Accessibility measures of the International Building Code, IBC, and the International Code Council. Lander University has multiple multi-story buildings where elevators are mandated by code. Lander University has the responsibility to ensure reasonable accommodations. The continued use and maintained operation of the elevator systems ensures compliance.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Cultural Center Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	5172	**Overall Priority**	20/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	10
Interior Finishes/Flooring/Fixtures	35
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$25,000,000
	$25,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$25,000,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,500	
	Net Cost / (Savings): $3,500		$3,500	

Summary of Work

Lander University requests the approval of a $25,000,000 renovation project for the Cultural Center. The Cultural Center, constructed in 1987, provides faculty and staff offices for the School of Humanities, Arts and Social Sciences, academic classrooms for the School of Humanities, Arts and Social Sciences, and the university's 680-seat auditorium. The renovation consists of the replacing the existing roof system and addressing the building envelope to include the 38 year old windows, gutting and refurbishing the building's restrooms, replacing the existing fluorescent lighting with LED fixtures, addressing the fire doors separating the Cultural Center from the adjacent building, modernizing the elevator system, updating the fire alarm monitoring system, installing a fire protection sprinkler system throughout the building, and furnishing and finishes throughout the building. The auditorium has a full stage supported with cabling, rigging to change backdrop scenes. The existing lighting and sound systems are antiquated and obsolete. The renovation project consists of the upgrading of all overhead cabling and rigging, the upgrade and repairs to the orchestra cell, the resurfacing of the wooden stage floor, the replacement of the stage fire curtains, the replacement of the 47 year old seating, upgrading the flooring of the auditorium, installing safety related aisle lighting, the replacement of the obsolete lighting control systems and fixtures, the upgrade to the sound system, and painting throughout the auditorium.

Rationale

Lander University perceives the Cultural Center as a critical building to the academic success of the university. The classes scheduled in the Cultural Center cannot be conducted elsewhere on campus due to the lack of viable space. The auditorium is the only one on campus. The intent of the project is to renovate the building interior and exterior after being in use for the past 48 years. Financially, the renovation is in the best interest of the university.

Alternatives Considered

The classes scheduled in the Cultural Center cannot be conducted elsewhere on campus due to the lack of viable space. The intent of the project is to renovate the building interior and exterior after being in use for the past 48 years. Financially, the renovation is in the best interest of the university.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

PEES Building Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	5197	**Overall Priority**	21/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	40
Program/Academic	60
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
Interior Finishes/Flooring/Fixtures	35
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$4,450,000
Contingencies-Capital Projects	$125,000
Fee-Architectural, Engineering & Other	$425,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

The Physical Education and Physical Science Building, PEES, was constructed in 1991. The PEES building is home to the School of Exercise Science and Human Performance academic classrooms, faculty offices, three recreation / instructional basketball courts, a dance room, the Cheerleader locker room, public restrooms, and the student Fitness Center. A 2012 project converted the indoor pool room into the student fitness center.
Maintenance has been performed as required to maintain operation, however, after nearly 35 years of use, the building is showing its age. The renovation consists of replacing the existing roof system and addressing the building envelope to include the 38-year-old windows, gutting and refurbishing the building's public restrooms, replacing the existing fluorescent lighting with LED fixtures, updating the fire alarm monitoring system, installing a fire protection sprinkler system throughout the building, and providing furnishings and finishes throughout the building. The restroom appliances (shower stalls, commodes, urinals, vanities, sinks, benches, doors, lighting, tile) are in desperate need of upgrading. Restroom ventilation will be enhanced. The classrooms will have new LED lighting, acoustic ceilings, wall painting, and new flooring. The corridors will receive new terrazzo flooring to be equipped to handle high student traffic without showing deterioration. The building storefront glass panels will be replaced.

Rationale

Lander University has intentions to continue to operate the PEES Building and all the programs conducted within. The building is approaching 35 years old and has year-round use from students and athletes. The building is showing usage. Maintenance has been performed to maintain continued operation. The renovation project will restore the building and ensure continued operation.

Alternatives Considered

The university does not have an alternative space to provide the academics, and recreation that are currently conducted in the PEES Building. Preserving the building integrity is the most economically reasonable course of action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Barratt Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5218	**Overall Priority**	22/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$7,000,000
	$7,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$6,400,000
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$450,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$4,500	
	Net Cost / (Savings): $4,500		$4,500	

Summary of Work

Lander University requests the approval of a $7,000,000 renovation project for Barratt Hall. Barratt Hall, constructed in 1967, provides faculty offices for the College of Nursing, as part of the College of Nursing, Human Performance, and Health Sciences, academic nursing classrooms, computerized nursing experiential labs, and a computer lab. The renovation consists of replacing the existing roof system and addressing the building envelope to include the 58-year-old windows, gutting and refurbishing the building's restrooms, replacing the existing fluorescent lighting with LED fixtures, updating the fire alarm monitoring system, installing a fire protection sprinkler system throughout the building, and furnishing and finishes throughout the building.

Rationale

The College of Nursing is one of the universities' most populated programs. Prior projects have had to relocate portions of the curriculum and clinical labs to off campus buildings to be able to expand. The construction of the Nursing Academic building will allow the experiential labs to expand. Once the labs have been displaced, Barratt Hall will undergo a full building renovation to re-purpose vacated lab space, as well as preserve the functionality of the academic building.

Alternatives Considered

Lander University has intentions to continue to operate Barratt Hall and all the programs conducted within. The building is approaching 48 years old and has year-round use from students. The building is showing usage. Maintenance has been performed to maintain continued operation. The renovation project will restore the building and ensure continued operation.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Student Housing Sprinkler Fire Protection Systems

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5220	**Overall Priority**	23/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Fire/Security	95
Interior Finishes/Flooring/Fixtures	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,000
	$2,500,000

Project Costs	Amount
Construction Projects-Lump Sum	$2,150,000
Contingencies-Capital Projects	$200,000
Fee-Architectural, Engineering & Other	$150,000
	$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Lander University seeks a construction budget of $2,500,000 to install a sprinkler fire protection system throughout the student housing complexes that currently do not have sprinklers. The student housing complexes under consideration are the 7 buildings of the Brookside Complex, the 18 buildings of the Thomason Complex, the 8 buildings of the Williamston Complex, the 4 buildings of University Place, the Bearcat Village Complex, and the 4 buildings of McGhee Court. The sprinkler systems will involve coordination with the local utility supplier, Greenwood Commission of Public Works, verifying an adequate water source. The system will be professionally designed to ensure proper backflow protection, risers, and distribution circuits. The sprinkler systems will have tampering notification monitoring and will be tied into the local fire alarm system.

Rationale

All new student housing construction will include fire protection sprinkler systems. Unfortunately, not all the older student housing complexes have sprinklers. They do have a fire protection monitoring systems. Lander University would like to provide optimum protection to our housing occupants.

Alternatives Considered

All new student housing construction will include fire protection sprinkler systems. Unfortunately, not all the older student housing complexes have sprinklers. They do have fire protection monitoring systems. Lander University would like to provide optimum protection to our housing occupants.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name
Laura Lander Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	5219	**Overall Priority**	24/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
Fire/Security	10
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$2,660,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$240,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,750	
	Net Cost / (Savings): $2,750		$2,750	

Summary of Work

Laura Lander Hall is one of the few remaining original buildings of Lander College. Laura Lander Hall, constructed in 1925, is a 3-story brick veneer, 22,257 square feet academic building. Laura lander Hall is home to the College of Mathematics and Computer Science.
The renovation consists of replacing the existing roof system and addressing the building envelope to include the early 1980's windows, gutting and refurbishing the building's restrooms, replacing the existing fluorescent lighting with LED fixtures, updating the fire alarm monitoring system, updating the HVAC system, installing a fire protection sprinkler system throughout the building, and providing furnishing and finishes throughout the building.

Rationale

Laura Lander Hall is now 100 years old. There was an early 1980's renovation, where the interior was refurbished. The renovation was conducted nearly 45 years ago. The building experiences daily occupancy. The building shows the corresponding wear and tear. Maintenance has been carried out to maintain the functionality of the building. The building is in need of a renovation.

Alternatives Considered

The university does not have an alternative space to provide the academic programs currently conducted in Laura Lander Hall. Preserving the building's integrity is the most economically reasonable course of action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Chipley Hall Repurposing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4992	**Overall Priority**	25/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,350,000
	$8,350,000

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$7,700,000
	$8,350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,500	
	Net Cost / (Savings): $3,500		$3,500	

Summary of Work

Lander University is requesting approval of an $8,350,000 project budget to repurpose Chipley Hall into administrative offices and classrooms. Chipley Hall was constructed in 1925 as a wooden framed, masonry load bearing dormitory consisting of 3 floors, and a single elevator. The repurposing project will consist of analyzing the load bearing structural design and determining how to best open the floorplan to accommodate the office and academic needs. Currently there are twenty-five dormitory restrooms that will be eliminated as part of the new floorplan. The repurposing will include evaluating the building envelope which includes the roof, gutters, windows, pointing-up brick mortar, and crawlspace stormwater intrusion. The new floor plan will require the demolition of interior walls and the dormitory restrooms. The building's electrical wiring will be replaced, the HVAC system will be upgraded to current code to include compliance with the ASHRAE requirements to distribute fresh air throughout the building, the plaster walls will be demolished and replaced with gypsum board, the plumbing system will be replaced, to include the supply and waste piping, the Fire Monitoring Alarm System will be upgraded, the Fire Protection Sprinkler System will be preserved and reconfigured to compliment the new floor plan, should there be any changes. The fluorescent lighting will be upgraded to LED, the elevator will undergo modernization and upgrade, and all finishes will be upgraded throughout the building.

Rationale

Chipley Hall is centrally located on the Lander University campus. The repurposing of this building into administrative offices, faculty offices, and academic classrooms opens much needed space in the Carnell Learning Center where the schools of Business and Education are needing to expand their teaching footprints. The interior finishes are aging and becoming unsightly. Lander University understands that as academic needs evolve, the challenge is anticipating the challenges and reacting accordingly.

Alternatives Considered

Chipley Hall is centrally located on the Lander University campus. The repurposing of this building into administrative offices, faculty offices, and academic classrooms opens much needed space in the Carnell Learning Center where the schools of Business and Education are needing to expand their teaching footprints. The interior finishes are aging and becoming unsightly. Lander University understands that as academic needs evolve, the challenge is anticipating the challenges and reacting accordingly.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Workforce Development Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	5095	**Overall Priority**	26/31

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
Fire/Security	5
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	15
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$25,000,000
	$25,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$23,250,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$1,250,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
	Net Cost / (Savings): $1,500		$1,500	

Summary of Work

Lander University seeks approval of a $25,000,000 project budget to construct a Workforce Development Building that will serve as a center to introduce and prepare student and other members of the community for prospective employers. The Workforce Development program will introduce students to the skills needed to build a successful career in today's modern job market. The Lander University Career Services program will be relocated to the workforce building to create a one-stop shop for the students to discuss the job markets with knowledgeable personnel and be educated on interviewing skills, and business etiquette. The workforce development program has the ability to provide educational resources to 2-year college graduates, persons currently employed in local industry, and other individuals to assist in preparing a highly skilled workforce to meet the needs of the manufacturing industry, business community, and professional white-collar employment.

Rationale

Lander University has a strategic goal of ensuring all graduating students are assisted in securing employment. The Workforce Development program certainly has a role in ensuring the goal of employment after graduation is met, as well as community members who are in need of acquiring just a few skills to be recognized by prominent employers.

Alternatives Considered

Lander University is being encouraged by the Greenwood governmental and business community to develop a workforce development program. Lander University is seeking construction budgetary assistance with the City and County of Greenwood, SC. This project will be a collaboration of funding sources and stakeholders.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campus Wide - Elevator Repair, Replacement, and Modernizations

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	5101	**Overall Priority**	27/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Electrical/Mechanical	90
HVAC	5
Interior Finishes/Flooring/Fixtures	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$2,845,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$55,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,500	
	Net Cost / (Savings): $5,500		$5,500	

Summary of Work

The project's intent is to accomplish the repair and modernization of elevator systems across campus to include the elevators of the Science Building, Laura Lander Hall, Jackson Library, Carnell Learning Center, and the Horne Arena. The elevator systems identified to be repaired, modernized, and replaced are original to their respective buildings, with ages approaching 50 years old. The modernization includes the necessary repairs, upgrading the elevator control rooms to be code compliant, the elevator controllers, cables, sheaves, pumps and motors will all be replaced, the interior of the elevator cabs will receive new control pushbuttons and notifications panels. Elevator room ventilation and conditioning will be addressed. All elevators will be connected to the fire alarm monitoring system to ensure proper operation during a fire event. All elevators will be inspected and registered with SC LLR prior to public operation. Lander University prioritized the elevators to be repaired and modernized, all the while sensitive to the available project budget. In previous elevator modernization projects, Lander University has experienced escalating elevator pricing.

Rationale

The campus elevators are in place and operational to ensure compliance with the American with Disabilities act. The State Engineer's Office relies on the Accessibility measures of the International Building Code, IBC, and the International Code Council. Lander University has multiple multi-story buildings where elevators are mandated by code. Lander University has the responsibility to ensure reasonable accommodations. The continued use and maintained operation of the elevator systems ensures compliance.

Alternatives Considered

The campus elevators are in place and operational to ensure compliance with the American with Disabilities act. The State Engineer's Office relies on the Accessibility measures of the International Building Code, IBC, and the International Code Council. Lander University has multiple multi-story buildings where elevators are mandated by code. Lander University has the responsibility to ensure reasonable accommodations. The continued use and maintained operation of the elevator systems ensures compliance.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Administrative Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	5104	**Overall Priority**	28/31

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	90
Program/Academic	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	15
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,000,000
	$8,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$6,750,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$1,150,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Lander University currently utilizes two former residence buildings, located on the perimeter of the campus, to host the Human Resources Department and the Student Support Services office. The former residences were constructed in the late 1950s and do not lend themselves to the provide the spatial needs of the two departments. The floor plans have gone unchanged, and the layout of the spaces is counter-productive to the department's flow of work. The residences have been maintained to ensure operation; however, the buildings are showing their age, and the presence of hazardous materials increase the cost of repairs. The intent of this project is to construct a 16,000 sq. ft. +/ administrative building to relocate the two departments while allowing the two residences to be demolished and the lots cleared. The new construction will be designed to accommodate the needs of the two departments with shared space. With the building's size being greater than 10,000 sq. ft., the design and construction will comply with the Two Green Globes Certification.

Rationale

The former residences/ buildings were constructed in the late 1950s and do not lend themselves to the provide the spatial needs of the two departments. The floor plans have gone unchanged, and the layout of the spaces is counter-productive to the department's flow of work. The needs of Lander University will be best served with the construction of a new building, to provide a joint space for the H.R. Department and the Student Support Services (SSS) Department. The SSS program is designed to assist the first-generation college students. Therefore, students and their family members are involved daily. The aesthetics of the existing SS building do not ensure a good impression.

Alternatives Considered

Lander University is a land-locked campus. This is why the former administrations started the relocation of administrative offices in these perimeter residences, as they were acquired. Today's building codes would not allow the offices to be relocated without addressing the Change in Occupancy of the residence. The renovation and re-design cost for the two buildings is not cost effective based on the age, condition, and limitations of the two buildings. Lander University does not have any available office space on campus to consider as a suitable relocation.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Grier Building Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5106	**Overall Priority**	29/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	10
Auxiliary/Housing/Food Service/Laundry	30
Office/Administration	60
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	5
HVAC	25
Interior Finishes/Flooring/Fixtures	30
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction Projects-Lump Sum	$18,000,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$1,500,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

The Grier Student Center was constructed in 1978 when the student enrollment was approximately 820 students. Currently, the Lander University enrollment is approaching 4,000. The Grier Student Center is the home of the only student dining hall and food preparation kitchen, student food franchise Chick Fil A, student food franchise Freshens, the offices for Student Affairs, Student Housing, and University Enrollment. The entrance into the Grier Student Center is known as the Johnston Commons. The Johnston Commons is the pedestrian corridor between the Grier Student Center and the Cultural Center. The Johnston Commons was enclosed in 1987 and constructed over top of a former city street. An elevator connects the Johnston Commons to the second floor of the Cultural Center. The walking platform exiting the elevator to the Cultural Center, known as the bridge, is beginning to flex due to failing structural support.

The renovation projects consist of addressing all of the HVAC systems, restrooms, roof, the structural elements of the elevator, the brick paver settlement plaguing the Johnston Commons, interior lighting upgrade to LED, modifications to the master stairwell to ensure code compliance, and finishes throughout to improve the 47-year-old decor and aesthetics.

Rationale

The Grier Student Center is centrally located in the Lander University campus. The many amenities provided in the Grier Student Center cannot be relocated. As with any 1978 building, upgrading the utility infrastructure, reliable roof system, correcting settlement, upgrading the restrooms, aesthetics, is essential to maintaining a critical campus building.

Alternatives Considered

The renovation to the Grier Student Center is in the best interest of Lander University and the State. Current cost of new construction and the absence of any available free campus space, prohibit the construction of a new building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Finis Horne Arena Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5116	**Overall Priority**	30/31

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	90
Office/Administration	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	20
Interior Finishes/Flooring/Fixtures	25
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$35,000,000
	$35,000,000

Project Costs	Amount
Contingencies-Capital Projects	$33,050,000
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$1,450,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,500	
	Net Cost / (Savings): $5,500		$5,500	

Summary of Work

The Finis Horne Arena was constructed in 1991. The arena provides staff offices for the athletic director, assistant athletic directors, supporting administrative staff, coach's offices, team locker rooms, sports medicine training area, the competition wooden basketball and volleyball floor, and the arena spectator seating. Maintenance has been performed over the years to keep the building operational, however, with literally daily use and aging, the building is due for a substantial renovation. The renovation scope will consist of a new roof system, addressing the building envelope to include replacing the 1991 windows, gutting and refurbishing the athlete's locker rooms, replacing the original 1991 competition floor, replacing the spectator seating, replacing the HVAC systems, gutting and refurbishing the public restrooms, and addressing the building finishes and aesthetics.

Rationale

The Finis Horne Arena was constructed in 1991. The daily use of the court and locker rooms inevitably results in aging and deterioration. The wooden floor, secured to the sub-base with nails, can only be sanded and re-finished so many times before the nail heads are uncovered. Unfortunately, roof leaks and the resulting water under the court floor has resulted in the wooden floor beginning to distort and become uneven. Lander University conducts the graduating convocation in the Horne Arena. Therefore, it is under extreme public scrutiny. The building is due for a substantial renovation.

Alternatives Considered

Lander University does not have any other facility on campus that can assume the roles the Finis Horne Arena provides. Construction of a new facility is not cost effective nor is it necessary. The renovation of the 34-year-old building is in order and justifiable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Lander University

Project Name

Campus Elevated Parking Garage

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4989	**Overall Priority**	31/31

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Parking/Roads/Site Development	100	Electrical/Mechanical	5
				Parking/Landscape	95
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$14,000,000	Construction-Buildings & Additions	$13,000,000
		Contingencies-Capital Projects	$400,000
		Fee-Architectural, Engineering & Other	$600,000
	$14,000,000		$14,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely	$25,000	
	Net Cost / (Savings): $28,000		$28,000	

Summary of Work

Lander University is essentially a land-locked campus, surrounded by residential communities and slight exposure to the commercial thoroughfare through the center of Greenwood, SC. Lander University continues to experience an increase in student enrollment. As a result, the university is becoming creative in the arena of campus master planning. Lander University has evaluated all campus space utilization options and has determined that with the construction of the elevated parking garage, existing asphalt parking lots can be master planned for future academic classroom buildings. Lander University is seeking funds for the construction of a multi-story, 350 - 400 vehicle parking garage. The surrounding residential community zoning standards will limit the actual garage size, maximum garage height, design appearance and vehicle accessibility. The garage design will ensure ADA accessibility, elevator accessibility, and student security.

Rationale

Lander University has evaluated all campus space utilization options and has determined that with the construction of the elevated parking garage, existing asphalt parking lots can be master planned for future academic classroom buildings.

Alternatives Considered

Lander University has considered off-campus parking in various local business parking lots, such as the Mall of Greenwood. However, issues of property security, student safety, the need for transportation to and from the remote parking lot, and the annual cost of reserving these parking spaces has created additional concerns the university is not willing to entertain. Gravel lots have been established across campus at the expense of student green spaces.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Law Enforcement Training Council

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Law Enforcement Training Council

Project Name

Renovate North and West Dorm Restrooms

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/1
Project Number	5431	**Overall Priority**	1/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
HVAC	25
Interior Finishes/Flooring/Fixtures	25
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Other Funds	$308,772
[CP] State Appropriation - Capital	$1,240,553
	$1,549,325

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$1,549,325
	$1,549,325

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9639): This project is part of our ongoing renovation of all Academy bathrooms and covers the North and West dorms. The west dorms are complete, and we are working to complete the north dorms this fiscal year.

Rationale

The bathrooms were built in the 60's and receive considerable amounts of use.

Alternatives Considered

We could not renovate and leave the aged, worn, and damaged materials, but that is not a solution. We cannot not have working bathrooms.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Law Enforcement Training Council

Project Name

Renovate East Dorm Restrooms and Replace HVAC System

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	5432	**Overall Priority**	2/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
HVAC	25
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] Other Funds - Capital	$1,752,292
	$1,752,292

Project Costs	Amount
Basic Equipment	$609,500
Contingencies-Capital Projects	$184,181
Fee-Architectural, Engineering & Other	$31,050
Renovations-Buildings & Additions-Interiors	$927,561
	$1,752,292

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate the twenty-four east dormitory restrooms for the first time since the Academy opened in 1972 and will replace the old and failing handler and fan coils and controls for the HVAC system.

Rationale

These dormitory restrooms have never been renovated and are in very poor, unacceptable condition. All dorms and restroom areas are used by thousands of law enforcement students and emergency response personnel requiring housing while on active duty during the year. Having functioning clean restrooms and HVAC is crucial to the operations of the agency. The East Dorm air handler is years past its life expectancy and needs to be replaced. The fan coil units feeding the rooms in the East Dorm are outdated and having functional issues.

Alternatives Considered

No other viable options exist. The Academy staff has handled most repairs over the years, but the facilities and systems are reaching an age when replacement is necessary.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Law Enforcement Training Council

Project Name

Water Heater Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5433	**Overall Priority**	3/5

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$277,725
	$277,725

Project Costs	Amount
Basic Equipment	$241,500
Contingencies-Capital Projects	$36,225
	$277,725

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace various water heaters around the campus.

Rationale

Most of the water heaters on campus are approaching 10 years old and have begun to have issues leading to replacement.

Alternatives Considered

No other viable options exist. The Academy staff has handled most repairs over the years, but various water heaters now warrant replacement.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Law Enforcement Training Council

Project Name
Weapons Range Roof Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5434	**Overall Priority**	4/5

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$408,500
	$408,500

Project Costs	Amount
Contingencies-Capital Projects	$52,500
Fee-Architectural, Engineering & Other	$6,000
Roofing-Repairs & Renovations	$350,000
	$408,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace the roof on the Range Admin building and the Range Control Tower building.

Rationale

Both buildings have deteriorating shingles that compromise the integrity of their roofs. The roof system is severely aged and needs replacement in order to maintain proper function.

Alternatives Considered

No other viable options exist. The Academy staff has handled most repairs over the years, but the range building roofs now warrant replacement.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Law Enforcement Training Council

Project Name

Air Handler and Fan Coil Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5435	**Overall Priority**	5/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,894,500
	$1,894,500

Project Costs	Amount
Basic Equipment	$1,630,000
Contingencies-Capital Projects	$244,500
Fee-Architectural, Engineering & Other	$20,000
	$1,894,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace various air handlers on the campus. Replace old and outdated fan coils in the dorms.

Rationale

Many air handlers around the campus are now approaching over 10 years old. The fan coils have been here since nearly the building's original construction. They are well past their recommended life expectancy. The age of these units is compromising their efficiency and the Academy's operational functions.

Alternatives Considered

No other viable options exist. The Academy staff has handled most repairs over the years, but the HVAC units and fan coils now warrant replacement.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Medical University of South Carolina

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

MUSC Campus Connector Bridges

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/1
Project Number	4624	**Overall Priority**	1/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$6,500,000
[CP] AFS - Other Funds	$950,000
[CP] AFS - Other Funds	$47,718,738
	$55,168,738

Project Costs	Amount
Construction-Buildings & Additions	$47,230,174
Contingencies-Capital Projects	$2,361,508
Fee-Architectural, Engineering & Other	$3,016,356
Labor Cost-Classified	$400,000
Renovations-Utilities	$2,160,700
	$55,168,738

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$100,000	
Other Expenses	General Funds - Existing	3 Years+	$50,000	
Utilities	General Funds - Existing	3 Years+	$100,000	
	Net Cost / (Savings): $250,000		$250,000	

Summary of Work

(Phase I - #9872) This project will construct an elevated connector bridge adjacent to Doughty Street from the 2nd floor of the Ashley River Tower to the 2nd floor of the Bioengineering Building. A connection will be made from this new bridge to the Thurmond Gazes Building. Once completed all major campus buildings will be connected at the 2nd floor level. The project will also relocate the existing underground Swiss log tube system to the new connector bridge. This tube system is essential to hospital lab operations and is compromised by its underground location in a flood prone area.

This request is to change funding sources and establish Phase II.

Rationale

The Charleston Medical District is spread out over 80 plus acres and is located within the 100 year floodplain, specifically flood zone AE. The entire area is prone to flooding during storm events including hurricanes/tropical storms, heavy rain events, and sometimes even during normal high tide events. The medical tube system is essential to hospital lab operations for care of critical patients and is compromised by its current underground location and requires shutdown during heavy rains and high tide causing delays in required care. Once complete the elevated walkway project will allow patients, care team members, and supplies to move freely from building to building during storm and flood events. This project will connect the entire MUSC Health campus network and provide safe passage to any emergency rooms or adult Level 1 Trauma centers via the helipad located on top of the Sean Jenkins Children's Hospital. As South Carolina's only integrated academic health sciences center and MUSC Health's main campus which includes University Hospital, Ashley River Tower, and Shawn Jenkins Children's Hospital and Pearl Tourville Women's Pavilion, maintaining accessibility and operation for disaster response and recovery is imperative.

Alternatives Considered

There has been a significant increase in flood events in the Charleston campus area. There are no viable options to the connector bridge for minimizing the negative impact of flooding on MUSC business operations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

Clinical Sciences Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4626	**Overall Priority**	2/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$40,000,000
	$40,000,000

Project Costs	Amount
Contingencies-Capital Projects	$3,000,000
Fee-Architectural, Engineering & Other	$3,000,000
Labor Cost-Classified	$500,000
Renovations-Buildings & Additions-Interiors	$33,500,000
	$40,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate various areas of the Clinical Sciences Building when the new College of Medicine Building (project H51-9855) is complete and occupied.

Rationale

MUSC has a significant need for additional space on its Charleston campus. Space in the Clinical Sciences Building will be vacated when the new College of Medicine is complete. This space will be renovated to address outstanding space need issues.

Alternatives Considered

There are no less costly alternatives to renovation of the Clinical Sciences Building space.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

Hollings Cancer Center Renovation Floors 1-3

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4630	**Overall Priority**	3/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$35,000,000
	$35,000,000

Project Costs	Amount
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$2,500,000
Labor Cost-Classified	$500,000
Renovations-Buildings & Additions-Interiors	$30,000,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate the clinical and administrative areas on floors 1 - 3 of the Hollings Cancer Center.

Rationale

These renovations are needed to support MUSC's effort to obtain National Cancer Institute comprehensive cancer center certification.

Alternatives Considered

There are no viable options to the renovations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

MUSC Parking Deck

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4646	**Overall Priority**	4/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$30,000,000
[CP] AFS - Revenue Bonds	$60,000,000
	$90,000,000

Project Costs	Amount
Contingencies-Capital Projects	$6,000,000
Fee-Architectural, Engineering & Other	$5,500,000
Labor Cost-Classified	$500,000
Other Construction/Renovation/Repair Projects	$78,000,000
	$90,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$200,000	
Utilities	General Funds - Existing	3 Years+	$200,000	
	Net Cost / (Savings): $400,000		$400,000	

Summary of Work

This project will construct a new 3000 space parking deck on the MUSC campus.

Rationale

There is significant demand for additional parking at the MUSC downtown campus.

Alternatives Considered

There is extremely limited parking availability in the area of the MUSC Charleston campus. There are limited options for outsourcing parking due to the high parking demand in Charleston. Construction of a new deck is the most economical means to address the parking shortage.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

New Research Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4647	**Overall Priority**	5/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$100,000,000
[CP] AFS - Revenue Bonds	$100,000,000
	$200,000,000

Project Costs	Amount
Construction-Buildings & Additions	$15,000,000
Construction-Buildings & Additions	$169,000,000
Contingencies-Capital Projects	$15,000,000
Labor Cost-Classified	$1,000,000
	$200,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$300,000	
Utilities	General Funds - Existing	3 Years+	$300,000	
	Net Cost / (Savings): $600,000		$600,000	

Summary of Work

This project will construct a new multipurpose research building.

Rationale

Additional research space is needed for projected increases in various research programs.

Alternatives Considered

There are no viable alternatives in close proximity to the MUSC campus. The MUSC campus has the support structure in place to support increased large scale research.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

Thurmond Gazes Building Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4648	**Overall Priority**	6/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000,000
	$20,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,650,000
Fee-Architectural, Engineering & Other	$1,250,000
Labor Cost-Classified	$100,000
Renovations-Buildings & Additions-Interiors	$17,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate the Veterans Administration (VA) areas of the Thurmond Gazes building for MUSC utilization when the VA lease expires.

Rationale

The VA has advised that they will not renew the lease for the existing Thurmond Gazes space. There is significant MUSC need for additional space on campus.

Alternatives Considered

The existing space will be vacant when the VA lease expires. There are no less costly alternatives to renovation.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

Facilities Shops Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	4649	**Overall Priority**	7/8

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$15,000,000	Construction-Buildings & Additions	$12,750,000
		Contingencies-Capital Projects	$1,000,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Labor Cost-Classified	$250,000
	$15,000,000		$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$100,000	
Other Expenses	General Funds - Existing	3 Years+	$25,000	
Utilities	General Funds - Existing	3 Years+	$100,000	
	Net Cost / (Savings): $225,000		$225,000	

Summary of Work

This project will construct a new Facilities Building for various maintenance shops and equipment.

Rationale

Existing space currently used by various facilities shops is scheduled for demolition. This new building will allow Facilities to consolidate operations to one area.

Alternatives Considered

There is no cost-effective alternative to a new building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Medical University of South Carolina

Project Name

Innovation District Incubator Space

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4645	**Overall Priority**	8/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000,000
[CP] AFS - Revenue Bonds	$20,000,000
	$40,000,000

Project Costs	Amount
Contingencies-Capital Projects	$2,500,000
Fee-Architectural, Engineering & Other	$2,000,000
Labor Cost-Classified	$500,000
Renovations-Buildings & Additions-Interiors	$35,000,000
	$40,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project will renovate existing campus space into incubator research space to expand the MUSC research program.

Rationale

MUSC intends to expand its research mission. New Incubator space is a vital part of that proposed expansion.

Alternatives Considered

There are no viable alternatives to on-campus renovation. MUSC already has the support structure in place at its Charleston campus location to support expanded research.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Midlands Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

CDL Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4650	**Overall Priority**	1/13

Project Type	Percentage
Construct Additional Facility	50
Site Development	50
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Interior Finishes/Flooring/Fixtures	25
Parking/Landscape	25
Roof	25
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,147,145
	$3,147,145

Project Costs	Amount
Construction-Buildings & Additions	$1,189,230
Contingencies-Capital Projects	$328,398
Fee-Architectural, Engineering & Other	$629,429
Site Development (Non-Depreciable Land Improv)	$1,000,088
	$3,147,145

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$1,400	
Maintenance and Repairs	General Funds - Existing	1 Year/One Time	$5,000	
Office Expense	General Funds - Existing	2 Years	$5,000	
	Net Cost / (Savings): $11,400		$11,400	

Summary of Work

This project is being proposed because of the growth in the CDL program at Midlands Technical College. The CDL Program is also considering expanding into bus driver training. This project is to establish a Building for the CDL Program. Currently the CDL Program shares the AMSC Building with the Building Construction Program. The building that is being proposed for the CDL Facility is a 4,000 square foot building with 2 classrooms, 2 offices, a workroom, men's and women's restrooms, data, janitorial and storage. Also, being proposed to 2 CDL driving pads for hands on training. These pads will accommodate 18-wheeler training and bus driver training. Funds were collected from Local County Funding.

Rationale

The CDL Program is growing and needs their own facility. The CDL Program currently shares the AMSC Building with the Construction Program on the MTC - Airport Campus. The proposed CDL Facility would free up space in the AMSC for future renovations on that building. The other trades programs will eventually need to be relocated to the AMSC Building after renovation. Moving the other trades programs to AMSC will free up space in Granby Hall for future renovations/expansions on that building.

Alternatives Considered

No other alternates have been considered because of the growth/expansion of the CDL program.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

AMSC Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4852	**Overall Priority**	2/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$700,000
[CP] State Appropriation	$2,100,000
	$2,800,000

Project Costs	Amount
Construction-Buildings & Additions	$2,800,000
	$2,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is being proposed as a 4,000 square foot addition on the rear of the AMSC Building on the Airport Campus. The project will also include a tool storage area inside the addition. A new classroom is also being proposed in the existing shop area in the AMSC Building.

Rationale

The Building Construction program at MTC is currently expanding and is in need of additional space. The new additional will provide a new shop/work area for the program. The new classroom in the existing shop area will allow the program to expand the classroom size.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

New Operations Building - Beltline Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	4657	**Overall Priority**	3/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	20
Fire/Security	10
Interior Finishes/Flooring/Fixtures	30
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,600,000
	$3,600,000

Project Costs	Amount
Construction-Buildings & Additions	$3,600,000
	$3,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$3,000	
Maintenance and Repairs	General Funds - Existing	1 Year/One Time	$100,000	
	Net Cost / (Savings): $103,000		$103,000	

Summary of Work

This project is being established to add a new Operations Building on the Beltline Campus. The building will be approximately 6,000sq.ft. The building will house all of the Operations Department on the Beltline Campus to include: Campus Manager, Maintenance Department, Grounds Department and Custodial Department. The building will be an addition onto the Precision Machine Building. This will be a 2-story building with 8 offices with storage for grounds, maintenance and custodial. Funds for this project have been collected through local funds.

Rationale

Currently the Operations Department is located in 3 different building on the Beltline Campus. This building will centralize the Operations Department.

Alternatives Considered

Several locations were considered on the Beltline Campus. This was determined to be the best location because of future expansion to Academic Programs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

New Addition to AMSC Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4653	**Overall Priority**	4/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	45
Interior Finishes/Flooring/Fixtures	50
Parking/Landscape	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$12,000,000
	$12,000,000

Project Costs	Amount
Construction-Buildings & Additions	$9,920,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$1,080,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Build a 18,000 sq. ft. addition to Advance Manufacturing and Skilled Crafts Center (AMSC) building which will house plumbing, refrigeration, and HVAC. Funding for this project has been approved.

Rationale

The plumbing, refrigeration, and HVAC area has outgrown its current space, and we are forecasting for future enrollment of these programs.

Alternatives Considered

The college has no alternatives to consider. The size of the existing building is a major restriction.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

New Welding Building

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/6
Project Number	4781	**Overall Priority**	5/13

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Construction-Buildings & Additions	$10,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$2,000	
Utilities	General Funds - Existing	1 Year/One Time	$200,000	
	Net Cost / (Savings): $202,000		$202,000	

Summary of Work

This project is being established to add a 15,000 square foot Welding Building on the Airport Campus. In the building will be 50 welding stations along with a grinding area. Also in this building will be new classrooms and offices for faculty.

Rationale

The Welding Program and the Continuing Education Program are expanding. The current building is at maximum capacity and more space is needed to accommodate the incoming students.

Alternatives Considered

No other alternatives were considered. The new building is being proposed is located beside the current welding facility on the MTC Airport Campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

Additions to Congaree Hall

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	3/6
Project Number	4784	**Overall Priority**	6/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Building Envelope/Windows/Walls	40
				Electrical/Mechanical	10
				HVAC	10
				Interior Finishes/Flooring/Fixtures	20
				Roof	10
				Water/Sewer	10
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$5,000,000	Renovations-Buildings & Additions-Interiors	$5,000,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Federal Funds - Existing	1 Year/One Time	$30,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

The proposed project is an addition on the Congaree Building on the Airport Campus. The new addition will be 8,500 square feet and house the Art Program and Graphics Program.

Rationale

The Art Program and the Graphics Program are being relocated for future expansion of the College.

Alternatives Considered

No other alternatives were considered. The relocation of the programs is needed for future renovations/new building on the Airport Campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

DHL Building Purchase

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4950	**Overall Priority**	7/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Office/Administration	10	Other	100
		Program/Academic	90		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$5,900,000	Building Purchase	$5,900,000
	$5,900,000		$5,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$28,000	
Maintenance and Repairs	General Funds - Existing	1 Year/One Time	$325,000	
Taxes	General Funds - Existing	1 Year/One Time	$175,000	
Utilities	General Funds - Existing	1 Year/One Time	$2,160,000	
	Net Cost / (Savings): $2,688,000		$2,688,000	

Summary of Work

Purchase of the building at 3245 Platt Springs Rd. Funding for this project is being explored.

Rationale

Programs that will be moving into the newly acquired building are: Industrial Mechanical Maintenance, Production Technician, ManuFirst, Industrial, Electricity, CE Electrical, Forklift, Heavy Equipment Operator, HVAC, Plumbing, Small Engine Repair, and Commercial Graphics. The purchase of this building will allow these programs and others to expand.

Alternatives Considered

This property is located next the MTC Airport Campus. No other property was considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

DHL Building Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	5/6
Project Number	4951	**Overall Priority**	8/13

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	10
Interior Finishes/Flooring/Fixtures	75
	100%

Fund Sources	Amount
[CP] State Appropriation	$8,000,000
	$8,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$8,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$28,000	
Maintenance and Repairs	General Funds - Existing	1 Year/One Time	$235,000	
Taxes	General Funds - Existing	1 Year/One Time	$175,000	
Utilities	Federal Funds - Existing	1 Year/One Time	$2,160,000	
	Net Cost / (Savings): $2,598,000		$2,598,000	

Summary of Work

This project is being proposed to renovate the building at 3245 Platt Springs Rd. Renovating the building for the following programs:
Industrial Mechanical Maintenance, Production Technician, ManuFirst, Industrial, Electricity, CE Electrical, Forklift, Heavy Equipment Operator, HVAC, Plumbing, Small Engine Repair, and Commercial Graphics.
These programs will have more space to expand. Relocating these programs to the new building will also free up space in the existing building for other programs to expand.

Rationale

The renovation of this building will allow for continued growth in the Advanced Manufacturing and Skills Trade Programs. This renovation will also allow for other programs to expand.

Alternatives Considered

The building at 3245 Platt Springs Rd is connected to the MTC Airport Campus. The alternative that was considered was an addition on the AMSC Building on the Airport Campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

One Stop Central Hub - Beltline

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	4952	**Overall Priority**	9/13

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	10
Site Development	10
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$60,000,000
	$60,000,000

Project Costs	Amount
Construction-Buildings & Additions	$60,000,000
	$60,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is being proposed to construct a 100,000 square foot building on the Beltline Campus. Also proposed with this project is the demolition of 2 buildings, the Richland Hall Building and the Wade Martin Building. In the location of the Wade Martin Building a parking deck will be proposed and in the location of Richland Hall a green space is being proposed. Funding for this project is being explored.

Rationale

The Richland Hall Building was built in 1962 and is currently home to Richland 1 Middle College and the Midlands Tech IRM Department. The Richland 1 Middle College is currently expanding and in need of more space. The Wade martin Building was built in 1976 and is currently home to several Academic Departments, several classrooms and the Operations Department. The One Stop Building will be the new home to the Richland 1 Middle College, IRM Department, classrooms, and faculty office. The One Stop Building will also consolidate student services (finance, testing, registration, and counseling) in one location. The location of the current Wade Martin Building will be used as a parking deck for approximately 80 vehicles. The current location of the Richland Hall Building will be used as a green space for students, faculty and staff.

Alternatives Considered

A renovation of the Wade Martin Building and the Richland Hall Building was considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

Airport Amphitheater

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4845	**Overall Priority**	10/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	60	Athletic/Recreational	75	Other	100
Site Development	40	Program/Academic	25		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$5,000,000	Other Construction/Renovation/Repair Projects	$5,000,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project that is being proposed is building a 400-seat amphitheater on the Airport Campus. The amphitheater will be built in front of Granby Hall overlooking the Airport Campus greenspace. Funding for this project is being explored.

Rationale

The amphitheater will allow Midland Technical College to have outdoor events for students, faculty and staff. The amphitheater can also be marketed for community events.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name
Granby Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4853	**Overall Priority**	11/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Program/Academic	100	Building Envelope/Windows/Walls	15
				Interior Finishes/Flooring/Fixtures	85
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$2,999,250	Fee-Architectural, Engineering & Other	$269,933
		Renovations-Buildings & Additions-Interiors	$2,729,317
	$2,999,250		$2,999,250

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of the welding, HVAC/Refrigeration area to accommodate the Graphics program. Renovation of the space will be about 7,750 sq. ft. Funds collected from Local County Funding.

Rationale

This part of the Granby Hall building which the welding, HVAC/Refrigeration was housed will now accommodate the graphics program. Then area that the Graphics program was in will be demolished and a 58,000 square foot Conference Hall will be added.

Alternatives Considered

Since the Graphic program does not fit with any other programs; it was determined that it would remain in the building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

Granby Hall Conference Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4854	**Overall Priority**	12/13

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	50	Program/Academic	100	Building Envelope/Windows/Walls	100
Demolish Existing Facility	50				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$20,000,000	Construction-Buildings & Additions	$17,299,866
		Contingencies-Capital Projects	$1,350,067
		Fee-Architectural, Engineering & Other	$1,350,067
	$20,000,000		$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

In this area was the Granby Hall graphics program. The area will be demolished, and a new Conference Hall will be built in place of it. This new space will be roughly be about 50,250 sq. ft. The seating capacity will accommodate about 1,000 people, a stage will be built, and a sit-down buffet style about 450 people. The area can be broken into three separate sections to accommodate several venues.

Rationale

The much-needed space will hold specific campus events that can accommodate all faculty and staff. The Conference Hall will serve as a training facility to provide educational seminars, workshops, and conferences for outside companies.

Alternatives Considered

There are no alternatives to consider--with today's advanced information technologies, several large companies in the area would use the facilities for information, training, and provide a place to gather for morale booster. Also, the college does not have a conference hall of this capacity to accommodate all faculty and staff.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Midlands Technical College

Project Name

One Stop Central Hub - Airport

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4855	**Overall Priority**	13/13

Project Type	Percentage
Construct Additional Facility	70
Demolish Existing Facility	20
Site Development	10
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Electrical/Mechanical	10
Electrical/Mechanical	10
Fire/Security	10
Interior Finishes/Flooring/Fixtures	20
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$70,000,000
	$70,000,000

Project Costs	Amount
Construction-Buildings & Additions	$70,000,000
	$70,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is being proposed to construct a 100,000 square foot building on the MYC Airport Campus. Also being proposed with this project is the demolition of 4 buildings, the Robinson Building, Saluda Hall, Lab Building and the Operations Building. An additional parking lots will also be proposed with this project. Funding for this project is being explored.

Rationale

The Robinson Building was built in 1963 and is currently used for faculty offices. Saluda Hall was built in 1955 and is currently home to the MTC Police Department, a number of classrooms and faculty/staff offices. The Vice President of Business Affairs is also located in Saluda Hall. The Lab Building was built in 1957 and is used by Security. The Operations Building was built in 1967 and is used by Operations personnel along with the Director of Operations. The One Stop Building will be the new home to HR, finance, counseling and testing. All student services will be consolidated to 1 location. The One Stop will also have classrooms along with offices for faculty and staff.

Alternatives Considered

A renovation to Robinson, Saluda, and the Operations Building was considered.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Northeastern Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Northeastern Technical College

Project Name

McBee Campus Development

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	4835	**Overall Priority**	1/4

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	80
Site Development	15
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,000,000
	$3,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,647,500
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$52,500
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$12,000	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$11,000	
Office Expense	Other Funds - Existing	Indefinitely	$8,500	
Other Expenses	Other Funds - Existing	Indefinitely	$7,500	
Utilities	Other Funds - Existing	Indefinitely	$21,000	
	Net Cost / (Savings): $60,000		$60,000	

Summary of Work

McBee is part of the Northeastern Technical College service area, and the construction of the building would allow NETC to have a campus in McBee to allow local high schools the convenience of having a campus in their community. The campus would allow an increase in enrollment and expansion of the college to provide much-needed skills for workers in the business community. The community is supporting the effort by donating land to build the campus to assist in attracting business and to meet the current needs of skilled workforce. This will have a positive economic impact for McBee. NETC recieved 3,000,000 in 36008000 Appropriated State for FY 23/24

Rationale

McBee high school students do not have a local college campus to continue their education without having to travel to the closest campus. The campus will give more students the opportunity to gain skills to obtain better-paying jobs and have a positive economic impact on McBee and the State of South Carolina by improving the quality of the workforce and increasing the number of people able to meet the demand of the business for labor.

Alternatives Considered

NETC currently set up a temporary location to begin training the local students on several courses; however, the demand requires a larger facility with the latest technology to ensure a quality workforce. The current space restricts the number of students NETC can provide courses to and need to expand the square footage to meet the demand.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Northeastern Technical College

Project Name

Cheraw Campus Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4840	**Overall Priority**	2/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	50
Water/Sewer	50
	100%

Fund Sources	Amount
[CP] State Appropriation	$2,868,000
[CP] State Appropriation	$650,000
	$3,518,000

Project Costs	Amount
Renovations-Building Exteriors	$3,518,000
	$3,518,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($10,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Cheraw campus maintenance includes upgrading storm drains that are causing sink holes throughout campus. As a result of the failing storm drains, repairs are needed to sidewalks, landscaping, grading, hardscape, pedestrian walkways, quad, driveway entry/exits, and parking lots. Storm drain upgrades, repairs to sidewalks, landscaping, grading, hardscape, pedestrian walkways, quad, driveways, and parking lots are all included in this project.

Rationale

Maintenance and repairs are needed for the storm drains and the areas affected by the storm drains due to sinkholes and damage to the sidewalks, landscaping, hardscape, walkways, roadways, and parking lots at the Cheraw campus due to the storm drains. Broken and cracked sidewalks, holes under driveways, and landscaping issues create safety hazards on campus posing a risk to students, employees and pedestrians.

Alternatives Considered

No alternatives.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Northeastern Technical College

Project Name
Cheraw Campus 100 Building Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4841	**Overall Priority**	3/4

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	Building Envelope/Windows/Walls	80
				Parking/Landscape	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$5,500,000	Renovations-Building Exteriors	$5,500,000
	$5,500,000		$5,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($1,000)
	Net Cost / (Savings): ($1,000)			($1,000)

Summary of Work

The front porch entry to the Cheraw Campus 100 Building is currently sinking and separating from the building. Necessary upgrades include repair of the front porch columns, removal and replacement of the old foundation, repairs to the driveway and parking lot, and parking lot modification for the handicap ramp entry to the front porch. Seismic and windshear analysis and repairs, new boiler and HVAC system, and fire protection.

Rationale

Repairs are needed to address building foundation issues. If the entry and exit is not repaired additional issues will arise. The porch entry is sinking away from the building and will pose a safety hazard to those entering and exiting the building. Components of the front porch columns have fallen and create additional hazards.

Alternatives Considered

No alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Northeastern Technical College

Project Name

Technology Center - Dillon

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4842	**Overall Priority**	4/4

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	95
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	10
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$6,400,000
[CP] State Appropriation	$15,000,000
[CP] State Appropriation	$1,500,000
	$22,900,000

Project Costs	Amount
Construction-Buildings & Additions	$18,500,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$900,000
Site Development (Non-Depreciable Land Improv)	$2,500,000
	$22,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$12,000	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$15,000	
Maintenance and Repairs	General Funds - Existing	Indefinitely		($24,000)
Other Expenses	Other Funds - Existing	Indefinitely	$14,000	
Utilities	Other Funds - Existing	Indefinitely	$25,000	
	Net Cost / (Savings): $42,000		$66,000	($24,000)

Summary of Work

To provide a Technology Center for the Dillon Campus for students to learn and obtain high quality jobs through the technical college for the service area. This facility will allow Northeastern Technology College to expand enrollment to students and assist potential businesses to relocate to the area to increase economic impact for the State of SC by providing a prepared workforce. This project will include a driveway cut, curbing and curb cuts, road and turnaround area put in, and an operational training pad area built. Total square footage of pad is 45,000 square feet. Road and turnaround area is an additional 22,000 square feet. Total area of paved surfaces is 67,000 square feet. This will also include storm drains installed, holding pond for storm drain water management, utilities, light poles, testing pad lighting, painting of testing pad for operations, parking lot for students and instructors, and security gates.

Rationale

Northeastern Technical College has not expanded the growth of the college in Dillon in many years and needs to be able to provide the latest technology and training to remain competitive as well as relevant to meet the needs of businesses. Northeastern Technical College will have a positive impact with the expansion of the campus and be able to attract more businesses to the area. Dillon Campus is located across the street from the Dillon inlet port. Dillon Campus receives daily requests for CDL and Truck driver training. The Dillon facility has no parking lot area to provide training for the community. NETC is requesting to establish a CDL training, operational, and state testing site for CDL education programs. These programs include Class A, Class B, Flatbed operations, Intermodal and Interstate operations.

Alternatives Considered

NETC does not have the capacity to expand the existing building and needs the building to remain on the campus. There are currently no parking lots available to operate the CDL program in Dillon. NETC currently commutes students from Dillon to Cheraw for CDL driving practice at a cost of $3,000 per class offering with 8 classes per year totaling $24,000 in cost.

STATE OF SOUTH CAROLINA

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For the Plan Years 2026 - 2030

Office of Adjutant General

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Moncks Corner Readiness Center Fire Repairs

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/23
Project Number	5618	**Overall Priority**	1/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$375,527
[CP] State Appropriation	$375,527
	$751,054

Project Costs	Amount
Contingencies-Capital Projects	$35,765
Fee-Architectural, Engineering & Other	$52,020
Renovations-Buildings & Additions-Interiors	$663,269
	$751,054

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will replace the ceilings, lights, paint, flooring, damaged mechanical units, duct work, and electrical wiring and conduit near the space where the fire occurred.

Rationale

As the result of a fire that occurred on March 30, 2025, the Moncks Corner Readiness Center sustained damage throughout the facility. An emergency procurement was established with the Office of the State Engineer, and a claim has been filed with the Insurance Reserve Fund.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

USPFO Warehouse Latrines

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/23
Project Number	5619	**Overall Priority**	2/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	Interior Finishes/Flooring/Fixtures	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$697,213	Contingencies-Capital Projects	$35,470
[CP] Federal Funds	$403,267	Fee-Architectural, Engineering & Other	$214,900
		Other Capital Outlay Costs	$6,700
		Renovations-Buildings & Additions-Interiors	$746,422
		Site Development (Non-Depreciable Land Improv)	$96,988
	$1,100,480		$1,100,480

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Federal Funds - Existing	Indefinitely	$675	
	Net Cost / (Savings): $675		$675	

Summary of Work

(Phase II - #9794) This project was established to demolish the existing restroom, construct an interior shower and latrine addition, and construct a conditioned breakroom. After establishment, a scope revision was approved to add the installation of new potable water and sanitary sewer lines, and extensive survey related work to locate and identify existing utilities. Due to insufficient potable water supply in the area of the proposed latrine and locker room, a new service line is required by the City of Columbia water system. Additionally, new service lines to the buildings were included along with lines to provide additional fire hydrants in the warehouse area. The existing sewer service line will be replaced, and a new manhole installed. There will not be a breakroom constructed in this project.

Rationale

The project was not completed as originally planned due to a design conflict involving proposed increases in pipe sizing. The initial design required upsizing the utilities, which the city was unwilling to approve without annexation of the utilities. This was an action the county declined to pursue. As a temporary solution, a shower trailer was installed on the property to meet immediate needs while the utility issued remained unresolved. Unfortunately, the impasse between the city and county prevented progress under the original design. In 2024, the project was revisited, and an alternative design was developed that avoids the need for pipe upsizing. The warehouse currently includes only one restroom and no shower facilities for women. With a workforce of 50+ employees, 19 of which are females, it is necessary to provide adequate facilities for employees. The project will create a restroom with showers, in addition to changing areas to accommodate soldiers.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

McEntire Joint National Guard Base - Land Management

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/23
Project Number	5620	**Overall Priority**	3/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$110,000	Fee-Architectural, Engineering & Other	$89,575
[CP] State Appropriation - Capital	$39,575	Land	$60,000
	$149,575		$149,575

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Final Land Acquisition - #9820) The property to be acquired is +/-6.88 acres of vacant land located adjacent to the southern tip of the McEntire Joint National Guard Base runway. 2.151 acres are unencumbered, while 4.729 acres are encumbered with an existing Air Installation Compatible Use Zone (AICUZ) easement which was acquired in 1980. Additionally, the property is within the fence line of the installation and surrounded by property owned by the SCARNG.

Rationale

Additional funds are needed to purchase the Baggot property. The original budget was utilized on due diligence activities for Steel Mill, Baggot, and Coalie Martin which is why the increase is needed to move forward with the Baggot property. Possession of the additional tract would acquire Clear Zone real property interest as well as property that currently falls within incompatible noise contours. It will ensure operational integrity of the military airfield and establish stand-off distances for Anti-Terrorism and Force Protection. It will also help with compliance to DoD Instruction 4165.57, Air Installations Compatible Use Zones (AICUZ).

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Unit Training and Equipment Site (UTES) Exterior Painting

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/23
Project Number	5621	**Overall Priority**	4/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$250,137
	$250,137

Project Costs	Amount
Contingencies-Capital Projects	$20,512
Fee-Architectural, Engineering & Other	$24,500
Renovations-Building Exteriors	$205,125
	$250,137

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will repaint the exterior of the building to include metal doors and frames, metal panels/trim, EIFS, bollards, and painted CMU. Painting will occur at the vertical walls only and does not include roofs/roof edges/downspouts or pavement painting.

Rationale

The exterior of the maintenance facility is weathered and in need of waterproofing and paint. This project will provide a needed waterproofing of the exterior walls and a more professional appearance of the facility.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Multi-Purpose Machine Gun Range Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/23
Project Number	5622	**Overall Priority**	5/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$9,526,000
[CP] Federal Funds	$1,261,389
[CP] State Appropriation	$2,176,244
	$12,963,633

Project Costs	Amount
Basic Equipment	$941,000
Construction-Buildings & Additions	$10,446,507
Contingencies-Capital Projects	$541,503
Fee-Architectural, Engineering & Other	$1,034,623
	$12,963,633

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

(Phase II - #9785) The new facilities to be constructed will consist of 6 firing points with automated target system. The supporting facilities include the range control tower, operations/storage building, covered mess, ammo breakdown building, covered bleachers, classroom, and utilities.

Rationale

This increase is needed because all bids received were above the cost estimates. There are currently no machine gun firing ranges in the state of South Carolina available to the SC Army National Guard for Qualification.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

SCEMD (Pine Ridge Armory) Building Expansion

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/23
Project Number	5623	**Overall Priority**	6/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,504,820
[CP] Federal Funds	$5,995,180
[CP] Federal Funds	$7,000,000
[CP] State Appropriation - Capital	$6,251,000
[CP] State Appropriation - Capital	$10,336,998
	$31,087,998

Project Costs	Amount
Basic Equipment	$3,532,791
Construction-Buildings & Additions	$21,450,868
Contingencies-Capital Projects	$2,321,609
Site Development (Non-Depreciable Land Improv)	$3,782,730
	$31,087,998

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$30,359	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$30,358	
Utilities	General Funds - Existing	Indefinitely	$30,359	
Utilities	Federal Funds - Existing	Indefinitely	$30,358	
	Net Cost / (Savings): $121,434		$121,434	

Summary of Work

(Phase I - #9853) The project was established to construct an approximately 29,000 square foot addition to the current SC Emergency Management Division (SCEMD) facility, which would increase the square footage from 37,000 square feet to approximately 66,000 square feet. The previously approved revised scope will construct a new 47,000 square foot facility, which will either connect to the current SEOC or be developed as a standalone structure on the SCEMD site. The project will expand parking by adding 52 spaces, taking it from 341 spaces to 393 spaces. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy. The new facility will not be designed to meet LEED Silver or Two Green Globes certification standards because SEOCs must prioritize continuous function during disasters, which means that features like high-security systems, specialized air filtration, and resilient materials often take precedence over sustainable practices. These factors, including higher energy demands and the need for adaptive design, make it challenging for SEOCs to meet the sustainability standards necessary for Two Green Globes, which emphasizes energy efficiency, sustainable materials, and resource conservation. However, the facility will be designed to be the most energy efficient building possible.

Rationale

The SEOC and JOC provide the locations for the coordination of state level responses to emergencies and disasters affecting the state and its residents. The goal is to ensure continuity of SCEMD/JOC operations during construction while accommodating necessary upgrades to include parking. Due to the critical emergency operations of the SCEMD, this facility will be considered an essential facility (Risk Category IV). This classification is given to buildings that must remain operational under severe conditions and must be capable of withstanding extreme forces, such as wind, snow, floods, and seismic events. Because of this, the SEOC and JOC provides the locations for the coordination of state-level responses to emergencies and disasters affecting the state and its residents. The new standalone building ensures the SEOC is capable of supporting staff requirements to continuously respond to large disasters, enhances the JOC's ability to support the National Guard's ever-increasing role in emergency response operations, and provides the SCEMD staff with adequate space to support daily recovery, mitigation and preparedness actions. Per the agency, the lack of space in the SEOC and JOC during disasters has a detrimental effect on the ability of the SERT to effectively and efficiently coordinate the State's response and to provide support to the counties.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Office of the Adjutant General Facility Upgrades (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/23
Project Number	4900	**Overall Priority**	7/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	80
Other	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$738,966
[CP] Federal Funds	$500,000
[CP] State Appropriation	$2,449,928
[CP] State Appropriation	$500,000
	$4,188,894

Project Costs	Amount
Construction-Buildings & Additions	$1,845,334
Contingencies-Capital Projects	$548,944
Other Capital Outlay Costs	$1,794,616
	$4,188,894

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9850)
The Agency requests an increase of annualized funding for repairs/replacements at the Office of the Adjutant General- Interior Finishings/Flooring, individual workspace partition repair/replacement, Doors & Storefront Systems, Window and Facade Renovations, Lighting, and Site Improvements.

Rationale

The building is in significant disrepair and no other buildings are suitable.

Alternatives Considered

No other suitable alternatives exist.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Statewide Readiness Center Stand-By Emergency Generators
(Annual)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	8/23
Project Number	4891	**Overall Priority**	8/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Utilities/Energy Systems	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,275,625
[CP] State Appropriation	$2,275,625
	$4,551,250

Project Costs	Amount
Contingencies-Capital Projects	$161,848
Fee-Architectural, Engineering & Other	$414,727
Other Capital Outlay Costs	$80,924
Other Construction/Renovation/Repair Projects	$3,893,751
	$4,551,250

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$1,500	
Utilities	General Funds - Existing	Indefinitely	$1,200	
Utilities	Federal Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $5,400		$5,400	

Summary of Work

(Phase II - #9826)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Install a Standby Power Generators and other functional components (concrete pad, automatic transfer switch, fuel storage tank, associated conduit and wiring to electrical power circuits), at various Readiness Centers (aka. Armories) that are used for support of the State during emergencies.

NOTE: This is an Annualized Project.
Designs: Newberry and Moncks Corner
Construction: North Charleston and Walterboro

Rationale

The construction of the stand-by generators ensure continuous operations for the assigned units in the event commercial power is interrupted due to attacks on the power grid or during natural disasters. This project will contribute to energy security for the South Carolina Army National Guard. Reference National Guard Pamphlet 415-12, paragraph 1.6 (Army National Guard Facility Allowances).

Alternatives Considered

No other suitable alternatives are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Georgetown Armory Roof Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	9/23
Project Number	4896	**Overall Priority**	9/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$625,000
[CP] State Appropriation	$625,000
	$1,250,000

Project Costs	Amount
Contingencies-Capital Projects	$95,000
Fee-Architectural, Engineering & Other	$155,000
Roofing-Repairs & Renovations	$1,000,000
	$1,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:

1. Replace existing Roofs with Standing Seam Metal, TPO or Modified Bitumen on multiple SCARNG buildings across the state. This project will replace the Roofs on 1-2 Buildings per year.

NOTE: This is an Annualized Project. Georgetown will be the focus this year.

Rationale

These Roof Replacement projects will extend the life of these facilities by 25+ years.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Parking Improvements (Annual)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	10/23
Project Number	4897	**Overall Priority**	10/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$632,797	Contingencies-Capital Projects	$197,935
[CP] Federal Funds	$71,775	Fee-Architectural, Engineering & Other	$308,638
[CP] State Appropriation	$71,775	Other Capital Outlay Costs	$49,484
[CP] State Appropriation	$622,297	Other Construction/Renovation/Repair Projects	$842,587
	$1,398,644		$1,398,644

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($2,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

(Phase II - #9854)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demo what remains of the existing MIL Vehicle and/or Personally Owned Vehicle (POV) Parking Areas, either completely or in damaged areas, re-compact Subgrade, apply Asphalt Overlay, and re-stripe. Construct additional authorized parking space to include new utilities and Storm Water fixtures, along with any required Site work. Work will be completed at various armories across the state with repairs per armory based on conditions.

NOTE: This is an annualized project.
Chester will be the focus for this year.

Rationale

The paved parking areas at numerous armories are in disrepair and/or complete failure and cannot be utilized for assigned MTOE Military Equipment or Soldier or Public parking. Repairs and or replacement of the parking surface will provide improved parking. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.

Alternatives Considered

No other suitable facilities are available.
NOTE: This is an Annualized Project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Exercise Field Shelter

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	11/23
Project Number	4932	**Overall Priority**	11/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Support Services/Storage/Maintenance	100	Building Envelope/Windows/Walls	50
				Roof	50
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$16,500	Construction-Buildings & Additions	$1,600,000
[CP] Federal Funds	$1,888,500	Contingencies-Capital Projects	$100,000
		Fee-Architectural, Engineering & Other	$205,000
	$1,905,000		$1,905,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	Indefinitely	$2,000	
Utilities	Federal Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $7,000		$7,000	

Summary of Work

(Phase I - #9862)) Construct a metal/steel canopy to protect and preserve Controlled Humidity Operational Preservation Equipment and the vehicle equipment supported. This canopy will be constructed to park and store armored vehicles. It will be supported by utilities and constructed to allow for additions.

Rationale

The shelter will help extend the life of the CHP lines installed.

Alternatives Considered

No other suitable alternatives exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Youth Challenge Academy Administrative Buildings Roof Replacements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	12/23
Project Number	4899	**Overall Priority**	12/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Agency/Institution/Campus Wide	100	Roof	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$300,000	Contingencies-Capital Projects	$44,000
		Fee-Architectural, Engineering & Other	$62,000
		Roofing-Repairs & Renovations	$194,000
	$300,000		$300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $1,000		$1,000	

Summary of Work

The Agency requests funding for all labor, materials, and equipment to:
1. Demolish and dispose of the existing Metal Roof and Fascia System and replace with a new Roof System to include new fascia, gutters and downspouts. The contractor will provide a 20-year warranty, and the material manufacturer will provide a warranty of 20 years.

Rationale

Recent inspection revealed that corrosion is beginning to perforate the metal panels of the approximately 8,000 SF building. The existing metal roof is low sloped with exposed fasteners. Installation of a single ply Thermoplastic Polyolefin Membrane (TPM) Roof System likely would be the most economical repair. Profession Services will be needed, and a design engineer may recommend another replacement/refurbishment method. (The facility looks to have continuous metal purlins that span across the roof trusses).

Alternatives Considered

No other suitable facilities are available or would cost far more to alter to meet the requirements.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

NG Federal Facilities Revitalization (Annual)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	13/23
Project Number	4894	**Overall Priority**	13/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	30
Utilities/Energy Systems	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Fire/Security	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$18,406
[CP] Federal Funds	$1,417,605
	$1,436,011

Project Costs	Amount
Contingencies-Capital Projects	$123,270
Fee-Architectural, Engineering & Other	$18,406
Other Construction/Renovation/Repair Projects	$61,635
Renovations-Building Exteriors	$715,055
Renovations-Buildings & Additions-Interiors	$484,536
Site Development (Non-Depreciable Land Improv)	$33,109
	$1,436,011

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

(Phase I - #9856)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Repair and/or Renovate various Deferred Maintenance Items (other than Roofs or Parking) at the 100% Federal Supported Facilities across the state.
NOTE: This is an annualized project.

Rationale

Completing various Deferred Maintenance Items at the existing facilities will allow the SCARNG to continue to use them. Due to their age and condition, the existing facilities are about to reach a condition of disrepair where they will no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Graniteville Land Purchase

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	14/23
Project Number	5450	**Overall Priority**	14/55

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$205,000
	$205,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Land	$185,000
	$205,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Uncategorized	General Funds - Existing	1 Year/One Time	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

The agency requests approval to purchase 4.8 acres of land adjacent to the Graniteville Readiness Center from the SC Forestry Commission.

This Phase I request is to conduct preliminary land acquisition requirements of acquiring appraisals, conduct environmental studies, any building assessments, land surveying activities, and other investigative studies required to adequately evaluate the property prior to purchase.

Rationale

The Graniteville Readiness Center site is currently approximately 10 acres and does not fully meet the requirements for training or storing and protecting unit assigned equipment. Acquiring this property will provide additional acreage which will meet the minimum required acreage the agency seeks when looking for suitable sites for new construction of Readiness Centers. The property will reduce the need to train away from the Graniteville Readiness Center location and add opportunity to expand the motor pool and increase security of the stored equipment.

Alternatives Considered

No other suitable alternates.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

(H29) USC Aiken - Cyber Integration Center 9835-B and Aiken Readiness Center 9835-A

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	15/23
Project Number	4935	**Overall Priority**	15/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	50
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	25
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	10
Roof	30
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,316,571
[CP] Federal Funds	$17,507,893
[CP] Other Funds	$10,000,000
[CP] State Appropriation	$6,067,000
[CP] State Appropriation	$2,949,241
	$38,840,705

Project Costs	Amount
Construction-Buildings & Additions	$10,241,387
Construction-Buildings & Additions	$22,471,631
Contingencies-Capital Projects	$512,069
Contingencies-Capital Projects	$1,345,216
Fee-Architectural, Engineering & Other	$1,954,790
Fee-Architectural, Engineering & Other	$2,315,612
	$38,840,705

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$5,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$5,000	
Utilities	General Funds - Additional	Indefinitely	$20,000	
Utilities	Federal Funds - Additional	Indefinitely	$20,000	
	Net Cost / (Savings): $50,000		$50,000	

Summary of Work

(Phase II - #9835)
The Agency requests funding for:
1. Construct a new 45,582 SF National Guard Readiness Center that supports the training, administrative, and logistical requirements for the SCARNG.
2. Also Construct a new 10,000 SF Cyber Integration Center.
These facilities will be built on State land, specifically planned to be on the USC-Aiken University Campus.

Rationale

Construction of this Readiness Center is required to house all elements of WY1DAA 1221st Engineer Company, allowing the unit adequate training, logistical and administrative space to train and prepare for its wartime mission. Also, provides an appropriately sized RC with stationing flexibility to meet future force structure changes. This facility will house approximately 5 authorized full-time employees and 145 M-Day Soldiers. Currently the unit is assigned to a 44 years-old Armory that does not comply with the criteria of NG Pam 415-12 dated 25 January 2015, nor does it meet Antiterrorism/ Force Protection (AT/FP) standards. Construction of the Cyber Integration Center will provide a joint Cyber-security Collaborative Nexus for the SCNG's Cyber Program, USC-Aiken, Aiken Tech College, as well as the anticipated Advanced Manufacturing Center.

Alternatives Considered

No other facilities are available to house the new units.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Clark's Hill Training Site Cabin Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	16/23
Project Number	5446	**Overall Priority**	16/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
HVAC	20
Interior Finishes/Flooring/Fixtures	60
Other	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$7,500
[CP] Federal Funds	$492,500
	$500,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Labor Cost-Classified	$190,000
Renovations-Buildings & Additions-Interiors	$220,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

(Phase I - #9861) Interior and limited exterior renovation of recreational use cabin (1 of 6) at Clark's Hill Training Site. Work to include updating interior finishes, cabinets, appliances, and heating/air systems.

Rationale

The cabins are aging and are in need to avoid additional and increasing maintenance costs.

Alternatives Considered

No other alternatives available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	17/23
Project Number	5449	**Overall Priority**	17/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$15,450	Fee-Architectural, Engineering & Other	$21,450
[CP] State Appropriation	$936,000	Land	$930,000
	$951,450		$951,450

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,000	
Taxes	Other Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

(Preliminary Land Acquisition - #9851)
The Agency requested funding that was approved (SFY20, H.4000, IB, 118.16.(B)(18)(c)) to: 1. Purchase approximately 121.45 acres to include an existing 268,000 square foot metal fabricating facility for the purpose of establishing a complete "South-End Clear Zone" of Runway 14/32 at the Base.

Rationale

The Agency's goal is to return the property to its natural state to meet United States Air Force (USAF) clear zone criteria. Future funding may be requested for the demolition if demolition is determined to be the best course of action.

Currently, one of the most significant issues affecting the Clear Zone (land use control area at each end of runway) at McEntire Joint National Guard Base (JNGB) is a nonoperating steel mill located adjacent to the Base. This and other encroachments impact ongoing operations and may impact the USAF's future F-35 basing decisions as well as future mission sustainability/viability for McEntire JNGB.

In addition, the SC Air National Guard must submit a waiver request to National Guard Bureau for existing Clear Zone issues in order to continue the on-going operations of its 169th Fighter Wing. Plan includes Professional Services (5%) for Site Surveys, Easements, Environmental Assessments, etc.

Alternatives Considered

Due to the physical layout of the Runways, and the encroachment immediately outside the base in the vicinity of the Runways, no alternatives other than the NGB Waiver Request are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Rock Hill HVAC

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	18/23
Project Number	5454	**Overall Priority**	18/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$220,000
[CP] State Appropriation	$220,000
	$440,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Renovations-Utilities	$350,000
	$440,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Demolition of the existing drop-ceiling grid and tiles, and all existing ductwork and existing HVAC units. Install replacement units and new supply lines, return and exhaust ductworks with new dampers and grilles. Provide new controls to operate two stages of cooling and heating with connection to fire alarm system. Also, provide new electrical breakers and conductors for new unit.

Rationale

Existing HVAC system has reached its existing life cycle and requires replacement to increase efficiency and economical costs.

Alternatives Considered

No other alternates exist.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Exercise Field Shelter

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	19/23
Project Number	5452	**Overall Priority**	19/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Athletic/Recreational	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Internal Fund	$1,582,891	Contingencies-Capital Projects	$131,908
		Other Capital Outlay Costs	$131,908
		Renovations-Building Exteriors	$1,201,575
		Site Development (Non-Depreciable Land Improv)	$117,500
	$1,582,891		$1,582,891

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work
Design and install a pre-engineered metal physical fitness field cover. Structure to be open construction with no walls, approximately 150 feet by 150 feet.

Rationale
Providing a cover for the physical fitness filed will extend the life of the artificial turf. Also, Soldiers will be able to conduct physical fitness training regardless of weather conditions, making the site more useful

Alternatives Considered
No other suitable alternates exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2024-2025 (Annual)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	20/23
Project Number	4334	**Overall Priority**	20/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
Fire/Security	10
HVAC	15
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	15
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$3,300,000
[CP] Federal Funds	$9,366,461
[CP] State Appropriation	$402,520
[CP] State Appropriation	$5,663,940
	$18,732,921

Project Costs	Amount
Basic Equipment	$260,000
Contingencies-Capital Projects	$1,227,232
Fee-Architectural, Engineering & Other	$2,226,520
Renovations-Building Exteriors	$2,250,000
Renovations-Buildings & Additions-Interiors	$9,129,169
Roofing-Repairs & Renovations	$2,800,000
Site Development (Non-Depreciable Land Improv)	$840,000
	$18,732,921

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	Federal Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

(Phase I - #9852) The Agency requests funding for:
1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design): Clemson (construction) and Seneca (construction) Orangeburg (design) and Manning (design).
Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements.

NOTE: This is an Annualized Project. Construction for Clemson ($5M) and Seneca ($5M) will be completed this year, and the design will begin for Orangeburg ($500K) and Manning ($500K) Armory Revitalizations.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities are in poor condition, undersized, do not meet current building codes, nor current Security & Force Protection standards.

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Female Latrines (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	21/23
Project Number	4898	**Overall Priority**	21/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Federal Funds	$733,875
[CP] State Appropriation	$244,625
	$978,500

Project Costs	Amount
Contingencies-Capital Projects	$89,000
Fee-Architectural, Engineering & Other	$89,500
Renovations-Buildings & Additions-Interiors	$800,000
	$978,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$500	
Utilities	General Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

(NEW)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Renovate and expand existing the Female Latrine in various Readiness Centers across the state.
Scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with any required mechanical, electrical and plumbing work.
NOTE: This is an Annualized Project.
Designs will be completed for Darlington (estimated 45K) and construction will be completed Georgetown ($400K) and Mullins ($400K).

Rationale

Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 SF of latrine space. Army regulations have been amended since the construction of the majority of the SCARNG's RC opening up additional positions to female Soldiers thus creating a deficit of female space at most SCARNG RCs.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Training Sites TT Enlisted Barracks Replc (Annual)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	22/23
Project Number	4892	**Overall Priority**	22/55

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	60
Utilities/Energy Systems	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
Roof	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,896,985
	$1,896,985

Project Costs	Amount
Contingencies-Capital Projects	$183,000
Fee-Architectural, Engineering & Other	$226,500
Other Construction/Renovation/Repair Projects	$1,487,485
	$1,896,985

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($5,000)
Utilities	Federal Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($7,000)			($7,000)

Summary of Work

(Phase I - #9860)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demolish an existing WWII Era barracks and construct a replacement 3,200 SF TT ENL Barracks one of the two Training Sites listed below.
Each Barracks building will be of permanent Construction with a finished interior, including MEP systems, a full Latrine and washer/dryer connections.
Installation of utilities and the extension of utilities to the nearest service lines. This project will replace one barracks at each site per year.
NOTE: This is an Annualized Project.
Design: #3 McCrady Training Center
Construct: #2 McCrady Training Center

Rationale

The barracks to be replaced are no longer sufficient for the housing of Soldiers; the structures are not insulated properly; the roofs are cost prohibitive to repair; no latrine; single pane windows; and old/energy inefficient light fixtures. Due to their age and condition, the existing barracks no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Graniteville Armory Roof Repairs

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	23/23
Project Number	5624	**Overall Priority**	23/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$7,500
[CP] Federal Funds	$641,400
[CP] State Appropriation	$7,500
[CP] State Appropriation	$641,400
	$1,297,800

Project Costs	Amount
Contingencies-Capital Projects	$165,000
Fee-Architectural, Engineering & Other	$100,000
Roofing-Repairs & Renovations	$1,032,800
	$1,297,800

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($1,000)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($1,000)
	Net Cost / (Savings): ($2,000)			($2,000)

Summary of Work

(Phase I - #9859) The project will replace the standing seam metal roof system on the building. The roof to be installed has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

The existing roof has exceeded its useful life and is deteriorating.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2024-2025 (Annual)

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/9
Project Number	4901	**Overall Priority**	24/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	15
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$5,633,540
[CP] State Appropriation	$5,633,539
	$11,267,079

Project Costs	Amount
Basic Equipment	$260,000
Contingencies-Capital Projects	$1,100,000
Fee-Architectural, Engineering & Other	$1,550,000
Renovations-Building Exteriors	$2,250,000
Renovations-Buildings & Additions-Interiors	$3,850,000
Roofing-Repairs & Renovations	$1,417,079
Site Development (Non-Depreciable Land Improv)	$840,000
	$11,267,079

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	Federal Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

(Phase II - #9852)
The Agency requests funding for:
1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design): Conway, Edgefield, Hemingway and Newberry.
Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements.

NOTE: This is an Annualized Project. Construction for Orangeburg ($5M) and Manning ($5M) will be completed this year and then this project will then be completed.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities are in poor condition, undersized, do not meet current building codes, nor current Security & Force Protection standards.

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Female Latrines (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/9
Project Number	4902	**Overall Priority**	25/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Federal Funds	$422,625
[CP] State Appropriation	$140,875
	$563,500

Project Costs	Amount
Contingencies-Capital Projects	$49,000
Fee-Architectural, Engineering & Other	$114,500
Renovations-Buildings & Additions-Interiors	$400,000
	$563,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$500	
Utilities	General Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Renovate and expand existing the Female Latrine in various Readiness Centers across the state.
Scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with any required mechanical, electrical and plumbing work.
NOTE: This is an Annualized Project.
Designs will be completed for Bennettsville (estimated 45K each) and construction will be completed for Darlington (estimated $400K each).

Rationale

Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 SF of latrine space. Army regulations have been amended since the construction of the majority of the SCARNG's RC opening up additional positions to female Soldiers thus creating a deficit of female space at most SCARNG RCs.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Stand-By Generators (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	3/9
Project Number	4903	**Overall Priority**	26/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Utilities/Energy Systems	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$784,875
[CP] State Appropriation	$261,625
	$1,046,500

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$91,000
Other Capital Outlay Costs	$45,500
Other Construction/Renovation/Repair Projects	$800,000
	$1,046,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$1,500	
Utilities	General Funds - Existing	Indefinitely	$1,200	
Utilities	Federal Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $5,400		$5,400	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
Install a Standby Power Generators and other functional components (concrete pad, automatic transfer switch, fuel storage tank, associated conduit and wiring to electrical power circuits), at various Readiness Centers (aka. Armories) that are used for support of the State during emergencies.
NOTE: This is an Annualized Project. Design: Rock Hill RC, Mt. Pleasant Build/Construct: Newberry, Moncks Corner

Rationale

Per NG Pam 415-12, paragraph 1-6, a National Guard Readiness Center is authorized stand-by power. At the time of construction, a stand-by generator and functional components was not authorized. The installation of the stand-by power generator will ensure continuous operation for the assigned unit. This project will contribute to energy security for the SCARNG.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Training Sites TT Enlisted Barracks Replc (Annual)

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/9
Project Number	4904	**Overall Priority**	27/55

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	60
Utilities/Energy Systems	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
Roof	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,857,603
	$2,857,603

Project Costs	Amount
Contingencies-Capital Projects	$183,000
Fee-Architectural, Engineering & Other	$226,500
Other Construction/Renovation/Repair Projects	$2,448,103
	$2,857,603

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($5,000)
Utilities	Federal Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($7,000)			($7,000)

Summary of Work

(Phase II - #9860)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demolish an existing WWII Era barracks and construct a replacement 3,200 SF TT ENL Barracks at the two Training Sites listed below.
Each Barracks building will be of permanent Construction with a finished interior, including MEP systems, a full Latrine and washer/dryer connections. Installation of utilities and the extension of utilities to the nearest service lines. This project will replace one barracks at each site per year at McCrady Training Center (MTC) (#1-#4).
NOTE: This is an Annualized Project. One barrack (#3 MTC) will be constructed at McCrady Training Center (estimated cost=$1.695M) and one barrack (#4 MTC) will be designed ($135K)

Rationale

The barracks to be replaced are no longer sufficient for the housing of Soldiers; the structures are not insulated properly; the roofs are cost prohibitive to repair; no latrine; single pane windows; and old/energy inefficient light fixtures. Due to their age and condition, the existing barracks no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Parking Improvements (Annual)

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/9
Project Number	4905	**Overall Priority**	28/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$1,010,451	Contingencies-Capital Projects	$55,000
[CP] State Appropriation	$1,010,451	Fee-Architectural, Engineering & Other	$77,500
		Other Construction/Renovation/Repair Projects	$1,888,402
	$2,020,902		$2,020,902

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($2,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

(Phase II - #9854)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demo what remains of the existing MIL Vehicle and/or Personally Owned Vehicle (POV) Parking Areas, either completely or in damaged areas, re-compact Subgrade, apply Asphalt Overlay, and re-stripe. Construct additional authorized parking space to include new utilities and Storm Water fixtures, along with any required Site work. Work will be completed at various armories across the state with repairs per armory based on conditions.
NOTE: This is an annualized project.
Greer will be the focus for this year.

Rationale

The paved parking areas at numerous armories are in disrepair and/or complete failure and cannot be utilized for assigned MTOE Military Equipment or Soldier or Public parking. Repairs and or replacement of the parking surface will provide improved parking. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.
The paved parking to be replaced is insufficient for the Military Vehicles and/or POV vehicles to use; the existing pavement has degraded to such a degree that it is cost prohibitive to repair. Due to their age and condition, the existing parking no longer supports the SCARNG's mission. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

NG Federal Facilities Revitalization (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	6/9
Project Number	4907	**Overall Priority**	29/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	30
Utilities/Energy Systems	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Fire/Security	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,828,500
	$1,828,500

Project Costs	Amount
Contingencies-Capital Projects	$159,000
Fee-Architectural, Engineering & Other	$269,500
Other Construction/Renovation/Repair Projects	$1,400,000
	$1,828,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Repair and/or Renovate various Deferred Maintenance Items (other than Roofs or Parking) at the 100% Federal Supported Facilities across the state.
NOTE: This is an annualized project.

Rationale

Completing various Deferred Maintenance Items at the existing facilities will allow the SCARNG to continue to use them. Due to their age and condition, the existing facilities are about to reach a condition of disrepair where they will no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Roof Repairs (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	7/9
Project Number	4906	**Overall Priority**	30/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$632,500
[CP] State Appropriation	$632,500
	$1,265,000

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$155,000
Roofing-Repairs & Renovations	$1,000,000
	$1,265,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Replace existing Roofs with Standing Seam Metal, TPO or Modified Bitumen on multiple SCARNG buildings across the state. This project will replace the Roofs on 1-2 Buildings per year.

NOTE: This is an Annualized Project.
Mt. Pleasant will be the focus in this year.

Rationale

These Roof Replacement projects will extend the life of these facilities by 25+ years.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Office of the Adjutant General Facility Upgrades

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Budget Change	**Plan Year Priority**	8/9
Project Number	4908	**Overall Priority**	31/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	80
Other	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$500,000
[CP] State Appropriation	$500,000
	$1,000,000

Project Costs	Amount
Construction-Buildings & Additions	$750,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$150,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9850)
The Agency requests an increase of annualized funding for repairs/replacements at the Office of the Adjutant General- Interior Finishings/Flooring, individual workspace partition repair/replacement, Doors & Storefront Systems, Lighting, and Site Improvements.

Rationale

The building is in significant disrepair and needs maintenance and repairs.

Alternatives Considered

No other suitable alternatives exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2026-2027 (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	9/9
Project Number	5617	**Overall Priority**	32/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	15
HVAC	10
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$500,000
[CP] State Appropriation	$500,000
	$1,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,000,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	Federal Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

(NEW)
The agency requests funding for: 1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design): Clemson (construction) and Seneca (construction) Orangeburg (design) and Manning (design). Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements. NOTE: This is an Annualized Project: This request will begin design for Hodges ($500k) and Fountain In ($500k) Armory Revitalizations.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Gua

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2026-2027 (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	4909	**Overall Priority**	33/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	10
HVAC	15
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$6,325,000
[CP] State Appropriation	$6,325,000
	$12,650,000

Project Costs	Amount
Basic Equipment	$260,000
Contingencies-Capital Projects	$1,100,000
Fee-Architectural, Engineering & Other	$1,550,000
Renovations-Building Exteriors	$2,250,000
Renovations-Buildings & Additions-Interiors	$3,850,000
Roofing-Repairs & Renovations	$2,800,000
Site Development (Non-Depreciable Land Improv)	$840,000
	$12,650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	General Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

(NEW)
The Agency requests funding for:
1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design): Conway, Edgefield, Hemingway, Newberry. NEW SPIRS: Manning, Graniteville, Timmonsville, and Myrtle Beach.

Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements.

NOTE: This is an Annualized Project. Design for Newberry ($500K) and Graniteville ($500K) will be completed this year, and the construction will begin for Hodges ($5M) and Fountain Inn ($5M) Armory Revitalizations.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities are in poor condition, undersized, do not meet current building codes, nor current Security & Force Protection standards.

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Ctr Female Latrines (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	4910	**Overall Priority**	34/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Federal Funds	$733,875
[CP] State Appropriation	$244,625
	$978,500

Project Costs	Amount
Contingencies-Capital Projects	$89,000
Fee-Architectural, Engineering & Other	$89,500
Renovations-Buildings & Additions-Interiors	$800,000
	$978,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$500	
Utilities	General Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
Renovate and expand existing the Female Latrine in various Readiness Centers across the state. Scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with any required mechanical, electrical and plumbing work.
NOTE: This is an Annualized Project.
Design will be completed for Moncks Corner (estimated 45K) and construction will be completed for Bennettsville (estimated $400K each).

Rationale

Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 SF of latrine space. Army regulations have been amended since the construction of the majority of the SCARNG's RC opening up additional positions to female Soldiers thus creating a deficit of female space at most SCARNG RCs.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Statewide Readiness Center Stand-By Generators (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	4911	**Overall Priority**	35/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Utilities/Energy Systems	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$784,875
[CP] State Appropriation	$261,625
	$1,046,500

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$91,000
Other Capital Outlay Costs	$45,500
Other Construction/Renovation/Repair Projects	$800,000
	$1,046,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
Install a Standby Power Generators and other functional components (concrete pad, automatic transfer switch, fuel storage tank, associated conduit and wiring to electrical power circuits), at various Readiness Centers (aka. Armories) that are used for support of the State during emergencies.

Rationale

Per NG Pam 415-12, paragraph 1-6, a National Guard Readiness Center is authorized stand-by power. At the time of construction, a stand-by generator and functional components was not authorized. The installation of the stand-by power generator will ensure continuous operation for the assigned unit. This project will contribute to energy security for the SCARNG.

NOTE: This is an Annualized Project.
Design: Edgefield, Conway
Build/Construct: Rock Hill RC, Mt. Pleasant

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Training Sites TT Enlisted Barracks Replc (Annual)

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	4912	**Overall Priority**	36/55

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	60
Utilities/Energy Systems	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
Roof	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,857,603
	$2,857,603

Project Costs	Amount
Contingencies-Capital Projects	$183,000
Fee-Architectural, Engineering & Other	$226,500
Other Construction/Renovation/Repair Projects	$2,448,103
	$2,857,603

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($5,000)
Utilities	Federal Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($7,000)			($7,000)

Summary of Work

(Phase II - #9860)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demolish an existing WWII Era barracks and construct a replacement 3,200 SF TT ENL Barracks one of the two Training Sites listed below. Each Barracks building will be of permanent Construction with a finished interior, including MEP systems, a full Latrine and washer/dryer connections. Installation of utilities and the extension of utilities to the nearest service lines. This project will replace one barracks at each site per year at McCrady Training Center (MTC) (#1-#4).
NOTE: This is an Annualized Project. One barrack (#4 MTC) will be constructed at McCrady Training Center (estimated cost=$1.695M) and one barrack (#1 MTC) will be designed ($135K)

Rationale

The barracks to be replaced are no longer sufficient for the housing of Soldiers; the structures are not insulated properly; the roofs are cost prohibitive to repair; no latrine; single pane windows; and old/energy inefficient light fixtures. Due to their age and condition, the existing barracks no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Office of the Adjutant General Facility Upgrades

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	4913	**Overall Priority**	37/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	80
Other	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$500,000
[CP] State Appropriation	$500,000
	$1,000,000

Project Costs	Amount
Construction-Buildings & Additions	$750,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$150,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9850) The Agency requests an increase of annualized funding for repairs/replacements at the Office of the Adjutant General- Interior Finishings/Flooring, individual workspace partition repair/replacement, Doors & Storefront Systems, Lighting, and Site Improvements.

Rationale

The building is in significant disrepair and needs maintenance/repair to prevent the need for a new facility.

Alternatives Considered

No other suitable alternatives exist.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Parking Improvements (Annual)

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	4914	**Overall Priority**	38/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,010,451
[CP] State Appropriation	$1,010,451
	$2,020,902

Project Costs	Amount
Contingencies-Capital Projects	$55,000
Fee-Architectural, Engineering & Other	$77,500
Other Construction/Renovation/Repair Projects	$1,888,402
	$2,020,902

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($2,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

(Phase II - #9854)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demo what remains of the existing MIL Vehicle and/or Personally Owned Vehicle (POV) Parking Areas, either completely or in damaged areas, re-compact Subgrade, apply Asphalt Overlay, and re-stripe. Construct additional authorized parking space to include new utilities and Storm Water fixtures, along with any required Site work. Work will be completed at various armories across the state with repairs per armory based on conditions.

NOTE: This is an annualized project.
Bluff Rd will be the focus for this year.

Rationale

The paved parking areas at numerous armories are in disrepair and/or complete failure and cannot be utilized for assigned MTOE Military Equipment or Soldier or Public parking. Repairs and or replacement of the parking surface will provide improved parking. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

NG Federal Facilities Revitalization (Annual)

Submission Type	Existing Project	**Plan Year**	2028
Request Type	Budget Change	**Plan Year Priority**	7/8
Project Number	4915	**Overall Priority**	39/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	30
Utilities/Energy Systems	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Fire/Security	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,213,360
	$1,213,360

Project Costs	Amount
Contingencies-Capital Projects	$58,360
Fee-Architectural, Engineering & Other	$155,000
Other Construction/Renovation/Repair Projects	$1,000,000
	$1,213,360

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

(Phase II - #9856)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Repair and/or Renovate various Deferred Maintenance Items (other than Roofs or Parking) at the 100% Federal Supported Facilities across the state.

NOTE: This is an annualized project.

Rationale

Completing various Deferred Maintenance Items at the existing facilities will allow the SCARNG to continue to use them. Due to their age and condition, the existing facilities are about to reach a condition of disrepair where they will no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
RC / FMS Roof Repairs (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	8/8
Project Number	4916	**Overall Priority**	40/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$632,500
[CP] State Appropriation	$632,500
	$1,265,000

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$155,000
Roofing-Repairs & Renovations	$1,000,000
	$1,265,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Replace existing Roofs with Standing Seam Metal, TPO or Modified Bitumen on multiple SCARNG buildings across the state. This project will replace the Roofs on 1-2 Buildings per year.

NOTE: This is an Annualized Project.
Kingstree will be the focus this year.

Rationale

These Roof Replacement projects will extend the life of these facilities by 25+ years.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2026-2027 (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4917	**Overall Priority**	41/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	10
Roof	15
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$6,325,000
[CP] State Appropriation	$6,325,000
	$12,650,000

Project Costs	Amount
Basic Equipment	$260,000
Contingencies-Capital Projects	$1,100,000
Fee-Architectural, Engineering & Other	$1,550,000
Renovations-Building Exteriors	$2,250,000
Renovations-Buildings & Additions-Interiors	$3,850,000
Roofing-Repairs & Renovations	$2,800,000
Site Development (Non-Depreciable Land Improv)	$840,000
	$12,650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	General Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

(NEW)
The Agency requests funding for:
1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design).

Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements.

NOTE: This is an Annualized Project. Design for West Columbia ($500K) and Eastover ($500K) will be completed this year, and the construction will begin for Newberry ($5M) and Graniteville ($5M) Armory Revitalizations.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities are in poor condition, undersized, do not meet current building codes, nor current Security & Force Protection standards.

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Ctr Female Latrines (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4918	**Overall Priority**	42/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Federal Funds	$383,812
[CP] State Appropriation	$127,938
	$511,750

Project Costs	Amount
Contingencies-Capital Projects	$44,500
Fee-Architectural, Engineering & Other	$45,000
Other Capital Outlay Costs	$22,250
Renovations-Buildings & Additions-Interiors	$400,000
	$511,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$500	
Utilities	General Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
Renovate and expand existing the Female Latrine in various Readiness Centers across the state. Scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with any required mechanical, electrical and plumbing work.
NOTE: This is an Annualized Project.
Design will be completed for Clinton ($45K) and construction will be completed for Moncks Corner ($400K).

Rationale

Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 SF of latrine space. Army regulations have been amended since the construction of the majority of the SCARNG's RC opening up additional positions to female Soldiers thus creating a deficit of female space at most SCARNG RCs.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Stand-By Generators (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	4919	**Overall Priority**	43/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Utilities/Energy Systems	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$784,875
[CP] State Appropriation	$261,625
	$1,046,500

Project Costs	Amount
Contingencies-Capital Projects	$91,000
Fee-Architectural, Engineering & Other	$110,000
Other Capital Outlay Costs	$45,500
Other Construction/Renovation/Repair Projects	$800,000
	$1,046,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$1,500	
Utilities	General Funds - Existing	Indefinitely	$1,200	
Utilities	Federal Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $5,400		$5,400	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
Install a Standby Power Generators and other functional components (concrete pad, automatic transfer switch, fuel storage tank, associated conduit and wiring to electrical power circuits), at various Readiness Centers (aka. Armories) that are used for support of the State during emergencies.
NOTE: This is an Annualized Project. Design: Andrews, Charleston Build/Construct: Edgefield, Conway (cost based on estimates from Integrated Water & Energy Plan)

Rationale

Per NG Pam 415-12, paragraph 1-6, a National Guard Readiness Center is authorized stand-by power. At the time of construction, a stand-by generator and functional components was not authorized. The installation of the stand-by power generator will ensure continuous operation for the assigned unit. This project will contribute to energy security for the SCARNG.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Training Sites TT Enlisted Barracks Replc (Annual)

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	4920	**Overall Priority**	44/55

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	60
Utilities/Energy Systems	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
Roof	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,857,603
	$2,857,603

Project Costs	Amount
Contingencies-Capital Projects	$183,000
Fee-Architectural, Engineering & Other	$226,500
Other Construction/Renovation/Repair Projects	$2,448,103
	$2,857,603

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($5,000)
Utilities	Federal Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($7,000)			($7,000)

Summary of Work

(Phase II - #9860)
The Agency requests annualized funding for all labor, materials, and equipment to:
Demolish an existing WWII Era barracks and Construct a replacement 3,200 SF TT ENL Barracks at the two Training Sites listed below. Each Barracks building will be of permanent Construction with a finished interior, including MEP systems, a full Latrine and washer/dryer connections. Installation of utilities and the extension of utilities to the nearest service lines. This project will replace one barracks at each site per year at McCrady Training Center (MTC) (#1-#4).
NOTE: This is an Annualized Project. One barrack (#1) will be constructed at McCrady Training Center (estimated cost=$1.695M) and one barrack (#2) will be designed ($135K).

Rationale

The barracks to be replaced are no longer sufficient for the housing of Soldiers; the structures are not insulated properly; the roofs are cost prohibitive to repair; no latrine; single pane windows; and old/energy inefficient light fixtures. Due to their age and condition, the existing barracks no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
RC / FMS Parking Improvements (Annual)

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	4921	**Overall Priority**	45/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$1,010,451	Contingencies-Capital Projects	$55,000
[CP] State Appropriation	$1,010,451	Fee-Architectural, Engineering & Other	$77,500
		Other Construction/Renovation/Repair Projects	$1,888,402
	$2,020,902		$2,020,902

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($2,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

(Phase II - #9854)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demo what remains of the existing MIL Vehicle and/or Personally Owned Vehicle (POV) Parking Areas, either completely or in damaged areas, re-compact Subgrade, apply Asphalt Overlay, and re-stripe. Construct additional authorized parking space to include new utilities and Storm Water fixtures, along with any required Site work. Work will be completed at various armories across the state with repairs per armory based on conditions.

NOTE: This is an annualized project. Walterboro will be the focus for this year.

Rationale

The paved parking areas at numerous armories are in disrepair and/or complete failure and cannot be utilized for assigned MTOE Military Equipment or Soldier or Public parking. Repairs and or replacement of the parking surface will provide improved parking. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

NG Federal Facilities Revitalization (Annual)

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	4922	**Overall Priority**	46/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	30
Utilities/Energy Systems	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Fire/Security	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,213,360
	$1,213,360

Project Costs	Amount
Contingencies-Capital Projects	$58,360
Fee-Architectural, Engineering & Other	$155,000
Other Construction/Renovation/Repair Projects	$1,000,000
	$1,213,360

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

(Phase II - #9856)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Repair and/or Renovate various Deferred Maintenance Items (other than Roofs or Parking) at the 100% Federal Supported Facilities across the state.

NOTE: This is an annualized project.

Rationale

Completing various Deferred Maintenance Items at the existing facilities will allow the SCARNG to continue to use them. Due to their age and condition, the existing facilities are about to reach a condition of disrepair where they will no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

NOTE: This is an Annualized Project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Roof Repairs (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4923	**Overall Priority**	47/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$632,500
[CP] State Appropriation	$632,500
	$1,265,000

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$155,000
Roofing-Repairs & Renovations	$1,000,000
	$1,265,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:

1. Replace existing Roofs with Standing Seam Metal, TPO or Modified Bitumen on multiple SCARNG buildings across the state. This project will replace the Roofs on 1-2 Buildings per year.

NOTE: This is an Annualized Project. Walterboro will be the focus this year.

Rationale

These Roof Replacement projects will extend the life of these facilities by 25+ years.

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Armory Revitalizations 2029-2030 (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	4925	**Overall Priority**	48/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Parking/Roads/Site Development	25
Support Services/Storage/Maintenance	20
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	10
HVAC	15
Interior Finishes/Flooring/Fixtures	10
Parking/Landscape	15
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$110,376
[CP] Federal Funds	$6,214,623
[CP] State Appropriation	$110,377
[CP] State Appropriation	$6,214,624
	$12,650,000

Project Costs	Amount
Basic Equipment	$260,000
Contingencies-Capital Projects	$1,100,000
Fee-Architectural, Engineering & Other	$1,550,000
Renovations-Building Exteriors	$2,250,000
Renovations-Buildings & Additions-Interiors	$3,850,000
Roofing-Repairs & Renovations	$2,800,000
Site Development (Non-Depreciable Land Improv)	$840,000
	$12,650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$3,000	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$3,000	
Utilities	General Funds - Existing	Indefinitely		($1,200)
Utilities	Federal Funds - Existing	Indefinitely		($1,200)
	Net Cost / (Savings): $3,600		$6,000	($2,400)

Summary of Work

The Agency requests funding for:
1. Significant repairs/replacements at the Readiness Centers (aka.; Armories) that are in the worst conditions of disrepair of the 63 RCs (chosen based on the A/E's assessment/design): Each of these facilities have varying issues that need to be repaired or renovated, but the major cost items include Roof, HVAC Systems, Exterior Windows, Doors & Storefront Systems, Latrines, Kitchen, Lighting, Fire Suppression, Electrical Systems, and Site Improvements.

NOTE: This is an Annualized Project. Design for Mullins ($500K) and Kingstree ($500K) will be completed this year, and the construction will begin for West Columbia ($5M) and Eastover ($5M) Armory Revitalizations.

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities are in poor condition, undersized, do not meet current building codes, nor current Security & Force Protection standards.

Alternatives Considered

This agency has relocated and/or consolidated force structure to other RCs and closed the sub-standard RCs that could be closed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Female Latrines (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	4926	**Overall Priority**	49/55

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
Interior Finishes/Flooring/Fixtures	50
Water/Sewer	25
	100%

Fund Sources	Amount
[CP] Federal Funds	$767,625
[CP] State Appropriation	$255,875
	$1,023,500

Project Costs	Amount
Contingencies-Capital Projects	$89,000
Fee-Architectural, Engineering & Other	$134,500
Renovations-Buildings & Additions-Interiors	$800,000
	$1,023,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$500	
Utilities	General Funds - Existing	Indefinitely	$1,000	
Utilities	Federal Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): $3,000		$3,000	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Renovate and expand existing the Female Latrine in various Readiness Centers across the state. Scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with
any required mechanical, electrical and plumbing work.

Rationale

Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 SF of latrine space. Army regulations have been amended since the construction of the majority of the SCARNG's RC opening up additional positions to female Soldiers thus creating a deficit of female space at most SCARNG RCs.
NOTE: This is an Annualized Project. Designs for TBD (45K per design), Clinton (400K per construction).

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Statewide Readiness Center Stand-By Generators (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	4929	**Overall Priority**	50/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Utilities/Energy Systems	80
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$784,875
[CP] State Appropriation	$261,625
	$1,046,500

Project Costs	Amount
Contingencies-Capital Projects	$91,000
Fee-Architectural, Engineering & Other	$110,000
Other Capital Outlay Costs	$45,500
Other Construction/Renovation/Repair Projects	$800,000
	$1,046,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$1,500	
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$1,500	
Utilities	General Funds - Existing	Indefinitely	$1,200	
Utilities	Federal Funds - Existing	Indefinitely	$1,200	
	Net Cost / (Savings): $5,400		$5,400	

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:
1. Install a Standby Power Generators and other functional components (concrete pad, automatic transfer switch, fuel storage tank, associated conduit and wiring to electrical power circuits), at various Readiness Centers (aka. Armories) that are used for support of the State during emergencies.

NOTE: This is an Annualized Project. Design: Congaree and Hartsville FMS and Construct: Andrews and Charleston (cost estimates based upon IEWP (Integrated Energy and Water Plan).

Rationale

The construction of the stand-by generators ensure continuous operations for the assigned units in the event commercial power is interrupted due to attacks on the power grid or during natural disasters. This project will contribute to energy security for the South Carolina Army National Guard. Reference National Guard Pamphlet 415-12, paragraph 1.6 (Army National Guard Facility Allowances).

Alternatives Considered

No other suitable facilities are available.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
Training Sites TT Enlisted Barracks Replc (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	4927	**Overall Priority**	51/55

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	60
Utilities/Energy Systems	40
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	40
Roof	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$2,259,750
	$2,259,750

Project Costs	Amount
Contingencies-Capital Projects	$196,500
Fee-Architectural, Engineering & Other	$368,250
Other Construction/Renovation/Repair Projects	$1,695,000
	$2,259,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely		($5,000)
Utilities	Federal Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($7,000)			($7,000)

Summary of Work

(NEW)
The Agency requests annualized funding for all labor, materials, and equipment to:
1. Demolish an existing WWII Era barracks and construct a replacement 3,200 SF TT ENL Barracks at one of the two Training Sites listed below.
Each Barracks building will be of permanent Construction with a finished interior, including MEP systems, a full Latrine and washer/dryer connections.
Installation of utilities and the extension of utilities to the nearest service lines. This project will replace at least one barrack per year.
NOTE: This is an Annualized Project. Two barracks will be designed for #1 and #2 Barracks at McCrady Training Center ($135K per design) and one barrack will be constructed for #1 at McCrady Training Center (estimated cost=$1.695M each)

Rationale

The barracks to be replaced are no longer sufficient for the housing of Soldiers; the structures are not insulated properly; the roofs are cost prohibitive to repair; no latrine; single pane windows; and old/energy inefficient light fixtures. Due to their age and condition, the existing barracks no longer support the SCARNG's mission.

Alternatives Considered

NO other suitable facilities are available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

Office of the Adjutant General Facility Upgrades (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	4924	**Overall Priority**	52/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Interior Finishes/Flooring/Fixtures	80
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] Federal Funds	$151,980
[CP] State Appropriation	$1,336,620
	$1,488,600

Project Costs	Amount
Construction-Buildings & Additions	$1,488,600
	$1,488,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($5,000)
Utilities	General Funds - Existing	Indefinitely		($1,000)
	Net Cost / (Savings): ($6,000)			($6,000)

Summary of Work

(Phase II - #9850) The Agency requests an increase of annualized funding for repairs/replacements at the Office of the Adjutant General- Interior Finishings/Flooring, individual workspace partition repair/replacement, Doors & Storefront Systems, Lighting, Site Improvements, Bathroom Remodeling, & Stairwell Updates.

Annual Upgrades/Updates

Rationale

In accordance with Federal law, the State of South Carolina is obligated to National Guard Bureau to provide operation and maintenance funding for these facilities as long as there is a federally recognized unit assigned to the facilities. The facilities is in poor condition and does not meet current Security & Force Protection standards.

Alternatives Considered

No other suitable alternatives exist.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name
RC/ FMS Parking Improvements (Annual)

Submission Type	Existing Project	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	4930	**Overall Priority**	53/55

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Parking/Roads/Site Development	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds	$1,010,451	Contingencies-Capital Projects	$55,000
[CP] State Appropriation	$1,010,451	Fee-Architectural, Engineering & Other	$77,500
		Other Construction/Renovation/Repair Projects	$1,888,402
	$2,020,902		$2,020,902

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($2,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

(Phase II - #9854)
The Agency request annualized funding for all labor, materials, and equipment to:
1. Demo what remains of the existing MIL Vehicle and/or Personally Owned Vehicle (POV Parking Areas), either completely or in damaged areas, re-compact subgrade, apply asphalt overlay, and re-stripe. Construct additional authorized parking space to include new utilities and Storm Water fixtures, along with any required Site Work. Work will be completed at various armories across the state with repairs per armory based on conditions.
NOTE: This is an annualized project. Location TBD

Rationale

The paved parking areas at numerous armories are in disrepair and/or complete failure and cannot be utilized for assigned MTOE Military Equipment or Soldier or Public parking. Repairs and or replacement of the parking surface will provide improved parking. The construction of the additional paved Organizational and/or POV Parking area will provide the unit with an adequate area for parking its assigned MTOE Military Equipment or the additional POVs used by the Soldiers now assigned to the Unit.

Alternatives Considered

No other suitable facilities are available.

NOTE: This is an Annualized Project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

NG Federal Facilities Revitalization (Annual)

Submission Type	Existing Project	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	7/8
Project Number	4931	**Overall Priority**	54/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Support Services/Storage/Maintenance	30
Utilities/Energy Systems	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Fire/Security	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Federal Funds	$1,213,360
	$1,213,360

Project Costs	Amount
Contingencies-Capital Projects	$58,360
Fee-Architectural, Engineering & Other	$155,000
Other Construction/Renovation/Repair Projects	$1,000,000
	$1,213,360

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

(Phase II - #9856) The Agency requests annualized funding for all labor, materials, and equipment to:
1. Repair and/or Renovate various Deferred Maintenance Items (other than Roofs or Parking) at the 100% Federal Supported Facilities across the state.
NOTE: This is an annualized project

Rationale

Completing various Deferred Maintenance Items at the existing facilities will allow the SCARNG to continue to use them. Due to their age and condition, the existing facilities are about to reach a condition of disrepair where they will no longer support the SCARNG's mission.

Alternatives Considered

No other suitable facilities are available.

NOTE: This is an Annualized Project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Office of Adjutant General

Project Name

RC / FMS Roof Repairs (Annual)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	8/8
Project Number	4928	**Overall Priority**	55/55

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds	$632,500
[CP] State Appropriation	$632,500
	$1,265,000

Project Costs	Amount
Contingencies-Capital Projects	$110,000
Fee-Architectural, Engineering & Other	$155,000
Roofing-Repairs & Renovations	$1,000,000
	$1,265,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	3 Years+		($50,000)
Maintenance and Repairs	General Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The Agency requests annualized funding for all labor, materials, and equipment to:

1. Replace existing Roofs with Standing Seam Metal, TPO or Modified Bitumen on multiple SCARNG buildings across the state. This project will replace the Roofs on 1-2 Buildings per year.

NOTE: This is an Annualized Project.
Camden will be the focus this year.

Rationale

These Roof Replacement projects will extend the life of these facilities by 25+ years.

Alternatives Considered

No other suitable facilities are available.

NOTE: This is an Annualized Project.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Orangeburg-Calhoun Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Orangeburg-Calhoun Technical College

Project Name

Health Science Building Mechanical/Electrical Upgrades

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/1
Project Number	4848	**Overall Priority**	1/3

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	25
HVAC	35
Interior Finishes/Flooring/Fixtures	40
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$275,338
[CP] AFS - Other Funds	$547,780
[CP] Capital Reserve Fund	$2,361,096
[CP] Capital Reserve Fund	$362,404
[CP] State Appropriation	$3,562,258
[CP] State Appropriation	$838,904
	$7,947,780

Project Costs	Amount
Construction Projects-Lump Sum	$6,740,000
Contingencies-Capital Projects	$629,000
Fee-Architectural, Engineering & Other	$578,780
	$7,947,780

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($5,000)
Utilities	Other Funds - Existing	Indefinitely		($4,000)
	Net Cost / (Savings): ($9,000)			($9,000)

Summary of Work

(Phase II - #6164)
This project is included on this CPIP, as it is awaiting final approval to proceed at a higher cost. The college is planning for mechanical/electrical upgrades (including HVAC) and other renovations to the college's existing health science building (Building K). This building, which is approximately 33,000 square feet, was built in 1987. The building would get new HVAC, new LED lighting, new restrooms, finish and flooring upgrades throughout. This building currently houses all health-related programs on campus except nursing. Those include Physical Therapy Assistant program, EMT, Radiologic Technology, Certified Nursing Assistant, and Medical Assisting.

Rationale

The building is 36 years old and had not undergone any major renovations of upgrades since built. The building is in need of major HVAC and mechanical upgrades, restroom renovations, and other floor/finish renovations.

Alternatives Considered

This space is heavily utilized by all of the college's health science programs (except nursing) and has not undergone any major renovations. The only alternative to major renovations is the construction of a new facility to replace this existing facility.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Orangeburg-Calhoun Technical College

Project Name

Advanced Manufacturing Training Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4849	**Overall Priority**	2/3

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$4,014,000	Basic Equipment	$2,000,000
[CP] State Appropriation	$8,000,000	Construction-Buildings & Additions	$18,500,000
[CP] State Appropriation	$8,000,000	Contingencies-Capital Projects	$2,100,000
[CP] State Appropriation	$5,086,000	Fee-Architectural, Engineering & Other	$2,000,000
		Site Development (Non-Depreciable Land Improv)	$500,000
	$25,100,000		$25,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$7,500	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$25,000	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$50,000	
Utilities	Other Funds - Existing	Indefinitely	$40,000	
	Net Cost / (Savings): $122,500		$122,500	

Summary of Work

Construct approximately 25,000-28,000 square feet of additional space to support the following advanced manufacturing programs. Electronic Instrumentation Technology, Industrial Maintenance Technology, Mechatronics, and Engineering Graphics Technology. The current space being used does not provide the amount or quality of space needed to adequately train students. The space would include classrooms, high bay lab space, and faculty offices. The facility would also provide training space to support the college's role in economic development and attracting new industry to our area.

Rationale

The current space being used does not provide the amount or quality of space to adequately train students. A recent master plan study indicated a need for additional space for these programs. These programs represent the increasing high wage, high demand jobs available in our area.
The college also has no space currently available for training for any new industry in Orangeburg and Calhoun counties. This space is critical for the college's role in economic development in our area.

Alternatives Considered

The college is considering two options. One option is to construct this new facility on the lower part of its campus near the perimeter road.
Another option is to locate this facility closer to Buildings L, M, & N (which all house advanced manufacturing programs. If located here, the additional square footage may be merged with a renovation of buildings L, M, & N.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Orangeburg-Calhoun Technical College

Project Name

Renovations to Building J

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4850	**Overall Priority**	3/3

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	80
Support Services/Storage/Maintenance	20
	100%

Building Components Affected	Percentage
Electrical/Mechanical	30
Interior Finishes/Flooring/Fixtures	70
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,025,000
	$3,025,000

Project Costs	Amount
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$275,000
Renovations-Buildings & Additions-Interiors	$2,500,000
	$3,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The college plans to renovate a large portion of Building J, converting space from a machine tool technology lab to smaller classroom and lab spaces.

Rationale

The college recently moved its Machine Tool Technology Program from Building J to another location on campus. That has left vacated space in Building J that needs renovation work before repurposing this space to be used by the Continuing Education department. That new space has not been completely designed but will include classrooms and smaller lab spaces.

Alternatives Considered

The only alternative is to leave the space as is, but this would severely limit the functionality of the space and its use by the continuing education department.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Patriots Point Development Authority

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Patriots Point Development Authority

Project Name

Pier Repairs

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4946	**Overall Priority**	1/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$986,320
	$986,320

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$986,320
	$986,320

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repairs to the approach pier and original pier head at Patriots Point

Rationale

An assessment by GEL Engineering has identified areas of repair for the pier at Patriots Point. The pier was constructed in 1976 and is the main approach for employees, visitors, contractors and vehicles to the USS Yorktown and USS Laffey. Project will be funded wholly by the agency.

Alternatives Considered

No alternatives were considered. The pier has to be repaired.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Patriots Point Development Authority

Project Name

Laffey Dry Dock

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	4947	**Overall Priority**	2/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$3,000,000
	$3,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$3,000,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The USS Laffey needs to be removed from the Patriots Point site and transported to be dry docked for repairs. This will involve temporarily separating the marina so the Laffey can be removed from its current site. Project will be wholly funded by agency. Deposit of $50,000 needs to be made in FY26 to reserve dock space. Anticipated rest of costs to be incurred in FY27.

Rationale

The USS Laffey is overdue for maintenance and repairs.

Alternatives Considered

No alternatives considered. It will be significantly more expensive to ignore the repairs and maintenance that are already overdue for the Laffey.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Patriots Point Development Authority

Project Name

USS Yorktown Remediation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	4948	**Overall Priority**	3/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$5,000,000
	$5,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$5,000,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The SCOR remediation project of the USS Yorktown does not allow for permanent repairs or structural or other assessments. The tanks are being remediated with SCOR funding, Patriots Point will be responsible for the cost of assessment and permanent repairs of the Yorktown.

Rationale

The SCOR remediation project is removing the hazardous waste in the tanks on the USS Yorktown and after the that material is removed the tanks need to be assessed and repaired.

Alternatives Considered

No alternatives considered. This work must be done in conjunction with the SCOR remediation project.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Patriots Point Development Authority

Project Name

Patriots Point Gift Shop Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4944	**Overall Priority**	4/4

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$25,000,000
	$25,000,000

Project Costs	Amount
Construction-Buildings & Additions	$25,000,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$50,000	
Utilities	Other Funds - Existing	Indefinitely	$25,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

The current Gift Shop building at Patriots Point needs to be removed and a new building constructed.

Rationale

The landside development at Patriots Point necessitates the removal of the current Gift Shop building and the construction of a new Gift Shop building at a different location on the property.

Alternatives Considered

Per the agreement with the tenant, the current Gift Shop building will become a parking lot area. The building has to be removed.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Piedmont Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Land - Edgefield Center for Manufacturing Excellence

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	4569	**Overall Priority**	1/12

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
[CP] AFS - Other Funds	$130,000
	$150,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$150,000
	$150,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Existing	3 Years+	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

(Preliminary Land Acquisition - #6271) The college expects to receive approximately 8.6 acres of land as a donation from Edgefield County valued at approximately $15K per acre. This land will be used in association with the construction of the new PTC Edgefield Center for Manufacturing Excellence that will be located in or near the Edgefield County Industrial Park off of Hwy 25. The original land donation by Edgefield County has been tied up in ongoing litigation and the process of purchasing the land and preparing to donate the land to Piedmont Technical College is still underway and not yet finalized. The College is actively exploring alternative land options and is prepared to purchase land in or near the Edgefield County Industrial Park should the Edgefield County land donation prove to be unsuccessful. This CPIP is to establish the project with sufficient funds to proceed with either the land donation or land acquisition. This land acquisition relates to Project priority 2 of 4 in the 2026 CPIP.

Rationale

The new Edgefield Center for Manufacturing Excellence facility will be constructed on this land. The current facilities are aging and are constrained by the physical footprint. This project will provide support for industries in the community by providing graduates who are work ready.

Alternatives Considered

Renovation of existing facility - cost to renovate and repair exceeds replacement costs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Edgefield Center for Manufacturing Excellence

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/4
Project Number	4571	**Overall Priority**	2/12

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	90	Office/Administration	10	Building Envelope/Windows/Walls	40
Site Development	10	Program/Academic	90	Interior Finishes/Flooring/Fixtures	60
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$15,000,000	Construction-Buildings & Additions	$11,044,444
		Contingencies-Capital Projects	$1,400,000
		Fee-Architectural, Engineering & Other	$1,555,556
		Site Development (Non-Depreciable Land Improv)	$1,000,000
	$15,000,000		$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	3 Years+	$10,000	
Other Expenses	General Funds - Existing	3 Years+	$20,000	
Utilities	General Funds - Existing	3 Years+	$45,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

PTC proposes to construct a new campus in Edgefield County that will mirror the functionality of the college's O'Dell Center for Manufacturing Excellence. There is a need to provide manufacturing program opportunities to areas that are currently underserved due to travel distances - this includes communities that are both inside and outside of PTC's service area. This facility will allow those communities to be better served by offering opportunities that are located significantly closer to them in the PTC service area. The new Edgefield Center is programmed at 20,000sf and will consist of high bay technical labs spaces with support classrooms, and additional classrooms for non-lab instruction, administrative spaces, and restrooms. Planned instruction includes Mechatronics, CNC, Welding, and CDL programs with flexibility to include additional programs in the future. The facility will be constructed at or near the Edgefield Industrial Park and includes required sitework development and parking to support the facility. FY23 Proviso 118.19 (B)(72)(ii) SRS Funding in the amount of $10,000,000 as well as FY25 Proviso 118.20 (B)(21)(i) in the amount of $5,000,000 was appropriated directly to the college. In the previous CPIP Plan Year 2023 Priority 3 of 3, this project was referred to as PTC Edgefield Adv Mfg Center, and the name was changed in CPIP Plan Year 2024 Priority 3 of 5 to Edgefield Center For Manufacturing Excellence.

Rationale

This project will result in strengthened postsecondary education and training options for Edgefield residents and employers to meet current and future workforce needs. The current facilities are aging and are constrained by the physical footprint. Programs in this new facility will be available to communities that are outside the PTC service area. Such programs may be offered by other colleges, but travel distances make it impractical. This project will provide support for industries in the community by providing graduates who are work ready. This facility will also allow for expanded dual enrollment opportunities for the community.

Alternatives Considered

Renovation of existing facility - cost to renovate and repair exceeds replacement costs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Land - Technical Innovation Center - Greenwood County

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	4572	**Overall Priority**	3/12

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Existing	3 Years+	$2,000	
	Net Cost / (Savings): $2,000		$2,000	

Summary of Work

Piedmont Technical College (PTC), in partnership with Greenwood School District 50, Ware Shoals School District 51, and Greenwood School District 52, proposes to build a state-of-the-art Technical Innovation Center (TIC): previously included in FY24-25 CPIP Plan Year 2026 - priority 2/3 and is included in the current FY25-26 CPIP Plan Year 2026 - priority 4/4. This CPIP is to establish a project as the Piedmont Technical College Foundation (PTCF) plans to donate approximately 20 acres to the College to provide adequate space for the TIC. This project establishes estimated costs for the preliminary land acquisition from the PTCF to PTC.

Rationale

The new TIC will be constructed on this land. The new TIC will be constructed by the Piedmont Technical College Upstate Center for Manufacturing Excellence (also known as the O'Dell Center), and the donation of land to PTC from the PTCF will provide adequate space.

Alternatives Considered

A smaller facility to accommodate expansion only of PTC that will not allow for the partnership with other school districts.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Library and Student Engagement Center

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/4
Project Number	4573	**Overall Priority**	4/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$1,358,303
[CP] State Appropriation	$3,711,966
[CP] State Appropriation	$109,500
[CP] State Appropriation	$2,120,231
[CP] State Appropriation	$5,500,000
	$12,800,000

Project Costs	Amount
Contingencies-Capital Projects	$2,370,370
Fee-Architectural, Engineering & Other	$948,148
Other Capital Outlay Costs	$474,075
Renovations-Buildings & Additions-Interiors	$9,007,407
	$12,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

(Phase I - #6333) This project will renovate the media center to streamline and modernize the library facility, while also creating collaboration hubs for in-demand occupations - to strengthen the linkage between students, the support they need to be successful in their chosen fields, and employers. These collaborative spaces, and private study spaces, will transform the library into the collaborative heart of PTC. The building will also include a Student Engagement Center to provide the necessary support to ensure students receive the assistance they need to persist in their studies, graduate, and successfully enter the workforce. The existing 42,000 square foot Library and Learning Resource Center was constructed in 1991. Renovations include reconfiguring of existing spaces, new finishes, and HVAC. New entrances and stairways will be constructed to provide better circulation and access to all spaces in the facility. In a previous CPIP Plan Year 2024 Priority 1 of 3, this project was referred to as Library Renovation, and the name was changed in the resubmission of the previous CPIP Plan Year 2025 Priority 1 of 3 (Project number 6333). The College will use MRR and Capital Reserve Funds for the project and consultation with the A&E firm has provided an accurate cost estimate to build to budget. The previous CPIP submission was to renovate only the upstairs of the existing building. This CPIP has been adjusted to include renovation of both the upstairs and downstairs of the existing building as additional MRR funds were received for FY26 [Proviso 118.22 FY25-26 (B)(27)(m)] that will allow complete renovation to the building. The renovation was previously to be completed in phases due to funding limitations, but with the additional funding allocated for FY26, the college is able to expand the scope to complete the project in one phase and provide the student benefits as outlined. The total area to be renovated is 37,900 sq. ft. as mechanical, electrical, janitorial rooms, etc. will not require renovation.

Rationale

This project will streamline and modernize the library facility, while also creating collaboration hubs for in-demand occupations - to strengthen the linkage between students, the support they need to be successful in their chosen fields, and employers. The renovation will include state of the art equipment, collaborative spaces, and private study spaces that will transform the library into the collaborative heart of PTC.

Alternatives Considered

Renovation of 3 existing buildings in an effort to create a student collaboration hub.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Technical Innovation Center - Greenwood County

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4574	**Overall Priority**	5/12

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$23,000,000
[CP] State Appropriation	$6,488,217
	$29,488,217

Project Costs	Amount
Construction-Buildings & Additions	$19,753,504
Contingencies-Capital Projects	$7,472,696
Fee-Architectural, Engineering & Other	$1,630,779
Site Development (Non-Depreciable Land Improv)	$631,238
	$29,488,217

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	3 Years+	$10,000	
Other Expenses	General Funds - Existing	3 Years+	$20,000	
Utilities	General Funds - Existing	3 Years+	$45,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

Piedmont Technical College (PTC), in partnership with Greenwood School District 50, Ware Shoals School District 51, and Greenwood School District 52, proposes to build a state-of-the-art Technical Innovation Center (TIC). The TIC will house programs from the existing G. Frank Russell Technology Center, along with new, innovative PTC offerings like Automotive and Electric Vehicle Technology, Truck Driver Training, Supply Chain Management, Heavy Equipment Operation, and Logistics. The approximate size of the TIC to be constructed will be 42,000 square feet. The square footage was estimated based on layouts for PTC expansion programs. The Center will be strategically located on the Greenwood campus next to the William H. "Billy" O'Dell Upstate Center for Manufacturing Excellence and across the street from the Family Life & Conference Center. This centralized location will educate and serve career and technical education students from PTC and Greenwood County's three school districts. The approximate size of the site is 7 acres, to include the TIC, along with outdoor laboratory space for truck driver training and heavy equipment operation and parking spaces. The land on which the TIC will be located is currently owned by Piedmont Technical College and the Piedmont Technical College Foundation. The project will be funded through a partnership of all parties. The project was voted on and approved as the number 1 Greenwood County Capital Project Sales Tax (CPST) project during the last election in November 2025 ($10,000,000 was approved from Greenwood County CPST), Greenwood School Districts 50, 51, and 52 (approximately $6,500,000), the Piedmont Technical College Foundation (approximately $6,500,000), and a request for state funds (approximately $6,488,217).

Rationale

The shared, flexible classrooms and laboratory spaces will facilitate opportunities for expanding the curricula and reach for both PTC and the school districts. By locating the TIC at the heart of PTC's Greenwood campus, high school students will have access to not only the programs housed and offered by their current career center, but also to PTC's renowned industrial technology, health care, business, and arts and sciences programs located on-campus, including access to the William H. "Billy" O'Dell Upstate Center for Manufacturing Excellence (UCME) located next door. Likewise, because of this collaboration, PTC will have the ability to offer programs not previously available to students like Cosmetology and Culinary Arts. The following career-oriented programs will be available to over 1,100 Greenwood County high school students annually at the TIC and/or through an accessible technical education partnership with PTC: Agriculture/Horticulture, Automotive Collision; Automotive Technology; Building Construction; Business Finance/Accounting; Cosmetology; Culinary; Health Science; Project Lead The Way (Biomedical Science and Pre-Engineering); Programming/Software Development; and Sports Medicine. The facility will allow PTC to expand its popular Automotive Technology program to include new, in-demand curriculum options for the emerging field of Electric Vehicle Technology. Additionally, the expansion of our Truck Driver Training program will feature both classroom space and an on-site outdoor training pad. It will accommodate the 125 students that participate in our training programs annually and will expand our capacity to train additional students on our two-month waitlist, as well as students that are currently enrolling in truck driver training programs outside of our county and region due to lack of program space and service capacity. Finally, the Center will house Logistics, Supply Chain Management, and Heavy Equipment operation, all the first of their kind offered in our service area. These programs are being proposed in response to requests from area industry and county and city government for training and availability of these high-demand occupations. The benefits of this Center will be immense. The TIC will expand upon the success of the UCME and will build the foundation for our future business and industry leaders, preparing them for an equal, or likely even greater, impact on our community.

Alternatives Considered

A smaller facility to accommodate expansion only for PTC that will not include a partnership with Greenwood School District 50, Ware Shoals School District 51, and Greenwood School District 52.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Newberry Center for Manufacturing Excellence

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5045	**Overall Priority**	6/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Contingencies-Capital Projects	$450,000
Fee-Architectural, Engineering & Other	$518,520
Renovations-Buildings & Additions-Interiors	$4,031,480
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($30,000)
Other Expenses	General Funds - Existing	3 Years+	$20,000	
Utilities	General Funds - Existing	3 Years+	$15,000	
	Net Cost / (Savings): $5,000		$35,000	($30,000)

Summary of Work

PTC seeks to renovate a portion of unused space on the Newberry campus to establish a Center for Manufacturing Excellence, addressing a critical gap in manufacturing education within Newberry County. Currently, the lack of local training opportunities forces students to travel to other campuses, limiting access and slowing workforce development. Local industries are experiencing growing demand for skilled labor in fields such as mechatronics, welding, and CNC machining, yet the county remains underserved. This renovation will create high-bay technical labs and supporting classrooms, enabling hands-on and classroom instruction in these high-demand trades, with the flexibility to expand into additional programs as industry needs evolve. Immediate investment is essential to meet workforce demands, retain local talent, and strengthen the region's industrial base.

Rationale

This project will significantly expand postsecondary education and workforce training opportunities for Newberry residents and employers, addressing both current and emerging industry needs. The renovated facility will deliver high-demand programs locally, eliminating the impractical travel distances that currently limit access to similar offerings outside the PTC service area. By producing job-ready graduates, the project will directly strengthen the talent pipeline for local industries. Additionally, the upgraded space will support expanded dual enrollment opportunities, giving high school students early access to advanced technical training and accelerating their entry into the workforce. Immediate investment is critical to ensure the community's long-term economic vitality and competitiveness.

Alternatives Considered

PTC evaluated multiple options for meeting this critical training need; however, repurposing existing underutilized space proved to be the most cost-effective and efficient solution. Leveraging this space not only minimizes construction costs but also accelerates project completion, allowing the College to address urgent workforce demands without the delays and expenses associated with new construction. This strategic approach maximizes return on investment while transforming an unused asset into a high-impact educational and economic resource for the community.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Life Cycle Infrastructure Improvements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5049	**Overall Priority**	7/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
HVAC	50
Roof	35
	100%

Fund Sources	Amount
[CP] State Appropriation	$7,000,000
	$7,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Utilities	$4,000,000
Roofing-Repairs & Renovations	$2,000,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($30,000)
Other Expenses	General Funds - Existing	3 Years+		($20,000)
Utilities	General Funds - Existing	3 Years+		($30,000)
	Net Cost / (Savings): ($80,000)			($80,000)

Summary of Work

Securing funding is critical for PTC to replace roofs and HVAC systems over the next 2 - 3 years that have reached the end of their operational life. Delaying these replacements risks costly failures, safety concerns, and disruptions - making immediate action essential.

Rationale

Despite continuous maintenance, the College's infrastructure and systems have deteriorated to a critical point where substantial investment is essential to safeguard safety, reliability, and operational continuity. These needs align directly with our established lifecycle replacement plans, underscoring the urgency of immediate action.

Alternatives Considered

Investing in critical upgrades is the most cost-effective path forward, preventing costly system failures and halting the escalating expenses of continual repairs. Delaying these improvements will only compound financial and operational risks.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Health Science Building - Phase II

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4576	**Overall Priority**	8/12

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] State Appropriation	$37,100,000
	$37,100,000

Project Costs	Amount
Construction-Buildings & Additions	$31,000,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$3,100,000
Other Capital Outlay Costs	$1,000,000
	$37,100,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	3 Years+	$10,000	
Other Expenses	General Funds - Existing	3 Years+	$25,000	
Utilities	General Funds - Existing	3 Years+	$35,000	
	Net Cost / (Savings): $70,000		$70,000	

Summary of Work

PTC 's master plan includes a Phase II Health Sciences Building that will provide a modern facility for the entire Health Sciences Program and will fully meet current educational environment requirements that align with other programs in the state. PTC currently has an approved project to construct a new Heath Sciences and Nursing Building which will provide critically needed new and modern lab spaces to ensure students are practice-ready when completing programs. The initial programming for this new facility is for 53,000sf with a total estimated cost of $37,100,000. We are not requesting funding in the current budget cycle as the project will not start until 2027 or later.

Rationale

Although the new building addresses the most critical needs of the Health Science programs, the new building does not provide spaces for all of the programs currently housed in the H & S Buildings. This Phase II Health Science Building will bring the entire Heath Sciences Program up to standards.

Alternatives Considered

The current facilities are aging and are constrained by the physical footprint. Additionally, the cost to renovate and repair the existing facility exceeds replacement costs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

Greenwood Campus Restroom Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4577	**Overall Priority**	9/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$2,400,000
[CP] State Appropriation	$800,000
	$3,200,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Renovations-Buildings & Additions-Interiors	$2,800,000
	$3,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($30,000)
	Net Cost / (Savings): ($30,000)			($30,000)

Summary of Work

Restrooms throughout the campus are dated and aging and in need of renovation and repair to bring them up to standards and to comply with ADA requirements. The PTC Greenwood Campus has buildings that range in age from 30 to 50 years old. There are 27 public restroom facilities spread over 10 buildings have received minimum upgrades over the last 20 plus years and require updating, modernization, and repairing to meet current standards and ADA compliance. This project is not priority for FY26 budget request.

Rationale

This project will ensure that the college's restroom facilities are updated, in good repair, and in compliance with current ADA standards.

Alternatives Considered

The existing conditions of the restrooms are unacceptable and repair cost continue to increase. The restrooms are in need of renovation and repair.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

New Industrial Technology Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4579	**Overall Priority**	10/12

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	90
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$29,500,000
	$29,500,000

Project Costs	Amount
Construction-Buildings & Additions	$23,000,000
Contingencies-Capital Projects	$2,500,000
Fee-Architectural, Engineering & Other	$2,500,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$29,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	3 Years+	$10,000	
Other Expenses	General Funds - Existing	3 Years+	$25,000	
Utilities	General Funds - Existing	3 Years+	$40,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

This project will combine four industrial technology programs into one Industrial Technology Center. Automotive, HVAC, Sheet Metal and Construction Sciences programs are in buildings that range in age from 30 to 40 years old. These buildings are not capable to provide learning environments that meet the current standards for instruction. The new Industrial Technology is programmed at 48,000 square feet and is planned to house the Automotive, HVAC, Sheet Meatal and Construction Technology programs. Cost for the new facility is estimated at $30 Million. The programs that are planned to be housed in this facility are currently in 4 separate buildings that total 38,000 square feet. This project was included in the PTC master plan. We are not requesting funding in the current budget cycle as the project will not start until 2028 or later.

Rationale

With changes in the technologies of these programs, a new facility with new systems and equipment is needed to support the new technologies. Pulling these programs into one facility will allow for cross training and collaborative learning opportunities.

Alternatives Considered

Existing buildings do not meet the current standards for instruction.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

New Facilities & Maintenance Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4580	**Overall Priority**	11/12

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Agency/Institution/Campus Wide	100	Building Envelope/Windows/Walls	40
				Interior Finishes/Flooring/Fixtures	60
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$4,500,000	Construction-Buildings & Additions	$3,500,000
		Contingencies-Capital Projects	$350,000
		Fee-Architectural, Engineering & Other	$350,000
		Other Capital Outlay Costs	$300,000
	$4,500,000		$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($30,000)
	Net Cost / (Savings): ($30,000)			($30,000)

Summary of Work

PTC's Master plan includes the demolition of the existing building which houses the college's Maintenance and Facilities operations and the Automotive Tech program. The new Maintenance and Facilities department building will allow for improved operations and organization and will allow the department to better serve the needs of the college. The existing Facilities and Maintenance staff are housed in a building that is shared with the Automotive program, which is slated in the campus Master Plan to be demolished. The new facility is programmed at 7,300 square feet. The facility will house administrative offices, training room, shipping and handling, storage, restrooms and break room for the facilities and maintenance staff. The Automotive Technology program will be part of a separate planned Industrial Technology facility. This new facilities and maintenance building is programmed at 7,250sf and a total estimated cost of $4,500,000. We are not requesting funding in the current budget cycle as this project will not start until 2029.

Rationale

The current facility does not allow for the best operation and layout of spaces.

Alternatives Considered

Renovation of existing facility - cost to renovate and repair exceeds replacement costs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Piedmont Technical College

Project Name

County Campus Renovations and Deferred Maintenance

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4581	**Overall Priority**	12/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] State Appropriation	$3,645,800
[CP] State Appropriation	$901,400
	$4,547,200

Project Costs	Amount
Basic Equipment	$1,600,000
Fee-Architectural, Engineering & Other	$487,200
Renovations-Building Exteriors	$800,000
Renovations-Buildings & Additions-Interiors	$1,100,000
Roofing-Repairs & Renovations	$560,000
	$4,547,200

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($30,000)
Other Expenses	General Funds - Existing	3 Years+		($30,000)
Utilities	General Funds - Existing	3 Years+		($40,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

Piedmont Technical College's County Campus Renovations and Deferred Maintenance project includes repairs and upgrades to roofs, HVAC systems, energy conservation initiatives, exterior and interior painting, and flooring. The County Campuses that will be included are Abbeville, Edgefield, McCormick, Saluda, Newberry, Laurens, and Laurens Center for Advanced Manufacturing. We are not requesting funding in the current budget cycle as the project will not start until 2029.

Rationale

PTC's county campuses vary in ages. Some of the existing buildings and equipment exceed 30 years in age.

Alternatives Considered

Campus buildings will be a safety concern long-term if not repaired.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

School for the Deaf and Blind

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

2021 Campus Wide Improvements

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/5
Project Number	5185	**Overall Priority**	1/12

Project Type	Percentage
Architectural and Engineering	5
Replace Existing Facility/System	50
Site Development	45
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$348
[CP] Other Funds	$167,126
[CP] State Appropriation - Capital	$3,559,450
[CP] State Appropriation - Capital	$500,000
	$4,226,924

Project Costs	Amount
Basic Equipment	$1,500,000
Contingencies-Capital Projects	$370,000
Fee-Architectural, Engineering & Other	$223,615
Labor Cost-Classified	$1,133,309
Other Construction/Renovation/Repair Projects	$500,000
Renovations-Utilities	$300,000
Site Development (Non-Depreciable Land Improv)	$200,000
	$4,226,924

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9552) Items for completion included in Project 9522 Campus Wide Improvements are: Complete renovation of the Track and Field, as well as surrounding areas and support structures; Installation of lights and score board; New Flooring in the Blind School; Replace Voss Gym Floor; Replace fire panels around campus; Replace lighting at the Blind School.

Rationale

Renovations are needed to address ageing infrastructure, as well as safety enhancements.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Voss Gym HVAC

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/5
Project Number	5190	**Overall Priority**	2/12

Project Type	Percentage
Architectural and Engineering	5
Replace Existing Facility/System	90
Site Development	5
	100%

Facility Type	Percentage
Athletic/Recreational	80
Program/Academic	20
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,320,000
[CP] State Appropriation - Capital	$500,000
	$2,820,000

Project Costs	Amount
Basic Equipment	$1,000,000
Contingencies-Capital Projects	$230,000
Fee-Architectural, Engineering & Other	$75,000
Labor Cost-Special Contract Employee	$885,000
Other Construction/Renovation/Repair Projects	$500,000
Renovations-Utilities	$100,000
Site Development (Non-Depreciable Land Improv)	$30,000
	$2,820,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9553) Project 9553, originally known as 2021 Campus Wide HVAC, was renamed to focus on the Voss building. This project included HVAC replacement for the gym and pool area, as well as dehumidification system in pool area. This project also includes HVAC replacement for the remainder of the building in Phase II. Phase III will replace ageing mechanical room equipment.

Rationale

Existing HVAC systems and mechanical are beyond the expected life span.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Walker Hall Paint

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	3/5
Project Number	5195	**Overall Priority**	3/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	60
Program/Academic	40
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$160,775
[CP] State Appropriation - Capital	$189,225
	$350,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$350,000
	$350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9557): Walker Hall, built in 1848, will undergo exterior painting and replacement of damaged wood as well as other repairs as necessary.

Rationale

Exterior upkeep is required and needed.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Bus Awnings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/5
Project Number	5199	**Overall Priority**	4/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$340,000
	$340,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$34,000
Other Construction/Renovation/Repair Projects	$306,000
	$340,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Provide bus awnings at all three schools. This will allow students to remain dry while boarding buses during inclement weather and especially help when loading wheel chairs.

Rationale

Health and safety of the students.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Henderson Hall Dorm Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/5
Project Number	5203	**Overall Priority**	5/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$3,500,000
[CP] State Appropriation - Capital	$350,000
	$3,850,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$3,850,000
	$3,850,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9555) Renovation and repair of SCSDB Henderson Hall dorm facilities.

Rationale

Per SCSDB Campus Master Plan.

Alternatives Considered

Construction of new campus dorm facilities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Close House Overhall

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	5201	**Overall Priority**	6/12

Project Type	Percentage
Demolish Existing Facility	40
Replace Existing Facility/System	60
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$220,000
	$220,000

Project Costs	Amount
Construction-Buildings & Additions	$200,000
Fee-Architectural, Engineering & Other	$10,000
Site Development (Non-Depreciable Land Improv)	$10,000
	$220,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Close House is where we provide a place for parents, outreach teachers, outreach staff, etc. to stay when they have work or meetings on campus. The current house is in bad shape with rotten floors, and several plumbing issues. This plan will renovate the existing building and make it fully functional.

Rationale

Building needs repairs and renovation to function as designed.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Walker Hall Kitchen Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/4
Project Number	5207	**Overall Priority**	7/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$500,000
	$500,000

Project Costs	Amount
Basic Equipment	$300,000
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$30,000
Labor Cost-Special Contract Employee	$120,000
	$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This project is a complete renovation of the Walker Hall kitchen and dining room.

Rationale

Old equipment needs replacing, new FFE, new modern design.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

HVAC Replacement - Deaf School, CLRC, Dobson House

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	5213	**Overall Priority**	8/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	5
Program/Academic	95
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$1,000,000
	$1,000,000

Project Costs	Amount
Basic Equipment	$500,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$70,000
Labor Cost-Special Contract Employee	$300,000
Site Development (Non-Depreciable Land Improv)	$30,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace aging HVAC unites at the Deaf School, Library and Dobson House.

Rationale

Unites have outlived expected life cycle.

Alternatives Considered

None

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Transportation Infrastructure

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	5216	**Overall Priority**	9/12

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$5,000,000
	$5,000,000

Project Costs	Amount
Site Development (Non-Depreciable Land Improv)	$5,000,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Continued implementation of the campus masterplan with the renovation/reconfiguration and paving of the campus transportation infrastructure including automobile/bus traffic and foot traffic.

Rationale

Continuing to implement the masterplan, has and will affect automobile/bus and foot traffic, along with the deterioration of the current transportation infrastructure.

Alternatives Considered

Partnerships with Spartanburg County Transportation Committee (C-Funds) along with SCDOT.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

Demolition of Hall Dorm and Central Kitchen

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5214	**Overall Priority**	10/12

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Demolish Existing Facility	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation - Capital	$500,000	Other Construction/Renovation/Repair Projects	$500,000
	$500,000		$500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	Indefinitely		($6,000)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($25,000)
Utilities	General Funds - Existing	Indefinitely		($50,000)
	Net Cost / (Savings): ($81,000)			($81,000)

Summary of Work

Demolish Hall Dorm and Central Kitchen for the space for future facilities.

Rationale

SCSDB master plan.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

New Transportation Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5215	**Overall Priority**	11/12

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	90
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$2,000,000
	$2,000,000

Project Costs	Amount
Construction-Buildings & Additions	$2,000,000
	$2,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Continued implementation of SCSDB campus master plan with construction of a transportation facility to include, school bus driver administration and training space, along with appropriate maintenance and garage facilities to service and maintain our over-sized bus fleet.

Rationale

Safe transportation for our students all across the state is top priority, that requires additional appropriate space for SCSDB's over-sized bus fleet and specialized drivers, attendants, and mechanics.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

School for the Deaf and Blind

Project Name

New Education Facilities

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5217	**Overall Priority**	12/12

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	60
Site Development	30
	100%

Facility Type	Percentage
Health Care/Medical	25
Program/Academic	75
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$50,000,000
	$50,000,000

Project Costs	Amount
Construction-Buildings & Additions	$45,000,000
Fee-Architectural, Engineering & Other	$2,500,000
Site Development (Non-Depreciable Land Improv)	$2,500,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct and build a new educational facility that would house both deaf and blind students on different wings in a central location. Also include the nursing stations, occupational therapy, and physical therapy.

Rationale

Both schools are over 60 years old and need so much work done to them. They also feel institutionalized and need updating for new technologies and to meet ADA compliance.

Alternatives Considered

Renovations of existing facilities, but it was decided these are too old and the renovation would cost more than new construction.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

South Carolina State University Public Service and Agriculture

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Camp Harry E. Daniels Redevelopment Project (Calhoun County)

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4794	**Overall Priority**	1/16

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	75
Site Development	20
	100%

Facility Type	Percentage
Athletic/Recreational	30
Auxiliary/Housing/Food Service/Laundry	40
Office/Administration	20
Parking/Roads/Site Development	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
HVAC	10
Interior Finishes/Flooring/Fixtures	15
Other	5
Parking/Landscape	10
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$2,000,000
[CP] AFS - Federal Funds	$13,320,000
[CP] AFS - Federal Funds	$680,000
[CP] AFS - State Appropriation	$8,000,000
[CP] AFS - State Appropriation	$10,000,000
	$34,000,000

Project Costs	Amount
Construction-Buildings & Additions	$27,200,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$400,000
Other Capital Outlay Costs	$2,900,000
Site Development (Non-Depreciable Land Improv)	$2,000,000
	$34,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$200,000	
Other Expenses	Federal Funds - Additional	2 Years	$5,000	
Utilities	Federal Funds - Additional	2 Years	$75,000	
	Net Cost / (Savings): $280,000		$280,000	

Summary of Work

(Phase I - #9669) Camp Harry Daniels is located in Elloree, South Carolina with a total area of 266 acres. The proposed development and additional facilities at Camp H. Daniels shall involve the following: Phase1 - site development and infrastructure; Phase 2 - construction of youth cabins, staff housing, infirmary and dining hall, limnology research center and training and activity center (TAC) storage and shelter, zip line climbing wall, ropes course and outdoor restrooms, outdoor sports complex; Phase 3 - construction of care taker's residence; Phase 4 - construction of demonstration barn, gymnasium, natatorium; Phase 5 - construction of pond building.

Rationale

The development and construction will support all 1890 research objectives, education and extension activity programs. It will also provide programmatic spaces and facilities needed to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farms and natural resources to the community.

Alternatives Considered

There were no other alternatives considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Ag Research and Education Center (AREC)

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/6
Project Number	4795	**Overall Priority**	2/16

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	15
HVAC	10
Interior Finishes/Flooring/Fixtures	15
Other	5
Parking/Landscape	10
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$75,000
[CP] AFS - Federal Funds	$7,457,520
	$7,532,520

Project Costs	Amount
Construction-Buildings & Additions	$6,225,905
Contingencies-Capital Projects	$336,274
Fee-Architectural, Engineering & Other	$336,274
Site Development (Non-Depreciable Land Improv)	$634,067
	$7,532,520

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$50,000	
Other Expenses	Federal Funds - Additional	2 Years	$6,000	
Utilities	Federal Funds - Additional	2 Years	$15,000	
	Net Cost / (Savings): $71,000		$71,000	

Summary of Work

The Agricultural Research and Education Center will be a state-of-the-art facility designed to be a nexus for innovation, learning, and outreach in the field of agriculture. It will integrate diverse components to provide a holistic approach to agricultural development.
Key Components and Facilities:
Research Laboratories:
Crop Science Labs: Equipped for plant breeding, genetics, pathology, entomology, soil science, and plant nutrition research.
Food Science and Post-Harvest Labs: For research on food processing, preservation, quality control, and value addition.
Agricultural Engineering and Technology Labs: For research on precision agriculture technologies, automation, and remote sensing.

Rationale

The facility will be used for taking advantage of the programmatic issues exercised on the demonstration farm as well as conduct innovative research.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Animal Research and Education Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	4799	**Overall Priority**	3/16

Project Type	Percentage
Architectural and Engineering	5
Construct Additional Facility	95
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	10
HVAC	20
Interior Finishes/Flooring/Fixtures	10
Other	10
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$17,500,000
[CP] AFS - State Appropriation	$2,500,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$16,530,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$500,000
Site Development (Non-Depreciable Land Improv)	$1,970,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$50,000	
Other Expenses	Federal Funds - Additional	2 Years	$9,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $83,000		$83,000	

Summary of Work

An Animal Research & Education Center would be a multi-faceted facility designed to integrate cutting-edge research with comprehensive public education.
I. Research Facilities:
• State-of-the-Art Laboratories:
o Molecular Biology Labs: Equipped for genetic analysis, disease diagnostics, and biotechnological research.
o Physiology & Behavior Labs: Designed for non-invasive studies of animal function, behavior, and cognitive abilities.
o Veterinary Diagnostics & Treatment Suites: Including surgery theaters, imaging (X-ray, ultrasound), and post-mortem examination facilities.
o Controlled Environment Chambers: For simulating various environmental conditions to study animal adaptation and stress responses.

• Specialized Animal Housing Units:
o Species-Specific Habitats: Designed to replicate natural environments as closely as possible, ensuring optimal welfare for diverse species (e.g., aquatic systems, aviaries, primate enclosures, rodent colonies, large animal paddocks).
o Quarantine & Isolation Units: Essential for preventing the spread of diseases upon animal arrival or during illness.
o Behavioral Enrichment Areas: Dedicated spaces and programs to promote natural behaviors, reduce stress, and enhance animal well-being.

Rationale

The facility is intended to be an animal research and education center. The facility will be essential for simulating various environmental condition to study animal adaptation and stress responses. Also it will used for conducting educational classes around animal care and uses.

Alternatives Considered

No other alternatives considered

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Catawba Region)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4801	**Overall Priority**	4/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$30,000
[CP] AFS - Other Funds	$1,000,000
	$1,030,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$30,000
Other Capital Outlay Costs	$60,000
Renovations-Buildings & Additions-Interiors	$900,000
	$1,030,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$90,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $117,000		$117,000	

Summary of Work

The renovation of the facility in Rock Hill, SC with an area of 8,964 sq. ft. will include upgrading or replacing windows, door, HVAC, electrical, plumbing flooring, paint. Also, the facility will be up-fitted for research and other scientific space requirements.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Midlands Cluster (Cayce Facility) Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	5/6
Project Number	4858	**Overall Priority**	5/16

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Other	20
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$11,000,000
[CP] AFS - Federal Funds	$3,570,000
	$14,570,000

Project Costs	Amount
Contingencies-Capital Projects	$593,966
Fee-Architectural, Engineering & Other	$616,051
Renovations-Buildings & Additions-Interiors	$12,625,898
Site Development (Non-Depreciable Land Improv)	$734,085
	$14,570,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$173,323	
Utilities	Federal Funds - Existing	Indefinitely	$42,742	
	Net Cost / (Savings): $216,065		$216,065	

Summary of Work

The renovations will include upgrading or replacing windows and doors, HVAC, electrical, plumbing, roof, flooring, paint, and up-fitting for research and other scientific space requirements. Some site work will also be required. The new roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

Bids were received on April 22, 2025, and each was above the current approved budget. It was determined that based on the current economic issues in the country relative to tariffs or the threat of tariffs, some construction professionals have recently seen unusual escalations in materials, construction costs, and supply chain issues. As a result, a portion of the project will be re-bid so that the work associated with the 5,950 square feet of space leased to the US Department of Agriculture can be completed by their move in date of December 2025.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Olar Research & Extension Farm Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/6
Project Number	4859	**Overall Priority**	6/16

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$400,000
[CP] AFS - State Appropriation	$17,100,000
[CP] AFS - State Appropriation	$2,500,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$14,940,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$1,600,000
Site Development (Non-Depreciable Land Improv)	$1,960,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Existing	Indefinitely	$115,229	
Utilities	Federal Funds - Existing	Indefinitely	$45,737	
	Net Cost / (Savings): $160,966		$160,966	

Summary of Work

The project will construct a facility that will include classrooms, laboratories, staff break room, offices, meeting rooms, and restrooms. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy. The renovation will be designed to meet Two Green Globes certification standards.

Rationale

The project will support the new Animal and Veterinary Sciences program within the newly re-established College of Agriculture at the university. It will provide students and professors with the ability to engage in collaborative efforts in education and staff with the faculty, staff, and students at the College of Veterinarian Sciences at Clemson University.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Facility Acquisition (Orangeburg County)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4802	**Overall Priority**	7/16

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$45,000
[CP] AFS - Other Funds	$1,475,000
	$1,520,000

Project Costs	Amount
Building Purchase	$1,500,000
Fee-Architectural, Engineering & Other	$20,000
	$1,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$5,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$6,950	
	Net Cost / (Savings): $14,950		$14,950	

Summary of Work

The proposed permanent improvement project is for the acquisition of the SC State PSA Research & Outreach Center in Orangeburg, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Facility Acquisition (Santee-Wateree Region)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4803	**Overall Priority**	8/16

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$45,000
[CP] AFS - Other Funds	$1,475,000
	$1,520,000

Project Costs	Amount
Building Purchase	$1,500,000
Fee-Architectural, Engineering & Other	$20,000
	$1,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$5,000	
Office Expense	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$6,950	
	Net Cost / (Savings): $14,950		$14,950	

Summary of Work

The proposed permanent improvement project is for the acquisition of the SC State PSA Research & Outreach Center in Sumter, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Facility Acquisition (Greenville)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4804	**Overall Priority**	9/16

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$20,000
[CP] AFS - Other Funds	$1,500,000
	$1,520,000

Project Costs	Amount
Building Purchase	$1,500,000
Fee-Architectural, Engineering & Other	$20,000
	$1,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$5,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$6,950	
	Net Cost / (Savings): $14,950		$14,950	

Summary of Work

The proposed permanent improvement project is for the acquisition of the SC State PSA Research & Outreach Center in Greenville, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Orangeburg)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	4805	**Overall Priority**	10/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$50,000
[CP] AFS - Other Funds	$1,000,000
	$1,050,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Other Capital Outlay Costs	$60,000
Renovations-Buildings & Additions-Interiors	$900,000
	$1,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$75,000	
Office Expense	Federal Funds - Additional	2 Years	$5,000	
Utilities	Federal Funds - Additional	2 Years	$20,000	
	Net Cost / (Savings): $100,000		$100,000	

Summary of Work

The SC State PSA Research & Outreach Center to be renovated is located in Orangeburg, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Santee-Wateree)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	4806	**Overall Priority**	11/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$50,000
[CP] AFS - Other Funds	$1,000,000
	$1,050,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Other Capital Outlay Costs	$60,000
Renovations-Buildings & Additions-Interiors	$900,000
	$1,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$90,000	
Office Expense	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $117,000		$117,000	

Summary of Work

The SC State PSA Research & Outreach Center to be renovated is located in Sumter, South Carolina. The renovation will include upgrading or replacing windows doors, HVAC, electrical, plumbing, roofing, flooring and paint as well as up fitting the facility for research and other scientific space.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Facility Acquisition (Beaufort County)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4807	**Overall Priority**	12/16

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$20,000
[CP] AFS - Other Funds	$2,500,000
	$2,520,000

Project Costs	Amount
Building Purchase	$2,500,000
Fee-Architectural, Engineering & Other	$20,000
	$2,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$5,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$6,950	
	Net Cost / (Savings): $14,950		$14,950	

Summary of Work

The proposed permanent improvement project is for the acquisition of the SC State PSA Research & Outreach Center in Beaufort County, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Greenville)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	4809	**Overall Priority**	13/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$50,000
[CP] AFS - Other Funds	$1,000,000
	$1,050,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$50,000
Renovations-Buildings & Additions-Interiors	$1,000,000
	$1,050,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$90,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $117,000		$117,000	

Summary of Work

The SC State PSA Research & Outreach Center to be renovated is located in Greenville, South Carolina. The renovation will include upgrading or replacing windows doors, HVAC, electrical, plumbing, roofing, flooring and paint as well as up fitting the facility for research and other scientific space.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Beaufort County)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4810	**Overall Priority**	14/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$500,000
[CP] AFS - Other Funds	$50,000
	$550,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Other Capital Outlay Costs	$60,000
Renovations-Buildings & Additions-Interiors	$400,000
	$550,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$90,000	
Office Expense	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $117,000		$117,000	

Summary of Work

The SC State PSA Research & Outreach Center to be renovated is located in Beaufort County,, South Carolina. The renovation will include upgrading or replacing windows doors, HVAC, electrical, plumbing, roofing, flooring and paint as well as up fitting the facility for research and other scientific space.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Facility Acquisition (Greenwood)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4811	**Overall Priority**	15/16

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$20,000
[CP] AFS - Other Funds	$1,500,000
	$1,520,000

Project Costs	Amount
Building Purchase	$1,500,000
Fee-Architectural, Engineering & Other	$20,000
	$1,520,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$5,000	
Office Expense	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$6,950	
	Net Cost / (Savings): $14,950		$14,950	

Summary of Work

The proposed permanent improvement project is for the acquisition of the SC State PSA Research & Outreach Center in Greenwood, South Carolina.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University Public Service and Agriculture

Project Name

Building Renovation (Greenwood)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4812	**Overall Priority**	16/16

Project Type	Percentage
Architectural and Engineering	5
Repair/Renovate Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	35
Other	5
Parking/Landscape	5
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$50,000
[CP] AFS - Other Funds	$500,000
	$550,000

Project Costs	Amount
Contingencies-Capital Projects	$40,000
Fee-Architectural, Engineering & Other	$50,000
Other Capital Outlay Costs	$60,000
Renovations-Buildings & Additions-Interiors	$400,000
	$550,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Federal Funds - Additional	2 Years	$90,000	
Other Expenses	Federal Funds - Additional	2 Years	$3,000	
Utilities	Federal Funds - Additional	2 Years	$24,000	
	Net Cost / (Savings): $117,000		$117,000	

Summary of Work

The SC State PSA Research & Outreach Center to be renovated is located in Greenwood, South Carolina. The renovation will include upgrading or replacing windows doors, HVAC, electrical, plumbing, roofing, flooring and paint as well as up-fitting the facility for research and other scientific space.

Rationale

The facility is intended to support all PSA research, education and extension activity programs. It will also house all staff members and volunteers as well as provide programmatic spaces to deliver PSA activities in the areas of 4H, youth development, family life and nutrition, small farm and natural resources and community and economic development.

Alternatives Considered

No other alternatives were considered.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

South Carolina State University

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Truth Hall Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	5613	**Overall Priority**	1/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$8,000,000
[CP] AFS - Federal Funds	$4,850,000
[CP] AFS - Federal Funds	$123,021
[CP] AFS - Revenue Bonds	$10,000,000
[CP] AFS - State Appropriation	$2,000,000
	$24,973,021

Project Costs	Amount
Contingencies-Capital Projects	$560,778
Fee-Architectural, Engineering & Other	$1,600,000
Renovations-Building Exteriors	$2,150,000
Renovations-Buildings & Additions-Interiors	$11,719,281
Renovations-Utilities	$8,412,962
Roofing-Repairs & Renovations	$530,000
	$24,973,021

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$185,000	
	Net Cost / (Savings): $185,000		$185,000	

Summary of Work

(Phase I - #9661) The project was established to renovate the entire 14 story building to include fire suppression, fire alarm, elevator upgrade, HVAC, paint, flooring, and code updates. Interior renovations included bathrooms, lobby, and bedrooms. Subsequently, the scope was revised to add roof replacement to the project. The replacement roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale

There are only 132 of 384 beds in Truth Hall being utilized. Out of an abundance of caution, the university made the decision to not utilize the top 7 floors in 2015. This project will ensure the safety of all students housed in the residence hall and allow the university to grow enrollment by providing an additional 268 beds. Per the university, they expect 12% to 18% student growth over the next two years.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

New Student Residence Hall

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	5537	**Overall Priority**	2/11

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Auxiliary/Housing/Food Service/Laundry	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Revenue Bonds	$50,000,000	Construction-Buildings & Additions	$42,240,000
		Contingencies-Capital Projects	$3,680,000
		Fee-Architectural, Engineering & Other	$4,080,000
	$50,000,000		$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$249,800	
	Net Cost / (Savings): $249,800		$249,800	

Summary of Work

(Phase I - #9668) The University is experiencing an unprecedented growth in the student population. The institution is projecting over 15% growth rate through the next two years. The enhancement of existing housing and food services is critical to the University's ability to serve our students. The existing housing units have historical deferred maintenance, and the expansion of these buildings is not practical under the circumstance. The University has partnered with the institution's real estate Foundation to assist with locating affordable student housing in the Orangeburg SC area.
The University has identified adequate space for the development of a 500-bed residential housing complex. The potential housing complex will provide the University with needed sustainability and growth for the next five years. The University is assessing various funding sources and methods to development this complex. The institution is seeking the support of a P3 consultant firm to assist with the development of long-term housing plan for the University.
This housing effort is critical to the mission of the University as a 1890 land-grant based institution. The University has placed resources into the critical academic building including a pending HVAC and roofing upgrades to replace the existing systems.
The creation of a new housing complex is a vital part of the University academic learning culture.

Rationale

The potential new building will be transformational for the University. The growth of the University demands that we focus on innovative ways to increase student housing. The core goal is to enhance framework and the housing infrastructure of the University.

Alternatives Considered

Renovation of an existing facility is under consideration; however, a new building is the most appropriate action under the circumstances.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

E. D Hodge Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	5536	**Overall Priority**	3/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$25,000,000
	$25,000,000

Project Costs	Amount
Construction-Buildings & Additions	$20,500,000
Fee-Architectural, Engineering & Other	$4,500,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Historic E.D. Hodge Hall is a two-story brick construction built in 1928. SC State is seeking to renovate the building envelope installing new energy-efficient windows, brick pointing and below grade waterproofing; interior renovations to include life-safety, HVAC, lab equipment, ADA compliance and finishes.

Rationale

Greater demands for R-2 and innovative research space is compelling the University to seek ways of flourishing research efforts on campus for our students and faculty. The historic E. D. Hodge Hall is a two-story brick construction originally built in 1928. It is our desire to delicately restore this historic treasure rich in the history of South Carolina State while advancing the overall research efforts of our campus and local community.

Alternatives Considered

Continued modifications and repairs to the existing research space currently in Hodge Hall.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Whittaker Library Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	4/7
Project Number	5535	**Overall Priority**	4/11

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Support Services/Storage/Maintenance	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Capital Reserve Fund	$4,699,310	Construction-Buildings & Additions	$28,000,000
[CP] AFS - State Appropriation	$620,000	Fee-Architectural, Engineering & Other	$2,319,310
[CP] AFS - State Appropriation	$25,000,000		
	$30,319,310		$30,319,310

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$18,000	
	Net Cost / (Savings): $18,000		$18,000	

Summary of Work

(Phase I - #9670) The replacement of the Whittaker library was a highly important priority on the University's list of permanent improvement projects for the 2023-2024 budget request. Although this project was not funded through the South Carolina State budget process, it remains a top priority for the University. Whittaker library is one of the oldest buildings on campus and considered the first library for the University. The facility has been renovated several times during its over 50 years of service to the University and community. Although many of the building functions are currently outdated and in need of replacement; the University and the community continue to use the center as a focus point of academic research. The library has more than 40,000 sq. ft of academic space, with over 50,000 print volumes and over 100,000 online e-books for 24-hour use. The University has placed resources into the critical academic building including a pending HVAC and ADA upgrade to replace the existing system.
Whittaker library is one of the oldest and most utilized academic buildings on campus and within the Orangeburg community. There is not an elevator in the building; hence, the library is not compliant with the Americans with Disabilities Act and cannot be up fitted with modern technology to meet the current needs and demands of the student body, academic staff and community stakeholders. As with many of the buildings, due to the age of the building the deferred maintenance cost has made the sustainability of the center financially unpractical without major capital injections.
The replacement building for Whittaker will change the academic landscape of the University along with enhancing the education and learning experience for the University community. It is our belief that the replacement building will immediately enhance the staff, student, and faculty retention.

Rationale

Replacement of Whittaker is vital to the long-term sustainability of the University academic experience. A new Whittaker will enhance the academic experience of the University and provide needed resources for many community stakeholders. Whittaker library is truly the center for student learning engagement and serves as a community research and intellectual center. Replacement of this building is critical to producing a modern learning environment for the University; along with being an information source for the community. The central rationale for this replacement is rooted in the need for a sustained and robust academic environment for the students at South Carolina State University and the community of Orangeburg.

Alternatives Considered

The University considered renovation of the existing building along with repurposing the academic center. The age of the structure makes this option a challenge from a deferred maintenance and supply chain standpoint. After a detail review of the condition of the library, it was concluded that replacement of the building was the most appropriate action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Replacement Of Smith Hammond Middleton Convacation Academic Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5540	**Overall Priority**	5/11

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	25
Office/Administration	25
Program/Academic	50
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
[CP] AFS - State Appropriation	$55,000,000
	$60,000,000

Project Costs	Amount
Construction-Buildings & Additions	$54,000,000
Fee-Architectural, Engineering & Other	$6,000,000
	$60,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The replacement of the SHM academic/convocation center is a very important priority on the University's list of permanent improvement projects for the 2023-2024 budget request. Although this project was not funded through the South Carolina State budget process, it remains a top priority for the University. SHM is one of the oldest buildings on campus and was used as the first academic/convocation center for the University. The facility has been renovated several times during its over 55 years of service to the University and community. Although many of the building functions are currently outdated and in need of replacement; the University and the community continue to use the center for graduations, sporting, and entertainment events. The University has poured resources into the building included a pending HVAC upgrade to replace the existing system.

SHM is one of the oldest and most utilized academic/convocation buildings on within the Orangeburg community. There is not an elevator in the building; hence, the center is not compliant with the Americans with Disabilities Act and cannot be up fitted with modern technology to meet the current needs and demands of the student body, academic staff and community stakeholders. Due to the age of the building the deferred maintenance cost has made the sustainability of the center financially unpractical without major capital injections.

The replacement building for SHM will change the academic and athletic landscape of the University along with enhancing the education and entertainment experience for the University community. It is our belief that the replacement building will immediately enhance the coaching staff, student, and faculty retention.

Rationale

Replacement of SHM is vital to the long-term sustainability of the University and its athletic department. A new SHM will enhance the academic and event planning capacity of the University and provide needed resources for many community stakeholders (serves academic and convocation purposes). This academic and staff office building is one of the oldest buildings on campus, which has constant maintenance challenges. Replacement of this building is critical to producing a modern learning and student-coaching environment for the University, along with core entertainment events for the community. The central rationale for this replacement is rooted in the need for a sustained and robust academic and athletic coaching and entertainment environment for the students at South Carolina State University and the community of Orangeburg.

Alternatives Considered

The University considered renovation of the existing building along with repurposing the academic/athletic center. The age of the structure makes this option a challenge from a deferred maintenance and supply chain standpoint. After a detail review of the condition of the center, it was concluded that replacement of the building was the most appropriate action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Health & Wellness Center

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5614	**Overall Priority**	6/11

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$200,000
[CP] AFS - Revenue Bonds	$19,800,000
	$20,000,000

Project Costs	Amount
Basic Equipment	$1,275,000
Construction-Buildings & Additions	$15,005,000
Fee-Architectural, Engineering & Other	$1,400,000
Site Development (Non-Depreciable Land Improv)	$2,320,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$249,800	
	Net Cost / (Savings): $249,800		$249,800	

Summary of Work

The new facility will include a weight room, training area, therapy area, in-door running track, cardio center, aerobic and spin classrooms, muti-purpose classrooms, and an academic learning center. All roofing material options will be evaluated during the Phase I process. The building will be designed to meet Two Green Globes certification standards. The new Health & Wellness Center will be three-story, +/- 46,400 square feet. The new facility is tentatively anticipated to be located in the university's athletic campus. The new facility will provide health and wellness related spaces to approximately 3,000 students annually.

Rationale

The university has never had a health and wellness center in its 128-year history. Per the university, there is an urgent need for a health and wellness center, which will house the programmatic and physical aspects of the university's fitness and mental health programs. The development of a new health and wellness center is a recruitment and retention instrument for the university and will help to further integrate the institution into the community, which will be granted access and use of the facilities.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

M. Maceo Nance Hall Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	7/7
Project Number	5615	**Overall Priority**	7/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$300,000
[CP] AFS - State Appropriation	$14,700,000
	$15,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,400,000
Renovations-Buildings & Additions-Interiors	$13,600,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely		($129,096)
Utilities	General Funds - Existing	Indefinitely		($11,328)
	Net Cost / (Savings): ($140,424)			($140,424)

Summary of Work

(Phase I - #9671) The project will renovate the exterior of the building to include 1) re-pointing, repairing, and sealing of exterior brickwork, stone or concrete; 2) repairing the existing asphalt paving, re-striping for handicapped parking, and re-grassing areas disturbed during construction; 3) construction of additional sidewalks; 4) full window restoration to include restoration of interior window trim; 5) roof replacement. The interior finishes will be renovated to include 1) main interior corridors and stairwells on all floors; 2) new ceiling grid and tiles will be installed; 3) office finishes will be refreshed; 4) interior doors will be refinished; 5) new paint and flooring; 6) the bottom floor will be built out with new lab space, totaling 11,750 square feet; 7) interior lighting will be replaced with LED lighting fixtures to include emergency lighting. 8) new fire alarm system and sprinkler system will be installed; 9) HVAC will be replaced; 10) electrical will be updated; 11) elevator will be modernized; 12) new plumbing fixtures will be installed, and bathrooms will be updated to meet ADA standards. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy. The renovation will be designed to meet Two Green Globes certification standards.

Rationale

The College of Agriculture, Family and Consumer Sciences was re-established in July 2021. The academic programs currently housed in the building will be relocated to new academic buildings being constructed on campus, thus freeing up space to house the College of Agriculture.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Wilkinson Hall Renovations

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5539	**Overall Priority**	8/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	40
Support Services/Storage/Maintenance	60
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	50
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$8,250,000
[CP] AFS - Federal Funds	$1,750,000
	$10,000,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$10,000,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

The renovation of the Wilkinson Hall continues to be major project for the University. Although this project's current renovation budget is not fully funded it remains a top priority for the University. Over the last three years, the Wilkinson Hall project has received support from the federal historic preservation fund. The grant is funded by the Historic Preservation Fund and administered by the National Park Service (NPS), an agency of the Department of Interior. The funding is part of $9.7 million in NPS funds allocated for 20 preservation projects for historic structures on campuses of Historically Black Colleges and Universities (HBCUs) in 10 states. The national park service's Historically Black Colleges and University Grant program provides assistance to preserve noteworthy structures that honor the past and tell the ongoing story of these historic institutions. HBCUs have been an important part of the American education system for more than 180 years, providing high-level academics, opportunities, and community for generations of students. The last grant represents the third round of NPS funding the University has received for the Wilkinson Hall preservation project. The renovation of Wilkinson Hall is an important part of the University's history, and preserving it means it will continue to serve generations of students who call our campus home.

Wilkinson Hall was constructed in 1938 as a 16,000 sq. ft. structure. The renovation of the building is a vital part of the preservation of the historic district of the University. Additional state funding to supplement the federal grants ($1,750,000.00) is needed restore the building to an operational level.

Rationale

The renovation of Wilkinson Hall is vital to the long-term sustainability of the University academic experience. This effort will enhance the academic experience and service delivery of the University and provide needed resources for many community stakeholders.

Alternatives Considered

The administration building is on the historic register and renovation is the most appropriate action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Reserve Offices Training Corp. Center

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5538	**Overall Priority**	9/11

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	90
Support Services/Storage/Maintenance	5
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$4,000,000
[CP] AFS - Federal Funds	$19,640,000
[CP] AFS - Other Funds	$360,000
	$24,000,000

Project Costs	Amount
Construction-Buildings & Additions	$20,000,000
Fee-Architectural, Engineering & Other	$4,000,000
	$24,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$126,000	
Utilities	General Funds - Existing	Indefinitely	$84,600	
	Net Cost / (Savings): $210,600		$210,600	

Summary of Work

(Phase I - #9662) The funding would be used to build a modern 35,000 sq. ft. Reserve Officers Training Corp. (ROTC) Multipurpose Complex (MPC) on its campus to provide training and academic space for ROTC Cadets. The facility would house classrooms, training rooms, living quarters, multi-purpose spaces and administrative spaces.

This project is an appropriate use of taxpayer dollars as South Carolina State University's ROTC program is recognized as one of the largest producers of minority officers for the United States Army, despite having less than adequate facilities. This funding would be a huge attraction for both recruitment and retention of ROTC students and serve as a model for HBCU ROTC building modernization efforts.

Rationale

SCSU seeks to build a modern ~47,000 sq. ft. Reserve Officer Training Corp. (ROTC) Multipurpose Academic/Training Complex (MPC) on its campus to provide military training and academic instruction space for ROTC Cadets. The University has one of the most distinguished Reserve Officer Training Programs in the country with over 22 general officers representing every military branch. This new workforce develop center for the military will house classrooms, training rooms, a pool, multi-purpose and administrative spaces for education and academic research for ROTC Cadets. The ROTC complex would serve as a model/prototype for Historically Black Colleges and Universities (HBCUs) and ROTC infrastructures across the country.

Alternatives Considered

The University considered renovation of the existing building along with repurposing the academic/athletic center. The age of the structure makes this option a challenge from a deferred maintenance and supply chain standpoint. After a detail review of the condition of the center, it was concluded that replacement of the building was the most appropriate action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Staley Hall Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5541	**Overall Priority**	10/11

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Program/Academic	50	Other	100
		Support Services/Storage/Maintenance	50		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Capital Reserve Fund	$40,000,000	Construction-Buildings & Additions	$37,500,000
		Fee-Architectural, Engineering & Other	$2,500,000
	$40,000,000		$40,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The replacement of Staley Hall is a very important priority on the University's list of permanent improvement projects for the 2023-2024 budget request. Although this project was not funded through the South Carolina State budget process, it remains a top priority for the University. Staley Hall is one of the oldest buildings on campus and was used as the first agriculture and consumer science teaching facilities for the University. The facility has various consumer science research and testing areas which are currently outdated and in need of replacement. The University has poured resources into the building included a pending HVAC upgrade to replace the existing system.

As stated before, Staley Hall is one of the oldest academic buildings on campus. There is not an elevator in the building; hence, the wings of the center are not compliant with the Americans with Disabilities Act and cannot be up fitted with modern technology to meet the current needs and demands of the student body and academic staff. Due to the age of the building the deferred maintenance cost has made the sustainability of the center financially unpractical.

Staley Hall is currently the home of the national championship winning athletics' department, which includes the majority of the coaching staff and the student athletic academic support center. The replacement building for Staley Hall will change the academic and athletic landscape of the University along with enhancing the education experience of each student athletic on campus. It is our belief that the replacement building will immediately enhance staff, student, and faculty retention.

Rationale

Replacement of Staley Hall is vital to the long-term sustainability of the University and its athletic department. This academic and staff office building is one of the oldest buildings on campus, which has constant maintenance challenges. Replacement of this building is critical to producing a modern learning and student-coaching environment for the University. The core rationale for this replacement is rooted in the need for a sustained and robust academic and athletic coaching environment for the students at South Carolina State University.

Alternatives Considered

The University considered renovation of the existing building along with repurposing the academic/athletic center. The age of the structure makes this option a challenge from a deferred maintenance and supply chain standpoint. After a detail review of the condition of the center, it was concluded that replacement of the building was the most appropriate action.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

South Carolina State University

Project Name

Renovation of Historic/Abandoned Buildings

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	5542	**Overall Priority**	11/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	25
Office/Administration	25
Program/Academic	50
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$32,400,000
	$32,400,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$2,400,000
Renovations-Buildings & Additions-Interiors	$30,000,000
	$32,400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of existing offline buildings to increase capacity for the growing enrolment and need to increase support staff

Rationale

Bringing these buildings back online will be at a significant savings over demolition and building new. Based on the current market we can renovate for $300 per sq ft vs $500 per sq ft for new construction. There is also the demolition savings.

Alternatives Considered

Initially the University looked at demolition and replacement but determined renovation was the better route to take

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Spartanburg Community College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Cherokee Campus Spark Center

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/7
Project Number	4596	**Overall Priority**	1/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	5
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$6,000,000
[CP] State Appropriation	$13,700,000
[CP] State Appropriation	$300,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$18,500,000
Fee-Architectural, Engineering & Other	$1,300,000
Site Development (Non-Depreciable Land Improv)	$200,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$40,000	
Utilities	General Funds - Additional	Indefinitely	$40,000	
	Net Cost / (Savings): $80,000		$80,000	

Summary of Work

(Phase I - #6298) - This project is to construct a Spark Campus Building to support economic development in the Cherokee County and surrounding areas. The project would require site development to construct a new masonry and metal fabrication structured building, approximately 60,000 square feet. Project would require entrance drive(s) to accommodate commercial trucks and adjacent parking areas. Funding in place from Proviso 118.19 FY23/24 consisting of $12MM State appropriation in July 2023. Based on land acquisitions of $3MM, we will use $9MM from Proviso, plus FY23/24 consisting of $25M, of which $4M will be used to fund this project, and the remaining funds will be local funds.

Rationale

Considerable economic development activity in the Cherokee County and surrounding areas and anticipated growth along the I-85 corridor between Charlotte and Atlanta. I-85 is presently being widened through Cherokee County that will further expand development along that corridor.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Cherokee Academic Building Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/7
Project Number	4597	**Overall Priority**	2/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$19,700,000
[CP] State Appropriation	$10,000,000
[CP] State Appropriation	$300,000
	$30,000,000

Project Costs	Amount
Construction-Buildings & Additions	$25,000,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$2,000,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$20,000	
Utilities	General Funds - Additional	Indefinitely	$40,000	
	Net Cost / (Savings): $60,000		$60,000	

Summary of Work

(Phase I - #6329) - This project is for site development and construction of a new academic building on the SCC Cherokee Campus and a community meeting space. Conceptually it would be 60,000 square feet. The structure will be steel and masonry consistent with other buildings on campus. Funds from Proviso 118.19 FY 22/23 and Proviso 118.20 23/24 would be used for the majority of the cost.

Rationale

There is a tremendous need for additional academic space due to the growth in Cherokee County and the surrounding Upstate areas.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Industrial Spark Building Acquisition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/7
Project Number	4598	**Overall Priority**	3/10

Project Type	Percentage
Architectural and Engineering	5
Purchase Land/Building	95
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$18,020,000
	$18,020,000

Project Costs	Amount
Building Purchase	$18,000,000
Fee-Architectural, Engineering & Other	$20,000
	$18,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$20,000	
Utilities	General Funds - Additional	Indefinitely	$40,000	
	Net Cost / (Savings): $60,000		$60,000	

Summary of Work

Tyger River Campus master plan to include new buildings or additions for relocation of automotive, diesel, electric vehicle technology programs, CDL classrooms/offices, Spark Center entry/additions, logistics & supply chain classroom/offices and microelectronics clean room. Renovations of existing space for cyber-physical security, health sciences classrooms/offices and academic training center. Parking lot revisions and new truck pad as well. Based on the cost to construct a new building, it is more cost efficient to purchase an existing building. The college would plan to move all of the Industrial Technology programs from the Giles Campus to the Tyger River Campus. Funds Proviso 118.19 FY 23/24 for building and renovations totaling approximately 25MM have been awarded to the college.

Rationale

There is an increasing demand for all of the Industrial Technology programs including mechatronics, automotive technicians, welding, robotics, electric vehicle technology, diesel technology, HVAC and require the additions of new labs. The current programs are limited in space and capacity and limit the ability of the college to grow these programs.

Alternatives Considered

A newly constructed building was considered. New construction cost and access to land costs $250-$350 per sq ft. An existing facility can be purchased around $100 per sf.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Union County Building Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/7
Project Number	4875	**Overall Priority**	4/10

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Roof	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Other Expenses	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Union County currently allows SCC to use their building for our Campus supporting the Union area. The county has given SCC pre-approval for the college to take ownership of the land and building. We do not expect any financial outlay to acquire the building other than $20,000 to complete the real estate due diligence. After acquiring the building, the college has plans to expand the building using the previously approved $4.8 million proviso funds.

Rationale

SCC currently provides academic programs at the Union Campus. Enrollment and programs continue to increase driven by workforce development and support from Union County School District. To meet the growing demand, the college needs to take ownership of the building to access the $4.8 million in proviso funds to expand the footprint.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Giles Administrative and Academic Building Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/7
Project Number	4599	**Overall Priority**	5/10

Project Type	Percentage
Demolish Existing Facility	5
Replace Existing Facility/System	95
	100%

Facility Type	Percentage
Office/Administration	60
Program/Academic	40
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$6,792,243
[CP] Capital Reserve Fund	$7,800,000
[CP] State Appropriation	$15,407,757
	$30,000,000

Project Costs	Amount
Construction-Buildings & Additions	$25,000,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$2,000,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($17,544)
	Net Cost / (Savings): ($17,544)			($17,544)

Summary of Work

New building construction to replace existing Ledbetter building. New building will house academic classes and administrative functions on the Giles Campus. The building will be larger in size to accommodate the enrollment growth. In addition, the existing Ledbetter building would be demolished as part of a separate project after the new building is constructed. Estimated cost is $30MM.

Rationale

The current Ledbetter building was constructed in 1963. The electrical and HVAC equipment operates marginally. Replacing the equipment would be over $5MM.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Union Campus Bldg Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/7
Project Number	4600	**Overall Priority**	6/10

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Fire/Security	10
HVAC	20
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,800,000
[CP] State Appropriation	$2,000,000
	$6,800,000

Project Costs	Amount
Construction-Buildings & Additions	$6,000,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$400,000
	$6,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$15,000	
Utilities	General Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $35,000		$35,000	

Summary of Work

After acquiring the Union County Campus building from Union County, SCC will look to expand the facility (see Union County Building Acquisition-CPIP). This project is to expand the existing Union County Campus Bldg (14,000 SF) by 20,000 SF to include additional academic space. The building expansion would require engineering services to include architectural, civil, structural, mechanical/HVAC, fire protection, plumbing, and electrical. SCC would also like to install a CDL pad to offer CDL training at the location.
Funds Proviso 118.18 FY 21/22

Rationale

The expansion would be accommodated on the existing building site. New programming has been discussed and implemented which may warrant additional academic space.

Alternatives Considered

None.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Spartanburg Powers A-Wing Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4605	**Overall Priority**	7/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	80
Interior Finishes/Flooring/Fixtures	20
	100%

Fund Sources	Amount
[CP] State Appropriation	$2,982,608
[CP] State Appropriation	$45,420
	$3,028,028

Project Costs	Amount
Contingencies-Capital Projects	$126,192
Fee-Architectural, Engineering & Other	$378,000
Renovations-Utilities	$2,523,836
	$3,028,028

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($23,430)
	Net Cost / (Savings): ($23,430)			($23,430)

Summary of Work

(Phase I - #6353) - HVAC system in A-Wing is aged at 52 years, far exceeding equipment life expectancy. The HVAC renovations require removal of mechanical ductwork and piping in the ceilings resulting in considerable impacts to the interior finishes of the renovated wing. Renovations would also include replacing the building primary boiler with condensing boilers, replacing the ceiling grid/tiles, replace VCT flooring, upgrading to energy efficient lighting systems, and the repainting of all finishes. The work also requires the installation of a roof top air handler requiring roof penetration and structural support.

Rationale

Wings B-D were renovated to the VAV system previously. The A-Wing is the last portion of the building that needs to be renovated. The CHEMIS Building Condition Code (BCC) for the Powers Building prior to 2022 was rated 56 of 100, one of the lowest building ratings for the college. The rating is heavily affected by its remaining HVAC system condition.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Tyger River Campus Facade Renovations

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4604	**Overall Priority**	8/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	75
HVAC	5
Parking/Landscape	10
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,000,000
	$4,000,000

Project Costs	Amount
Renovations-Building Exteriors	$4,000,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Update the facade and entry ways into the existing Tyger River Building. Current facade is over 25 years old, and the facade does not look like an academic building.

Rationale

The previous building was a One Price Clothing office and distribution facility. Updating the facade will enhance the existing building and project a welcoming appearance.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Giles Campus-New Central Academic Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4602	**Overall Priority**	9/10

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Roof	20
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$65,000,000
	$65,000,000

Project Costs	Amount
Construction-Buildings & Additions	$65,000,000
	$65,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($25,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

This new academic building would help to replace our current Hull building. This building would be adjacent to the existing Hull building as well as the Library. The 2 primary academic buildings on the campus were constructed in the 1960s.

Rationale

The current Hull building was the first building constructed on this campus and was built in 1963. It is 94,431 square feet. Due to the age and cost of upkeep, it would be demolished after the new building is completed. The other primary academic building on this campus was constructed in 1969.

Alternatives Considered

An alternative would be to continue to address the ongoing maintenance needs of this building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Spartanburg Community College

Project Name

Giles Campus -Property Acquisition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4603	**Overall Priority**	10/10

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] State Appropriation	$7,020,000	Building Purchase	$7,000,000
		Fee-Architectural, Engineering & Other	$20,000
	$7,020,000		$7,020,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	Indefinitely	$41,000	
Maintenance and Repairs	General Funds - Existing	Indefinitely	$107,000	
Taxes	General Funds - Existing	Indefinitely	$31,000	
	Net Cost / (Savings): $179,000		$179,000	

Summary of Work

SCC anticipates a future opportunity to acquire approximately 23 acres of an adjoining property to its Giles Campus located on Business 85 and Brisack Road.

Rationale

The adjoining property has a 225,000 SF light manufacturing/warehousing/distribution facility situated on approximately 23 acres. The building is presently leased, through 2024. The property owner has expressed some interest to sell the property, and SCC had some preliminary discussions with the owner's broker during 2019 and more recently in 2022. This project will continue to be discussed with the property owner and is included on the CPIP in anticipation of a future sale. It is believed the property can be purchased at or below $7 Million. The tax value of the property is $4.4MM building and $2.6MM land. The College is interested in the property as an investment for future campus development considering the growth in economic development along the I-85/I-26 corridors in Spartanburg County.

Alternatives Considered

No other adjoining properties are presently on the market suitable for campus development. Note: This project would be funded from College Plant Funds.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

State Board for Technical & Comprehensive Education

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Board for Technical & Comprehensive Education

Project Name

Land Acquisition for AESC

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	5010	**Overall Priority**	1/2

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$20,000
	$20,000

Project Costs	Amount
Land	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #6331) This land will be used for the AESC Training Center in Florence, SC.

Rationale

Florence County is donating the land to SCSBTCE for the AESC Training Center.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Board for Technical & Comprehensive Education

Project Name

Scout Training Center Land Acquisition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/2
Project Number	5011	**Overall Priority**	2/2

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$20,000
	$20,000

Project Costs	Amount
Land	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #6357) Richland County is donating land to SCSBTCE to construct the training center for Scout Motors.

Rationale

Richland County is donating land to SCSBTCE to construct the training center for Scout Motors.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

State Law Enforcement Division

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

CJIS HVAC Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/6
Project Number	4583	**Overall Priority**	1/9

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	70
Support Services/Storage/Maintenance	30
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$454,678
	$454,678

Project Costs	Amount
Basic Equipment	$411,739
Fee-Architectural, Engineering & Other	$10,000
Fee-Architectural, Engineering & Other	$32,939
	$454,678

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	General Funds - Existing	1 Year/One Time	$1,000	
Maintenance and Repairs	General Funds - Existing	3 Years+		($25,000)
	Net Cost / (Savings): ($24,000)		$1,000	($25,000)

Summary of Work

Replace the HVAC unit at the CJIS location.

Rationale

The HVAC unit is at its end of life and needs to be replaced.

Alternatives Considered

There are no other alternatives available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Headquarters Cyber Remodel

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/6
Project Number	4584	**Overall Priority**	2/9

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$2,110,585
	$2,110,585

Project Costs	Amount
Basic Equipment	$450,000
Basic Equipment	$100,000
Contingencies-Capital Projects	$180,127
Fee-Architectural, Engineering & Other	$141,663
Other Capital Outlay Costs	$303,203
Other Construction/Renovation/Repair Projects	$68,000
Renovations-Buildings & Additions-Interiors	$110,000
Renovations-Buildings & Additions-Interiors	$757,592
	$2,110,585

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	General Funds - Existing	3 Years+		($46,454)
	Net Cost / (Savings): ($46,454)			($46,454)

Summary of Work

The recent renovation of the former forensics laboratory has relocated the Training, Tech Services & Regulatory units from the SLED Headquarters facility. SLED's Cyber Security unit currently operates from leased office space on Elmwood Avenue in downtown Columbia. Relocation of the Cyber operation to the open space in the Headquarters facility will improve operational efficiency and eliminate the ongoing cost for leased space. With the relocation, we will remodel severely outdated bathroom spaces and update HVAC systems in the remodeled and adjacent spaces. SLED's Cyber Security operation will utilize the renovated space. Bathroom renovations will be used for Cyber Security, Procurement, Finance and Human Resources operations.

Rationale

The Headquarters building is a critical element of SLED's building infrastructure. Command staff and other essential functions are housed in this facility.

Alternatives Considered

There are no other alternatives available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Aviation Facility - Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/6
Project Number	4712	**Overall Priority**	3/9

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Office/Administration	30
Support Services/Storage/Maintenance	70
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Other Funds	$20,000
	$20,000

Project Costs	Amount
Land	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+	$26,438	
Rent	Other Funds - Existing	3 Years+		($12,000)
Utilities	General Funds - Existing	Indefinitely	$35,876	
	Net Cost / (Savings): $50,314		$62,314	($12,000)

Summary of Work

SLED proposes to construct a new hangar facility on property acquired from the SC Department of Corrections. This new facility will provide adequate space for the agency's aircraft as provide flight paths avoiding the currently existing hazards.

Rationale

SLED is no longer able to store its aircraft in its current hangar facility. Its latest aircraft acquisition is stored off-site at the Columbia airport. The hazards surrounding the current hanger pose an ongoing risk to arriving and departing aircraft.

Alternatives Considered

Expansion of existing facility was determined to not be a viable option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Pee Dee Generator

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/6
Project Number	4711	**Overall Priority**	4/9

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$250,000
	$250,000

Project Costs	Amount
Basic Equipment	$250,000
	$250,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

SLED proposes to installing a back-up 225 KVA Generator for our Florence office. Installation will include a Generator with mounting pad, transfer switch, associated wiring to tie the back-up system to the building, and running gas lines to generator. As well as a fence to secure the Generator in the open courtyard.

Rationale

This will allow the SLED Florence office to operate fully during emergency power and inclement weather outages.

Alternatives Considered

There are no viable options available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Forensics Lab Air Compressor

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/6
Project Number	4727	**Overall Priority**	5/9

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	100
	100%

Fund Sources	Amount
[CP] Other Funds	$125,000
	$125,000

Project Costs	Amount
Renovations-Utilities	$125,000
	$125,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replacement of current compressed air system for the SLED Forensics Laboratory.

Rationale

Present compressor system is unreliable and prone to multiple breakdowns. It is not designed for the loads and continuous operation it is doing.

Alternatives Considered

Air system must be oil free on the air side to prevent contaminates from entering the air.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Replace Energy Management System

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/6
Project Number	4729	**Overall Priority**	6/9

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	70
Support Services/Storage/Maintenance	30
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Other Funds	$210,000
	$210,000

Project Costs	Amount
Renovations-Utilities	$210,000
	$210,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

SLED intends to continue revamping its Energy Management System (EMS). Currently, the Forensics Laboratory, 4416 Office Complex, and the Florence Office all have been moved over to a Niagara based HVAC system. We intend to finish by adding Headquarters, CJIS and our Asset Management buildings to this EMS.

Rationale

This project will give SLED a better way to manage an ever-growing system by eliminating sole source contracts and licenses for software and services. The Niagara based system also allows SLED to move to a different service provider without these types of ties.

Alternatives Considered

Staying with CMI which was turned down for the above reasons.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

4416 Cooling Tower

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4733	**Overall Priority**	7/9

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Office/Administration	100	HVAC	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Other Funds	$200,000	Basic Equipment	$200,000
	$200,000		$200,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Replace 4416 Office Complex cooling tower for HVAC system.

Rationale

Present Marley Tower is approaching its end of life and is in need of replacement.

Alternatives Considered

A smaller tower due to the reduced load put on the system because of the recent building renovations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

CJIS Roof

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4736	**Overall Priority**	8/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	70
Support Services/Storage/Maintenance	30
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Other Funds	$390,500
	$390,500

Project Costs	Amount
Roofing-Repairs & Renovations	$390,500
	$390,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($5,000)
	Net Cost / (Savings): ($5,000)			($5,000)

Summary of Work

The CJIS facility houses the agency's IT Data Center, Regulatory and NCIC functions. The current roll roof is at the end-of-life cycle. Newer technology roofing applications will dramatically improve the energy efficiency of the structure and reduce the cost associated with the facility.

Rationale

The facility houses in excess of $8M in IT equipment, paper records and mission critical functions. Scheduled replacement of the roof will provide continuing water-tight protection for the facility.

Alternatives Considered

No other alternatives available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Law Enforcement Division

Project Name

Aviation Facility - Construction

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4737	**Overall Priority**	9/9

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	20
Support Services/Storage/Maintenance	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	60
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] Other Funds	$3,325,471
[CP] State Appropriation - Capital	$5,000,000
	$8,325,471

Project Costs	Amount
Construction-Buildings & Additions	$5,836,774
Contingencies-Capital Projects	$688,055
Fee-Architectural, Engineering & Other	$1,043,781
Other Capital Outlay Costs	$756,861
	$8,325,471

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$26,438	
Rent	Other Funds - Existing	3 Years+		($12,000)
Utilities	General Funds - Existing	Indefinitely	$35,876	
	Net Cost / (Savings): $50,314		$62,314	($12,000)

Summary of Work

SLED proposes to construct a new hangar facility on property acquired from the SC Department of Corrections. This new facility will provide adequate space for the agency's aircraft as provide flight paths avoiding the currently existing hazards.

Rationale

SLED is no longer able to store its aircraft in its current hangar facility. Its latest aircraft acquisition is stored off-site at the Columbia airport. The hazards surrounding the current hanger pose an ongoing risk to arriving and departing aircraft. The new facility will be larger, and the property acquisition is to provide a hazard-free site for the new facility.

Alternatives Considered

Expansion of existing facility was determined to not be a viable option.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

State Museum

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Museum

Project Name

ReImagine the Experience Gallery Upgrades

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/3
Project Number	4695	**Overall Priority**	1/3

Project Type	Percentage
Architectural and Engineering	15
Repair/Renovate Existing Facility/System	65
Replace Existing Facility/System	20
	100%

Facility Type	Percentage
Program/Academic	60
Support Services/Storage/Maintenance	25
Utilities/Energy Systems	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
Interior Finishes/Flooring/Fixtures	75
Parking/Landscape	5
	100%

Fund Sources	Amount
[CP] Other Funds External	$3,000,000
[CP] State Appropriation - Capital	$12,000,000
	$15,000,000

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$1,000,000
Renovations-Buildings & Additions-Interiors	$14,000,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The Museum's permanent exhibition galleries and related collection storage and educational spaces have not been updated since the museum opened to the public in 1988. This project will upgrade the exhibition galleries to better serve the hundreds of thousands of visitors to the museum annually. The Windows to New Worlds (WTNW) initial renovation in 2014 ($23.5 million) included the addition of a planetarium, 4D theater, observatory, telescope gallery and guest service and rental enhancements. This next project is transforming the existing four floors of original permanent exhibitions (75,000 square feet) and adjacent collections storage and educational spaces (75,000 square feet) to the same standard of quality as the WTNW components. The construction is being phased over multiple years so the museum will not have to close during the renovations. The State Museum has received $30,630,465 from the SC State Legislature in non-recurring appropriations to date (of which $12 million will be used for this upgrade phase) and the SCSM Foundation has raised an initial $3.3 million (of which $3 million will be used for this upgrade phase). Over 2022-23, the Museum conducted research for initial concepts and completed a Visitor Experience Plan and Business Feasibility Study in December 2022 to inform updated project costs and design/build phasing. In 2022 the Museum began necessary upgrades to the Education Hallway, accessible public restrooms. In 2023 and 2024 the Museum completed phase 1 improvements to galleries and workspaces, and installation of a new lighting system for the Lipscomb Fine Art Gallery. The ADA restroom and Education Hallway renovations were also completed, and the Dept. of Administration project replaced the building roof, and all windows. In FY25, phase 2 Gallery renovations were completed as well as completion of the Lipscomb Gallery following installation of a new HVAC system. In FY26, phase 3 gallery and storage renovations will be completed, as well as significant design work on the 4th floor innovation wing, and renovations to the former DHEC spaces on the 1st and 4th floors.

Rationale

As the official museum of the State of South Carolina, the SCSM is the steward of the state's collections and an important educational resource. No other museum or institution in the state is mandated to, or attempts to, tell the complete story of South Carolina's history. Over the past 35 years, the SCSM has welcomed and inspired over 5 million pre-k-12 students. The responsibility we have is an urgent one - as stewards of the state's collections in history, art, natural history, and technology, we are honored to hold the public's trust. We have an important mandate to be an educational resource for all the people of South Carolina. The SCSM has a proven track-record in providing quality educational resources and teacher professional development. To be successful in serving or audiences, the Museum needs to ensure that is facility is fully ADA accessible, and that our exhibitions and educational programs are engaging, informative and are compatible with current technology. We are committed to reinterpreting and redesigning our content to follow current best practices in museum education and informal learning, visitor engagement, exhibition design and technology and principles of diversity, equity, accessibility and inclusion.

Alternatives Considered

The Museum is committed to phasing the construction of this project to ensure that there is not a break in service to our visitors, especially our Pre-K-12 audiences. We are also committed to planning and building exhibitions, educational spaces, collection storage facilities and related technical and electrical systems that can be properly maintained and staffed. In 2022 an important part of our pre-design work was a business plan and feasibility study that is helping ensure that our project is realistic and in scope with our funding. Note that we have been working with The Department of Administration on the first phases of the renovation in FY21/22, FY22/23, and FY23/24. Department of Administration has submitted detailed CPIP and related documents/reviews for these projects which include 1) Education Wing Renovations (flooring, walls, ceiling, and ADA public and staff bathroom upgrades - completed in FY24); 2) Security Camera System Upgrades (underway); 3) Lipscomb Art Gallery Lighting System (completed FY25). Phasing of the project has resulted in improved guest experiences, and annual increases in visitation and revenue.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Museum

Project Name

Security Camera System Replacement

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	2/3
Project Number	4739	**Overall Priority**	2/3

Project Type	Percentage
Architectural and Engineering	25
Replace Existing Facility/System	75
	100%

Facility Type	Percentage
Office/Administration	40
Program/Academic	30
Support Services/Storage/Maintenance	30
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$594,300
[CP] State Appropriation - Capital	$55,700
	$650,000

Project Costs	Amount
Basic Equipment	$450,000
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$150,000
	$650,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase II - #9506) The State Museum has the responsibility of protecting all guests, employees and volunteers that enter the facility or visit the grounds as well as its extensive collection of artifacts. The State Museum was awarded funding to update and expand the key card access control to storage, staff, and public spaces. Currently, only collections storage rooms have key card access, while the rest of the building is controlled with physical keys. As a public facility, we are tasked with the movement of staff and guests throughout a large building, in which it is currently difficult to secure access to certain areas. Thanks to the generosity of the State Legislature, we have expanded our security camera monitoring system this year in collaboration with the SC Division of Facilities Management and Property Services. Implementing a museum-wide key card access system in synergy with the camera system upgrades will allow us to better secure the building exterior, classroom and event spaces, staff offices, galleries, and storage spaces, many of which the camera system upgrades will allow us to better secure the building exterior, classroom and event spaces, staff offices, galleries, and storage spaces, many of which must be currently left physically unlocked during business hours. With the ever increasing need to improve security, especially in public spaces, a key card-controlled access system is an invaluable part of ensuring the State Museum remains a safe space for staff and guests. Additionally, it will provide expanded protection of the museum's collections of artifacts.

Rationale

The Legislature approved non-recurring funds for this project as part of the FY24 Budget. We are currently engaged with the Dept of Administration and expect to submit plans to the JBRC in September 2025, with project work commencing after the December JBRC meeting.

Alternatives Considered

The Museum is currently completing a Security Camera upgrade project, which is phase one of our overall Security Upgrades needs ($520,000). In phase two, with this system in place, areas of the museum can be monitored remotely, especially during nonpublic hours, leading to a reduction in in person security staffing needs. The useful life of the new system is anticipated to be 10-15 years.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Museum

Project Name

West Wing Security Camera Expansion

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	4757	**Overall Priority**	3/3

Project Type	Percentage
Architectural and Engineering	25
Replace Existing Facility/System	75
	100%

Facility Type	Percentage
Office/Administration	35
Program/Academic	50
Support Services/Storage/Maintenance	15
	100%

Building Components Affected	Percentage
Fire/Security	100
	100%

Fund Sources	Amount
[CP] State Appropriation - Capital	$400,000
	$400,000

Project Costs	Amount
Basic Equipment	$270,000
Fee-Architectural, Engineering & Other	$50,000
Other Construction/Renovation/Repair Projects	$80,000
	$400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The State Museum has the responsibility of protecting all guests, employees and volunteers that enter the facility or visit the grounds as well as its extensive collection of artifacts. The State Museum was generously funded to update and expand the security camera systems of storage, staff, and public spaces, which was successfully completed in 2025, and has greatly improved our capacity to observe and investigate safety and security concerns quickly, comprehensively, and with decreased risk to Public Safety personnel. As the Museum has been approved to move into new spaces on the west side of the Columbia Mills building, this expansion will match the new security camera monitoring of the current Museum spaces and is an invaluable part of ensuring the State Museum remains a safe space for staff and guests. Additionally, it will provide expanded protection of the museum's collections of artifacts.

Rationale

The Legislature previously funded the security camera upgrade for the existing Museum, which was completed in 2025. As the Museum has been approved to pay rent and move into the 1st and 4th spaces of the western half of the Columbia Mills Building (previously occupied by the Department of Public Health) in FY26, it will be necessary and prudent to install equivalent security camera coverage for these new museum spaces, and seamlessly integrate them into the new system to provide proper safety and security monitoring throughout the entire Museum.

Alternatives Considered

As the museum currently has no security camera system in the new "west wing" spaces, the alternative would have to be increased expenses in physical patrols, and a less-complete expansion of camera monitoring. The useful life of the new system is anticipated to be 10-15 years.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

State Ports Authority

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

State Ports Authority

Project Name

Navy Base Intermodal Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	5625	**Overall Priority**	1/1

Project Type	Percentage
Construct Additional Facility	65
Purchase Land/Building	10
Site Development	25
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$500,000,000
	$500,000,000

Project Costs	Amount
Construction-Buildings & Additions	$500,000,000
	$500,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

This will be for construction of the Navy Base Intermodal Facility adjacent to the Hugh Leatherman Terminal that will provide on/near dock rail for cargo moving through the facility.

Rationale

Construction of the facility will allow for on/near dock rail for HLT and allow cargo to be diverted to HLT to limit in town drays of container from Wando Welch Terminal to the rail yards.

Alternatives Considered

In town drays are only alternative congesting local roads.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Technical College of the Lowcountry

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Technical College of the Lowcountry

Project Name

Student & Community Center Bldg 12 Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/2
Project Number	5304	**Overall Priority**	1/4

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Interior Finishes/Flooring/Fixtures	90
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$669,878
[CP] State Appropriation	$2,281,769
	$2,951,647

Project Costs	Amount
Bond Issue Costs-Capital Projects	$33,960
Builders Risk Insurance	$33,960
Contingencies-Capital Projects	$106,000
Fee-Architectural, Engineering & Other	$182,000
Labor Cost-Classified	$102,667
Other Capital Outlay Costs	$148,460
Renovations-Buildings & Additions-Interiors	$2,344,600
	$2,951,647

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Uncategorized	Other Funds - Existing	Indefinitely	$2,500	
	Net Cost / (Savings): $2,500		$2,500	

Summary of Work

Renovation of current student/community center to include more flexible event space, renovation of outdated auditorium, upgrades to existing Library Resources Center.
State funding: FY23 and FY24 Proviso 118.19 Maint, Reno, Replacement

Rationale

The Student/Community Center has not been upgraded since 2011 and the auditorium since at least 2001. The auditorium is used for instruction, professional development, general meetings and events. The Library/Learning Center has not been upgraded since 2000.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Technical College of the Lowcountry

Project Name

Academic and Workforce Center at New River Campus

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4677	**Overall Priority**	2/4

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	80
Site Development	10
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	60
Electrical/Mechanical	5
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$8,701,500
[CP] AFS - Other Funds	$5,928,000
[CP] State Appropriation	$13,500,000
	$28,129,500

Project Costs	Amount
Construction-Buildings & Additions	$28,129,500
	$28,129,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$150,000	
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$350,000	
Utilities	Other Funds - Existing	Indefinitely	$175,000	
	Net Cost / (Savings): $675,000		$675,000	

Summary of Work

The College seeks to construct an Academic and Workforce Center at its New River Campus in Southern Beaufort County (Bluffton, SC). The Center will feature flexible spaces to be used for workforce development and training and general education classrooms. This project is construction for a 52,125 gross square foot building with classrooms, laboratories, faculty/staff offices, and flexible industrial labs/technology bays to support the demand of an estimated increase of 1000FTE students. The site is centrally located to serve the four-county service area.
State funding: $10,000,000 from FY24 College Initiatives Proviso 118.19, $2,500,000 from FY23 Proviso 118.19, $1,000,000 frp, FY25 Cap. Resv. H5101.
Beaufort County Funding: $7,500,000; Jasper County Funding $1,000,000; Town of Hardeeville $150,000; $5,928,210 pending request for EDA funding. If the EDA is not granted within a reasonable amount of time, the College will have to reduce the square footage of the proposed building.

Rationale

The project has been in the College's master plan since 2002. A comprehensive assessment commissioned for the college to plan for growth and relevant programming offerings, indicated overwhelming that this section of South Carolina is the fast-growing area in the state. Sitting between 2 major ports and in an area of rapid industrial growth, this a critical need for the College's service area and for South Carolina's economic growth.

Alternatives Considered

n/a

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Technical College of the Lowcountry

Project Name

Renovate Buildings 2 & 6 Exteriors

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5120	**Overall Priority**	3/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$1,670,000
[CP] State Appropriation	$2,129,132
	$3,799,132

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$3,799,132
	$3,799,132

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$150,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

The College seeks to renovate the exteriors of Buildings 2 and 6. The soffit panels are rusted and need replaced. Lighting on the buildings needs significant improvement for campus safety and security. Building 2 is 72 years old (built in 1951). 29,911 sq ft. and building 6 is 50 years old and is 6,602 sq ft
State funding FY 23 Proviso 118.9, Maint, Reno, Replacement;

Rationale

Additional classroom space is needed for the Health Science division due to expanded offerings. Interiors have been completed, and exterior is needed because of rusting soffits.

Alternatives Considered

Other buildings were evaluated; however, these met, with renovation, the immediate needs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Technical College of the Lowcountry

Project Name

Demolition of 22,23,24, and new Health Science Lab

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4718	**Overall Priority**	4/4

Project Type	Percentage
Construct Additional Facility	80
Demolish Existing Facility	20
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	45
Interior Finishes/Flooring/Fixtures	45
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$7,000,000
	$7,000,000

Project Costs	Amount
Construction-Buildings & Additions	$7,000,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$12,500	
	Net Cost / (Savings): $12,500		$12,500	

Summary of Work

In 2001, TCL purchased 3 buildings from a church that was adjacent to the Beaufort-Mather campus. The buildings are used for workforce training related to health science. The buildings are old, 68 years old for one and 38 for the other two. Two of the buildings are modual buildings and do not fit our growing needs. Once the 3 buildings are demolished, an approximately 7,000 sq ft building to house Health Science training labs for Certified Nursing Assistant, Phlebotomy, Emergency Management/First Responder, sonogram technician, and flexible space is requested.

Rationale

There is no other space that would fit our needs on the Beaufort-Mather campus.

Alternatives Considered

n/a

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

The Citadel

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Engineering Replacement Building

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/1
Project Number	4497	**Overall Priority**	1/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	15
Replace Existing Facility/System	85
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$11,499,994
[CP] AFS - Capital Reserve Fund	$8,584,490
[CP] AFS - Other Funds	$13,365,200
[CP] AFS - State Appropriation	$12,900,000
[CP] AFS - State Appropriation	$4,000,000
[CP] AFS - State Appropriation	$14,615,510
[CP] AFS - State Appropriation	$1,300,000
[CP] AFS - State Appropriation	$17,500,006
	$83,765,200

Project Costs	Amount
Basic Equipment	$5,000,000
Construction-Buildings & Additions	$61,500,000
Contingencies-Capital Projects	$5,265,200
Fee-Architectural, Engineering & Other	$6,000,000
Renovations-Buildings & Additions-Interiors	$4,000,000
Site Development (Non-Depreciable Land Improv)	$2,000,000
	$83,765,200

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely	$100,000	
	Net Cost / (Savings): $100,000		$100,000	

Summary of Work

(Phase I - #9625) The New Engineering Building will be state-of-the-art and will replace aged facilities with modern labs and classrooms to meet current and future needs. The new facility will create a collaborative environment fostering interactions between departments with collaborative spaces for students and faculty and integrate spaces for Electrical and Computer Engineering. In addition to a new building, the third floor of Grimsley will be renovated to accommodate the space requirements.

Rationale

LeTellier Hall, which houses engineering, was constructed in 1936 (over 88 years ago) to support fewer than 60 students. It houses classrooms, labs, and offices. Today there are nearly 800 enrolled in day and evening engineering classes. The School of Engineering includes the departments of Civil and Environmental Engineering, Construction Engineering, Electrical and Computer Engineering, Mechanical Engineering, and Engineering Leadership and Program Management. The departments need more lab and classroom space and need space that meets current engineering education standards.

Alternatives Considered

Renovating the existing building was evaluated, but was considered intrusive and very costly. Even with extensive structural improvements, the building would not meet the current structural standards of the International Building Code, but rather the lessened Existing Building Code.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

McAlister Field House Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/5
Project Number	4704	**Overall Priority**	2/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	80
Office/Administration	20
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	5
Interior Finishes/Flooring/Fixtures	5
Interior Finishes/Flooring/Fixtures	20
Other	55
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,000,000
	$8,000,000

Project Costs	Amount
Basic Equipment	$5,000,000
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$650,000
Renovations-Buildings & Additions-Interiors	$1,750,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($4,000)
Utilities	General Funds - Existing	Indefinitely	$1,000	
	Net Cost / (Savings): ($3,000)		$1,000	($4,000)

Summary of Work

McAlister Field House was constructed in 1939 and serves as the campuses multi-purpose event facility with a seating capacity up to 6,000. A renovation / conversion project was completed in 1987 to modify the entry and add a VIP lounge among other improvements. The main event space is utilized for various activities including commencement, basketball, volleyball and greater issues events and is the only indoor space with the capacity to seat the entire Corp.

Rationale

The building systems and technology that supports the various functions within the main event space have either exceeded their service life, do not provide adequate flexibility in use of the space, and/or are no longer compatible with current technology. In many cases, replacement parts are no longer available. The scope includes new audio-visual technology, new LED lighting, acoustic, mechanical, and electrical upgrades, and architectural modifications to support the new technology.

Alternatives Considered

There are no other alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Duckett Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	4707	**Overall Priority**	3/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
Fire/Security	10
HVAC	30
Interior Finishes/Flooring/Fixtures	35
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$25,000,000
	$25,000,000

Project Costs	Amount
Basic Equipment	$3,200,000
Contingencies-Capital Projects	$6,200,000
Fee-Architectural, Engineering & Other	$3,200,000
Renovations-Buildings & Additions-Interiors	$6,650,000
Renovations-Utilities	$5,750,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	3 Years+		($4,000)
Utilities	General Funds - Existing	3 Years+		($6,000)
	Net Cost / (Savings): ($10,000)			($10,000)

Summary of Work

Duckett Hall was constructed in 1969 (55 years old) and is approximately 23,900 square feet. The building houses the Biology department, classrooms, laboratories, a small auditorium, and faculty & staff offices. This project would encompass an interior renovation and reprogramming/reutilization of the spaces within the building. Scope includes reallocation of spaces for better classroom & office utilization, upgraded laboratory spaces, updated interior finishes and upgraded electrical, lighting & HVAC systems.

Rationale

The majority of this building remains in its original 1969 condition. The original HVAC systems are still in operation and are in poor condition with antiquated controls beyond repair. The deteriorated condition of the existing HVAC system has a negative effect on interior air quality for the students and faculty. System failures of the HVAC would preclude the use of the building. Accordingly, the labs are outdated, and the classrooms are not set up to accommodate modern teaching techniques. The electrical system is at maximum capacity and needs to be expanded while the existing lighting needs to be replaced with LED's.

Alternatives Considered

There are no alternatives. The Citadel does not have funding to tear down the existing building and build new. There are no alternative locations on campus to relocate the academic programs and laboratory spaces that are housed in Duckett Hall.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

New Supplemental Housing

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/5
Project Number	4708	**Overall Priority**	4/8

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	20
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	10
Roof	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Construction-Buildings & Additions	$4,700,000
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$700,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

The New Supplemental Housing facility is wood framed modular structure placed on a permanent foundation that provides additional beds on campus for 50 students to meet the campus overflow housing needs.

Rationale

The Citadel has finite number of beds on campus in the 5 barracks facilities. Due to expected freshman attrition within the Corps of Cadets the Citadel needs additional beds to meet the overflow housing needs until the Corps meets normal levels at the beginning of each school year. The facility would also be used for sleeping quarters for visiting athletic teams, camps and summer students. The Citadel already has a similar 52 bed facility on campus that is used to capacity.

Alternatives Considered

There are no other alternatives available to provide additonal housing on campus and meet the Citadel's requirements for cadets.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Faculty & Staff Housing Renovations-Phase 2

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/5
Project Number	4710	**Overall Priority**	5/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	20
Roof	40
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$4,000,000
[CP] AFS - State Appropriation	$4,000,000
	$8,000,000

Project Costs	Amount
Basic Equipment	$300,000
Fee-Architectural, Engineering & Other	$700,000
Renovations-Buildings & Additions-Interiors	$2,000,000
Renovations-Utilities	$1,000,000
Roofing-Repairs & Renovations	$4,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($2,000)
Utilities	General Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($4,000)			($4,000)

Summary of Work

The Citadel campus has 72 residential units within an age range of 60 – 100 years, that provide faculty and staff affordable housing on the Charleston Peninsula. Given their age, the residential units require roof repairs, window replacements, mechanical system upgrades and asbestos removal to keep them habitable.

Rationale

Recruiting Faculty and Staff to live and work in the Charleston area has become a challenge given the high cost of housing near the Citadel campus. Many positions on campus require employees to be on campus or within quick reach of campus given the 24/7 operations tempo of a 100% residential Military College environment.

Alternatives Considered

Demolition and rebuilding multi family housing has been considered, but the Charleston Board of Architecture Review (BAR) will not approve the demolition required to replace the older units. Purchase of small apartment complexes in nearby neighborhoods has been explored with no affordable solutions to date.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Deas Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/5
Project Number	5009	**Overall Priority**	6/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	15
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	5
Roof	25
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$7,000,000
[CP] AFS - State Appropriation	$22,000,000
	$29,000,000

Project Costs	Amount
Contingencies-Capital Projects	$2,980,000
Fee-Architectural, Engineering & Other	$5,900,000
Labor Cost-Classified	$420,000
Renovations-Building Exteriors	$4,500,000
Renovations-Buildings & Additions-Interiors	$4,000,000
Renovations-Utilities	$8,500,000
Roofing-Repairs & Renovations	$2,700,000
	$29,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): ($2,000)			($2,000)

Summary of Work

Deas Hall was constructed in 1974 (51 years old), and houses the health and PE academic programs as well as cadet weight rooms, recreational areas and swimming pool. This project will replace the roof and make repair to the building envelope including stucco, glazing and fenestrations. The HVAC and electrical systems will be renovated and an automatic fire sprinkler system will be added to the building. Necessary repairs will be made to the pool area.

Rationale

The roof and building envelope are original to the building and in poor condition. The building HVAC and electrical systems are original and in need of full renovation. The building does not currently have fire sprinkler protection. Some interior areas of the building have been renovated over time to meet developing needs of the academic program, but further renovation is needed to meet the current needs of students.

Alternatives Considered

A full replacement of Deas Hall would cost upward of $100M and is not feasible.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Thompson Hall Reno/Addition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	4709	**Overall Priority**	7/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$55,000,000
[CP] AFS - State Appropriation	$40,000,000
	$95,000,000

Project Costs	Amount
Basic Equipment	$11,300,000
Construction-Buildings & Additions	$42,000,000
Contingencies-Capital Projects	$10,000,000
Fee-Architectural, Engineering & Other	$6,300,000
Renovations-Buildings & Additions-Interiors	$16,000,000
Renovations-Utilities	$5,400,000
Roofing-Repairs & Renovations	$2,000,000
Site Development (Non-Depreciable Land Improv)	$2,000,000
	$95,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($3,000)
	Net Cost / (Savings): ($3,000)			($3,000)

Summary of Work

Thompson Hall will be renovated and have an addition constructed for Cyber and Computer Sciences (CCS) and Mathematical Sciences (MS) (given the physical, and disciplinary, proximity to CCS). The renovation is driven by the size, significance (at all levels), and rapid growth of the computer science and cyber operations programs and additional growth of the Mathematics program through the new concentration in Data. The renovation will focus on providing cyber ranges/ labs, a security operations center, and research spaces, all designed to provide the most up-to-date learning and training experiences for the Cyber and Computer Sciences students and areas for outreach and partnership with government agencies, peer colleges and universities, and K-12 groups. A renovation of Daniel Library will also be required to relocate Student Services (tutoring, mentoring, etc.).

Rationale

Thompson Hall, which houses Cyber and Computer Sciences (CCS) and Mathematical Sciences (MS), was constructed in 2001. The existing building will be utilized and renovated, but will require an addition to house the expanded spaces required by the growing needs of the Cyber and Computer Sciences (CCS) department. The CCS program has grown from 16 students in the fall of 2020 to 81 in the fall 2023, and requires up-to-date and expanded labs for research and training to meet the current demands.

Alternatives Considered

To maximize the available space in Thompson Hall, a phase of the project will include relocating Student Services (tutoring, mentoring, etc.) to Daniel Library, so that more space is available for CCS. This expands the potential area for CCS, but does not remove the need for an addition.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

The Citadel

Project Name

Byrd Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4742	**Overall Priority**	8/8

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Fire/Security	10
HVAC	30
Interior Finishes/Flooring/Fixtures	40
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$53,000,000
	$53,000,000

Project Costs	Amount
Basic Equipment	$3,900,000
Contingencies-Capital Projects	$9,300,000
Fee-Architectural, Engineering & Other	$5,000,000
Other Capital Outlay Costs	$3,800,000
Renovations-Buildings & Additions-Interiors	$31,000,000
	$53,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Uncategorized	General Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

Byrd Hall was constructed in 1968 and serves the chemistry and nursing departments. This project will replace the HVAC, electrical and mechanical systems as well as renovating existing lab space and classrooms to better serve modern learning needs. This renovation will also create space for the growing nursing program with additional simulation labs. Common areas and restrooms will be updated as part of the renovation.

Rationale

The building has received minor renovations in the past with the most recent being in 2022. The building HVAC, electrical and mechanical systems are original to the building and in poor condition. The building common areas, lab spaces and classrooms are original to the building and do not fit modern teaching styles. The growth of the nursing program requires additional simulation lab space to meet program needs.

Alternatives Considered

Byrd Hall is the only facility on campus equipped with the proper lab space for these programs. Demolition and reconstruction of the building are cost prohibitive. Renovation of the existing building is the only viable alternative.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Tri-County Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Anderson Campus Transportation, Logistics, and Utility Center

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	4636	**Overall Priority**	1/10

Project Type	Percentage
Construct Additional Facility	90
Repair/Renovate Existing Facility/System	10
	100%

Facility Type	Percentage
Parking/Roads/Site Development	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$22,500,000
[CP] State Appropriation	$5,535,000
[CP] State Appropriation	$2,500,000
[CP] State Appropriation	$465,000
	$31,000,000

Project Costs	Amount
Builders Risk Insurance	$400,000
Construction-Buildings & Additions	$20,000,000
Contingencies-Capital Projects	$1,350,000
Fee-Architectural, Engineering & Other	$2,250,000
Renovations-Buildings & Additions-Interiors	$3,000,000
Site Development (Non-Depreciable Land Improv)	$4,000,000
	$31,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$91,670	
Utilities	Other Funds - Existing	Indefinitely	$89,445	
	Net Cost / (Savings): $181,115		$181,115	

Summary of Work

(Phase I - #6311) This project consists of 3 new structures and an expansion of another. The Mechatronics building will be approximately 14,000 sf and be located adjacent to the current main campus building. An automotive/diesel program building will be approximately 21,000 sf and be located across the main drive in the south/west corner of campus. Approximately 12,000 sf of equipment and outdoor lab building/structures will be added along with an approximate 5,000 sf expansion and the renovation of 6,000 sf to the existing Academic building to house the CDL/Heavy Equipment & Power lineman programs. The truck driver training pad will also be expanded to accommodate a third section of classes as well as new parking, roads and sidewalks to accommodate the new buildings. All structures will be fully accessible with energy efficient systems. The project is warranted based on third party economic scans whose data supports the need for each of these services and programs in the Anderson area. State Funding source is Proviso 118.19 FY22-23 (W) $6.0 million and Proviso 118.22 $2.5M FY25-26 & College Plant Funds $22.5M.

Rationale

The existing facilities do not accommodate the growth of these programs. Additional and upgraded space will ensure the delivery of educational excellence expected at Tri County.

Alternatives Considered

The alternative would be not to build and expand to accommodate the growth of the Mechatronics and Transportation & Logistics programs to meet the need of these services and programs in the Anderson area.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

HVAC Program Relocation - WTC

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4788	**Overall Priority**	2/10

Project Type	Percentage
Construct Additional Facility	90
Repair/Renovate Existing Facility/System	10
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Fire/Security	20
Interior Finishes/Flooring/Fixtures	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,500,000
	$3,500,000

Project Costs	Amount
Builders Risk Insurance	$125,000
Construction-Buildings & Additions	$2,500,000
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$250,000
Renovations-Buildings & Additions-Interiors	$450,000
Site Development (Non-Depreciable Land Improv)	$75,000
	$3,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$15,840	
Utilities	Other Funds - Existing	Indefinitely	$12,660	
	Net Cost / (Savings): $28,500		$28,500	

Summary of Work

This project consists of a 6,000 square foot addition to the existing Workforce Training Center (WTC) to house the HVAC program. The addition will include classrooms, faculty offices, labs, conference rooms, and student engagement spaces.

Rationale

The HVAC program is currently located on the Pendleton campus. The space no longer accommodates the intended function due to the growth of the program.

Alternatives Considered

The alternative is to not to construct a building for the HVAC program relocation. Due to space needed for the expanding program, this option is not acceptable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Pendleton Campus - Miller Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	1/4
Project Number	4638	**Overall Priority**	3/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	5
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Other	5
Parking/Landscape	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$8,000,000
	$8,000,000

Project Costs	Amount
Builders Risk Insurance	$120,000
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$800,000
Renovations-Building Exteriors	$1,000,000
Renovations-Buildings & Additions-Interiors	$5,680,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($41,366)
Utilities	Other Funds - Existing	Indefinitely		($10,616)
	Net Cost / (Savings): ($51,982)			($51,982)

Summary of Work

The current 20,580 sf structure is the 3rd campus building comprising of a single story with CMU construction built in 1968 prior to the State's adoption of building codes. The renovated structure will address accessibility challenges and house instructional, administrative, and student study & engagement spaces while being fully code compliant. It will employ the latest in energy saving technologies. Funding for this project will be provided by college plant funds.

Rationale

Miller Hall was the third building constructed on campus in 1970 and the last capital investment excluding normal building maintenance was completed in 2002. The current space layouts were designed to temporarily host classroom instruction during other academic building renovations and not to meet the current needs or long-term use. Building systems and infrastructure have been extended beyond their anticipated service life.

Alternatives Considered

The only alternatives would be to do nothing or demolish the building and rebuild. Neither of these alternatives is considered acceptable. The consequence of not funding this project is to leave the building in an un-needed, un-utilized configuration and risk running operating systems to failure leaving the building uninhabitable

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Pendleton Campus Central Plaza Phase IV

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/4
Project Number	4640	**Overall Priority**	4/10

Project Type	Percentage
Site Development	100
	100%

Facility Type	Percentage
Parking/Roads/Site Development	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Parking/Landscape	80
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,000,000
	$3,000,000

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$250,000
Renovations-Utilities	$250,000
Site Development (Non-Depreciable Land Improv)	$2,350,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Central Plaza to be upgraded in the area between and around Ruby Hicks and the SSC to address and remove accessibility barriers, address pedestrian circulation / safety concerns and enhance aesthetics, circulation and functionality of a 50-year-old Plaza creating outdoor student collaboration and learning spaces. It also rebuilds and enhances areas by the central chiller line expansion project. Funding for this project will be college plant funds.

Rationale

This area has grown organically over time offering little cohesive circulation and presently does not meet accessibility standards. It consists primarily of concrete with little engagement amenities that would entice anyone to use the space for anything other than circulation. This is Phase IV of the Central Plaza Renovation master plan and failure to do it would leave half of the Colleges Central Core in an outdated, accessible deficient and unattractive condition.

Alternatives Considered

The only alternative, which is to do nothing and leave as is, is considered to be unacceptable by the College's leadership and community and would hurt recruitment & retention from both a student and employee perspective.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Easley Campus Academic Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4643	**Overall Priority**	5/10

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Building Envelope/Windows/Walls	20
				Electrical/Mechanical	20
				HVAC	20
				Interior Finishes/Flooring/Fixtures	20
				Roof	20
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$7,500,000	Builders Risk Insurance	$200,000
[CP] State Appropriation	$5,000,000	Construction-Buildings & Additions	$10,000,000
		Contingencies-Capital Projects	$500,000
		Fee-Architectural, Engineering & Other	$1,000,000
		Site Development (Non-Depreciable Land Improv)	$800,000
	$12,500,000		$12,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$66,000	
Utilities	Other Funds - Existing	Indefinitely	$52,750	
	Net Cost / (Savings): $118,750		$118,750	

Summary of Work

This project will consist of a new building, approximately 25,000 sq feet, designed to house healthcare programs which will be relocated from the Pendleton Campus. The current building does not allow for growth. Based on WorkForce needs, the Easley campus has been identified as an optimal hub for additional healthcare programs. The building will be fully accessible while meeting or exceeding the latest energy efficiency standards. Funding for this project will be $7.5M College funds and $5.0M State Appropriations.

Rationale

The project is warranted based on third party economic scans whose data supports the need for these types of services and programs in the Easley area.

Alternatives Considered

The alternative would be not to address the demands of services and programs in the Easley area. This option is not feasible.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Oconee Campus - Forestry

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	4644	**Overall Priority**	6/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$2,000,000
[CP] State Appropriation	$6,000,000
	$8,000,000

Project Costs	Amount
Builders Risk Insurance	$120,000
Construction-Buildings & Additions	$6,000,000
Contingencies-Capital Projects	$280,000
Fee-Architectural, Engineering & Other	$600,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$8,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$55,440	
Utilities	Other Funds - Existing	Indefinitely	$44,310	
	Net Cost / (Savings): $99,750		$99,750	

Summary of Work

This building, approximately 21,000 square feet, will house the college's new Forestry Program. It will include classrooms, laboratories, student engagement spaces, faculty offices and other infrastructure necessary to successfully conduct the program. Funding will be $6.0M state Proviso 118.22 FY25-26 and $2.0M College Funds.

Rationale

The project is warranted based on third party economic scans whose date supports the need for this program in the Oconee area.

Alternatives Considered

The college does not have an existing facility to house this new academic program.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Pendleton Campus IBDC Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4713	**Overall Priority**	7/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	60
Parking/Landscape	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,000,000
[CP] State Appropriation	$4,000,000
	$7,000,000

Project Costs	Amount
Builders Risk Insurance	$120,000
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$580,000
Renovations-Building Exteriors	$500,000
Renovations-Buildings & Additions-Interiors	$5,500,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($28,140)
Utilities	Other Funds - Existing	Indefinitely		($9,922)
	Net Cost / (Savings): ($38,062)			($38,062)

Summary of Work

This project will consist of renovating the 22,000 sf, 35-year-old, single story, CMU constructed building that hasn't had a major renovation to date. The renovated building will house instructional, administrative, faculty offices and student study & engagement spaces. The renovated space will employ the latest energy saving technology and address all accessibility challenges. We anticipate a funding request of $4 million but not in the upcoming budget year.

Rationale

The IBDC building was constructed in 1989 with no major renovations, aside from normal maintenance and repairs. The existing layout does not align with the current pedagogy or student expectations.

Alternatives Considered

The only alternative would be to do nothing or demolish building and rebuild. Neither of these alternatives is considered acceptable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Advanced Manufacturing & Automation Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	4714	**Overall Priority**	8/10

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	20
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	10
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$25,000,000
[CP] State Appropriation	$25,000,000
	$50,000,000

Project Costs	Amount
Builders Risk Insurance	$800,000
Construction-Buildings & Additions	$40,000,000
Contingencies-Capital Projects	$2,200,000
Fee-Architectural, Engineering & Other	$3,000,000
Site Development (Non-Depreciable Land Improv)	$4,000,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$69,089	
Utilities	Other Funds - Existing	Indefinitely	$55,219	
	Net Cost / (Savings): $124,308		$124,308	

Summary of Work

A new academic building will be constructed to replace the existing Wilson and Cleveland Halls. Wilson and Cleveland Halls are single story buildings constructed in 1975 with specific purposes in mind, Automotive for Wilson and Industrial programs for Cleveland. Given the age and buildings' design/construction, both have outlived their useful purpose for today's academic program needs. The new building, approximately 50,000 sq feet, will include an 800-seat auditorium, classrooms and instructional spaces, faculty offices and student engagement spaces. The building will also address the long-standing critical need of vertical circulation from the lower parking areas to the college plaza level.

Rationale

The current buildings were constructed for programs that have been relocated to other areas/campuses. The new building will also address the long-standing critical need of vertical circulation from the lower parking areas to the college plaza level

Alternatives Considered

The alternative would be not to address the need for updated instructional spaces and do nothing. This alternative is not acceptable.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Pendleton Campus - Anderson Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	4642	**Overall Priority**	9/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	5
HVAC	30
Interior Finishes/Flooring/Fixtures	20
Parking/Landscape	5
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$13,000,000
[CP] State Appropriation	$7,000,000
	$20,000,000

Project Costs	Amount
Builders Risk Insurance	$300,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Renovations-Building Exteriors	$1,052,000
Renovations-Buildings & Additions-Interiors	$15,648,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($52,000)
Utilities	Other Funds - Existing	Indefinitely		($17,674)
	Net Cost / (Savings): ($69,674)			($69,674)

Summary of Work

Built in 1968, Anderson Hall is the second oldest building on campus. Its last renovation was in 2001. Renovations to the 40,000 sq foot building include new HVAC, plumbing and electrical distribution systems, roof & building envelope, classrooms and instructional spaces.

Rationale

Anderson Hall was the second building constructed on campus in 1968 and the last capital investment excluding normal building maintenance was completed in 2001. Current lab layouts were not designed to host and deliver 21st century technical skills and the student out-reach offices suites are dis-jointed and poorly laid out reducing service delivery efficiency and lacking a welcoming & inviting presence.

Alternatives Considered

The only alternatives would be to do nothing or demolish the building and rebuild. Neither of these alternatives is considered acceptable. The consequence of not funding this project is to not bring the current classroom, lab and office environments up to the most current, research-based, best practice instructional methodologies or pedagogy and continue to use energy at less-than-optimal efficiency.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Tri-County Technical College

Project Name

Fulp Hall Renovation - Pendleton Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4667	**Overall Priority**	10/10

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	5
HVAC	20
Interior Finishes/Flooring/Fixtures	60
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$10,000,000
[CP] State Appropriation	$10,000,000
	$20,000,000

Project Costs	Amount
Builders Risk Insurance	$340,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$1,500,000
Renovations-Building Exteriors	$500,000
Renovations-Buildings & Additions-Interiors	$15,660,000
Roofing-Repairs & Renovations	$1,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	General Funds - Existing	Indefinitely		($52,000)
	Net Cost / (Savings): ($52,000)			($52,000)

Summary of Work

Fulp Hall was constructed in 1998, and the building is due for a major renovation that includes the overhaul of its HVAC system, science labs, roof, furnishings, finishes and building envelope. Fulp Hall is 82,250 square feet.

Rationale

Due to the age of the existing building, upgrades and renovations are necessary to meet today's academic program and instructional needs.

Alternatives Considered

The alternative would be not to renovate. This alternative is not acceptable.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Trident Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Berkeley Campus Renovation - Transportation & Logistics Center

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/4
Project Number	4846	**Overall Priority**	1/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Electrical/Mechanical	20
Fire/Security	5
HVAC	20
Other	35
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$1,400,000
[CP] Capital Reserve Fund	$1,500,000
[CP] Other Funds	$8,826,629
[CP] State Appropriation	$6,600,000
[CP] State Appropriation	$5,000,000
[CP] State Appropriation	$16,306,515
[CP] State Appropriation	$6,000,000
	$45,633,144

Project Costs	Amount
Basic Equipment	$5,627,972
Contingencies-Capital Projects	$4,553,314
Fee-Architectural, Engineering & Other	$5,171,972
Renovations-Building Exteriors	$6,878,640
Renovations-Buildings & Additions-Interiors	$16,701,246
Site Development (Non-Depreciable Land Improv)	$6,700,000
	$45,633,144

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$307,000	
Other Expenses	Other Funds - Additional	Indefinitely	$127,205	
Utilities	Other Funds - Additional	Indefinitely	$348,655	
	Net Cost / (Savings): $782,860		$782,860	

Summary of Work

(Phase II - #6224) The Berkeley Campus Renovation project is currently under construction. The scope of this project includes the repair, renovation, and improvement of existing building infrastructure to accommodate new and expanding programs. HVAC, electrical, plumbing, lighting, wastewater, stormwater, and fire alarm systems are being replaced or upgraded. High bay shop areas are being renovated to accommodate large vehicles and equipment. Interior spaces are being reconfigured to accommodate new and expanded programs. Interior finishes in classrooms, offices, and hallways are being replaced. Door locks and hardware are being updated. Bathrooms are being renovated with new surfaces and fixtures. Exterior split block is being encapsulated with a new cladding system. High speed broadband access is being provided. A flexible classroom and meeting space is being created with an expansion. A front entrance is being created. Driveways are being repaired and upgraded. Lighting, security cameras, and fencing are being provided for outdoor training areas. The kitchen will be replaced with new, and furniture will be replaced. The project has already been established with a budget of $37,533,144 with fund sources from the FY 21-22 Capital Reserve Fund H.4101 (24), Proviso 118.18 (27)(v) FY 21-22, Proviso 118.18 (27)(u) FY 21-22, Proviso 118-19 (26)(x) FY22-23, and Trident Technical College Funds. The college requests a budget increase of $8,100,000 to cover unsuitable soil conditions, additional unforeseen asbestos abatement, additional land disturbance requirements, cost escalation, tariffs, and a required second truck driving pad.

Rationale

This project increase request is for $8,100,000. During the final design, the Construction Manager At-Risk (CMR) returned with a much higher-than expected construction cost estimate. The increase was a reflection of inflation in the Charleston area, supply chain disruptions, labor shortages, and anticipated tariffs. Additionally, the college added a second CDL pad due to increased student enrollment. During the permitting phase, the local jurisdiction mandated additional storm water requirements that were not included in the original design. As construction commenced, unsuitable soils were discovered, and asbestos water proofing was found to be inside all exterior walls. The asbestos had to be abated wherever the building envelope was penetrated. Lastly, the college has a need to add the furniture and IT/AV equipment to the project to support the workforce training.

BACKGROUND: This economic development project to renovate the Trident Tech campus in Berkeley County addresses the challenge of providing transportation, distribution and logistics (supply chain) services to the region by accommodating the workforce needs of diverse employment sectors. Renovated space will house Commercial Driving License (CDL) training and a new diesel mechanic program to expand the talent pipeline as well as other lab and classroom areas.

The project will repurpose the outdated 40-year-old main building to serve the transportation and supply chain needs of existing and new industries within the logistics sector including transportation and air freight providers as well as warehouse and distribution centers. Additional high-bay training spaces and labs are required to help meet new industry demands and the growing manufacturing plants located nearby such as the Volvo and Mercedes plants and the Walmart Distribution Center.

STEM-related renovations are required to provide high-speed broadband access to support high-demand career options in areas such as information technology, logistics, engineering technology. and advanced manufacturing. For the facility to meet current standards, critical infrastructure upgrades are needed in areas such as electrical power, wastewater, storm water, and roads. Additional work is necessary to correct facilities maintenance issues such as HVAC and other building components.

Flexible classroom and training space will provide economic development opportunities for Manufirst and other industry-specific training and for functions such as supplier and indirect purchasing outreach events, job fairs, community workforce information sessions, and career exploration events.

This facility will serve as a high-tech workforce training facility for Trident Tech students including apprentices and adults seeking new skills and job opportunities currently available. Berkeley is one of the fastest growing counties in both S.C. and the country.

Alternatives Considered

N/A

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Building 920 Roof Replacement Phase 1
(Southeast Side)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/4
Project Number	4744	**Overall Priority**	2/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	10
Office/Administration	20
Program/Academic	70
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$3,300,000
	$3,300,000

Project Costs	Amount
	$305,500
Fee-Architectural, Engineering & Other	$164,500
Roofing-Repairs & Renovations	$2,830,000
	$3,300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($20,000)
	Net Cost / (Savings): ($20,000)			($20,000)

Summary of Work

Replace one half of the existing roof on Building 920 - roughly 110,000 SF as a phase one of two phases on this project. The total roofing size (including both phases) is 220,000 SF. This project was submitted for approval in May 2025 and went before the JBRC and SFAA in August 2025. The 2nd half of the roof will be replaced in FY28.

Rationale

The existing roof system was installed 20 years ago in 2005. The roof has exceeded its 20-year life expectancy and manufacturer's warranty. Over the years, the roof has undergone multiple repairs, but leaks persist. Numerous leaks cause wet ceiling tiles in academic spaces. Deficiencies include but are not limited to unadhered end and head laps, alligatoring, patches, open base flashings, and random punctures. A recent moisture investigation revealed the roof system was wet down to the deck.

Alternatives Considered

The complexity of the original construction and existing HVAC equipment prohibits successful spot repair. Older repairs were unsuccessful. There are no alternatives other than to replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Palmer Campus Roof Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/4
Project Number	4738	**Overall Priority**	3/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Roof	60
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,300,000
	$4,300,000

Project Costs	Amount
Contingencies-Capital Projects	$430,000
Fee-Architectural, Engineering & Other	$64,500
Roofing-Repairs & Renovations	$3,805,500
	$4,300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($20,000)
Utilities	General Funds - Existing	Indefinitely		($5,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

The roof is roughly 70,000 SF. Replace the existing roof with new that will include a 20-year manufacturer's warranty. Some minor abatement will be required.

Rationale

The Palmer Campus roofs consist of one at 54,000 SF over the original classroom building installed in 1985, one at 9,000 SF installed over the kitchen/culinary area in 1995, and one at 7,000 SF installed over the library in 2006. Accordingly, all roofs will be over 20 years old by the time construction begins, and all have exceeded their life expectancy and manufacturers' warranties. Coatings and patches have been installed to extend the life of each roof, but numerous leaks remain permeating the building with each rain.

Alternatives Considered

Continued patching to prevent water intrusion is no longer feasible or effective, and there are no other alternatives available other than to replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Building 630 Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/4
Project Number	4876	**Overall Priority**	4/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	70
Replace Existing Facility/System	20
	100%

Facility Type	Percentage
Office/Administration	25
Program/Academic	75
	100%

Building Components Affected	Percentage
HVAC	20
Interior Finishes/Flooring/Fixtures	80
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$5,680,787
[CP] State Appropriation	$519,213
	$6,200,000

Project Costs	Amount
Basic Equipment	$575,000
Contingencies-Capital Projects	$620,000
Fee-Architectural, Engineering & Other	$730,000
Renovations-Buildings & Additions-Interiors	$2,775,000
Renovations-Utilities	$1,500,000
	$6,200,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($15,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

Replace the remaining original water source heat pumps with new throughout the building. Renovate all original areas of the building to include furring out existing bock walls with sheetrock, painting, replacing VCT with LVT, and replacing existing stained/rusted ceiling grid and tile with new. Replace any original incandescent and fluorescent lighting with LED's, and replace all acoustic panels with new.

Rationale

Building 630 was constructed in 1989, and most of the original mechanical equipment remains in operation. The water source heat pumps break down frequently, and parts are difficult or impossible to procure. When these units are down, classes have to be cancelled or relocated - which is problematic in specialty labs where there are no alternative locations to teach class. Most of the original building finishes remain, and they reflect 36 years of use. The building needs a refresh throughout.

Alternatives Considered

For the mechanical replacement, the only alternative is to continue to make costly repairs where possible. There is no alternative to the building refresh other than to allow the building to remain in its current condition.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Buildings 700/800 Defense Sector-Advanced Manufacturing-SCIEAT

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4877	**Overall Priority**	5/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	10
Repair/Renovate Existing Facility/System	80
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	30
Roof	5
Water/Sewer	15
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$9,153,895
[CP] State Appropriation	$5,000,000
[CP] State Appropriation	$31,615,579
	$45,769,474

Project Costs	Amount
Basic Equipment	$2,026,000
Contingencies-Capital Projects	$4,500,000
Fee-Architectural, Engineering & Other	$5,868,191
Renovations-Building Exteriors	$5,000,000
Renovations-Buildings & Additions-Interiors	$24,745,283
Renovations-Utilities	$3,630,000
	$45,769,474

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$420,000	
Other Expenses	Other Funds - Additional	Indefinitely	$172,200	
	Net Cost / (Savings): $592,200		$592,200	

Summary of Work

$5M was awarded to Trident Tech from FY22-23 H.4301 Capital Reserve Fund Line (653) for this project. Additional funding for this project has been requested for inclusion in the FY 2026-2027 State budget.

Building and grounds infrastructure for two interconnected 1970s-era buildings (Buildings 700/800) will be repaired, renovated, and modernized to provide training space to accommodate new and expanding advanced manufacturing and industrial technology, automotive, transportation and logistics, cyber and security systems, and physical science programs to meet the needs of the nation's defense industry sector.

Existing classroom and laboratory space will be upgraded and converted to support multiple physical science, automotive, engineering technology, and other advanced manufacturing and industrial technology programs of study. Classroom and laboratory spaces will be equipped with tooling and instrumentation that have the flexibility for technological advancements and can support instruction to multiple classes simultaneously.

High-voltage and EV charging safety infrastructure will be installed. Air conditioning duct work will be replaced, and shop spaces will be renovated to accommodate large and tall vehicles and equipment. Electric vehicle compliant vehicle lifts will be installed. External roll-up double-doors will be replaced. Fences will be relocated, and exterior training spaces will be paved, resurfaced, covered or enclosed. Lighting, security cameras, fencing, and safety equipment will be provided for outdoor training areas.

HVAC, electrical, plumbing, pneumatic, lighting, IT, safety, fire alarm, wastewater, stormwater, and other facility systems will be replaced, expanded, and upgraded. Hallways and interior space will be reconfigured to accommodate new and expanded programs. Interior finishes in classrooms, offices, and hallways will be replaced. Door frames, locks and hardware will be upgraded. Flexible IT cabling and infrastructure will be installed. Bathrooms will be renovated with new surfaces and fixtures. Exterior walls will be resurfaced. Furniture will be replaced.

Rationale

This economic development project to renovate two aging buildings on the Trident Tech campus in North Charleston addresses the challenge of meeting the growing needs of the nation's defense industrial sector by providing workforce technicians to accommodate new and expanding advanced manufacturing and industrial technology, automotive, transportation and logistics, cyber and security systems, and physical science programs.

The Charleston region is now a strategic center for national defense infrastructure with Joint Base Charleston, a major military base; the State Ports Authority, a key seaport on the East Coast; and soon the U.S. Coast Guard's new "mega base." South Carolina is also home to Mercedes-Benz, BMW, Arrival, Proterra, Volvo, BMW, Scout, Bosch, Redwood Materials, Envision and more. All of these companies seek to grow their market share considerably. The demand for a trained workforce is outpacing the number of qualified applicants.

Trident Tech's student enrollment in advanced manufacturing technologies has increased, but it has become evident that the existing small lab will not meet the growing needs of these industries. Additional lab space and training capacity are required to truly provide a workforce pipeline for the future. To meet the skills gap needs of our region, a significant capital project to renovate two older (1970s era) existing buildings on Thornley Campus is needed.

The renovated labs, designed to provide quality instruction to multiple classes simultaneously, will be equipped with tooling and instrumentation with the flexibility of technological advancements. This project will create hybrid learning environments for upskilling workers and educating two-year college students to support the emerging defense industry sector, existing auto industry, and the multiple innovative companies choosing to locate here.

The project will provide high-tech training space supporting training for up to 700 Trident Tech students annually as advanced manufacturing technicians, engineering technology technicians, cyber and security, transportation and logistics, and electric vehicle technicians. This facility will also support workforce training programs for apprentices and adults seeking new skills and job opportunities to support these manufacturing sectors and associated technologies.

Alternatives Considered

There are no other options other than to leave the building in its existing condition where classrooms and labs do not meet the current needs of the industry nor modern teaching pedagogies.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Building 400 Defense Sector-Welding and Ship Building Renovation Phase 1

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4851	**Overall Priority**	6/12

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
HVAC	5
Interior Finishes/Flooring/Fixtures	65
Roof	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,886,000
[CP] State Appropriation	$7,544,000
	$9,430,000

Project Costs	Amount
Contingencies-Capital Projects	$820,000
Fee-Architectural, Engineering & Other	$550,000
Renovations-Building Exteriors	$1,000,000
Renovations-Buildings & Additions-Interiors	$6,030,000
Renovations-Utilities	$200,000
Roofing-Repairs & Renovations	$830,000
	$9,430,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($75,000)
	Net Cost / (Savings): ($75,000)			($75,000)

Summary of Work

Building and grounds infrastructure for a 1960s-era building (Building 400) will be repaired, renovated, and modernized to provide training space to accommodate new and expanding welding, ship building, and advanced manufacturing and industrial technology programs to meet the needs of the nation's defense industry sector.

The existing roof will be replaced with new, classrooms will be reconfigured and modernized, and offices spaces will be outfitted for improved functionality, restrooms will be upgraded to meet ADA accessibility, encapsulate wall and ceiling insulation, replace exterior metal siding with new, and add a small outdoor covered space for cutting and grinding. The old 1993 Donaldson welding exhaust system will be replaced with new. With this replacement, volume dampers will be installed, extraction arms and duct fittings will be replaced, and the duct layout will be redistributed to improve airflow. Asbestos abatement will occur throughout the building.

Rationale

This economic development project to renovate Building 400 (Welding) on the Trident Tech campus in North Charleston addresses the challenge of meeting the growing needs of the nation's defense industrial sector by providing workforce technicians to accommodate new and expanding welding, ship building, and other advanced manufacturing and industrial technology programs.

The Charleston region is now a strategic center for national defense infrastructure with Joint Base Charleston, a major military base; the State Ports Authority, a key seaport on the East Coast; and soon the U.S. Coast Guard's new "mega base." South Carolina is also home to Mercedes-Benz, BMW, Arrival, Proterra, Volvo, BMW, Scout, Bosch, Redwood Materials, Envision and more. All of these companies seek to grow their market share considerably. The demand for a trained workforce is outpacing the number of qualified applicants.

The existing metal roof of Building 400 is original to the 1968 building and while it has been repaired multiple times, leaks persist. The flat roof on Building 400 was installed in 2004. It has exceeded its manufacturer's warranty, and while it has been repaired multiple times, leaks continue. The existing fume hood extractor was installed in 1993 and breaks down frequently. It has out served its useful life, and Facilities Maintenance is frequently ordering new parts and motors. Welding cannot occur when the extractor is out of commission. The existing restrooms are in need of a refresh. Fixtures are old and mismatched, and neither restroom meets ADA requirements. Furthermore, the Women's restroom capacity does not match that of the Men's restroom. Classrooms and the lab are in need of a refresh, the A/V needs to be updated, and the classrooms need to be realigned to meet modern teaching pedagogies.

Alternatives Considered

There are no other alternatives to the roof replacement and fume hood extractor replacement other than to continue to make costly repairs. The classroom and lab renovation could be delayed, but their condition will continue to deteriorate.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Buildings 300, 410, & 500 Student Services One Stop Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5254	**Overall Priority**	7/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	10
Office/Administration	20
Program/Academic	70
	100%

Building Components Affected	Percentage
Fire/Security	5
HVAC	45
Interior Finishes/Flooring/Fixtures	25
Roof	25
	100%

Fund Sources	Amount
[CP] State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Contingencies-Capital Projects	$400,000
Fee-Architectural, Engineering & Other	$400,000
Renovations-Buildings & Additions-Interiors	$3,200,000
Renovations-Utilities	$1,000,000
Roofing-Repairs & Renovations	$1,000,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

The college wishes to make building improvements to Buildings 300, 410, and 500 and consolidate operations by establishing a "One-Stop" for Student Services. This scope of work includes replacing existing mechanical systems, updating the fire alarms as required by code, and renovating the public areas of the buildings. The interior renovation includes but is not limited to miscellaneous ceiling grid and tile replacement, painting, replacing fluorescent lighting with LED's, and flooring repair and replacement.

Rationale

Student Services operations currently take place in three buildings - Buildings 300, 410, and 500. The college wishes to consolidate these activities and establish Building 410 as a Student Services "One Stop" and become a focal point for student activity. As operations are relocated from Buildings 300 and 500, repairs and refreshes will be needed to repurpose the use of these spaces.

Currently, the existing roofs are at least 20-years old and leak in multiple areas. Roof repairs are common, and the manufacturers' warranties have expired or will expire soon. Accordingly, many of the buildings' mechanical systems are original to the buildings. These units have exceeded their life expectancy and break down frequently. Parts are difficult to procure, and the controls system is old with outdated software. Reflecting years of use, the public areas of the buildings need a refresh. Walls need to be painted, and the ceiling grid and tile are stained and need to be replaced with new seismically rated systems.

Alternatives Considered

The roof replacement could be delayed, but the repair costs will continue to increase annually. There are no alternatives to replacing the mechanical systems as they have exceeded their life expectancy. The refresh could be delayed, but as these buildings are the center for student activity, the aesthetics need to be improved.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Building 920 Roof Replacement - Phase 2
(Northwest Side)

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4882	**Overall Priority**	8/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	20
Office/Administration	20
Program/Academic	60
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$3,300,000
	$3,300,000

Project Costs	Amount
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$200,000
Roofing-Repairs & Renovations	$2,800,000
	$3,300,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($8,000)
	Net Cost / (Savings): ($8,000)			($8,000)

Summary of Work

The summary of work for this CPIP project includes the roof replacement for the remaining half of Building 920 - approximately 110,000 SF of low-slope, smooth surface asphalt built-up roof on the north side of the building.

Rationale

The existing roof system was installed 20 years ago in 2005. It has exceeded its 20-year life expectancy and manufacturer's warranty. Over the years, the roof has undergone multiple repairs, but leaks persist. There are numerous leaks in academic spaces. Deficiencies include but are not limited to unadhered end and head laps, alligatoring, patches, open base flashings, and random punctures. A recent moisture intrusion investigation revealed the roof system was wet down to the deck.

Alternatives Considered

The complexity of the original construction and existing HVAC equipment installed on the roof prohibit successful spot repair. Earlier repairs prove unsuccessful. The only alternative is to replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Bldg 510 HVAC Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5255	**Overall Priority**	9/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
HVAC	95
Interior Finishes/Flooring/Fixtures	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$9,700,000
	$9,700,000

Project Costs	Amount
Contingencies-Capital Projects	$970,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$600,000
Renovations-Utilities	$7,130,000
	$9,700,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely		($50,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

Building 510 is a 42,500 SF building that serves as the library for all of Trident Tech's campuses. Accordingly, it continues to be one of the most used buildings on campus by Trident Tech students. Built in the mid 1990's, all mechanical systems and piping are original to the building - 30 years old. This project would replace all chilled water piping, corroded areas of hot water piping, piping insulation, fan coil units (FCUs), air handler units (AHUs), valves, sensors, and VAV boxes with new. Stained ceiling tiles and damaged grid will be replaced as needed.

Rationale

The chilled water piping throughout the building is in terrible condition due to severe corrosion. Specific areas of the hot water piping are corroded as well - especially at valves and fittings. The chilled Water AHUs are in bad condition with corroded coils and pans. The FCUs have corrosion. These systems have exceeded their life expectancy and break down frequently. The chilled water piping is in the worst condition. Leaks occur frequently.

Alternatives Considered

There is no alternative available.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus Buildings 100, 200, and 300 Academic Refresh

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5291	**Overall Priority**	10/12

Project Type	Percentage
Architectural and Engineering	10
Repair/Renovate Existing Facility/System	90
	100%

Facility Type	Percentage
Office/Administration	25
Program/Academic	75
	100%

Building Components Affected	Percentage
Fire/Security	10
HVAC	10
Interior Finishes/Flooring/Fixtures	70
Roof	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$600,000
Renovations-Buildings & Additions-Interiors	$2,800,000
Renovations-Utilities	$1,000,000
Roofing-Repairs & Renovations	$1,000,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($55,000)
	Net Cost / (Savings): ($55,000)			($55,000)

Summary of Work

On the Thornley Campus, in Buildings 100, 200, and 300, abate flooring, mechanical rooms, and window seals as needed. Replace VCT with LVT, replace existing lighting with LEDs, and replace existing ceiling tiles and grid with new seismic rated systems. Paint as needed. Repair mechanical systems as needed and patch roofing at current leak locations.

Rationale

Buildings 100, 200, and 300 are heavily used by students, faculty, and Staff at TTC. Buildings 100 and 200 were constructed in 1964, and building 300 was constructed in 1967. All 3 buildings reflect years of use and need repair. Flooring needs to be abated throughout, and accordingly, flooring needs to be replaced in many locations. A refresh is needed with new painting and new lights. Repairs need to be made to the mechanical systems and the roofs.

Alternatives Considered

There are no other alternatives other than to keep making costly repairs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Palmer Campus Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5089	**Overall Priority**	11/12

Project Type	Percentage
Architectural and Engineering	10
Environmental	5
Repair/Renovate Existing Facility/System	80
Site Development	5
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Fire/Security	5
HVAC	25
Interior Finishes/Flooring/Fixtures	50
Parking/Landscape	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$25,000,000
	$25,000,000

Project Costs	Amount
Contingencies-Capital Projects	$2,500,000
Fee-Architectural, Engineering & Other	$2,500,000
Renovations-Building Exteriors	$4,000,000
Renovations-Buildings & Additions-Interiors	$9,000,000
Renovations-Utilities	$6,000,000
Site Development (Non-Depreciable Land Improv)	$1,000,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($150,000)
	Net Cost / (Savings): ($150,000)			($150,000)

Summary of Work

This project will serve as a significant renovation to the Palmer Campus. The scope of work is as follows:
Replace existing mechanical equipment on the Palmer Campus with new. Renovate up to 8 original gang restrooms. This work will include replacing existing fixtures with new, low flow products, replacing toilet partitions, updating finishes, and making the restrooms ADA compatible. The building envelope will be repaired, and the original windows and early 1980's windows will be replaced with new energy-efficient double-paned glass units. The parking lot will be milled, paved, and striped. The drainage issues will be addressed, and a bus loop will be added to serve large groups visiting the campus. Throughout the original building, asbestos and lead paint will be abated. Light fixtures will be replaced with new LEDs, and finishes will be updated. Work will include replacing ceiling tiles and grid with new seismically rated systems, painting, replacing carpet with new, and replacing VCT with LVT flooring.

Rationale

A large portion of the Palmer Campus building is the original C. A. Brown High School that was constructed in 1962. Much of this building remains in its original condition. Many of the windows are from 1962 while others were replaced in the early 1980s. Regardless, most windows leak and are no longer operable. At the same time, they are single paned and are not energy efficient. Building envelope repairs are needed to address wall leaks and cracks. The original gang restrooms have broken or mismatched fixtures, and they are not ADA compliant. The parking lot is cracked, and lines are no longer visible. Storm drains are clogged or collapsed contributing to frequent flooding during large rain events. Paint is peeling throughout the original building, and ceilings are stained and/or sagging. The finishes are in need of a refresh. The original classrooms are heated and cooled by 30+ year-old Scholar units that serve individual rooms only. These units break down frequently, and parts are difficult to procure. When these units break, classes have to be cancelled or rescheduled. The controls system is old with outdated software. Centralized roof-top mounted units that serve large portions of the building are needed for energy efficiency, thermal comfort, and humidity control.

Alternatives Considered

There are no alternatives other than to continue to make costly repairs to the parking lot, mechanical systems, restrooms, building envelope, and interior finishes.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Trident Technical College

Project Name

Thornley Campus HVAC Improvements - Buildings 940 & 950

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5091	**Overall Priority**	12/12

Project Type	Percentage
Architectural and Engineering	10
Replace Existing Facility/System	90
	100%

Facility Type	Percentage
Athletic/Recreational	5
Auxiliary/Housing/Food Service/Laundry	10
Office/Administration	20
Program/Academic	60
Support Services/Storage/Maintenance	5
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Contingencies-Capital Projects	$600,000
Fee-Architectural, Engineering & Other	$600,000
Renovations-Utilities	$4,800,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely		($25,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

Replace existing, aging HVAC systems located in Buildings 940 and 950. Modify the existing systems to bring them up to current code for classroom use. Add HVAC to unconditioned spaces in both buildings.

Perform HVAC component repairs. This work consists of, but is not limited to replacement of pumps, mini-split components, compressors, fan condensers, blower assemblies, coils, and upgrades to chiller assembly system electrical cables. Clean mold from ducts and interior of units identified during a recent clean air study.

Rationale

There are multiple units in Buildings 940 and 950 that are beyond their useful life. Costs to repair these systems continue to increase, and many replacement components are either obsolete or difficult to procure. Frequently, areas within these buildings are without conditioned air for weeks. The combined costs to upgrade controls, perform contracted HVAC repairs and replace units are well-beyond the annual operational budget forecasts.

In Building 940, there is unconditioned warehouse space that needs to be transitioned into conditioned space. There is a need to convert this area into classrooms and offices.

Furthermore, in Building 950, existing mechanical equipment does not meet current code requirements for classroom use. The existing equipment needs to be retrofitted and expanded to accommodate the occupancy change.

Alternatives Considered

The only alternative is to continue making costly repairs to worn-out HVAC equipment. The unconditioned space can remain unconditioned, but this space will remain unusable. For the areas in 950 that do not meet current code requirements due to a change in occupancy, this space will remain unusable for classrooms.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Aiken

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Science Building Enhancement and Modernization

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/1
Project Number	5221	**Overall Priority**	1/7

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	20
HVAC	30
Interior Finishes/Flooring/Fixtures	25
Other	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,350,000
	$8,350,000

Project Costs	Amount
Basic Equipment	$750,000
Construction-Buildings & Additions	$6,015,000
Contingencies-Capital Projects	$750,000
Fee-Architectural, Engineering & Other	$835,000
	$8,350,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($3,600)
Utilities	Other Funds - Existing	Indefinitely		($9,600)
	Net Cost / (Savings): ($13,200)			($13,200)

Summary of Work

The project will expand the Sciences Building by adding three additional instructional laboratories and renovating the building to modernize the existing lab spaces. The new labs will support environmental work in biology and chemistry and applied research. Renovated labs will receive new hoods, plumbing and mechanical systems, and finishes. The renovations will also provide more efficiently sized offices, allowing faculty to move out of temporary offices. The scope of work also addresses capital renewal concerns such as HVAC and elevators typical among buildings of this age.

Rationale

This funding request will extend the useful life of the current Science Building by many years. The project is a priority for the campus and has received state funding for the design and construction. This renovation will respond to enrollment growth and long-standing maintenance needs. Occupational efficiency, enhanced safety and hygiene, updated lab environments reflecting modern learning pedagogies, improved structural issues, and increased programs allowing external collaborative applied research deliverables are among other benefits.

Alternatives Considered

Constructing a separate facility in lieu of an addition and renovation to the existing science building would be more costly as the building is a good candidate for capital renewal and modernization.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Nursing/Health Sciences Building Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	5171	**Overall Priority**	2/7

Project Type	Percentage
Construct Additional Facility	70
Repair/Renovate Existing Facility/System	30
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	35
Interior Finishes/Flooring/Fixtures	35
Other	5
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$15,000,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Renovations-Building Exteriors	$2,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$80,000	
Utilities	Other Funds - Existing	Indefinitely	$120,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

As the School of Nursing continues to grow, more space is needed, particularly for classrooms, labs, and office space. This project will help expand the building to meet the additional demand for space for health science majors.

Rationale

Additional space is needed as the nursing program has expanded to two additional campuses and is tele-streamed to students. There are plans to add Master of Science in Nursing and Doctor of Nursing Practice programs, Exercise & Sports Sciences programs, and other health science majors to the building.

Alternatives Considered

Consideration was given to renovating space within the existing nursing building, but there is no available square footage or space that will meet this need. The vision for this building is for it to be co-located near the existing nursing building so there can be efficient utilization of laboratory and simulation space.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Penland Renovation/Welcome Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	5173	**Overall Priority**	3/7

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	85
Support Services/Storage/Maintenance	15
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Contingencies-Capital Projects	$950,000
Fee-Architectural, Engineering & Other	$450,000
Renovations-Buildings & Additions-Interiors	$8,600,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
Utilities	Other Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

This project will create both a Welcome/Visitor Center along with a One-Stop Service Center at the existing Penland Building for all those who visit and attend USC Aiken.

Rationale

The Welcome Center will serve as the starting point for recruitment of new students, family, community members, and others who we plan to entice to attend the university. By providing The Pacer Welcome Center, the University's recruitment presence and efforts will be greatly expanded and will allow USC Aiken to compete more effectively for outstanding South Carolina students. This will help the University raise additional revenue, enhance community presence, and provide a much more centralized place for the visitor experience.

Alternatives Considered

Consideration of constructing a new facility was given. However, with available space within the Penland Building, constructing a separate facility in lieu of renovating the existing Penland building would be cost prohibitive.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Deferred Maintenance, Renovations and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	5461	**Overall Priority**	4/7

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$16,000,000
	$16,000,000

Project Costs	Amount
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$720,000
Renovations-Building Exteriors	$5,500,000
Renovations-Buildings & Additions-Interiors	$5,500,000
Roofing-Repairs & Renovations	$2,780,000
	$16,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($55,000)
Utilities	Other Funds - Existing	3 Years+		($25,000)
	Net Cost / (Savings): ($80,000)			($80,000)

Summary of Work

This request will address a broad range of facilities needs across campus, including restroom upgrades, roof and HVAC replacements, flooring, painting, elevator refurbishments, and building envelope and window repairs to prevent water infiltration. Additional projects include electrical panel replacements, emergency lighting, boiler and door replacements, and improvements to sidewalks, landscaping, roads, and parking areas.

Rationale

The funding will allow for the campus to address critical maintenance, repairs, and renovations to keep the current infrastructure optimized and safe for the campus community. Maintenance, repairs, and renovations will reduce future campus maintenance and operational expenditures. The specific work to be chosen is based on criticality of their maintenance needs, impact to the academic mission, and to make the most impact on the deferred maintenance back log.

Alternatives Considered

No alternatives as buildings continue to accumulate maintenance needs each passing year. Proactively addressing these will help eliminate major business interruptions for the campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Food Service Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	5174	**Overall Priority**	5/7

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	20
Interior Finishes/Flooring/Fixtures	35
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,000,000
	$4,000,000

Project Costs	Amount
Construction-Buildings & Additions	$3,000,000
Contingencies-Capital Projects	$250,000
Fee-Architectural, Engineering & Other	$400,000
Site Development (Non-Depreciable Land Improv)	$350,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$5,000	
Utilities	Other Funds - Existing	Indefinitely	$15,000	
	Net Cost / (Savings): $20,000		$20,000	

Summary of Work

Construct a new 2,000 square foot food service facility near USC Aiken housing complexes.

Rationale

This facility will contain a dining room and kitchen along with a convenience market to mainly serve our student residents.

Alternatives Considered

Consideration was given to renovating a space within an existing residential complex. However, there is not adequate square footage or utilities to meet the needs of a food service facility in the existing complex.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Engineering & Cyber Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5175	**Overall Priority**	6/7

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	45
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$50,000,000
	$50,000,000

Project Costs	Amount
Basic Equipment	$1,500,000
Construction-Buildings & Additions	$41,500,000
Contingencies-Capital Projects	$3,000,000
Fee-Architectural, Engineering & Other	$4,000,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$90,000	
Utilities	Other Funds - Existing	Indefinitely	$130,000	
	Net Cost / (Savings): $220,000		$220,000	

Summary of Work

Construct an engineering and cyber facility that can accommodate the rapid growth of the engineering and cyber programs at USCA and be the future home of the University's engineering and cyber sciences.

Rationale

The new building will not only provide ample classrooms, teaching laboratories, and offices, it also will facilitate extensive collaboration and mentoring opportunities for students and faculty with DOE, DOD, and industry stakeholders in applied research and workforce development. It will also help accommodate the need for engineering and cyber professionals who want to live and stay in the region.

Alternatives Considered

No alternatives were considered. USC Aiken does not have enough space to accommodate the rapid growth in the engineering and cyber departments within the existing facilities. Additionally, the existing facilities cannot support the special equipment and infrastructure needed to support these programs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Aiken

Project Name

Student Activities Center Renovation & Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5176	**Overall Priority**	7/7

Project Type	Percentage
Construct Additional Facility	70
Repair/Renovate Existing Facility/System	30
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
HVAC	20
Interior Finishes/Flooring/Fixtures	40
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$13,000,000
Contingencies-Capital Projects	$1,250,000
Fee-Architectural, Engineering & Other	$2,000,000
Renovations-Buildings & Additions-Interiors	$3,750,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$30,000	
Utilities	Other Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $40,000		$40,000	

Summary of Work

Renovate and expand the Student Activities Center to expand the number of large multipurpose spaces on campus available to students which would allow for more events to be held on campus, more meeting space, and more lounge/study space.

Rationale

One of the most consistent complaints the University receives from students is the lack of gathering spaces on campus for students to relax and interact. This would increase the number of lounge spaces on campus to allow students to have more lounge and study space to occupy between classes, which is important for a campus that is 75% commuter. The project would also allow for the opportunity to relocate the Office of Career Services as well as the Student Media Center into the facility, which would free up existing space in two academic buildings on campus allowing for academic space to be expanded.

Alternatives Considered

Consideration was given to only renovating the existing student activity center. However, there is not enough square footage within this space to meet the program needs and student service needs within the existing facility. A completely new facility is not estimated to be most economical.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Beaufort

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Beaufort

Project Name

Nursing Education and Simulation Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5194	**Overall Priority**	1/2

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Other	10
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$30,000,000
	$30,000,000

Project Costs	Amount
Basic Equipment	$2,500,000
Builders Risk Insurance	$100,000
Construction-Buildings & Additions	$22,400,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Other Capital Outlay Costs	$200,000
Site Development (Non-Depreciable Land Improv)	$800,000
	$30,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$75,000	
Other Expenses	Other Funds - Existing	2 Years	$85,000	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$150,000	
Utilities	Other Funds - Existing	Indefinitely	$120,000	
	Net Cost / (Savings): $430,000		$430,000	

Summary of Work

Construct a new facility, estimated at 35,000-45,000 square feet, to include nursing classrooms, labs, simulation spaces, computer labs, meeting spaces, furniture and equipment, administrative offices and affiliated student study group spaces. This facility will transform healthcare in the lowcountry to produce more nurses, launch a nurse practitioner program.

Rationale

• The USC Beaufort Nursing Education & Simulation Center will transform healthcare education in the Lowcountry producing more nurses, launching an NP program, and creating a healthier, more resilient community through expanded services including an on-campus clinic.
• USCB envisions future collaboration with the University of South Carolina School of Medicine to expand medical education and training opportunities in the Lowcountry. This includes potential joint programs, clinical rotations, and interdisciplinary training initiatives that will enhance healthcare delivery and workforce development in the region.

Alternatives Considered

There are no other practical alternatives as existing campus space is fully utilized.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Beaufort

Project Name

Convocation Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5385	**Overall Priority**	2/2

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Capital Reserve Fund	$21,500,000	Construction-Buildings & Additions	$34,450,000
[CP] AFS - Other Funds	$10,000,000	Contingencies-Capital Projects	$3,950,000
[CP] AFS - Other Funds	$7,250,000	Fee-Architectural, Engineering & Other	$4,800,000
[CP] AFS - State Appropriation	$9,250,000	Site Development (Non-Depreciable Land Improv)	$4,800,000
	$48,000,000		$48,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$90,000	
Uncategorized	Other Funds - Existing	3 Years+	$108,000	
Utilities	Other Funds - Existing	Indefinitely	$120,000	
	Net Cost / (Savings): $318,000		$318,000	

Summary of Work

This project will design and construct an approximately 60,000 sq. ft multi-purpose building containing about 3,500 seats to hold convocation, commencement and other University and community events and activities. The new facility will be located on the Bluffton campus.

Rationale

The University is in need of a space to hold convocations, commencements, and other University and community events.

Alternatives Considered

If local space existed or were to be constructed, USCB could lease the space, but no such space exists in the local community.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Columbia

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Land Acquisition - Neurological & Rehabilitation Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	1/15
Project Number	5605	**Overall Priority**	1/25

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,575,000
	$5,575,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
Land	$5,555,000
	$5,575,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

4.27 acres of land adjacent to the USC Health Sciences Campus will be acquired through the project budget; After acquisition, a Clinical Neurological and Rehabilitation Center will be constructed.

Rationale

The Clinical Neurological and Rehabilitation Center will serve as the state's first and only specialized facility exclusively focused on neurological care and is a natural extension of the new USC Health Sciences Campus, and more specifically, the USC Brain Health Network. The facility will provide critical treatment for South Carolina citizens who currently must travel to other states to receive the neurological treatment that this facility will offer.

Alternatives Considered

No alternatives; The 4.27 acres to be acquired is contiguous with, and immediately south of, the 16 acres owned by the University and currently being developed for the Health Sciences Campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Campus Residential Development - Sumter Street Sites

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/15
Project Number	5134	**Overall Priority**	2/25

Project Type	Percentage
Construct Additional Facility	95
Demolish Existing Facility	5
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	75
Office/Administration	10
Program/Academic	15
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	50
Other	10
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$200,000,000
[CP] AFS - Other Funds	$95,500,000
[CP] AFS - Other Funds	$4,500,000
	$300,000,000

Project Costs	Amount
Construction-Buildings & Additions	$203,000,000
Contingencies-Capital Projects	$18,000,000
Fee-Architectural, Engineering & Other	$12,000,000
Other Construction/Renovation/Repair Projects	$67,000,000
	$300,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$980,000	
Utilities	Other Funds - Existing	Indefinitely	$1,400,000	
	Net Cost / (Savings): $2,380,000		$2,380,000	

Summary of Work

(Phase I - #6158) The scope of work will include demolishing the remaining McBryde Quadrangle buildings (260 existing beds), construct new buildings on the McBryde site that are taller to compliment the Honors College and increase the bed count on the site, and construct the third wing at the Honors College Residence Hall across Sumter Street from the McBryde site. Development will occur at the Byrnes site and include other adjacent parcels. Development at the Byrnes site would be multi-purpose to provide student residences, academic space, administrative office space, and retail space at the street level. The various development components will be phased over many years.

Rationale

The McBryde Quadrangle has exceeded its service life and is the highest Housing priority to replace with new construction. The site is in the core of the campus and will enable more students to live in the core with a replacement facility. The Byrnes Building infrastructure has exceeded its service life and the prominence of the site commands a more engaging structure that can increase density and more fully benefit from being situated across from the Horseshoe.

Alternatives Considered

The University will continue to look for alternatives to help with the demand for housing and further progressing the University's Master Plan.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Thomas Cooper Library Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/15
Project Number	5136	**Overall Priority**	3/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	10
Fire/Security	5
HVAC	30
Interior Finishes/Flooring/Fixtures	35
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$49,025,000
[CP] AFS - Other Funds	$975,000
	$50,000,000

Project Costs	Amount
Contingencies-Capital Projects	$3,180,000
Fee-Architectural, Engineering & Other	$4,545,000
Renovations-Buildings & Additions-Interiors	$42,275,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
Utilities	Other Funds - Existing	Indefinitely		($12,000)
	Net Cost / (Savings): ($22,000)			($22,000)

Summary of Work

(Phase I - #6159) The project will investigate space utilization and renovation for the seven levels within the Thomas Cooper Library. The project will modernize spaces within the library by re-purposing and renovating areas to serve contemporary student needs that prioritize study space. The project will also replace aged mechanical HVAC systems that cannot maintain proper humidity and fresh air ventilation. A sprinkler system and a new fire alarm system will be installed for life safety and code compliance. Asbestos abatement will occur as ceiling and floor finishes are replaced. Lastly, the project will enhance lighting and Wi-Fi connectivity to serve the students.

Rationale

The Thomas Cooper Library is an iconic building in the core of campus and should be renewed to continue serving its vital mission. The replacement and upgrades of mechanical HVAC equipment and ducts is essential to perpetuating the use of the facility as a place for high occupant density and library collections. The high level of occupancy mandates upgrades to life safety systems.

Alternatives Considered

Constructing a new library or not making improvements are not considered prudent alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Williams-Brice Stadium Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/15
Project Number	5131	**Overall Priority**	4/25

Project Type	Percentage
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	60
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$350,000,000
	$350,000,000

Project Costs	Amount
Construction-Buildings & Additions	$125,902,778
Contingencies-Capital Projects	$20,902,778
Fee-Architectural, Engineering & Other	$14,097,222
Other Construction/Renovation/Repair Projects	$189,097,222
	$350,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$150,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

(Phase I - #6163) Replace stadium seating and the Floyd Building in the North End Zone with a new structure to provide suites, club space and new stadium seating. Other renovations to create suites in the west side of the stadium are also priorities for construction. The ultimate scope of work will also include renovations at the east side of the stadium. The total scope and budget will be dependent on an increase to the debt limit for Athletic Revenue Bonds. The project budget and scope could increase significantly.

Rationale

This project would address the shortfall of suites, based on patron demand, by adding suites and creating premium game day experiences with clubs and terraces.

Alternatives Considered

Renovations are not made to the stadium and potential revenue from suite leases are not realized.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

McKissick Museum Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	5/15
Project Number	5127	**Overall Priority**	5/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	30
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$47,550,000
	$47,550,000

Project Costs	Amount
Contingencies-Capital Projects	$2,853,000
Fee-Architectural, Engineering & Other	$1,902,000
Renovations-Building Exteriors	$3,566,250
Renovations-Buildings & Additions-Interiors	$39,228,750
	$47,550,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($50,000)
Utilities	Other Funds - Existing	Indefinitely		($35,000)
	Net Cost / (Savings): ($85,000)			($85,000)

Summary of Work

(Phase I - #6162) Renovation of McKissick Museum will be comprehensive to repurpose spaces for academic classroom use and provide upgrades to the visitor center. The project will reconfigure interior walls and provide new M.E.P infrastructure, accessibility upgrades, and light safety improvements. Exterior renovations will repair the limestone facade, restore windows, and create patios on the east side of the building.

Rationale

Upgrades M.E.P systems near the end of their useful life as well as adds academic classroom space

Alternatives Considered

No alternatives were considered as campus facilities age each passing year. Addressing maintenance needs proactively will help eliminate major campus interruptions.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Barnwell College Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	6/15
Project Number	5124	**Overall Priority**	6/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	30
Fire/Security	5
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$43,630,000
	$43,630,000

Project Costs	Amount
Basic Equipment	$1,556,137
Contingencies-Capital Projects	$3,737,637
Fee-Architectural, Engineering & Other	$2,494,182
Renovations-Building Exteriors	$1,243,454
Renovations-Buildings & Additions-Interiors	$34,598,590
	$43,630,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($80,000)
Utilities	Other Funds - Existing	Indefinitely		($30,150)
	Net Cost / (Savings): ($110,150)			($110,150)

Summary of Work

(Phase I - #6161) The project would comprehensively renovate the historic Barnwell College to modernize the academic space and replace aged mechanical and electrical systems. The building would be reconfigured internally to add classrooms and academic support spaces. The restrooms will be replaced with facilities that comply with ADA standards. There will be new finishes throughout. The renovation will also add a fire sprinkler system and new fire alarm equipment. The exterior envelope, including the roof, of the building was recently restored so there is only minimal work needed at the exterior.

Rationale

The MEP systems are at the end of their useful life and the configuration of interior spaces does not support modern teaching, research, or student study.

Alternatives Considered

The alternative would be to allow Barnwell to continue to be an under-utilized building due the inefficient interior spatial configuration.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

River District Development Project

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	7/15
Project Number	5129	**Overall Priority**	7/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	35
Site Development	65
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Athletic Funds	$1,000,000
	$1,000,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$1,000,000
	$1,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will explore public-private partnership opportunities to improve university-owned land around Williams-Brice Stadium with hospitality, residential, and retail development to optimize the experience around the stadium and generate revenue for the university that will fund other future permanent improvement projects at the stadium. The project will also explore opportunities to create resort hospitality, residential, and athletic/recreational improvements on several large tracts of university-owned property near the Congaree River at the end of National Guard Road. Phase I approval will authorize the issuance of a Request For Proposals (RFP) and fund diligence efforts for professional engineering services to provide information needed for the RFP. The ultimate scope of the project will be defined through the RFP process; however, development is anticipated to be facilitated through staggered long-term land leases on the various sites. Improvements are intended to be designed, constructed, funded, operated, maintained, and owned by private entities with no university capital expenditure.

Rationale

The university owns under-developed land near Williams-Brice Stadium and near the river that is not yielding optimal revenue. Development will maximize potential new revenue, fund future projects at the stadium, and expand the local tax base.

Alternatives Considered

The University will perform extensive market research so the development would have no burden to the taxpayers and students. The alternative would be not performing the enhancements to the land.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

S.T.E.M Building

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	8/15
Project Number	5097	**Overall Priority**	8/25

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
HVAC	25
Interior Finishes/Flooring/Fixtures	25
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$1,500,000
[CP] AFS - State Appropriation	$98,500,000
	$100,000,000

Project Costs	Amount
Basic Equipment	$9,730,000
Builders Risk Insurance	$100,000
Construction-Buildings & Additions	$72,300,000
Contingencies-Capital Projects	$8,200,000
Fee-Architectural, Engineering & Other	$8,430,000
Site Development (Non-Depreciable Land Improv)	$1,240,000
	$100,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$93,500	
Maintenance and Repairs	Other Funds - Existing	3 Years+	$475,000	
Utilities	Other Funds - Existing	Indefinitely	$500,000	
	Net Cost / (Savings): $1,068,500		$1,068,500	

Summary of Work

(Phase I - #6165) The project will construct a new 100,000 gross square foot academic facility for innovation and research labs in the fields of science, technology, engineering, and mathematics (STEM). The building will prioritize new labs and innovation spaces that are well-equipped with the most modern audio/visual and information technology infrastructure. The proposed site for the building is an existing parking lot adjacent to the recently renovated Science and Technology Building and across from other academic science-focused buildings such as Jones Physical Science Center, Earth and Water Sciences Building, Coker Life Sciences, and Sumwalt Engineering Building.

Rationale

Based on defined enrollment growth projections, the 2018 University Master Plan proposes the renovation and optimization of existing facilities to provide needed academic space until 2025. Beyond 2025, new academic space will be needed to accommodate the trajectory of enrollment growth and to provide updated learning and research environments with modern technology infrastructure. The proposed location is specifically identified as an optimal site in the Master Plan and will address the need for more classrooms at the western district of campus where the campus can accommodate growth.

Alternatives Considered

Once the existing shell spaces in the adjacent Science and Technology Building and Jones PSC are renovated, (as part of separate projects), there will be no more shell space on the campus in which to construct more research lab space. Therefore, the strategy of a new building as anticipated in the Master Plan becomes the only alternative.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Coker College Maintenance Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	9/15
Project Number	5142	**Overall Priority**	9/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	35
HVAC	40
Interior Finishes/Flooring/Fixtures	25
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,000,000
[CP] AFS - State Appropriation	$33,000,000
	$35,000,000

Project Costs	Amount
Contingencies-Capital Projects	$3,500,000
Fee-Architectural, Engineering & Other	$2,500,000
Renovations-Buildings & Additions-Interiors	$9,000,000
Renovations-Utilities	$20,000,000
	$35,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($75,000)
Utilities	Other Funds - Existing	Indefinitely		($150,000)
	Net Cost / (Savings): ($225,000)			($225,000)

Summary of Work

The project will provide a comprehensive renovation of the 186,000 gross square foot structure that was constructed in 1975. The building houses academic and research programs within the College of Pharmacy and departments within the College of Arts and Sciences. The renovation will replace aged mechanical and electrical infrastructure that is original to the 46-year-old building. Worn interior finishes will also be replaced, and certain life safety and accessibility upgrades will be implemented.

Rationale

Coker College has only had localized maintenance over the past few decades that included a recent roof replacement, envelope repairs, and mechanical and electrical upgrades. A more comprehensive renovation is needed to elevate the condition of the building to be more consistent with other academic and research facilities on the campus.

Alternatives Considered

Maintenance has been deferred on the building for some time and the alternative of deferring it indefinitely is not considered prudent.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Rutledge Building Development Lease-Out

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	10/15
Project Number	5145	**Overall Priority**	10/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1
	$1

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$1
	$1

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The university intends to issue an RFP to solicit private developers who would renovate the building for market rate housing. The university would offer a long-term lease-out to enable developers to access the site and conduct renovations. The project would be designed, built, financed, operated and maintained by the developer. Private development of Rutledge building will come at no cost to the University. The university will receive revenue from the land-lease-out.

Rationale

The building is in need of comprehensive renovation. Allowing a private development to make the renovations not burden the university with the cost and will provide revenue to the university through a lease.

Alternatives Considered

The University commits the money and resources to renovating the building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Carolina Gardens Development Lease-Out

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	11/15
Project Number	5143	**Overall Priority**	11/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1
	$1

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$1
	$1

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project would authorize the issuance of an RFP to solicit private developers to lease the Carolina Gardens site from the University. The developers would either renovate or replace the buildings and create senior living retirement housing. The university would receive revenue in the form of rent from the long-term lease-out.

Rationale

The building is currently unoccupied, and its condition is such that they cannot be inhabited without a significant renovation. Private developers can possibly take advantage of tax credits to defray the cost of construction. The university would receive revenue instead of having to invest millions of university funds.

Alternatives Considered

The University commits the money and resources to renovating the building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

College & Henderson Street Homes Development Lease-Out

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	12/15
Project Number	5144	**Overall Priority**	12/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1
	$1

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$1
	$1

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will authorize the university to issue an RFP to solicit private developers to renovate seven historic residential structures on College and Henderson Streets. Access to the properties will be through a long-term lease-out. Developers will fully renovate the homes and then rent them for short term hospitality uses. The university will receive revenue through the lease-out.

Rationale

The homes are in serious need of renovation and several of them are currently unoccupied. Visitors to the university will be able to stay on campus in these homes which is beneficial to USC. Private developers can take advantage of tax credits to defray much of the renovation costs. USC will receive revenue from the developers rather than constantly struggling to maintain the structures.

Alternatives Considered

The University commits the money and resources to renovating the building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Norfolk Southern Railway Parcels Land Acquisition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	13/15
Project Number	5138	**Overall Priority**	13/25

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Athletic/Recreational	80
Auxiliary/Housing/Food Service/Laundry	20
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
[CP] AFS - Other Funds	$2,980,000
	$3,000,000

Project Costs	Amount
Land	$3,000,000
	$3,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - #6148) Project established to fund the acquisition of four small parcels located adjacent to the Strom Thurmond Wellness Center and the Greek Village. The current property owner is the Norfolk Southern Railway. The subject parcels are: A .25-acre parcel R08914-06-04, A 1.59-acre parcel R08914-07-13, A .32-acre parcel R08914-07-12, and A .99-acre parcel R11302-13-02. The property is currently leased by the University and user for recreation fields.

Rationale

The parcels will enable consolidation of university property near the Strom Thurmond Wellness Center and the Greek Village enabling university ownership and future vertical development or continued use for much-needed recreation fields. The University will have a permanent need for this property.

Alternatives Considered

Subject to the railroad's reference, the land could continue to be leased.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

College Street / Sumter Street Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	14/15
Project Number	5280	**Overall Priority**	14/25

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Office/Administration	100	Interior Finishes/Flooring/Fixtures	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$5,000,000	Renovations-Buildings & Additions-Interiors	$5,000,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The University seeks approval to acquire contiguous parcels from the State of South Carolina along the 1200 block of College Street in downtown Columbia. Parcels: R11304-01-10 (1217 College Street) R11304-08-11 (1211 College Street) R11304-08-13 (900 Main Street), and R11304-08-07 (911 Sumter Street).

Rationale

The building is in need of comprehensive renovation. Allowing a private development to make the renovations not burden the university with the cost and will provide revenue to the university through a lease.

Alternatives Considered

The University commits the money and resources to renovating the building.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Clinical Neurological and Rehabilitation Center Construction

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	15/15
Project Number	5270	**Overall Priority**	15/25

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Construct Additional Facility	95	Health Care/Medical	100	Other	100
Purchase Land/Building	5				
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$344,425,000	Basic Equipment	$50,000,000
		Construction-Buildings & Additions	$273,425,000
		Fee-Architectural, Engineering & Other	$21,000,000
	$344,425,000		$344,425,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$10,000	
	Net Cost / (Savings): $10,000		$10,000	

Summary of Work

The Clinical Neurological and Rehabilitation Center will provide technologically advanced acute treatment and care for Stroke, Cancer, Head Trauma, Spinal Cord Injuries, and potentially other conditions including Dementia, Alzheimer's Disease, Epilepsy, Autism, and Parkinson's Disease. Rehabilitation settings will provide advanced accommodations and equipment for post-acute care and out-patient services. Acute treatment and rehabilitation areas will include in-patient bedrooms and out-patient care areas. Surgical suites, imaging suites, and a broad program of other clinical support spaces will be required. The facility may also include computational and wet-lab research space and clinical space for the disciplines of medicine, public health, and engineering. Initial estimates anticipate a facility of 260,000-275,000 gross square feet to be confirmed during a rigorous programming process. An associated parking structure and all necessary site work and energy/utility infrastructure is included in the scope of the project. 4.27 acres of land adjacent to the USC Health Sciences Campus will be acquired through a land acquisition project for construction of this facility.

Rationale

The Clinical Neurological and Rehabilitation Center will serve as the state's first and only specialized facility exclusively focused on neurological care and is a natural extension of the new USC Health Sciences Campus, and more specifically, the USC Brain Health Network. The facility will provide critical treatment for South Carolina citizens who currently must travel to other states to receive the neurological treatment that this facility will offer.

Alternatives Considered

No alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Pharmacy Center on Health Sciences Campus

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	5277	**Overall Priority**	16/25

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	25
Electrical/Mechanical	20
HVAC	25
Interior Finishes/Flooring/Fixtures	25
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$90,000,000
	$90,000,000

Project Costs	Amount
Basic Equipment	$8,757,000
Builders Risk Insurance	$90,000
Contingencies-Capital Projects	$7,380,000
Fee-Architectural, Engineering & Other	$7,587,000
Other Construction/Renovation/Repair Projects	$66,186,000
	$90,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$93,500	
Maintenance and Repairs	Other Funds - Existing	3 Years+	$475,000	
Utilities	Other Funds - Existing	Indefinitely	$500,000	
	Net Cost / (Savings): $1,068,500		$1,068,500	

Summary of Work

The University now proposes the development of a dedicated facility for the College of Pharmacy within this growing campus. This project is not a relocation but a strategic co-location that integrates pharmacy education with adjacent medical, surgical, and rehabilitative assets—maximizing the State's prior investments and strengthening South Carolina's healthcare workforce pipeline.

Rationale

Co-locating Pharmacy in the Bull Street District will: (1) Support interdisciplinary training, enabling future pharmacists to learn alongside medical and rehabilitation students in a shared clinical environment; (2) Advance research and education through proximity to specialized care and modern medical facilities; (3) Replace aging infrastructure on main campus with purpose-built labs, classrooms, and simulation space designed for 21st-century pharmacy education; (4) Include supporting infrastructure—such as parking—to ensure accessibility and operational efficiency across the Health Sciences Campus.

Alternatives Considered

College of Pharmacy will not integrate pharmacy education with Health Science Campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

College Street / Sumter Street Land Acquisition

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Establish Project	**Plan Year Priority**	2/7
Project Number	5391	**Overall Priority**	17/25

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Parking/Roads/Site Development	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$5,000,000	Land	$5,000,000
	$5,000,000		$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Existing	Indefinitely	$5,000	
	Net Cost / (Savings): $5,000		$5,000	

Summary of Work

The University seeks approval to acquire contiguous parcels from the State of South Carolina along the 1200 block of College Street in downtown Columbia. Parcels: R11304-01-10 (1217 College Street) R11304-08-11 (1211 College Street) R11304-08-13 (900 Main Street), and R11304-08-07 (911 Sumter Street) and other Main Street parcels to be determined.

Rationale

These parcels are in close proximity to the campus core and would allow for future development to meet the mission of the University.

Alternatives Considered

No alternatives; the University seeks land in close proximity to the campus core to allow achievement of the University's mission to expand upon student housing, student union, and other student programs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Campus Utility Capital Renewal & Maintenance Reno

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	5157	**Overall Priority**	18/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$104,900,000
	$104,900,000

Project Costs	Amount
Contingencies-Capital Projects	$5,000,000
Fee-Architectural, Engineering & Other	$5,000,000
Renovations-Utilities	$94,900,000
	$104,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($225,000)
Utilities	Other Funds - Existing	Indefinitely		($150,000)
	Net Cost / (Savings): ($375,000)			($375,000)

Summary of Work

The project will replace components of the energy/utility infrastructure throughout the campus. Components will include boilers, chillers, cooling towers, chilled water supply and return piping, condensate piping, steam piping, valves, and pumps as required for a comprehensive program of utility capital renewal. The project will be phased.

Rationale

In 2020 and 2021, the campus commissioned an engineering firm to identify, master plan, and prioritize utility priorities. There is a list of over 100 priorities totaling over $151 million. This project would renew the highest priorities.

Alternatives Considered

Replacements of underground utility infrastructure do not really have practical alternatives when so much of the campus relies on the four central energy plants. Existing building energy infrastructure could be redesigned and renovated to be stand-alone and not connected to the campus network; however, this would be more costly, more disruptive and would not take advantage of the campus infrastructure that exists.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Civil Rights History and Research Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	5156	**Overall Priority**	19/25

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] AFS - Federal Funds	$1,500,000
[CP] AFS - Other Funds	$500,000
[CP] AFS - Other Funds	$18,000,000
[CP] AFS - State Appropriation	$4,000,000
	$24,000,000

Project Costs	Amount
Basic Equipment	$982,000
Construction-Buildings & Additions	$17,200,000
Contingencies-Capital Projects	$1,418,000
Fee-Architectural, Engineering & Other	$2,000,000
Site Development (Non-Depreciable Land Improv)	$2,400,000
	$24,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$84,000	
Utilities	Other Funds - Existing	Indefinitely	$112,000	
	Net Cost / (Savings): $196,000		$196,000	

Summary of Work

Construct a new Civil Rights Center, estimated at 27,000 gross square feet. The building program would include exhibition space, student study space, classrooms, event space, and administration space.

Rationale

A new center will allow portions of Booker T Washington to be repurposed for centers and programs that are synergistic with the Civil Rights Center. The new building will also create new classrooms on campus.

Alternatives Considered

Constrain the Civil Rights Center in Booker T Washington and Thomas Cooper Library buildings.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

ROTC Building for Veterans and Military Center of Excellence

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	5478	**Overall Priority**	20/25

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Program/Academic	100	Other	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Federal Funds	$20,000,000	Construction-Buildings & Additions	$26,900,000
[CP] AFS - Other Funds	$2,500,000	Contingencies-Capital Projects	$3,000,000
[CP] AFS - State Appropriation	$10,000,000	Fee-Architectural, Engineering & Other	$2,600,000
	$32,500,000		$32,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($15,000)
Utilities	Other Funds - Existing	Indefinitely	$15,000	
	Net Cost / (Savings):		$15,000	($15,000)

Summary of Work

Funding for this request would support the construction of a new 60,000 square foot ROTC Building to accommodate the Veterans and Military Center of Excellence. This facility will serve as teh central hub for USC's nationally recognized ROTC programs and veteran services, helping to meet the growing needs of over 2,000 military-affiliated students. The new excellence will host dedicated office space for the Department of Veteran and Military Affairs and ROTC staff, multipurpose drill hall, large meeting space for student and community programming, academic classrooms and computer labs for military science courses, library and study space for all military-affiliated students, storage for equipment and uniforms and locked armory storage for drill equipment Incorporation of a shared multi-use gymnasium would allow the ROTC programs space to perform drills and host large meetings and presentations. The gymnasium would be complete with an indoor workout facility to provide space for physical training, separate men's and women's locker room facilities, and a laundry room. Additionally, including a separate dining facility for campus use to serve all military-affiliated students would promote camaraderie and a sense of community within the population.

Rationale

Having a designated center was a leading factor in the university's recent No. 1 Best for Vets ranking by Military Times and 2022 SVA Chapter of the Year award by Student Veterans of America. When all forces are combined, the center is at full capacity and the department is unable to grow the addition of staff and space for the military-affiliated population. As this population continues to grow, the university will not be able to provide the necessary resources to better support the student's needs. Per the Veterans Administration, it is encouraged that institutions have 1 full-time certifying official for every 200 benefit users. The university is currently operating on a 1 to 433 ratio. The current ROTC facility, constructed in 1946, spent much of its lifetime as a Naval Reserve Center. Prior to 2006, all three ROTC programs were housed in different buildings across campus before consolidating into one central location. By having all three programs located in a centralized location, the programs can offer 90% of ROTC classes within the current facility, with all classrooms at full capacity. The programs, which have all seen significant growth over the last 15 years, have reached a plateau in which the only possible solution for growth would be to offer more class sections, which could lead to scheduling conflicts. The university is one of the few schools in the country to boast two flight simulators, a necessity to prepare Navy and Air Force Cadets and Midshipmen for flight school.

Alternatives Considered

Continue utilizing the current ROTC facility and other locations throughout campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Deferred Maintenance, Renovations and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	5486	**Overall Priority**	21/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$50,000,000
	$50,000,000

Project Costs	Amount
Contingencies-Capital Projects	$4,750,000
Fee-Architectural, Engineering & Other	$2,500,000
Renovations-Building Exteriors	$17,100,000
Renovations-Buildings & Additions-Interiors	$17,100,000
Roofing-Repairs & Renovations	$8,550,000
	$50,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($55,000)
Utilities	Other Funds - Existing	3 Years+		($45,000)
	Net Cost / (Savings): ($100,000)			($100,000)

Summary of Work

The funding will allow for the campus to address critical maintenance, repairs, and renovations to keep the current infrastructure optimized and safe for the campus community. Maintenance, repairs, and renovations will reduce future campuses maintenance and operational expenditures.

Rationale

The specific work to be chosen is based on the criticality of their maintenance needs, impact to the academic mission, and to make the most impact on the deferred maintenance back log.

Alternatives Considered

No alternatives as buildings continue to accumulate maintenance needs each passing year. Proactively addressing these will help eliminate major business interruptions for the campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Student Union Renovation/Expansion

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	5161	**Overall Priority**	22/25

Project Type	Percentage
Construct Additional Facility	25
Repair/Renovate Existing Facility/System	75
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	75
Other	25
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$25,000,000
	$25,000,000

Project Costs	Amount
Construction-Buildings & Additions	$5,625,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$16,875,000
	$25,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($50,000)
Utilities	Other Funds - Existing	Indefinitely		($22,000)
	Net Cost / (Savings): ($72,000)			($72,000)

Summary of Work

Renovate Russell House to help meet the increasing demand from the current student body. This will see Russell House modernize and the dining services expanded.

Rationale

The last expansion to the Russell House was in the 1970s. The Russell House is too small and inefficient to continue struggling to meet the needs of the student body.

Alternatives Considered

Demolish Russell House and build an entire new student union.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Capstone Residence Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5162	**Overall Priority**	23/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	25
Fire/Security	15
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$70,000,000
	$70,000,000

Project Costs	Amount
Basic Equipment	$2,500,000
Contingencies-Capital Projects	$6,000,000
Fee-Architectural, Engineering & Other	$4,000,000
Renovations-Building Exteriors	$2,000,000
Renovations-Buildings & Additions-Interiors	$55,500,000
	$70,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($185,000)
Utilities	Other Funds - Existing	Indefinitely		($72,000)
	Net Cost / (Savings): ($257,000)			($257,000)

Summary of Work

The project would comprehensively renovate the 50+ year old residential building which has 184,541 gross square feet. The scope of work will include the replacement of windows and exterior caulking for returning water-tight integrity and enhancing energy efficiency. Interior work will include the abatement of asbestos and lead paint. New finishes, mechanical, plumbing, electrical and life safety systems will be replaced throughout.

Rationale

Most building systems are at the end of their serviceable life and require replacement and maintenance.

Alternatives Considered

The building is an iconic tower at the east end of the campus and renovation is considered to be the most economical option at this time.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

South Tower Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5163	**Overall Priority**	24/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	25
Fire/Security	15
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$46,500,000
	$46,500,000

Project Costs	Amount
Basic Equipment	$1,660,000
Contingencies-Capital Projects	$3,985,000
Fee-Architectural, Engineering & Other	$2,655,200
Renovations-Building Exteriors	$1,329,900
Renovations-Buildings & Additions-Interiors	$36,869,900
	$46,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($122,890)
Utilities	Other Funds - Existing	Indefinitely		($47,835)
	Net Cost / (Savings): ($170,725)			($170,725)

Summary of Work

The project would comprehensively renovate the 50+ year old residential building which has 92,000 gross square feet. The scope of work will include the replacement of windows and exterior caulking for returning water-tight integrity and enhancing energy efficiency. Interior work will include the abatement of asbestos and lead paint. New finishes, mechanical, plumbing, electrical and life safety systems will be replaced throughout.

Rationale

Most building systems are at the end of their serviceable life and require replacement and maintenance.

Alternatives Considered

No alternatives were considered.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Columbia

Project Name

Columbia Hall Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5165	**Overall Priority**	25/25

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	25
Fire/Security	5
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$53,000,000
	$53,000,000

Project Costs	Amount
Basic Equipment	$2,000,000
Contingencies-Capital Projects	$5,000,000
Fee-Architectural, Engineering & Other	$3,000,000
Renovations-Building Exteriors	$5,000,000
Renovations-Buildings & Additions-Interiors	$38,000,000
	$53,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($60,000)
Utilities	Other Funds - Existing	Indefinitely		($48,000)
	Net Cost / (Savings): ($108,000)			($108,000)

Summary of Work

The project would comprehensively renovate the 50+ year old residential building which has 121,742 gross square feet. The scope of work will include the replacement of windows and exterior caulking for returning water-tight integrity and enhancing energy efficiency. Interior work will include the abatement of asbestos and lead paint. New finishes, mechanical, plumbing, electrical and life safety systems will be replaced throughout.

Rationale

Most building systems are at the end of their serviceable life and require replacement and maintenance.

Alternatives Considered

The building is at the east end of the campus and renovation is considered to be the most economical option at this time.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Lancaster

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Lancaster

Project Name

Softball and Baseball Complex

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5273	**Overall Priority**	1/2

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$10,000,000
	$10,000,000

Project Costs	Amount
Contingencies-Capital Projects	$630,000
Fee-Architectural, Engineering & Other	$420,000
Renovations-Buildings & Additions-Interiors	$8,950,000
	$10,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$12,000	
Utilities	Other Funds - Existing	Indefinitely		($2,000)
	Net Cost / (Savings): $10,000		$12,000	($2,000)

Summary of Work

Update existing baseball and softball facilities to current college athletic standards and specifications. The project will also renovate a building to accommodate functional work space for athletic support staff.

Rationale

The facilities currently do not meet collegiate standards.

Alternatives Considered

No alternatives to consider for the current scenario.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Lancaster

Project Name

Indoor Athletic Training Facility/Offices

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5210	**Overall Priority**	2/2

Project Type	Percentage
Construct Additional Facility	75
Site Development	25
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	10
HVAC	15
Interior Finishes/Flooring/Fixtures	55
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Basic Equipment	$200,000
Construction-Buildings & Additions	$3,500,000
Contingencies-Capital Projects	$450,000
Fee-Architectural, Engineering & Other	$350,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$35,000	
Utilities	Other Funds - Existing	Indefinitely	$25,000	
	Net Cost / (Savings): $60,000		$60,000	

Summary of Work

Construct Indoor Athletic Training Facility/Offices.

Rationale

The existing athletic facilities are older and remote from campus.

Alternatives Considered

Current facilities will continue to be used.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Salkehatchie

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Salkehatchie

Project Name

Student Commons and Conference Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5267	**Overall Priority**	1/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	55
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$4,000,000
	$4,000,000

Project Costs	Amount
Contingencies-Capital Projects	$230,000
Fee-Architectural, Engineering & Other	$300,000
Renovations-Buildings & Additions-Interiors	$3,470,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
Utilities	Other Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

The project will accommodate the campus growth by renovating approximately 5300 square feet and upfitting 7300 square feet within the warm lit shell space of the Student Commons & Conference Center. The upfit will be designed and constructed to host a variety of student focused needs and provide community support. This will include a new entry feature to assist with ingress and egress, restrooms, catering kitchen, food pantry, and storage. A new fitness center and a flexible health and wellness area for students, faculty and staff. A renovation will coincide with the upfit to provide a new classroom, additional office and conference spaces, and updating restrooms to be ADA accessible. The building's mechanical, electrical, and plumbing will be updated during this project.

Rationale

Much of the space in the building cannot be occupied to serve student needs. The project will complete a multi-phase project to renovate the exterior and the interior of the building.

Alternatives Considered

The university will continue to use space as is but the building will not be used optimally.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Salkehatchie

Project Name

Deferred Maintenance, Renovations, and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5451	**Overall Priority**	2/4

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,550,000
	$5,550,000

Project Costs	Amount
Contingencies-Capital Projects	$530,000
Fee-Architectural, Engineering & Other	$250,000
Renovations-Building Exteriors	$1,900,000
Renovations-Buildings & Additions-Interiors	$1,900,000
Roofing-Repairs & Renovations	$970,000
	$5,550,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($35,000)
	Net Cost / (Savings): ($35,000)			($35,000)

Summary of Work

The funding will allow for the campus to address critical maintenance, repairs, and renovations to keep the current infrastructure operational and safe for the campus community. Maintenance, repairs, and renovations will reduce future campus maintenance and operational expenditures.

Rationale

The specific work will be chosen based on the criticality of their maintenance needs, impact to the academic mission, and to make the most impact on deferred maintenance back log.

Alternatives Considered

No alternatives as buildings continue to accumulate maintenance needs each passing year. Proactively addressing these will help eliminate major business interruptions for the campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Salkehatchie

Project Name

Athletic Complex and Community Pavilion

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5459	**Overall Priority**	3/4

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Interior Finishes/Flooring/Fixtures	25
Other	10
Parking/Landscape	15
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$4,250,000
	$4,250,000

Project Costs	Amount
Construction-Buildings & Additions	$3,655,000
Contingencies-Capital Projects	$405,000
Fee-Architectural, Engineering & Other	$190,000
	$4,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$10,000	
Utilities	Other Funds - Existing	Indefinitely	$15,000	
	Net Cost / (Savings): $25,000		$25,000	

Summary of Work

This project will construct a dedicated sports complex on campus that would be used by the collegiate teams and support staff. The building would allow for student athletes to have locker rooms and strength and conditioning space. Coaches and support staff would be housed within the new facility to free up occupied space within other buildings on campus. Lastly, the new complex would also provide support to visiting teams, officiating staff, spectators, local community members and stakeholders.

Rationale

Currently the men's and women's sports are spread throughout campus without a designated athletic space. This will create a sports district on campus to have more competitive facilities compared to other NJCAA schools. The currently repurposed buildings are not adequate for student athletes, spectators, and visiting teams. Salkehatchie's baseball, softball, and men's and women's soccer teams and their coaches are currently without a designated space. The coaches' offices are in the Athletic Center, and the campus has made a makeshift weight/strengthening space in the back part of that building. The soccer teams are using the old locker rooms in the Conference Center for their teams and visiting teams. The softball team has an older building that is being used for changing and visiting teams; however, the space does not have working bathrooms. The baseball team has an old building space that is being used as a fieldhouse, but the bathrooms are having to be used by the spectators and the visiting teams as well as Salkehatchie's team. The plan for this new complex would be spaces that could be used by Salkehatchie's teams, visiting teams, spectators, local community members and stakeholders in our campus. The new space would also be used as a recruiting center for athletics and will be an effort to retain students.

Alternatives Considered

The teams must continue using the existing space in lieu of a new complex; however, this is not considered to be a sustainable option.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Salkehatchie

Project Name

New Arena Gymnasium Replacement

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5212	**Overall Priority**	4/4

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	50
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Construction-Buildings & Additions	$12,800,000
Contingencies-Capital Projects	$900,000
Fee-Architectural, Engineering & Other	$800,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$90,000	
Utilities	Other Funds - Existing	Indefinitely	$110,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

The project will construct a new gymnasium and convocation building of approximately 23,000 gross square feet to support athletics and large gatherings on the Walterboro campus. The gym would provide a collegiate regulation-sized basketball court with supporting spaces such as grandstand seating, locker rooms, public restrooms, coaches offices, and equipment storage.

Rationale

The existing gymnasium is too small to provide a regulation-sized basketball court, and the support spaces are inadequate.

Alternatives Considered

The alternative of trying to expand the existing gym, which has been explored, but the column spacing is not conducive to expansion.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Sumter

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Sumter

Project Name

FY25 Campus Roof Renovations

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	5268	**Overall Priority**	1/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$52,500
[CP] AFS - Capital Reserve Fund	$2,047,500
[CP] AFS - State Appropriation	$1,400,000
	$3,500,000

Project Costs	Amount
Contingencies-Capital Projects	$280,000
Fee-Architectural, Engineering & Other	$227,500
Roofing-Repairs & Renovations	$2,992,500
	$3,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($40,000)
	Net Cost / (Savings): ($40,000)			($40,000)

Summary of Work

(Phase I - #9533) This funding will allow for roof repairs and/or replacements for several building on campus with emphasis on the Arts and Letters Building, the Anderson Library, the Business Administration Building and the Schwartz/Nettles Complex.

Rationale

The repairs and renovations in this project will address prioritized maintenance needs on campus.

Alternatives Considered

No alternatives exist for needed renovations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Sumter

Project Name

Collaboration Lab

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	5274	**Overall Priority**	2/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	70
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,506,900
	$5,506,900

Project Costs	Amount
Contingencies-Capital Projects	$440,550
Fee-Architectural, Engineering & Other	$357,950
Renovations-Buildings & Additions-Interiors	$4,708,400
	$5,506,900

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($25,000)
Utilities	Other Funds - Existing	Indefinitely		($20,000)
	Net Cost / (Savings): ($45,000)			($45,000)

Summary of Work

Project will work with SC ETV to construct an approximately 50,000 facility that will collaborate with media and educational programs on USC - Sumter campus.

Rationale

SC ETV has received $22.5 million in state appropriations for the construction of a new facility in the Sumter region. This space will make approximately 19,350 square feet of space for USC - Sumter to utilize for academic pedagogy.

Alternatives Considered

To continue using current space on campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Sumter

Project Name

Business Administration Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5205	**Overall Priority**	3/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	35
Program/Academic	65
	100%

Building Components Affected	Percentage
HVAC	40
Interior Finishes/Flooring/Fixtures	60
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,001
	$2,500,001

Project Costs	Amount
Contingencies-Capital Projects	$150,000
Fee-Architectural, Engineering & Other	$150,000
Renovations-Buildings & Additions-Interiors	$1,300,001
Renovations-Utilities	$900,000
	$2,500,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($25,000)
Utilities	Other Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($40,000)			($40,000)

Summary of Work

This project will replace the HVAC system in the building. Interior work to classrooms and offices will also be done including carpet replacement, lighting fixtures, furnishings.

Rationale

The HVAC system is aged, and the building requires modernization of the interior.

Alternatives Considered

Allow the building to continue to deteriorate.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Sumter

Project Name

Anderson Library Renovation for Student Success Center

Submission Type	Existing Project	**Plan Year**	2029
Request Type	Budget Change	**Plan Year Priority**	1/1
Project Number	5208	**Overall Priority**	4/5

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$4,000,000
[CP] AFS - State Appropriation	$2,400,000
	$6,400,000

Project Costs	Amount
Contingencies-Capital Projects	$500,000
Fee-Architectural, Engineering & Other	$500,000
Renovations-Buildings & Additions-Interiors	$5,400,000
	$6,400,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
Utilities	Other Funds - Existing	Indefinitely		($15,000)
	Net Cost / (Savings): ($25,000)			($25,000)

Summary of Work

(Phase II - 9529) Renovate current 29,493 square foot building to modernize the facility for USC Sumter students and for other members of the greater Sumter Area community. Renovate finishes and adapt spaces to the needs of a modern library.

Rationale

Libraries are transforming in the digital age by reducing media collections and embracing technology and new student study and learning paradigms. This project would provide social spaces for interaction and knowledge exchange, provide upgraded study rooms, and learning spaces conducive for developing new skills and learning new technologies. The facility would also house a student success center.

Alternatives Considered

Constructing a new library or not making improvements are not considered prudent economical alternatives.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Sumter

Project Name

Soccer and Cross Country Complex

Submission Type	CPIP Submission - Initial	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5275	**Overall Priority**	5/5

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	20
HVAC	10
Interior Finishes/Flooring/Fixtures	15
Parking/Landscape	35
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,800,000
	$3,800,000

Project Costs	Amount
Basic Equipment	$152,000
Construction-Buildings & Additions	$2,014,000
Contingencies-Capital Projects	$380,000
Fee-Architectural, Engineering & Other	$329,330
Site Development (Non-Depreciable Land Improv)	$924,670
	$3,800,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$30,000	
Utilities	Other Funds - Existing	Indefinitely	$20,000	
	Net Cost / (Savings): $50,000		$50,000	

Summary of Work

The project will construct a new complex to provide a regulation soccer field, restrooms and concessions, locker rooms, bleachers, and a press box.

Rationale

There is currently a need to update the current soccer complex.

Alternatives Considered

Maintain the current soccer complex that is being used.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Union

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Union

Project Name

Facilities Management Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5261	**Overall Priority**	1/3

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$2,500,001
	$2,500,001

Project Costs	Amount
Construction-Buildings & Additions	$2,120,001
Contingencies-Capital Projects	$220,000
Fee-Architectural, Engineering & Other	$160,000
	$2,500,001

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$25,000	
Utilities	Other Funds - Existing	Indefinitely	$45,000	
	Net Cost / (Savings): $70,000		$70,000	

Summary of Work

Construct a new Facilities Maintenance Building to accommodate a small staff and store tools and equipment necessary to maintain the buildings and grounds of the Union campus.

Rationale

The campus now must maintain several more buildings than just a few years ago and the current Facilities shops are inadequate to provide proper maintenance to the campus' buildings and grounds.

Alternatives Considered

Continue using existing facilities to the best of the staff's abilities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Union

Project Name

Deferred Maintenance, Renovations and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5468	**Overall Priority**	2/3

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,980,000
	$6,980,000

Project Costs	Amount
Contingencies-Capital Projects	$650,000
Fee-Architectural, Engineering & Other	$315,000
Renovations-Building Exteriors	$2,400,000
Renovations-Buildings & Additions-Interiors	$2,400,000
Roofing-Repairs & Renovations	$1,215,000
	$6,980,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($12,500)
Utilities	Other Funds - Existing	Indefinitely		($5,500)
	Net Cost / (Savings): ($18,000)			($18,000)

Summary of Work

The funding will allow for the campus to address critical maintenance, repairs, and renovations to keep the current infrastructure optimized and safe for the campus community. Maintenance, repairs, and renovations will reduce future campus maintenance and operational expenditures.

Rationale

The specific work to be chosen is based on the criticality of their maintenance needs, impact to the academic mission, and to make the most impact on deferred maintenance back log.

Alternatives Considered

No alternatives as buildings continue to accumulate maintenance needs each passing year. Proactively addressing these will help eliminate major business interruptions for the campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Union

Project Name

Gymnasium/ Convocation/ Civic Center

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5263	**Overall Priority**	3/3

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	15
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	10
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$19,000,000
	$19,000,000

Project Costs	Amount
Construction-Buildings & Additions	$14,000,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$1,500,000
Site Development (Non-Depreciable Land Improv)	$1,500,000
	$19,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$50,000	
Utilities	Other Funds - Existing	Indefinitely	$25,000	
	Net Cost / (Savings): $75,000		$75,000	

Summary of Work

This project will design and construct a multi-purpose building to hold convocation, commencement and other University and Community events and activities. The new facility will be located on the USC Union campus and be the front door and Welcome Center for the campus to engage prospective new students, student athletes, and their families. This facility will serve as a central location for the athletic program housing coaches offices, a wellness center and locker rooms. This will be a two or three-phase project with the gym building as a start with subsequent phases for locker rooms and offices.

Rationale

A gymnasium / convocation, civic building, compliant with athletic standards, will support the campus in bringing back men's and women's basketball and provide a proper seating capacity for our current volleyball team and student activities. At present, Union County has no civic center to support events like graduations, sporting events or concerts and musical performances. This event space can also be offered to the community for large gatherings with seating up to 1,500 people. Youth programs could also use this space for camps and activities, which would aid in future recruiting efforts.

Alternatives Considered

No other alternatives exist and there are no facilities in the community to be used for such programming.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

University of South Carolina - Upstate

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

John M. Rampey Jr. Center Acquisition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/5
Project Number	5243	**Overall Priority**	1/11

Project Type	Percentage
Purchase Land/Building	100
	100%

Facility Type	Percentage
Health Care/Medical	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$20,000
	$20,000

Project Costs	Amount
Fee-Architectural, Engineering & Other	$20,000
	$20,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Rent	Other Funds - Existing	3 Years+		($68,398)
	Net Cost / (Savings): ($68,398)			($68,398)

Summary of Work

(Preliminary Land Acquisition - #9561) USC Upstate seeks approval to commence a survey(s) that will inform the acquisition of an approximately 7,172 gross square foot building at 490 Hodge Drive, Spartanburg, SC 29303, known as the John M Rampey Jr. Center. The building is currently being leased by the University and serves as the campus' health services facility. The land upon which the building is sited is owned by the County and is not included with the acquisition. There will be no acquisition cost for the building. Diligence surveys will provide a Building Condition Assessment and an Environmental Assessment (if required) following Phase I approval.

Rationale

This building is located on the northeast portion of campus and contiguous to university-owned land. The University will continue to provide health services including counseling, disability support, health education, and health services from this facility for the foreseeable future. The building is being renovated and expanded by USC Upstate increasing its value to the campus. The building is currently owned by the University Foundation and would be transferred to USC Upstate at no cost.

Alternatives Considered

No other sites were evaluated as this building acquisition will allow
a currently leased building to be owned by the University.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

College of Nursing Center Construction

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/5
Project Number	5178	**Overall Priority**	2/11

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
HVAC	15
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	5
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$675,000
[CP] AFS - State Appropriation	$44,325,000
	$45,000,000

Project Costs	Amount
Construction-Buildings & Additions	$31,000,000
Contingencies-Capital Projects	$6,283,000
Fee-Architectural, Engineering & Other	$4,817,000
Site Development (Non-Depreciable Land Improv)	$2,900,000
	$45,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$152,000	
Utilities	Other Funds - Existing	Indefinitely	$175,000	
	Net Cost / (Savings): $327,000		$327,000	

Summary of Work

(Phase I - #9560) Construct a new 76,000 GSF facility to include nursing classrooms, labs, computer labs, meeting spaces, furniture and equipment, administrative offices and affiliated student study group spaces. The project will construct a dedicated facility for the College of Nursing which offers undergraduate and graduate courses adjacent to the Health Education Complex. The ultimate gross square footage of the project will depend on the budget as supported by appropriated state funding. The construction may take the form of an expansion to the Health Education Center in lieu of a new freestanding building as an option based on funding availability.

Rationale

Providing a dedicated location for the nursing program will allow for expansion to train and prepare students for the healthcare workforce. The University strongly supports expanding its ability to more effectively serve the local, state, and regional shortage of nurses in the healthcare industry.

Alternatives Considered

Continue using current space but the nursing program will be limited and unable to grow and modernize.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Track & Field Infrastructure

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/5
Project Number	5430	**Overall Priority**	3/11

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Athletic/Recreational	100	Electrical/Mechanical	5
				Parking/Landscape	95
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Other Funds	$6,250,000	Contingencies-Capital Projects	$560,000
		Depreciable Land Improvements	$5,408,750
		Fee-Architectural, Engineering & Other	$281,250
	$6,250,000		$6,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$35,000	
Utilities	Other Funds - Existing	Indefinitely	$15,000	
	Net Cost / (Savings): $50,000		$50,000	

Summary of Work

Construct a track and field facility with all oval synthetic surface and a grass infield to host of Olympic sport events. The facility will feature spaces for long/triple jump, pole vault, steeplechase, shot put, hammer/discus, a timing system, storm drainage, lighting and fencing.

Rationale

The University is currently utilizing two local high school facilities in the Spartanburg area. This new facility would allow for sports teams to meet on campus and offer collegiate level competition and training facilities for the student athletes.

Alternatives Considered

The University can continue utilizing the local high school facilities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Recreation and Tourism Management Center- Stage 1

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/5
Project Number	5253	**Overall Priority**	4/11

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,000,000
	$6,000,000

Project Costs	Amount
Basic Equipment	$500,000
Construction-Buildings & Additions	$3,760,000
Contingencies-Capital Projects	$440,000
Fee-Architectural, Engineering & Other	$300,000
Non-Budgeted Activities-Capital Projects	$1,000,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$150,000	
	Net Cost / (Savings): $150,000		$150,000	

Summary of Work

The project will construct a new Recreation and Tourism Management Center working with a local hotel site. The Recreation and Tourism Management Center will include classrooms and lab spaces with associated mechanical system upgrades. The renovation project is envisioned to occur in three stages as funding becomes available over three fiscal years. Similar requests will be made in the 2026 CPIP for $6,000,000 of annually Appropriated State funds for second and third stages of this project.

Rationale

To further the mission of USC Upstate and the state of South Carolina in the Recreation and Tourism industry.

Alternatives Considered

No alternatives exist for the intended newly constructed spaces.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

George Dean Johnson Jr 3rd Floor Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/5
Project Number	5179	**Overall Priority**	5/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$2,900,000
	$2,900,000

Project Costs	Amount
Basic Equipment	$145,000
Contingencies-Capital Projects	$253,750
Fee-Architectural, Engineering & Other	$253,750
Renovations-Buildings & Additions-Interiors	$2,247,500
	$2,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$15,000	
Utilities	Other Funds - Existing	Indefinitely	$15,000	
	Net Cost / (Savings): $30,000		$30,000	

Summary of Work

This project will upfit interior shell space on the third floor to create additional classrooms, offices, and associated support spaces.

Rationale

Additional classrooms and offices are needed to meet student demands and provide swing space for classrooms impacted by renovations on the main campus.

Alternatives Considered

Upfitting existing shell space is a more economical approach as compared to constructing new space.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Deferred Maintenance, Renovations and Upgrades

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5465	**Overall Priority**	6/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Interior Finishes/Flooring/Fixtures	40
Roof	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,000,000
	$5,000,000

Project Costs	Amount
Contingencies-Capital Projects	$475,000
Fee-Architectural, Engineering & Other	$225,000
Renovations-Building Exteriors	$1,720,000
Renovations-Buildings & Additions-Interiors	$1,720,000
Roofing-Repairs & Renovations	$860,000
	$5,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($10,000)
Utilities	Other Funds - Existing	Indefinitely		($5,000)
	Net Cost / (Savings): ($15,000)			($15,000)

Summary of Work

USC Upstate would use funds to address a variety of deferred or appropriate critical repair and related maintenance, and address any other critical equipment, and systems repair. Funds would be targeted for critical life and safety maintenance issues and those that ensure the educational mission. Maintenance, repairs, and renovations will reduce future campus maintenance and operational expenditures.

Rationale

Maintenance is a required cost for ensuring appropriate learning environments and maintaining state assets. The specific work to be chosen is based on criticality of their maintenance needs, impact to the academic mission, and to make impact on deferred maintenance back log.

Alternatives Considered

No alternatives as buildings continue to accumulate maintenance needs each passing year. Proactively addressing these will help eliminate major business interruptions for the campus.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Media Building Renovation and Addition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	5193	**Overall Priority**	7/11

Project Type	Percentage
Construct Additional Facility	75
Repair/Renovate Existing Facility/System	25
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	40
Other	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$20,000,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$6,700,000
Contingencies-Capital Projects	$1,500,000
Fee-Architectural, Engineering & Other	$1,800,000
Renovations-Buildings & Additions-Interiors	$10,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$25,000	
Utilities	Other Funds - Existing	Indefinitely	$42,000	
	Net Cost / (Savings): $67,000		$67,000	

Summary of Work

• Renovation of 30,000 SF Interior: Modernizing an existing classroom building with outdated mechanical and electrical systems beyond their useful life. The renovation will include updated classrooms, laboratories, faculty and staff offices, restrooms, and storage spaces, as well as a complete replacement of the building's HVAC system to ensure a comfortable, safe, and efficient learning environment.
• Construction of a 3-Story, 14,000 GSF Addition: Creating new academic space tailored to the College of Engineering's needs, including state-of-the-art classrooms, advanced laboratories, faculty and staff offices, restrooms, and storage spaces.

Rationale

Opened in 1984, the existing building has numerous capital renewal needs to modernize office, classroom, and laboratory space.

Alternatives Considered

No alternatives as capital renewal is needed for an aged building and expansion is needed for academic program capacity.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Horace C Smith Building Interior Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5189	**Overall Priority**	8/11

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Interior Finishes/Flooring/Fixtures	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$7,000,000
	$7,000,000

Project Costs	Amount
Contingencies-Capital Projects	$420,000
Fee-Architectural, Engineering & Other	$580,000
Renovations-Buildings & Additions-Interiors	$6,000,000
	$7,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+		($20,000)
Utilities	Other Funds - Existing	Indefinitely		($30,000)
	Net Cost / (Savings): ($50,000)			($50,000)

Summary of Work

Interior upgrades to select lab and support spaces, replace select lab benches, equipment, fume hoods and interior finishes.

Rationale

Many of the class-labs are dated and are need of upgrades to improve function and appearance.

Alternatives Considered

No alternatives as the class-labs continue to deteriorate with each passing year.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Soccer Facility

Submission Type	CPIP Submission - Initial	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5258	**Overall Priority**	9/11

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,500,000
	$3,500,000

Project Costs	Amount
Basic Equipment	$525,000
Contingencies-Capital Projects	$300,000
Fee-Architectural, Engineering & Other	$300,000
Other Construction/Renovation/Repair Projects	$2,375,000
	$3,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$75,000	
Utilities	Other Funds - Existing	Indefinitely	$45,000	
	Net Cost / (Savings): $120,000		$120,000	

Summary of Work

Construct a new competition Soccer facility

Rationale

Continue to upgrade athletic training and competition facilities in accordance with the master plan.

Alternatives Considered

Continue using inadequate athletic facilities.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Horace C Smith Building Addition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/2
Project Number	5256	**Overall Priority**	10/11

Project Type	Percentage
Construct Additional Facility	40
Repair/Renovate Existing Facility/System	60
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	5
HVAC	10
Interior Finishes/Flooring/Fixtures	70
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$18,000,000
	$18,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Construction-Buildings & Additions	$7,000,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$1,000,000
Renovations-Buildings & Additions-Interiors	$8,000,000
	$18,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$80,000	
Utilities	Other Funds - Existing	Indefinitely	$125,000	
	Net Cost / (Savings): $205,000		$205,000	

Summary of Work

Complete the construction of a new addition adjacent to the existing science building and renovate select existing spaces to increase research/teaching lab space and add class-labs.

Rationale

The expansion of the Smith Science building will help better serve the students as well as modernize the lab space and class labs.

Alternatives Considered

No feasible alternatives as the infrastructure is aged and needs replacing.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

University of South Carolina - Upstate

Project Name

Arena & Convocation Center Construction

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/2
Project Number	5187	**Overall Priority**	11/11

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Athletic/Recreational	90
Program/Academic	10
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	5
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Institution Bonds	$20,000,000
[CP] AFS - Other Funds	$25,000,000
[CP] AFS - State Appropriation	$15,000,000
	$60,000,000

Project Costs	Amount
Construction-Buildings & Additions	$48,000,000
Contingencies-Capital Projects	$5,000,000
Fee-Architectural, Engineering & Other	$3,000,000
Site Development (Non-Depreciable Land Improv)	$4,000,000
	$60,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	3 Years+	$135,000	
Other Expenses	Other Funds - Existing	3 Years+	$150,000	
Utilities	Other Funds - Existing	Indefinitely	$270,000	
	Net Cost / (Savings): $555,000		$555,000	

Summary of Work

• Provide a new 135,000 GSF Convocation Center to support the academic function for larger assembly spaces to house convocations and other meeting venues affiliated with the University.
• Provide an athletic facility for major NCAA Division 1 athletics with an approximate seating capacity of 6,000-7,000 fixed seats with ability for additional floor seating areas.
• Provide a large facility for large venues in the Upstate region for use by community functions affiliated with entertainment, local business, Spartanburg Regional Heath System, and other regional meeting space functions.

Rationale

The University needs a space of this magnitude to hold events. The facility is being dual purposed as an arena that will allow varsity teams (men's and women's) new space to comparable peers and serve the community and the university for other public events.

Alternatives Considered

Continue using the smaller Hodge Center that limits university and community events.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Vocational Rehabilitation Department

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Berkeley-Dorchester VR Center Re-roofing

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/7
Project Number	4437	**Overall Priority**	1/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$194,600
[CP] State Appropriation - Capital	$15,000
[CP] State Appropriation - Capital	$479,000
	$688,600

Project Costs	Amount
Contingencies-Capital Projects	$60,000
Fee-Architectural, Engineering & Other	$25,000
Roofing-Repairs & Renovations	$603,600
	$688,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9629) Phase II on August agenda) Re-roof Berkeley-Dorchester VR Center building consisting of approximately 21,450 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 30 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Conway VR Center Repaving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/7
Project Number	4690	**Overall Priority**	2/15

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Repair/Renovate Existing Facility/System	100	Program/Academic	100	Parking/Landscape	100
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Federal Funds - Internal Fund	$425,250	Contingencies-Capital Projects	$40,000
[CP] State Appropriation - Capital	$141,750	Fee-Architectural, Engineering & Other	$45,000
		Site Development (Non-Depreciable Land Improv)	$482,000
	$567,000		$567,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair and resurface the existing parking lot and loading area. Subsurface investigations will be required to determine the level of deterioration of the existing paved areas. Exterior lighting will also be added to the parking areas for increased safety and security.

Rationale

The facility is over 43 years old and the parking lot and loading areas need repair and resurfacing.

Alternatives Considered

Continue to patch deteriorated pavement and base.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Lexington VR Center Repaving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/7
Project Number	4529	**Overall Priority**	3/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$530,550
[CP] State Appropriation - Capital	$176,850
	$707,400

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$45,000
Site Development (Non-Depreciable Land Improv)	$612,400
	$707,400

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair and resurface the existing parking lot and loading area. Subsurface investigations will be required to determine the level of deterioration of the existing paved areas. Exterior lighting will also be added to the parking areas for increased safety and security.

Rationale

The facility is over 41 years old and the parking lot and loading areas need repair and resurfacing.

Alternatives Considered

Continue to patch deteriorated pavement and base.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

ITTC/Rehabilitation Engineering Building Repaving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	4/7
Project Number	4531	**Overall Priority**	4/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$450,000
[CP] State Appropriation - Capital	$150,000
	$600,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair and resurface the existing parking lot and loading area. Subsurface investigations will be required to determine the level of deterioration of the existing paved areas. Exterior lighting will also be added to the parking areas for increased safety and security.

Rationale

The facility is over 34 years old, and the parking lot and driveways need repair and resurfacing.

Alternatives Considered

Continue to patch deteriorated pavement and base.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Evaluation Center/State Office Repaving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	5/7
Project Number	4530	**Overall Priority**	5/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$450,000
[CP] State Appropriation - Capital	$150,000
	$600,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$50,000
Site Development (Non-Depreciable Land Improv)	$500,000
	$600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair and resurface the existing parking lot and loading area. Subsurface investigations will be required to determine the level of deterioration of the existing paved areas. Exterior lighting will also be added to the parking areas for increased safety and security.

Rationale

The facility is over 46 years old, and the parking lot and driveways need repair and resurfacing.

Alternatives Considered

Continue to patch deteriorated pavement and base.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Dorm Building VR Ctr Replacement - Heat Pump Units

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/7
Project Number	4532	**Overall Priority**	6/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$221,250
[CP] State Appropriation - Capital	$73,750
	$295,000

Project Costs	Amount
Basic Equipment	$250,000
Contingencies-Capital Projects	$25,000
Fee-Architectural, Engineering & Other	$20,000
	$295,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace all water source heat pump units with new energy-efficient units - Total of 23 units.

Rationale

System is out of date and costly to repair.

Alternatives Considered

Try to repair outdated units and parts are difficult to find.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Holmesview Center Rebuilding

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4984	**Overall Priority**	7/15

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] Federal Funds - Internal Fund	$12,000,000
[CP] Other Funds	$5,386,445
[CP] State Appropriation - Capital	$9,613,555
	$27,000,000

Project Costs	Amount
Basic Equipment	$1,000,000
Construction-Buildings & Additions	$20,400,000
Contingencies-Capital Projects	$2,000,000
Fee-Architectural, Engineering & Other	$1,500,000
Site Development (Non-Depreciable Land Improv)	$2,100,000
	$27,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Construct a new drug and alcohol treatment center to replace the structure that was destroyed by fire in November 2016. The new building will be a site adaptation from the facility recently built in Florence (Palmetto Center). The facility will include men's and women's dorm rooms, community room, day room, group therapy rooms, exercise area, computer classroom, offices, kitchen, dining and support areas.

Rationale

Previous building was destroyed by fire in November 2016.

Alternatives Considered

Do not replace the facility.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Muscular Development Center Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	4588	**Overall Priority**	8/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$112,500
[CP] Federal Funds - Internal Fund	$337,500
	$450,000

Project Costs	Amount
Contingencies-Capital Projects	$35,000
Fee-Architectural, Engineering & Other	$40,000
Roofing-Repairs & Renovations	$375,000
	$450,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof Muscular Development Center (MDC) building consisting of approximately 22,800 square feet of roof with new roofing system. Remove existing shingle roof then apply a new shingle roofing system.

Rationale

The roof is approximately 23 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

State Office Building Replacement of VAV Boxes

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	4587	**Overall Priority**	9/15

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
HVAC	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$147,500
[CP] Federal Funds - Internal Fund	$442,500
	$590,000

Project Costs	Amount
Contingencies-Capital Projects	$50,000
Fee-Architectural, Engineering & Other	$40,000
Other Construction/Renovation/Repair Projects	$500,000
	$590,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Replace all existing VAV (Variable Air Volume) boxes and pnenmatic controls with new VAV boxes with digital controls and a building Energy Management System.

Rationale

The original equipment was installed 1983. The VAV system is not supported and outdated.

Alternatives Considered

Not to replace and repairs are difficult because of outdated parts.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Beaufort VR Center Repaving

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	4589	**Overall Priority**	10/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Parking/Landscape	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$168,750
[CP] Federal Funds - Internal Fund	$506,250
	$675,000

Project Costs	Amount
Contingencies-Capital Projects	$55,000
Fee-Architectural, Engineering & Other	$45,000
Site Development (Non-Depreciable Land Improv)	$575,000
	$675,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Repair and resurface the existing parking lot and loading area. Subsurface investigations will be required to determine the level of deterioration of the existing paved areas. Exterior lighting will also be added to the parking areas for increased safety and security.

Rationale

The existing paved areas have deteriorated and need repair and resurfacing, since the facility is over 36 years old.

Alternatives Considered

Do not repair or resurface the parking lot.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

State Office Building Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/4
Project Number	4590	**Overall Priority**	11/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$195,000
[CP] Federal Funds - Internal Fund	$585,000
	$780,000

Project Costs	Amount
Contingencies-Capital Projects	$65,000
Fee-Architectural, Engineering & Other	$39,000
Roofing-Repairs & Renovations	$676,000
	$780,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof SCVRD State Office building consisting of approximately 17,750 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 34 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Spartanburg VR Center Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/4
Project Number	4591	**Overall Priority**	12/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$330,850
[CP] Federal Funds - Internal Fund	$992,550
	$1,323,400

Project Costs	Amount
Contingencies-Capital Projects	$95,000
Fee-Architectural, Engineering & Other	$39,000
Roofing-Repairs & Renovations	$1,189,400
	$1,323,400

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof Spartanburg VR Center building consisting of approximately 31,300 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 29 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace the roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Greenville VR Center Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/4
Project Number	4593	**Overall Priority**	13/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$365,825
[CP] Federal Funds - Internal Fund	$1,097,475
	$1,463,300

Project Costs	Amount
Contingencies-Capital Projects	$100,000
Fee-Architectural, Engineering & Other	$39,000
Roofing-Repairs & Renovations	$1,324,300
	$1,463,300

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof Greenville VR Center building consisting of approximately 34,850 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 26 years old, and it has exceeded its life expectancy.

Alternatives Considered

Do not replace roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Florence VR Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/4
Project Number	4592	**Overall Priority**	14/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$285,900
[CP] Federal Funds - Internal Fund	$857,700
	$1,143,600

Project Costs	Amount
Contingencies-Capital Projects	$90,000
Fee-Architectural, Engineering & Other	$39,000
Roofing-Repairs & Renovations	$1,014,600
	$1,143,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof Florence VR Center building consisting of approximately 26,700 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 24 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace roof.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Vocational Rehabilitation Department

Project Name

Lancaster VR Center Reroofing

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4594	**Overall Priority**	15/15

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Roof	100
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund - Capital	$202,250
[CP] Federal Funds - Internal Fund	$606,750
	$809,000

Project Costs	Amount
Contingencies-Capital Projects	$70,000
Fee-Architectural, Engineering & Other	$39,000
Roofing-Repairs & Renovations	$700,000
	$809,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Reroof Lancaster VR Center building consisting of approximately 17,500 square feet of roof deck with new roofing system. Remove existing built-up roof then apply a new roofing system. The project may require removal and disposal of asbestos containing roofing and flashing materials.

Rationale

The roof is approximately 23 years old and has exceeded its life expectancy.

Alternatives Considered

Do not replace the roof.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Williamsburg Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Williamsburg Technical College

Project Name

Land and Building Acquisition

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/2
Project Number	4879	**Overall Priority**	1/3

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Purchase Land/Building	100	Office/Administration	20	Other	100
		Program/Academic	80		
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] Capital Reserve Fund	$20,000	Fee-Architectural, Engineering & Other	$20,000
	$20,000		$20,000

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

(Preliminary Land Acquisition - # 6335) The college has an opportunity to acquire the old hospital building which is adjacent to our property for a minimal cost. We will be completing our due diligence required to officially receive the building.

Rationale

The old hospital is adjacent to our campus and the building is structural sound, this renovation will be more economical than new construction for the same size.

Alternatives Considered

New construction, however this building will be a more economical for the college as well as repurposing an abanding building in the area.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Williamsburg Technical College

Project Name

Health Science Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/2
Project Number	4880	**Overall Priority**	2/3

Project Type	Percentage
Architectural and Engineering	10
Construct Additional Facility	20
Environmental	5
Repair/Renovate Existing Facility/System	60
Site Development	5
	100%

Facility Type	Percentage
Office/Administration	20
Program/Academic	80
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Fire/Security	5
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Parking/Landscape	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$1,500,000
[CP] Capital Reserve Fund	$3,500,000
[CP] State Appropriation	$11,000,000
	$16,000,000

Project Costs	Amount
Basic Equipment	$3,500,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$2,000,000
Renovations-Building Exteriors	$3,500,000
Renovations-Buildings & Additions-Interiors	$6,000,000
	$16,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely	$40,000	
	Net Cost / (Savings): $40,000		$40,000	

Summary of Work

WTC has established a need for a Science and Technology building to meet the needs of the college. The preliminary plans include classrooms and labs to support Science, Allied Health, and nursing. The building will also house student center /study areas and office space.
WTC has the opportunity to renovate the old hospital building instead of a completely new construction that will help both the college and the county by not having another abandon building. WTC will" gut" the building where necessary, including removal of old HVAC, electrical and water. The college will keep in place any specialty areas that can be utilized for instruction such as the lead lined walls for radiology and the tracks for the equipment. WTC will remove soft surfaces and most non-load bearing walls in order to reconfigure for our needs. WTC will attempt to maintain the historic look of the building.
Capital Reserve Funds FY 16-17 H,5002 Line 36 $3,500,000
Proviso 118.19 FY 23-24 $11,000,000
Local college capital account /private support $1,500,005
Total square footage of building is approx. 75,000 we are planning on renovation of approx. 60,000 sq ft

Rationale

The Science and Technology Building will provide the space for expanding programs, enrollment growth and updated labs and educational space. The Last building was completed in 1985 when our enrollment was 421 and that has nearly doubled

Alternatives Considered

WTC has looked into acquiring and renovating existing buildings in our area. Williamsburg Regional Hospital site is now available. This site is adjacent to our current campus. The Williamsburg Technical College Area Commission and the Williamsburg Regional Hospital Board of Directors agreed for the college to conduct a feasibility study for this site, which has been completed.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Williamsburg Technical College

Project Name

Auditorium/ Community Center

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	4990	**Overall Priority**	3/3

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	10
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	35
Parking/Landscape	5
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$500,000
[CP] State Appropriation	$10,650,000
	$11,150,000

Project Costs	Amount
Basic Equipment	$735,000
Construction-Buildings & Additions	$8,515,000
Contingencies-Capital Projects	$1,000,000
Fee-Architectural, Engineering & Other	$700,000
Site Development (Non-Depreciable Land Improv)	$200,000
	$11,150,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$10,000	
Utilities	Other Funds - Additional	Indefinitely	$35,000	
	Net Cost / (Savings): $45,000		$45,000	

Summary of Work

New construction located beside the renovated allied health building (old hospital) to provide a 30,000+/- sf multi-use flex space to be used for large gathering such as graduation, campus wide meeting, and community events. The space will be designed to allow for one large area or several smaller areas for various meeting, classrooms or events as needed.

Rationale

WTC currently has one auditorium that has a fixed seating capacity of 174, this is not large enough to hold even our Nursing Pinning ceremony without limiting the number of guests for our students to about 4 each. Our graduation is held outside since we have no other location we are always concerned about the weather for the event.

Alternatives Considered

There is not a large auditorium in our area for either the college or the community to use.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

Winthrop University

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Dacus Library Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/6
Project Number	4537	**Overall Priority**	1/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	20
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$5,000,000
[CP] AFS - State Appropriation	$1,000,000
	$6,000,000

Project Costs	Amount
Contingencies-Capital Projects	$592,000
Fee-Architectural, Engineering & Other	$500,000
Other Capital Outlay Costs	$225,000
Renovations-Buildings & Additions-Interiors	$4,683,000
	$6,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9599) Dacus Library ph1 programming complete, submitting ph2 a1 July for Oct 2025 approval, this will be just for Dacus renovation. Will submit separate ph1 a1 for Dinkins renovation portion using this year state appropriation funds. Dacus ph2 $6mil, Dinkins total project cost $4mil Recent projects Dacus roof replacement

Rationale

Dacus built 1969, marginal interior renovations since then. Dacus ph2 scope hvac repairs, lighting repairs, elevatro upgrades, new boiler system, wifi upgrade, new fire alarm, select abatement, limited purging books, relocating stacks & new furniture,

Alternatives Considered

Do in phases as funds allow or not do.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Tillman Hall building Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	4538	**Overall Priority**	2/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	20
Office/Administration	50
Program/Academic	30
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	15
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	30
Other	10
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$315,000
[CP] AFS - State Appropriation	$685,000
[CP] AFS - State Appropriation	$14,750,000
	$15,750,000

Project Costs	Amount
Construction-Buildings & Additions	$15,750,000
	$15,750,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9620) Tillman Hall built in 1894 national historic registered building. Phase 1 programming approved at $315k for programming for full renovation to start Aug 2025. $4.62mil approved by legislator June 2025 H.4025 capital reserve. Additional funds will be sought in future years.

Rationale

Last major renovation in the 1980's. Proposed scpoe to renovate buidling to shift purpose from administrative centric to student services centric. Scope includes renovation of interior spaces - shifting walls, reconfiguring spaces, finishes, Plus hvac, mechanical, electrical plumbing. Bathroom renovations for ada & capacity, elevator replacement, ada access to building, fire sprinkler & fire alamr as needed

Alternatives Considered

Do in phases as funds allow, seek other funds.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Thomson Cafeteria Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	4540	**Overall Priority**	3/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	25
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	25
Other	10
Roof	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$2,342,500
[CP] AFS - Capital Reserve Fund	$157,500
[CP] AFS - Institution Bonds	$17,500,000
	$20,000,000

Project Costs	Amount
Construction-Buildings & Additions	$20,000,000
	$20,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9606) Thomson Cafeteria built in 1964 the campuses main all you can eat food service cafeteria. Phase 1 approved for programming of a new cafeteria. Completed the programming and campus leadership decide that renovating Thomson is a better solution. Funding $2.5mil from H4101. Partial interior finishes and furnishing renovation in early 2020's

Rationale

Scope renovate kitchen & dining spaces - interior space & finishes, building envelope & windows, roof repairs mechanical, hvac, electrical, & plumbing. Bathrooms, ada access, kitchen equipment hook ups, kitchen equipment

Alternatives Considered

Not do or work in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Winthrop Lake Dam Renovation

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4541	**Overall Priority**	4/33

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Site Development	100	Agency/Institution/Campus Wide	100	Other	90
				Parking/Landscape	10
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$1,000,000	Site Development (Non-Depreciable Land Improv)	$2,500,000
[CP] AFS - State Appropriation	$1,500,000		
	$2,500,000		$2,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Partial Phase II - #9612) Winthrop lake dam renovation $1mil approved. Project schematic design is working through DES-DHEC safe dam approval. Project scope could increase to more than the 2.5mil cpip project requirement.

Rationale

The existing 1950's corrugated steel pipe drain outfall through the dam has collapsed and needs to be replaced as we cannot control water level without using a large trailer mounted pump. DES-DHEC also requires all the trees-vegetation removed from the face of the dam

Alternatives Considered

Work in phases as funds allow. Work needs to be done as it can cause a critical failure of the dam impacting those downstream from the dam.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Courtyard Renovation Part 2

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	4542	**Overall Priority**	5/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
HVAC	70
Other	5
Roof	25
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,600,000
	$3,600,000

Project Costs	Amount
Construction-Buildings & Additions	$3,600,000
	$3,600,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Courtyard apartments built in 2002, apartment style hvac units have majority failed due to their age. Project to replace the roof top hvac units the roofing material under the hvac units needs to be replaced as well. The Winthrop board has approved funding over 2 summers totaling 3.6mil to do the balance of the hvac units

Rationale

Replace apartment style hvac units & water heaters, plus the roofing material under the roof top units

Alternatives Considered

Temporary ac units are already in place.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Dinkins Hall Renovation

Submission Type	CPIP Submission - Initial	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	6/6
Project Number	4870	**Overall Priority**	6/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Other	100
	100%

Fund Sources	Amount
[CP] AFS - Capital Reserve Fund	$2,309,996
[CP] AFS - State Appropriation	$1,700,000
	$4,009,996

Project Costs	Amount
Contingencies-Capital Projects	$159,996
Fee-Architectural, Engineering & Other	$450,000
Renovations-Building Exteriors	$200,000
Renovations-Buildings & Additions-Interiors	$3,200,000
	$4,009,996

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

The project will renovate the ground level of the building for Archives, renovate the bathroom for accessibility, replace the elevator controller, install new hot water boilers to separate the building from campus steam and misc. building repairs, and waterproof the windows and the porch.

Rationale

Dinkins built 1967 proposed ph1 scope total project $4mil - elevator replacement, renovate basement for archives, bathroom renovation, new boiler system, select waterproofing.

Alternatives Considered

Do in phases as funds allow or not do.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Boiler Plant Renovation & Steam System Repairs Phase 2

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4543	**Overall Priority**	7/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	80
Other	15
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$6,615,000
	$6,615,000

Project Costs	Amount
Renovations-Utilities	$6,615,000
	$6,615,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Winthrop's central energy /- boiler plant originally built in 1964 heats the campus through steam and provides steam for heating domestic water, cooking and pool heat. There are 5 boilers the 2 large date to the building of the building.

Rationale

All the boilers are at or past life expectancy, plus the existing underground steam system is on poor condition due to age. This project is to replace aging steam piping, create district heating plants to reduce the need for some underground piping. replace boilers with newer energy efficient models that are staged and sized for the reduce steam footprint

Alternatives Considered

No do the work or do the work in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Culp Chiller Plant Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	4544	**Overall Priority**	8/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Utilities/Energy Systems	95
Utilities/Energy Systems	5
	100%

Building Components Affected	Percentage
Electrical/Mechanical	85
Other	10
Roof	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,512,500
	$5,512,500

Project Costs	Amount
Renovations-Utilities	$5,512,500
	$5,512,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Culp chiller plant provides the majority of the cooling for the main Winthrop campus, total capacity 3600T. 2 of the 4 chillers are past life expectancy, the other 2 are close to it.

Rationale

Project is to replace aging chillers and associated valves and controls. Replace pumps and motors as needed

Alternatives Considered

Not do the work or do it in phases.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

New Fine Art Shops

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	4545	**Overall Priority**	9/33

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	30
Electrical/Mechanical	5
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	30
Other	10
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$9,250,000
	$9,250,000

Project Costs	Amount
Construction-Buildings & Additions	$9,250,000
	$9,250,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	General Funds - Additional	Indefinitely	$10,000	
Utilities	General Funds - Additional	Indefinitely	$10,000	
	Net Cost / (Savings): $20,000		$20,000	

Summary of Work

The existing Fine Arts shops (wood working, ceramics, welding, jewelry etc are in the lowest level of Rutledge Hall (built 1906, renovated 1986). Aim is to build the new shop facility near the boiler plant to move the shops out of Rutledge to allow that space to be repurposed for other activities. Plan to submit ph1 a1 summer 2025 and to start programming if approved late 2025, using legislative funds approved June 2025

Rationale

Build new metal shed (butler building style) shop facilities near the boiler plant for the fine arts shops plus extra space for future academic programs - manufacturing engineering etc. Some spaces conditioned some open sheds.

Alternatives Considered

Not do, work in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Building Envelope Repairs - Misc. Buildings

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4546	**Overall Priority**	10/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	50
Program/Academic	50
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	40
Other	10
Roof	50
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,307,500
	$3,307,500

Project Costs	Amount
Roofing-Repairs & Renovations	$3,307,500
	$3,307,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Building envelope repairs of misc campus buildings - facilities management, operations-warehouse, shop spaces, yellow storage building and other minor campus buildings

Rationale

Roof repairs-replacement and other building envelope repairs.

Alternatives Considered

not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Coliseum Mechanical System Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	4547	**Overall Priority**	11/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	80
Office/Administration	10
Program/Academic	10
	100%

Building Components Affected	Percentage
Electrical/Mechanical	60
HVAC	30
Other	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$3,307,500
	$3,307,500

Project Costs	Amount
Other Construction/Renovation/Repair Projects	$3,307,500
	$3,307,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Winthrop Coliseum built 1982, most of the mechanical systems are original to the building and past life expectancy. Roof replaced 2022, arena lighting updated to LED 2023

Rationale

Renovate existing air handlers (replacing motors, fan assemblies & controls plus misc repairs). Replace aging chillers, renovate cooling tower, upgrade pumps, valves, control valves & motors controls. Retrocommission facility to add updated controls to manage to relative humidity-co2 etc to improve energy efficiency.

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Margaret Nance Residence Hall Bathroom Renovations

Submission Type	Existing Project	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	4548	**Overall Priority**	12/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	40
Other	10
Water/Sewer	30
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$3,846,000
[CP] AFS - Other Funds	$54,000
	$3,900,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$3,900,000
	$3,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

(Phase I - #9608) Margaret Nance was built in 1895, bathrooms were renovated in the mid 1980's and are dated. Renovating the bathrooms will improve ADA accessibility.

Rationale

Renovate & reconfigure bathrooms to add stalls-space for code and ada accessibility.

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Thurmond Hall Mechanical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/8
Project Number	4549	**Overall Priority**	13/33

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Electrical/Mechanical	40
HVAC	40
Interior Finishes/Flooring/Fixtures	5
Other	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,268,750
	$8,268,750

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$8,268,750
	$8,268,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Thurmond Hall built in 1939 and the mechanical system added in the 1970's and is past life expectancy. The building houses the College of Business plus the SBDC.

Rationale

Project scope remove and replace the fan coil units, add new make up air units, new pumps, motors, and control valves and upgrade the control system. Update electrical panels, convert to led lighting

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

McLaurin Hall Mechanical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	2/8
Project Number	4550	**Overall Priority**	14/33

Project Type	Percentage
Replace Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Electrical/Mechanical	40
HVAC	40
Interior Finishes/Flooring/Fixtures	5
Other	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,268,750
	$8,268,750

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$8,268,750
	$8,268,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

McLaurin Hall built in 1901 and the mechanical system added in the 1970's and is past life expectancy. The building houses the College of Visual and Performing Arts. Roof and windows replaced in 2021, partial interior renovations completed in 2024

Rationale

Project scope remove and replace the fan coil units, add new make up air units, new pumps, motors, and control valves and upgrade the control system

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Campus Electrical System Renovation Part 2

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	3/8
Project Number	4551	**Overall Priority**	15/33

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Utilities/Energy Systems	100	Electrical/Mechanical	95
				Other	5
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - State Appropriation	$3,307,500	Renovations-Utilities	$3,307,500
	$3,307,500		$3,307,500

Annualized Operating Budget Impact				
Expenditure Category	**Fund Group**	**Recurs**	**Costs**	**(Savings)**

Net Cost / (Savings):

Summary of Work

Renovation of the campus medium voltage (4160v) electrical system. Project needed to improve campus resiliency

Rationale

Remove and replace aging medium voltage underground cabling, transformers, switches and other support equipment

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Amphitheater Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	4/8
Project Number	4552	**Overall Priority**	16/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	70
Program/Academic	30
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Other	10
Parking/Landscape	70
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$4,410,000
	$4,410,000

Project Costs	Amount
Construction-Buildings & Additions	$4,410,000
	$4,410,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of the existing campus amphitheatre the seating has fallen into disrepair, and last renovation in the 2012 - electrical, stage refresh. This renovation could be a donor - gift funded project

Rationale

Initial scope rebuilt stage and add a canopy over the stage. replace the seating area. add landscaping, lighting. Make the space a mix use space - outdoor classroom, hang out spot, & event space.

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Courtyard Apartment Renovation - Part 3

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	5/8
Project Number	4553	**Overall Priority**	17/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	95
Program/Academic	5
	100%

Building Components Affected	Percentage
Electrical/Mechanical	10
Fire/Security	5
Interior Finishes/Flooring/Fixtures	60
Other	5
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$5,512,500
	$5,512,500

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$5,512,500
	$5,512,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Coutryard apartments built in 2002, 401 bed student housing. This project renovation part 3, part 2 in year 1 for hvac replacement 3.6mil

Rationale

Renovate student suites and common area interior finishes (paint, flooring), lighting, bathroom & kitchen renovations, plus furnishings.

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Margaret Nance Residence Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	6/8
Project Number	4554	**Overall Priority**	18/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	20
HVAC	15
Interior Finishes/Flooring/Fixtures	40
Other	10
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$11,025,000
	$11,025,000

Project Costs	Amount
Renovations-Buildings & Additions-Interiors	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Margaret Nance built in 1895, 224 bed traditional style residence hall. Year 2-bathroom renovation project 3.9mil

Rationale

Renovate common area and student rooms - interior finishes (paint carpet), hvac units (fan coils), new make up air units, new pumps/motor, building controls, lighting, electrical, wifi

Alternatives Considered

not do it or do it in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

New Residence Hall

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	7/8
Project Number	4555	**Overall Priority**	19/33

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Other	10
Parking/Landscape	5
Roof	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Revenue Bonds	$38,000,000
	$38,000,000

Project Costs	Amount
Construction-Buildings & Additions	$38,000,000
	$38,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Maintenance and Repairs	Other Funds - Additional	Indefinitely	$100,000	
Utilities	Other Funds - Additional	Indefinitely	$100,000	
	Net Cost / (Savings): $200,000		$200,000	

Summary of Work

New residence hall about 400 beds. Wofford & Richardson total 800 bed, demolished 2024. Leasing 526 beds from a local apartment complex. Need from growth in students applying to Winthrop

Rationale

Growth in number of incoming students

Alternatives Considered

Not do, look for other alternatives

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Lee Wicker Residence Hall Mechanical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	8/8
Project Number	4556	**Overall Priority**	20/33

Project Type	Percentage	Facility Type	Percentage	Building Components Affected	Percentage
Replace Existing Facility/System	100	Auxiliary/Housing/Food Service/Laundry	100	Building Envelope/Windows/Walls	10
				Electrical/Mechanical	30
				HVAC	40
				Other	10
				Water/Sewer	10
	100%		100%		100%

Fund Sources	Amount	Project Costs	Amount
[CP] AFS - Revenue Bonds	$8,268,750	Construction-Buildings & Additions	$8,268,750
	$8,268,750		$8,268,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Lee Wicker residence hall built in 1962, 282 bed semi-suite style, roof replaced 2024. Mechanical system dates to the original building and is past life expectancy.

Rationale

Renovation of mechanical systems - remove & replace fan coils, new fresh air make up units, piping, valves, pumps-motors, control valves, ductwork, bathroom exhaust system, misc interior finishes to run ductwork. Lighting

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Rutledge Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/6
Project Number	4564	**Overall Priority**	21/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	25
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	30
Other	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$15,000,000
	$15,000,000

Project Costs	Amount
Construction-Buildings & Additions	$15,000,000
	$15,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Rutledge Hall built in 1906 the original campus library, renovated in the 1980's in a fine arts building. hvac repairs in 2025-2026. Fine Arts shops moved to new space see year 2 submittal

Rationale

Building renovation - repurposing space. reconfiguring spaces, new finishes (flooring, paint). HVAC renovation - ahu renovation, pumps motors, vavs, ductwork, controls. control valves, exhaust system. electrical lighting, plumbing bathroom renovation for ada.

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Bancroft Hall Mechanical & Electrical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	2/6
Project Number	4565	**Overall Priority**	22/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	30
Program/Academic	70
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	40
Fire/Security	5
HVAC	30
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$8,268,750
	$8,268,750

Project Costs	Amount
Construction-Buildings & Additions	$8,268,750
	$8,268,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Bancroft Hall built in 1909. College of Arts & Science faculty office, select classrooms, admin staff offices. Fire alarm replaced in 2024

Rationale

Project scope remove and replace the fan coil units, add new make up air units, new pumps, motors, and control valves and upgrade the control system. Update electrical panels, convert to led lighting

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

McBryde Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	3/6
Project Number	4566	**Overall Priority**	23/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	70
Program/Academic	30
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	20
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	25
Other	10
Water/Sewer	15
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$11,025,000
	$11,025,000

Project Costs	Amount
Construction-Buildings & Additions	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

McBryde Hall built in 1894, original dining facility for the campus, used now for on and off campus events & activities. Fire alarm replaced 2024, and roof replaced 2025

Rationale

Building renovation - repurposing space. reconfiguring spaces, new finishes (flooring, paint). HVAC renovation - ahu renovation/replacement, pumps motors, ductwork, controls. control valves, exhaust system. electrical lighting, plumbing, bathroom renovation for ada.

Alternatives Considered

Not do or do in phases as funds allow.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Campus-wide Energy Efficiency Improvements

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	4/6
Project Number	4567	**Overall Priority**	24/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	40
HVAC	40
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$11,025,000
	$11,025,000

Project Costs	Amount
Renovations-Utilities	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Campuswide energy efficiency improvements. To replace-renovate aging campus systems - hvac / mechanical (steam chilled water, hot water), electrical, plumbing plus controls systems. Possibly address with an Energy Performance Project

Rationale

Chillers, cooling towers, steam boilers, convert steam systems to hydronic boilers, pumps motors, vfd, building controls, lighting, lighting controls

Alternatives Considered

Not do or do in phases.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Coliseum Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	5/6
Project Number	4568	**Overall Priority**	25/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	80
Program/Academic	20
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	15
HVAC	5
Interior Finishes/Flooring/Fixtures	50
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$16,537,500
	$16,537,500

Project Costs	Amount
Construction-Buildings & Additions	$16,537,500
	$16,537,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Winthrop coliseum built in 1982 the home for Winthrop athletics and hosts graduations and community events. roof replaced 2022. hvac renovation see year 2 submittal

Rationale

Building renovation - reconfigurings paces,m replacement of interior finishes (flooring, paint, ceiling). misc hvac renovation not covered in year 2 project. Electrical panel upgrade, convert remaining lighting to led. Renovate for ada access (arena seating, bathrooms). Replace elevator.

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Thomson Residence Hall Mechanical & Electrical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	6/6
Project Number	4570	**Overall Priority**	26/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	30
Fire/Security	5
HVAC	40
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$11,025,000
	$11,025,000

Project Costs	Amount
Construction-Buildings & Additions	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Thomson residence hall built in 1964, student residence hall semi-suite style 320 bed. Room flooring abated & replaced 2021 & 2022

Rationale

Renovation of mechanical systems - remove & replace fan coils, new fresh air make up units, piping, valves, pumps-motors, control valves, ductwork, bathroom exhaust system, misc interior finishes to run ductwork. Lighting. replace building transformers and switches & main panels. Replace freight elevators with ada accessible passenger elevators

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Kinard Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/7
Project Number	4557	**Overall Priority**	27/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	25
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$16,537,500
	$16,537,500

Project Costs	Amount
Construction-Buildings & Additions	$16,537,500
	$16,537,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Kinard Hall built in 1929, houses the college of art & sciences. Building has classroom and offices. Partial refresh of classrooms done 2022-2025, elevator controller replaced 2025 & building envelope renovated 2024

Rationale

Building renovation scope includes renovation of interior spaces - shifting walls, reconfiguring spaces, updating finishes (paint, flooring), Plus hvac, mechanical (fan coils, ahu renovation, pumps & motors, controls, control valves), electrical & plumbing. Bathroom renovations for ada & capacity, elevator upgrades, ada access to building, fire sprinkler & fire alarm as needed

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Withers Hall Mechanical & Electrical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	2/7
Project Number	4558	**Overall Priority**	28/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	40
Fire/Security	5
HVAC	30
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$11,025,000
	$11,025,000

Project Costs	Amount
Construction-Buildings & Additions	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Withers Hall built in 1892, National Historic Registry. Home of college of education and the macfeat nursery. Partial space refreshes 2022-2025.

Rationale

Project scope remove and replace the fan coil units, add new make up air units, new pumps, motors, and control valves and upgrade the control system. Upgrade electrical panels, lighting

Alternatives Considered

Not do or do in phases as funds allow.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Renovation of General Athletic Facilities

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	3/7
Project Number	4559	**Overall Priority**	29/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Athletic/Recreational	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	10
HVAC	10
Interior Finishes/Flooring/Fixtures	30
Other	10
Parking/Landscape	15
Roof	5
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$5,512,500
	$5,512,500

Project Costs	Amount
Construction-Buildings & Additions	$5,512,500
	$5,512,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Renovation of General Athletic Facilities. various facilities built between 2000 and 2007 - baseball, softball track / soccer, intramural & tennis

Rationale

Renovation of various facilities - roof repair, building envelope renovation. Interior finishes (paint, flooring), reconfiguring spaces. HVAC, plumbing, electrical & athletic fields

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

McLaurin Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	4/7
Project Number	4560	**Overall Priority**	30/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	5
Office/Administration	5
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	20
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	40
Other	10
Water/Sewer	15
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$11,025,000
	$11,025,000

Project Costs	Amount
Construction-Buildings & Additions	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

McLaurin Hall built in 1901 and the mechanical system added in the 1970's and is past life expectancy. The building houses the College of Visual and Performing Arts. Roof and windows replaced in 2021, partial interior renovations completed in 2024. Year 3 submitted for HVAC renovation

Rationale

Building renovation scope includes renovation of interior spaces - shifting walls, reconfiguring spaces, updating finishes (paint, flooring). Bathroom renovations for ada & capacity, elevator upgrades, ada access to building, fire sprinkler & fire alarm as needed

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Thurmond Hall Building Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	5/7
Project Number	4561	**Overall Priority**	31/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Agency/Institution/Campus Wide	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	5
Fire/Security	5
HVAC	5
Interior Finishes/Flooring/Fixtures	45
Other	10
Roof	5
Water/Sewer	20
	100%

Fund Sources	Amount
[CP] AFS - State Appropriation	$11,025,000
	$11,025,000

Project Costs	Amount
Construction-Buildings & Additions	$11,025,000
	$11,025,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Thurmond Hall built in 1939 and the mechanical system added in the 1970's and is past life expectancy. The building houses the College of Business plus the SBDC. Year 3 submittal for mechanical renovation

Rationale

Building renovation scope includes renovation of interior spaces - shifting walls, reconfiguring spaces, updating finishes (paint, flooring), Plus hvac, mechanical (fan coils, ahu renovation, pumps & motors, controls, control valves), electrical & plumbing. Bathroom renovations for ada & capacity, elevator upgrades, ada access to building, fire sprinkler & fire alarm as needed

Alternatives Considered

Not do or do in phases

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Phelps Residence Hall Mechanical Renovation

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	6/7
Project Number	4562	**Overall Priority**	32/33

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	5
Electrical/Mechanical	30
Fire/Security	5
HVAC	40
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$8,268,750
	$8,268,750

Project Costs	Amount
Construction-Buildings & Additions	$8,268,750
	$8,268,750

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Phelps residence hall original building built in 1943, addition in the 1960's. Student residence hall about 398 beds, semi-suite style. Roof replaced in 2025.

Rationale

Renovation of mechanical systems - remove & replace fan coils, new fresh air make up units, piping, valves, pumps-motors, control valves, ductwork, bathroom exhaust system, misc interior finishes to run ductwork. Lighting

Alternatives Considered

Not do or do in phases as funds allow

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

Winthrop University

Project Name

Roddey Residence Hall Demolition

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	7/7
Project Number	4563	**Overall Priority**	33/33

Project Type	Percentage
Demolish Existing Facility	95
Site Development	5
	100%

Facility Type	Percentage
Auxiliary/Housing/Food Service/Laundry	100
	100%

Building Components Affected	Percentage
Electrical/Mechanical	5
Other	90
Parking/Landscape	5
	100%

Fund Sources	Amount
[CP] AFS - Other Funds	$5,512,500
	$5,512,500

Project Costs	Amount
Construction-Buildings & Additions	$5,512,500
	$5,512,500

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)

Net Cost / (Savings):

Summary of Work

Roddey residence hall built in 1920 about 160 bed apartment style

Rationale

Abate and demolish the building. Relocate utilities and develop the site temporarily for future use per the campus master plan.

Alternatives Considered

Not do.

STATE OF SOUTH CAROLINA

2025 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

For the Plan Years 2026 - 2030

York Technical College

Proposed Permanent Improvement Project Details

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name
New Health Science Building

Submission Type	Existing Project	**Plan Year**	2026
Request Type	Budget Change	**Plan Year Priority**	1/3
Project Number	5114	**Overall Priority**	1/9

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Office/Administration	10
Program/Academic	90
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	20
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$700,000
[CP] State Appropriation	$27,300,000
	$28,000,000

Project Costs	Amount
Basic Equipment	$2,520,000
Construction-Buildings & Additions	$11,200,000
Contingencies-Capital Projects	$2,800,000
Depreciable Land Improvements	$560,000
Fee-Architectural, Engineering & Other	$3,080,000
Renovations-Buildings & Additions-Interiors	$7,840,000
	$28,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Additional	Indefinitely	$4,552	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$58,050	
Salaries, Benefits & Payroll Taxes	Other Funds - Additional	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$93,750	
	Net Cost / (Savings): $206,272		$206,272	

Summary of Work

(Phase I - #6356) This project is to build a new health science building on the main campus in Rock Hill to meet the critical healthcare workforce needs in our communities.*****The college received $28,000,000 in state funds through Proviso 125.8 FY24-25 to renovate the building.

Rationale

The new building will allow us to expand the capacities of our healthcare programs for Nursing (RN & LPN), Surgical & Radiologic Technology, Medical Assisting, Patient Care, exercise science and to add new healthcare programs. These program expansions would double the student capacities over 5 years. Current wait lists are 1-5 years long indicating we have qualified students that could start quickly. The new health science building is included in our current Master Plan update.

Alternatives Considered

Renovating Building N (Baxter Hood Center) was considered; however, it would add additional challenges to the renovation for the existing space and for the location of the health sciences program in physical relation to other support programs on campus. Renovating our existing health building (Bldg. A) would require closing our programs for several years. The College would prefer to build a new building to prevent any disruption to the current programs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

EV & Auto Body Training Renovation-Building G

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	2/3
Project Number	5115	**Overall Priority**	2/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	20
Fire/Security	10
HVAC	20
Interior Finishes/Flooring/Fixtures	25
Parking/Landscape	5
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] Capital Reserve Fund	$2,419,376
[CP] State Appropriation	$2,080,624
	$4,500,000

Project Costs	Amount
Basic Equipment	$315,000
Contingencies-Capital Projects	$475,000
Fee-Architectural, Engineering & Other	$545,000
Renovations-Building Exteriors	$490,000
Renovations-Buildings & Additions-Interiors	$2,225,000
Site Development (Non-Depreciable Land Improv)	$450,000
	$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$103	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$1,316	
Utilities	Other Funds - Existing	Indefinitely	$2,125	
	Net Cost / (Savings): $3,544		$3,544	

Summary of Work

This project focuses on renovating Building G to create a state-of-the-art facility for the Electric Vehicle (EV) and Auto Body Repair programs, supporting both current needs and future growth. Built in 1983, Building G encompasses 11,565 SF and is outdated, lacking modern infrastructure and flexibility for expansion. To keep pace with evolving automotive technology and industry trends, the renovation will modernize the building, enhancing functionality, safety, and program capacity while positioning the facility to accommodate future growth and advancements in automotive education. Source of funds: $2,419,376 FY23-24 Capital Reserve H4301 MRR and $2,080,624 FY24-25 Proviso 118(21)(o)(ii) State Appropriated MRR Funds.

Rationale

Renovating the existing building G is the most advantageous alternative due to the simplicity of the existing building's size and design.

Alternatives Considered

The alternatives considered are to expand the program in other buildings which would be difficult due to building limitations elsewhere. This would also fragment the program. Another alternative would be to build off-campus or lease which would not benefit the college long term and would further segment the program from the main campus and the other amenities that students need between classes.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name
New Building Construction Trades Facility

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2026
Request Type	Establish Project	**Plan Year Priority**	3/3
Project Number	5297	**Overall Priority**	3/9

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	25
Parking/Landscape	10
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$12,000,000
	$12,000,000

Project Costs	Amount
Basic Equipment	$1,440,000
Contingencies-Capital Projects	$1,680,000
Fee-Architectural, Engineering & Other	$1,680,000
Renovations-Building Exteriors	$2,400,000
Renovations-Buildings & Additions-Interiors	$3,840,000
Site Development (Non-Depreciable Land Improv)	$960,000
	$12,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$2,916	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$37,188	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$60,058	
	Net Cost / (Savings): $150,082		$150,082	

Summary of Work

This project proposes the construction of a new 25,000 SF facility to house classroom and laboratory space for the Building Construction Trades (BCT) program. Currently, the College leases the existing BCT facility in Rock Hill, approximately five miles from the main campus, which limits program growth and integration with other technical programs. The new facility will provide the space and infrastructure needed to support the expanding BCT program, accommodate future growth, and combine the HVAC program with construction trades, creating a more efficient and modern learning environment for students preparing to enter high-demand skilled trades. This project has been included in the College's 2024 Master Plan update. Project funds source is $12,000,000 in state appropriated funds from FY 25-26 Proviso.

Rationale

The existing BCT site is inadequate and does not meet the current expansion needs of the program. The existing BCT site restricts the exterior area needed to construct homes and limit access to move the homes.

Alternatives Considered

The alternatives considered are to lease new space in the area or build a new facility. Leasing new space would be difficult and would probably require leasehold improvements with no guarantee of lease renewals.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

Welding Renovations Building D- Phase II

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	1/3
Project Number	5298	**Overall Priority**	4/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	5
Program/Academic	95
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	25
Fire/Security	5
HVAC	20
Interior Finishes/Flooring/Fixtures	25
Roof	5
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,500,000
	$4,500,000

Project Costs	Amount
Basic Equipment	$495,000
Contingencies-Capital Projects	$450,000
Fee-Architectural, Engineering & Other	$450,000
Renovations-Building Exteriors	$405,000
Renovations-Buildings & Additions-Interiors	$2,475,000
Site Development (Non-Depreciable Land Improv)	$225,000
	$4,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$227	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$2,898	
Utilities	Other Funds - Existing	Indefinitely	$4,680	
	Net Cost / (Savings): $7,805		$7,805	

Summary of Work

This project proposes the second phase of renovations to Building D to expand and modernize the Welding Program, addressing the growing workforce demand for skilled welders. The renovation will update 7,140 SF of interior classroom, laboratory, and office space, and add approximately 1,872 SF of covered exterior space to support hands-on training. By modernizing the facility, the College will enhance program capacity, improve the learning environment, and ensure students are equipped with the skills needed to meet the evolving needs of the local and regional workforce. This project has been included in the College's 2024 Master Plan update. The previous year's CPIP requested $6,885,000 and we received approved to begin the first phase of this renovation utilizing a non-PIP project with $2,495,000 in MRR state appropriations so this year's request is for the remaining funds needed to complete the entire renovation project.

Rationale

The current program space is too small, and areas are not arranged well to support the program and equipment upgrades needed. The renovation will support an improved layout to maximize faculty teaching and monitoring students in the program. The renovations would not require us to relocate the program to another building which would minimize disruptions to the current welding labs and classes.

Alternatives Considered

The alternatives considered are to build a new welding building or to relocate the program to another building on campus. Building a new building would not be cost effective and completely relocating the program would require other program relocations.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

New Truck Driver & Utility Line Worker Training Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	2/3
Project Number	5299	**Overall Priority**	5/9

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	20
Electrical/Mechanical	15
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	25
Parking/Landscape	5
Roof	10
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$7,300,000
[CP] State Appropriation	$4,200,000
	$11,500,000

Project Costs	Amount
Basic Equipment	$1,373,255
Contingencies-Capital Projects	$1,200,585
Fee-Architectural, Engineering & Other	$1,144,380
Renovations-Building Exteriors	$2,288,759
Renovations-Buildings & Additions-Interiors	$3,890,890
Site Development (Non-Depreciable Land Improv)	$1,602,131
	$11,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$2,043	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$26,048	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$42,068	
	Net Cost / (Savings): $120,079		$120,079	

Summary of Work

This project proposes the construction of a new 17,000 SF facility to support the expanding Truck Driver Training Program and the Utility Lineworker Program in Chester. The current facility, located offsite in Rock Hill on leased property, is inadequate, with limited classroom and training space, insufficient paved vehicle training areas, and no capacity for expansion. The new facility will provide modern classroom and laboratory space, shared common areas such as restrooms and break areas, and a training environment to better prepare students for high-demand careers in transportation and utility industries. This project has been included in the College's 2024 Master Plan update. This year's request includes an additional $4,200,000 for adjusted square footage needs and escalated costs associated with building a new facility.

Rationale

The existing facility does not meet the needs of the current program and there is not an option for expansion. The existing building would require extensive renovation to comply with ADA and current building codes. The paved area for the training course is too small for 18-wheel trucks to adequately maneuver the training course.

Alternatives Considered

The alternatives considered are to lease new space in the local area. Currently, there are no sites in Rock Hill available for lease that fits the program's needs. The College has looked for available space for 3 years with no success.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

Health Care Facility Renovation - Lancaster County

Submission Type	CPIP Submission - Initial	**Plan Year**	2027
Request Type	Funding Request	**Plan Year Priority**	3/3
Project Number	5300	**Overall Priority**	6/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	30
Fire/Security	5
Interior Finishes/Flooring/Fixtures	35
Other	10
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$4,000,000
	$4,000,000

Project Costs	Amount
Basic Equipment	$577,500
Contingencies-Capital Projects	$535,000
Fee-Architectural, Engineering & Other	$577,500
Renovations-Building Exteriors	$770,000
Renovations-Buildings & Additions-Interiors	$1,155,000
Site Development (Non-Depreciable Land Improv)	$385,000
	$4,000,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$850	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$10,836	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$17,500	
	Net Cost / (Savings): $79,106		$79,106	

Summary of Work

This project proposes the lease and renovate an existing building in Lancaster County to establish a new classroom/ and lab facility dedicated to healthcare education. The renovated is estimated to be 7,000 SF and will provide programs leading to 2-year associate degrees in high-demand healthcare fields such as respiratory therapy and stenography. By creating a modern, accessible educational facility, the College will equip local students with the skills needed to enter healthcare careers, support the growing healthcare needs of Lancaster County, and strengthen the regional economy.

Rationale

The Lancaster County area is a significant travel distance (greater than 30 minutes) for citizens to travel to York Tech's main campus in Rock Hill. Providing a presence in Lancaster County would create an opportunity for citizens in the area to receive an affordable education and further support the health care workforce needs.

Alternatives Considered

The alternatives are to build a new facility which would require land acquisition and site development which would take years to complete delaying our ability to provide programs immediately.

STATE OF SOUTH CAROLINA
COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name
Automotive Renovation - Building F

Submission Type	CPIP Submission - Initial	**Plan Year**	2028
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5301	**Overall Priority**	7/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Program/Academic	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	25
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	25
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$9,900,000
	$9,900,000

Project Costs	Amount
Basic Equipment	$800,000
Contingencies-Capital Projects	$748,861
Fee-Architectural, Engineering & Other	$827,237
Renovations-Building Exteriors	$2,236,097
Renovations-Buildings & Additions-Interiors	$5,037,805
Site Development (Non-Depreciable Land Improv)	$250,000
	$9,900,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$1,617	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$20,619	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$33,300	
	Net Cost / (Savings): $105,456		$105,456	

Summary of Work

This project is to renovate and expand Building F for the automobile repair facility to better support the needs of the expanding program and growth. The automotive program currently uses program space across campus in three buildings. Bldg G which is 11,565 SF and was built in 1983. The program also uses 7,664 SF of space in Bldg D which was built in 1974 and 1,852 SF of space in Bldg F built in 1981. These buildings are outdated and in need of modernization with no room for expansion. In order to be prepared for future technology and trends we will need to renovate Building F to provide a more modern facility that can support the growth and infrastructure needs. This project has been included in the College's 2024 Master Plan Update. This project is expected to begin in FY27-28, so funding is not being requested this year.

Rationale

Renovating the existing building F is the most advantageous alternative due to the simplicity of the existing building's size and design.

Alternatives Considered

The alternatives considered are to expand the program in other buildings which would be difficult due to building limitations elsewhere. This would also fragment the program. Another alternative would be to build off-campus or lease which would not benefit the college long term and would further segment the program from the main campus and the other amenities that students need between classes.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

Renovate A Building

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2029
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5302	**Overall Priority**	8/9

Project Type	Percentage
Repair/Renovate Existing Facility/System	100
	100%

Facility Type	Percentage
Office/Administration	15
Program/Academic	85
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	10
Electrical/Mechanical	30
Fire/Security	5
HVAC	15
Interior Finishes/Flooring/Fixtures	20
Roof	15
Water/Sewer	5
	100%

Fund Sources	Amount
[CP] State Appropriation	$17,721,665
[CP] State Appropriation	$2,924,935
	$20,646,600

Project Costs	Amount
Basic Equipment	$3,096,990
Contingencies-Capital Projects	$2,064,660
Depreciable Land Improvements	$1,032,330
Fee-Architectural, Engineering & Other	$2,064,660
Renovations-Building Exteriors	$2,064,660
Renovations-Buildings & Additions-Interiors	$10,323,300
	$20,646,600

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Utilities	Other Funds - Existing	Indefinitely		($17,206)
	Net Cost / (Savings): ($17,206)			($17,206)

Summary of Work

This project is to renovate a major portion of building A. Building A is a two-story building that was built in 1984 with 75,822 square feet. The existing building is primarily used for Health & Human Services (HHS) programs and Business, Computer, Arts, and Sciences (BCAS). The majority of the HHS programs will be relocated to a newly constructed building leaving the existing space to be repurposed. The building has only had one major renovation in 2023 to expand and modernize the 7,000 SF dental clinic which will remain in building A. This year's request has been adjusted for escalated construction cost estimated through FY28-29.

Rationale

Any time the College vacates space in a building we want to plan and repurpose the space to meet the needs of other growing programs. The vacated space can be renovated to accommodate the additional needs of the BCAS division.

Alternatives Considered

No other alternatives for the space are being considered since we have so many program expansion needs.

STATE OF SOUTH CAROLINA

COMPREHENSIVE PERMANENT IMPROVEMENT PLAN

Proposed Permanent Improvement Project Details

York Technical College

Project Name

Building Construction Trades Facilities Management Addition - Phase II

Submission Type	CPIP Submission - Resubmission	**Plan Year**	2030
Request Type	Funding Request	**Plan Year Priority**	1/1
Project Number	5303	**Overall Priority**	9/9

Project Type	Percentage
Construct Additional Facility	100
	100%

Facility Type	Percentage
Support Services/Storage/Maintenance	100
	100%

Building Components Affected	Percentage
Building Envelope/Windows/Walls	15
Electrical/Mechanical	15
Fire/Security	10
HVAC	20
Interior Finishes/Flooring/Fixtures	30
Water/Sewer	10
	100%

Fund Sources	Amount
[CP] State Appropriation	$16,500,000
	$16,500,000

Project Costs	Amount
Basic Equipment	$2,310,000
Contingencies-Capital Projects	$2,310,000
Fee-Architectural, Engineering & Other	$1,980,000
Renovations-Building Exteriors	$3,300,000
Renovations-Buildings & Additions-Interiors	$5,280,000
Site Development (Non-Depreciable Land Improv)	$1,320,000
	$16,500,000

Annualized Operating Budget Impact

Expenditure Category	Fund Group	Recurs	Costs	(Savings)
Insurance and Warranties	Other Funds - Existing	Indefinitely	$3,399	
Maintenance and Repairs	Other Funds - Existing	Indefinitely	$43,344	
Salaries, Benefits & Payroll Taxes	Other Funds - Existing	Indefinitely	$49,920	
Utilities	Other Funds - Existing	Indefinitely	$70,000	
	Net Cost / (Savings): $166,663		$166,663	

Summary of Work

This project proposes a 28,000 SF addition to the Building Construction Trades (BCT) facility to provide a dedicated home for the College's Facilities Management department. The expansion will address current space limitations, including insufficient warehouse and employee work areas, while creating a modern, functional environment for staff. In addition, co-locating Facilities Management with the BCT program will create valuable opportunities for students, including internships, apprenticeships, and mentoring, strengthening workforce development and hands-on learning experiences.

Rationale

The current Facilities building is inadequate to support the current needs. The current facility lacks sufficient warehouse, office, and support areas. The new addition will improve operational efficiency for facilities management and enhance student learning opportunities.

Alternatives Considered

The alternatives considered included leasing an offsite facility. Leasing locally would be challenging, likely require costly leasehold improvements, and force Facilities Management staff to travel to the main campus to address maintenance needs, reducing overall efficiency.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

The Authority is asked to approve the following permanent improvement project establishment requests and budget revisions as requested by the Department of Administration, Facilities Management and Property Services as noted herein. All items were reviewed favorably by the Joint Bond Review Committee (JBRC).

(a) Project: JBRC Item 1: College of Charleston
H15.9678: Berry Residence Hall and Honors Program Renovation

Request: Increase Phase II Full Construction Budget to continue completing interior renovations to the residence hall.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 4 in FY26 (estimated at $23,000,000)
Phase I Approval: May 2022 (estimated at $23,000,000) (SFAA)
Phase II Approval: March 2023 (estimated at $23,000,000) (SFAA)
Decrease Budget & Revise Scope Approval: December 2023 (this portion estimated at $11,000,000) (SFAA)
Phase II Increase Approval: April 2025 (this portion estimated at $17,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Auxiliary Housing Revenues	475,000	11,425,000	11,900,000	6,000,000	17,900,000
Other, Auxiliary Housing Revenues (transfer from H18-9680)		1,100,000	1,100,000		1,100,000
Other, Capital Improvement Project	100,000	3,900,000	4,000,000		4,000,000
All Sources	575,000	16,425,000	17,000,000	6,000,000	23,000,000

Summary of Work: This project was established to be completed in three annualized portions to address mechanical, electrical, and plumbing issues, upgrade elevators, interior refresh, and replace roofs and windows. The first portion was approved and included a complete redesign of the ground floor Honors College classrooms, programming, and supporting administrative offices. Additionally, exterior brick/stucco repairs, window resealing, landscaping, and roof replacement was also included. The new roof was evaluated by the Department of Administration and was determined to comply with JBRC policy and came with the minimum 20-year material and workmanship warranty. The second portion was approved and included the replacement of HVAC systems and fan coil units in each student resident suite. The first and second portions are both completed. This request will add funds for the third portion of the project, which will include the residence hall

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

fire/life safety and security system upgrades, technology cabling, signage, furniture, and appliances.

Rationale: This project is being completed in annualized portions due to funding availability, and to allow the facility to be occupied during the fall and spring semesters to maintain the required bed space. Originally, the university loaded the full budget for all 3 annualized portions but subsequently reduced the budget in December 2023 to free up funds for use on other projects since they could only do work in this building during the summer months. The last significant renovation to the building was in 2003.

Facility Characteristics: Berry Residence Hall is a 183,514 six-level 630-bed residence hall constructed in 1989 (36 years old). Floor one will be used to centralize and expand the Honors College classrooms, programming, and supporting administrative offices, including the Faculty Fellow Program, Advising Center, Nationally Competitive Awards, and Undergraduate Research and Creative Activities. Floors two and three will house Honors College students. Floors four through six will house general student population.

Financial Impact: This increase will be funded from Auxiliary Housing Revenues (uncommitted balance $18.19 million at September 10, 2025). Housing revenues are generated primarily through the Student Housing Fee which is paid by students who reside on campus. The fee varies based on amenities, condition, and age of the residence. Housing fees are charged to residential students, an average of the various rates is $4,283 per student per semester and has increased from $3,150 between the academic years 2021-2022 to 2025-2026. The revenues are used solely for the operation, maintenance, renovation, repair, and debt service of this specific auxiliary enterprise. The renovations to the building will be constructed to meet Two Green Globes certification standards with an anticipated energy savings of $5,999,422 over 30 years. The project is expected to result in a decrease of $735,962 (year 1), $758,041 (year 2), and $780,782 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Previous portions of this project were also funded with Capital Improvement Project Funds. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $23,000,000 funded from Auxiliary Housing Revenue and Capital Improvement Project Funds. Contract execution for this portion of the project is expected in May 2026 and completion of construction in August 2027.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(b) Project: JBRC Item 2: College of Charleston
H15.9679: 58 George Street Renovation

Request: Increase Phase II Full Construction Budget to cover higher than anticipated bid costs to complete repairs and construct a small addition to the Barnard Elliot House in Charleston.

Included in CPIP: No – The need for the increase was unknown during the 2025 CPIP submission process.

Phase I Approval: December 2022 (estimated at $5,750,000) (SFAA)

Phase II Approval: March 2024 (estimated at $5,750,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement Project	143,750	4,979,155	5,122,905	1,700,000	6,822,905
Other, Donation		627,095	627,095		627,095
All Sources	143,750	5,606,250	5,750,000	1,700,000	7,450,000

Summary of Work: The project will include full interior and exterior renovations, structural repairs, roof replacement, infrastructure modernization, demolition of two small building additions, and construction of a 2,462 square foot modern building addition. The renovated original structure will contain offices, communal space, and meeting/seminar rooms for students and staff. The building addition will integrate modern infrastructure including a passenger elevator, ADA compliant restrooms, infrastructure support spaces, code compliant circulation, flexible event space, interview rooms, offices, and a conference room. The new roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: Due to inflation and market volatility, the cost of goods and labor has escalated from pre-bid estimates. The George Street location has significant structural issues with temporary indoor shoring to support the center of the building. The building was taken offline in 2015 due to structural instability and remains vacant. For the building to be re-occupied, repairs need to be made. This building is historically protected and cannot be demolished. The existing two additions do not meet the end user's needs and would not be able to accommodate modern mechanical or electrical, or ADA compliance with an elevator, and they have substantial termite damage.

Facility Characteristics: The original Barnard Elliot House is 3,902 square feet and was constructed in 1803 (222 years old). After the original construction, two small building additions totaling 2,425 square feet were added bringing the building size to 6,327 square

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

feet. The two additions will be demolished in this project. A new 2,462 square foot building addition will be constructed. No significant improvements have been made to the building in 37+ years. After renovations are complete the building will provide a new centrally located home for the Edward J. Tuccio '91 Student Success Center and Center for Civic Engagement. The project will benefit 10,880 students, 852 faculty, 1,094 staff, clients, visitors, parents and potential students.

Financial Impact: This increase will be funded from Other, Capital Improvement Project (uncommitted balance $7 million at August 28, 2025). Revenue to the Capital Improvement Project fund is generated by the Capital Improvement Fee that exceeds current annual debt service related to bonds. The project is expected to result in a decrease of $2,000 (year 1), $2,060 (year 2), and $2,122 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $7,450,000 funded from Capital Improvement Project and Donation funds. Contract execution is expected in December 2025 and completion of construction in December 2026.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(c) Project: JBRC Item 3: College of Charleston
H15.9691: 24 North Market Street Land Acquisition

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of a building and +/- 0.67 acres in Charleston County.

Included in CPIP: Yes – 2025 CPIP Priority 28 of 28 in FY26 (estimated at $30,000,000 for this component and others – this component estimated at $11,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement Project				20,000	20,000
All Sources				20,000	20,000

Rationale: The college is seeking a location to build a new School of Business building. The School of Business is growing, and the current building can no longer accommodate the program. Once a new building is complete, the old School of Business building will be repurposed for use by other programs.

Characteristics: The property is located on the corner of North Market and East Bay streets. The property includes a 3 story 53,600 square foot brick building constructed in 1985 (40 years old).

Financial Impact: The property is offered by 24 N. Market Street, LLC for the proposed purchase price of $11,500,000. The due diligence activities will be funded from Other, Capital Improvement Project (uncommitted balance $7 million at August 28, 2025). Revenue to the Capital Improvement Project fund is generated by the Capital Improvement Fee that exceeds current annual debt service related to bonds. If acquired, the building on the property will be demolished for an estimated cost of $5,000,000, and a new building will be constructed, all part of a separate project. The project is expected to result in an increase of $175,544 (year 1), $180,810 (year 2), and $186,235 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $11,520,000 (internal). The acquisition will be funded from a private donation.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(d) Project: JBRC Item 4: Francis Marion University
H18.9593: Leatherman Science Facility and McNair Science Building Renovation

Request: Increase Phase I Pre-Design Budget to procure a construction manager at risk for the completion of interior and exterior renovations to the science buildings.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 4 in FY26 (estimated at $9,000,000)
Phase I Approval: December 2024 (estimated at $7,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(11), (Leatherman Science Facility/McNair Science Building Renovation)	140,000		140,000	130,000	270,000
All Sources	140,000		140,000	130,000	270,000

Summary of Work: The project will replace mechanical systems, make safety and regulatory compliance improvements, renovate classrooms, and replace bathroom finishes, fixtures, and partitions.

Rationale: The university concluded that the Construction Manager at Risk procurement method is preferred because it provides the university with the most timely, economical, and successful means for completion of the project. The Office of the State Engineer has approved this procurement method. The mechanical upgrades will improve energy efficiency, air quality, and climate control. Life safety enhancements will ensure the facilities meet modern fire, electrical, and accessibility codes. Classroom renovations will support contemporary teaching strategies.

Facility Characteristics: The McNair Science Building is 75,736 square feet and was constructed in 1972 (53 years old). The Leatherman Science Facility is 83,945 square feet and was constructed in 1994 (31 years old). The McNair Science Facility is utilized as classroom, lab, and office space for the Math, Biology, Chemistry, and Physics /Engineering programs. The Leatherman Science Building is utilized as classroom, lab, and office space for Biology, Chemistry, and Physics /Engineering programs. An estimated 750 students, faculty, and staff utilize each facility per semester.

Financial Impact: This phase of the project will be funded from FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2 million at September 30, 2024). The project is expected to result in a decrease of $200,000 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

of tuition is designated for capital improvements, currently $200 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $9,000,000 (internal). Phase II to be funded from $5,000,000 in Capital Reserve and $3,730,000 in Appropriated State (nonrecurring) Funds. The Phase I amount is 3% of the estimated cost to complete the project and the additional amount will be used to cover the Construction Manager at Risk procurement method. The project was established at Phase I in December 2024 and anticipated to be fully funded with legislatively authorized funds that were not received until FY26.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(e) Project: JBRC Item 5: South Carolina State University
H24.9673: Smith Hammond Middleton Convocation Center Replacement

Request: Establish Phase I Pre-Design Budget to construct a new convocation center.

Included in CPIP: Yes – 2025 CPIP Priority 5 of 7 in FY26 (estimated at $60,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Student Housing Improvement				1,300,000	1,300,000
All Sources				1,300,000	1,300,000

Summary of Work: The project will demolish Staley Hall and the Smith Hammond Middleton Convocation Center and construct a replacement facility on the site of the existing Smith Hammond Middleton Convocation Center. The new building will include classrooms, office space, and support spaces to support programs. All roofing material options will be evaluated during the Phase I process. The building will be designed to meet Two Green Globes certification standards.

Rationale: The buildings are outdated with multiple deferred maintenance issues and are not ADA compliant.

Facility Characteristics: Smith Hammond Middleton Convocation Center is 73,307 square feet and was constructed in 1968 (57 years old). Staley Hall is 31,715 square feet, was constructed in 1954 (71 years old) and is no longer utilized as a residence hall. The new building to be constructed will be approximately 120,500 square feet. It will be shared by the College of Education and Athletics schools and will also serve as the University's Convocation Center. The estimated capacity is approximately 4,000 to 5,000 students.

Financial Impact: This phase of the project will be funded from Other, Student Housing Improvement Funds (uncommitted balance $4.82 million at September 18, 2025). The Student Housing Improvement fund was created with funds gained from the forgiveness of the last Historical Black College and University Capital Financing program by the U.S. Department of Education. The intent behind the creation of the Housing Improvement Fund was for the account to be funded by the excess revenue generated by student housing fees not spent on current maintenance and improvement projects. The project is expected to result in an increase of $290,700 (years 1 thru 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $752 per student per semester, and has decreased from $1,123 between academic years 2021-2022 to 2025-2026.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

Full Project Estimate: $65,000,000 (internal). Phase II will be funded from $5,000,000 in Appropriated State (nonrecurring) and $58,700.000 in Appropriated State (nonrecurring) Funds to be requested in the FY26- FY27 budget process. If additional funding is not received to complete the project it will not move forward as there is not an alternate fund source available to complete the project. The Phase I amount requested is 2.00% of the estimated cost to complete the project and the additional amount will be used to cover the Construction Management at Risk procurement method.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(f) Project: JBRC Item 6: South Carolina State University
H24.9670: Whitaker Library Replacement

Request: Establish Phase II Full Construction Budget to construct a replacement library.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 7 in FY26 (estimated at $30,319,310)
Phase I Approval: April 2025 (estimated at $30,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(13), (Replacement of the Whittaker Library)	620,000		620,000	24,380,000	25,000,000
FY25 Capital Reserve (10), (Replacement of the Whittaker Library)				5,000,000	5,000,000
All Sources	620,000		620,000	29,380,000	30,000,000

Summary of Work: The replacement library to be constructed will provide a new flexible state of the art facility with multiple study and collaboration areas with lots of natural light that includes furniture for quiet and group study use. The new facility will include a dedicated archives area, computer and research space, snack station and offices for faculty. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The library is outdated with multiple deferred maintenance issues and is not ADA compliant. A portion of the library (6,000 square feet) has been offline since 2009 due to water intrusion.

Facility Characteristics: Whittaker Library is 47,739 square feet and was constructed in 1968 (57 years old). The demolition or future use of the existing library is still being studied. The university will engage a civil and structural consultant to facilitate a final decision. The new library to be constructed will be 50,000 square feet. It will be located at the site of the recently demolished Manning and Branham Halls, between the Memorial Plaza and Davis Hall along Gathers Street, on the northwest side of campus. The library will support all students and academic programs across the campus and surrounding community. The facility will be utilized by approximately 4,000 students, faculty and staff.

Financial Impact: This phase of the project will be funded from FY25 Appropriated State (nonrecurring) (uncommitted balance $24.38 million at September 8, 2025) and FY25 Capital Reserve Funds (uncommitted balance $5 million at September 8, 2025). The project is expected to result in an increase of $18,800 (years 1 thru 3),

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in annual operating expenditures. The new building will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $1,137,000 over 30 years. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $752 per student per semester, and has decreased from $1,123 between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $30,000,000 funded from Appropriated State (nonrecurring) and Capital Reserve Funds. Contract execution is expected in February 2026 and completion of construction in June 2027.

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(g) Project: JBRC Item 7: University of South Carolina - Aiken
H29.9564: Sciences Building Renovation and Expansion

Request: Establish Phase I Pre-Design Budget to renovate and expand the Sciences Building.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 1 of FY26 (estimated at $8,350,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY26 Appropriated State, Proviso 118.22 (B)(18), (Science Building Enhancement and Modernization)				125,250	125,250
All Sources				125,250	125,250

Summary of Work: The project will expand the building by adding three additional instructional laboratories and renovate the building to modernize the existing lab spaces. The work includes new hoods, plumbing, mechanical systems, and finishes. The renovations will also provide more efficiently sized offices, allowing faculty to move out of temporary offices. The project will also address capital renewal concerns such as HVAC and elevators. All roofing material options will be evaluated during the Phase I process.

Rationale: The project will respond to enrollment growth and long-standing maintenance needs. Occupational efficiency, enhanced safety and hygiene, updated lab environments reflecting modern learning pedagogies, improved structural issues, and increased programs allowing external collaborative applied research deliverables are among other benefits. The new labs will support environmental work in biology and chemistry and applied research.

Facility Characteristics: The Sciences Building is 36,119 square feet and was constructed in 1989 (36 years old). An approximate 3,000 square feet expansion will be added to the building. The building is utilized by biology, chemistry, and the applied sciences. Approximately 350 students, faculty, staff and clients within the programs will utilize the space.

Financial Impact: The project will be funded from FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $8.35 million at September 16, 2025). The project is expected to result in a decrease of $13,200 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $12 per student per semester, and has not increased between academic years 2021-2022 to 2025-2026.

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Full Project Estimate: $8,350,000 (internal) funded from Appropriated State (nonrecurring) Funds. While this project is fully funded from legislatively authorized funds, it is required to follow the Phase I/Phase II submission process per the JBRC roof policy.

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(h) Project: JBRC Item 8: Winthrop University
H47.9631: New Residence Hall

Request: Establish Phase I Pre-Design Budget to construct a new student residence hall.

Included in CPIP: Yes – 2025 CPIP Priority 7 of 8 in FY28 (estimated at $38,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing Revenue				600,000	600,000
All Sources				600,000	600,000

Summary of Work: The project will construct a new student 350 to 500 bed residence hall in POD or wet core style. The building will include a kitchen, study/hang out space, laundry rooms, 30 to 40 seat multipurpose meeting room and a resident advisor apartment. All roofing material options will be evaluated during the Phase I process. The building will be designed to meet either LEED Silver or Two Green Globes certification standards.

Rationale: Wofford and Richardson residence halls, which totaled approximately 800 beds, were closed in 2022 and demolished in 2024. The university's increasing enrollment of new and transfer students plus increasing retention of existing students has put an increased demand on the remaining student housing. The project was included in the CPIP as an FY28 item but is being requested at this time because the increasing size of the incoming classes, growth in transfer students plus improved student retention is growing the overall student body. The number of affordable rental housing options in the Rock Hill area is now very limited and forcing students who normally live off campus to want to come back on campus to complete their education. The university has tried to alleviate this pressure by leasing 526 beds from an adjacent apartment over the last 2 years but still have had to implement waiting lists and direct upper-class who want to live on campus to off campus housing. The building will not be finished before late 2027 at the earliest.

Facility Characteristics: The new residence hall to be constructed will be approximately 90,000 to 100,000 square feet. Total undergraduate and graduate student enrollment is just under 5,000, with approximately 1,200 faculty and staff, plus various daily visitors.

Financial Impact: This phase of the project will be funded from Other, Housing Revenue Funds (uncommitted balance $10.63 million at June 30, 2025). Revenue to this fund is generated from the Housing Fund Net Position, which is reimbursed from bond funds. The project is expected to result in an increase of $500,000 (years 1 thru 3), in annual operating expenditures, which will be funded by revenue generated from occupancy of the rooms. No student fees or tuition will be increased as a

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consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $151 per student per semester, and has decreased from $543 between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $40,000,000 (internal). Phase II will be funded from Revenue Bond Funds.

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(i) Project: JBRC Item 9: Midlands Technical College
H59.6370: 3245 Platt Spring Road Building Project - Acquisition

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of a building and +/- 6.26 acres in Lexington County.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 6 in FY27 (estimated at $5,900,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, College				45,000	45,000
All Sources				45,000	45,000

Rationale: The purchase of this building will help alleviate the current waiting list in 6 of the college academic programs. These programs will have more space in the new building. Additionally, relocating these programs to this building will free up space in the existing buildings for other programs to expand.

Characteristics: Located in the Town of Springdale, the building is 74,532 square feet and was constructed in 1993 (32 years old) and was renovated in 2009 (16 years ago). The roof was replaced in 2019 (6 years ago). The building is located on +/- 4.95 acres, plus an additional +/- 1.31-acre parking lot will also be acquired to provide additional parking for the programs going into the building.

Financial Impact: The property is offered by Airport Technologies, LLC for the proposed purchase price of $5,900,000. The due diligence activities will be funded from Other, College Funds (uncommitted balance $10.15 million at September 3, 2025). The College Funds are generated from county funds and capital fees set aside to support future projects. If acquired, the building will be renovated as a separate project, with a total estimated cost of $12,000,000. The project is expected to result in an increase of $1,299,000 (year 1), $2,727,900 (year 2), and $2,864,295 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $75 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. The full amount of this fee is pledged for debt service.

Full Project Estimate: $5,920,000 (internal) funded from College Funds. The Phase I amount requested includes $25k for earnest money. Even though the project was included in the 2025 CPIP submission as an FY27 item, establishment is being requested at this time because funding was received for Advance Manufacturing and Skilled Trades Workforce Development, which will be used to construct additional buildings. Purchasing this building at this time will help redirect different programs tied to Advance Manufacturing.

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(j) Project: JBRC Item 10: Piedmont Technical College
H59.6333: Library and Student Engagement Center

Request: Revise Scope and Establish Phase II Full Construction Budget to renovate the library on the Greenwood Campus.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 4 in FY26 (estimated at $12,800,000)
Phase I Approval: February 2025 (estimated at $7,300,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (21)(h), (Maintenance, Renovation, and Replacement)				2,300,000	2,300,000
FY22 Appropriated State, Proviso 118.18 (B)(27)(n), (Maintenance, Renovation and Replacement)	109,500		109,500	2,120,231	2,229,731
FY23 Appropriated State, Proviso 118.19 (B)(27)(j), (Maintenance, Renovation and Replacement)				3,711,966	3,711,966
FY25 Appropriated State, Proviso 118.20 (B)(21)(i)(ii), (Maintenance, Renovation and Replacement)				1,300,000	1,300,000
FY26 Appropriated State, Proviso 118.22 (B)(27)(m), (Maintenance, Renovation and Replacement)				3,253,987	3,253,987
All Sources	109,500		109,500	12,686,184	12,795,684

Summary of Work: The project was established to renovate the upstairs of the existing K Building, which includes the Library and Student Engagement Center. The renovations will create collaboration space, providing areas for focused group and independent study, casual interactions, and private study spaces. Additionally, the renovation will include a workforce engagement and training area, allowing opportunities for students to engage with local industry partners. This scope revision request will expand the renovation by adding renovation of the downstairs, which includes faculty offices and additional student engagement spaces. Mechanical units and related systems will be replaced, and plumbing piping will be upgraded, along with associated electrical work.

Rationale: The original scope consisted of completing the project in stages as part of two separate projects due to funding limitations. The college received additional

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funding which eliminates the need for the work to be completed in separate projects. Renovating the upstairs will provide collaborative and student spaces that enhance library functionality and better serve student needs. Renovating the downstairs will provide an upgrade to faculty and staff spaces with additional student engagement areas.

Facility Characteristics: The K Building is 42,000 square feet and was constructed in 1991 (34 years old). Approximately 37,900 square feet will be renovated in this project. The building has not undergone any significant renovation since construction. The renovations will serve to modernize the building and its systems as a whole. The building houses the Library, Student Engagement Center, and faculty offices. It is utilized by 496 full and part-time faculty and staff, and approximately 2,649 students who attend at the Greenwood Campus plus all credit and non-credit students regardless of their primary campus location.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $2.3 million at September 9, 2025), FY22 Appropriated State (nonrecurring) (uncommitted balance $2.12 million at September 9, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $3.71 million at September 9, 2025), FY25 Appropriated State (nonrecurring) (uncommitted balance $1.3 million at September 9, 2025), and FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $7 million at September 9, 2025). The project is expected to result in a decrease of $15,000 (years 1 thru 3), in annual operating expenditures. The renovations will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $454,959 over 30 years. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $150 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $12,795,684 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. Contract execution is expected in August 2026 and completion of construction in August 2027.

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(k) Project: JBRC Item 13: Tri-County Technical College
H59.6368: HVAC Program Relocation - WTC

Request: Establish Phase I Pre-Design Budget to expand the Workforce Training Center at the Pendleton Campus.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 2 in FY26 (estimated at $3,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Accumulated Maintenance Reserve				52,500	52,500
All Sources				52,500	52,500

Summary of Work: The project will add an additional 6,000 square feet to the building to house the HVAC program. The addition will include classrooms, faculty offices, labs, conference rooms, and student engagement spaces. All roofing material options will be evaluated during the Phase I process.

Rationale: The HVAC program is currently located in Cleveland Hall on the Pendleton campus. The current space no longer accommodates the program due to enrollment growth. Cleveland Hall houses the College's Engineering and Industrial Technology division (EIT). This academic building is at maximum capacity with EIT labs and classes conducted in several different buildings across campus. The vacated space will be used by the EIT division to move some existing classes into Cleveland and allow for future academic programming growth.

Facility Characteristics: The Workforce Training Center is 8,500 square feet and was constructed in 2019 (7 years old). Approximately 95 students, faculty and staff utilize the building.

Financial Impact: This phase of the project will be funded from Other, Accumulated Maintenance Reserve Funds (uncommitted balance $59.64 million at June 30, 2025). The project is expected to result in an increase of $28,500 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, no portion of tuition is designated for capital improvements.

Full Project Estimate: $3,500,000 (internal). Phase II will be funded from Accumulated Maintenance Reserve and ReadySC Funds.

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(l) Project: JBRC Item 14: Tri-County Technical College
H59.6311: Anderson Campus Transportation, Logistics & Utility Center

Request: Revise Scope and Establish Phase II Full Construction Budget to construct four new buildings and expand another.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 2 in FY26 (estimated at $31,000,000)
Phase I Approval: June 2024 (estimated at $31,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY23 Appropriated State, Proviso 118.19 (B)(27)(w), (Transportation, Logistics, & Utility Center)	465,000		465,000	5,535,000	6,000,000
FY26 Appropriated State, Proviso 118.22 (B)(27)(p)(iii), (Diesel Mechanic Training Facility)				2,500,000	2,500,000
Other, Accumulated Maintenance				22,500,000	22,500,000
All Sources	465,000		465,000	30,535,000	31,000,000

Summary of Work: The project was established to expand an academic building and construct a mechatronics building, automotive/diesel program building, and heavy equipment/power lineman building. Additionally, expansion of the truck driver training pad was included to accommodate a third section of classes. This scope revision request will add construction of a commercial driver's license (CDL) instructional facility. All structures will be fully accessible with energy efficient systems. The roofs have been evaluated by the Department of Administration and have been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The need for the additional facilities is based on third party economic scans whose data supported the need for each of these services and programs in the Anderson area.

Facility Characteristics: The existing Center for Career and Education academic building is 6,000 square feet and was constructed in 2013 (12 years old). It will be expanded by 1,000 square feet. The Mechatronics building to be constructed will be located adjacent to the main facility and will be 12,800 square feet. The Automotive/Diesel program building to be constructed will be located on the northeast quadrant of campus and will be 24,700 square feet. The Heavy Equipment/Power Lineman Building to be constructed will be located on the west side of campus and will be 11,300 square

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feet. The CDL Truck Facility to be constructed will be located on the west side of campus and will be 3,600 square feet. The new buildings and expanded academic building will house the Mechatronics Program, Automotive/Diesel Program, and CDL/Heavy Equipment & Power Lineman Programs. The facilities will be utilized by approximately 1,000 students, faculty, staff, and clients.

Financial Impact: This phase of the project will be funded from FY23 Appropriated State (nonrecurring) (uncommitted balance $5.53 million at September 10, 2025), FY26 Appropriated State (nonrecurring) (uncommitted balance $2.5 million at September 10, 2025), and Other, Accumulated Maintenance Reserve Funds (uncommitted balance $59.64 million at June 1, 2025). The project is expected to result in an increase of $181,115 (years 1 thru 3), in annual operating expenditures. The Mechatronics Lab Building will be construction to meet Two Green Globes certification standards with anticipated energy savings of $100,583 over 30 years. The Automotive Diesel Building will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $189,187 over 30 years. The Heavy Equipment/Power Lineman Building will not be constructed to meet LEED Silver or Two Green Globes certification standards because the building will have less than 10,000 square feet of conditioned space. No student fees or tuition will be increased as a consequence of the project. Currently, no portion of tuition is designated for capital improvements.

Full Project Estimate: $31,000,000 funded from Appropriated State (nonrecurring) and Accumulated Maintenance Reserve Funds. Contract execution is expected in October 2026 and completion of construction in December 2027.

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(m) Project: JBRC Item 15: Trident Technical College
H59.6367: Thornley Campus Building 630 Renovations

Request: Establish Phase I Pre-Design Budget to renovate the Health Sciences building.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 4 in FY26 (estimated at $6,200,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (21)(l), (Maintenance, Renovation, and Replacement)				41,975	41,975
FY25 Appropriated State, Proviso 118.20 (B)(21)(m), (Maintenance, Renovation, and Replacement)				48,025	48,025
All Sources				90,000	90,000

Summary of Work: The project will replace the mechanical system and update interior finishes throughout the building. The work will include new water source heat pumps, furring out block walls with sheetrock, painting, new ceiling grid tiles, new acoustic panels and LED lighting.

Rationale: The water source heat pumps break down frequently and parts are difficult to find. The existing finishes are outdated.

Facility Characteristics: Building 630 is 55,400 square feet and was constructed in 1989 (36 years old). Most of the existing mechanical and interior finishes are original to the building. Approximately 47,400 square feet of the interior will be renovated. The mechanical systems serve the entire building. Building 630 houses Health Sciences and related programs. Approximately 1,502 students and 34 faculty and staff utilize the building annually.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $4.5 million at September 5, 2025), and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.66 million at September 5, 2025, which will be used in its entirety in H59-6367 and H59-6224). The project is expected to result in a decrease of $95,000 (year 1), $99,750 (year 2), and $104,750 (year 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $208 per student per semester, and has increased from $196 between academic year 2021-2022 to 2025-2026.

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Full Project Estimate: $6,200,000 (internal). Phase II will be funded from Capital Reserve, Appropriated State (nonrecurring), and Local Funds.

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(n) Project: JBRC Item 16: Trident Technical College
H59.6224: Berkeley Campus Renovation - Transportation and Logistics Center

Request: Increase Phase II Full Construction Budget to cover increased costs to re-purpose the main building into a high-tech training facility.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 4 in FY26 (estimated at $46,633,144)
Phase I Approval: November 2022 (estimated at $34,133,144) (SFAA)
Phase II Approval: March 2024 (estimated at $37,533,144) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Capital Reserve (24), (Maintenance, Renovation, and Replacement)		1,400,000	1,400,000		1,400,000
FY24 Capital Reserve (18)(n), (Maintenance, Renovation, and Replacement)				300,000	300,000
FY23 Appropriated State, Proviso 118.19 (B)(27)(n)(i), (Maintenance, Renovation, and Replacement)				187,112	187,112
FY25 Appropriated State, Proviso 118.20 (B)(21)(m), (Maintenance, Renovation, and Replacement)				2,612,888	2,612,888
FY22 Appropriated State, Proviso 118.19 (B)(27)(u), (Maintenance, Renovation, and Replacement)		16,306,515	16,306,515		16,306,515
FY22 Appropriated State, Proviso 118.18 (B)(27)(v), (Lowcountry Transportation and Logistics Center)	511,997	4,488,003	5,000,000		5,000,000
FY23 Appropriated State, Proviso 118.19 (B)(27)(x), (Berkeley Campus)		6,000,000	6,000,000		6,000,000
Other, Local		8,826,629	8,826,629		8,826,629
All Sources	511,997	37,021,147	37,533,144	3,100,000	40,633,144

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Summary of Work: The project will renovate the entire 74,083 square foot building and add approximately 11,579 square foot of additional flex space. The renovations include an interior upfit for classroom and campus functions, new roof, mechanical, electrical, plumbing systems, and addition of a new fire protection system. Classroom and campus functions include general educational classrooms, a chemistry lab, high-bay vocational training classrooms, student commons, meeting and collaboration rooms, kitchen prep area, group restrooms, office and staff areas. New construction is limited to a new high-bay area for the Diesel Mechanics Program and a new flexible classroom and training space. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: This increase will cover unsuitable soil conditions, additional unforeseen asbestos abatement, additional land disturbance requirements, cost escalation, and a required second truck driving pad. This economic development project addresses the challenge of providing transportation, distribution and logistics (supply chain) services to the region by accommodating the workforce needs of diverse employment sectors, per the college. This project will re-purpose the main building to serve the transportation and supply chain needs of existing and new industries within the logistics sector including transportation and air freight providers as well as warehouse and distribution centers. Additional high-bay training spaces and labs are required to help meet new industry demands and the growing manufacturing plants located nearby.

Facility Characteristics: The 74,083 square foot building was constructed in 1982 (43 years old). The existing roof was replaced in 2007 (18 years old) and was recommended for replacement as a large portion of the existing roof had to be demolished to construct the new flexible training space, the ceiling height had to be increased for one of the truck bays, and the new roof top HVAC units required new roof curbs, curb sizes and penetrations. Some components of the HVAC equipment have been replaced over the years, but much of the current equipment is over 20 years old. Restrooms were renovated 9 years ago. The remaining components, including electrical and plumbing are original to the building. The building is utilized by 3,000+ students, 35 faculty and staff, and hundreds of clients annually.

Financial Impact: This increase will be funded from FY24 Capital Reserve (uncommitted balance $300k at September 9, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $4.42 million at September 9, 2025), and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.66 million at September 9, 2025, which will be used in its entirety in H59-6224 and H59-6367). The project is expected to result in an increase of $26,897 (year 1), $27,704 (year 2), and $28,535 (year 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements,

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currently $208 per student per semester, and increased from $196 between academic year 2021-2022 to 2025-2026. The renovations will be constructed to meet Two Green Globe certification standards with anticipated energy savings of $1,309,929 over 30 years.

Full Project Estimate: $40,633,144 funded from Capital Reserve, Appropriated State (nonrecurring), and College Funds. Completion of construction is expected in December 2026.

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(o) Project: JBRC Item 17: York Technical College
H59.6369: Electric Vehicle (EV) & Auto Body Repair Renovation - Building G

Request: Establish Phase II Full Construction Budget to renovate Building G.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 3 in FY26 (estimated at $4,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY24 Capital Reserve (18)(p), (Maintenance, Renovation, and Replacement)				2,919,376	2,919,376
FY25 Appropriated State, Proviso 118.20 (B)(21)(o)(ii), (Maintenance, Renovation, and Replacement)				2,080,624	2,080,624
All Sources				5,000,000	5,000,000

Summary of Work: The project will renovate the building to meet workforce demands for skilled electric vehicle (EV) and auto body repair technicians. The work will include mechanical, electrical, plumbing, and the addition of a corridor.

Rationale: The current space cannot support the programs and is inefficiently arranged for equipment upgrades and program growth. The renovation is necessary to accommodate more students and enhance faculty oversight without relocating the program, minimizing disruptions.

Facility Characteristics: Building G is 11,565 square feet and was constructed in 1983 (42 years old). The renovation will include approximately 862 square feet of new space to add a new corridor. The building houses the EV and Auto Body Repair programs. Approximately 200 students and 7 faculty/staff are expected to use the facility throughout the year.

Financial Impact: The project will be funded from FY24 Capital Reserve (uncommitted balance $2.91 million at September 11, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.08 million at September 11, 2025). The project is expected to result in an increase of $3,544 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, there is no portion of tuition designated for capital improvements.

Full Project Estimate: $5,000,000 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in January 2027 and completion of construction in March 2028. The estimated cost

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to complete the project has increased from the 2025 CPIP submission because the final estimate for the project was determined after the 2025 CPIP process.

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(p) Project: JBRC Item 18: York Technical College
H59.6371: New Building Construction Trades Facility

Request: Establish Phase I Pre-Design Budget to construct a new Building Construction Trades Facility.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 3 in FY26 (estimated at $12,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY26 Appropriated State, Proviso 118.22 (B)(27)(s)(ii), (Trades Program Expansion)				300,000	300,000
All Sources				300,000	300,000

Summary of Work: The project will construct a new classroom and laboratory space for the Building Construction Trades (BCT) program. The new building will be designed to meet either LEED Silver or Two Green Globes certification standards. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy.

Rationale: Currently, the College leases the existing BCT facility in Rock Hill for $19,920.36 annually. The facility is approximately 5 miles from the main campus, which limits program growth and integration with other technical programs. The existing BCT site is inadequate and does not meet the current expansion needs of the program. It restricts the interior /exterior area needed to teach the program and construct model homes. The new facility will provide the space and infrastructure needed to support the expanding BCT program, accommodate future growth, and combine the HVAC program with construction trades, creating a more efficient and modern learning environment for students preparing to enter high-demand skilled trades.

Facility Characteristics: The new Building Construction Trades Facility will be 27,300 square feet. It will be utilized by the building construction trades programs to support workforce needs for skilled building trades like Framing, HVAC, Plumbing, and Electrical. Approximately 200 students and 7 faculty/staff are expected to use the facility throughout the year.

Financial Impact: The project will be funded from FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $12 million at September 11, 2025). The project is expected to result in an increase of $150,082 (years 1 thru 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, there is no portion of tuition designated for capital improvements.

Full Project Estimate: $12,000,000 funded from Appropriated State (nonrecurring) Funds. The Phase I amount requested is 2.5% of the estimated cost to the complete the project and the

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additional amount will be used to cover the Construction Management at Risk procurement method. While this project is fully funded from legislatively authorized funds, it is required to follow the Phase I/Phase II submission process per the JBRC roof policy.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(q) Project: JBRC Item 20: Department of Administration
D50.6195: Calhoun Building - Flooring Repair and Replacement Floors 3-5

Request: Establish Phase I Pre-Design Budget to replace and update floor finishes.

Included in CPIP: Yes – 2025 CPIP Priority 14 of 32 in FY26 (estimated at $435,030)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				16,525	16,525
All Sources				16,525	16,525

Summary of Work: The project will replace and update the existing floor finishes on the third, fourth, and fifth floors of the Calhoun Building. The work will include replacement of the existing floor coverings and abatement of hazardous materials, as needed.

Rationale: The existing floors are in poor condition and are a trip hazard to staff and visitors.

Facility Characteristics: The Calhoun Building is approximately 96,672 square feet and was constructed in 1926 (99 years old). The third, fourth, and fifth floors total 38,213 square feet. The existing floor finishes were installed during a renovation in 2011 (14 years old). The building is utilized by approximately 190 South Carolina Judicial Branch personnel and various visitors annually.

Financial Impact: The project will be funded from FY26 Appropriated State Funds (uncommitted balance $9.91 million at September 4, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $435,000 (internal) funded from Appropriated State Funds. The Phase I amount requested is 3.79% of the estimated cost to the complete the project and the additional amount will be used to cover hazardous materials testing.

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(r) Project: JBRC Item 21: Department of Administration
D50.6196: Columbia Mills Building - Generator Replacement

Request: Establish Phase I Pre-Design Budget to replace the generator.

Included in CPIP: Yes – 2025 CPIP Priority 31 of 32 of FY26 (estimated at $363,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				9,000	9,000
All Sources				9,000	9,000

Summary of Work: The project will replace the emergency generator in the Columbia Mills Building.

Rationale: The generator has exceeded its life expectancy, continues to have operational issues, and maintenance parts are difficult to source.

Facility Characteristics: The Columbia Mills Building is approximately 445,494 square feet and was constructed in 1893 (132 years old). The generator was installed 1986 (39 years old) and provides power to life safety systems and the elevators at the facility. The Columbia Mills Building houses the State Museum, SC Confederate Relic Room & Military Museum, and the Department of Administration. It is utilized by approximately 235,000 employees and visitors on a yearly basis.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $363,000 (internal) funded from Depreciation Reserve Funds. The Phase I amount requested is 2.47% of the estimated cost to complete the project and the additional amount will be used to cover hazardous materials testing.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(s) Project: JBRC Item 22: Department of Administration
D50.6198: Mills/Jarrett Building - Parking Lot Improvements

Request: Establish Phase I Pre-Design Budget to repair and replace pavement.

Included in CPIP: Yes – 2025 CPIP Priority 32 of 32 of FY26 (estimated at $497,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				33,000	33,000
All Sources				33,000	33,000

Summary of Work: The project will repair and replace the pavement of the parking lot at the Mills/Jarrett Building.

Rationale: The asphalt has exceeded its life expectancy, is in poor condition, and is a trip hazard to visitors and employees that utilize the building daily.

Facility Characteristics: The Mills/Jarrett Building is approximately 103,781 square feet. The Mills Building was constructed in 1825 (200 years old). The Jarrett Building was constructed in 1987 (38 years old). The parking lot is original to the building. The Mills/Jarrett Building is going to be utilized by the South Carolina Office of Resilience starting December 2025. Approximately 80 staff plus varying numbers of employees and visitors will utilize the building.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $500,000 (internal) funded from Depreciation Reserve Funds. The Phase I amount requested is 6.60% of the estimated cost to the complete the project and the additional amount will be used to cover geotechnical services.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(t) Project: JBRC Item 23: Department of Administration
D50.6199: Wade Hampton Building - Window Replacement

Request: Establish Phase I Pre-Design Budget to replace or refurbish windows.

Included in CPIP: Yes – 2025 CPIP Priority 13 of 32 of FY26 (estimated at $4,900,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				93,500	93,500
All Sources				93,500	93,500

Summary of Work: The project will replace or refurbish the windows in the building. The building is a National Register Property, which will require special attention to detail and preservation methods as well as coordination and review with state authorities. Replacement or refurbishment of the windows will be evaluated during Phase 1 Pre-Design in conjunction with the State Historic Preservation Office.

Rationale: The existing windows are past their useful life and leaking in multiple areas.

Facility Characteristics: The Wade Hampton Building is approximately 121,141 square feet and was constructed in 1938 (87 years old). The windows are original to the building. The building houses the following Agencies: SC Department of Administration, SC Commission on Prosecution, Bureau of Protective Services, SC Commission for the Blind, Governor's Office, SC State Treasurer's Office, SC Comptroller General Office, SC Adjutant General's Office, SC Department of Agriculture, and State Fiscal Accountability Authority. It is utilized by approximately 275 staff and various annual visitors.

Financial Impact: The project will be funded from FY26 Appropriated State Funds (uncommitted balance $9.91 million at September 4, 2025). The project is expected to result in a decrease in annual operating expenditures, but that amount has not yet been determined.

Full Project Estimate: $4,900,000 (internal) funded from Appropriated State Funds. The Phase I amount requested is 1.90% of the estimated cost to the complete the project and the additional amount will be used to cover hazardous materials testing.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(u) Project: JBRC Item 24: Department of Administration
D50.6197: Columbia Mills Building – SCSM Security Access Control Improvements

Request: Establish Phase II Full Construction Budget to install security access control points.

Included in CPIP: Yes – 2025 SCSM CPIP Priority 3 of 3 of FY26 (estimated at $400,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, SC State Museum FY22 Appropriated State, Proviso 118.16 (B)(7)(a), (Permanent Gallery Renovation Phase II)				100,000	100,000
Other, SC State Museum FY24 Appropriated State, Proviso 118.19 (B)(24)(c), (Security System Access Control Upgrades				550,000	550,000
All Sources				650,000	650,000

Summary of Work: The project includes the installation of security access control equipment, associated electrical work, and hazardous material abatement, as needed.

Rationale: The project will secure back-stage staff restricted areas of the museum.

Facility Characteristics: The Columbia Mills Building is approximately 445,494 square feet and was constructed in 1893 (132 years old). The Columbia Mills Building houses the State Museum, SC Confederate Relic Room & Military Museum, and the Department of Administration. It is utilized by approximately 235,000 employees and visitors on a yearly basis.

Financial Impact: Th project will be funded from Other, SC State Museum FY22 Appropriated State (nonrecurring) (uncommitted balance $3.75 million at October 30, 2025), and Other, SC State Museum FY24 Appropriated State (nonrecurring) Funds (uncommitted balance $550k at October 30, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $650,000 (internal) funded from Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in June 2026 and completion of construction in June 2027.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(v) Project: JBRC Item 25: Department of Administration
D50.6200: Dennis Building - Emergency Generator Replacement

Request: Establish Phase II Full Construction Budget to replace the emergency generator.

Included in CPIP: No – The project originally did not qualify as a PIP based on probable cost.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				329,616	329,616
All Sources				329,616	329,616

Summary of Work: The project will replace the emergency generator and associated electrical wiring.

Rationale: The generator has exceeded its life expectancy, is non-operational, and parts cannot be sourced. A rental generator is being utilized until a new generator can be installed.

Facility Characteristics: The Dennis Building is 247,543 square feet and was constructed in 1950 (752 years old). The emergency generator was installed in 1981. The Dennis Building houses the following entities: 1. Attorney General, 2. Commission for the Bind, 3. Department of Revenue and Fiscal Affairs, and 4. Legislative Council. It is utilized by approximately 750 staff and various visitors on a yearly basis.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $329,616 funded from Depreciation Reserve Funds. Contract execution is expected in December 2025 and completion of construction in June 2026. The project is being requested for establishment at Phase II because the project was originally anticipated to be less than $250k and the Phase I pre-design has been completed, reviewed and approved by the Office of State Engineer and bid. The bids came in over the opinion of probable cost.

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SUBJECT: Permanent Improvement Projects

(w) Project: JBRC Item 26: Department of Administration
D50.6159: SC Data Center – Chiller #1 Replacement

Request: Increase Phase II Full Construction Budget to cover increased cost to replace a chiller.

Included in CPIP: No – The need to increase the project budget was unknown during the 2025 CPIP submission process.

Phase I Approval: October 2024 (estimated at $400,000) (SFAA)
Phase II Approval: June 2025 (estimated at $953,563) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	8,000	945,563	953,563		953,563
Appropriated State, (transferred from D50-6081)				54,520	54,520
All Sources	8,000	945,563	953,563	54,520	1,008,083

Summary of Work: The project will replace Chiller #1. The work will include demolition, pipe, valves, and fittings, as well as, insulation, electrical, and controls.

Rationale: The additional funds will be utilized to increase the size of the chiller from 170-ton unit to a 200-ton unit. The facility's cooling demand has increased because of the computer room IT systems. The chiller is past its useful life, and replacement parts are difficult to source. The chiller services the office areas of the facility, and its failure will impact operations at the Data Center.

Facility Characteristics: The SC Data Center is approximately 76,021 square feet and was constructed in 1999 (26 years old). This chiller is original to the building. The building is utilized by approximately 205 SC Division of Technology (DTO) staff plus varying numbers of customers and visitors daily.

Financial Impact: The increase will be funded from FY22 Appropriated State Funds (uncommitted balance $54k at September 5, 2025). The project is expected to result in a decrease of $2,996 (years 1 thru 3), in annual operating expenditures.

Full Project Estimate: $1,008,083 funded from Appropriated State Funds. Contract execution is expected in December 2025 and completion of construction in June 2027. The estimated cost to complete the project has increased from the 2024 CPIP and the Phase I estimate due to current market conditions and rising construction costs.

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SUBJECT: Permanent Improvement Projects

(x) Project: JBRC Item 27: Office of the Adjutant General
E24.9851: McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract Purchase

Request: Increase Preliminary Land Acquisition to obtain an updated appraisal for the purpose of investigating the purchase of approximately +/- 43.8 acres of land in Richland County.

Included in CPIP: Yes – 2025 CPIP Priority 17 of 23 in FY26 (estimated at $951,450)
Phase I Approval: November 2023 (estimated at $175,450) (JBRC Staff)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY20 Appropriated State, Proviso 118.16 (B)(18)(c), (McEntire Joint National Guard Base – Land Management)	15,450		15,450	6,000	21,450
All Sources	15,450		15,450	6,000	21,450

Rationale: This increase will cover the cost to re-administer an appraisal of the property. The original appraisal completed in 2024 was low in relation to the sellers asking price, thus preventing successful negotiations. A recent appraisal completed on the McEntire Joint National Guard Base - Land Management project (E24-9820), provided a higher value on properties surrounding McEntire which is more in line with the sellers asking price. If acquired, the property will establish a complete "south-end clear zone" of runway at the base. Runway clear zones are 3,000 feet by 3,000 feet ground areas required at both ends of the runway. Clear zones are required for the runway and should be either owned or protected under a long-term lease as stated in UFC3-260-01. These areas possess a high potential for accidents, and their use is restricted to be compatible with aircraft operations. The 169FW does not currently own or have restrictive easements for all of the land for the southern clear zone.

Characteristics: The property to be purchased is +/- 43.8 acres of land located at 1000 Gus Lane in Hopkins. This parcel is privately owned but surrounded by government owned lands. Access to these parcels is by a public road ending at the government's boundary, then by private road running through government lands within feet of the installation's security fence. The existing structure located on the tract will be demolished and debris hauled off-site for disposal.

Financial Impact: The property is offered by Martin Colie Blease, III for the proposed purchase price of $930,000. The due diligence activities will be funded from FY20 Appropriated State (nonrecurring) Funds (uncommitted balance $2.09 million at September 2,

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2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $951,450 (internal) funded from Appropriated State (nonrecurring) Funds.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(y) Project: JBRC Item 28: Department of Veterans Affairs
E26.9906: Veterans Victory House Walk-in Refrigerator Freezer

Request: Establish Phase II Full Construction Budget to replace the walk-in refrigerator & freezer system.

Included in CPIP: Yes - 2025 CPIP Priority 5 of 6 in FY26 (estimated at $400,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (35)(a), (Veteran Homes – Capital Improvements)				400,000	400,000
All Sources				400,000	400,000

Summary of Work: The project will replace the walk-in refrigerator & freezer refrigeration system. The current system has 3 compressors installed in the single condensing unit, with each compressor serving a walk-in unit. For maintenance and repairs the system must be powered off jeopardizing safe operation of food storage and prep. The new system will include reworking the mechanical yard to accommodate three separate standalone condensing units.

Rationale: The current refrigeration system for the walk-in units is past its expected useful life. The condensing units and evaporator coils have become expensive to maintain and replacement parts for the equipment harder to obtain. For maintenance and repairs the system must be powered off jeopardizing safe operation of food storage and preparation.

Facility Characteristics: The Veterans Victory House is 124,800 square feet and was constructed in 2006 (19 years old). The kitchen is 3,500 square feet. The existing walk-in refrigerator and freezer is original to the building. Veterans Victory House is a State Veterans Nursing Home that houses 220 Veterans along with 225 staff and support personnel.

Financial Impact: The project will be funded from FY25 Capital Reserve (uncommitted balance $18.21 million at September 30, 2025). The project is expected to result in a decrease of $1,500 (year 1), and $3,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $400,000 (internal) funded from Capital Reserve Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in July 2026 and completion of construction in November 2026.

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SUBJECT: Permanent Improvement Projects

(z) Project: JBRC Item 29: Department of Veterans Affairs
E26.9900: Campbell Fan Coil Unit Replacement

Request: Establish Phase II Full Construction Budget to replace chilled water fan coils throughout the nursing home.

Included in CPIP: Yes - 2025 CPIP Priority 4 of 6 in FY26 (estimated at $5,500,000)
Phase I Approval: October 2024 (estimated at $900,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(61)(c), (Veteran Homes – Capital Improvements)	13,500		13,500		13,500
FY25 Capital Reserve (35)(a), (Veteran Homes – Capital Improvements)				5,481,890	5,481,890
All Sources	13,500		13,500	5,481,890	5,495,390

Summary of Work: The project will replace the chilled water fan coils throughout the Campbell VA State Nursing Home.

Rationale: The fan coils are past their expected useful life and are beyond basic maintenance repairs. Replacing the failing fan coil units will increase the cooling efficiency and capability of the HVAC system, decrease the overall utility cost during the summer months, and reduce the amount of maintenance currently required to repair the aging units.

Facility Characteristics: The Campbell Veterans Nursing Home is 92,210 square feet and was constructed in 1991 (34 years old). The fan coils are original to the building. The nursing home has 220 VA long-term nursing residents and 250 staff/support personnel.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve Funds (uncommitted balance $18.21 million at September 30, 2025). The project is expected to result in a decrease of $1,500 (year 1), and $3,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $5,495,390 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. Contract execution is expected in July 2026 and completion of construction in February 2027. The estimated cost of the project has increased from the Phase I estimate construction due to the escalated mechanical equipment cost from when the internal number was originally generated, and the cost associated with reworking the dedicated outside air system (DOAS) to meet current code requirements. The current DOAS provides unconditioned air directly into the

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building. The new DOAS will precondition the fresh air and is estimated to cost approximately $1,756,845. The cost for the Fan Coil Unit Replacement increased from the original estimated cost because the original estimated cost did not consider associated ductwork, piping, or building automated controls.

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(aa) Project: JBRC Item 30: Department of Veterans Affairs
E26.9902: State Veterans Cemetery – Committal Shelter II

Request: Establish Phase II Full Construction Budget to construct a second committal shelter at the cemetery.

Included in CPIP: Yes - 2025 CPIP Priority 3 of 6 in FY26 (estimated at $1,541,263)
Phase I Approval: October 2024 (estimated at $1,280,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(61)(c), (Veteran Homes – Capital Improvements)	20,000		20,000		20,000
FY25 Capital Reserve (35)(b), (MJ "Dolly" Cooper State Veterans' Cemetery – Committal Shelter II)				1,280,000	1,280,000
Other, Deferred Maintenance				240,863	240,863
All Sources	20,000		20,000	1,520,863	1,540,863

Summary of Work: The project will construct a 1,485 square foot committal shelter. This shelter will be a roofed, open-air pavilion-like structure. The project also includes 5 parallel parking spaces, updates to existing water and electrical service utilities, grading, and landscape and irrigation.

Rationale: Currently the cemetery has one committal service shelter, which is a roofed, open-air pavilion structure with a storage area and an adjoining parking area. The pavilion provides a temporary shelter for families and friends of the deceased to participate in interment services away from the actual grave site. In a veteran's cemetery, which specific grave sites are not reserved for individuals, the burial area is not a suitable location for the committal service. Based on the current number of funeral services held at the cemetery, the single committal shelter does not adequately support the physical demand needed for a shelter, which places a critical need for the construction of a second shelter.

Facility Characteristics: The MJ "Dolly" Cooper Veterans' Cemetery is visited by approximately 1,500 clients and 7,350 faculty and staff annually.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $18.21 million at September 30, 2025) and Other, Deferred Maintenance Funds (uncommitted balance $94,352,155 at September 30, 2025). Deferred

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Maintenance Funds are generated from a combination of sources that include cash transferred from the Office of Mental Health, revenue from the veterans' homes, and interest earnings. The project is expected to result in an increase of $400 (year 1), and $450 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $1,540,863 funded from Capital Reserve, Appropriated State (nonrecurring), and Deferred Maintenance Funds. Contract execution is expected in August 2026 and completion of construction in June 2027.

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(bb) Project: JBRC Item 31: Vocational Rehabilitation Department
H73.9630: Conway VR Center Repaving

Request: Establish Phase II Full Construction Budget to repair and resurface parking lots.

Included in CPIP: Yes - 2025 CPIP Priority 2 of 7 in FY26 (estimated at $567,000)
Phase I Approval: August 2025 (estimated at $567,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, State Vocational Rehabilitation Services Grant	20,000		20,000	870,165	890,165
FY25 Appropriated State, Proviso 118.20 (B)(27)(a), (Conway VR Center Repaving)				141,750	141,750
All Sources	20,000		20,000	1,011,915	1,031,915

Summary of Work: The project will resurface and repair the existing parking lot and loading area at the vocational rehabilitation center. The work includes demolition, striping, lighting, landscaping, and gate and fencing.

Rationale: The existing parking and load area are deteriorating and need repair and resurfacing.

Facility Characteristics: The Conway Vocational Rehabilitation (VR) Center is 23,500 square feet and was constructed in 1978 (47 years old). The parking lot is 2,360 square feet and the loading area is 2,970 square feet. The center provides vocational rehabilitation services to individuals with a wide range of disabilities. It is utilized by 27 staff and 20 to 30 consumers daily.

Financial Impact: This phase of the project will be funded from Federal, State Vocational Rehabilitation Services Grant (uncommitted balance $68.88 million at September 15, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $141k at September 15, 2025). The project is expected to result in an increase of $400 (year 1), and $1,200 (years 2 thru 3), in annual operating expenditures for lighting.

Full Project Estimate: $1,031,915 funded from State Vocational Rehabilitation Services Grant and Appropriated State (nonrecurring) Funds. Contract execution is expected in March 2026 and completion of construction in September 2026. The estimated cost to complete the project has increased from the 2025 CPIP and Phase I estimate because an updated estimate was received reflecting cost escalation and the need for an 8” inch stone base in lieu of the 6” stone base originally estimated due to

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soil conditions. Additionally, professional service fees increased due to additional surveys and documentation required by Horry County.

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(cc) Project: JBRC Item 32: Vocational Rehabilitation Department
H73.9632: Lexington VR Center Repaving

Request: Establish Phase II Full Construction Budget to repair and resurface parking lots.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 7 in FY26 (estimated at $707,400)
Phase I Approval: August 2025 (estimated at $707,400) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, State Vocational Rehabilitation Services Grant	20,000		20,000	910,655	930,655
FY25 Appropriated State, Proviso 118.20 (B)(27)(b), (Lexington VR Center Repaving)				176,850	176,850
All Sources	20,000		20,000	1,087,505	1,107,505

Summary of Work: The project will resurface and repair the existing parking lot and loading area at the vocational rehabilitation center. The work includes demolition, striping, lighting, landscaping, gate and fencing.

Rationale: The existing parking and load area are deteriorating and need repair and resurfacing.

Facility Characteristics: The Lexington Vocational Rehabilitation (VR) Center is 12,000 square feet and was constructed in 1980 (45 years old). The parking lot is 5,160 square feet and the loading area is 2,500 square feet. The center provides vocational rehabilitation services to individuals with a wide range of disabilities. It is utilized by 35 staff and 35 to 45 consumers daily.

Financial Impact: This phase of the project will be funded from Federal, State Vocational Rehabilitation Services Grant (uncommitted balance $68.88 million at September 15, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $176k at September 15, 2025). The project is expected to result in an increase of $400 (year 1), and $1,200 (years 2 thru 3), in annual operating expenditures for lighting.

Full Project Estimate: $1,107,505 will be funded from State Vocational Rehabilitation Services Grant and Appropriated State (nonrecurring) Funds. Contract execution is expected in March 2026 and completion of construction in September 2026.

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(dd) Project: JBRC Item 33: State Museum Commission
H95.9508: RTE Innovation Wing Renovation

Request: Establish Phase II Full Construction Budget to renovate the Innovation Wing of the State Museum.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 3 in FY26 (estimated at $15,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Appropriated State, Proviso 118.18 (B)(7)(a), (Permanent Gallery Renovation Phase II)				3,702,318	3,702,318
FY23 Appropriated State, Proviso 118.19 (B)(30)(a), (Permanent Gallery Renovation – Reimagine the Experience RTE - Phase III)				2,895,077	2,895,077
FY25 Appropriated State, Proviso 118.20 (B)(24), (Reimagine the Experience Permanent Gallery Improvement Project)				4,255,465	4,255,465
FY26 Appropriated State, Proviso 118.22 (B)(30)(a), (Reimagine the Experience Permanent Gallery Improvement Project)				4,147,140	4,147,140
All Sources				15,000,000	15,000,000

Summary of Work: The project will redesign and renovate space on the 1st and 4th floors of the building. The bulk of this space will be the newly acquired former Department of Public Health office spaces, in addition to the renovation and incorporation of approximately 10,000 square feet of adjoining current museum exhibition space on the 4th floor, in development of the new "Innovation Wing" concept around the Observatory. Additional new space on the 4th floor will be developed for special events and programming uses, incorporating exhibition display and artifact storage, in addition to updated restrooms, staff workspaces and storage to support operations. The new space on the first floor will be renovated to expand the school and camp programming, with updated restrooms, workspaces and storage areas for programmatic support. The work will include building walls, refinishing floors,

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installing new electrical and data services, painting and fixtures, as well as plumbing, outdoor pavement, shelters, and guest improvements and signage.

Rationale: According to the agency, the project will ensure that the facility is fully ADA accessible, and that the exhibitions and educational programs are engaging, informative, and compatible with current technology. The additional programmatic space on the first floor will accommodate expanded school and camp offerings. The overall work will stand as the largest "Reimagine the Experience" (RTE) museum renovation to date and will set the tone for remaining gallery updates to follow.

Facility Characteristics: The Columbia Mills building is 245,951 square feet and was constructed in 1893 (132 years old). The entire building was renovated for current uses in 1988 (37 years ago). Approximately 40,000 square feet of building to create the "Innovation Wing", will be renovated in this project. The building is utilized by operations, collections & exhibitions, programs, school visits, camps, and special events. The museum has an estimated 235,000 visitors annually.

Financial Impact: The project will be funded from FY22 Appropriated State (nonrecurring) (uncommitted balance $3.7 million at October 15, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $2.89 million at October 15, 2025), FY25 Appropriated State (nonrecurring) (uncommitted balance $4.25 million at October 15, 2025), and FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $20 million at October 15, 2025). The project is not expected to result in any change in annual operating expenditures because it is expected that additional operating costs have already been budgeted due to the new lease and resulting rent increase, and previous requests for additional recurring funds to operate the renovated museum. The bulk of additional costs should be additional rent and energy costs which have been factored into the agency's recurring appropriation.

Full Project Estimate: $15,000,000 (internal) funded from Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in May 2026 and completion of construction in December 2027.

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SUBJECT: Permanent Improvement Projects

(ee) Project: JBRC Item 34: Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)
J12.9884: Patient Lodges B&F - HVAC Repairs and Mold Remediation

Request: Establish Phase I Pre-Design Budget to repair HVAC and remediate mold.

Included in CPIP: No – The need for the project was unknown during the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				15,833	15,833
All Sources				15,833	15,833

Summary of Work: The project will repair existing air-handler internal condensation drainage systems, add secondary air-handler condensation drainage systems, repair and/or replace HVAC ductwork and/or insulation, and remediate mold infestation caused by malfunctioning internal air-handler condensation drainage systems, absence of secondary condensation drainage systems, and uninsulated HVAC supply diffusers.

Rationale: As the agency was proceeding with scheduling replacement of the obsolete and partially functioning fire alarm system, the presence of hazardous mold was detected as resulting from condensation related to damaged HVAC ductwork system insulation and improperly functioning HVAC air-handler's internal condensation collection pans, and the absence of secondary condensation collection and drainage systems that are required by contemporary mechanical codes. The replacement of the obsolete and failing fire alarm that is required by life-safety codes needs to begin and to be safely completed as quickly and efficiently as possible. To do that, safe access for the fire alarm system contractor(s) to the patient lodges is required.

Facility Characteristics: Patient Lodge B and Patient Lodge F on the Bryan/Hall Psychiatric Hospital campus are each 12,995 square feet and were constructed in 1977 (48 years old). The patient lodges house inpatient psychiatric adults and adolescents. Bryan Psychiatric Hospital includes 525 full time staff and 200+ outpatients.

Financial Impact: The project will be funded from Other, Capital Improvement and Maintenance Funds (uncommitted balance $23.35 million at October 17, 2025). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and

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maintenance. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,064,667 (internal) funded from Capital Improvement and Maintenance Funds.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(ff) Project: JBRC Item 35: Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)
J12.9883: Patient Lodge A Mold Remediation & HVAC Repairs

Request: Establish Phase II Full Construction Budget for mold remediation and HVAC system repairs in a patient lodge.

Included in CPIP: No – The need for the project was unknown during the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				322,610	322,610
All Sources				322,610	322,610

Summary of Work: The project will complete mold remediation and HVAC system repairs in Patient Lodge A at the psychiatric hospital.

Rationale: The agency is requesting retroactive approval at Phase II for this project which was procured as an emergency. Lodges A and F are currently closed, and the agency has no vacant lodge available for relocating patients in the event of an emergency in one of the occupied lodges, which is best practice as part of maintaining compliance with hospital accreditation. As the agency was proceeding with scheduling replacement of the fire alarm system, the presence of hazardous mold was detected as resulting from condensation related to damaged HVAC ductwork system insulation and improperly functioning HVAC air-handler's internal condensation collection pans, including the absence of secondary condensation collection and drainage systems. Lodge A was identified as requiring the least remediation, so it was selected for the emergency work. Notification of the emergency was provided toe JBRC Staff on October 29, 2025. The replacement of the obsolete and failing fire alarm that is required by life-safety codes needed to begin and to be safely completed as quickly and efficiently as possible which required safe access for the fire alarm system contractor(s) to the vacant patient lodges.

Facility Characteristics: Patient Lodge A on the Bryan/Hall Psychiatric Hospital campus is 12,995 square feet and was constructed in 1977 (48 years old). The patient lodge houses inpatient psychiatric adults and adolescents. Bryan Psychiatric Hospital includes 525 full time staff and 200+ outpatients.

Financial Impact: The project will be funded from Other, Capital Improvement and Maintenance Funds (uncommitted balance $23.35 million at October 17, 2025). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts

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appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $322,610 (internal) funded from Capital Improvement and Maintenance Funds. The contract was executed in October 2025 and completion of construction is expected in January 2026.

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(gg) Project: JBRC Item 36: Department of Juvenile Justice
N12.9645: Public Safety/Dispatch Building Replacement

Request: Establish Phase II Full Construction Budget to construct a replacement building.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 6 in FY27 (estimated at $5,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, Carryforward				5,000,000	5,000,000
All Sources				5,000,000	5,000,000

Summary of Work: The project will construct a replacement Public Safety/Dispatch Building with a purpose-built building. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The existing Public Safety/Dispatch Building was constructed as a single-family home. Due to its light frame construction and its change in occupancy this building has suffered over the years and is due for replacement. This project will enhance the agency's emergency response, dispatch operations and the safety and security of its juveniles and staff.

Facility Characteristics: The existing Public Safety/Dispatch Building is approximately 1,500 square feet and was constructed in 1965 (60 years old). The existing building will be demolished at a later date, and the current employee health modular will be reused by another area. The new building to be constructed will be approximately 5,500 square feet and will be located near the current building located outside the secure perimeter of the Midlands Evaluation Development Center campus at 4900 Broad River Road. The new building will house approximately 25 security, communications, and health services staff.

Financial Impact: The project will be funded from Appropriated State, Carryforward Funds (uncommitted balance is $12.56 million at October 13, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $5,000,000 funded from Carryforward Funds. Contract execution is expected in April 2026 and completion of construction in June 2028. This project is being requested for establishment at Phase II because the agency originally planned to combine Public Safety/Dispatch, Employee Health and the Midlands Evaluation Center gatehouse into a single building in project N12-9637. Due to site constraints identified in Phase I, Dispatch and Employee Health were separated from the

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gatehouse project in October 2025. The Phase I Pre-Design activities were completed as part of that project.

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SUBJECT: Permanent Improvement Projects

(hh) Project: JBRC Item 37: Forestry Commission
P12.9614: Carvers Bay State Forest

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 8,035 acres in Georgetown County.

Included in CPIP: No – The property was not available until after the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Timber Sales Revenue				80,000	80,000
All Sources				80,000	80,000

Rationale: The agency has identified this property as a high priority for conservation of working lands. If acquired, this property will be enrolled into the Department of Natural Resources wildlife management area program. This property will also be placed into Forest Certification and managed for timber production and recreation. This tract will become the Carvers Bay State Forest and become part of the State Forest program within the Forestry Commission.

Characteristics: The property is a forest land tract that is made up of 90 percent pine plantation. The trees are of varying ages. The property is near Plantersville, approximately 10 miles north of Georgetown. It is adjacent to other Timber Investment Management Organization land and near Resource Management System conservation and easement properties.

Financial Impact: The property is being offered by The Conservation Fund for the proposed purchase price of $36,274,500. The due diligence activities will be funded from Other, Timber Sales Revenue Funds (uncommitted balance $7.16 million at September 8, 2025). Revenue to this fund is generated from all timber sales and all pine straw sales from all five state forests. The project is not expected to result in any change in annual operating expenditures because it will be managed by existing resources.

Full Project Estimate: $36,354,500 (internal). The Final Land Acquisition will be funded from US Forest Service, SC Conservation Bank, SC Office of Resilience, and Forestry Commission Funds.

Other: The Forestry Commission has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(ii) Project: JBRC Item 38: Department of Natural Resources
P24.6114: Georgetown - Samworth WMA Dirleton House Renovations

Request: Establish Phase II Full Construction Budget to renovate the Dirleton House.

Included in CPIP: Yes – 2025 CPIP Priority 9 of 60 in FY26 (estimated at $529,200)

Phase I Approval: February 2025 (estimated at $528,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, Carryforward	7,920		7,920	521,280	529,200
All Sources	7,920		7,920	521,280	529,200

Summary of Work: The project will make exterior and interior repairs and renovations to the three-story historic Dirleton House at the Samworth Wildlife Management Area. The work will include exterior painting, porch deck repairs, floor repairs and refinishing on the first and second floors, siding replacement as needed, handicap ramp replacement, and stair replacements. Due to the historical significance, high pressure washing of the exterior is not allowed. Specific prepping techniques before painting must be conducted. Structural repairs to the house must also not be changed or altered from the original design due to the historical significance.

Rationale: The project will protect assets and maintain the facility according to National Historic Registry standards.

Facility Characteristics: The Dirleton House is 7,000 square feet and was constructed in the 1850's (170+ years old). Approximately 3,000 square feet of the building will be impacted by the project. The house is listed on the National Historical Register. Approximately 15 staff utilize the house daily as office space. Additionally, it can accommodate 50-70 people at a time for meetings.

Financial Impact: The project will be funded from FY25 Appropriated State, Carryforward Funds (uncommitted balance $930k at September 9, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $529,200 will be funded from Carryforward Funds. Contract execution is expected in January 2026 and completion of construction in December 2026.

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SUBJECT: Permanent Improvement Projects

(jj) Project: JBRC Item 40: Department of Natural Resources
P24.6110: Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC - Bigby)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 635 acres in Jasper County.

Included in CPIP: Yes – 2025 CPIP Priority 42 of 60 in FY26 (estimated at $1,800,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, US Forest Service				20,000	20,000
All Sources				20,000	20,000

Rationale: Acquisition of the property will expand the pre-existing Coosawhatchie HP/WMA and will eliminate a large inholding within the Department of Natural Resources owned land. Restoration of the previously harvested hardwood floodplain/swamp is critical for flood control, water filtration, carbon sequestration, and habitat utilization by state and federal species of concern and to maintain the integrity of the larger ecosystem footprint of the HP/WMA. Expanding the HP/WMA will increase public recreation opportunities including riverbank fishing, hunting, birdwatching, and academic research. If acquired, the property will be designated as a Wildlife Management Area.

Characteristics: The property is contiguous with Coosawhatchie HP/WMA. The property contains habitat for gopher tortoises, a keystone species, which are currently listed as endangered in South Carolina.

Financial Impact: The property is offered by The Nature Conservancy for the proposed purchase price of $1,780,000. The due diligence activities acquisition will be funded from Federal, US Forest Service Funds (uncommitted balance $741k at September 17, 2025). The project is expected to result in an increase of $6,000 (year 1) and $1,000 (years 2 thru 3) in annual operating expenditures.

Full Project Estimate: $1,800,000 (internal). The Final Land Acquisition will be funded from Heritage Land Trust Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm the proposed conservation land acquisition of this property is an appropriate conservation purchase and it will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

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SUBJECT: Permanent Improvement Projects

(kk) Project: JBRC Item 43: Department of Natural Resources
P24.6130: Colleton-St. Helena HP-WMA Land Acquisition (S Fenwick Island Maybank)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 16.8 acres in Colleton County.

Included in CPIP: Yes – 2025 CPIP Priority 19 of 60 in FY26 (estimated at $20,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, NOAA National Estuarine Research Reserve (NERR) Grant				20,000	20,000
All Sources				20,000	20,000

Rationale: Acquisition of this property will protect key parcels on the island and allow for comprehensive management, including prescribed burning and invasive species control. The property will be used by the public for outdoor recreational activities, including hunting, hiking, and viewing wildlife. Private lands available for outdoor activities continue to diminish; therefore, demand for public lands to engage in these activities continue to increase. If acquired, it will become a Wildlife Management Area (WMA), part of St. Helena Sound Heritage Preserve (HP) WMA.

Characteristics: This tract is an inholding consisting of 3 parcels located on South Fenwick Island adjacent to St. Helena Sound HP/WMA. The property is dominated by maritime forest and contains frontage along the Ashepoo River on the western boundary. The property is accessible only by boat with a private dock.

Financial Impact: The property is offered by the Maybank Family to the Nature Conservancy for the proposed purchase price of $620,000. The Nature Conservancy is offering the Department of Natural Resources the property, for a currently undetermined purchase price less than $620,000. The due diligence activities will be funded from Federal, NOAA National Estuarine Research Reserve (NERR) Grant Funds (uncommitted balance $640k at September 10, 2025). If acquired, no construction will be completed on the property. The project is expected to result in an increase of $5,000 (years 1 thru 3), in annual operating expenditures.

Full Project Estimate: $640,000 (internal) funded from NOAA National Estuarine Research Reserve (NERR) Grant Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate

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conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

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SUBJECT: Permanent Improvement Projects

(ll) Project: JBRC Item 45: Department of Natural Resources
P24.6097: Marion-Marsh WMA Land Acquisition (Waterfront Preservation)

Request: Establish Final Land Acquisition to purchase +/- 491 acres in Marion County.

Included in CPIP: Yes – 2025 CPIP Priority 47 of 60 in FY26 (estimated at $1,020,000)
Phase I Approval: September 2024 (estimated at $1,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY24 Appropriated State, Proviso 118.19 (B)(37)(b), (Habitat Protection and Land Conservation Acquisitions)	20,000		20,000	250,000	270,000
Federal, USDA US Forest Service Forest Legacy Grant				750,000	750,000
All Sources	20,000		20,000	1,000,000	1,020,000

Rationale: Acquisition of the property will protect property along the Pee Dee River that provides riparian, wetland, and aquatic habitats, floodwater storage, flood-flow attenuation, and water quality improvement functions. Protection of the property will enhance and expand the protection of riparian and aquatic habitats. The property will be open to the public for outdoor recreation as part of the adjacent Wildlife Management Area.

Characteristics: The property adjoins Marsh Wildlife Management Area and is on the Pee Dee River floodplain. Ninety percent of the property is palustrine-wetland habitat and located within a Flood Hazard Area, 100-year floodplain. The property borders 0.7 miles of the Pee Dee River and several sections of stream (portions of the Bull Swamp/Mulyn Creek system) run from NW to SE across the property.

Financial Impact: The property is offered by Waterfront Preservation Foundation, Inc. for $1,000,000. The acquisition will be funded from FY24 Appropriated State (nonrecurring) (uncommitted balance $14.15 million at September 11, 2025) and Federal, USDA US Forest Service Legacy Grant Funds (uncommitted balance $750k at September 11, 2025). The project is expected to result in an increase of $33,000 (year 1), and $1,500 (year 2), and $1,000 (year 3), in annual operating expenditures. An appraisal was completed June 2025 and valued the property at $1,000,000. A Phase I Environmental Site Assessment was completed in September 2025 and revealed no evidence of recognized environmental conditions in connection with the property. A Building Condition Assessment is not required because there are no buildings located on the property. Letters of support are not

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required because the property is owned by a non-profit entity and therefore the property is not included on the tax rolls.

Full Project Estimate: $1,020,000 funded from Appropriated State (nonrecurring), and US Forest Service Forest Legacy Grant Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(mm) Project: JBRC Item 46: Department of Natural Resources
P24.6099: Sumter/Lee - Bobwhite Hills Land Acquisition (Player)

Request: Establish Final Land Acquisition to purchase +/- 774 acres in Sumter and Lee Counties.

Included in CPIP: Yes – 2025 CPIP Priority 55 of 60 in FY26 (estimated at $715,000)
Phase I Approval: April 2025 (estimated at $715,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Fish & Wildlife Protection (Deer)	20,000		20,000		20,000
Other, Fish & Wildlife Protection (Timber)	20,000		20,000		20,000
Other, Fish & Wildlife Protection (License)				675,000	675,000
All Sources	40,000		40,000	675,000	715,000

Rationale: Acquisition of the property will increase habitat connectivity and provide additional land for the public to engage in outdoor recreational and educational activities.

Characteristics: The property adjoins a 2,490-acre tract leased by DNR as a Wildlife Management Area. The property is composed of an upland longleaf pine savanna ecosystem in an area in which forty-three priority species are known or expected to occur, including four that are classified as federally at-risk.

Financial Impact: The property is offered by Pheasants Forever, Inc. for $675,000. The acquisition will be funded from Other, Fish & Wildlife Protection (License) (uncommitted balance $1.67 million at September 15, 2025). Fish & Wildlife Protection License funds are derived from the sale of freshwater fisheries and wildlife licenses, permits, stamps, and tags. No construction will be completed on the property. The project is expected to result in an increase of $5,000 (year 1), $2,000 (year 2), and $1,000 (year 3), in annual operating expenditures. An appraisal was completed June 2025 and valued the property at $3,000,000. A Building Condition Assessment is not required because there are no buildings located on the property. A Phase I Environmental Site Assessment was completed in July 2025 and found no evidence of recognized environmental conditions in connection with the property. Letters of support are not required because the property is owned by a non-profit entity and therefore the property is not included on the tax rolls.

Full Project Estimate: $715,000 funded from Fish & Wildlife Protection (Deer), Fish & Wildlife Protection (Timber), and Fish & Wildlife Protection (License) Funds.

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Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

AGENCY: Department of Administration, Facilities Management and Property Services

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(nn) Project: JBRC Item 47: Department of Parks, Recreation, and Tourism
P28.9870: Table Rock Mountain Laurel Campground

Request: Establish Phase I Pre-Design Budget to complete campground upgrades.

Included in CPIP: Yes - 2025 CPIP Priority 14 of 14 in FY27 (estimated at $1,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Park Revenue				18,375	18,375
All Sources				18,375	18,375

Summary of Work: The project will upgrade the campground to better accommodate modern recreational vehicles (RVs). The work will include installing 50-amp electrical service at each campsite, adding new water hydrant hook-ups at every site, and providing sewer hook-ups at 18 campsites.

Rationale: The upgrades will significantly improve reliability and comfort for RV campers. As RVs grow in popularity, newer models are becoming larger, requiring more power and placing greater demand on existing utility infrastructure, often resulting in increased system outages.

Facility Characteristics: Table Rock State Park provides a total of 94 camping sites with 69 in Mountain Laurel. Some sites can accommodate RV's up to 40 feet. The campground is convenient to restrooms and showers. An estimated 15,000 visitors per year utilize the state park.

Financial Impact: This phase of the project will be funded from Other, Park Revenue Funds (uncommitted balance $17.05 million at August 27, 2025). Park Revenues are derived from operating revenue generated by the State Park System. The fund collects fees for admission, camping, lodging, and other fees charged for the use of recreational facilities and programs. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,225,000 (internal) funded from Park Revenue, and Appalachian Regional Grant Funds.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(oo) Project: JBRC Item 48: Department of Parks, Recreation, and Tourism
P28.9868: Blackstock Plantation Construction Donation

Request: Establish Phase II Full Construction Budget to clear approximately 7 acres at Musgrove Mill State Park.

Included in CPIP: Yes – 2025 CPIP Priority 29 of 33 in FY26 (estimated at $1,338,772)
Phase I Approval: August 2025 (estimated at $1,338,772) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, American Battlefield Trust (Construction Related Gift)	20,081		20,081	1,318,691	1,338,772
All Sources	20,081		20,081	1,318,691	1,338,772

Summary of Work: The project will clear approximately 7 acres of the Blackstock's Plantation Battlefield turning it into a meadow to develop an addition to Musgrove Mill State Park. It will provide trails, facilities, roads and landscape.

Rationale: Clearing of this property will provide additional space at the park to develop additional educational opportunities to visitors at a new location.

Facility Characteristics: Musgrove Mill State Park is located in Clinton South Carolina. It receives approximately 45,000 park visitors each year.

Financial Impact: The project will be funded from Other, American Battlefield Trust Funds (construction related gift up to $1.34 million at September 15, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,338,772 funded from American Battlefield Trust Funds. Contract execution is expected in October 2025 and completion of construction in January 2027.

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(pp) Project: JBRC Item 49: Department of Parks, Recreation & Tourism
P28.9773: Hunting Island Road Repairs

Request: Increase Phase II Full Construction Budget to cover additional road repairs at the park due to storm damage.

Included in CPIP: No – It was not included in the 2025 CPIP in error.

Phase I Approval: January 2019 (estimated at $1,000,000) (Admin)
Phase II Approval: February 2020 (estimated at $2,755,000) (SFAA)
Phase II Increase Approval: June 2024 (estimated at $4,297,235) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY19 Capital Reserve (8), (State Park Maintenance Needs)	15,000	985,000	1,000,000		1,000,000
FY20 Capital Reserve (2), State Parks Deferred Maintenance		800,000	800,000		800,000
FY17 Appropriated State, Proviso 118.16 (B)(39)(g) Medal of Honor Museum (FY20 Appropriated State, Proviso 49.18, State Parks Maintenance)		400,000	400,000		400,000
FY25 Appropriated State, Proviso 118.20 (B)(85)(dddd), (Hunting Island Roads and Grounds Improvements)				1,690,758	1,690,758
Federal, FEMA		1,572,926	1,572,926	126,182	1,699,108
Other, FEMA State Match		524,308	524,308	42,060	566,368
All Sources	15,000	4,282,234	4,297,234	1,859,000	6,156,234

Summary of Work: The project was established to make repairs and pave approximately 8 miles of roads at Hunting Island State Park. The additional funds being added will be used to make additional road and parking repairs and upgrades. This will include road and parking grading and stabilization.

Rationale: Additional repairs are needed due to significant storm damage sustained about a year ago to the roads at Hunting Island.

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Facility Characteristics: Hunting Island State Park is one of the most visited and receives approximately 800,000 visitors per year.

Financial Impact: This increase will be funded from FY25 Appropriated State (nonrecurring) (uncommitted balance $2.5 million at September 9, 2025), Federal, FEMA (uncommitted balance $126k at September 9, 2025), and Other, FEMA State Match Funds (uncommitted balance $42k at September 9, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $6,156,234 funded from Appropriated State, FEMA and FEMA Match Funds. Completion of construction is expected in January 2027.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

(qq) Project: JBRC Item 50: Patriots Point Development Authority
P36.9544: Pier Repairs

Request: Establish Phase II Full Construction Budget to make pier repairs at the Patriots Point Naval & Maritime Museum.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 3 in FY26 (estimated at $986,320)
Supporting Details: Pages

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Admissions Revenue				1,183,584	1,183,584
All Sources				1,183,584	1,183,584

Summary of Work: The project will make pier repairs to the main pier and approach pier at the Patriots Point Naval & Maritime Museum. The work includes repairing spalled concrete, removing and replacing expansion joints, and prepping and recoating steel and bridge scaffolding.

Rationale: In November 2024, Patriots Point commissioned an emergency assessment through GEL Engineering to ensure the north end of the approach pier could sustain the weight of tanker trucks being utilized to by the SC Office of Resilience to remove oil and contaminants from the USS Yorktown. The assessment indicated it could sustain the weight of the tanker trucks if they were spaced out over the pilings in a certain order and location. Following receipt of this initial information from Gel Engineering, Patriots Point made the decision to have a thorough inspection of the remaining approach pier and the main pier out of concern for the safety of guests and employees using the piers. This subsequent assessment identified structural deficiencies and included the development of construction drawings for repair work to both piers. As such, the agency is requesting approval of the project at Phase II to proceed with the repair work identified. The agency has been advised that a project should have been established prior to the development of construction drawings. Additionally, the Capital Budgeting Office will be working with the agency to review the requirements for the establishment and maintenance of permanent improvement projects.

Facility Characteristics: The approach pier is 13,360 square feet and the main pier (pier head) is 13,410 square feet. Both were constructed in the mid-1970's (approximately 50 years old). The piers are used for visitor, employee and emergency access for vehicles. The Patriots Point Naval & Maritime Museum has approximately 250,000 visitors per year.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Permanent Improvement Projects

Financial Impact: The project will be funded from Other, Admissions Revenue Funds (uncommitted balance $15.13 million at August 31, 2025). Admissions Revenue Funds are derived from the park and museum admission fees and revenue from leased property. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,183,584 funded from Admissions Revenue Funds. Contract execution is expected in February 2026 and completion of construction in May 2026.

AUTHORITY ACTION REQUESTED:

Approve permanent improvement project establishment requests and budget revisions as requested by the Department of Administration, Facilities Management and Property Services. All items have been reviewed favorably by the Joint Bond Review Committee.

ATTACHMENTS:

Agenda item worksheet and attachments

Project List: SFAA Items - December 9, 2025

SFAA Items - December 9, 2025

SFAA Item	JBRC Item	Agency Code	Agency Name	Project ID	Project Name	Action Proposed	Included in CPIP?	Current Budget	Requested Change	Phase I	Total Phase II Budget	SOF (excludes proposed Phase II if currently seeking Phase I)
(a)	1	H15	College of Charleston	9678	Berry Residence Hall and Honors Program Renovation	Phase II Increase	Yes	17,000,000	6,000,000	575,000	23,000,000	Other - Auxiliary Housing Revenues / Other - Capital Improvement Project
(b)	2	H15	College of Charleston	9679	58 George Street Renovation	Phase II Increase	No	5,750,000	1,700,000	143,750	7,450,000	Other - Capital Improvement Project / Other - Donatior
(c)	3	H15	College of Charleston	9691	24 North Market Street Land Acquisition	Preliminary Land Acquisition	Yes	-	20,000	20,000	11,520,000	Other - Capital Improvement Project
(d)	4	H18	Francis Marion University	9593	Leatherman Science Facility and McNair Science Building Renovation	Phase I Increase	Yes	140,000	130,000	270,000	9,000,000	FY25 Appropriated State - Proviso 118.20 (B)(11)
(e)	5	H24	South Carolina State University	9673	Smith Hammond Middleton Convocation Center Replacement	Establish Phase I	Yes	-	1,300,000	1,300,000	65,000,000	Other - Student Housing Improvement
(f)	6	H24	South Carolina State University	9670	Whitaker Library Replacement	Establish Phase II	Yes	620,000	29,380,000	320,000	30,000,000	FY25 Appropriated State - Proviso 118.20 (B)(13) / FY25 Capital Reserve (10)
(g)	7	H29	University of South Carolina - Aiken	9564	Sciences Building Renovation and Expansion	Establish Phase I	Yes	-	125,250	125,250	8,350,000	FY26 Appropriated State, Proviso 118.22 (B)(18)
(h)	8	H47	Winthrop University	9631	New Residence Hall	Establish Phase I	Yes	-	600,000	600,000	40,000,000	Other - Housing Revenue
(i)	9	H59	Midlands Technical College	6370	3245 Platt Spring Road Building Project - Acquisition	Preliminary Land Acquisition	Yes	-	45,000	45,000	5,920,000	Other - College
(j)	10	H59	Piedmont Technical College	6333	Library and Student Engagement Center	Establish Phase II & Revise Scope	Yes	109,500	12,686,184	109,500	12,795,684	FY25 Capital Reserve (21)(h) / FY22 Appropriated State - Proviso 118.19 (B)(27)(n) / FY23 Appropriated State - Proviso 119.19 (B)(27)(j) / FY25 Appropriated State - Proviso 119.20 (B)(21)(i)(ii) / FY26 Appropriated State -
(k)	13	H59	Tri-County Technical College	6368	HVAC Program Relocation - WTC	Establish Phase I	Yes	-	52,500	52,500	3,500,000	Other - Accumulated Maintenance Reserve
(l)	14	H59	Tri-County Technical College	6311	Anderson Campus Transportation, Logistics & Utility Center	Establish Phase II & Revise Scope	Yes	465,000	30,535,000	465,000	31,000,000	FY23 Appropriated State - Proviso 118.19 (B)(27)(w) / FY26 Appropriated State - Proviso 118.22 (B)(27)(p)(iii) / Other - Accumulated Maintenance
(m)	15	H59	Trident Technical College	6367	Thornley Campus Building 630 Renovations	Establish Phase I	Yes	-	90,000	90,000	6,200,000	FY25 Capital Reserve (21)(l) / FY25 Appropriated State - Proviso 119.20 (B)(21)(m)
(n)	16	H59	Trident Technical College	6224	Berkeley Campus Renovation - Transportation and Logistics Center	Phase II Increase	Yes	37,533,144	3,100,000	511,997	40,633,144	FY22 Capital Reserve (24) / FY24 Capital Reserve (18)(n) / FY22 Appropriated State - Proviso 118.19 (B)(27)(u) & (v) / FY23 Appropriated State - Proviso 118.19 (B)(27)(x) & (n)(i) / FY25 Appropriated State - Proviso 118.20 (B)(21)(m) / Other - Local
(o)	17	H59	York Technical College	6369	Electric Vehicle (EV) & Auto Body Repair Renovation - Building G	Establish Phase II	Yes	-	5,000,000	-	5,000,000	FY24 Capital Reserve (18)(p) / FY25 Appropriated State, Proviso 118.20 (B)(21)(o)(ii)
(p)	18	H59	York Technical College	6371	New Building Construction Trades Facility	Establish Phase I	Yes	-	300,000	300,000	12,000,000	FY24 Capital Reserve (18)(p) / FY25 Appropriated State, Proviso 118.20 (B)(21)(o)(ii)
(q)	20	D50	Department of Administration	6195	Calhoun Building - Flooring Repair and Replacement Floors 3-5	Establish Phase I	Yes	-	16,525	16,525	435,000	Appropriated State
(r)	21	D50	Department of Administration	6196	Columbia Mills Building - Generator Replacement	Establish Phase I	Yes	-	9,000	9,000	363,000	Other - Depreciation Reserve
(s)	22	D50	Department of Administration	6198	Mills/Jarrett Building - Parking Lot Improvements	Establish Phase I	Yes	-	33,000	33,000	500,000	Other - Depreciation Reserve
(t)	23	D50	Department of Administration	6199	Wade Hampton Building - Window Replacement	Establish Phase I	Yes	-	93,500	93,500	4,900,000	Appropriated State
(u)	24	D50	Department of Administration	6197	Columbia Mills Building – SCSM Security Access Control Improvements	Establish Phase II	Yes	-	650,000	650,000	650,000	Other - SC State Museum FY22 Appropriated State, Proviso 118.16 (B)(7)(a) / Other - SC State Museum FY24 Appropriated State, Proviso 118.19 (B)(24)(c)
(v)	25	D50	Department of Administration	6200	Dennis Building - Emergency Generator Replacement	Establish Phase II	No	-	329,616	-	329,616	Other - Depreciation Reserve
(w)	26	D50	Department of Administration	6159	SC Data Center – Chiller #1 Replacement	Phase II Increase	No	953,563	54,520	8,000	1,008,083	Appropriated State
(x)	27	E24	Office of the Adjutant General	9851	McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract Purchase	Preliminary Land Acquisition Increase	Yes	15,450	6,000	21,450	951,450	FY20 Appropriated State - Proviso 118.16 (B)(18)(c)
(y)	28	E26	Department of Veterans Affairs	9906	Veterans Victory House Walk-in Refrigerator Freezer	Establish Phase II	Yes	-	400,000	400,000	400,000	FY25 Capital Reserve (35)(a)
(z)	29	E26	Department of Veterans Affairs	9900	Campbell Fan Coil Unit Replacement	Establish Phase II	Yes	13,500	5,481,890	13,500	5,495,390	FY25 Capital Reserve (35)(a) / FY25 Appropriated State - Proviso 118.20 (B)(61)(c)
(aa)	30	E26	Department of Veterans Affairs	9902	State Veterans Cemetery – Committal Shelter II	Establish Phase II	Yes	20,000	1,520,863	20,000	1,540,863	FY25 Capital Reserve (35)(a) / FY25 Appropriated State - Proviso 118.20 (B)(61)© / Other - Deferred Maintenance
(bb)	31	H73	Vocational Rehabilitation Department	9630	Conway VR Center Repaving	Establish Phase II	Yes	20,000	1,011,915	20,000	1,031,915	Federal - State Vocational Rehabilitation Services Grant / FY25 Appropriated State - Proviso 118.20 (B)(27)(a)

Project List: SFAA Items - December 9, 2025

SFAA Items - December 9, 2025

SFAA Item	JBRC Item	Agency Code	Agency Name	Project ID	Project Name	Action Proposed	Included in CPIP?	Current Budget	Requested Change	Phase I	Total Phase II Budget	SOF (excludes proposed Phase II if currently seeking Phase I)
(cc)	32	H73	Vocational Rehabilitation Department	9632	Lexington VR Center Repaving	Establish Phase II	Yes	20,000	1,087,505	20,000	1,107,505	Federal - State Vocational Rehabilitation Services Grant / FY25 Appropriated State - Proviso 118.20 (B)(27)(b)
(dd)	33	H95	State Museum Commission	9508	RTE Innovation Wing Renovation	Establish Phase II	Yes	-	15,000,000	15,000,000	15,000,000	FY22 Appropriated State - Proviso 118.18 (B)(7)(A) / FY23 Appropriated State - Proviso 118.19 (B)(30)(a) / FY25 Appropriated State - Proviso 118.20 (B)(24) / FY26 Appropriated State - Proviso 118.22 (B)(30)(a)
(ee)	34	J12	Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)	9884	Patient Lodges B&F - HVAC Repairs and Mold Remediation	Establish Phase I	No	-	15,833	15,833	1,064,667	Other - Capital Improvement & Maintenance
(ff)	35	J12	Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)	9883	Patient Lodge A Mold Remediation & HVAC Repairs	Establish Phase II	No	-	322,610	-	322,610	Other - Capital Improvement & Maintenance
(gg)	36	N12	Department of Juvenile Justice	9645	Public Safety/Dispatch Building Replacement	Establish Phase II	Yes	-	5,000,000	-	5,000,000	FY25 Appropriated State - Carryforward
(hh)	37	P12	Forestry Commission	9614	Carvers Bay State Forest	Preliminary Land Acquisition	No	-	80,000	80,000	36,354,500	Other - Timber Sales Revenue
(ii)	38	P24	Department of Natural Resources	6114	Georgetown - Samworth WMA Dirleton House Renovations	Establish Phase II	Yes	7,920	521,280	7,920	529,200	Appropriated State - Carryforward
(jj)	40	P24	Department of Natural Resources	6110	Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC - Bigby	Preliminary Land Acquisition	Yes	-	20,000	20,000	1,800,000	Federal - US Forest Service
(kk)	43	P24	Department of Natural Resources	6130	Colleton-St. Helena HP-WMA Land Acquisition (S Fenwick Island Maybank)	Preliminary Land Acquisition	Yes	-	20,000	20,000	640,000	Federal, NOAA National Estuarine Research Reserve (NERR) Grant
(ll)	45	P24	Department of Natural Resources	6097	Marion-Marsh WMA Land Acquisition (Waterfront Preservation)	Final Land Acquisition	Yes	20,000	1,000,000	20,000	1,020,000	FY24 Appropriated State, Proviso 118.19 (B)(37)(b) / Federal - USDA US Forest Service Forest Legacy Grant
(mm)	46	P24	Department of Natural Resources	6099	Sumter/Lee - Bobwhite Hills Land Acquisition (Player)	Final Land Acquisition	Yes	40,000	675,000	40,000	715,000	Other, Fish & Wildlife Protection (Deer), (Timber), and (License)
(nn)	47	P28	Department of Parks, Recreation, and Tourism	9870	Table Rock Mountain Laurel Campground	Establish Phase I	Yes	-	18,375	18,375	1,225,000	Other - Park Revenue
(oo)	48	P28	Department of Parks, Recreation, and Tourism	9868	Blackstock Plantation Construction Donation	Establish Phase II	Yes	20,081	1,318,691	20,081	1,338,772	Other - American Battlefield Trust
(pp)	49	P28	Department of Parks, Recreation, and Tourism	9773	Hunting Island Road Repairs	Phase II Increase	No	4,297,234	1,859,000	15,000	6,156,234	FY19 Capital Reserve (8) / FY20 Capital Reserve (2) / FY17 Appropriated State - Proviso 118.16 (B)(39)(g) / FY25 Appropriated State - Proviso 118.20 (B)(85)(dddd) / Federal - FEMA / Other - FEMA State Match
(qq)	50	P36	Patriots Point Development Authority	9544	Pier Repairs	Establish Phase II	Yes	-	1,183,584	-	1,183,584	Other - Admissions Revenue
Sep.	Sep.	H27	University of South Carolina - Columbia	6158	Campus Residential Development - Sumter Street Sites	Establish Phase II, Revise Scope & Change Source of Funds	Yes	4,500,000	180,500,000	4,500,000	185,000,000	Housing Revenue Bonds
Sep.	44	P24	Department of Natural Resources	6132	Calhoun – Congaree Bluffs HP Land Acquisition (Creech)	Preliminary Land Acquisition	Yes	-	30,000	30,000	2,530,000	Other - Heritage Land Trust

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/09/2025 **Regular Agenda**

1. Submitted by:
(a) Agency: Department of Administration
(b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. Subject: Permanent Improvement Projects

3. Summary Background Information:

(a) Project: JBRC Item 1: College of Charleston
H15.9678: Berry Residence Hall and Honors Program Renovation

Request: Increase Phase II Full Construction Budget to continue completing interior renovations to the residence hall.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 4 in FY26 (estimated at $23,000,000)
Phase I Approval: May 2022 (estimated at $23,000,000) (SFAA)
Phase II Approval: March 2023 (estimated at $23,000,000) (SFAA)
Decrease Budget & Revise Scope Approval: December 2023 (this portion estimated at $11,000,000) (SFAA)
Phase II Increase Approval: April 2025 (this portion estimated at $17,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Auxiliary Housing Revenues	475,000	11,425,000	11,900,000	6,000,000	17,900,000
Other, Auxiliary Housing Revenues (transfer from H18-9680)		1,100,000	1,100,000		1,100,000
Other, Capital Improvement Project	100,000	3,900,000	4,000,000		4,000,000
All Sources	575,000	16,425,000	17,000,000	6,000,000	23,000,000

Summary of Work: This project was established to be completed in three annualized portions to address mechanical, electrical, and plumbing issues, upgrade elevators, interior refresh, and replace roofs and windows. The first portion was approved and included a complete redesign of the ground floor Honors College classrooms, programming, and supporting administrative offices. Additionally, exterior brick/stucco repairs, window resealing, landscaping, and roof replacement was also included. The new roof was evaluated by the Department of Administration and was determined to comply with JBRC policy and came with the minimum 20-year material and workmanship warranty. The second portion was approved and included the replacement of HVAC systems and fan coil units in each student resident suite. The first and second portions are both completed. This request will add funds for the third portion of the project, which will include the residence hall fire/life safety and security system upgrades, technology cabling, signage, furniture, and appliances.

Rationale: This project is being completed in annualized portions due to funding availability, and to allow the facility to be occupied during the fall and spring semesters to maintain the required bed space. Originally, the university loaded the full budget for all 3 annualized portions but subsequently reduced the budget in December 2023 to free up funds for use on other projects since they could only do work in this building during the summer months. The last significant renovation to the building was in 2003.

Facility Characteristics: Berry Residence Hall is a 183,514 six-level 630-bed residence hall constructed in 1989 (36 years old). Floor one will be used to centralize and expand the Honors College classrooms, programming, and supporting administrative offices, including the Faculty Fellow Program, Advising Center, Nationally Competitive Awards, and Undergraduate Research and Creative Activities. Floors two and three will house Honors College students. Floors four through six will house general student population.

Financial Impact: This increase will be funded from Auxiliary Housing Revenues (uncommitted balance $18.19 million at September 10, 2025). Housing revenues are generated primarily through the Student Housing Fee which is paid by students who reside on campus. The fee varies based on amenities, condition, and age of the residence. Housing fees are charged to residential students, an average of the various rates is $4,283 per student per semester and has increased from $3,150 between the academic years 2021-2022 to 2025-2026. The revenues are used solely for the operation, maintenance, renovation, repair, and debt service of this specific auxiliary enterprise. The renovations to the building will be constructed to meet Two Green Globes certification standards with an anticipated energy savings of $5,999,422 over 30 years. The project is expected to result in a decrease of $735,962 (year 1), $758,041 (year 2), and $780,782 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Previous portions of this project were also funded with Capital Improvement Project Funds. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $23,000,000 funded from Auxiliary Housing Revenue and Capital Improvement Project Funds. Contract execution for this portion of the project is expected in May 2026 and completion of construction in August 2027.

(b) Project: JBRC Item 2: College of Charleston
H15.9679: 58 George Street Renovation

Request: Increase Phase II Full Construction Budget to cover higher than anticipated bid costs to complete repairs and construct a small addition to the Barnard Elliot House in Charleston.

Included in CPIP: No – The need for the increase was unknown during the 2025 CPIP submission process.

Phase I Approval: December 2022 (estimated at $5,750,000) (SFAA)

Phase II Approval: March 2024 (estimated at $5,750,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement Project	143,750	4,979,155	5,122,905	1,700,000	6,822,905
Other, Donation		627,095	627,095		627,095
All Sources	143,750	5,606,250	5,750,000	1,700,000	7,450,000

Summary of Work: The project will include full interior and exterior renovations, structural repairs, roof replacement, infrastructure modernization, demolition of two small building additions, and construction of a 2,462 square foot modern building addition. The renovated original structure will contain offices, communal space, and meeting/seminar rooms for students and staff. The building addition will integrate modern infrastructure including a passenger elevator, ADA compliant restrooms, infrastructure support spaces, code compliant circulation, flexible event space, interview rooms, offices, and a conference room. The new roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: Due to inflation and market volatility, the cost of goods and labor has escalated from pre-bid estimates. The George Street location has significant structural issues with temporary indoor shoring to support the center of the building. The building was taken offline in 2015 due to structural instability and remains vacant. For the building to be re-occupied, repairs need to be made. This building is historically protected and cannot be demolished. The existing two additions do not meet the end user's needs and would not be able to accommodate modern mechanical or electrical, or ADA compliance with an elevator, and they have substantial termite damage.

Facility Characteristics: The original Barnard Elliot House is 3,902 square feet and was constructed in 1803 (222 years old). After the original construction, two small building additions totaling 2,425 square feet were added bringing the building size to 6,327 square feet. The two additions will be demolished in this project. A new 2,462 square foot building addition will be constructed. No significant improvements have been made to the building in 37+ years. After renovations are complete the building will provide a new centrally located home for the Edward J. Tuccio '91 Student Success Center and Center for Civic Engagement. The project will benefit 10,880 students, 852 faculty, 1,094 staff, clients, visitors, parents and potential students.

Financial Impact: This increase will be funded from Other, Capital Improvement Project (uncommitted balance $7 million at August 28, 2025). Revenue to the Capital Improvement Project fund is generated by the Capital Improvement Fee that exceeds current annual debt service related to bonds. The project is expected to result in a decrease of $2,000 (year 1), $2,060 (year 2), and $2,122 (year 3), in

annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $7,450,000 funded from Capital Improvement Project and Donation funds. Contract execution is expected in December 2025 and completion of construction in December 2026.

(c) Project: JBRC Item 3: College of Charleston
H15.9691: 24 North Market Street Land Acquisition

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of a building and +/- 0.67 acres in Charleston County.

Included in CPIP: Yes – 2025 CPIP Priority 28 of 28 in FY26 (estimated at $30,000,000 for this component and others – this component estimated at $11,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement Project				20,000	20,000
All Sources				20,000	20,000

Rationale: The college is seeking a location to build a new School of Business building. The School of Business is growing, and the current building can no longer accommodate the program. Once a new building is complete, the old School of Business building will be repurposed for use by other programs.

Characteristics: The property is located on the corner of North Market and East Bay streets. The property includes a 3 story 53,600 square foot brick building constructed in 1985 (40 years old).

Financial Impact: The property is offered by 24 N. Market Street, LLC for the proposed purchase price of $11,500,000. The due diligence activities will be funded from Other, Capital Improvement Project (uncommitted balance $7 million at August 28, 2025). Revenue to the Capital Improvement Project fund is generated by the Capital Improvement Fee that exceeds current annual debt service related to bonds. If acquired, the building on the property will be demolished for an estimated cost of $5,000,000, and a new building will be constructed, all part of a separate project. The project is expected to result in an increase of $175,544 (year 1), $180,810 (year 2), and $186,235 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently $906 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. Currently pledged for debt service is $622 of the $906. The remainder of the fee, $284, funds ongoing capital projects and maintenance.

Full Project Estimate: $11,520,000 (internal). The acquisition will be funded from a private donation.

(d) Project: JBRC Item 4: Francis Marion University
H18.9593: Leatherman Science Facility and McNair Science Building Renovation

Request: Increase Phase I Pre-Design Budget to procure a construction manager at risk for the completion of interior and exterior renovations to the science buildings.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 4 in FY26 (estimated at $9,000,000)
Phase I Approval: December 2024 (estimated at $7,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(11), (Leatherman Science Facility/McNair Science Building Renovation)	140,000		140,000	130,000	270,000
All Sources	140,000		140,000	130,000	270,000

Summary of Work: The project will replace mechanical systems, make safety and regulatory compliance improvements, renovate classrooms, and replace bathroom finishes, fixtures, and partitions.

Rationale: The university concluded that the Construction Manager at Risk procurement method is preferred because it provides the university with the most timely, economical, and successful means for completion of the project. The Office of the State Engineer has approved this procurement method. The mechanical upgrades will improve energy efficiency, air quality, and climate control. Life safety enhancements will ensure the facilities meet modern fire, electrical, and accessibility codes. Classroom renovations will support contemporary teaching strategies.

Facility Characteristics: The McNair Science Building is 75,736 square feet and was constructed in 1972 (53 years old). The Leatherman Science Facility is 83,945 square feet and was constructed in 1994 (31 years old). The McNair Science Facility is utilized as classroom, lab, and office space for the Math, Biology, Chemistry, and Physics /Engineering programs. The Leatherman Science Building is utilized as classroom, lab, and office space for Biology, Chemistry, and Physics /Engineering programs. An estimated 750 students, faculty, and staff utilize each facility per semester.

Financial Impact: This phase of the project will be funded from FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2 million at September 30, 2024). The project is expected to result in a decrease of $200,000 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $200 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $9,000,000 (internal). Phase II to be funded from $5,000,000 in Capital Reserve and $3,730,000 in Appropriated State (nonrecurring) Funds. The Phase I amount is 3% of the estimated cost to complete the project and the additional amount will be used to cover the Construction Manager at Risk procurement method. The project was established at Phase I in December 2024 and anticipated to be fully funded with legislatively authorized funds that were not received until FY26.

(e) Project: JBRC Item 5: South Carolina State University
H24.9673: Smith Hammond Middleton Convocation Center Replacement

Request: Establish Phase I Pre-Design Budget to construct a new convocation center.

Included in CPIP: Yes – 2025 CPIP Priority 5 of 7 in FY26 (estimated at $60,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Student Housing Improvement				1,300,000	1,300,000
All Sources				1,300,000	1,300,000

Summary of Work: The project will demolish Staley Hall and the Smith Hammond Middleton Convocation Center and construct a replacement facility on the site of the existing Smith Hammond Middleton Convocation Center. The new building will include classrooms, office space, and support spaces to support programs. All roofing material options will be evaluated during the Phase I process. The building will be designed to meet Two Green Globes certification standards.

Rationale: The buildings are outdated with multiple deferred maintenance issues and are not ADA compliant.

Facility Characteristics: Smith Hammond Middleton Convocation Center is 73,307 square feet and was constructed in 1968 (57 years old). Staley Hall is 31,715 square feet, was constructed in 1954 (71 years old) and is no longer utilized as a residence hall. The new building to be constructed will be approximately 120,500 square feet. It will be shared by the College of Education and Athletics schools and will also serve as the University's Convocation Center. The estimated capacity is approximately 4,000 to 5,000 students.

Financial Impact: This phase of the project will be funded from Other, Student Housing Improvement Funds (uncommitted balance $4.82 million at September 18, 2025). The Student Housing Improvement fund was created with funds gained from the forgiveness of the last Historical Black College and University Capital Financing program by the U.S. Department of Education. The intent behind the creation of the Housing Improvement Fund was for the account to be funded by the excess revenue generated by student housing fees not spent on current maintenance and improvement projects. The project is expected to result in an increase of $290,700 (years 1 thru 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $752 per student per semester, and has decreased from $1,123 between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $65,000,000 (internal). Phase II will be funded from $5,000,000 in Appropriated State (nonrecurring) and $58,700.000 in Appropriated State (nonrecurring) Funds to be requested in the FY26- FY27 budget process. If additional funding is not received to complete the project it will not move forward as there is not an alternate fund source available to complete the project. The Phase I amount requested is 2.00% of the estimated cost to complete the project and the additional amount will be used to cover the Construction Management at Risk procurement method.

(f) Project: JBRC Item 6: South Carolina State University
H24.9670: Whitaker Library Replacement

Request: Establish Phase II Full Construction Budget to construct a replacement library.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 7 in FY26 (estimated at $30,319,310)
Phase I Approval: April 2025 (estimated at $30,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(13), (Replacement of the Whittaker Library)	620,000		620,000	24,380,000	25,000,000
FY25 Capital Reserve (10), (Replacement of the Whittaker Library)				5,000,000	5,000,000
All Sources	620,000		620,000	29,380,000	30,000,000

Summary of Work: The replacement library to be constructed will provide a new flexible state of the art facility with multiple study and collaboration areas with lots of natural light that includes furniture for quiet and group study use. The new facility will include a dedicated archives area, computer and research space, snack station and offices for faculty. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The library is outdated with multiple deferred maintenance issues and is not ADA compliant. A portion of the library (6,000 square feet) has been offline since 2009 due to water intrusion.

Facility Characteristics: Whittaker Library is 47,739 square feet and was constructed in 1968 (57 years old). The demolition or future use of the existing library is still being studied. The university will engage a civil and structural consultant to facilitate a final decision. The new library to be constructed will be 50,000 square feet. It will be located at the site of the recently demolished Manning and Branham Halls, between the Memorial Plaza and Davis Hall along Gathers Street, on the northwest side of campus. The library will support all students and academic programs across the campus and surrounding community. The facility will be utilized by approximately 4,000 students, faculty and staff.

Financial Impact: This phase of the project will be funded from FY25 Appropriated State (nonrecurring) (uncommitted balance $24.38 million at September 8, 2025) and FY25 Capital Reserve Funds (uncommitted balance $5 million at September 8, 2025). The project is expected to result in an increase of $18,800 (years 1 thru 3), in annual operating expenditures. The new building will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $1,137,000 over 30 years. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $752 per student per semester, and has decreased from $1,123 between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $30,000,000 funded from Appropriated State (nonrecurring) and Capital Reserve Funds. Contract execution is expected in February 2026 and completion of construction in June 2027.

(g) Project: JBRC Item 7: University of South Carolina - Aiken
H29.9564: Sciences Building Renovation and Expansion

Request: Establish Phase I Pre-Design Budget to renovate and expand the Sciences Building.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 1 of FY26 (estimated at $8,350,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY26 Appropriated State, Proviso 118.22 (B)(18), (Science Building Enhancement and Modernization)				125,250	125,250
All Sources				125,250	125,250

Summary of Work: The project will expand the building by adding three additional instructional laboratories and renovate the building to modernize the existing lab spaces. The work includes new hoods, plumbing, mechanical systems, and finishes. The renovations will also provide more efficiently sized offices, allowing faculty to move out of temporary offices. The project will also address capital renewal concerns such as HVAC and elevators. All roofing material options will be evaluated during the Phase I process.

Rationale: The project will respond to enrollment growth and long-standing maintenance needs. Occupational efficiency, enhanced safety and hygiene, updated lab environments reflecting modern learning pedagogies, improved structural issues, and increased programs allowing external collaborative applied research deliverables are among other benefits. The new labs will support environmental work in biology and chemistry and applied research.

Facility Characteristics: The Sciences Building is 36,119 square feet and was constructed in 1989 (36 years old). An approximate 3,000 square feet expansion will be added to the building. The building is utilized by biology, chemistry, and the applied sciences. Approximately 350 students, faculty, staff and clients within the programs will utilize the space.

Financial Impact: The project will be funded from FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $8.35 million at September 16, 2025). The project is expected to result in a decrease of $13,200 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $12 per student per semester, and has not increased between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $8,350,000 (internal) funded from Appropriated State (nonrecurring) Funds. While this project is fully funded from legislatively authorized funds, it is required to follow the Phase I/Phase II submission process per the JBRC roof policy.

(h) Project: JBRC Item 8: Winthrop University
H47.9631: New Residence Hall

Request: Establish Phase I Pre-Design Budget to construct a new student residence hall.

Included in CPIP: Yes – 2025 CPIP Priority 7 of 8 in FY28 (estimated at $38,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing Revenue				600,000	600,000
All Sources				600,000	600,000

Summary of Work: The project will construct a new student 350 to 500 bed residence hall in POD or wet core style. The building will include a kitchen, study/hang out space, laundry rooms, 30 to 40 seat multipurpose meeting room and a resident advisor apartment. All roofing material options will be evaluated during the Phase I process. The building will be designed to meet either LEED Silver or Two Green Globes certification standards.

Rationale: Wofford and Richardson residence halls, which totaled approximately 800 beds, were closed in 2022 and demolished in 2024. The university's increasing enrollment of new and transfer students plus increasing retention of existing students has put an increased demand on the remaining student housing. The project was included in the CPIP as an FY28 item but is being requested at this time because the increasing size of the incoming classes, growth in transfer students plus improved student retention is growing the overall student body. The number of affordable rental housing options in the Rock Hill area is now very limited and forcing students who normally live off campus to want to come back on campus to complete their education. The university has tried to alleviate this pressure by leasing 526 beds from an adjacent apartment over the last 2 years but still have had to implement waiting lists and direct upper-class who want to live on campus to off campus housing. The building will not be finished before late 2027 at the earliest.

Facility Characteristics: The new residence hall to be constructed will be approximately 90,000 to 100,000 square feet. Total undergraduate and graduate student enrollment is just under 5,000, with approximately 1,200 faculty and staff, plus various daily visitors.

Financial Impact: This phase of the project will be funded from Other, Housing Revenue Funds (uncommitted balance $10.63 million at June 30, 2025). Revenue to this fund is generated from the Housing Fund Net Position, which is reimbursed from bond funds. The project is expected to result in an increase of $500,000 (years 1 thru 3), in annual operating expenditures, which will be funded by revenue generated from occupancy of the rooms. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $151 per student per semester, and has decreased from $543 between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $40,000,000 (internal). Phase II will be funded from Revenue Bond Funds.

(i) Project: JBRC Item 9: Midlands Technical College
H59.6370: 3245 Platt Spring Road Building Project - Acquisition

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of a building and +/- 6.26 acres in Lexington County.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 6 in FY27 (estimated at $5,900,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, College				45,000	45,000
All Sources				45,000	45,000

Rationale: The purchase of this building will help alleviate the current waiting list in 6 of the college academic programs. These programs will have more space in the new building. Additionally, relocating these programs to this building will free up space in the existing buildings for other programs to expand.

Characteristics: Located in the Town of Springdale, the building is 74,532 square feet and was constructed in 1993 (32 years old) and was renovated in 2009 (16 years ago). The roof was replaced in 2019 (6 years ago). The building is located on +/- 4.95 acres, plus an additional +/- 1.31-acre parking lot will also be acquired to provide additional parking for the programs going into the building.

Financial Impact: The property is offered by Airport Technologies, LLC for the proposed purchase price of $5,900,000. The due diligence activities will be funded from Other, College Funds (uncommitted balance $10.15 million at September 3, 2025). The College Funds are generated from county funds and capital fees set aside to support future projects. If acquired, the building will be renovated as a separate project, with a total estimated cost of $12,000,000. The project is expected to result in an increase of $1,299,000 (year 1), $2,727,900 (year 2), and $2,864,295 (year 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $75 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026. The full amount of this fee is pledged for debt service.

Full Project Estimate: $5,920,000 (internal) funded from College Funds. The Phase I amount requested includes $25k for earnest money. Even though the project was included in the 2025 CPIP submission as an FY27 item, establishment is being requested at this time because funding was received for Advance Manufacturing and Skilled Trades Workforce Development, which will be used to construct additional buildings. Purchasing this building at this time will help redirect different programs tied to Advance Manufacturing.

(j) Project: JBRC Item 10: Piedmont Technical College
H59.6333: Library and Student Engagement Center

Request: Revise Scope and Establish Phase II Full Construction Budget to renovate the library on the Greenwood Campus.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 4 in FY26 (estimated at $12,800,000)
Phase I Approval: February 2025 (estimated at $7,300,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (21)(h), (Maintenance, Renovation, and Replacement)				2,300,000	2,300,000
FY22 Appropriated State, Proviso 118.18 (B)(27)(n), (Maintenance, Renovation and Replacement)	109,500		109,500	2,120,231	2,229,731
FY23 Appropriated State, Proviso 118.19 (B)(27)(j), (Maintenance, Renovation and Replacement)				3,711,966	3,711,966
FY25 Appropriated State, Proviso 118.20 (B)(21)(i)(ii), (Maintenance, Renovation and Replacement)				1,300,000	1,300,000
FY26 Appropriated State, Proviso 118.22 (B)(27)(m), (Maintenance, Renovation and Replacement)				3,253,987	3,253,987
All Sources	109,500		109,500	12,686,184	12,795,684

Summary of Work: The project was established to renovate the upstairs of the existing K Building, which includes the Library and Student Engagement Center. The renovations will create collaboration space, providing areas for focused group and independent study, casual interactions, and private study spaces. Additionally, the renovation will include a workforce engagement and training area, allowing opportunities for students to engage with local industry partners. This scope revision request will expand the renovation by adding renovation of the downstairs, which includes faculty offices and additional student engagement spaces. Mechanical units and related systems will be replaced, and plumbing piping will be upgraded, along with associated electrical work.

Rationale: The original scope consisted of completing the project in stages as part of two separate projects due to funding limitations. The college received additional funding which eliminates the need for the work to be completed in separate projects. Renovating the upstairs will provide collaborative and student spaces that enhance library functionality and better serve student needs. Renovating the downstairs will provide an upgrade to faculty and staff spaces with additional student engagement areas.

Facility Characteristics: The K Building is 42,000 square feet and was constructed in 1991 (34 years old). Approximately 37,900 square feet will be renovated in this project. The building has not undergone any significant renovation since construction. The renovations will serve to modernize the building and its systems as a whole. The building houses the Library, Student Engagement Center, and faculty offices. It is utilized by 496 full and part-time faculty and staff, and approximately 2,649 students who

attend at the Greenwood Campus plus all credit and non-credit students regardless of their primary campus location.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $2.3 million at September 9, 2025), FY22 Appropriated State (nonrecurring) (uncommitted balance $2.12 million at September 9, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $3.71 million at September 9, 2025), FY25 Appropriated State (nonrecurring) (uncommitted balance $1.3 million at September 9, 2025), and FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $7 million at September 9, 2025). The project is expected to result in a decrease of $15,000 (years 1 thru 3), in annual operating expenditures. The renovations will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $454,959 over 30 years. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $150 per student per semester, and has not changed between academic years 2021-2022 to 2025-2026.

Full Project Estimate: $12,795,684 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. Contract execution is expected in August 2026 and completion of construction in August 2027.

(k) Project: JBRC Item 13: Tri-County Technical College
H59.6368: HVAC Program Relocation - WTC

Request: Establish Phase I Pre-Design Budget to expand the Workforce Training Center at the Pendleton Campus.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 2 in FY26 (estimated at $3,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Accumulated Maintenance Reserve				52,500	52,500
All Sources				52,500	52,500

Summary of Work: The project will add an additional 6,000 square feet to the building to house the HVAC program. The addition will include classrooms, faculty offices, labs, conference rooms, and student engagement spaces. All roofing material options will be evaluated during the Phase I process.

Rationale: The HVAC program is currently located in Cleveland Hall on the Pendleton campus. The current space no longer accommodates the program due to enrollment growth. Cleveland Hall houses the College's Engineering and Industrial Technology division (EIT). This academic building is at maximum capacity with EIT labs and classes conducted in several different buildings across campus. The vacated space will be used by the EIT division to move some existing classes into Cleveland and allow for future academic programming growth.

Facility Characteristics: The Workforce Training Center is 8,500 square feet and was constructed in 2019 (7 years old). Approximately 95 students, faculty and staff utilize the building.

Financial Impact: This phase of the project will be funded from Other, Accumulated Maintenance Reserve Funds (uncommitted balance $59.64 million at June 30, 2025). The project is expected to result in an increase of $28,500 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, no portion of tuition is designated for capital improvements.

Full Project Estimate: $3,500,000 (internal). Phase II will be funded from Accumulated Maintenance Reserve and ReadySC Funds.

(l) Project: JBRC Item 14: Tri-County Technical College
H59.6311: Anderson Campus Transportation, Logistics & Utility Center

Request: Revise Scope and Establish Phase II Full Construction Budget to construct four new buildings and expand another.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 2 in FY26 (estimated at $31,000,000)
Phase I Approval: June 2024 (estimated at $31,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY23 Appropriated State, Proviso 118.19 (B)(27)(w), (Transportation, Logistics, & Utility Center)	465,000		465,000	5,535,000	6,000,000
FY26 Appropriated State, Proviso 118.22 (B)(27)(p)(iii), (Diesel Mechanic Training Facility)				2,500,000	2,500,000
Other, Accumulated Maintenance				22,500,000	22,500,000
All Sources	465,000		465,000	30,535,000	31,000,000

Summary of Work: The project was established to expand an academic building and construct a mechatronics building, automotive/diesel program building, and heavy equipment/power lineman building. Additionally, expansion of the truck driver training pad was included to accommodate a third section of classes. This scope revision request will add construction of a commercial driver's license (CDL) instructional facility. All structures will be fully accessible with energy efficient systems. The roofs have been evaluated by the Department of Administration and have been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The need for the additional facilities is based on third party economic scans whose data supported the need for each of these services and programs in the Anderson area.

Facility Characteristics: The existing Center for Career and Education academic building is 6,000 square feet and was constructed in 2013 (12 years old). It will be expanded by 1,000 square feet. The Mechatronics building to be constructed will be located adjacent to the main facility and will be 12,800 square feet. The Automotive/Diesel program building to be constructed will be located on the northeast quadrant of campus and will be 24,700 square feet. The Heavy Equipment/Power Lineman Building to be constructed will be located on the west side of campus and will be 11,300 square feet. The CDL Truck Facility to be constructed will be located on the west side of campus and will be 3,600 square feet. The new buildings and expanded academic building will house the Mechatronics Program, Automotive/Diesel Program, and CDL/Heavy Equipment & Power Lineman Programs. The facilities will be utilized by approximately 1,000 students, faculty, staff, and clients.

Financial Impact: This phase of the project will be funded from FY23 Appropriated State (nonrecurring) (uncommitted balance $5.53 million at September 10, 2025), FY26 Appropriated State (nonrecurring) (uncommitted balance $2.5 million at September 10, 2025), and Other, Accumulated Maintenance Reserve Funds (uncommitted balance $59.64 million at June 1, 2025). The project is expected to result in an increase of $181,115 (years 1 thru 3), in annual operating expenditures.

The Mechatronics Lab Building will be construction to meet Two Green Globes certification standards with anticipated energy savings of $100,583 over 30 years. The Automotive Diesel Building will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $189,187 over 30 years. The Heavy Equipment/Power Lineman Building will not be constructed to meet LEED Silver or Two Green Globes certification standards because the building will have less than 10,000 square feet of conditioned space. No student fees or tuition will be increased as a consequence of the project. Currently, no portion of tuition is designated for capital improvements.

Full Project Estimate: $31,000,000 funded from Appropriated State (nonrecurring) and Accumulated Maintenance Reserve Funds. Contract execution is expected in October 2026 and completion of construction in December 2027.

(m) Project: JBRC Item 15: Trident Technical College
H59.6367: Thornley Campus Building 630 Renovations

Request: Establish Phase I Pre-Design Budget to renovate the Health Sciences building.

Included in CPIP: Yes – 2025 CPIP Priority 4 of 4 in FY26 (estimated at $6,200,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (21)(l), (Maintenance, Renovation, and Replacement)				41,975	41,975
FY25 Appropriated State, Proviso 118.20 (B)(21)(m), (Maintenance, Renovation, and Replacement)				48,025	48,025
All Sources				90,000	90,000

Summary of Work: The project will replace the mechanical system and update interior finishes throughout the building. The work will include new water source heat pumps, furring out block walls with sheetrock, painting, new ceiling grid tiles, new acoustic panels and LED lighting.

Rationale: The water source heat pumps break down frequently and parts are difficult to find. The existing finishes are outdated.

Facility Characteristics: Building 630 is 55,400 square feet and was constructed in 1989 (36 years old). Most of the existing mechanical and interior finishes are original to the building. Approximately 47,400 square feet of the interior will be renovated. The mechanical systems serve the entire building. Building 630 houses Health Sciences and related programs. Approximately 1,502 students and 34 faculty and staff utilize the building annually.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $4.5 million at September 5, 2025), and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.66 million at September 5, 2025, which will be used in its entirety in H59-6367 and H59-6224). The project is expected to result in a decrease of $95,000 (year 1), $99,750 (year 2), and $104,750 (year 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $208 per student per semester, and has increased from $196 between academic year 2021-2022 to 2025-2026.

Full Project Estimate: $6,200,000 (internal). Phase II will be funded from Capital Reserve, Appropriated State (nonrecurring), and Local Funds.

(n) Project: JBRC Item 16: Trident Technical College
H59.6224: Berkeley Campus Renovation - Transportation and Logistics Center

Request: Increase Phase II Full Construction Budget to cover increased costs to re-purpose the main building into a high-tech training facility.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 4 in FY26 (estimated at $46,633,144)
Phase I Approval: November 2022 (estimated at $34,133,144) (SFAA)
Phase II Approval: March 2024 (estimated at $37,533,144) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Capital Reserve (24), (Maintenance, Renovation, and Replacement)		1,400,000	1,400,000		1,400,000
FY24 Capital Reserve (18)(n), (Maintenance, Renovation, and Replacement)				300,000	300,000
FY23 Appropriated State, Proviso 118.19 (B)(27)(n)(i), (Maintenance, Renovation, and Replacement)				187,112	187,112
FY25 Appropriated State, Proviso 118.20 (B)(21)(m), (Maintenance, Renovation, and Replacement)				2,612,888	2,612,888
FY22 Appropriated State, Proviso 118.19 (B)(27)(u), (Maintenance, Renovation, and Replacement)		16,306,515	16,306,515		16,306,515
FY22 Appropriated State, Proviso 118.18 (B)(27)(v), (Lowcountry Transportation and Logistics Center)	511,997	4,488,003	5,000,000		5,000,000
FY23 Appropriated State, Proviso 118.19 (B)(27)(x), (Berkeley Campus)		6,000,000	6,000,000		6,000,000
Other, Local		8,826,629	8,826,629		8,826,629
All Sources	511,997	37,021,147	37,533,144	3,100,000	40,633,144

Summary of Work: The project will renovate the entire 74,083 square foot building and add approximately 11,579 square foot of additional flex space. The renovations include an interior upfit for classroom and campus functions, new roof, mechanical, electrical, plumbing systems, and addition of a new fire protection system. Classroom and campus functions include general educational classrooms, a chemistry lab, high-bay vocational training classrooms, student commons, meeting and collaboration rooms, kitchen prep area, group restrooms, office and staff areas. New construction is limited to a new high-bay area for the Diesel Mechanics Program and a new flexible classroom and training space. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: This increase will cover unsuitable soil conditions, additional unforeseen asbestos abatement, additional land disturbance requirements, cost escalation, and a required second truck driving pad. This economic development project addresses the challenge of providing transportation, distribution and logistics (supply chain) services to the region by accommodating the workforce needs of diverse employment sectors, per the college. This project will re-purpose the main building to serve the transportation and supply chain needs of existing and new industries within the logistics sector including transportation and air freight providers as well as warehouse and distribution centers. Additional high-bay training spaces and labs are required to help meet new industry demands and the growing manufacturing plants located nearby.

Facility Characteristics: The 74,083 square foot building was constructed in 1982 (43 years old). The existing roof was replaced in 2007 (18 years old) and was recommended for replacement as a large portion of the existing roof had to be demolished to construct the new flexible training space, the ceiling height had to be increased for one of the truck bays, and the new roof top HVAC units required new roof curbs, curb sizes and penetrations. Some components of the HVAC equipment have been replaced over the years, but much of the current equipment is over 20 years old. Restrooms were renovated 9 years ago. The remaining components, including electrical and plumbing are original to the building. The building is utilized by 3,000+ students, 35 faculty and staff, and hundreds of clients annually.

Financial Impact: This increase will be funded from FY24 Capital Reserve (uncommitted balance $300k at September 9, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $4.42 million at September 9, 2025), and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.66 million at September 9, 2025, which will be used in its entirety in H59-6224 and H59-6367). The project is expected to result in an increase of $26,897 (year 1), $27,704 (year 2), and $28,535 (year 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $208 per student per semester, and increased from $196 between academic year 2021-2022 to 2025-2026. The renovations will be constructed to meet Two Green Globe certification standards with anticipated energy savings of $1,309,929 over 30 years.

Full Project Estimate: $40,633,144 funded from Capital Reserve, Appropriated State (nonrecurring), and College Funds. Completion of construction is expected in December 2026.

(o) Project: JBRC Item 17: York Technical College
H59.6369: Electric Vehicle (EV) & Auto Body Repair Renovation - Building G

Request: Establish Phase II Full Construction Budget to renovate Building G.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 3 in FY26 (estimated at $4,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY24 Capital Reserve (18)(p), (Maintenance, Renovation, and Replacement)				2,919,376	2,919,376
FY25 Appropriated State, Proviso 118.20 (B)(21)(o)(ii), (Maintenance, Renovation, and Replacement)				2,080,624	2,080,624
All Sources				5,000,000	5,000,000

Summary of Work: The project will renovate the building to meet workforce demands for skilled electric vehicle (EV) and auto body repair technicians. The work will include mechanical, electrical, plumbing, and the addition of a corridor.

Rationale: The current space cannot support the programs and is inefficiently arranged for equipment upgrades and program growth. The renovation is necessary to accommodate more students and enhance faculty oversight without relocating the program, minimizing disruptions.

Facility Characteristics: Building G is 11,565 square feet and was constructed in 1983 (42 years old). The renovation will include approximately 862 square feet of new space to add a new corridor. The building houses the EV and Auto Body Repair programs. Approximately 200 students and 7 faculty/staff are expected to use the facility throughout the year.

Financial Impact: The project will be funded from FY24 Capital Reserve (uncommitted balance $2.91 million at September 11, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $2.08 million at September 11, 2025). The project is expected to result in an increase of $3,544 (years 1 thru 3) in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, there is no portion of tuition designated for capital improvements.

Full Project Estimate: $5,000,000 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in January 2027 and completion of construction in March 2028. The estimated cost to complete the project has increased from the 2025 CPIP submission because the final estimate for the project was determined after the 2025 CPIP process.

(p) Project: JBRC Item 18: York Technical College
H59.6371: New Building Construction Trades Facility

Request: Establish Phase I Pre-Design Budget to construct a new Building Construction Trades Facility.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 3 in FY26 (estimated at $12,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY26 Appropriated State, Proviso 118.22 (B)(27)(s)(ii), (Trades Program Expansion)				300,000	300,000
All Sources				300,000	300,000

Summary of Work: The project will construct a new classroom and laboratory space for the Building Construction Trades (BCT) program. The new building will be designed to meet either LEED Silver or Two Green Globes certification standards. All roofing material options will be evaluated during the Phase I process and will conform to JBRC policy.

Rationale: Currently, the College leases the existing BCT facility in Rock Hill for $19,920.36 annually. The facility is approximately 5 miles from the main campus, which limits program growth and integration with other technical programs. The existing BCT site is inadequate and does not meet the current expansion needs of the program. It restricts the interior /exterior area needed to teach the program and construct model homes. The new facility will provide the space and infrastructure needed to support the expanding BCT program, accommodate future growth, and combine the HVAC program with construction trades, creating a more efficient and modern learning environment for students preparing to enter high-demand skilled trades.

Facility Characteristics: The new Building Construction Trades Facility will be 27,300 square feet. It will be utilized by the building construction trades programs to support workforce needs for skilled building trades like Framing, HVAC, Plumbing, and Electrical. Approximately 200 students and 7 faculty/staff are expected to use the facility throughout the year.

Financial Impact: The project will be funded from FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $12 million at September 11, 2025). The project is expected to result in an increase of $150,082 (years 1 thru 3), in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. Currently, there is no portion of tuition designated for capital improvements.

Full Project Estimate: $12,000,000 funded from Appropriated State (nonrecurring) Funds. The Phase I amount requested is 2.5% of the estimated cost to the complete the project and the additional amount will be used to cover the Construction Management at Risk procurement method. While this project is fully funded from legislatively authorized funds, it is required to follow the Phase I/Phase II submission process per the JBRC roof policy.

(q) Project: JBRC Item 20: Department of Administration
D50.6195: Calhoun Building - Flooring Repair and Replacement Floors 3-5

Request: Establish Phase I Pre-Design Budget to replace and update floor finishes.

Included in CPIP: Yes – 2025 CPIP Priority 14 of 32 in FY26 (estimated at $435,030)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				16,525	16,525
All Sources				16,525	16.525

Summary of Work: The project will replace and update the existing floor finishes on the third, fourth, and fifth floors of the Calhoun Building. The work will include replacement of the existing floor coverings and abatement of hazardous materials, as needed.

Rationale: The existing floors are in poor condition and are a trip hazard to staff and visitors.

Facility Characteristics: The Calhoun Building is approximately 96,672 square feet and was constructed in 1926 (99 years old). The third, fourth, and fifth floors total 38,213 square feet. The existing floor finishes were installed during a renovation in 2011 (14 years old). The building is utilized by approximately 190 South Carolina Judicial Branch personnel and various visitors annually.

Financial Impact: The project will be funded from FY26 Appropriated State Funds (uncommitted balance $9.91 million at September 4, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $435,000 (internal) funded from Appropriated State Funds. The Phase I amount requested is 3.79% of the estimated cost to the complete the project and the additional amount will be used to cover hazardous materials testing.

(r) Project: JBRC Item 21: Department of Administration
D50.6196: Columbia Mills Building - Generator Replacement

Request: Establish Phase I Pre-Design Budget to replace the generator.

Included in CPIP: Yes – 2025 CPIP Priority 31 of 32 of FY26 (estimated at $363,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				9,000	9,000
All Sources				9,000	9,000

Summary of Work: The project will replace the emergency generator in the Columbia Mills Building.

Rationale: The generator has exceeded its life expectancy, continues to have operational issues, and maintenance parts are difficult to source.

Facility Characteristics: The Columbia Mills Building is approximately 445,494 square feet and was constructed in 1893 (132 years old). The generator was installed 1986 (39 years old) and provides power to life safety systems and the elevators at the facility. The Columbia Mills Building houses the State Museum, SC Confederate Relic Room & Military Museum, and the Department of Administration. It is utilized by approximately 235,000 employees and visitors on a yearly basis.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $363,000 (internal) funded from Depreciation Reserve Funds. The Phase I amount requested is 2.47% of the estimated cost to complete the project and the additional amount will be used to cover hazardous materials testing.

(s) Project: JBRC Item 22: Department of Administration
D50.6198: Mills/Jarrett Building - Parking Lot Improvements

Request: Establish Phase I Pre-Design Budget to repair and replace pavement.

Included in CPIP: Yes – 2025 CPIP Priority 32 of 32 of FY26 (estimated at $497,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				33,000	33,000
All Sources				33,000	33,000

Summary of Work: The project will repair and replace the pavement of the parking lot at the Mills/Jarrett Building.

Rationale: The asphalt has exceeded its life expectancy, is in poor condition, and is a trip hazard to visitors and employees that utilize the building daily.

Facility Characteristics: The Mills/Jarrett Building is approximately 103,781 square feet. The Mills Building was constructed in 1825 (200 years old). The Jarrett Building was constructed in 1987 (38 years old). The parking lot is original to the building. The Mills/Jarrett Building is going to be utilized by the South Carolina Office of Resilience starting December 2025. Approximately 80 staff plus varying numbers of employees and visitors will utilize the building.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $500,000 (internal) funded from Depreciation Reserve Funds. The Phase I amount requested is 6.60% of the estimated cost to the complete the project and the additional amount will be used to cover geotechnical services.

(t) Project: JBRC Item 23: Department of Administration
D50.6199: Wade Hampton Building - Window Replacement

Request: Establish Phase I Pre-Design Budget to replace or refurbish windows.

Included in CPIP: Yes – 2025 CPIP Priority 13 of 32 of FY26 (estimated at $4,900,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				93,500	93,500
All Sources				93,500	93,500

Summary of Work: The project will replace or refurbish the windows in the building. The building is a National Register Property, which will require special attention to detail and preservation methods as well as coordination and review with state authorities. Replacement or refurbishment of the windows will be evaluated during Phase 1 Pre-Design in conjunction with the State Historic Preservation Office.

Rationale: The existing windows are past their useful life and leaking in multiple areas.

Facility Characteristics: The Wade Hampton Building is approximately 121,141 square feet and was constructed in 1938 (87 years old). The windows are original to the building. The building houses the following Agencies: SC Department of Administration, SC Commission on Prosecution, Bureau of Protective Services, SC Commission for the Blind, Governor's Office, SC State Treasurer's Office, SC Comptroller General Office, SC Adjutant General's Office, SC Department of Agriculture, and State Fiscal Accountability Authority. It is utilized by approximately 275 staff and various annual visitors.

Financial Impact: The project will be funded from FY26 Appropriated State Funds (uncommitted balance $9.91 million at September 4, 2025). The project is expected to result in a decrease in annual operating expenditures, but that amount has not yet been determined.

Full Project Estimate: $4,900,000 (internal) funded from Appropriated State Funds. The Phase I amount requested is 1.90% of the estimated cost to the complete the project and the additional amount will be used to cover hazardous materials testing.

(u) Project: JBRC Item 24: Department of Administration
D50.6197: Columbia Mills Building – SCSM Security Access Control Improvements

Request: Establish Phase II Full Construction Budget to install security access control points.

Included in CPIP: Yes – 2025 SCSM CPIP Priority 3 of 3 of FY26 (estimated at $400,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, SC State Museum FY22 Appropriated State, Proviso 118.16 (B)(7)(a), (Permanent Gallery Renovation Phase II)				100,000	100,000
Other, SC State Museum FY24 Appropriated State, Proviso 118.19 (B)(24)(c), (Security System Access Control Upgrades				550,000	550,000
All Sources				650,000	650,000

Summary of Work: The project includes the installation of security access control equipment, associated electrical work, and hazardous material abatement, as needed.

Rationale: The project will secure back-stage staff restricted areas of the museum.

Facility Characteristics: The Columbia Mills Building is approximately 445,494 square feet and was constructed in 1893 (132 years old). The Columbia Mills Building houses the State Museum, SC Confederate Relic Room & Military Museum, and the Department of Administration. It is utilized by approximately 235,000 employees and visitors on a yearly basis.

Financial Impact: Th project will be funded from Other, SC State Museum FY22 Appropriated State (nonrecurring) (uncommitted balance $3.75 million at October 30, 2025), and Other, SC State Museum FY24 Appropriated State (nonrecurring) Funds (uncommitted balance $550k at October 30, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $650,000 (internal) funded from Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in June 2026 and completion of construction in June 2027.

(v) Project: JBRC Item 25: Department of Administration
D50.6200: Dennis Building - Emergency Generator Replacement

Request: Establish Phase II Full Construction Budget to replace the emergency generator.

Included in CPIP: No – The project originally did not qualify as a PIP based on probable cost.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve				329,616	329,616
All Sources				329,616	329,616

Summary of Work: The project will replace the emergency generator and associated electrical wiring.

Rationale: The generator has exceeded its life expectancy, is non-operational, and parts cannot be sourced. A rental generator is being utilized until a new generator can be installed.

Facility Characteristics: The Dennis Building is 247,543 square feet and was constructed in 1950 (752 years old). The emergency generator was installed in 1981. The Dennis Building houses the following entities: 1. Attorney General, 2. Commission for the Bind, 3. Department of Revenue and Fiscal Affairs, and 4. Legislative Council. It is utilized by approximately 750 staff and various visitors on a yearly basis.

Financial Impact: The project will be funded from Other, Depreciation Reserve Funds (uncommitted balance $1.95 million at September 4, 2025). Depreciation Reserve Funds are derived from the rent account, which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $329,616 funded from Depreciation Reserve Funds. Contract execution is expected in December 2025 and completion of construction in June 2026. The project is being requested for establishment at Phase II because the project was originally anticipated to be less than $250k and the Phase I pre-design has been completed, reviewed and approved by the Office of State Engineer and bid. The bids came in over the opinion of probable cost.

(w) Project: JBRC Item 26: Department of Administration
D50.6159: SC Data Center – Chiller #1 Replacement

Request: Increase Phase II Full Construction Budget to cover increased cost to replace a chiller.

Included in CPIP: No – The need to increase the project budget was unknown during the 2025 CPIP submission process.

Phase I Approval: October 2024 (estimated at $400,000) (SFAA)
Phase II Approval: June 2025 (estimated at $953,563) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	8,000	945,563	953,563		953,563
Appropriated State, (transferred from D50-6081)				54,520	54,520
All Sources	8,000	945,563	953,563	54,520	1,008,083

Summary of Work: The project will replace Chiller #1. The work will include demolition, pipe, valves, and fittings, as well as, insulation, electrical, and controls.

Rationale: The additional funds will be utilized to increase the size of the chiller from 170-ton unit to a 200-ton unit. The facility's cooling demand has increased because of the computer room IT systems. The chiller is past its useful life, and replacement parts are difficult to source. The chiller services the office areas of the facility, and its failure will impact operations at the Data Center.

Facility Characteristics: The SC Data Center is approximately 76,021 square feet and was constructed in 1999 (26 years old). This chiller is original to the building. The building is utilized by approximately 205 SC Division of Technology (DTO) staff plus varying numbers of customers and visitors daily.

Financial Impact: The increase will be funded from FY22 Appropriated State Funds (uncommitted balance $54k at September 5, 2025). The project is expected to result in a decrease of $2,996 (years 1 thru 3), in annual operating expenditures.

Full Project Estimate: $1,008,083 funded from Appropriated State Funds. Contract execution is expected in December 2025 and completion of construction in June 2027. The estimated cost to complete the project has increased from the 2024 CPIP and the Phase I estimate due to current market conditions and rising construction costs.

(x) Project: JBRC Item 27: Office of the Adjutant General
E24.9851: McEntire Joint National Guard Base Land Purchase - Coalie Martin Tract Purchase

Request: Increase Preliminary Land Acquisition to obtain an updated appraisal for the purpose of investigating the purchase of approximately +/- 43.8 acres of land in Richland County.

Included in CPIP: Yes – 2025 CPIP Priority 17 of 23 in FY26 (estimated at $951,450)
Phase I Approval: November 2023 (estimated at $175,450) (JBRC Staff)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY20 Appropriated State, Proviso 118.16 (B)(18)(c), (McEntire Joint National Guard Base – Land Management)	15,450		15,450	6,000	21,450
All Sources	15,450		15,450	6,000	21,450

Rationale: This increase will cover the cost to re-administer an appraisal of the property. The original appraisal completed in 2024 was low in relation to the sellers asking price, thus preventing successful negotiations. A recent appraisal completed on the McEntire Joint National Guard Base - Land Management project (E24-9820), provided a higher value on properties surrounding McEntire which is more in line with the sellers asking price. If acquired, the property will establish a complete "south-end clear zone" of runway at the base. Runway clear zones are 3,000 feet by 3,000 feet ground areas required at both ends of the runway. Clear zones are required for the runway and should be either owned or protected under a long-term lease as stated in UFC3-260-01. These areas possess a high potential for accidents, and their use is restricted to be compatible with aircraft operations. The 169FW does not currently own or have restrictive easements for all of the land for the southern clear zone.

Characteristics: The property to be purchased is +/- 43.8 acres of land located at 1000 Gus Lane in Hopkins. This parcel is privately owned but surrounded by government owned lands. Access to these parcels is by a public road ending at the government's boundary, then by private road running through government lands within feet of the installation's security fence. The existing structure located on the tract will be demolished and debris hauled off-site for disposal.

Financial Impact: The property is offered by Martin Colie Blease, III for the proposed purchase price of $930,000. The due diligence activities will be funded from FY20 Appropriated State (nonrecurring) Funds (uncommitted balance $2.09 million at September 2, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $951,450 (internal) funded from Appropriated State (nonrecurring) Funds.

(y) Project: JBRC Item 28: Department of Veterans Affairs
E26.9906: Veterans Victory House Walk-in Refrigerator Freezer

Request: Establish Phase II Full Construction Budget to replace the walk-in refrigerator & freezer system.

Included in CPIP: Yes - 2025 CPIP Priority 5 of 6 in FY26 (estimated at $400,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Capital Reserve (35)(a), (Veteran Homes – Capital Improvements)				400,000	400,000
All Sources				400,000	400,000

Summary of Work: The project will replace the walk-in refrigerator & freezer refrigeration system. The current system has 3 compressors installed in the single condensing unit, with each compressor serving a walk-in unit. For maintenance and repairs the system must be powered off jeopardizing safe operation of food storage and prep. The new system will include reworking the mechanical yard to accommodate three separate standalone condensing units.

Rationale: The current refrigeration system for the walk-in units is past its expected useful life. The condensing units and evaporator coils have become expensive to maintain and replacement parts for the equipment harder to obtain. For maintenance and repairs the system must be powered off jeopardizing safe operation of food storage and preparation.

Facility Characteristics: The Veterans Victory House is 124,800 square feet and was constructed in 2006 (19 years old). The kitchen is 3,500 square feet. The existing walk-in refrigerator and freezer is original to the building. Veterans Victory House is a State Veterans Nursing Home that houses 220 Veterans along with 225 staff and support personnel.

Financial Impact: The project will be funded from FY25 Capital Reserve (uncommitted balance $18.21 million at September 30, 2025). The project is expected to result in a decrease of $1,500 (year 1), and $3,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $400,000 (internal) funded from Capital Reserve Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in July 2026 and completion of construction in November 2026.

(z) Project: JBRC Item 29: Department of Veterans Affairs
E26.9900: Campbell Fan Coil Unit Replacement

Request: Establish Phase II Full Construction Budget to replace chilled water fan coils throughout the nursing home.

Included in CPIP: Yes - 2025 CPIP Priority 4 of 6 in FY26 (estimated at $5,500,000)
Phase I Approval: October 2024 (estimated at $900,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(61)(c), (Veteran Homes – Capital Improvements)	13,500		13,500		13,500
FY25 Capital Reserve (35)(a), (Veteran Homes – Capital Improvements)				5,481,890	5,481,890
All Sources	13,500		13,500	5,481,890	5,495,390

Summary of Work: The project will replace the chilled water fan coils throughout the Campbell VA State Nursing Home.

Rationale: The fan coils are past their expected useful life and are beyond basic maintenance repairs. Replacing the failing fan coil units will increase the cooling efficiency and capability of the HVAC system, decrease the overall utility cost during the summer months, and reduce the amount of maintenance currently required to repair the aging units.

Facility Characteristics: The Campbell Veterans Nursing Home is 92,210 square feet and was constructed in 1991 (34 years old). The fan coils are original to the building. The nursing home has 220 VA long-term nursing residents and 250 staff/support personnel.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve Funds (uncommitted balance $18.21 million at September 30, 2025). The project is expected to result in a decrease of $1,500 (year 1), and $3,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $5,495,390 funded from Capital Reserve and Appropriated State (nonrecurring) Funds. Contract execution is expected in July 2026 and completion of construction in February 2027. The estimated cost of the project has increased from the Phase I estimate construction due to the escalated mechanical equipment cost from when the internal number was originally generated, and the cost associated with reworking the dedicated outside air system (DOAS) to meet current code requirements. The current DOAS provides unconditioned air directly into the building. The new DOAS will precondition the fresh air and is estimated to cost approximately $1,756,845. The cost for the Fan Coil Unit Replacement increased from the original estimated cost because the original estimated cost did not consider associated ductwork, piping, or building automated controls.

(aa) Project: JBRC Item 30: Department of Veterans Affairs
E26.9902: State Veterans Cemetery – Committal Shelter II

Request: Establish Phase II Full Construction Budget to construct a second committal shelter at the cemetery.

Included in CPIP: Yes - 2025 CPIP Priority 3 of 6 in FY26 (estimated at $1,541,263)
Phase I Approval: October 2024 (estimated at $1,280,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY25 Appropriated State, Proviso 118.20 (B)(61)(c), (Veteran Homes – Capital Improvements)	20,000		20,000		20,000
FY25 Capital Reserve (35)(b), (MJ "Dolly" Cooper State Veterans' Cemetery – Committal Shelter II)				1,280,000	1,280,000
Other, Deferred Maintenance				240,863	240,863
All Sources	20,000		20,000	1,520,863	1,540,863

Summary of Work: The project will construct a 1,485 square foot committal shelter. This shelter will be a roofed, open-air pavilion-like structure. The project also includes 5 parallel parking spaces, updates to existing water and electrical service utilities, grading, and landscape and irrigation.

Rationale: Currently the cemetery has one committal service shelter, which is a roofed, open-air pavilion structure with a storage area and an adjoining parking area. The pavilion provides a temporary shelter for families and friends of the deceased to participate in interment services away from the actual grave site. In a veteran's cemetery, which specific grave sites are not reserved for individuals, the burial area is not a suitable location for the committal service. Based on the current number of funeral services held at the cemetery, the single committal shelter does not adequately support the physical demand needed for a shelter, which places a critical need for the construction of a second shelter.

Facility Characteristics: The MJ "Dolly" Cooper Veterans' Cemetery is visited by approximately 1,500 clients and 7,350 faculty and staff annually.

Financial Impact: This phase of the project will be funded from FY25 Capital Reserve (uncommitted balance $18.21 million at September 30, 2025) and Other, Deferred Maintenance Funds (uncommitted balance $94,352,155 at September 30, 2025). Deferred Maintenance Funds are generated from a combination of sources that include cash transferred from the Office of Mental Health, revenue from the veterans' homes, and interest earnings. The project is expected to result in an increase of $400 (year 1), and $450 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $1,540,863 funded from Capital Reserve, Appropriated State (nonrecurring), and Deferred Maintenance Funds. Contract execution is expected in August 2026 and completion of construction in June 2027.

(bb) Project: JBRC Item 31: Vocational Rehabilitation Department
H73.9630: Conway VR Center Repaving

Request: Establish Phase II Full Construction Budget to repair and resurface parking lots.

Included in CPIP: Yes - 2025 CPIP Priority 2 of 7 in FY26 (estimated at $567,000)
Phase I Approval: August 2025 (estimated at $567,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, State Vocational Rehabilitation Services Grant	20,000		20,000	870,165	890,165
FY25 Appropriated State, Proviso 118.20 (B)(27)(a), (Conway VR Center Repaving)				141,750	141,750
All Sources	20,000		20,000	1,011,915	1,031,915

Summary of Work: The project will resurface and repair the existing parking lot and loading area at the vocational rehabilitation center. The work includes demolition, striping, lighting, landscaping, and gate and fencing.

Rationale: The existing parking and load area are deteriorating and need repair and resurfacing.

Facility Characteristics: The Conway Vocational Rehabilitation (VR) Center is 23,500 square feet and was constructed in 1978 (47 years old). The parking lot is 2,360 square feet and the loading area is 2,970 square feet. The center provides vocational rehabilitation services to individuals with a wide range of disabilities. It is utilized by 27 staff and 20 to 30 consumers daily.

Financial Impact: This phase of the project will be funded from Federal, State Vocational Rehabilitation Services Grant (uncommitted balance $68.88 million at September 15, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $141k at September 15, 2025). The project is expected to result in an increase of $400 (year 1), and $1,200 (years 2 thru 3), in annual operating expenditures for lighting.

Full Project Estimate: $1,031,915 funded from State Vocational Rehabilitation Services Grant and Appropriated State (nonrecurring) Funds. Contract execution is expected in March 2026 and completion of construction in September 2026. The estimated cost to complete the project has increased from the 2025 CPIP and Phase I estimate because an updated estimate was received reflecting cost escalation and the need for an 8” inch stone base in lieu of the 6” stone base originally estimated due to soil conditions. Additionally, professional service fees increased due to additional surveys and documentation required by Horry County.

(cc) Project: JBRC Item 32: Vocational Rehabilitation Department
H73.9632: Lexington VR Center Repaving

Request: Establish Phase II Full Construction Budget to repair and resurface parking lots.

Included in CPIP: Yes – 2025 CPIP Priority 3 of 7 in FY26 (estimated at $707,400)
Phase I Approval: August 2025 (estimated at $707,400) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, State Vocational Rehabilitation Services Grant	20,000		20,000	910,655	930,655
FY25 Appropriated State, Proviso 118.20 (B)(27)(b), (Lexington VR Center Repaving)				176,850	176,850
All Sources	20,000		20,000	1,087,505	1,107,505

Summary of Work: The project will resurface and repair the existing parking lot and loading area at the vocational rehabilitation center. The work includes demolition, striping, lighting, landscaping, gate and fencing.

Rationale: The existing parking and load area are deteriorating and need repair and resurfacing.

Facility Characteristics: The Lexington Vocational Rehabilitation (VR) Center is 12,000 square feet and was constructed in 1980 (45 years old). The parking lot is 5,160 square feet and the loading area is 2,500 square feet. The center provides vocational rehabilitation services to individuals with a wide range of disabilities. It is utilized by 35 staff and 35 to 45 consumers daily.

Financial Impact: This phase of the project will be funded from Federal, State Vocational Rehabilitation Services Grant (uncommitted balance $68.88 million at September 15, 2025) and FY25 Appropriated State (nonrecurring) Funds (uncommitted balance $176k at September 15, 2025). The project is expected to result in an increase of $400 (year 1), and $1,200 (years 2 thru 3), in annual operating expenditures for lighting.

Full Project Estimate: $1,107,505 will be funded from State Vocational Rehabilitation Services Grant and Appropriated State (nonrecurring) Funds. Contract execution is expected in March 2026 and completion of construction in September 2026.

(dd) Project: JBRC Item 33: State Museum Commission
H95.9508: RTE Innovation Wing Renovation

Request: Establish Phase II Full Construction Budget to renovate the Innovation Wing of the State Museum.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 3 in FY26 (estimated at $15,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Appropriated State, Proviso 118.18 (B)(7)(a), (Permanent Gallery Renovation Phase II)				3,702,318	3,702,318
FY23 Appropriated State, Proviso 118.19 (B)(30)(a), (Permanent Gallery Renovation – Reimagine the Experience RTE - Phase III)				2,895,077	2,895,077
FY25 Appropriated State, Proviso 118.20 (B)(24), (Reimagine the Experience Permanent Gallery Improvement Project)				4,255,465	4,255,465
FY26 Appropriated State, Proviso 118.22 (B)(30)(a), (Reimagine the Experience Permanent Gallery Improvement Project)				4,147,140	4,147,140
All Sources				15,000,000	15,000,000

Summary of Work: The project will redesign and renovate space on the 1st and 4th floors of the building. The bulk of this space will be the newly acquired former Department of Public Health office spaces, in addition to the renovation and incorporation of approximately 10,000 square feet of adjoining current museum exhibition space on the 4th floor, in development of the new "Innovation Wing" concept around the Observatory. Additional new space on the 4th floor will be developed for special events and programming uses, incorporating exhibition display and artifact storage, in addition to updated restrooms, staff workspaces and storage to support operations. The new space on the first floor will be renovated to expand the school and camp programming, with updated restrooms, workspaces and storage areas for programmatic support. The work will include building walls, refinishing floors, installing new electrical and data services, painting and fixtures, as well as plumbing, outdoor pavement, shelters, and guest improvements and signage.

Rationale: According to the agency, the project will ensure that the facility is fully ADA accessible, and that the exhibitions and educational programs are engaging, informative, and compatible with current technology. The additional programmatic space on the first floor will accommodate expanded school and camp offerings. The overall work will stand as the largest "Reimagine the Experience" (RTE) museum renovation to date and will set the tone for remaining gallery updates to follow.

Facility Characteristics: The Columbia Mills building is 245,951 square feet and was constructed in 1893 (132 years old). The entire building was renovated for current uses in 1988 (37 years ago). Approximately 40,000 square feet of building to create the "Innovation

Wing", will be renovated in this project. The building is utilized by operations, collections & exhibitions, programs, school visits, camps, and special events. The museum has an estimated 235,000 visitors annually.

Financial Impact: The project will be funded from FY22 Appropriated State (nonrecurring) (uncommitted balance $3.7 million at October 15, 2025), FY23 Appropriated State (nonrecurring) (uncommitted balance $2.89 million at October 15, 2025), FY25 Appropriated State (nonrecurring) (uncommitted balance $4.25 million at October 15, 2025), and FY26 Appropriated State (nonrecurring) Funds (uncommitted balance $20 million at October 15, 2025). The project is not expected to result in any change in annual operating expenditures because it is expected that additional operating costs have already been budgeted due to the new lease and resulting rent increase, and previous requests for additional recurring funds to operate the renovated museum. The bulk of additional costs should be additional rent and energy costs which have been factored into the agency's recurring appropriation.

Full Project Estimate: $15,000,000 (internal) funded from Appropriated State (nonrecurring) Funds. This project is being requested for establishment at Phase II because it is fully funded from legislatively authorized funds. Contract execution is expected in May 2026 and completion of construction in December 2027.

(ee) Project: JBRC Item 34: Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)
J12.9884: Patient Lodges B&F - HVAC Repairs and Mold Remediation

Request: Establish Phase I Pre-Design Budget to repair HVAC and remediate mold.

Included in CPIP: No – The need for the project was unknown during the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				15,833	15,833
All Sources				15,833	15,833

Summary of Work: The project will repair existing air-handler internal condensation drainage systems, add secondary air-handler condensation drainage systems, repair and/or replace HVAC ductwork and/or insulation, and remediate mold infestation caused by malfunctioning internal air-handler condensation drainage systems, absence of secondary condensation drainage systems, and uninsulated HVAC supply diffusers.

Rationale: As the agency was proceeding with scheduling replacement of the obsolete and partially functioning fire alarm system, the presence of hazardous mold was detected as resulting from condensation related to damaged HVAC ductwork system insulation and improperly functioning HVAC air-handler's internal condensation collection pans, and the absence of secondary condensation collection and drainage systems that are required by contemporary mechanical codes. The replacement of the obsolete and failing fire alarm that is required by life-safety codes needs to begin and to be safely completed as quickly and efficiently as possible. To do that, safe access for the fire alarm system contractor(s) to the patient lodges is required.

Facility Characteristics: Patient Lodge B and Patient Lodge F on the Bryan/Hall Psychiatric Hospital campus are each 12,995 square feet and were constructed in 1977 (48 years old). The patient lodges house inpatient psychiatric adults and adolescents. Bryan Psychiatric Hospital includes 525 full time staff and 200+ outpatients.

Financial Impact: The project will be funded from Other, Capital Improvement and Maintenance Funds (uncommitted balance $23.35 million at October 17, 2025). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,064,667 (internal) funded from Capital Improvement and Maintenance Funds.

(ff) Project: JBRC Item 35: Department of Behavioral Health & Developmental Disabilities (Office of Mental Health)
J12.9883: Patient Lodge A Mold Remediation & HVAC Repairs

Request: Establish Phase II Full Construction Budget for mold remediation and HVAC system repairs in a patient lodge.

Included in CPIP: No – The need for the project was unknown during the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				322,610	322,610
All Sources				322,610	322,610

Summary of Work: The project will complete mold remediation and HVAC system repairs in Patient Lodge A at the psychiatric hospital.

Rationale: The agency is requesting retroactive approval at Phase II for this project which was procured as an emergency. Lodges A and F are currently closed, and the agency has no vacant lodge available for relocating patients in the event of an emergency in one of the occupied lodges, which is best practice as part of maintaining compliance with hospital accreditation. As the agency was proceeding with scheduling replacement of the fire alarm system, the presence of hazardous mold was detected as resulting from condensation related to damaged HVAC ductwork system insulation and improperly functioning HVAC air-handler's internal condensation collection pans, including the absence of secondary condensation collection and drainage systems. Lodge A was identified as requiring the least remediation, so it was selected for the emergency work. Notification of the emergency was provided toe JBRC Staff on October 29, 2025. The replacement of the obsolete and failing fire alarm that is required by life-safety codes needed to begin and to be safely completed as quickly and efficiently as possible which required safe access for the fire alarm system contractor(s) to the vacant patient lodges.

Facility Characteristics: Patient Lodge A on the Bryan/Hall Psychiatric Hospital campus is 12,995 square feet and was constructed in 1977 (48 years old). The patient lodge houses inpatient psychiatric adults and adolescents. Bryan Psychiatric Hospital includes 525 full time staff and 200+ outpatients.

Financial Impact: The project will be funded from Other, Capital Improvement and Maintenance Funds (uncommitted balance $23.35 million at October 17, 2025). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $322,610 (internal) funded from Capital Improvement and Maintenance Funds. The contract was executed in October 2025 and completion of construction is expected in January 2026.

(gg) Project: JBRC Item 36: Department of Juvenile Justice
N12.9645: Public Safety/Dispatch Building Replacement

Request: Establish Phase II Full Construction Budget to construct a replacement building.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 6 in FY27 (estimated at $5,000,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, Carryforward				5,000,000	5,000,000
All Sources				5,000,000	5,000,000

Summary of Work: The project will construct a replacement Public Safety/Dispatch Building with a purpose-built building. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The existing Public Safety/Dispatch Building was constructed as a single-family home. Due to its light frame construction and its change in occupancy this building has suffered over the years and is due for replacement. This project will enhance the agency's emergency response, dispatch operations and the safety and security of its juveniles and staff.

Facility Characteristics: The existing Public Safety/Dispatch Building is approximately 1,500 square feet and was constructed in 1965 (60 years old). The existing building will be demolished at a later date, and the current employee health modular will be reused by another area. The new building to be constructed will be approximately 5,500 square feet and will be located near the current building located outside the secure perimeter of the Midlands Evaluation Development Center campus at 4900 Broad River Road. The new building will house approximately 25 security, communications, and health services staff.

Financial Impact: The project will be funded from Appropriated State, Carryforward Funds (uncommitted balance is $12.56 million at October 13, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $5,000,000 funded from Carryforward Funds. Contract execution is expected in April 2026 and completion of construction in June 2028. This project is being requested for establishment at Phase II because the agency originally planned to combine Public Safety/Dispatch, Employee Health and the Midlands Evaluation Center gatehouse into a single building in project N12-9637. Due to site constraints identified in Phase I, Dispatch and Employee Health were separated from the gatehouse project in October 2025. The Phase I Pre-Design activities were completed as part of that project.

(hh) Project: JBRC Item 37: Forestry Commission
P12.9614: Carvers Bay State Forest

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 8,035 acres in Georgetown County.

Included in CPIP: No – The property was not available until after the 2025 CPIP submission process.

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Timber Sales Revenue				80,000	80,000
All Sources				80,000	80,000

Rationale: The agency has identified this property as a high priority for conservation of working lands. If acquired, this property will be enrolled into the Department of Natural Resources wildlife management area program. This property will also be placed into Forest Certification and managed for timber production and recreation. This tract will become the Carvers Bay State Forest and become part of the State Forest program within the Forestry Commission.

Characteristics: The property is a forest land tract that is made up of 90 percent pine plantation. The trees are of varying ages. The property is near Plantersville, approximately 10 miles north of Georgetown. It is adjacent to other Timber Investment Management Organization land and near Resource Management System conservation and easement properties.

Financial Impact: The property is being offered by The Conservation Fund for the proposed purchase price of $36,274,500. The due diligence activities will be funded from Other, Timber Sales Revenue Funds (uncommitted balance $7.16 million at September 8, 2025). Revenue to this fund is generated from all timber sales and all pine straw sales from all five state forests. The project is not expected to result in any change in annual operating expenditures because it will be managed by existing resources.

Full Project Estimate: $36,354,500 (internal). The Final Land Acquisition will be funded from US Forest Service, SC Conservation Bank, SC Office of Resilience, and Forestry Commission Funds.

Other: The Forestry Commission has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

(ii) Project: JBRC Item 38: Department of Natural Resources
P24.6114: Georgetown - Samworth WMA Dirleton House Renovations

Request: Establish Phase II Full Construction Budget to renovate the Dirleton House.

Included in CPIP: Yes – 2025 CPIP Priority 9 of 60 in FY26 (estimated at $529,200)

Phase I Approval: February 2025 (estimated at $528,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, Carryforward	7,920		7,920	521,280	529,200
All Sources	7,920		7,920	521,280	529,200

Summary of Work: The project will make exterior and interior repairs and renovations to the three-story historic Dirleton House at the Samworth Wildlife Management Area. The work will include exterior painting, porch deck repairs, floor repairs and refinishing on the first and second floors, siding replacement as needed, handicap ramp replacement, and stair replacements. Due to the historical significance, high pressure washing of the exterior is not allowed. Specific prepping techniques before painting must be conducted. Structural repairs to the house must also not be changed or altered from the original design due to the historical significance.

Rationale: The project will protect assets and maintain the facility according to National Historic Registry standards.

Facility Characteristics: The Dirleton House is 7,000 square feet and was constructed in the 1850's (170+ years old). Approximately 3,000 square feet of the building will be impacted by the project. The house is listed on the National Historical Register. Approximately 15 staff utilize the house daily as office space. Additionally, it can accommodate 50-70 people at a time for meetings.

Financial Impact: The project will be funded from FY25 Appropriated State, Carryforward Funds (uncommitted balance $930k at September 9, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $529,200 will be funded from Carryforward Funds. Contract execution is expected in January 2026 and completion of construction in December 2026.

(jj) Project: JBRC Item 40: Department of Natural Resources
P24.6110: Jasper - Coosawhatchie HP/WMA Land Acquisition VIII (TNC - Bigby)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 635 acres in Jasper County.

Included in CPIP: Yes – 2025 CPIP Priority 42 of 60 in FY26 (estimated at $1,800,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, US Forest Service				20,000	20,000
All Sources				20,000	20,000

Rationale: Acquisition of the property will expand the pre-existing Coosawhatchie HP/WMA and will eliminate a large inholding within the Department of Natural Resources owned land. Restoration of the previously harvested hardwood floodplain/swamp is critical for flood control, water filtration, carbon sequestration, and habitat utilization by state and federal species of concern and to maintain the integrity of the larger ecosystem footprint of the HP/WMA. Expanding the HP/WMA will increase public recreation opportunities including riverbank fishing, hunting, birdwatching, and academic research. If acquired, the property will be designated as a Wildlife Management Area.

Characteristics: The property is contiguous with Coosawhatchie HP/WMA. The property contains habitat for gopher tortoises, a keystone species, which are currently listed as endangered in South Carolina.

Financial Impact: The property is offered by The Nature Conservancy for the proposed purchase price of $1,780,000. The due diligence activities acquisition will be funded from Federal, US Forest Service Funds (uncommitted balance $741k at September 17, 2025). The project is expected to result in an increase of $6,000 (year 1) and $1,000 (years 2 thru 3) in annual operating expenditures.

Full Project Estimate: $1,800,000 (internal). The Final Land Acquisition will be funded from Heritage Land Trust Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm the proposed conservation land acquisition of this property is an appropriate conservation purchase and it will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

(kk) Project: JBRC Item 43: Department of Natural Resources
P24.6130: Colleton-St. Helena HP-WMA Land Acquisition (S Fenwick Island Maybank)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 16.8 acres in Colleton County.

Included in CPIP: Yes – 2025 CPIP Priority 19 of 60 in FY26 (estimated at $20,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, NOAA National Estuarine Research Reserve (NERR) Grant				20,000	20,000
All Sources				20,000	20,000

Rationale: Acquisition of this property will protect key parcels on the island and allow for comprehensive management, including prescribed burning and invasive species control. The property will be used by the public for outdoor recreational activities, including hunting, hiking, and viewing wildlife. Private lands available for outdoor activities continue to diminish; therefore, demand for public lands to engage in these activities continue to increase. If acquired, it will become a Wildlife Management Area (WMA), part of St. Helena Sound Heritage Preserve (HP) WMA.

Characteristics: This tract is an inholding consisting of 3 parcels located on South Fenwick Island adjacent to St. Helena Sound HP/WMA. The property is dominated by maritime forest and contains frontage along the Ashepoo River on the western boundary. The property is accessible only by boat with a private dock.

Financial Impact: The property is offered by the Maybank Family to the Nature Conservancy for the proposed purchase price of $620,000. The Nature Conservancy is offering the Department of Natural Resources the property, for a currently undetermined purchase price less than $620,000. The due diligence activities will be funded from Federal, NOAA National Estuarine Research Reserve (NERR) Grant Funds (uncommitted balance $640k at September 10, 2025). If acquired, no construction will be completed on the property. The project is expected to result in an increase of $5,000 (years 1 thru 3), in annual operating expenditures.

Full Project Estimate: $640,000 (internal) funded from NOAA National Estuarine Research Reserve (NERR) Grant Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

(ll) Project: JBRC Item 45: Department of Natural Resources
P24.6097: Marion-Marsh WMA Land Acquisition (Waterfront Preservation)

Request: Establish Final Land Acquisition to purchase +/- 491 acres in Marion County.

Included in CPIP: Yes – 2025 CPIP Priority 47 of 60 in FY26 (estimated at $1,020,000)
Phase I Approval: September 2024 (estimated at $1,000,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY24 Appropriated State, Proviso 118.19 (B)(37)(b), (Habitat Protection and Land Conservation Acquisitions)	20,000		20,000	250,000	270,000
Federal, USDA US Forest Service Forest Legacy Grant				750,000	750,000
All Sources	20,000		20,000	1,000,000	1,020,000

Rationale: Acquisition of the property will protect property along the Pee Dee River that provides riparian, wetland, and aquatic habitats, floodwater storage, flood-flow attenuation, and water quality improvement functions. Protection of the property will enhance and expand the protection of riparian and aquatic habitats. The property will be open to the public for outdoor recreation as part of the adjacent Wildlife Management Area.

Characteristics: The property adjoins Marsh Wildlife Management Area and is on the Pee Dee River floodplain. Ninety percent of the property is palustrine-wetland habitat and located within a Flood Hazard Area, 100-year floodplain. The property borders 0.7 miles of the Pee Dee River and several sections of stream (portions of the Bull Swamp/Mulyn Creek system) run from NW to SE across the property.

Financial Impact: The property is offered by Waterfront Preservation Foundation, Inc. for $1,000,000. The acquisition will be funded from FY24 Appropriated State (nonrecurring) (uncommitted balance $14.15 million at September 11, 2025) and Federal, USDA US Forest Service Legacy Grant Funds (uncommitted balance $750k at September 11, 2025). The project is expected to result in an increase of $33,000 (year 1), and $1,500 (year 2), and $1,000 (year 3), in annual operating expenditures. An appraisal was completed June 2025 and valued the property at $1,000,000. A Phase I Environmental Site Assessment was completed in September 2025 and revealed no evidence of recognized environmental conditions in connection with the property. A Building Condition Assessment is not required because there are no buildings located on the property. Letters of support are not required because the property is owned by a non-profit entity and therefore the property is not included on the tax rolls.

Full Project Estimate: $1,020,000 funded from Appropriated State (nonrecurring), and US Forest Service Forest Legacy Grant Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

(mm) Project: JBRC Item 46: Department of Natural Resources
P24.6099: Sumter/Lee - Bobwhite Hills Land Acquisition (Player)

Request: Establish Final Land Acquisition to purchase +/- 774 acres in Sumter and Lee Counties.

Included in CPIP: Yes – 2025 CPIP Priority 55 of 60 in FY26 (estimated at $715,000)
Phase I Approval: April 2025 (estimated at $715,000) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Fish & Wildlife Protection (Deer)	20,000		20,000		20,000
Other, Fish & Wildlife Protection (Timber)	20,000		20,000		20,000
Other, Fish & Wildlife Protection (License)				675,000	675,000
All Sources	40,000		40,000	675,000	715,000

Rationale: Acquisition of the property will increase habitat connectivity and provide additional land for the public to engage in outdoor recreational and educational activities.

Characteristics: The property adjoins a 2,490-acre tract leased by DNR as a Wildlife Management Area. The property is composed of an upland longleaf pine savanna ecosystem in an area in which forty-three priority species are known or expected to occur, including four that are classified as federally at-risk.

Financial Impact: The property is offered by Pheasants Forever, Inc. for $675,000. The acquisition will be funded from Other, Fish & Wildlife Protection (License) (uncommitted balance $1.67 million at September 15, 2025). Fish & Wildlife Protection License funds are derived from the sale of freshwater fisheries and wildlife licenses, permits, stamps, and tags. No construction will be completed on the property. The project is expected to result in an increase of $5,000 (year 1), $2,000 (year 2), and $1,000 (year 3), in annual operating expenditures. An appraisal was completed June 2025 and valued the property at $3,000,000. A Building Condition Assessment is not required because there are no buildings located on the property. A Phase I Environmental Site Assessment was completed in July 2025 and found no evidence of recognized environmental conditions in connection with the property. Letters of support are not required because the property is owned by a non-profit entity and therefore the property is not included on the tax rolls.

Full Project Estimate: $715,000 funded from Fish & Wildlife Protection (Deer), Fish & Wildlife Protection (Timber), and Fish & Wildlife Protection (License) Funds.

Other: The South Carolina Department of Natural Resources has coordinated and collaborated with the South Carolina Conservation Bank to confirm that the proposed conservation land acquisition of this property is an appropriate conservation purchase and will maximize the most cost-effective use of funds appropriated or authorized by the General Assembly in the proposed purchase.

(nn) Project: JBRC Item 47: Department of Parks, Recreation, and Tourism
P28.9870: Table Rock Mountain Laurel Campground

Request: Establish Phase I Pre-Design Budget to complete campground upgrades.

Included in CPIP: Yes - 2025 CPIP Priority 14 of 14 in FY27 (estimated at $1,500,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Park Revenue				18,375	18,375
All Sources				18,375	18,375

Summary of Work: The project will upgrade the campground to better accommodate modern recreational vehicles (RVs). The work will include installing 50-amp electrical service at each campsite, adding new water hydrant hook-ups at every site, and providing sewer hook-ups at 18 campsites.

Rationale: The upgrades will significantly improve reliability and comfort for RV campers. As RVs grow in popularity, newer models are becoming larger, requiring more power and placing greater demand on existing utility infrastructure, often resulting in increased system outages.

Facility Characteristics: Table Rock State Park provides a total of 94 camping sites with 69 in Mountain Laurel. Some sites can accommodate RV's up to 40 feet. The campground is convenient to restrooms and showers. An estimated 15,000 visitors per year utilize the state park.

Financial Impact: This phase of the project will be funded from Other, Park Revenue Funds (uncommitted balance $17.05 million at August 27, 2025). Park Revenues are derived from operating revenue generated by the State Park System. The fund collects fees for admission, camping, lodging, and other fees charged for the use of recreational facilities and programs. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,225,000 (internal) funded from Park Revenue, and Appalachian Regional Grant Funds.

(oo) Project: JBRC Item 48: Department of Parks, Recreation, and Tourism
P28.9868: Blackstock Plantation Construction Donation

Request: Establish Phase II Full Construction Budget to clear approximately 7 acres at Musgrove Mill State Park.

Included in CPIP: Yes – 2025 CPIP Priority 29 of 33 in FY26 (estimated at $1,338,772)
Phase I Approval: August 2025 (estimated at $1,338,772) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, American Battlefield Trust (Construction Related Gift)	20,081		20,081	1,318,691	1,338,772
All Sources	20,081		20,081	1,318,691	1,338,772

Summary of Work: The project will clear approximately 7 acres of the Blackstock's Plantation Battlefield turning it into a meadow to develop an addition to Musgrove Mill State Park. It will provide trails, facilities, roads and landscape.

Rationale: Clearing of this property will provide additional space at the park to develop additional educational opportunities to visitors at a new location.

Facility Characteristics: Musgrove Mill State Park is located in Clinton South Carolina. It receives approximately 45,000 park visitors each year.

Financial Impact: The project will be funded from Other, American Battlefield Trust Funds (construction related gift up to $1.34 million at September 15, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,338,772 funded from American Battlefield Trust Funds. Contract execution is expected in October 2025 and completion of construction in January 2027.

(pp) Project: JBRC Item 49: Department of Parks, Recreation & Tourism
P28.9773: Hunting Island Road Repairs

Request: Increase Phase II Full Construction Budget to cover additional road repairs at the park due to storm damage.

Included in CPIP: No – It was not included in the 2025 CPIP in error.

Phase I Approval: January 2019 (estimated at $1,000,000) (Admin)
Phase II Approval: February 2020 (estimated at $2,755,000) (SFAA)
Phase II Increase Approval: June 2024 (estimated at $4,297,235) (SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY19 Capital Reserve (8), (State Park Maintenance Needs)	15,000	985,000	1,000,000		1,000,000
FY20 Capital Reserve (2), State Parks Deferred Maintenance		800,000	800,000		800,000
FY17 Appropriated State, Proviso 118.16 (B)(39)(g) Medal of Honor Museum (FY20 Appropriated State, Proviso 49.18, State Parks Maintenance)		400,000	400,000		400,000
FY25 Appropriated State, Proviso 118.20 (B)(85)(dddd), (Hunting Island Roads and Grounds Improvements)				1,690,758	1,690,758
Federal, FEMA		1,572,926	1,572,926	126,182	1,699,108
Other, FEMA State Match		524,308	524,308	42,060	566,368
All Sources	15,000	4,282,234	4,297,234	1,859,000	6,156,234

Summary of Work: The project was established to make repairs and pave approximately 8 miles of roads at Hunting Island State Park. The additional funds being added will be used to make additional road and parking repairs and upgrades. This will include road and parking grading and stabilization.

Rationale: Additional repairs are needed due to significant storm damage sustained about a year ago to the roads at Hunting Island.

Facility Characteristics: Hunting Island State Park is one of the most visited and receives approximately 800,000 visitors per year.

Financial Impact: This increase will be funded from FY25 Appropriated State (nonrecurring) (uncommitted balance $2.5 million at September 9, 2025), Federal, FEMA (uncommitted balance $126k at September 9, 2025), and Other, FEMA State Match Funds (uncommitted balance $42k at September 9, 2025). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $6,156,234 funded from Appropriated State, FEMA and FEMA Match Funds. Completion of construction is expected in January 2027.

(qq) Project: JBRC Item 50: Patriots Point Development Authority
P36.9544: Pier Repairs

Request: Establish Phase II Full Construction Budget to make pier repairs at the Patriots Point Naval & Maritime Museum.

Included in CPIP: Yes – 2025 CPIP Priority 1 of 3 in FY26 (estimated at $986,320)
Supporting Details: Pages

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Admissions Revenue				1,183,584	1,183,584
All Sources				1,183,584	1,183,584

Summary of Work: The project will make pier repairs to the main pier and approach pier at the Patriots Point Naval & Maritime Museum. The work includes repairing spalled concrete, removing and replacing expansion joints, and prepping and recoating steel and bridge scaffolding.

Rationale: In November 2024, Patriots Point commissioned an emergency assessment through GEL Engineering to ensure the north end of the approach pier could sustain the weight of tanker trucks being utilized to by the SC Office of Resilience to remove oil and contaminants from the USS Yorktown. The assessment indicated it could sustain the weight of the tanker trucks if they were spaced out over the pilings in a certain order and location. Following receipt of this initial information from Gel Engineering, Patriots Point made the decision to have a thorough inspection of the remaining approach pier and the main pier out of concern for the safety of guests and employees using the piers. This subsequent assessment identified structural deficiencies and included the development of construction drawings for repair work to both piers. As such, the agency is requesting approval of the project at Phase II to proceed with the repair work identified. The agency has been advised that a project should have been established prior to the development of construction drawings. Additionally, the Capital Budgeting Office will be working with the agency to review the requirements for the establishment and maintenance of permanent improvement projects.

Facility Characteristics: The approach pier is 13,360 square feet and the main pier (pier head) is 13,410 square feet. Both were constructed in the mid-1970's (approximately 50 years old). The piers are used for visitor, employee and emergency access for vehicles. The Patriots Point Naval & Maritime Museum has approximately 250,000 visitors per year.

Financial Impact: The project will be funded from Other, Admissions Revenue Funds (uncommitted balance $15.13 million at August 31, 2025). Admissions Revenue Funds are derived from the park and museum admission fees and revenue from leased property. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: $1,183,584 funded from Admissions Revenue Funds. Contract execution is expected in February 2026 and completion of construction in May 2026.

4. What is the Authority asked to do? Consider approval of the Permanent Improvement Projects

5. What is recommendation of the submitting agency involved? The items are complete and ready for SFAA review.

6. Private Participant Disclosure – Check only one:

☐ No private participants will be known at the time the Authority considers this agenda item.

☒ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

8. List of Supporting Documents:

1. Permanent Improvement Project Backup Documentation

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 4

AGENCY: Office of Executive Director

SUBJECT: Permanent Improvement Projects Approved by Governing Board Pursuant to Act 214 of 2024 (FY 2024-2025)

Pursuant to Act 214 of 2024, the General Assembly exempted public institutions of higher learning from the process for approval of Permanent Improvement Projects set forth in Section 2-47-50 if the cost of those projects fell below certain thresholds. Specifically, Section 2-47-52(B) exempts projects where the costs of the permanent improvement project do not exceed ten million dollars for research universities or two million five hundred thousand dollars for all other public institutions.

Section 2-47-52(B) requires that all exempt projects be reported to the Joint Bond Review Committee and SFAA by November 15th. A summary table reflecting all reported projects is attached.

Institutions that Submitted Reports by November 15 Deadline:	**Number of Projects**	**Total**
Medical University of South Carolina	4	$20,500,000
University of South Carolina	13	$39,725,000
Institutions that Submitted Reports After November 15 Deadline:		
Clemson	8	$24,370,000
Coastal Carolina University	1	$1,500,000
College of Charleston	2	$6,462,514
Francis Marion University	1	$2,000,000
Lander University	10	$8,000,000
The Citadel	0	$0
Winthrop University	1	$1,750,000
Institutions that Failed to Submit a Report:		
South Carolina State University	No report received	
State Technical College System	No report received	

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 4

AGENCY: Office of Executive Director

SUBJECT: Permanent Improvement Projects Approved by Governing Board Pursuant to Act 214 of 2024 (FY 2024-2025)

AUTHORITY ACTION REQUESTED:

Receive as information each institution's report of the permanent improvement projects approved pursuant to the legislative exemption created by 2-47-52(B).

ATTACHMENTS:

1. Section 2-47-52(B)
2. Summary Table of All Institutions

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
Clemson	Edisto RED: Museum Conversion to Grandute Student Housing	Jul-24	$1,160,000	This project will provide additional on-site housing for graduate students conducting research at the Edisto Research and Education Center (REC)	11/20/2025
Clemson	Fluor Daniel High Bay Area Renovations	Jul-24	$1,660,000	This project will provide Mechanical Engineering with roughly double the undergraduate teching space that currently exists on the mezzanin level of Flour Daniel Engineering Innovation Building.	11/20/2025
Clemson	Poole Agricultural Center Rooms 12-28, HVAC Upgrades	Oct-24	$1,650,000	This project will replace two original HVAC units serving spaces in the basement of the Poole Agricultural Center.	11/20/2025
Clemson	Biosystems Research Complex Generator Install	Oct-24	$2,100,000	This project will replace an unreliable emergency generator at the Biosystems Research Complex.	11/20/2025
Clemson	Old Stadium Road New Parking Lot and Site Improvements	Oct-24	$4,100,000	The project will construct a new parking lot off Old Stadium Road, near the entrance to the Madren Complex.	11/20/2025
Clemson	Holmes Hall, HVAC Equipment/Controls Replacement	Oct-24	$4,900,000	This project will replace equipment in the mechanical room and air handling units in Holmes Hall.	11/20/2025
Clemson	CUFD Fire Station Addition	Feb-25	$4,800,000	This project will construct a new building to provide CUFD leadership and administrative staff office space, a multi-purpose/training room, equipment storage and new waiting room/lobby.	11/20/2025
Clemson	Alumni and Visitors Center Terraces Expansion	Apr-25	$4,000,000	This project will expand both the north and west terraces of the fourth floor of the Nieri Family Alumni and Visitors Center onto a greater portion of the existing adjacent roofs.	11/20/2025
Coastal Carolina University	Springs Brooks Stadium	10/18/2024	$1,500,000	Replace artificial field turf which had reached the end of its useful life. In addition to the turf, replacement of the natural grass playing surface and warning track were also included in the scope of work.	11/21/2025
College of Charleston	Sottile Theater RTU 1 Replacement	10/17/2024	$1,640,000	This project will provide for the planning, design and installation of new rooftop air handlers (RTU 1) forht eauditorium portion of Sottile theater. This will occur concurrently with the completion of the final roofing portion of H15-N386-PD. The current rooftop units for Sottile theater's main volume are well past the expected life cycle fo their design and manufacturing.	11/19/2025
College of Charleston	Addlestone Library 3rd Floor HVAC Equipment	10/17/2024	$1,822,514	Replacement and upgrade of HVAC systems for the special collection vaults at Addlestone Library. Existing equiptment is beyond its normal estimated useful life and is no longer manufactured. System needs to be replaced to protect the special colletions of COFC and state of SC historical society.	11/19/2025
Francis Marion University	Village Apartments Interior Renovations	9/5/2024	$2,000,000	Conduct renovations to the Village Apartments at a cost not to exceed $2,000,000 with the funds provided by the FMU Development Foundation. The project was completed on July 31, 2025 with a total project cost of $1,490,359.37.	11/21/2025
Lander University	Graduate School - Online and Academic Support Building, Phase II	No Date Provided	$3,500,000	Project expands upon the phase I construciton and aims to complete the outstanding finishes from the first phase (2nd and 3rd floor), the first floor HVAC and finishes, envelop and roof work, and site work necessary to occupy the building.	11/22/2025
Lander University	Cambridge Hall Renovation	No Date Provided	$750,000	Project plans to address the structural repairs needed, repairs to the roof system, update the building HVAC, upgrade bathrooms on the ground floor, and restore exterior finishes and create ADA accessibility to the building.	11/22/2025

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
Lander University	Paving and Sealing	No Date Provided	$400,000	Project currently plans to address Lot #10, adjacent to the Lide residence hall, begin work towards the creation of pedestrian spine down Willson Street, and conduct repairs and seal various parking lots and road ways across campus (Arena parking, Centennial Hall, etc.).	11/22/2025
Lander University	Health & Wellness Center Renovation/Expansion	No Date Provided	$350,000	Project plans to update the Health and Wellness area within Genesis and expand the office to allow for additional counselor space. The upgrades represent the last of the interior upfitting of the Genesis building. Funds may also be used to help with the relocation of campus operations impacted by this update.	11/22/2025
Lander University	Grier Student Center - electrical Panel & Selective Back-up Generation	No Date Provided	$1,500,000	The electric service and main panel for the building needs to be replaced. Along with this upgrade, the institution plans to designate the Greir Building and Cultural Center as the campuses emergency hub and plan to include a large generator in the project to power systems beyond life safety (the dining hall, auditorium, etc.)	11/22/2025
Lander University	Campus Modernization Project	No Date Provided	$500,000	Created as a series of small projects dedicated to the updateing and improving of high touch-points around campus.	11/22/2025
Lander University	Education & General Area Bathrooms	No Date Provided	$200,000	Updates to bathrooms around campus in academic and administrative buildings. Improved ADA accessibility and modernization to be performed.	11/22/2025
Lander University	Grier Student Center & Other Building - Fire Alarm Systems & Sprinkler Upgrades	No Date Provided	$300,000	Fire proection project to update fire alarm systems, add sprinkler solutions, and create a uniformed alert system across campus (over time and with multiple projects).	11/22/2025
Lander University	Grier Student Center - EIFS & Envelop Repair	No Date Provided	$250,000	Project decided to address the back side of the Grier building envelop. The EIFS is in need of replacing and we have areas of water penetration we plan to addresss with this project.	11/22/2025
Lander University	Learning Center - HVAC Rooftop system Upgrades/Repairs	No Date Provided	$250,000	Projects plans to address the structural elements of the rooftop HVAC equipment on the Learning Center. Various portions of the sustem will be replaced, repaired or upgraded.	11/22/2025
Medical University of South Carolina	Capital Renewal Plan Projects	No Date Provided	$4,000,000	No Project Description Provided	10/24/2025
Medical University of South Carolina	College of Dental Medicine Workforce	No Date Provided	$3,000,000	No Project Description Provided	10/24/2025
Medical University of South Carolina	College of Health Professions Building A & B Renovations	No Date Provided	$9,500,000	No Project Description Provided	10/24/2025
Medical University of South Carolina	Psychiatry Institute Data Center UPS #1 Replacement	No Date Provided	$4,000,000	No Project Description Provided	10/24/2025
SC State University	No Report Submitted				
SC Technical College System	No Report Submitted				
The Citadel	Report Received - no projects to report	N/A	N/A	N/A	11/24/2025

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
University of South Carolina- Columbia	Benson School Renovation	8/23/2024	$4,250,000	The scope of work will improve site drainage through regrading and new storm drainage pipes. The roof will be replaced, and thermal insulation will be added to improve the energy performance of the building. Original steel windows will be repaired, cleaned, repainted, and re-caulked in a manner consisten with National Park service Standards for historic structures. A sprinkler system will be installed with a modern fire alarm system. Abatement of asbestos-containing materials is also anticipated. New ceilings, LED lighting, and restroom upgrades will be performed as the budget will allow.	11/12/2025
University of South Carolina- Columbia	RHUU Improvements & Bookstore Relocation	9/27/2024	$2,000,000	The project will first relocate the textbook sales department to a first-floor suite in the Byrnes Building where the iHub Apple Store currently exists. The iHub wil have moved to the Close-Hipp Building as part of a previous plan desired by the College of Hospitality, Retail and Sports Management. The textbooksales department relocation willl enable approximately 6000 square feet to be repurposed in the Russell House. Approximately 6000 square fee in the existing Bookstore space will be renovated to accommodate a smaller retail Bookstore are-either at the east or west end of the existing space to be dtermined through Dining Services expansion design studies and acceptable to the university. The Bookstore Renovation and Relocation project will also renovate a 1400 square foot suite in the Byrnes Building to serve as the distribution point for testbooks. The space may also provide an area for some retail sales to augment the merchandise sold in the Russell House. Lastly, the project will finance the cost of relocating merchase and the enlargement and renovvation of the public restrooms on the first level. Approximately 8000 square feet will be renovated within this project. The result of the relocation and the reduction of retail space will yield approximately 15,000 square feet of space to significantly expand the kitchen and create dining seating space. The renovation of this 15,000 square feet will be designed and constructed by Aramark and in spearate from teh Bookstore Relocation and Renovations project.	11/12/2025
University of South Carolina- Columbia	Greene Street United Methodist Church Renovations	10/25/2024	$1,200,000	The historic Greene Street United Methodist Church is comprised of a Parsonage House, and Education Building, and the Sanctuary. The brick masonry structures were constructed in the early 1900s. This next stage of work will renovate the Parsonage House as part fo the phased Scool of Music occupancy fo the Greene Street United Methodist Church complex. The Parsonage House interior will be reconfigured for Practice Rooms, a Small Classroom, and Faculty Studios. The project will also include exterior envelope repairs.	11/12/2025

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
University of South Carolina- Columbia	Athletics Fieldhouse Renovation & Expansion (increase)	12/17/2024	$4,200,000	The project will design and construct an expansion on the north side of the building fronting Whaley Street. The purpose of the expansion is primarily two-fold. First, the expansion will create a new lobby for spectator access that will comply with ADA guidelines for accessible design. The lobby, convenient to existing parking, will offer opportunities for branding graphics to promote USC athletics. Secondly, the expansion will add extensive restrooms for fans. Up to 13 fixtures for men, 27 fixtures for women, and an all-gender family restroom will be added along with associated lavatories and a custodial room. Minor storage space will also be created in the expansion. Original project approval was granted in September 15, 2023. This action increased the budget with additional donor funds.	11/12/2025
University of South Carolina- Columbia	Chilled Water Lop Master Utility Plan Upgrades	3/17/2025	$3,950,000	The project will enhance th efficiaency and reliability of the chilled water districts as propopsed by the Utility Master Plan. This willb e accomplished by improving interconnectivity between the loops from the four plants through a seier of controls and valve upgrades, building-loop configuration improvements, and system balancing. The work will likely include isolating several buildings from the loop pressure dynamics through the addition of heat exchangers at the building, replacing the loop controls systems to allow for better response from the central utility plants, and upgrading secondary and tertiary chillder water valves to optimize flow.	11/12/2025
University of South Carolina- Columbia	Williams-Brice Stadium Light Tower Painting	3/17/2025	$2,500,000	The project will implement routine maintenenace which requires stripping and repainting the light towers that illuminate the field. This work is undertaken every couple of decades to address corrosion and flaking paint. The work is not included with the larger stadium renovation project.	11/12/2025
University of South Carolina- Columbia	1220 Catawba St. Building Renovation for MCED/EnerSys.	6/20/2025	$10,000,000	Renovate and upfit the ground level and add a second elevated floor structure to double the interior area and accommodate a bettery innovation center to be occupied by research faculty and staff of the Molinarioli College of Engineering and Computing and manufacturing partners. The first floor will be used for battery research, testing, and manufacturing that require intensive electrical infrastructure, specialized spatial environments, and highly technical equipment. The second flood will accomodate dozens of research staff. The existing shell of the building lacks insulation and adequate natural lighting. Consequently, the exterior walls and roof will be augmented with new metal wall panels, insulation and new areas of glazing. Dedicated entrances will be created at the east and west ends for direct access. Mechanical, plumbing, and adequate electrical infrastructure will be incorporated into the building as needed by this new use.	11/12/2025

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
University of South Carolina- Columbia	West Energy Cooling Tower & Infrastructure Replacement	6/20/2025	$2,500,000	This project will replace aging colling tower cells, upgrade vital piping, valves, and controls at the West Energy Plant are beyond their useful life and are identified as priorities for critical replacement in the Utility Master Plan and confirmed with an Energy Plant Assessment completed in 2020. Proactive investment in capital renewal ensures the continued reliability and necessary redundancy of the university's chilled water system thereby safeguarding our ability to maintain current operational needs and support future campus growth.	11/12/2025
University of South Carolina- Upstate	North Energy Chiller and Infrastructure Replacement	6/20/2025	$2,500,000	This project will replace an outdated chiller and its related equipment at the North Energy Plant. This strategic replacement, identified as a priority for critical replacement in the Utility Master Plan and confirmed with an Energy Plant Assessment completed in 2020, will significantly enhance system reliability and efficiency while simultaneously reducing ongoing maintenance expenditures. By ensuring dependable chilled water capacity, this project is crucial for accommodating future campus development and renovation initiatives.	11/12/2025
University of South Carolina- Columbia	McMasater College Envelope Restoration	6/20/2025	$1,100,000	The project will address the following maintenance priorities which have been identified through a feasibility study conducted by an engineering firm with expertise in building envelope design and repair: (1) replace all sealant joints at windows and doores to restore water-tight integrity at facade penetrations; (2) prepare and repaint lintels over windows; (3) install new expansion joints; (4) repair the stucco cornice and elastomeric coating; (5) selective repointing of masonry joints; (6) repair and/or replace the decorative metal cornice as required based on further destructive investigation. Normal interation with the State Historic Preservation Office will occur as prescribed by the Progrmmatic Agreement between USC and SHPO/Department of Archives and History to ensure the restoration is in accordance withe National Park Service standards for repair and rehabilitation of historic structures.	11/12/2025
University of South Carolina - Columbia	College of Nursing Bio-Behavioral Research Suite Renovation	6/20/2025	$2,025,000	The project will renovate a suite to support wet labs and dry labs for clinical research. This is a project increase from an original Board approval March, 2024.	11/12/2025
University of South Carolina- Aiken	Softball Field House Construction	6/20/2025	$1,900,000	This project will construct a new softball field house at the recently completed softball stadium. The new field house facility will be approximately 2,800 sq.ft. and will include a home team locker room, laundry, a training/sports medicine space, and amenitites for game-day staffing for compliance with NCAA regulations.	11/12/2025
University of South Carolina- Upstate	Campus Gateway	6/20/2025	$1,600,000	The project will construct a new freestanding gateway at the new main campus entryway onto North Campus Boulevard accessed from Valley Fall Road. The gateway will be a metal panel structure with concrete piers, brick seat wall, LED lighting, digital signage, and static lettering with the campus name. Landscaping will be included for the aesthetic branding of the campus visible to prospective and current campus members.	11/12/2025

Summary of Responses
Act 214 of 2024, Fiscal Year 2024-2025

Name of Institution	Project Name	Date of Approval by Governing Board	Budget Approved	Project Description	Date Report Received
Winthrop	Courtyard HVAC Renovation Phase II	4/30/25-05/01/2025	$1,750,000	Given the recent purchase of Courtyard from WUREF we need to replace the balance of the suite and common area HVAC units. The proposal is to do this in 2 future phases totaling $3.6mil. The request is to fund the intial Courtyard phase 2 HVAC renovation scope at $1.75 mil using the WUREF reserves that were transferred at the building purchase. Work is to start May 2026.	11/23/2025

SECTION 2-47-52. Permanent improvement project limits.

(A) For purposes of this chapter, except as provided in subsection (B), permanent improvement projects are subject to review by the committee and approval by the authority where the costs of the permanent improvements exceed two hundred fifty thousand dollars; provided, however, that acquisitions of land, buildings or other structures, and capital lease purchases of facility acquisitions or construction as defined in items (1), (2), and (3) of Section 2-47-50(D) are subject to review by the committee regardless of cost.

(B) For purposes of this chapter, permanent improvement projects proposed by public institutions of higher learning as defined in Section 59-103-5, including their related public service activities, are exempt from the requirements of Section 2-47-50 where the costs of the permanent improvements do not exceed ten million dollars for research universities as identified in Section 11-51-30(5) or two million five hundred thousand dollars for all other public institutions of higher learning so long as the institution's governing board votes to approve the project in a public session; provided, however, that acquisitions of land, buildings or other structures, and capital lease purchases of facility acquisitions or construction as defined in items (1), (2), and (3) of Section 2-47-50(D) are subject to review by the committee regardless of cost. Institutions shall provide a report of projects approved by their governing boards pursuant to this subsection, and work on existing facilities including their renovation, repair, maintenance, alteration, or demolition, to the Joint Bond Review Committee and the State Fiscal Accountability Authority of the previous fiscal year's approved projects that meet the same criteria of this subsection by November fifteenth of each year.

(C) State agencies and institutions may advertise, interview, and engage the services of professional firms for architectural, engineering, planning, and design work as set forth in Section 2-47-50(D)(6) to inform the project estimate prior to the review of the committee; provided, however, that the costs of such engagements do not exceed ten million dollars for research universities as identified in Section 11-51-30(5), two million five hundred thousand dollars for all other public institutions of higher learning, or two hundred fifty thousand dollars for all other agencies subject to the provisions of this chapter.

(D) Notwithstanding any other provision of this section, the committee may establish reporting and other requirements.

(E) Where the funding for a proposed permanent improvement project includes proceeds from the issuance of bonds or other indebtedness, including any obligation for an agency or institution to make payments pursuant to a lease or other agreement securing indebtedness in connection with or on behalf of the permanent improvement project, approval of the permanent improvement project is the responsibility of the Department of Administration, and approval of the issuance of bonds, where required pursuant to the applicable bond enabling act, or other indebtedness in accordance with the provisions of this subsection, is the responsibility of the State Fiscal Accountability Authority.

HISTORY: 2024 Act No. 214 (S.314), § 3, eff July 2, 2024.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Department of Natural Resources – Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

The Authority is asked to approve the following permanent improvement project establishment request and budget revision as requested by the Department of Administration, Facilities Management and Property Services as noted herein. This item was reviewed favorably by the Joint Bond Review Committee (JBRC).

Project: Department of Natural Resources
P24.6132: Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 482 acres in Calhoun County.

Included in CPIP: Yes – 2025 CPIP Priority 13 of 60 in FY26 (estimated at $20,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Heritage Land Trust				30,000	30,000
All Sources				30,000	30,000

Rationale: Acquisition of the property will expand the Congaree Bluffs Heritage Preserve and add to a corridor of conserved lands along the section of the Congaree River, which includes Congaree National Park and lands protected by conservation easements held by Ducks Unlimited, Congaree Land Trust, and USDA-NRCS. The S.C. Rivers Assessment attributes "superior" values to the Congaree River for fisheries habitat, recreational fishing, history and culture, and natural features, and outstanding values for boating. Additions to Congaree Bluffs HP, less than an hour drive from Columbia, would be an asset for the public and add to the natural and cultural significance of the area by providing beautiful scenic hikes and views. If acquired, the property would be added as a HP-WMA. It will be dedicated as a Heritage Preserve and added to the existing Congaree Bluffs Heritage Preserve, and it will also be used as a Wildlife Management Area.

Characteristics: The property is a timber-management tract on the bluffs of the Congaree River, south of the Congaree National Park across the Congaree River, which is connected along the east boundary. The property sits at the extreme eastern edge of the Fall Line Sandhills physiographic region at the edge of the Coastal Plain region. The most significant ecological feature in this area is a series of north facing bluffs along the south shoreline of the Congaree River. The dominant vegetation on the bluffs is Basic Mesic Forest, a very rare plant community in the state, especially in the sandhills. The property also contains approximately 100-200 acres of loblolly pine plantation that could be harvested and used for revenue. The remainder of the property is a combination of early successional mixed hardwood-pine forests and game fields. A small stream emerges from drainages on the bluff that, based on

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Department of Natural Resources – Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

topographic maps and aerial photos, provides close to 1.8 miles of stream habitat on the property.

Financial Impact: The property is offered by Creech Family Limited Partnership for the proposed purchase price of $2,500,000. The due diligence activities will be funded from Other, Heritage Land Trust Funds (uncommitted balance $40.38 million at September 10, 2025). SC Code 51-17-115 provides for the department to use Heritage Land Trust Funds to acquire in fee simple or lesser interest in priority areas, legal fees, appraisals, surveys, or other costs involved in the acquisition of priority areas, and for the development of minimal facilities and management necessary for the protection of priority areas. If acquired, no construction will be completed on the property. The project is expected to result in an increase of $10,000 (years 1) and $5,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $2,530,000 (internal) funded from Heritage Land Trust Funds. The Phase I amount requested is $30k due to anticipated higher than normal due diligence costs for surveying.

AUTHORITY ACTION REQUESTED:

As requested by the Department of Natural Resources (DNR) through the Department of Administration, Facilities Management and Property Services, approve the Permanent Improvement Project for the Calhoun – Congaree Bluffs HP Land Acquisition (Creech); and as requested by DNR approve total project expenditure of $30,000 from the Heritage Land Trust Fund pursuant to Section 51-17-115 toward the acquisition of land described in Permanent Improvement Project 6132.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/09/2025 **Regular Agenda**

1. Submitted by:
(a) Agency: Department of Administration
(b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. Subject: Department of Natural Resources – Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

3. Summary Background Information:

Project: Department of Natural Resources
P24.6132: Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

Request: Establish Preliminary Land Acquisition for the purpose of investigating the acquisition of +/- 482 acres in Calhoun County.

Included in CPIP: Yes – 2025 CPIP Priority 13 of 60 in FY26 (estimated at $20,000)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Heritage Land Trust				30,000	30,000
All Sources				30,000	30,000

Rationale: Acquisition of the property will expand the Congaree Bluffs Heritage Preserve and add to a corridor of conserved lands along the section of the Congaree River, which includes Congaree National Park and lands protected by conservation easements held by Ducks Unlimited, Congaree Land Trust, and USDA-NRCS. The S.C. Rivers Assessment attributes "superior" values to the Congaree River for fisheries habitat, recreational fishing, history and culture, and natural features, and outstanding values for boating. Additions to Congaree Bluffs HP, less than an hour drive from Columbia, would be an asset for the public and add to the natural and cultural significance of the area by providing beautiful scenic hikes and views. If acquired, the property would be added as a HP-WMA. It will be dedicated as a Heritage Preserve and added to the existing Congaree Bluffs Heritage Preserve, and it will also be used as a Wildlife Management Area.

Characteristics: The property is a timber-management tract on the bluffs of the Congaree River, south of the Congaree National Park across the Congaree River, which is connected along the east boundary. The property sits at the extreme eastern edge of the Fall Line Sandhills physiographic region at the edge of the Coastal Plain region. The most significant ecological feature in this area is a series of north facing bluffs along the south shoreline of the Congaree River. The dominant vegetation on the bluffs is Basic Mesic Forest, a very rare plant community in the state, especially in the sandhills. The property also contains approximately 100-200 acres of loblolly pine plantation that could be harvested and used for revenue. The remainder of the

property is a combination of early successional mixed hardwood-pine forests and game fields. A small stream emerges from drainages on the bluff that, based on topographic maps and aerial photos, provides close to 1.8 miles of stream habitat on the property.

Financial Impact: The property is offered by Creech Family Limited Partnership for the proposed purchase price of $2,500,000. The due diligence activities will be funded from Other, Heritage Land Trust Funds (uncommitted balance $40.38 million at September 10, 2025). SC Code 51-17-115 provides for the department to use Heritage Land Trust Funds to acquire in fee simple or lesser interest in priority areas, legal fees, appraisals, surveys, or other costs involved in the acquisition of priority areas, and for the development of minimal facilities and management necessary for the protection of priority areas. If acquired, no construction will be completed on the property. The project is expected to result in an increase of $10,000 (years 1) and $5,000 (years 2 thru 3), in annual operating expenditures.

Full Project Estimate: $2,530,000 (internal) funded from Heritage Land Trust Funds. The Phase I amount requested is $30k due to anticipated higher than normal due diligence costs for surveying.

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4. What is the Authority asked to do? Consider approval of the Permanent Improvement Project establish Preliminary Land Acquisition request.

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5. What is recommendation of the submitting agency involved? The item is complete and ready for SFAA review.

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6. Private Participant Disclosure – Check only one:

☐ No private participants will be known at the time the Authority considers this agenda item.

☒ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

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7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

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8. List of Supporting Documents:

1. Permanent Improvement Calhoun – Congaree Bluffs HP Land Acquisition (Creech)

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9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 6

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Easement

The Department of Administration requests approval of the following easement in accordance with SC Code of Laws:

(a)	County Location:	Horry
	From:	Coastal Carolina University (CCU) (#1243)
	To:	South Carolina Public Service Authority (Santee Cooper)
	Consideration:	$1.00
	Administrative Fee:	$761.79
	Description/Purpose:	To grant a non-exclusive easement with three easements areas of 0.04± acres, 1.95± acres, and 0.25± acres (2.24± acres total) to construct, inspect, operate, replace, relocate and/or extend, allocate, repair and maintain various electric lines, facilities and appurtenances in order to relocate existing power facilities to accommodate the widening of University Boulevard and to provide power along University Boulevard for new street lights and traffic lights at the intersection of University Blvd. and Highway 544 (PIN 382-00-00-0039). The term of the easement will be fifty (50) years. The easement is being sought by CCU to benefit the long-term operation and maintenance of the power facilities at the intersection of University Boulevard and SC-544 due to realignment of University Boulevard. The easement does not materially impair the utility of the property or damage it, and CCU has requested the easement be granted for nominal consideration. There are no exceptions requested with regard to the 2022 easement policy.

AUTHORITY ACTION REQUESTED:

Approve the referenced easement, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Department of Administration
   (b) Authorized Official Signature: Ashlie Lancaster, Director

2. **Subject:** Easement

3. **Summary and Background Information:**

(a)	County Location:	Horry
	From:	Coastal Carolina University (CCU) (#1243)
	To:	South Carolina Public Service Authority (Santee Cooper)
	Consideration:	$1.00
	Administrative Fee:	$761.79
	Description/Purpose:	To grant a non-exclusive easement with three easements areas of 0.04± acres, 1.95± acres, and 0.25± acres (2.24± acres total) to construct, inspect, operate, replace, relocate and/or extend, allocate, repair and maintain various electric lines, facilities and appurtenances in order to relocate existing power facilities to accommodate the widening of University Boulevard and to provide power along University Boulevard for new street lights and traffic lights at the intersection of University Blvd. and Highway 544 (PIN 382-00-00-0039). The term of the easement will be fifty (50) years. The easement is being sought by CCU to benefit the long-term operation and maintenance of the power facilities at the intersection of University Boulevard and SC-544 due to realignment of University Boulevard. The easement does not materially impair the utility of the property or damage it, and CCU has requested the easement be granted for nominal consideration. There are no exceptions requested with regard to the 2022 easement policy.

4. **What is the Authority asked to do?** Approve the referenced easement.

5. **What is recommendation of the submitting agency involved?** Approve the referenced easement.

6. **Private Participant Disclosure – Check only one:**
   ☒ No private participants will be known at the time the Authority considers this agenda item.
   ☐ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

8. List of Supporting Documents:

(a) SC Code of Laws Section 10-1-130

(b) Exhibits (letters, plats, maps, etc.)

a. Coastal Carolina University Letter re: SCPSA (Santee Cooper)

b. Santee Cooper Letter

c. Utility Easement Plat

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

SOUTH CAROLINA CODE OF LAWS

SECTION 10-1-130. Grant of easements and rights of way.

The trustees or governing bodies of state institutions and agencies may grant easements and rights of way over any property under their control, upon the recommendation of the Department of Administration and approval of the State Fiscal Accountability Authority, whenever it appears that such easements do not materially impair the utility of the property or damage it and, when a consideration is paid therefor, any amounts must be placed in the State Treasury to the credit of the institution or agency having control of the property involved.

HISTORY: 1962 Code Section 1-49.3; 1963 (53) 177; 2014 Act No. 121 (S.22), Pt V, Section 7.K, eff July 1, 2015.

Effect of Amendment

2014 Act No. 121, Section 7.K, rewrote the section, substituting the Department of Administration and the State Fiscal Accountability Authority for the State Budget and Control Board.

COASTAL CAROLINA
UNIVERSITY

Office of Facilities Planning and Management

November 5, 2025

Ms. Linda Gordan
South Carolina Department of Administration
Real Property Services
1200 Senate Street, Room 612
Columbia, SC 29201

Re: Easement for CCU for Santee Cooper's Electrical Easement

Dear Ms. Gordan:

Please accept this letter of Coastal Carolina University's acknowledgement and approval of Santee Cooper's request to acquire an easement across the University's property. The site is located off of Hwy 544 along the new University Boulevard in Conway, South Carolina, adjacent to the new Indoor Practice Facility.

Coastal Carolina University requests approval from the State Fiscal Accountability Authority to execute an easement with Santee Cooper to install power along University Boulevard for new streetlights and traffic lights at the intersection of University Boulevard and Hwy 544.

A fifty-year easement is being requested for the operation and maintenance of the electric facilities serving the facility.

Coastal Carolina University will maintain easement of the property with Santee Cooper who is responsible for their infrastructure installed in the easement area. The proposed easement does not materially impair the utility of the property or damage it in any way.

Thank you for your consideration of this matter and please do not hesitate to let me know if you need additional information.

Sincerely,

Mark Avant
Director, Design & Engineering

santee cooper®

October 1, 2025

Linda M. Gordon, Real Property Services
Division of Facilities Management and Property Services
The South Carolina Department of Administration
1200 Senate Street, Room 612, Columbia, South Carolina 29201

Dear Mrs. Gordon,

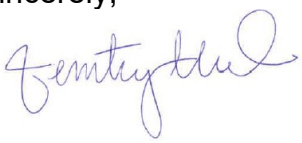
Please accept this letter as South Carolina Public Service Authority's (Santee Cooper) request to acquire an easement across the land of Coastal Carolina University (CCU). This parcel of land is located off of Highway 544 in Conway, South Carolina.

CCU has requested to install power along University Boulevard that is being relocated. Santee Cooper will need to install a primary enclosure, transformer, and underground primary wires to energize the streetlights and the traffic light at the intersection of University Boulevard and SC-544.

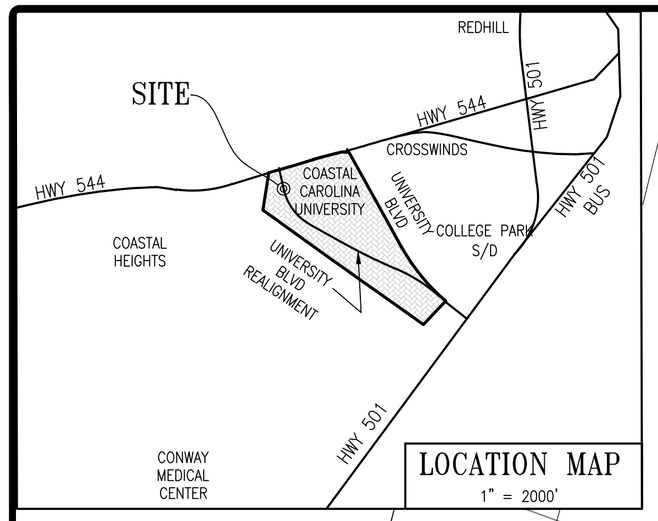
The easement is necessary for the long-term operation and maintenance of the power facilities. An easement is deemed more appropriate than a license or lease option due to the life expectancy of power lines which is fifty years, and the materials used.

Please contact me if you have any questions or concerns. Thank you for your consideration.

Sincerely,



Jentry Ward
Land Agent
Distribution Design / System Improvement and Franchise Conversion
843-347-3399 ext. 3090 | Jentry.Ward@SanteeCooper.com



Line Table			Line Table		
Line #	Direction	Length	Line #	Direction	Length
L1	S78°01'20"E	11.62	L9	N14°28'14"W	65.34
L2	N15°27'58"E	4.66	L10	N00°27'36"W	18.10
L3	S78°01'20"E	20.04	L11	S23°58'23"E	20.01
L4	S15°27'58"W	4.66	L12	S14°28'14"E	56.35
L5	S78°01'20"E	39.61	L13	N58°27'10"E	27.09
L6	S00°47'56"E	24.74	L15	N56°12'23"E	20.00
L7	N15°27'58"E	19.41	L16	S33°47'37"E	5.39
L8	S86°06'48"E	21.07	L62	N00°47'56"W	37.14

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C4	15.43	646.39	1°22'04"	S84°29'44"E	15.43
C5	286.91	363.34	45°14'34"	N87°04'16"E	279.51
C6	270.55	383.34	40°26'15"	S84°45'03"W	264.97
C7	165.38	646.39	14°39'33"	N85°37'23"E	164.93
C8	199.10	539.64	21°08'20"	N68°08'16"E	197.97
C15	214.52	596.27	20°36'46"	S68°22'23"W	213.36
C16	197.97	1001.06	11°19'50"	S86°30'07"W	197.64
C17	10.00	51.94	11°02'14"	N74°39'51"W	9.99

CENTER LINE CURVE TABLE					
Curve #	Radius	Length	Chord Direction	Start Point	End Point
C1	510.00	431.06	N81°15'08"E	N 717746.67 E 2601896.55	N 717810.29 E 2602310.03

TOTAL AREA
VW UTILITY EASEMENTS
31-1A: 1,710 SF / 0.04 AC
31-1B: 85,004 SF / 1.95 AC
31-C: 10,944 SF / 0.25 AC
97,658 SF / 2.24 AC

TMS#382-00-00-0039
COASTAL CAROLINA UNIVERSITY
TRACT 31

ABBREVIATIONS LEGEND

IPF	PROPERTY IRON FOUND
(NU)	NOT USED
CL FNC	CHAIN LINK FENCE
R/W	RIGHT OF WAY
VW	VARIED WIDTH
PB	PLAT BOOK REFERENCE
PC	POINT OF CURVE
PT	POINT OF TRANSITION

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS A SURVEY AS SPECIFIED THEREIN.

T. Joshua Weeks 8/28/2025

THOMAS JOSHUA WEEKS – S.C.R.L.S./PE No. 42390 DATE: 08/28/2025

DEDICATION STAEMENT:

"BY THE RECORDING OF THIS PLAT, I HEREBY DEDICATE THE UTILITY EASEMENT SHOWN HEREON TO ALL PURCHASERS AND SUCCESSORS IN THE INTEREST OF THIS PROPERTY. THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED AND THAT WE ADOPT THIS UTILITY EASEMENT PLAT WITH OUR CONSENT."

COASTAL CAROLINA UNIVERSITY AUTHORIZED AGENT _____ DATE _____

PRINTED NAME _____

SANTEE COOPER AUTHORIZED AGENT _____ DATE _____

PRINTED NAME _____

NOTES:

1. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY APPEARS TO BE IN FLOOD ZONE X (NAVD-88) AS SHOWN ON FLOOD INSURANCE RATE MAP #45051C0542K. EFFECTIVE DATE: 12/16/2021. LOCATED IN COMMUNITY 450104.
2. THE PURPOSE OF THIS PLAT IS TO SHOW THE SPECIFIC AREA OF PROPERTY WHERE SANTEE COOPER HAS BEEN GRANTED ACCESS TO USE THE LAND FOR INSTALLATION, MAINTENANCE, AND REPAIR OF UTILITY LINES.
3. RIGHT OF WAY SHOWN ON PLAT IS CURRENT AT THE TIME OF THE SURVEY AND SUBJECT TO CHANGE. LOCATION OF NEW UTILITY EASEMENT WILL NOT CHANGE.
4. THIS SURVEY SHOWS ONLY EASEMENTS WHICH ARE OBVIOUS OR APPARENT TO THE SURVEYOR.
5. EASEMENT WAS DETERMINED BASED ON CONSTRUCION DRAWINGS FROM STANTEE COOPER FOR CIRCUIT SR-B DATED 8/14/2024 PROJECT NUMBER 129015

LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- EXISTING EASEMENT LINE
- NEW VW UTILITY EASEMENTS
- EXISTING RIGHT OF WAY
- CENTER LINE ALIGNMENT
- CURB & GUTTER/ EOP
- FENCE
- NEW VARIED WIDTH UTILITY EASEMENT
- NEW VARIED WIDTH UTILITY EASEMENT AREA ACROSS UNIVERSITY BLVD R/W
- +82.89 −73.22L — STATION OFFSET W CALCULATED POINT
- +82.89 −73.22L — STATION OFFSET W NO CALCULATED POINT OR LINE BREAK

ABBREVIATIONS LEGEND

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Know what's below. Call before you dig.

PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: SC NAD '83
VERTICAL DATUM: NAVD '88

SCALE: 1" = 30'

SOUTH CAROLINA DAVIS & FLOYD, INC. No. C00538 CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA PROFESSIONAL ENGINEER THOMAS JOSHUA WEEKS No. 42390 SURVEYOR

DAVIS & FLOYD
PLAN | DESIGN | ENGINEER
DAVISFLOYD.COM
1940 ALGONQUIN RD SUITE 301
CHARLESTON, SOUTH CAROLINA, 29405
843-554-8602

owner
SANTEE COOPER
3054 Gardner Lacy Rd., Myrtle Beach, South Carolina, 29579
project title
COASTAL CAROLINA UNIVERSITY BLVD RELOCATION

drawing title
UNIVERSITY BOULEVARD UTILITY EASEMENTS

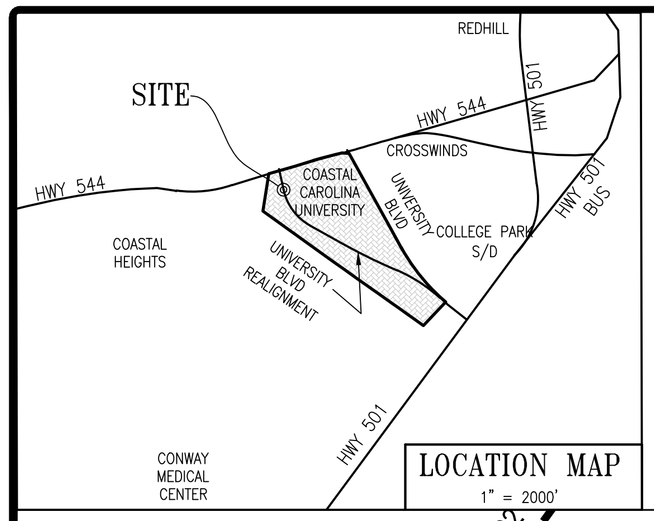
NO.	RELEASED	CHECKED	DATE
1			

JOB NO. 32016.01
DATE OCT 22, 2025
DESIGNED MLM
DRAWN MLM
CHECKED TJW
APPROVED TJW

V101

PAGE 1 OF 2

G:\Jobs\Exam\32016-01\Production\Survey\32016-01 UNIVERSITY BLVD REROUTE UTIL EASE.dwg, 10/22/2025 8:57:03 AM, t. joshua weeks, pls, pe
THESE DRAWINGS AND THE DESIGN THEREON ARE THE PROPERTY OF DAVIS & FLOYD, INC. AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ENGINEER / ARCHITECT AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION



LOCATION MAP
1" = 2000'

DEDICATION STAEMENT:

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COASTAL CAROLINA UNIVERSITY AUTHORIZED AGENT _____ DATE _____

PRINTED NAME _____

SANTEE COOPER AUTHORIZED AGENT _____ DATE _____

PRINTED NAME _____

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LEGEND

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- ADJACENT PROPERTY LINE
- EXISTING EASEMENT LINE
- NEW VW UTILITY EASEMENTS
- EXISTING RIGHT OF WAY
- CENTER LINE ALIGNMENT
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- NEW VARIED WIDTH UTILITY EASEMENT AREA ACROSS UNIVERSITY BLVD R/W
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T. Joshua Weeks 8/28/2025

THOMAS JOSHUA WEEKS – S.C.R.L.S./PE No. 42390 DATE: 08/28/2025

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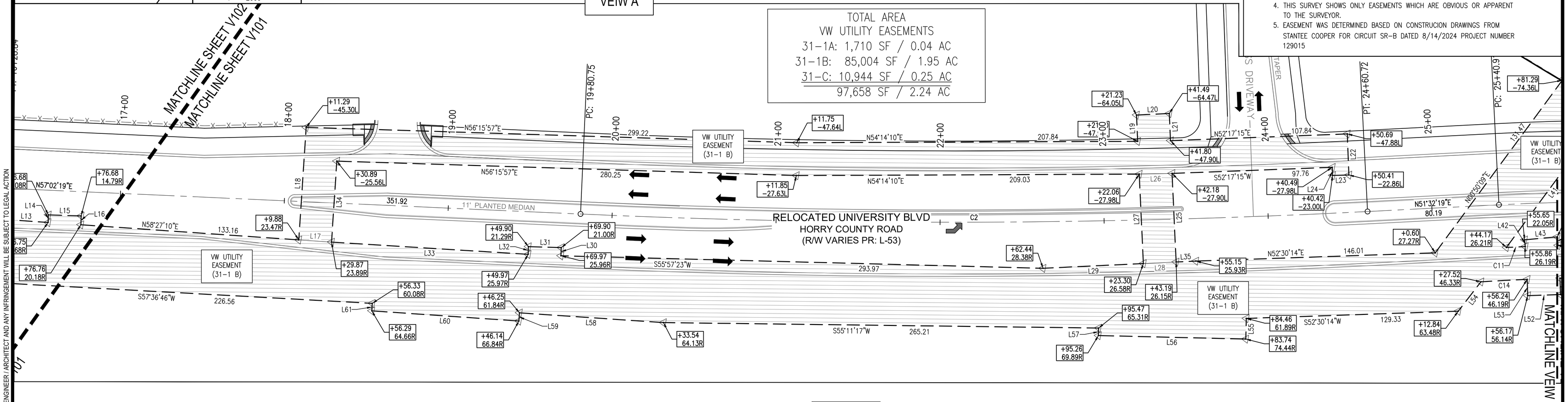
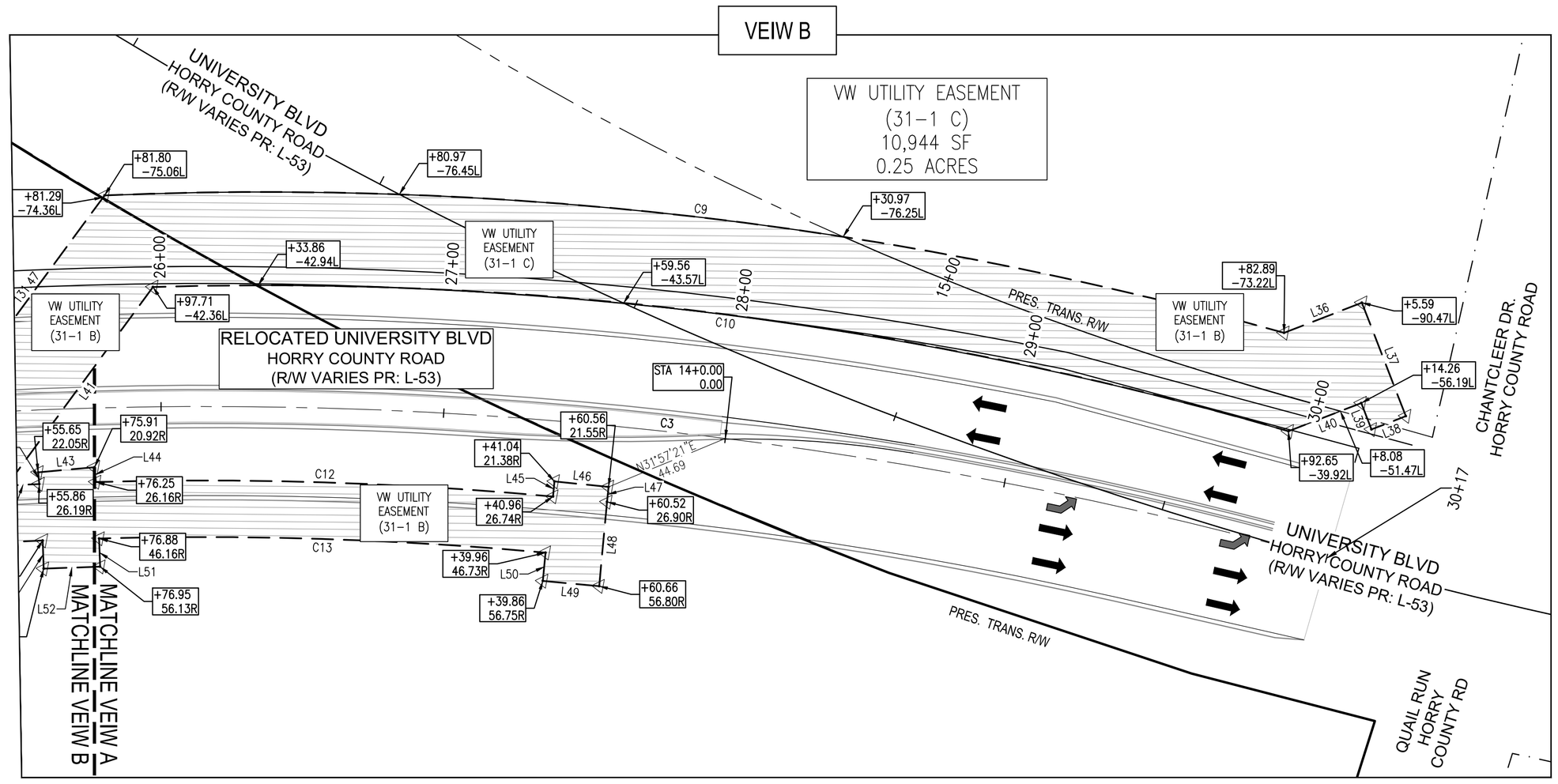
VEIW A

TOTAL AREA
VW UTILITY EASEMENTS
31–1A: 1,710 SF / 0.04 AC
31–1B: 85,004 SF / 1.95 AC
31–C: 10,944 SF / 0.25 AC
97,658 SF / 2.24 AC



VEIW B



CENTER LINE CURVE TABLE

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C2	5000.00	479.97	N54°17'19"E	N 718001.76 E 2602605.30	N 718281.81 E 2602994.87
C3	1482.63	476.05	N60°44'13"E	N 718331.68 E 2603057.66	N 718563.39 E 2603471.17

Line Table		
Line #	Direction	Length
L17	N58°14'36"E	20.00
L18	N31°47'08"W	68.78
L19	N38°10'27"W	16.06
L20	N51°49'33"E	20.00
L21	S38°10'27"E	16.57
L22	S37°42'45"E	25.03
L23	S52°32'41"W	9.94
L24	N37°27'19"W	4.98
L25	S38°10'27"E	54.06
L26	S53°14'19"W	20.01
L27	S38°10'27"E	54.57
L28	N51°46'25"E	20.00
L29	S51°46'25"W	61.22
L30	N33°47'37"W	4.96
L31	S56°12'23"W	20.00

Line Table		
Line #	Direction	Length
L32	S33°47'37"E	4.68
L33	S58°02'00"W	120.11
L34	N31°47'08"W	49.46
L35	N51°46'25"E	12.03
L36	N33°18'19"E	29.52
L37	S56°41'41"E	43.00
L38	S33°18'19"W	13.00
L39	N56°41'41"W	10.00
L40	S33°18'19"W	27.61
L41	S00°50'09"W	87.17
L42	N40°44'23"W	4.15
L43	N49°15'37"E	20.00
L44	S40°44'23"E	5.25
L45	N29°50'56"W	5.36
L46	N60°09'58"E	19.24

Line Table		
Line #	Direction	Length
L47	S29°31'08"E	5.35
L48	S30°13'42"E	29.90
L49	S59°46'18"W	20.00
L50	N30°13'42"W	10.02
L51	S37°29'44"E	9.97
L52	S52°30'16"W	20.00
L53	N37°29'44"W	9.95
L54	S02°06'06"W	22.58
L55	S34°14'56"E	12.57
L56	S55°49'57"W	89.87
L57	N34°58'58"W	4.58
L60	S58°25'41"W	89.87
L61	N32°23'14"W	4.58

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C9	421.63	1328.04	18°11'26"	N61°07'03"E	419.86
C10	406.37	1295.04	17°58'45"	S61°42'28"W	404.71
C11	11.48	1349.24	0°29'16"	N51°45'42"E	11.48
C12	161.79	1349.24	6°52'13"	N56°17'28"E	161.69
C13	157.99	1329.24	6°48'36"	S56°17'12"W	157.89
C14	28.24	1329.24	1°13'02"	S51°24'39"W	28.24

Know what's below. Call before you dig.

STATE PLANE

0 30' 60'
SCALE: 1" = 30'

PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: SC NAD '83
VERTICAL DATUM: NAVD '88

DAVIS & FLOYD
PLAN | DESIGN | ENGINEER
DAVISFLOYD.COM
1940 ALGONQUIN RD SUITE 301
CHARLESTON, SOUTH CAROLINA, 29405
843-554-8602

OWNER
SANTEE COOPER
3064 Gardner Lacy Rd., Myrtle Beach, South Carolina, 29579
PROJECT TITLE
COASTAL CAROLINA UNIVERSITY BLVD RELOCATION

DRAWING TITLE
UNIVERSITY BOULEVARD UTILITY EASEMENTS

NO.	DATE	DESIGNED	DRAWN	CHECKED	APPROVED
1		MLM	MLM	TJW	TJW

JOB NO. 32016.01
DATE OCT 22, 2025

V102
PAGE 2 OF 1

G:\Jobs\Even\32016-01\Production\Survey\32016-01 UNIVERSITY BLVD REROUTE UTIL EASE.dwg, 10/22/2025 8:57:51 AM, I, joshua weeks, pb, pp
THESE DRAWINGS AND THE DESIGN THEREON ARE THE PROPERTY OF DAVIS & FLOYD, INC., AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ENGINEER / ARCHITECT AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Medical University of South Carolina Lease of 125 Doughty Street, Suites 100-190, Charleston, SC

The Medical University of South Carolina (Agency) requests approval to continue to lease eleven thousand four hundred ninety-four (11,494) square feet of office space in Charleston from Roper MOB, LLC. This lease will continue to provide support for the MUSC Department of Psychiatry including Addiction Sciences, College of Medicine and the South Carolina Clinical Translational Research Institute (SCCTR). The Agency has been at this location since 2003. The current lease rate is approximately $36.90 per square foot plus operating expenses in the tenant leased space and expires June 24, 2026. The MUSC Board of Trustees approved this lease at their meeting on August 8, 2025.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There was one (1) proposal received.

The requested lease term is five (5) years and is expected to commence on or about June 25, 2026.

The rent for the first year of the term will be $443,208.64 or $38.56 per square foot (rounded) and will include operating costs, taxes and insurance. The rental rate shall escalate 4% annually over the term beginning in year two (2). The following chart sets forth the rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SF**
YEAR 1	6/25/2026-6/24/2026	$36,934.05	$443,208.64	$38.56
YEAR 2	6/25/2027-6/24/2027	$38,411.42	$460,936.99	$40.10
YEAR 3	6/25/2028-6/24/2028	$39,947.87	$479,374.47	$41.71
YEAR 4	6/25/2029-6/24/2029	$41,545.79	$498,549.44	$43.37
YEAR 5	6/25/2030-6/24/2030	$43,207.62	$518,491.42	$45.11

The total rent to be paid over the term is $2,400,560.96.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Medical University of South Carolina Lease of 125 Doughty Street, Suites 100-190, Charleston, SC

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Rent per SF
MUSC	22 WestEdge Street, Suite 600, Charleston	$40.25*
Vacant	701 East Bay Street, Charleston	$45.00+
Vacant	525 East Bay Street, Charleston	$44.00+

*Subject to base rent escalations.
+May be subject to base rent escalations and/or operating expense escalations.

The lease has adequate parking on premises and utilizes the Agency's campus parking system. The lease also meets the State space standards with a density of approximately 136 SF per person.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on November 7, 2025. Lease payments will be funded through Institutional Commitment Funds for SCCTR.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

AUTHORITY ACTION REQUESTED:

Approve the proposed five-year lease for the Medical University of South Carolina of eleven thousand four hundred ninety-four (11,494) square feet of office space at 125 Doughty Street in Charleston from Roper MOB, LLC, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Department of Administration
   (b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. **Subject:** Medical University of South Carolina Lease of 125 Doughty Street, Suites 100-190, Charleston, SC

3. **Summary and Background Information:**

The Medical University of South Carolina (Agency) requests approval to continue to lease eleven thousand four hundred ninety-four (11,494) square feet of office space in Charleston from Roper MOB, LLC. This lease will continue to provide support for the MUSC Department of Psychiatry including Addiction Sciences, College of Medicine and the South Carolina Clinical Translational Research Institute (SCCTR). The Agency has been at this location since 2003. The current lease rate is approximately $36.90 per square foot plus operating expenses in the tenant leased space and expires June 24, 2026. The MUSC Board of Trustees approved this lease at their meeting on August 8, 2025.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There was one (1) proposal received.

The requested lease term is five (5) years and is expected to commence on or about June 25, 2026.

The rent for the first year of the term will be $443,208.64 or $38.56 per square foot (rounded) and will include operating costs, taxes and insurance. The rental rate shall escalate 4% annually over the term beginning in year two (2). The following chart sets forth the rent over the term.

TERM	PERIOD: FROM - TO	MONTHLY RENT	ANNUAL RENT	RENT PER SF
YEAR 1	6/25/2026-6/24/2026	$36,934.05	$443,208.64	$38.56
YEAR 2	6/25/2027-6/24/2027	$38,411.42	$460,936.99	$40.10
YEAR 3	6/25/2028-6/24/2028	$39,947.87	$479,374.47	$41.71
YEAR 4	6/25/2029-6/24/2029	$41,545.79	$498,549.44	$43.37
YEAR 5	6/25/2030-6/24/2030	$43,207.62	$518,491.42	$45.11

The total rent to be paid over the term is $2,400,560.96.

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Rent per SF
MUSC	22 WestEdge Street, Suite 600, Charleston	$40.25*
Vacant	701 East Bay Street, Charleston	$45.00+
Vacant	525 East Bay Street, Charleston	$44.00+

*Subject to base rent escalations.
+May be subject to base rent escalations and/or operating expense escalations.

The lease has adequate parking on premises and utilizes the Agency's campus parking system. The lease also meets the State space standards with a density of approximately 136 SF per person.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on November 7, 2025. Lease payments will be funded through Institutional Commitment Funds for SCCTR.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

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4. What is the Authority asked to do? Approve the proposed five-year lease for the Medical University of South Carolina of eleven thousand four hundred ninety-four (11,494) square feet of office space at 125 Doughty Street in Charleston from Roper MOB, LLC

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5. What is recommendation of the submitting agency involved? Approve the five-year lease for the Medical University of South Carolina of eleven thousand four hundred ninety-four (11,494) square feet of office space at 125 Doughty Street in Charleston from Roper MOB, LLC

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6. Private Participant Disclosure – Check only one:

☐ No private participants will be known at the time the Authority considers this agenda item.

☒ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

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7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

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8. List of Supporting Documents:

Agency Request Letter
Private Participant Disclosure
Map and Street View of Premise

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

MUSC
MEDICAL UNIVERSITY
of SOUTH CAROLINA
MUSC Real Estate Management Group
Real Estate Services - Leasing
22 WestEdge Street, Suite 300
Charleston, SC 29403

Ms. Ashlie Lancaster
South Carolina Department of Administration
Real Property Services
1200 Senate Street, 6th floor
Columbia, SC 29201

August 12, 2025

RE: Lease for 125 Doughty Street, Suite 100-190, Charleston, SC, 29403

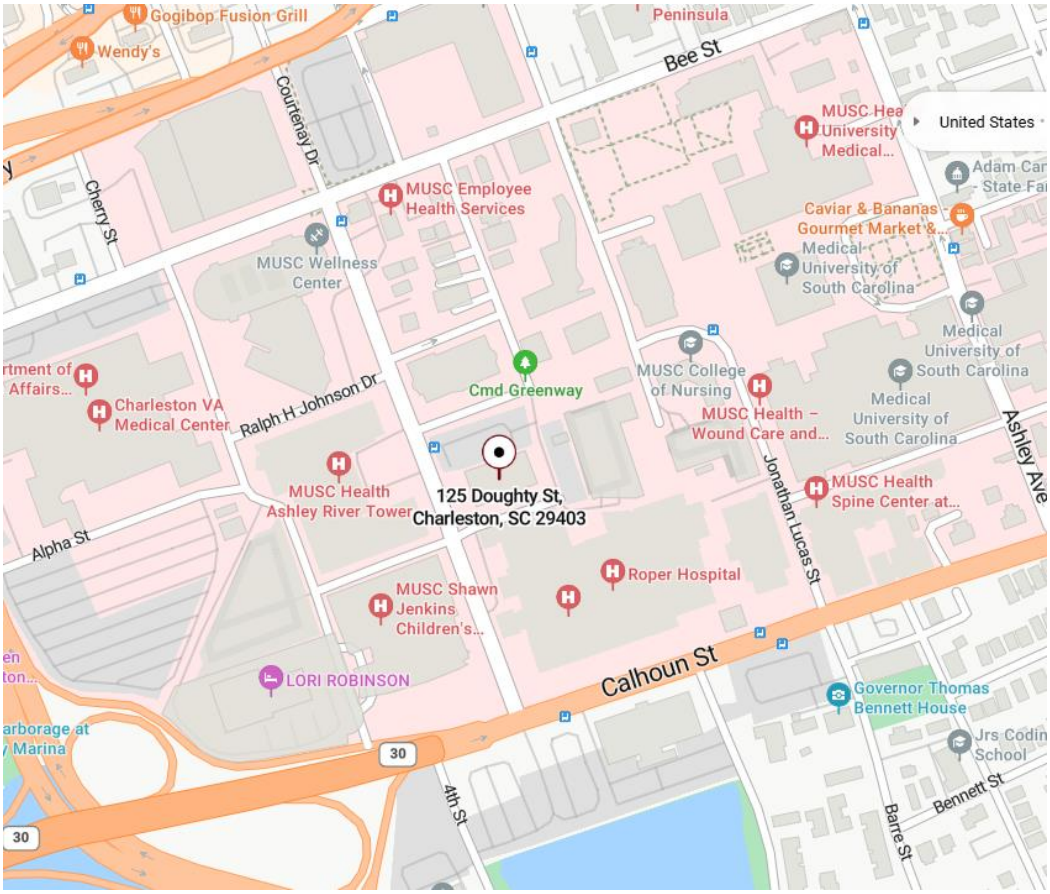
Dear Ms. Lancaster:

The Medical University of South Carolina requests approval from the Department of Administration, Facilities Management and Property Services (FMPS), to enter a Five (5) year lease with ROPER MOB, LLC for 11,494 usable square feet of office space at 125 Doughty Street. The Medical University of South Carolina's current lease at 125 Doughty Street, Suite 100-190, Charleston, SC 29403 expires on June 26, 2026.

After contacting state agencies to verify that there was no adequate state space available, the Department of Administration solicited commercial space and One (1) proposal was received. After careful consideration, (125 Doughty Street, Suites 100-190, Charleston, SC 20404) was selected because the Tenants are currently occupying the space and they only received one proposal to review. The cumulative cost of the lease during the term is $2,400,560.96.

Thank you for your consideration of this request and please let me know if you need any additional information.

Sincerely,
Carly Callaghan
Carly Callaghan
Director of Leasing
Medical University of South Carolina
System Operations
Real Estate Services- Leasing
Direct: 843-870-1935


Gogibop Fusion Grill
Wendy's
Peninsula
Bee St
Courtenay Dr
Cherry St
MUSC Hea
University
Medical...
United States
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MUSC Employee
Health Services
Caviar & Bananas
Gourmet Market &...
MUSC Wellness
Center
Medical
University of
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Affairs...
Charleston VA
Medical Center
Ralph H Johnson Dr
Cmd Greenway
MUSC College
of Nursing
MUSC Health –
Wound Care and...
Medical
University of
South Carolina
Ashley Ave
MUSC Health
Ashley River Tower
125 Doughty St,
Charleston, SC 29403
Jonathan Lucas St
MUSC Health
Spine Center at...
Alpha St
Roper Hospital
MUSC Shawn
Jenkins
Children's...
LORI ROBINSON
Calhoun St
Governor Thomas
Bennett House
arborage at
Marina
30
4th St
Jrs Codin
School
Bennett St
Barre St
30

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Medical University of South Carolina Lease of Hagood/Fishburne Street Surface Parking Lot, Charleston, SC

The Medical University of South Carolina (Agency) requests approval to continue to lease 1,143 parking spaces from the City of Charleston located at the Southeast corner of Fishburne Street and Hagood Avenue in Charleston, commonly known as the Fishburne Ballpark Lot or Fishburne-Hagood Lot. This lease will continue to provide support for MUSC Parking Management for employee and student parking. The Agency has leased parking spaces at this location since 1997. The current lease is at a rate of $50.67 per space per month, and it expires on May 31, 2026. The MUSC Board of Trustees approved this lease at their October 10, 2025, meeting.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for parking spaces for various lease terms resulting in a total of three (3) responsive proposals. The selected location was the lowest option.

The requested lease term is three (3) years plus two (2) additional one (1) year options for a total possible term of five (5) years. The lease is expected to commence on or about June 1, 2026.

The rent for the first year of the term will be $715,838.04 or $52.19 (rounded) per space, per month; and includes operating costs, taxes and insurance. The Agency will be responsible for trash pick-up, security and keeping grounds clean, all of which is estimated to cost $95,000.00 annually. Beginning in year two (2), the rental rate shall escalate annually based on the CPI-U (all Urban Consumers) capped at 3% annually. The following chart sets forth the maximum possible rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SPACE/PER MONTH**
YEAR 1	6/1/2026 – 5/31/2027	$59,653.17	$715,838.04	$52.19
YEAR 2	6/1/2027 – 5/31/2028	$61,442.77	$737,313.18	$53.76
YEAR 3	6/1/2028 – 5/31/2029	$63,286.05	$759,432.58	$55.37
OPTION 1	6/1/2029 – 5/31/2030	$65,184.63	$782,215.55	$57.03
OPTION 2	6/1/2030 – 5/31/2031	$67,140.17	$805,632.02	$58.74

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Medical University of South Carolina Lease of Hagood/Fishburne Street Surface Parking Lot, Charleston, SC

The maximum total rent to be paid over the term, including options, is $3,800,481.37.

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Per Space Per Month
Vacant*+	5001 LaCross Road, North Charleston	$85.00
Vacant*+	3775 Azalea Drive, North Charleston	$110.00
MUSC+	Line/Hagood Parking Lot	$177.00

*Proposal received in response to solicitation.
+Subject to base rent escalations.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on September 22, 2025. Lease payments will be funded through parking revenue.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

AUTHORITY ACTION REQUESTED:

Approve the proposed five-year lease term inclusive of options for the Medical University of South Carolina of one thousand one hundred forty-three (1,143) parking spaces at the Fishburne-Hagood lot in Charleston from the City of Charleston, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Department of Administration
   (b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. **Subject:** Medical University of South Carolina Lease of Hagood/Fishburne Street Surface Parking Lot, Charleston, SC

3. **Summary and Background Information:**

The Medical University of South Carolina (Agency) requests approval to continue to lease 1,143 parking spaces from the City of Charleston located at the Southeast corner of Fishburne Street and Hagood Avenue in Charleston, commonly known as the Fishburne Ballpark Lot or Fishburne-Hagood Lot. This lease will continue to provide support for MUSC Parking Management for employee and student parking. The Agency has leased parking spaces at this location since 1997. The current lease is at a rate of $50.67 per space per month, and it expires on May 31, 2026. The MUSC Board of Trustees approved this lease at their October 10, 2025, meeting.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for parking spaces for various lease terms resulting in a total of three (3) responsive proposals. The selected location was the lowest option.

The requested lease term is three (3) years plus two (2) additional one (1) year options for a total possible term of five (5) years. The lease is expected to commence on or about June 1, 2026.

The rent for the first year of the term will be $715,838.04 or $52.19 (rounded) per space, per month; and includes operating costs, taxes and insurance. The Agency will be responsible for trash pick-up, security and keeping grounds clean, all of which is estimated to cost $95,000.00 annually. Beginning in year two (2), the rental rate shall escalate annually based on the CPI-U (all Urban Consumers) capped at 3% annually. The following chart sets forth the maximum possible rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SPACE/PER MONTH**
YEAR 1	6/1/2026 – 5/31/2027	$59,653.17	$715,838.04	$52.19
YEAR 2	6/1/2027 – 5/31/2028	$61,442.77	$737,313.18	$53.76
YEAR 3	6/1/2028 – 5/31/2029	$63,286.05	$759,432.58	$55.37

OPTION 1	6/1/2029 – 5/31/2030	$65,184.63	$782,215.55	$57.03
OPTION 2	6/1/2030 – 5/31/2031	$67,140.17	$805,632.02	$58.74

The maximum total rent to be paid over the term, including options, is $3,800,481.37.

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Per Space Per Month
Vacant*+	5001 LaCross Road, North Charleston	$85.00
Vacant*+	3775 Azalea Drive, North Charleston	$110.00
MUSC+	Line/Hagood Parking Lot	$177.00

*Proposal received in response to solicitation.
+Subject to base rent escalations.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on September 22, 2025. Lease payments will be funded through parking revenue.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

4. What is the Authority asked to do? Approve the proposed five-year lease term inclusive of options for the Medical University of South Carolina of one thousand one hundred forty-three (1,143) parking spaces at the Fishburne-Hagood lot in Charleston from the City of Charleston.

5. What is recommendation of the submitting agency involved? Approve the five-year lease term inclusive of options for the Medical University of South Carolina of one thousand one hundred forty-three (1,143) parking spaces at the Fishburne-Hagood lot in Charleston from the City of Charleston.

6. Private Participant Disclosure – Check only one:

☒ No private participants will be known at the time the Authority considers this agenda item.

☐ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

8. List of Supporting Documents:

Agency Request Letter
Map and Street view of Premises

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

MUSC
MEDICAL UNIVERSITY
of SOUTH CAROLINA
MUSC Real Estate Management Group
Real Estate Services - Leasing
22 WestEdge Street, Suite 300
Charleston, SC 29403

Ms. Ashlie Lancaster
South Carolina Department of Administration
Real Property Services
1200 Senate Street, 6th floor
Columbia, SC 29201

September 11, 2025

RE: Lease for Fishburne St & Hagood Ave. [Fishburne Ballpark Parking Lot/Hagood Fishburne Lot], Charleston, SC, 29403

Dear Ms. Lancaster:

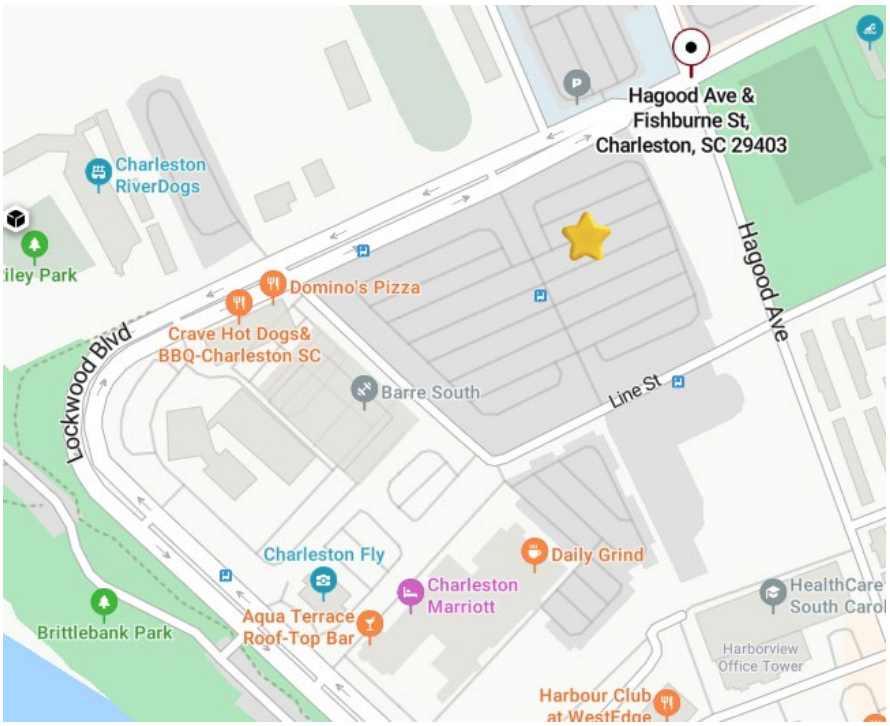
The Medical University of South Carolina requests approval from the Department of Administration, Facilities Management and Property Services (FMPS), to enter a Three (3) year lease with Two (2) -One (1) Year Options to Renew with The City of Charleston for 1,143 Parking Spaces at Fishburne St. and Hagood Ave.[Fishburne Ballpark Parking Lot/Hagood Fishburne Lot] The Medical University of South Carolina's current lease at, Fishburne St. and Hagood Ave.[Fishburne Ballpark Parking Lot/Hagood Fishburne Lot] Charleston, SC 29403 expires on May 31, 2026.

After contacting state agencies to verify that there was no adequate state space available, the Department of Administration solicited commercial space and Four (4) proposals were received. After careful consideration, (Fishburne St. and Hagood Ave.[Fishburne Ballpark Parking Lot/Hagood Fishburne Lot]) was selected because the Tenants are currently occupying the space and the parking lot count and rate per space was the best option provided . The cumulative cost of the lease during the Three (3) Year term is $2,212,53.80, with the additional Two (2) One Year renewal options the cumulative cost is $3,800,481.37.

Thank you for your consideration of this request and please let me know if you need any additional information.

Sincerely,

Carly Callaghan
Director of Leasing
Medical University of South Carolina
System Operations
Real Estate Services- Leasing
Direct: 843-870-1935


Hagood Ave &
Fishburne St,
Charleston, SC 29403
Charleston
RiverDogs
Domino's Pizza
Crave Hot Dogs&
BBQ-Charleston SC
Lockwood Blvd
Barre South
Line St
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Daily Grind
Charleston
Marriott
Aqua Terrace
Roof-Top Bar
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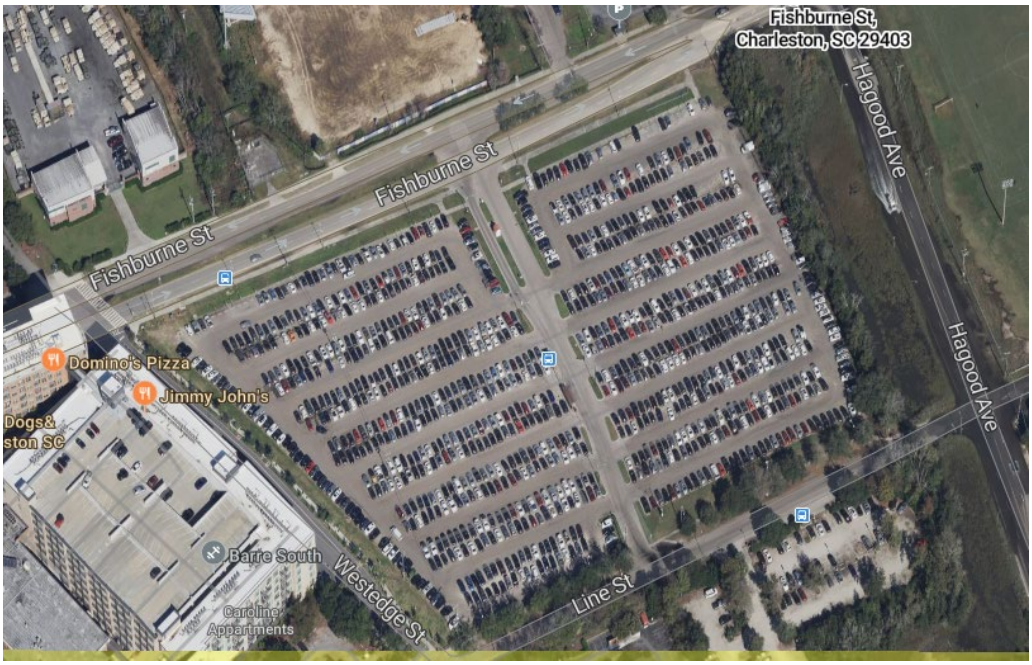
Harborview
Office Tower
Harbour Club


Fishburne St,
Charleston, SC 29403
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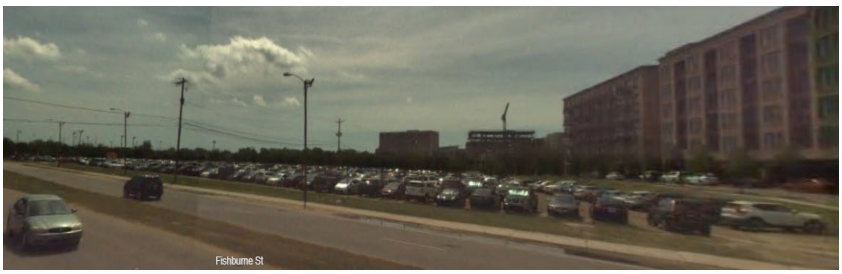
Jimmy John's
Barre South
Westedge St
Line St
Caroline
Apartments


Fishburne St

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: SC School for the Deaf and Blind Lease of 101 Executive Center Drive, Suites 110 & 120, Columbia

The SC School for the Deaf and Blind (Agency) requests approval to continue to lease six thousand nine hundred thirty-seven (6,937) square feet of office space at 101 Executive Center Drive in Columbia from BV DRP Synergy II Owner, LLC. The Agency has been located at this space since 1985. The current lease is at a rate of $16.88 per square foot, and it expires on March 31, 2026. This lease will continue to provide space for the Agency's Division of Outreach Services.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There were a total of four (4) proposals received. The selected location was the lowest option.

The requested lease term is ten (10) years and is expected to commence on or about April 1, 2026.

The rent for the first year of the term will be $121,397.50 or $17.50 per square foot (rounded) including operating expenses, taxes and insurance. Beginning in year two, the rental rate shall escalate 3% annually over the term. The following chart sets forth the rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SF**
YEAR 1	4/1/2026-3/31/2027	$10,116.46	$121,397.50	$17.50
YEAR 2	4/1/2027-3/31/2028	$10,419.95	$125,039.43	$18.03
YEAR 3	4/1/2028-3/31/2029	$10,732.55	$128,790.61	$18.57
YEAR 4	4/1/2029-3/31/2030	$11,054.53	$132,654.33	$19.12
YEAR 5	4/1/2030-3/31/2031	$11,386.16	$136,633.96	$19.70
YEAR 6	4/1/2031-3/31/2032	$11,727.75	$140,732.97	$20.29
YEAR 7	4/1/2032-3/31/2033	$12,079.58	$144,954.96	$20.90

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: SC School for the Deaf and Blind Lease of 101 Executive Center Drive, Suites 110 & 120, Columbia

YEAR 8	4/1/2033-3/31/2034	$12,441.97	$149,303.61	$21.52
YEAR 9	4/1/2034-3/31/2035	$12,815.23	$153,782.72	$22.17
YEAR 10	4/1/2035-3/31/2036	$13,199.68	$158,396.20	$22.83

The total rent to be paid over the term is $1,391,686.29.

The following chart represents comparable lease rates of similar space in the Columbia area, all of which were proposals received in response to the solicitation:

Tenant	Location	Rent per SF*
Vacant	113 Reed Avenue, Lexington	$19.00
Vacant	107 Westpark Drive, 1st Floor, Columbia	$17.75
Vacant	107 Westpark Drive, 3rd Floor, Columbia	$17.75

*All subject to base rent escalations

The lease has adequate parking on the premises. The lease also meets the State space standards with a density of approximately 110 SF per person.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on October 20, 2025. Lease payments will be funded through State Appropriations.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: SC School for the Deaf and Blind Lease of 101 Executive Center Drive, Suites 110 & 120, Columbia

AUTHORITY ACTION REQUESTED:

Approve the proposed ten-year lease for the SC School for the Deaf and Blind of six thousand nine hundred thirty-seven (6,937) square feet of office space at 101 Executive Center Drive, Suites 110 & 120 in Columbia from BV DRP Synergy II Owner, LLC, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. Submitted by:
(a) Agency: Department of Administration
(b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. Subject: SC School for the Deaf and Blind Lease of 101 Executive Center Drive, Suites 110 & 120, Columbia, SC

3. Summary and Background Information:

The SC School for the Deaf and Blind (Agency) requests approval to continue to lease six thousand nine hundred thirty-seven (6,937) square feet of office space at 101 Executive Center Drive in Columbia from BV DRP Synergy II Owner, LLC. The Agency has been located at this space since 1985. The current lease is at a rate of $16.88 per square foot, and it expires on March 31, 2026. This lease will continue to provide space for the Agency's Division of Outreach Services.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There were a total of four (4) proposals received. The selected location was the lowest option.

The requested lease term is ten (10) years and is expected to commence on or about April 1, 2026.

The rent for the first year of the term will be $121,397.50 or $17.50 per square foot (rounded) including operating expenses, taxes and insurance. Beginning in year two, the rental rate shall escalate 3% annually over the term. The following chart sets forth the rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SF**
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The total rent to be paid over the term is $1,391,686.29.

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Vacant	107 Westpark Drive, 1st Floor, Columbia	$17.75
Vacant	107 Westpark Drive, 3rd Floor, Columbia	$17.75

*All subject to base rent escalations

The lease has adequate parking on the premises. The lease also meets the State space standards with a density of approximately 110 SF per person.

The Agency has adequate funds for the lease according to a Budget Approval Form approved by the Capital Budgeting Office on October 20, 2025. Lease payments will be funded through State Appropriations.

No option to purchase the property is included in the lease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

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4. What is the Authority asked to do? Approve the proposed ten-year lease for the SC School for the Deaf and Blind of six thousand nine hundred thirty-seven (6,937) square feet of office space at 101 Executive Center Drive, Suites 110 & 120 in Columbia from BV DRP Synergy II Owner, LLC.

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5. What is recommendation of the submitting agency involved? Approve the ten-year lease for the SC School for the Deaf and Blind of six thousand nine hundred thirty-seven (6,937) square feet of office space at 101 Executive Center Drive, Suites 110 & 120 in Columbia from BV DRP Synergy II Owner, LLC.

6. Private Participant Disclosure – Check only one:

☐ No private participants will be known at the time the Authority considers this agenda item.

☒ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

8. List of Supporting Documents:

Agency Request Letter
Private Participant Disclosure
Map and Street View of Premises

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

School for the Deaf and the Blind

Vision Statement
To be the statewide leader in education and accessibility for individuals who are deaf, blind, or sensory multi-disabled

Ms. Ashlie Lancaster
South Carolina Department of Administration
Real Property Services
1200 Senate Street, 6th floor
Columbia, SC 29201

RE: Lease for 101 Executive Center Drive Ste. 110 & Ste. 120, Columbia, SC 29210

August 26, 2025

Dear Ms. Lancaster:

The South Carolina School for the Deaf and the Blind (SCSDB) respectfully request approval from the Department of Administration, Facilities Management and Property Services (FMPS), to enter into a 10-year lease with BV DRP Synergy for 6,937 rentable square feet of office space at 101 Executive Center Drive, Suites 110 and 120, Columbia, SC 29210. The current lease for this location, which houses the SCSDB Division of Outreach Services, is set to expire on March 31, 2026.

The Division of Outreach Services has maintained its statewide central office in this business park since 1985. This location functions as the primary hub for our comprehensive outreach programs, which deliver critical educational services to children across South Carolina who are deaf, blind, or deafblind. These services include:

- Early intervention
- Vision and hearing services in public schools
- The Deaf-Blind Project
- Braille and large print instructional materials distribution
- Braille production
- A child development center
- Sign language interpreting services and instruction

This office's location along Interstate 26 offers strategic access between our main campus in Spartanburg, our Charleston office, and our Braille production partnership with the South Carolina Department of Corrections at the Leath Correctional Facility in Greenwood.

After contacting state agencies to verify that there was no adequate state space available, the Department of Administration solicited for commercial space and four (4) proposals were received and the selected location is the lowest priced offer.

This location continues to meet the accessibility needs of our staff and students, provides adequate office and program space, and includes sufficient parking for our fleet of state vehicles used for direct services. The cumulative cost of the lease during the term is $1,391,686.29.

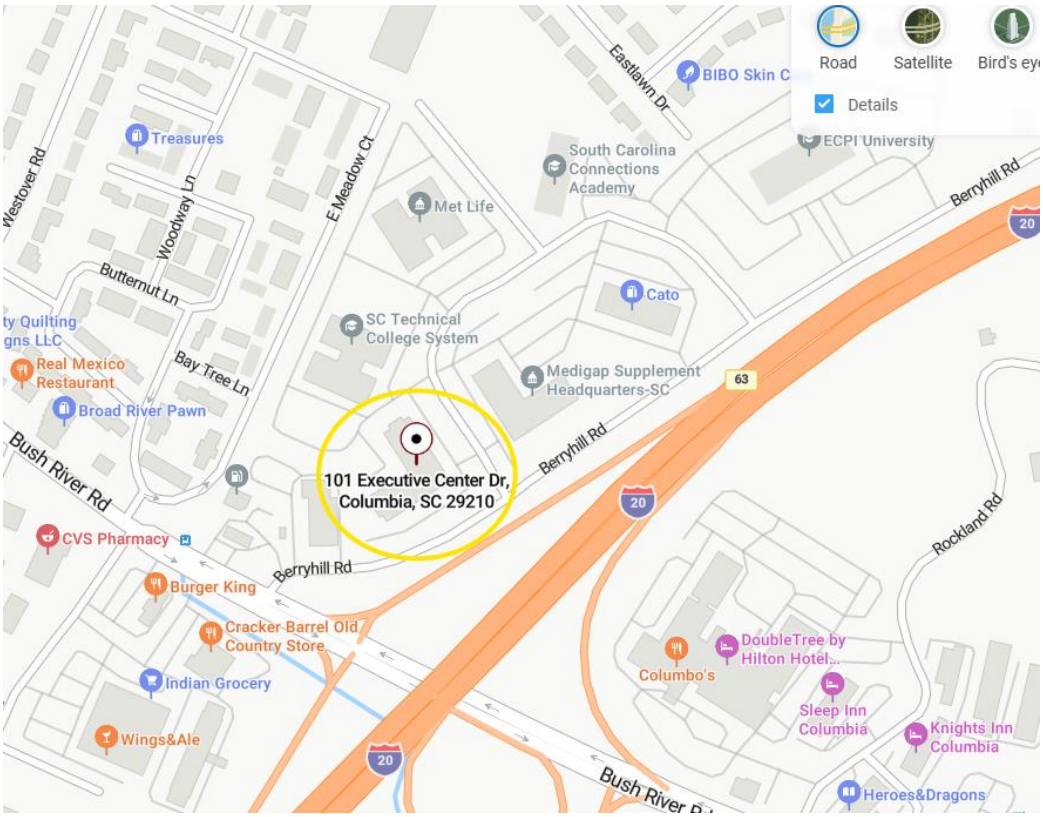
Thank you for your consideration of this request and please let me know if you need any additional information.

Sincerely,

Jolene L. Madison

Jolene L. Madison
President

Saluda
Building
101


Road
Satellite
Details
Eastlawn Dr
BIBO Skin C
Treasures
Westover Rd
Woodway Ln
E Meadow Ct
South Carolina
Connections
Academy
ECPI University
Berryhill Rd
Met Life
Butternut Ln
Cato
SC Technical
College System
Real Mexico
Restaurant
Bay Tree Ln
Broad River Pawn
Medigap Supplement
Headquarters-SC
63
101 Executive Center Dr,
Columbia, SC 29210
Bush River Rd
CVS Pharmacy
Berryhill Rd
Rockland Rd
Burger King
Cracker Barrel Old
Country Store
DoubleTree by
Hilton Hotel...
Columbo's
Indian Grocery
Sleep Inn
Columbia
Knights Inn
Columbia
Wings&Ale
Heroes&Dragons
20

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: South Carolina First Steps to School Readiness Sublease of 632 Rosewood Drive, Suites A-C, Columbia, SC

The South Carolina First Steps to School Readiness (Agency) requests approval to continue to sublease fifteen thousand nine hundred fifty (15,950) square feet of office & warehouse space at 632 Rosewood Drive, suites A-C, in Columbia from Precoat Mezanine, LLC. This sublease will continue to provide outreach support for the Agency. The Agency has been at this location since 2021. Their current sublease at this location is at a rate of $15.24 per square foot, and it expires on October 30, 2026.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There were two (2) proposals received, with this location being the lowest option when considering moving and IT costs.

The requested sublease term is three (3) years and one (1) day and is expected to commence on or about October 31, 2026.

The rent for the first day and year of the term will be $271,878.90 or $17.00 per square foot (rounded) and includes operating expenses, taxes and insurance. Beginning in year two, the rental rate shall escalate 3% annually over the term. The following chart sets forth the rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SF**
DAY 1	10/31/2026		$728.90*	17.00
YEAR 1	11/1/2026-10/31/2027	$22,595.83	$271,150.00	$17.00
YEAR 2	11/1/2027-10/31/2028	$23,273.71	$279,284.50	$17.51
YEAR 3	11/1/2028-10/31/2029	$23,971.92	$287,633.04	$18.04

* One day of rent

The total rent to be paid over the term is $838,826.44.

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: South Carolina First Steps to School Readiness Sublease of 632 Rosewood Drive, Suites A-C, Columbia, SC

The following chart represents comparable lease rates of similar space in the Columbia area:

Tenant	Location	Rent per SF
Vacant**	1627 Columbia College Drive, Columbia	$14.00
SC Department of Children's Advocacy +	220 Stoneridge Drive, Suite 102, Columbia	$18.04
SC Health and Human Services	200 Arbor Lake Drive, Suites 100, Columbia	$17.40

**Proposal received in response to the solicitation.
+ Subject to base rent escalations.

The sublease has adequate parking on premises. The sublease also meets the State space standards with a density of approximately 196 SF per person.

The Agency has adequate funds for the sublease according to a Budget Approval Form approved by the Capital Budgeting Office on November 7, 2025. Sublease payments will be funded through state appropriations.

No option to purchase the property is included in the sublease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

AUTHORITY ACTION REQUESTED:

Approve the the proposed three-year and one day sublease for South Carolina First Steps to School Readiness of fifteen thousand nine hundred fifty (15,950) square feet of office space at 632 Rosewood Drive, Suites A-C in Columbia from Precoat Mezanine, LLC, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. Submitted by:
(a) Agency: Department of Administration
(b) Authorized Official Signature: Ashlie Lancaster
Ashlie Lancaster, FMPS Director

2. Subject: South Carolina First Steps to School Readiness Sublease of 632 Rosewood Drive, Suites A-C, Columbia, SC

3. Summary and Background Information:

The South Carolina First Steps to School Readiness (Agency) requests approval to continue to sublease fifteen thousand nine hundred fifty (15,950) square feet of office & warehouse space at 632 Rosewood Drive, suites A-C, in Columbia from Precoat Mezanine, LLC. This sublease will continue to provide outreach support for the Agency. The Agency has been at this location since 2021. Their current sublease at this location is at a rate of $15.24 per square foot, and it expires on October 30, 2026.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for various lease terms. There were two (2) proposals received, with this location being the lowest option when considering moving and IT costs.

The requested sublease term is three (3) years and one (1) day and is expected to commence on or about October 31, 2026.

The rent for the first day and year of the term will be $271,878.90 or $17.00 per square foot (rounded) and includes operating expenses, taxes and insurance. Beginning in year two, the rental rate shall escalate 3% annually over the term. The following chart sets forth the rent over the term.

TERM	**PERIOD: FROM - TO**	**MONTHLY RENT**	**ANNUAL RENT**	**RENT PER SF**
DAY 1	10/31/2026		$728.90*	17.00
YEAR 1,	11/1/2026-10/31/2027	$22,595.83	$271,150.00	$17.00
YEAR 2	11/1/2027-10/31/2028	$23,273.71	$279,284.50	$17.51
YEAR 3	11/1/2028-10/31/2029	$23,971.92	$287,633.04	$18.04

* One day of rent

The total rent to be paid over the term is $838,826.44.

The following chart represents comparable lease rates of similar space in the Columbia area:

Tenant	Location	Rent per SF
Vacant**	1627 Columbia College Drive, Columbia	$14.00
SC Department of Children's Advocacy +	220 Stoneridge Drive, Suite 102, Columbia	$18.04
SC Health and Human Services	200 Arbor Lake Drive, Suites 100, Columbia	$17.40

**Proposal received in response to the solicitation.
+ Subject to base rent escalations.

The sublease has adequate parking on premises. The sublease also meets the State space standards with a density of approximately 196 SF per person.

The Agency has adequate funds for the sublease according to a Budget Approval Form approved by the Capital Budgeting Office on November 7, 2025. Sublease payments will be funded through state appropriations.

No option to purchase the property is included in the sublease.

The lease was approved by the Joint Bond Review Committee at their meeting on December 2, 2025.

4. What is the Authority asked to do? Approve the proposed three-year and one day sublease for South Carolina First Steps to School Readiness of fifteen thousand nine hundred fifty (15,950) square feet of office space at 632 Rosewood Drive, Suites A-C in Columbia from Precoat Mezanine, LLC.

5. What is recommendation of the submitting agency involved? Approve the three-year and one day sublease for South Carolina Steps for School Readiness of fifteen thousand nine hundred fifty (15,950) square feet of office space at 632 Rosewood Drive, Suites A-C in Columbia from Precoat Mezanine, LLC.

6. Private Participant Disclosure – Check only one:

☐ No private participants will be known at the time the Authority considers this agenda item.

☒ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

8. List of Supporting Documents:

Agency Request Letter

Private Participant Disclosure
Map and Street View of Premises

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

Docusign Envelope ID: 73C60456-519C-4986-A1BB-3F026205B570

FIRST STEPS
SOUTH CAROLINA

October 10, 2025

Ms. Ashlie Lancaster
South Carolina Department of Administration
Real Property Services
1200 Senate Street, 6th Floor
Columbia, SC 29201

RE: Lease Renewal for 632 Rosewood Drive, Columbia, SC 29201

Dear Ms. Lancaster:

South Carolina First Steps respectfully requests approval from the Department of Administration, Facilities Management and Property Services (FMPS), to proceed with a three (3)-year renewal of our lease with Precoat for approximately 15,950 rentable square feet of office space at 632 Rosewood Drive, Columbia, SC 29201. Our current lease at this location expires on October 30, 2026.

As part of the process, state space availability was reviewed, and commercial proposals were solicited. After evaluating the options received, remaining at 632 Rosewood Drive with Precoat is recommended based on operational continuity, avoidance of relocation and build-out costs, and overall value to the State. The cumulative cost for the three-year term is estimated at $838,097.54.

We appreciate your consideration and are available to provide any additional information needed to complete the approval process.

Sincerely,

Signed by:
Ann Vandervliet
860C1BE24924A1...
Ann Vandervliet,
Executive Director, SC First Steps

Initial
DV

636 Rosewood Drive | Columbia, South Carolina 29201
phone 803.734.0479 fax 803.734.1431
SCFIRSTSTEPS.ORG

SC First Steps to
School Readiness
632

Granby L
ABC Supply Co. Inc.
WSC Technologies
Carolina Walk F
RT Marine
Hills Pet
Nutrition
Lindau Chemicals Inc
TLC Sports
Bar&Grill
BC Industrial
Supply, Inc.
Rhino Medical
Supply
Long Football
Center
Precoat Metals
S Williams St
S Stadium Rd
Metal Dek Group
Vulcan Materials
Company
SC First Steps to
School Readiness
Jordan Memorial
Boat Ramp

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 11

AGENCY: Department of Administration, Facilities Management and Property Services

SUBJECT: Real Property Conveyance

(a)	**Controlling Agency:**	**South Carolina State Law Enforcement Division**
	Acreage:	3.948± acres and a 2-story office building containing 44,114 gross square feet.
	Location:	1731 Bush River Road, Columbia
	County:	Richland
	Purpose:	To dispose of surplus real property.
	Price/Transferred To:	TBD/Not less than appraised value.
	Disposition of Proceeds:	To be divided between Department of Administration and South Carolina State Law Enforcement Division pursuant to Proviso 93.8.

AUTHORITY ACTION REQUESTED:

Approve the property conveyance and transaction, as recommended by the Department of Administration, Facilities Management and Property Services.

ATTACHMENTS:

Agenda item worksheet and attachment

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/9/2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Department of Administration
   (b) Authorized Official Signature: Ashlie Lancaster, Director

2. **Subject: Real Property Conveyances**

3. **Summary and Background Information:**

(a) **Controlling Agency:**	**South Carolina State Law Enforcement Division**
Acreage:	3.948± acres and a 2-story office building containing 44,114 gross square feet.
Location:	1731 Bush River Road, Columbia
County:	Richland
Purpose:	To dispose of surplus real property.
Price/Transferred To:	TBD/Not less than appraised value.
Disposition of Proceeds:	To be divided between Department of Administration and South Carolina State Law Enforcement Division pursuant to Proviso 93.8.

4. **What is the Authority asked to do?** Approve the property conveyance and transaction as requested.

5. **What is recommendation of the submitting agency involved?** Approve the property conveyance and transaction as requested.

6. **Private Participant Disclosure – Check only one:**
   ☒ No private participants will be known at the time the Authority considers this agenda item.
   ☐ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. **Recommendation of other office (as required)?**
   (a) Authorized Signature: _____
   (b) Office Name:

8. **List of Supporting Documents:**
   (a) SC Code of Laws Section 1-11-65
   (b) 2024-2025 Appropriations Bill H5100, Part 1B, Proviso 93.8
   (c) SLED Letter
   (d) Map

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

SOUTH CAROLINA CODE OF LAWS

SECTION 1–11–65. Approval and recordation of real property transactions involving governmental bodies.

(A) All transactions involving real property, made for or by any governmental bodies, excluding political subdivisions of the State, must be approved by and recorded with the Department of Administration for transactions of one million dollars or less. For transactions of more than one million dollars, approval of the State Fiscal Accountability Authority is required in lieu of the department, although the recording will be with the department. Upon approval of the transaction, there must be recorded simultaneously with the deed, a certificate of acceptance, which acknowledges the department's and authority's approval of the transaction as required. The county recording authority cannot accept for recording any deed not accompanied by a certificate of acceptance. The department and authority may exempt a governmental body from the provisions of this subsection.

(B) All state agencies, departments, and institutions authorized by law to accept gifts of tangible personal property shall have executed by its governing body an acknowledgment of acceptance prior to transfer of the tangible personal property to the agency, department, or institution.

HISTORY: 1985 Act No. 201, Part II, Section 5; 1989 Act No. 26, Section 1; 1997 Act No. 153, Section 2; 2014 Act No. 121 (S.22), Pt V, Section 7.C, eff July 1, 2015.

Editor's Note

Except for designation of the paragraphs, this section and former Section 1-11-57 were identical. For consistency, Section 1-11-57 is treated as an amendment to this section.

Effect of Amendment

2014 Act No. 121, Section 7.C, rewrote subsection (A).

South Carolina General Assembly
126th Session, 2025-2026

H. 4025
General Appropriations Bill for fiscal year 2025-2026
As Ratified by the General Assembly

PART IB

OPERATION OF STATE GOVERNMENT

SECTION 93 – D500-DEPARTMENT OF ADMINISTRATION

93.8. (DOA: Sale of Surplus Real Property) (A) Up to fifty percent of the proceeds, net of selling expenses, from the sale of surplus real properties shall be retained by the Department of Administration and used for the deferred maintenance of state-owned buildings. The remaining fifty percent of the net proceeds shall be returned to the agency that the property is owned by, under the control of, or assigned to and shall be used by that agency for nonrecurring purposes. This provision applies to all state agencies and departments except: institutions of higher learning; the Public Service Authority; the Ports Authority; the MUSC Hospital Authority; the Myrtle Beach Air Force Redevelopment Authority; the Department of Transportation; the Columbia State Farmers Market; the Department of Agriculture's Columbia Metrology Lab building and property; the Charleston Naval Complex Redevelopment Authority; the Department of Commerce's Division of Public Railways; the Midlands Technical College Enterprise Campus Authority; the Trident Technical College Enterprise Campus Authority; the Commissioners residence at the Department of Corrections and the Educational Television Commission's Key Road property.

(B) The Educational Television Commission shall be authorized to retain the net proceeds from the sale of its property on Key Road, and such proceeds may be used for the renovation of the ETV Telecommunications Center and other maintenance and operating expenses. If it is determined that sufficient net proceeds are not to be derived from the sale of its property on Key Road to cover the cost of all renovations of the Telecommunications Center, the property on Key Road shall not be sold. Any proposed sale hereunder shall, prior to said sale, be submitted to the Department of Administration for approval as being in compliance with the requirements of this subsection.

(C) The Department of Corrections shall be authorized to retain the net proceeds from the sale of the residence provided for the Commissioner of the Department of Corrections and use such proceeds for deferred maintenance needs at the Department of Corrections.

(D) The Forestry Commission shall be authorized to retain the net proceeds from the sale of surplus land for use in firefighting operations and replacement of firefighting equipment or acquisition of such lands, in the judgment of the commission, that are desirable for State forests.

(E) The Department of Natural Resources shall be authorized to retain the net proceeds from the sale of existing offices originally purchased with a federal grant or with restricted revenue from hunting and fishing license sales for the improvement, consolidation, and/or establishment of regional offices and related facilities.

(F) The Department of Agriculture, the Educational Television Commission, the Department of Corrections, the Department of Natural Resources, and the Forestry Commission shall annually submit a report, within sixty days after the close of the fiscal year, to the Senate Finance Committee and the House Ways and Means Committee on the status of the sale of the identified property and a detailed accounting on the expenditure of funds resulting from such sale.

(G) This provision is comprehensive and supersedes any conflicting provisions concerning disposition of state-owned real property whether in permanent law, temporary law or by provision elsewhere in this act.

(H) Any unused portion of these funds may be carried forward into succeeding fiscal years and used for the same purposes.

South Carolina
STATE LAW ENFORCEMENT DIVISION

P.O. Box 21398
Columbia, South Carolina
29221-1398

Henry D. McMaster, Governor
Mark A. Keel, Chief

WWW.SLED.SC.GOV
(803) 737-9000

September 17, 2025

Ms. Ashlie Lancaster, Director
Division of Facilities Management & Property Services
South Carolina Department of Administration
1200 Senate Street, 6th Floor
Columbia, South Carolina 29201

Dear Ms. Lancaster:
In 2004, the South Carolina Law Enforcement Division (SLED) acquired the property located at 1731 Bush River Road from BellSouth Telecommunication, Inc. SLED operated the facility as its 24-hour dispatch center and as home to many of its investigative units.

With the recent construction of SLED's new Forensics Laboratory, the former laboratory facility at 4416 Broad River Road became available. SLED undertook a capital project to renovate the former laboratory and convert it into an office facility. That project was completed in May 2025, and all units and operations previously assigned to 1731 Bush River Road were relocated to the renovated facility. SLED no longer has any activities at the Bush River Road facility.

SLED has declared the property at 1731 Bush River Road as surplus to its needs and respectfully requests Department of Administration and/or State Fiscal Accountability Authority approval for the disposition of said property.

Thank you and please do not hesitate to let us know if we may be of assistance in any way.

Sincerely,

Mark A Keel, Chief
SC State Law Enforcement Division

1731 Bush River Road, Columbia, SC

10/27/2025, 3:31:21 PM

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0 0.03 0.06 0.11 km

Roads

Arterial

Local

Parcels

County Boundaries

Municipalities

Unincorporated

Printed from Lexington County One Map. Lexington County makes no warranty, representation or guaranty... View the full data disclaimer at https://lex-co.sc.gov/departments/planning-gis/gis-

AGENCY: Division of Procurement Services

SUBJECT: Audit and Certification - University of South Carolina

The S.C. Consolidated Procurement Code and ensuing regulations (Code) authorize agencies to make direct procurements up to $50,000 and to enter sole source and emergency procurement contracts with no dollar limitation. S.C. Codes §§ 11-35-1210 (1), 1560, and 1570, and Regulation 19-445.2000C (1). The Code authorizes the Authority to authorize additional procurement authority by assigning dollar limits below which an agency may make direct procurements. On October 23, 2018, the Authority delegated procurement authority to the University of South Carolina (USC) as follows:

Procurement Area	**Certification $ Limits**
Supplies and Services	3,000,000 per commitment*
Consultant Services	3,000,000 per commitment*
Information Technology	3,000,000 per commitment*
Revenue Generating Contract	15,000,000 per commitment*
Construction Contract Award	4,000,000 per award
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

- Total potential purchase commitment whether single year or multi-term contracts are used.

In accordance with S.C. Code Ann. § 11-35-1230, the Division of Procurement Services (DPS) audited the procurement operating policies and procedures of USC to determine whether the internal controls of the university's procurement system were adequate to ensure compliance, in all material respects, with the Procurement Code. We found USC's system of internal controls over procurement and purchasing card procedures were not adequate to ensure compliance with the Procurement Code and State P-Card Policy as described in the audit report and made recommendations for improvement. Based on the findings and recommendations, DPS will conduct a follow up audit in one year. With the implementation of the recommended corrective action, USC's system of internal controls over procurement will be adequate to ensure compliance with the Procurement Code as described in the audit report

Based on the audit findings, DPS recommends the Authority to take the action set forth in Section 4 below, including reducing USC's authority to make direct procurements for Supplies & Services, and Information Technology.

AGENCY: Division of Procurement Services

SUBJECT: Audit and Certification - University of South Carolina

AUTHORITY ACTION REQUESTED:

Per S.C. Code Ann. §11-35-1210, Authorize University of South Carolina (USC) to make direct procurements at the following limits for three years from date of approval:

Procurement Area	**Certification $ Limits**
Supplies and Services[1]	1,500,000 per commitment*
Information Technology[2]	2,500,000 per commitment*
Revenue Generating Contract	15,000,000 per commitment*
Construction Contract Award	5,000,000 per award
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

* Total potential purchase commitment whether single year or multi-term contracts are used.

Require USC to submit revised sole source procedures, including adoption of DPS' published determination form, to DPS for approval of within 30 days, and train all end users, within 60 days. After procedures have been approved, amend USC's sole source procurement authority to require all authorized sole source written determinations, including market research, be submitted to DPS for approval prior to public notice, when applicable, for a period of three months. Following that, all sole source written determinations will be submitted to DPS as they are approved by the appropriate USC authority for an additional nine months. Those determinations will be reviewed at least monthly by A&C to evaluate the sufficiency of determinations and provide guidance to USC's AVP/CPO as needed. If at any time during the year, A&C is satisfied with USC's process and determinations, A&C may terminate the concurrent notification requirement.

Require USC to cancel 75% of its P-Cards within 30 days of receipt of this report for a period of one year and send A&C a list if canceled cards and an updated active cardholder listing. Require USC to update its internal P-Card procedures and submit a copy to A&C for approval within 90 days. Require USC to perform an independent P-Card audit within the next year and submit a copy of this audit to A&C.

ATTACHMENTS:

Agenda item worksheet and attachment

[1] Supplies and Services includes non-IT consulting services.
[2] Information Technology includes consultant assistance for any aspect of information technology, systems, and networks.

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: December 9, 2025 **Regular Agenda**

1. **Submitted by:**
   (a) Agency: Division of Procurement Services
   (b) Authorized Official Signature: John St. C. White, Materials Management Officer

2. **Subject:** **Audit and Certification**
   University of South Carolina

3. **Summary and Background Information:**

The S.C. Consolidated Procurement Code and ensuing regulations (Code) authorize agencies to make direct procurements up to $50,000 and to enter sole source and emergency procurement contracts with no dollar limitation. S.C. Codes §§ 11-35-1210 (1), 1560, and 1570, and Regulation 19-445.2000C (1). The Code authorizes the Authority to authorize additional procurement authority by assigning dollar limits below which an agency may make direct procurements. On October 23, 2018, the Authority delegated procurement authority to the University of South Carolina (USC) as follows:

Procurement Area	Certification $ Limits
Supplies and Services	3,000,000 per commitment*
Consultant Services	3,000,000 per commitment*
Information Technology	3,000,000 per commitment*
Revenue Generating Contract	15,000,000 per commitment*
Construction Contract Award	4,000,000 per award
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

* Total potential purchase commitment whether single year or multi-term contracts are used.

In accordance with S.C. Code Ann. § 11-35-1230, the Division of Procurement Services (DPS) audited the procurement operating policies and procedures of USC to determine whether the internal controls of the university's procurement system were adequate to ensure compliance, in all material respects, with the Procurement Code. We found USC's system of internal controls over procurement and purchasing card procedures were not adequate to ensure compliance with the Procurement Code and State P-Card Policy as described in the audit report and made recommendations for improvement. Based on the findings and recommendations, DPS will conduct a follow up audit in one year. With the implementation of the recommended corrective action, USC's system of internal controls over procurement will be adequate to ensure compliance with the Procurement Code as described in the audit report

Based on the audit findings, DPS recommends the Authority to take the action set forth in Section 4 below, including reducing USC's authority to make direct procurements for Supplies & Services, and Information Technology.

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

4. What is Authority asked to do?

Per S.C. Code Ann. §11-35-1210, Authorize USC to make direct procurements at the following limits for three years from date of approval:

Procurement Area	Certification $ Limits
Supplies and Services[1]	1,500,000 per commitment*
Information Technology[2]	2,500,000 per commitment*
Revenue Generating Contract	15,000,000 per commitment*
Construction Contract Award	5,000,000 per award
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

* Total potential purchase commitment whether single year or multi-term contracts are used.

Require USC to submit revised sole source procedures, including adoption of DPS' published determination form, to DPS for approval of within 30 days, and train all end users, within 60 days. After procedures have been approved, amend USC's sole source procurement authority to require all authorized sole source written determinations, including market research, be submitted to DPS for approval prior to public notice, when applicable, for a period of three months. Following that, all sole source written determinations will be submitted to DPS as they are approved by the appropriate USC authority for an additional nine months. Those determinations will be reviewed at least monthly by A&C to evaluate the sufficiency of determinations and provide guidance to USC's AVP/CPO as needed. If at any time during the year, A&C is satisfied with USC's process and determinations, A&C may terminate the concurrent notification requirement.

Require USC to cancel 75% of its P-Cards within 30 days of receipt of this report for a period of one year and send A&C a list if canceled cards and an updated active cardholder listing. Require USC to update its internal P-Card procedures and submit a copy to A&C for approval within 90 days. Require USC to perform an independent P-Card audit within the next year and submit a copy of this audit to A&C.

5. What is recommendation of the submitting agency involved?

As set forth above, 1) authorize USC to make direct procurements at the recommended limits for three years, 2) amend USC's sole source procurement authority for up to one year, and 3) require USC to suspend 75% of its active P-Cards, revise its P-Card manual, and conduct an independent audit of its P-Card program.

6. Private Participant Disclosure – Check one:

☒ No private participants will be known at the time the Authority considers this agenda item.

☐ A Private Participant Disclosure form has been attached for each private participant.

As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name: _____

[1] Supplies and Services includes non-IT consulting services.

[2] Information Technology includes consultant assistance for any aspect of information technology, systems, and networks.

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

8. List of Supporting Documents:

(a) Procurement Audit Report
(b) S.C. Code Ann. § 11-35-1230
(c) S.C. Code Ann. § 11-35-1210
(d) Certification Comparison

9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide information from the submitting agency that there are no related transactions.

University of South Carolina

INDEPENDENT PROCUREMENT AUDIT REPORT

for the Audit Period:
April 1, 2020, to March 31, 2023

Office of Audit & Certification
Division of Procurement Services
November 21, 2025

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Abbreviations

A&C – Audit and Certification
BoA – Bank of America
Cardholder – Purchasing Card Holder
Code – SC Consolidated Procurement Code and ensuing Regulations
CPO – Chief Procurement Officer
DPS – Division of Procurement Services
PI Manual – Manual for Planning and Execution of State Permanent Improvements
MBE – Minority Owned Business Enterprise
PCA – Purchasing Card Administrator
P-Card – Purchasing Card
PO – Purchase Order
SFAA – State Fiscal Accountability Authority
SMBCC – Small and Minority Business Contracting and Certification
State P-Card Policy – SC Purchasing Card Policy and Procedures
STC – State Term Contract
STL – Single Transaction Limit

Introduction

DPS audited the University of South Carolina's (USC) internal procurement operating policies and procedures, as outlined in their internal Procurement Operating Procedures Manual, under Code section 11-35-1230 and Reg. 19-445.2020.

The primary objective of our audit was to determine whether, in all material respects, USC's system of internal controls over procurement was adequate to ensure compliance with the Code.

The management of USC is responsible for the university's compliance with the Code. Those responsibilities include the following:

- Identifying the university's procurement activities and understanding and complying with the Code
- Establishing and maintaining an effective organization structure and system of internal control over procurement activities that provide reasonable assurance that the university administers its procurement programs in compliance with the Code
- Establishing clear lines of authority and responsibility for making and approving procurements
- Documenting the university's system of internal control over its procurement activities in an internal procurement procedure manual
- Taking corrective action when instances of noncompliance are identified, including corrective action for the findings of this audit

Because of inherent limitations in any system of internal controls, errors or irregularities may occur and not be detected. Projection of any evaluation of the system to future periods is subject to the risk that procedures may become inadequate because of changes in conditions or that the degree of compliance with the procedures may deteriorate.

Our review and evaluation of the system of internal control over procurement transactions, as well as our overall audit of procurement policies and procedures, was conducted with professional care. However, because of the nature of audit testing, they would not necessarily disclose all weaknesses in the system.

Introduction

Our audit was also performed to determine if recertification under SC Code Ann. § 11-35-1210 is warranted.

On October 23, 2018, SFAA granted USC the following procurement certifications:

PROCUREMENT AREA	CURRENT CERTIFICATION $ LIMITS
Supplies and Services	3,000,000 per commitment*
Consultant Services	3,000,000 per commitment*
Information Technology	3,000,000 per commitment*
Revenue Generating Contracts	15,000,000 per commitment*
Construction Contract Award	4,000,000 per commitment*
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

* Total potential purchase commitment whether single year or multi-term contracts are used.

During the audit USC did not request any increases in its certification limits.

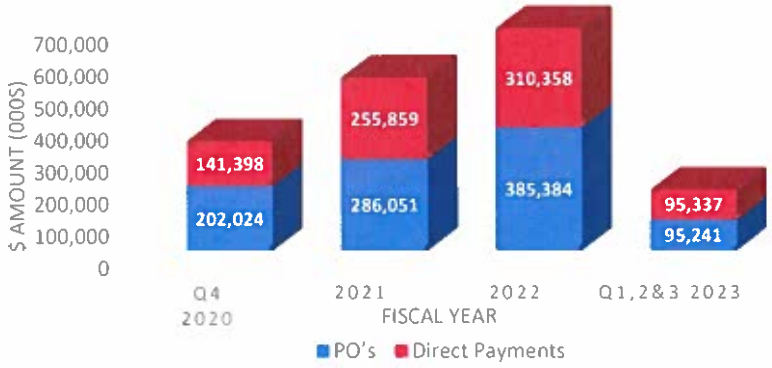
Scope

We conducted our audit to obtain sufficient, appropriate evidence to provide a reasonable basis for our findings and conclusions based on our audit objectives. Our audit included testing, on a sample basis, evidence about USC's compliance with the Code for the period April 1, 2020, through March 31, 2023, the audit period, and performing other procedures that we considered necessary in the circumstances. We reviewed all sole source and emergency procurements for the period January 1, 2017, to March 31, 2023, in accordance with Proviso 117.4. We believe that the evidence obtained provides a reasonable basis for our findings and conclusions based on our audit objectives.

Total Expenditures

During the audit period, the university made expenditures as follows:

	$ Amount (000s)				
	Q4 FY2020	FY2021	FY2022	Q1,2,3 FY2023	Total
POs[1]	202,024	286,051	385,384	95,241	968,700
Direct Pay[2]	141,398	255,859	310,358	95,337	802,952
Total Spend	**343,422**	**541,910**	**695,742**	**190,578**	**1,771,652**



[1] **POs** represents all expenditures made with a Purchase Order. These are required for most contract purchases by the terms of the contract and is the preferred procurement instrument when a government unit orders or procures supplies or services from a vendor.

[2] **Direct Pays** are made without purchase order based on the State PO Policy. These may occur with purchases of supplies or services that are exempt from the Code or for such things as payment for P Card purchases or purchases less than $2,500.

Summary of Results

PAGE

I. Supplies, Services, and IT

A. Purchases Made Without Required Competition 7

USC made purchases during the audit period without the required competition.

B. Grant Specified Exemption Not Adequately Justified 7

USC did not follow its approved Grant Specified Exemption procedures for one of the two such purchases tested.

II. Direct Pays

A. Inadequate Policies and Procedures 9

USC's policies and procedures do not provide adequate internal controls to ensure proper application of the software exemption.

B. P-Cards Used from Other Than Contracted Bank 9

USC made travel purchases using credit cards from a non-STC merchant.

C. Aviation Fuel and Supplies Not Purchased with State Term Contract Credit Card 10

USC purchased aviation fuel and supplies using a credit card not on STC.

III. Sole Source and Emergency Procurements

A. Non-Competitive Procurements Lacked Required Authorization 11

USC allowed unauthorized individuals to approve sole source and emergency procurements.

B. Inadequate Written Determination for Sole Source and Emergency Procurements 12

USC did not provide adequate justification in the written determinations for sole source and emergency purchases.

C. Inappropriate Use of Sole Source Procurements 13

USC made multiple sole source procurements of supplies and services in violation of the Code.

D. Inappropriate Use of Emergency Procurements 14

USC declared six emergencies that did not meet the requirements of the Code.

E. Contracts Executed Prior to Required Written Determination 15

USC approved six sole source determinations after the contracts had been executed, in violation of the Code.

IV. Construction 16

Our testing of construction projects did not identify any compliance issues.

Summary of Results

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V. P-Cards

Program Administration

A. No Documented Liaison Reviews 16

USC did not provide documentation of required liaison reviews for 18 P-Card statements out of 33 tested.

B. Bank Statements Were Not Signed or Not Signed Timely 17

USC's cardholder statements were not signed or not signed within an appropriate time period by either the supervisor or the cardholder for many of the bank statements tested.

C. Independent Audit of P-Cards Not Adequate 17

The independent P-Card audit did not include a review of Program Administration.

Transaction Testing

A. P-Cards Inadequately Secured 18

USC cardholders made numerous recurring monthly payments on accounts by leaving their P-Card number on file on websites in violation of State P-Card Policy.

B. Prohibited Transactions 18

USC made 13 P-Card transactions that were prohibited by the State P-Card Policy.

VI. Procurements Reported as Unauthorized or Otherwise in Violation of the Procurement Code 20

Our testing of the disposition of procurements that were reported as unauthorized or otherwise in violation of the Procurement Code did not identify any compliance issues.

VII. Surplus Property 20

Our testing of surplus property did not identify any compliance issues.

VIII. Assistance to MBEs 20

Our testing of MBE reporting did not identify any compliance issues.

Note: The University's responses to issues raised in this report have been inserted immediately following the recommendations in the body of the report.

Results of Audit

I. Supplies, Services, and IT

We audited expenditures exceeding $10,000 made with POs, and expenditures made without a PO to determine compliance with the Code.

Our review of procurements for the audit period identified the following issues:

A. Purchases Made Without Required Competition

USC purchased printing paper and supplies for its printing center totaling approximately $564k during the audit period without soliciting competition. Management stated they utilized four vendors for printing paper and supplies that were not available on STCs. However, one of those vendors was put on a blanket purchase order with terms like a blanket agreement and received over $171k in spend. Another of the four vendors was on contract but received approximately $263k in purchases of non-contract paper without competition.

Excepting sole source and emergency purchases, SC Code Ann. § 11-35-1510 requires contracts to be awarded by competitive sealed bidding or other competitive acquisition procedures set forth therein.

Recommendation: We recommend these purchases be reported as unauthorized or otherwise in violation of the Procurement Code. We further recommend USC solicit competition and award contracts as required by the Code for all supplies and services.

University Response

These purchases have been reported as unauthorized. The University is currently soliciting a Fixed Price Bid for specialized printing paper not available on State Term Contract, which will ensure compliance with procurement requirements moving forward.

B. Grant Specified Exemption Not Adequately Justified

We tested two purchases made using USC's approved grant specified exemption procedures. One purchase of equipment totaling $509,742 did not follow USC's approved procedures. USC's approved procedures for the Grant Specified Exemption, dated May 16, 1994, require certifying the reason the equipment or service specifically named in proposal documents is essential and critical to the successful completion of the grant. USC's approved procedures provide Grant Specified Exemption Criteria 3., "A requirement of the certification process will be complete written justification by the principal investigator (P.I.) as to why particular specified equipment or services are essential and critical to the successful completion of the externally funded project. If this has not been obtained, then the goods/services will be acquired in accordance with the South Carolina Consolidated Procurement Code."

Results of Audit

The Procurement Certification signed by the principal investigator does not adequately justify the equipment as essential to the successful completion of the grant funded project. The principal investigator's certification checks a box and references a "justification of need" document that describes multiple projects/grants that were ongoing in the "entire USC research community". As the research under the referenced grant was already in process using different equipment, certifying that the requested equipment is essential to successful completion of the project would be unreasonable.

USC's approved procedures lack clarity regarding the timing of approved determination and what qualifies under the exemption. The CPO issued guidance to USC's purchasing department dated November 15, 1994, stating, "After a grant is approved, and exemption request cannot be considered." The determination under this exemption is required to be completed and approved prior to application for the grant and limited, by the terms of the exemption to major equipment, subcontracts, and consultants. In this instance, the justification of need references a grant award number indicating that the determination was made after the grant award.

USC's approved procedure, criteria 2, included ", etc." in addition to the equipment and services specified in the exemption. USC's Procurement Exemption Certification Form, included in its approved procedures, expanded this to "other (identify)", thus expanding the scope of the exemption without authorization.

Recommendation: We recommend USC revise its Grant Specified Exemption procedures and seek approval of the revised procedures from DPS to bring its procedures into compliance with subsequently issued CPO guidance. We provided USC management with sample procedures to assist in the approval process.

We further recommend USC Purchasing management provide written guidance to the Office of Sponsored Programs and Research regarding grant specified exemption procedures and monitor performance to ensure compliance with USC's approved procedures.

University Response

The University has revised its procedures and requested approval as recommended. The Director of Purchasing has also provided written notification of these revised procedures regarding grant specified exemption procedures and will monitor performance to ensure compliance with these procedures.

II. Direct Payments

A. Inadequate Policies and Procedures

USC refers internally to direct payments as payment requests. University procedures do not require payment requests to be routed through the Purchasing department for approval. USC's internal procedures include a list of allowable circumstances under which payment requests are allowed and documentation required. The list includes provisions that are inadequate to ensure compliance with the Code, such as, annual maintenance renewals for software, hardware, and insurance. The software license renewal exemption requires competition unless they were originally procured by a competitive source selection method as required by the software license exemption.

Recommendation: We recommend USC revise its internal procedures to require a PO and to provide for specific circumstances under which a PO is not required, using the State PO Policy as a guide. The revised procedures should further clarify when software purchases meet the State's software license renewal exemption. We also recommend software maintenance and insurance purchases be approved by the Purchasing Department before a payment request is processed to verify compliance with the exemption where applicable. We also recommend documented approvals be retained in the file to support the Payment Request.

University Response

The University will revise the policy to make it clearer as to when a purchase order should be used vs a payment request. The Controller's Office has updated the PeopleSoft Payment Request Matrix and will coordinate with the Purchasing Department prior to making any future updates to ensure consistency with the SC Consolidated Procurement Code.

B. P-Cards Used from Other Than Contracted Bank

While testing Direct Payments we found expenditures made on Diner's Club credit cards which are not on state term contract. USC spent $3,140,023 through Diner's Club during the audit period. Procurement management stated they did not have any knowledge of this credit card program. Diner's Club cards were used for university employee travel. Management stated they were in the process of discontinuing the Diner's Club card program and would be replacing it with the BoA travel card program.

Per the State P-Card Policy, "The P-Card is the only purchasing card authorized for use by employees of any State Agencies and by authorized employees of State Colleges and Universities".

Recommendation: We recommend USC cancel this unauthorized purchasing card contract made in violation the Procurement Code and consider requesting approval from the CG's office to implement the BoA lodging card program. We further recommend USC develop and implement

procedures to identify and adequately manage all procurement activities to ensure compliance with the State P-Card Policy and the Code.

University Response

The University acknowledges the audit's findings regarding the use of the Diner's Club credit card program for employee travel. The contract has been cancelled and employee travel has been transitioned to the BOA travel card.

C. Aviation Fuel and Supplies Not Purchased with State Term Contract Credit Card

While testing Direct Payments we found that aviation fuel was purchased on a credit card from World Fuel Services which is a non-STC vendor. USC spent $173,162 through World Fuel Services during the audit period. Procurement management stated they did not have any knowledge of this credit card program. The World Fuel Services card was used for aircraft expenditures, including jet fuel.

We tested five expenditures for the World Fuel Services card totaling $17,046. Invoices were not provided for three of the five expenditures tested. Management stated one undocumented expenditure for $16,596 was for pilot training. USC procurement indicated their reliance on a "fuel card" exemption; however, the exemption is for the purchase of fuel using a state fuel card. It does not provide for non-competitive contracts for additional fuel cards.

Per USC's internal policies and procedures, "purchases exceeding $10,000 must be purchased by PO and through the University's Purchasing Department." Without documented management review and approval, there is increased risk of misuse for the World Fuel Services card program.

We also requested a copy of the current contract between World Fuel Services and USC, to determine how it was procured, but it was not provided. Procurement management indicated that the contract was not procured through USC Purchasing.

Recommendation: We recommend the World Fuel Services contract be reported as a procurement that was unauthorized or otherwise in violation of the Procurement Code and be terminated. We further recommend that USC use the state term fuel card contract to purchase aviation fuel. If the state term contract vendor is unable to provide the aviation fuel USC is required to solicit a new contract.

University Response

The University acknowledges the audit's findings regarding aviation fuel purchase. The World Fuel Services card account has been closed. It has been reported as an unauthorized procurement.

III. Sole Source and Emergency Procurements

We evaluated written determinations for all sole source and emergency procurements pursuant to SC Code Ann. §§ 11-35-1560 and 11-35-1570, to assess the appropriateness of the procurement actions and the accuracy of the quarterly reports required by § 11-35-2440.

During the audit period USC reported the following to DPS:

- 1,499 sole source procurements totaling approximately $103.3M, and
- 205 emergency procurements totaling approximately $43.3M

A. Non-Competitive Procurements Lacked Required Authorization

The University President delegated the authority to approve sole source and emergency procurements to the Associate VP/Chief Procurement Officer. On September 4, 2019, the Associate VP delegated authority to the Purchasing Director, or to their designee, to place her signature on documents for which she has provided approval. Documentation of those approvals was not provided during the audit resulting in unauthorized procurements under Reg. 19-445-2105 C. (1) and 19-445-2110 G.

We also found USC bypassed the management approval process by adding additional dollar amounts to original written determinations without proper approval or competition.

A written sole source determination for background screening services, dated April 18, 2017, was not reported to DPS until April 10, 2018. The initial amount on the determination was $900,000. An additional $750,000 was added and then removed. The amount ultimately reported to DPS was $1.6m. On August 18, 2017, the Board of Trustees approved a service agreement with this vendor for $750,000 over a five-year period. The required multi-term determination was not provided, and the $1.6m exceeded the amount approved by the Board. Additional purchases require the same approval process, but the required approvals for this additional sole source amount was not obtained. This practice by-passed the delegated approval required by the code.

Without the required approvals, and proper signatures, it was difficult to determine who was reviewing and approving these determinations.

Recommendation: We recommend USC develop and implement procedures to ensure compliance with Reg. 19-445-2105 (C) 1, and 19-445-2110 (G), regarding sole source and emergency procurement approvals. Any new delegation of sole source approval authority must be submitted in writing to DPS.

Additional dollar amounts, including change orders, added to either a sole source or emergency procurement must be properly approved and reported to DPS as required by the Code.

University Response

The University acknowledges the audit's findings related to the documentation of sole source and emergency procurement approvals. All change orders associated with sole source or emergency procurements are routed back through the approval process and included in the University's reporting to ensure compliance and accountability.

B. Inadequate Written Determinations for Sole Source and Emergency Procurements

Sole Source: SC Regulation 19-445.2105 requires that a sole source determination must include a purchase description that states the using agency's actual need, which shall not be unduly restrictive. In practice, a description of the problem to be solved provides the context for a range of solutions that meet the agency's need. USC often described the business "need" in terms of a specific product or service which is a solution, not the need. Some sole source determinations described the agency need using specifications provided by the vendor. USC's identification of a single product or reliance on vendor proprietary specifications, unduly restricts competition. Many of the justifications stated that the item was unique without further explanations and without the support of documented market research that could identify other products that meet the agency's need. Without market research, it cannot be determined whether other solutions are able to meet the agency's need. USC's standard form written determination for sole source procurements states that "the reason for the sole source is based on the SC Code of Regulations and where compatibility of equipment, accessories, or replacement parts is the paramount consideration". USC's practice was to essentially use the determination form as a cover sheet and have the principal investigator or other personnel provide additional information in a separate document or email in support of the determination. Sole source written determinations did not provide an appropriate description of the agency's need, describe the market based on research, nor contain sufficient factual grounds and reasoning to support an informed, objective explanation for a sole source.

Emergency: USC's standard form written determination for emergency procurements states "The basis for the emergency determination and the reason no other vendor is suitable is: The South Carolina Consolidated Code, Section 19.445-2110, Subsection B (1) the functioning of State government; (2) the preservation or protection of property and (3) the health and safety of any person." USC's practice was to change the description of the emergency on the form and retain unspecified documentation in the file, such as justification drafted by other personnel in separate documents or emails. The resulting written determinations, including support documents, did not provide factual grounds and reasoning to provide an informed, objective explanation for the basis for the emergency procurement and for the selection of the contractor, as required.

Recommendation: We recommend USC develop and implement procedures to ensure that written determinations start with a description of agency need that is not unduly restrictive, describe the market based on research performed, and provide sufficient factual grounds and reasoning to provide informed, objective explanations for all sole source and emergency procurements as required by Regs. 19-445-2105(C)2, and 2110(B)1. We further recommend documented market research performed in support of sole source procurements describe the market sufficiently to support the determination.

For a period of three months USC should begin immediately to submit all authorized written determinations, including market research, to A&C for review and approval and prior to public notice when applicable. Following that, for a period of nine months, USC should submit all authorized sole source written determinations, including market research, to A&C concurrent with authorized approval, for A&C's monthly review.

University Response

The University's Purchasing Department has reviewed the training materials available on the State Procurement website to reinforce our understanding of the requirements related to market research and the preparation of written determinations. Procurement officials in the Purchasing department have also undergone additional training emphasizing the importance of conducting and documenting market research in a manner that clearly describes the market landscape and supports the basis for sole source or emergency determinations.

C. Inappropriate Use of Sole Source Procurements

USC procured numerous sole source procurements totaling approximately $5.4m in violation of the Code. Purchases included:

- One sole source determination was based on the expiration of a contract.
- Twelve purchases included software maintenance and licenses. No market research was provided to verify these were the only vendors able to provide these supplies or services.
- Seven sole source determinations were approved after the services had been provided.
- Six purchases for student recruitment consulting contracts in a foreign country. Five of the six determinations were dated after the contract execution date.
- One purchase was made with foundation funds, which USC inappropriately treated as an exempt purchase, and subsequently converted to a sole source.

The University tracks various fiduciary funds, held on behalf of other entities, in "Z" fund accounts and considers those funds, including foundation funds, exempt from the Code. Those funds are then expended by the University without competition. To the extent these funds are expended by the University, regardless of source, they are subject to the procurement code.

(SC Code Ann. § 11-35-40 (2))

Recommendation: We recommend the University develop and implement procedures to ensure sole source procurements are based on documented market research, properly approved by authorized personnel prior to contract execution, and that appropriate personnel be trained in the revised sole source procurement procedures. There are some training videos on DPS's website that may be helpful. We recommend USC report these purchases to DPS as unauthorized or otherwise in violation of the Procurement Code in accordance with Reg. 19-445-2015.

We recommend USC ensure that any funds held in its capacity as fiduciary for other entities not under university control, be separated from university funds. Any such funds expended by the University are subject to the Code.

University Response

The University understands the need for documented market research and has trained all procurement officials by using the Audit and Certification guidelines on their website and as outlined in the previous response. The internal procedures manual has been updated accordingly. All identified purchases that took place after the contract execution date were sent to the appropriate authority for ratification. We agree that any funds held in fiduciary for other entities not under University control must be separated from other university funds.

D. Inappropriate Use of Emergency Procurements

USC declared three emergencies totaling approximately $97k that did not meet the definition of an emergency.

Two such declarations were based on the expiration of a contract. USC declared an emergency due to a lack of time to solicit competition prior to the expiration date of the contract. While the emergency procurements declared due to the expiration of a contract did not meet the Code's definition of an emergency, we recognize that the University made efforts to limit the term of the emergency to a length sufficient to award a new contract, but this was not reflected in the documentation.

One emergency was to add replacement boiler motors to inventory in case of an emergency power failure in the future. There was no immediate emergency, and these motors could have been competitively procured.

Regulation 19-445.2110 (B) defines an emergency:

> An emergency condition which creates a threat to public health, welfare, or safety such as may arise by reason of flood, epidemics, riots, equipment failures, fire loss, or such other reason as may be proclaimed by either the CPO or the head of a purchasing agency or a designee of either office. The existence of such conditions must create an immediate and serious need for supplies, services, information technology, or construction that cannot be met through normal procurement methods and the lack of which would seriously threaten:

(1) The functioning of State government;
(2) The preservation or protection of property; or
(3) The health or safety of any person.

The SC Supreme Court, relying on the above Regulation and the common meaning of the term emergency, held that "[a]n emergency is, by its very nature, a sudden, unexpected onset of a serious condition." [1] The expiration of a contract in accordance with its terms is not an event that is sudden and unexpected.

Recommendation: We recommend USC develop and implement procedures to ensure emergency procurements are limited to circumstances that meet the definition of an emergency under Reg. 19-445.2110. We also recommend all future instances where contracts are expiring and require extension to facilitate solicitation of competition, such extensions limit the term of the contract to the length of time required to solicit a competitive contract as required by the Code. We further recommend that USC procurement department develop procedures to track contract expiration dates.

These six purchases should be reported to DPS as unauthorized or otherwise in violation of the Procurement Code in accordance with Reg. 19-445-2015. .

University Response

The University acknowledges the audit's concerns regarding the application of emergency procurement authority. Moving forward, the University has strengthened contract management procedures by hiring a contract administrator and implementing improved tracking mechanisms to provide greater lead time for re-solicitation. The purchases identified as inappropriate have been submitted for ratification. We are also providing additional training to procurement staff to ensure that emergency authority is exercised only in circumstances that meet the strict statutory definition.

E. Contracts Executed Prior to Required Written Determination

In addition to the seven Sole Source Determinations being approved after the services had been provided (See finding III-D), USC approved the written determinations for six sole source procurements, totaling approximately $525k, after the contracts had been executed.

The Board Secretary signed contracts for five of these purchases, and the Vice Chancellor signed one without competition and before they were determined to be sole source procurements.

These practices do not comply with § 11-35-1560.

Recommendation: We recommend USC report these procurements to DPS as unauthorized or otherwise in violation of the Procurement Code in compliance with Reg. 19-445-2015, including an

[1] The State of South Carolina, In the Supreme Court, Opinion No. 26534, Heard April 15, 2008 – Filed August 25, 2008.

explanation of the circumstances, what corrective action will be taken to prevent recurrence, and what action will be taken against the individual.

University Response

The University acknowledges the audit's concerns regarding contracts executed prior to the required written sole source determinations. The contracts noted in this section have been submitted for ratification. A formal notice was distributed to all University personnel explicitly prohibiting the execution of contracts until the appropriate procurement method is determined and approved.

IV. Construction

We tested construction, and architectural/engineer and related professional service contracts for compliance with the Code and the PI Manual.

Our testing found construction procurements had been conducted in compliance with the Code and PI Manual.

University Response

No Agency Response Needed

V. P-Cards

USC had 1,220 P-Cards in use during the audit period and spent $76.8m in 238,412 transactions. Based on the volume of usage, there is increased risk that misuse or abuse of P-Cards will not be prevented or detected without adequate management oversight.

Program Administration

We reviewed USC's P-Card Policy and Procedures for compliance with the State P-Card Policy and identified weaknesses in program oversight.

A. No Documented Liaison Reviews

USC did not provide evidence of liaison reviews for 18 statements out of 33 that were tested. State P-Card Policy III(C)3 requires liaisons to perform documented monthly reviews.

Recommendation: We recommend USC update its internal P-Card policies and procedures to require documented reviews by liaisons, and internal controls that comply with the State P-Card Policy. We further recommend that cardholders be trained on the revised procedures.

University Response

The University will update its internal P-card policies and procedures to require documented reviews by liaisons and other internal controls in compliance with the State P-card policy. We will also ensure that all cardholders are trained in the revised procedures. We anticipate having this completed by December 1, 2025.

B. Bank Statements Were Not Signed or Not Signed Timely

USC's procedures for signing bank statements are not in compliance with the State P-Card Policy. The University's internal procedures allow the cardholder or supervisor/approver to review purchases up to 30 days past the statement date. Per USC management, payments are usually made to BoA the first week of the month for the previous month's billing cycle. Approval and reconciliations of transactions are to be completed before payments are made as required by Part III(A)(5)(c) of the State P-Card Policy.

Cardholders did not timely sign 11 of the 33 bank statements tested. They were signed 21 to 78 days after the statement date. Additionally, the cardholder did not sign three other bank statements. In one of those instances, the supervisor signed the cardholder's name. Supervisors did not sign 13 of the tested bank statements for 21 to 78 days after the statement date and never signed two additional statements.

State P-Card Policy III (B)(8)c requires supervisors/approving officials to sign cardholder monthly statements signifying review and approval for payment. State P-Card Policy III (D)(4) requires cardholders to sign monthly statements attesting to the accuracy and completeness of the statement.

Recommendation: We recommend USC update its internal policies and procedures to better define a timely signature of approval on P-Card statements by supervisor/approving officials and cardholders in compliance with the State P-Card Policy. We also recommend USC provide refresher training for cardholders and supervisors who have oversight responsibilities for P-Cards.

University Response

The University will update its internal policies and procedures to better define a timely signature of approval on P-card statements by approving officials and cardholders in compliance with the State P-card Policy and will provide refresher training for cardholders and supervisors who have oversight responsibilities for P-cards. We anticipate having this completed by March 1, 2026.

C. Independent Audit of P-Cards Not Adequate

USC provided an annual P-Card audit performed by their internal audit division. However, the audit tested P-Card transactions only and did not include an assessment of Program Administration as required by Section V. 6. of the State P-Card Policy. USC's internal P-Card Manual does not include a provision for an independent annual audit or review of the P-Card program.

Recommendation: We recommend that USC develop and implement procedures to require independent audits of the P-Card program at least annually, including program administration and transaction testing. We further recommend that these audits be performed by individuals not associated with the P-Card program.

USC should conduct an adequate audit of its purchasing card program within one year of implementing corrective actions based on this report and send a copy to A&C for review.

University Response

The University will update the P-Card manual to include a provision for an annual independent audit of both program administration and transaction testing and will arrange to have an audit conducted within one year.

P-Card Transaction Testing

We performed tests of P-Card transactions for a two-month period to ensure compliance with State and university P-Card policies and procedures. Transaction testing identified areas of non-compliance, which were not identified by the PCAs or supervisor/approvers during the monthly review and reconciliation of cardholder statements.

A. P-Cards Inadequately Secured

One hundred thirty-nine cardholders failed to adequately secure their P-Cards. Cardholders made 519 recurring purchases totaling approximately $173k with P-Cards that were stored on external websites. Payments included phone bills, software subscriptions, utilities, podcasts, advertising, storage units, and music streaming services.

P-Cards should not be left on vendor sites for making automatic recurring payments. State P-Card Policy III(D)(1)(c) requires maintaining security of the account number, expiration date, and security code at all times.

University Response

The University has already notified the business community by email notification, by posting a notice prominently on our website and in all training sessions. All cardholders have been formally advised not to leave P-Cards stored on vendor websites for recurring payments, and our procedures manual has been updated accordingly.

We will continue to reinforce this policy through training and regular communication with cardholders and liaisons.

B. Prohibited Transactions

Out of 131 tested, USC cardholders made 13 purchases that violated State P-Card Policy.

One purchase totaling $4,636 was for miscellaneous supplies and included unusually high freight charges $1,700. Management stated the shipping charge was for another purchase on a different invoice that was paid with a Payment Request (Direct Pay). Management did not explain why they paid the shipping charge if it was on the wrong invoice.

Results of Audit

Four purchases totaling $9,458 should have been purchased under STCs. Purchases were made from the University Bookstore, and Amazon. Items purchased include medical equipment, and office supplies.

All governmental bodies are required to procure from STCs when available per § 11-35-310(37). Cardholders are required to ensure all purchases comply with purchasing requirements of the Code per State P-Card Policy III(D)1.e.

Liaisons should be verifying that purchases are made from contract vendors when available per State P-Card Policy III(C).

There were three split purchases involving seven transactions totaling $25,130.

One cardholder split two purchases into four transactions and another split one purchase into three transactions to avoid exceeding the STL.

Order splitting is prohibited per State P-Card Policy IV(C).

There were four personal purchases made by one cardholder totaling $170. After notification by the audit, the University sought reimbursement from the cardholder, however, no action was taken to revoke his P-Card.

Personal purchases are strictly prohibited per State P-Card Policy IV(E)1. Liaison reviews should include verifying there were no prohibited transactions per State P-Card Policy III(C).

One purchase totaling $421 was made from the University bookstore. No supporting documentation was provided for this purchase.

State P-Card Policy III(D)1.i., as well as internal P-Card policies, require Cardholders to maintain documentation, including itemized receipts or invoices. Without proper documentation, we are unable to determine compliance with the Code or State P-Card Policy.

Recommendation: We recommend USC develop and implement procedures to ensure compliance with the State P-Card Policy and retrain cardholders, as well as those charged with P-Card oversight, to comply with State P-Card and revised internal P-Card procedures. We also recommend the University suspend cards for cardholders that violate the State or University P-Card Policy. We further recommend USC implement the use of checklists in the documented monthly liaison review to identify purchases which violate State and internal P-Card policies.

USC should send a copy of its revised P-Card procedures to A&C within 90 days.

University Response

The University will refine its procedures to ensure compliance with the State P-card policy in all aspects and will retrain all cardholders and those charged with P-card oversight. We anticipate having this completed by March 1, 2026.

Results of Audit

VI. Procurements Reported as Unauthorized or Otherwise in Violation of the Procurement Code

We tested procurements reported as unauthorized or otherwise in violation the Procurement Code to determine compliance with the Code and Regulations. All such procurements were properly resolved.

University Response

No Agency Response Needed

VII. Surplus Property

We tested asset disposals to determine compliance with the Code and State policies and procedures. We did not identify any compliance issues.

University Response

No Agency Response Needed

VIII. Assistance to MBEs

We obtained copies of USC's Annual MBE utilization plans and quarterly progress reports to assess compliance with the Code and did not identify any issues.

University Response

No Agency Response Needed

Certification Recommendation

We recommend USC be required to submit revised sole source procedures, including adoption of DPS' published determination form, to DPS for approval of within 30 days, and train all end users, within 60 days. After procedures have been approved, amend USC's sole source procurement authority to require all authorized sole source written determinations, including market research, be submitted to DPS for approval prior to public notice, when applicable, for a period of three months. Following that, all sole source written determinations will be submitted to DPS as they are approved by the appropriate USC authority for nine months. Those determinations will be reviewed at least monthly by A&C to evaluate the sufficiency of determinations and provide guidance to USC's AVP/CPO as needed. If at any time during the year, A&C is satisfied with USC's process and determinations, A&C may terminate the concurrent notification requirement.

We recommend USC cancel 75% of its P-Cards within 30 days of receipt of this report for a period of one year and send A&C a list of cancelled cards and an updated active cardholder listing. We further recommend USC update its internal P-Card procedures and submit a copy to A&C for approval within 90 days. We also recommend USC perform an independent P-Card audit within the next year and submit a copy of this audit to A&C.

As provided in SC Code Ann. § 11-35-1210, we recommend that USC's procurement authority to make direct agency procurements be reduced to the following limits for three years:

PROCUREMENT AREA	RECOMMENDED CERTIFICATION $ LIMITS
Supplies and Services[1]	1,500,000 per commitment*
Information Technology[2]	2,500,000 per commitment*
Revenue Generating Contracts	15,000,000 per commitment*
Construction Contract Award	5,000,000 per award
Construction Contract Change Order	500,000 per change order
Architect/Engineer Contract Amendment	100,000 per amendment

* Total potential purchase commitment whether single year or multi-term contracts are used.

Crawford Milling
Director, Audit & Certification

[1] Supplies and Services including non-IT consulting services via all source selection methods
[2] Information Technology includes consulting services for any aspect of information technology, systems and networks

SECTION 11-35-1230. Auditing and fiscal reporting.

(1) The Division of Procurement Services, through consultation with the chief procurement officers, shall develop written plans for the auditing of state procurements.

(2) In procurement audits of governmental bodies thereafter, the auditors from the Division of Procurement Services shall review the adequacy of the governmental body's internal controls in order to ensure compliance with the requirement of this code and the ensuing regulations. A noncompliance discovered through audit must be transmitted in management letters to the audited governmental body and the board. The Division of Procurement Services shall provide in writing proposed corrective action to governmental bodies. Based upon audit recommendations, the board may revoke certification as provided in Section 11-35-1210 and require the governmental body to make all procurements through the appropriate chief procurement officer above a dollar limit set by the board, until such time as the board is assured of compliance with this code and its regulations by that governmental body.

SECTION 11-35-1210. Certification.

(1) Authority. In an amount up to fifty thousand dollars in actual or potential value, individual governmental bodies may make direct procurements not under term contracts. Subject to the following and subject to any ensuing regulations:

(a) the board may assign differential dollar limits below which individual governmental bodies may make direct procurements not under term contracts. The Division of Procurement Services shall review the respective governmental body's internal procurement operation, shall certify in writing that it is consistent with the provisions of this code and the ensuing regulations, and recommend to the board those dollar limits for the respective governmental body's procurement not under term contract; and

(b) the Director of the Division of Procurement Services may authorize an individual governmental body to make direct procurements not under term contracts in an amount up to one hundred fifty thousand dollars. All authority granted pursuant to this item must be in writing, and the director shall advise the board in writing of all such authorizations.

(2) Policy. Authorizations granted by the board or the Director of the Division of Procurement Services to a governmental body are subject to the following:

(a) adherence to the provisions of this code and the ensuing regulations, particularly concerning competitive procurement methods;

(b) responsiveness to user needs;

(c) obtaining the best prices for value received.

(3) Adherence to Provisions of the Code. All procurements shall be subject to all the appropriate provisions of this code, especially regarding competitive procurement methods and nonrestrictive specifications.

(4) Subject to subsection (1), the State Board for Technical and Comprehensive Education, in coordination with the appropriate chief procurement officer, may approve a cumulative total of up to fifty thousand dollars in additional procurement authority for technical colleges, provided that the Division of Procurement Services makes no material audit findings concerning procurement. As provided by regulation, any authority granted pursuant to this paragraph is effective when certified in writing by the Division of Procurement Services.

Higher Ed Certification
Comparison to Other Colleges and Universities

AGENCY	CERTIFICATION DAT	CERT NO.	Active	Supplies and Services	Consultant Services	Information Technology	Revenue Generating Contracts	Construction Contract Award	Construction Contract Change Order	Architect/ Engineer Contract Amendment
CITADEL, THE	**1/31/2023**	520	Y	500,000		500,000		500,000	150,000	25,000
CLEMSON UNIVERSITY	**6/18/2024**	530	Y	5,000,000		5,000,000	20,000,000	5,000,000	500,000	100,000
COASTAL CAROLINA UNIVERSITY (CCU)	**12/10/2019**	502	Y	400,000		150,000	1,500,000	300,000	200,000	75,000
COLLEGE OF CHARLESTON (CofC)	**6/18/2024**	531	Y	1,000,000		500,000		200,000	200,000	75,000
FRANCIS MARION UNIVERSITY (FMU)	**6/28/2022**	516	Y	325,000		200,000		50,000	25,000	25,000
LANDER UNIVERSITY	**10/17/2023**	527	Y	200,000		150,000		200,000	75,000	50,000
MEDICAL UNIVERSITY OF SC (MUSC)	**6/29/2021**	512	Y	2,000,000		2,000,000		1,000,000	500,000	100,000
SOUTH CAROLINA, UNIVERSITY OF (USC)	**10/23/2018**	490	Y	3,000,000	3,000,000	3,000,000	15,000,000	4,000,000	500,000	100,000
	12/9/2025	TBD	Recommende	1,500,000		2,500,000	15,000,000	5,000,000	500,000	100,000
WINTHROP UNIVERSITY	**2/4/2025**	530	Y	100,000		100,000		200,000	50,000	25,000

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 13

AGENCY: Marlboro County

SUBJECT: Not Exceeding $3,000,000 of Marlboro County, South Carolina, Special Source Revenue Bonds

The Authority is asked to adopt a resolution making provision for the issuance and sale of not exceeding $3,000,000 of Marlboro County, South Carolina, Special Source Revenue Bonds.

The proceeds of the bonds will defray the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of Marlboro County.

AUTHORITY ACTION REQUESTED:

Adopt a resolution making provision for the issuance and sale of not exceeding $3,000,000 of Marlboro County, South Carolina, Special Source Revenue Bonds.

ATTACHMENTS:

SFAA Resolution

OFFICE OF STATE TREASURER

New Debt Information Form (NDIF) - Initial Form

SFAA Approval Date: 00/00/00 Final Version Date: 00/00/00

1. AGENCY/ISSUER & FINANCING INFORMATION

Agency #: _____ Issuer: Marlboro County, South Carolina Series: 2026

Borrower (if not Issuer): _____

Bond Caption: Special Source Revenue Bonds

Bond Resolution Amount: $3,000,000.00 Est. Production/Par Amt: $3,000,000.00

(Used to calculate initial COI percentages; STO bond issues must use Par Amt *)*

Final Production/Par Amt: $3,000,000.00

Submitted By:

ENTITY	Marlboro County
BY:	Wesley Park
ITS:	Finance Director
Tel:	843-439-2918
Email:	wpark@marlborocounty.sc.gov

Transaction Type/Method of Sale:

	Public Offering:	Competitive: ___	Negotiated: ___
X	Direct Placement:	Competitive: ___	Negotiated: X
	Governmental Loan/Governmental Purchaser		
	Other:		

MSRB (EMMA) Continuing Disclosure Requirement (Y/N): N

MSRB (EMMA) Continuing Disclosure Responsible Party: _____

2. FINANCING (NEW PORTION)

Project #: _____ Project Name: Project Squeeze

Project Address/Location: 4351 Brickyard Road, Wallace, SC 29596 Amount: $3,000,000.00

Project Type: Rehab of Brownfield Site for Industry County: Marlboro

Projected Avg Interest Rate: 4.00% Final Maturity: 06/01/33

3. FINANCING (REFUNDED PORTION)

Series to be Refunded	Refunded Maturities	Principal Refunded	IR of Refunded Bds	Est. Yield of Refunding Bds	Est NPV Svgs. ($)	Est NPV Svgs. (% of Ref. Bds)
		$			$	
		$			$	
		$			$	
	Total	$	*********	*********	$	

4. FINANCING WORKING GROUP

Financial Advisor:	Compass Municipal Advisors, LLC	Disclosure Counsel:	
Bond Counsel:	Haynsworth Sinkler Boyd, P.A.	Issuer's Counsel:	
Underwriter:		Trustee:	
Paying Agent:		Other:	Bank Counsel - TBD

5. FINANCING/PROJECT DESCRIPTION

(Briefly, explain the financing/project, the anticipated costs, & the basis for these cost estimates. Use an attachment if needed)

The Project consists of improvements to the former Delta Mills textile finishing plant in Wallace, SC (the "Plant") for use as can storage and transport. Debt service on the Bond will be paid from a lease of the Plant (the "Lease") on the following terms: 150,000 square feet at $3.50 / s.f. for 7 years ($3,675,000). The term of the Lease begins July 1, 2026 and terminates June 30, 2033. Project includes addition of a 250,000 gallon water tank & sprinkling system for fire suppression, building modifications to meet lessee's operational requirements, office spaces, breakrooms, restrooms, resurfacing of parking lot and roof drain repairs. The costs of the Project are included in an attached excel workbook and cost estimates are based on information received from engineers and contractors.

6. FINANCING/PROJECT APPROVAL DATES

Financing Approvals		Notes:
Issuer/Borrower Approval:	00/00/00	
JBRC Approval:	00/00/00	
SFAA Approval:	00/00/00	

Project Approvals - Phase II (State Entities Only)		Notes:
Issuer/Borrower Approval:	00/00/00	
JBRC Approval:	00/00/00	
SFAA Approval:	00/00/00	

7. TAX AND ARBITRAGE MATTERS & SPEND DOWN SCHEDULE

	Yes	No
a. Is any portion of the project, once completed, to be managed by a third-party pursuant to a management contract? (if yes, please attach copy)		x
b. Will any third-party payments (from support organizations, private entities or the federal government) related to the facility, however indirectly, be used to pay debt service on the bonds?		x

c. If yes to any of the above, please provide a square footage and cost estimate of the portion affected.

Sq. Footage - _____

Cost Estimate - $0

	Bond Proceeds	FYE	Spend Down Schedule Notes
Est. Expenditures - Through 6 Months	$	00/00/00	
Est. Expenditures - Through 12 Months	$	00/00/00	
Est. Expenditures - Through 18 Months	$	00/00/00	
Est. Expenditures - Through 24 Months	$	00/00/00	
Est. Expenditures - Through 36 Months	$	00/00/00	
Est. Expenditures - Through 48 Months	$	00/00/00	
- Estimated Expenditures: Thru FY:	$		

8. ESTIMATED/ACTUAL PROJECT SOURCES AND USES

Sources	Est. Project Budget (Sources)	Est. Project Budget (Uses)	Uses
(1) Bond Proceeds: (a) Par	$ 3,000,000.00	$ 2,950,000.00	Project Fund
(b) Premium/Accr. Int.	$	$	Capitalized Interest Fund
(2) Issuer/Borrower Contr.	$	$	Debt Service Reserve Fund
(3) Debt Service Fund Trans.	$	$	Redemption Price/Escrow Deposit
(4) Debt Service Reserve Fund Contribution	$	$ 50,000.00	Cost of Issuance (Incl. UW Disc.)
		$	Accrued Interest
(5) Other (Specify)		$	Other
Type -	$	$	Other
Type -	$	$	Other
		$	Other
(6) SCHFDA MFHRB Sources		$	Other
(a) LIHTC	$	$	Other
(a) State Housing TC	$	$	Other
(c) Owner's Equity/Other	$	$	Other
Total Project Sources	**$ 3,000,000.00**	**$ 3,000,000.00**	**Total Project Uses**
	Surplus/Deficit	$ -	

9. ESTIMATED/ACTUAL BOND COI EXPENDITURES *(** Added COI entities beyond the following need an attached description **)*

COI Entity	Selected COI Vendor	Vendor #	Engagement Date (w/Engagement Ltr Attached)	Est. Fee For Services	Act. Fee For Services	($ Δ)
Financial Advisor	Advisors			$ 16,000.00	$	$ 16,000.00
Bond Counsel	Haynsworth Sinkler Boyd			$ 30,000.00	$	$ 30,000.00
Disclosure Counsel				$	$	$
Issuer's Counsel				$	$	$
Underwriter's Counsel				$	$	$
Transaction Counsel				$	$	$
Legal Expenses				$	$	$
Bank Counsel	TBD			$ 4,000.00	$	$ 4,000.00
Rating Agency - S&P				$	$	$
Rating Agency - Moody's				$	$	$
Rating Agency - Fitch				$	$	$
Underwriter's Compensation				$	$	$
Registrar / Paying Agent				$	$	$
Escrow Agent				$	$	$
Accountant				$	$	$
Verification Agent				$	$	$
Printing				$	$	$
Publishing				$	$	$
Advertising				$	$	$
Contingency				$	$	$
Issuer's Fee	SC JEDA / SC SHFDA			$	$	$
				$ 50,000.00	**$**	**$ 50,000.00**

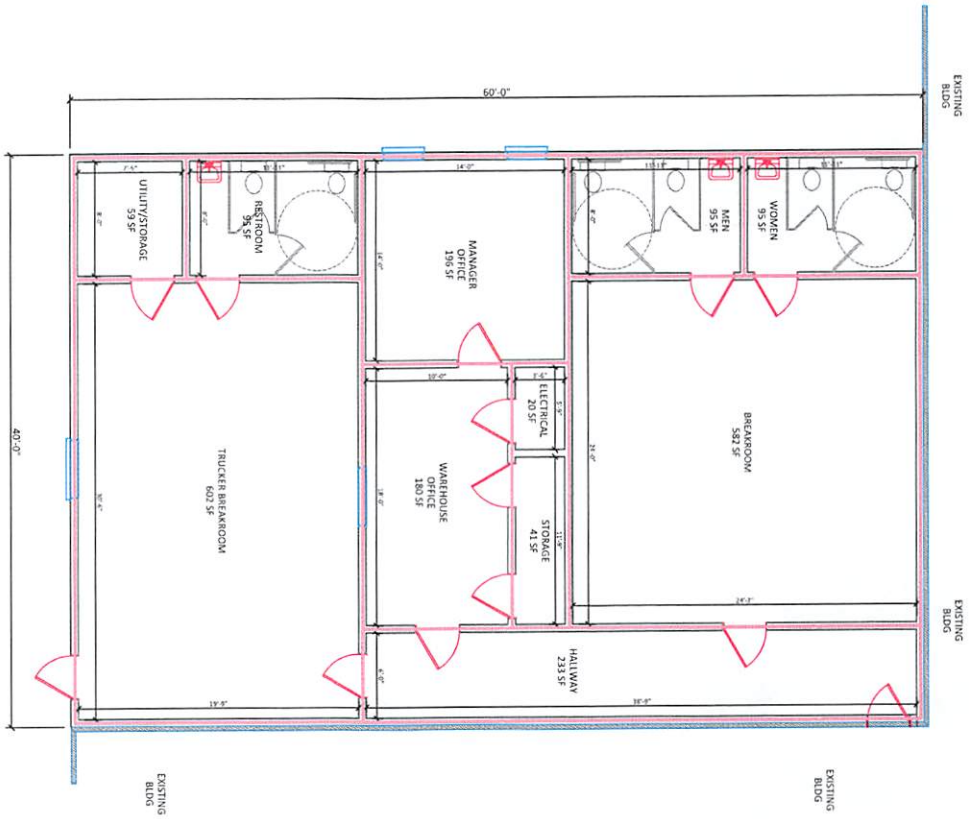
Est. / Actual COI Fees (% of Transaction):

Financial Advisor: % of Transaction	*0.53%*	*0.00%*
Bond Counsel: % of Transaction	*1.00%*	*0.00%*
Total Legal Costs: % of Transaction	*1.13%*	*0.00%*
Rating Agencies: % of Transaction	*0.00%*	*0.00%*

UW Comp: % of Transaction	0.00%	0.00%
Other COI: % of Transaction	0.00%	0.00%
Total COI: % of Transaction	**1.67%**	**0.00%**

PROJECT SQUEEZE - BUDGET AND TASK LIST

PROJECT COSTS	TOTAL COST	PAID/INCURRED	BOND PROCEEDS
SOFT COSTS	$ 254,300.00	$ 69,300.00	$ 185,000.00
DEMOLITION COSTS	$ 211,000.00		$ 211,000.00
FIRE SUPPRESSION	$ 1,100,000.00		$ 1,100,000.00
ROOF COSTS	$ 200,000.00		$ 200,000.00
PAVING	$ 100,000.00		$ 100,000.00
CONSTRUCTION AND RENOVATION	$ 1,204,000.00		$ 1,204,000.00
	3,069,300.00	$69,300.00	$ 3,000,000.00



SHEET:	
REVISION:	
JOB NO.:	25-19
SCALE:	1/4" = 1'-0"
DATE:	09/30/25
SHEET TITLE:	

PROJECT DESCRIPTION:

MARLBORO COUNTY
OFFICE BUILDING

SC HWY 9
WALLACE, MARLBORO COUNTY, SC

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER NO. 22439 BENJAMIN L. SMITH

ALL RIGHTS RESERVED: THIS DRAWING AND THE DESIGN SHOWN THEREON ARE COPYRIGHTED AS PRESCRIBED BY THE LAWS OF THE UNITED STATES AND ARE THE PROPERTY OF THE ENGINEER. UNAUTHORIZED REPRODUCING OR CAUSING TO BE REPRODUCED THE WHOLE OR PART OF THESE DRAWINGS OR THE DESIGN THEREON WITHOUT THE PERMISSION OF THE ENGINEER WILL BE SUBJECT TO LEGAL ACTION.

BENJAMIN L. SMITH, P.E.
208 SAWYER CIRCLE, UNIT 422
CHARLESTON, SC 29492
PHONE: (843) 632-0370

BOND TRANSMITTAL FORM

TO: Delbert H. Singleton, Jr., Authority Secretary
State Fiscal Accountability Authority
600 Wade Hampton Building (29201)
P.O. Box 12444
Columbia, SC 29211

DATE: 10/30/2025

Submitted for SFAA Meeting on:
12/9/2025

FROM: Haynsworth Sinkler Boyd, P.A.

135 S. Dargan St, Suite 300
Florence, SC 29506
843-673-5304

RE: Not Exceeding $3,000,000 Marlboro County, South Carolina, Special Source Revenue Bond

Project Name: Delta Project

Documents enclosed (executed original and two copies of each):

(ALL documents required for state law approval; A and C only for ceiling allocation only; must check K or L)

A. ☒ Petition
B. ☒ Resolution or Ordinance
C. ☒ Inducement Resolution or comparable preliminary approval
D. ☐ Department of Health and Environmental Control Certificate *if required*
E. ☒ State Fiscal Accountability Authority Resolution and Public Notice *(original)*
Plus 3 copies for certification and return to bond counsel
F. ☒ Draft bond counsel opinion letter
G. ☒ Signed SFAA Reliance letter
H. ☐ DPH Certificate of Need (C.O.N.)
I. ☒ Debt Questionnaire
J. ☒ Processing Fee

Amount: $3,000 Check No: 103905
Payor: Marlboro County

K. ☒ No Private Participant will be known at the time the Authority considers this agenda item.
L. ☐ This agenda item is accompanied by the applicable Private Party Disclosure form for each private participant

Bond Counsel: Benjamin T. Zeigler
Typed Name of Bond Counsel

By: _____
Signature

Debt Summary

December 9, 2025 State Fiscal Accountability Authority Meeting

Not Exceeding $3,000,000 Marlboro County, South Carolina,
Special Source Revenue Bond (Delta Project)

A. Executive Overview

1. Bonds

The several counties in the State of South Carolina are empowered pursuant to Title 4, Chapters 1 and 29, Code of Laws of South Carolina 1976, as amended (collectively, the "Act"), to defray the cost of acquisition and construction of infrastructure serving the counties, including improved or unimproved real estate used or to be used in the operation of a manufacturing or commercial enterprise, in order to enhance the economic development of such counties through the issuance of revenue bonds payable solely from all or a specifically described part of the payments in lieu of taxes received and retained by the counties under certain provisions of the Act, Chapter 12 of Title 4 of the Code of Laws of South Carolina 1976, as amended (the "Code"), and/or Section 13 of Article VIII of the South Carolina Constitution.

Pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the South Carolina Constitution, Marlboro County (the "County") has established certain joint county industrial and business parks pursuant to agreements with Darlington County, as more fully described herein (each a "Multi-County Park"; together, the "Multi-County Parks").

Pursuant to Section 4-1-175 of the Act, the County has determined to issue a $3,000,000 principal amount revenue bond (the "Bond"), either as a single bond or in multiple series, payable from revenues of the Multi-County Parks (the "Park Revenues") which may be received and retained by the Marlboro County Treasurer, in order to defray the costs of an economic development project (the "Project") and to pay costs of issuance with respect to the Bond.

2. Project

In order to provide infrastructure for industrial and other economically beneficial development in the County, County Council of the County has determined that it is advisable to expend not exceeding $3,000,000 to defray the cost of the Project, which will consist of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Delta Plant"). The Delta Plant is owned by the County.

Total cost of the project is anticipated to be $3,069,000, and as improved by the Project, the Delta Plant will be leased to Crown Cork and Seal Inc. for use as a can storage facility for beverages. The Delta Plant will employ approximately 40 people.

B. Plan of Finance

1. Source of Funds and Collateral

The Bond will be secured solely by the Park Revenues which may be received and retained by the Marlboro County Treasurer, in order to defray the Projects and to pay costs of issuance with respect to the Bond. The Bond will be payable from the Park Revenues and the revenues

derived from a lease of the improved Delta Plant by the County to Crown Cork and Seal Inc., which annual lease revenues are projected to be $525,000.

2. Remedies Against the State

None.

3. Limits, Duration, and Preconditions

The Bond is generally limited by the statutory provision that authorize its issuance, Section 4-1-175 of the Code, the provisions of the Bond Ordinance included under D.1. herein. Additional Bons issues pursuant to the Bond (as defined the Bond Ordinance) are sufficient to pay debt service on the Bond and any additional bonds. See Section 6.01 of the Bond Ordinance.

C. Related Entities and Transactions

Marlboro County is the Issuer

The County's Municipal Advisor is Compass Municipal Advisors, LLC.

The County Attorney is Andrew F. McLeod, Esq.

Bond Counsel is Haynsworth Sinkler Boyd, P.A.

As stated in Section A.2., once the Delta Plant is improved by the Project, it will be leased to Crown Cork & Seal, Inc. The County has not sold the Bond. The County will select a contractor for the Project pursuant to the County's established procurement procedures.

D. Other Resolutions; Custom and Practice; Oversight and Delegation

1. Authorizing Resolutions

See Section E herein.

2. Custom and Practice

No such variation.

3. Oversight and Delegation

Oversight is delegated to the County Administrator and County Finance Director.

E. Documents

Marlboro County Resolution Authorizing Petition to SFAA, Petition to SFAA, Marlboro County Bond Ordinance, and draft SFAA Resolution

Debt Summary

December 9, 2025 State Fiscal Accountability Authority Meeting

Not Exceeding $3,000,000 Marlboro County, South Carolina,
Special Source Revenue Bond (Delta Project)

F. Debt Tables

The following are attached.

1. a. FILOT Billing and Pledged Revenues to Pay the Debt Service on the Bonds

   b. i. Debt Service Report (estimated) – FILO Supported Debt

   ii. FILOT Supportted Debt Service Coverage Report

2. New Revenue Generation

   None.

Bond Counsel: Benjamin T. Zeigler
Haynsworth Sinkler Boyd, P.A.

By: _____
(Signature of Responsible Attorney)

FILOT Billing and Pledged Revenue - FY 2025

(A)	(B)	(C)	(D)	(E)
Payee	Receipt No	Assessment	Total FILOT	Pledged County FILOT
Arauco North America Inc.	016579-24-9	$107,231.00	$39,137.00	$26,123.95
Arauco North America Inc.	016582-24-9	$114,505.00	$41,792.00	$27,896.16
Arauco North America Inc.	016587-24-9	$767,502.00	$280,123.00	$186,982.10
Arauco North America Inc.	016588-24-9	$1,041,964.00	$380,296.00	$253,847.58
Domtar Paper Company LLC	016623-24-9	$243,961.00	$89,041.00	$59,434.87
Domtar Paper Company LLC	016624-24-9	$555,059.00	$202,585.00	$135,225.49
Domtar Paper Company LLC	016626-24-9	$356,206.00	$130,008.00	$86,780.34
Domtar Paper Company LLC	016633-24-9	$26,371.00	$9,625.00	$6,424.69
Domtar Paper Company LLC	016634-24-9	$500,126.00	$182,536.00	$121,842.78
Domtar Paper Company LLC	016635-24-9	$226,270.00	$82,584.00	$55,124.82
Domtar Paper Company LLC	016636-24-9	$597.00	$242.00	$161.54
Domtar Paper Company LLC	016639-24-9	$21,798.00	$8,840.00	$5,900.70
Domtar Paper Company LLC	016641-24-9	$35,499.00	$14,396.00	$9,609.33
Domtar Paper Company LLC	016647-24-9	$3,835,827.00	$1,400,000.00	$934,500.00
Shorthorn Holdings LLC	016637-24-9	$85,347.00	$31,150.00	$20,792.63
Hickson Solar LLC	016601-24-9	$59,017.00	$21,540.00	$14,377.95
Sopacko Inc.	016604-24-9	$29,832.00	$10,339.28	$6,901.47
JL Anderson Co Inc.	016602-24-9	$301,652.00	$110,097.00	$73,489.75
Totals	---	$8,308,764.00	$3,034,331.28	$2,025,416.13

FILOT Breakdown - FY 2025

10% Economic Development Fund

1% Multi-County Industrial Park

Remaining After Econ and Park Funds

75% County General Fund

5% EMS Fund

5% Rural Fire Fund

5% Debt Service Fund -

10% Marlboro County Schools

Debt Service Report - FILOT Supported Debt

(A)	(B)	(C)	(D)	(E)
	Series 2026 SSRB - Estimated			FY
Date	Principal	Interest	Total	Total
12/1/2026	$0	$120,333	$120,333	
6/1/2027	$330,000	$71,250	$401,250	$521,583
12/1/2027	$0	$63,413	$63,413	
6/1/2028	$395,000	$63,413	$458,413	$521,825
12/1/2028	$0	$54,031	$54,031	
6/1/2029	$414,000	$54,031	$468,031	$522,063
12/1/2029	$0	$44,199	$44,199	
6/1/2030	$433,000	$44,199	$477,199	$521,398
12/1/2030	$0	$33,915	$33,915	
6/1/2031	$454,000	$33,915	$487,915	$521,830
12/1/2031	$0	$23,133	$23,133	
6/1/2032	$476,000	$23,133	$499,133	$522,265
12/1/2032	$0	$11,828	$11,828	
6/1/2033	$498,000	$11,828	$509,828	$521,655
Totals:	$3,000,000	$652,618	$3,652,618	$3,652,618

Note: Debt Service is estimated.

FILOT Supported Debt Service Coverage Proforma Report

(A)	(B)	(C)	(D)	(E)	(F)
Fiscal Year	Existing Pledged FILOT Revenues	FY 2026 New FILOT Revenues*	New Revenues Generation**	Debt Service	Estimated Coverage
2025	$2,025,416	$0		$0	---
2026	$2,025,416	$120,956		$0	---
2027	$2,025,416	$120,956		$521,583	4.12x
2028	$2,025,416	$120,956		$521,825	4.11x
2029	$2,025,416	$120,956		$522,063	4.11x
2030	$2,025,416	$120,956		$521,398	4.12x
2031	$2,025,416	$120,956		$521,830	4.11x
2032	$2,025,416	$120,956		$522,265	4.11x
2033	$2,025,416	$120,956		$521,655	4.11x
Totals:	$18,228,745	$967,651	$0	$3,652,618	---

**Represent estimated new FILOT revenues attributed to an agreement with Ferroglobe USA.*

STATE OF SOUTH CAROLINA	)	
	)	
COUNTY OF MARLBORO	)	
	)	
	)	
TO THE STATE FISCAL ACCOUNTABILITY AUTHORITY OF SOUTH CAROLINA	)	PETITION
	)	

This Petition of Marlboro County, South Carolina (the "County"), pursuant to Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (collectively the "Act"), and specifically Section 4-29-140 thereof, respectfully shows:

1. The County Council of Marlboro County, South Carolina (the "County Council") is the governing body of the County and as such the "governing board" of the County referred to in the Act.

2. The Act empowers the County, subject to obtaining the approval of the State Fiscal Accountability Authority of South Carolina, to issue special source revenue bonds for the purpose of defraying the cost of designing, acquiring, constructing, improving or expanding infrastructure as defined in Section 4-29-68(A)(2) of the Act and to secure the payment of such bonds from payments in lieu of taxes pursuant to certain joint county industrial or business park agreements received and retained by the County under Section 4-1-170 of the Act and Section 13 of Article VIII of the Constitution of the State of South Carolina 1895, as amended (the "State Constitution").

3. The County will issue its special source revenue bonds to defray the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Project").

4. The County has determined that the expenditures with respect to the Project through the Grants have been not less than $3,000,000 and desires to execute and deliver its Special Source Revenue Bonds (Delta Project), in one or more series of bonds (the "Bonds"), in the aggregate principal amount of not exceeding $3,000,000 to defray such portion of the costs of the Project.

5. Pursuant to Section 4-29-60 of the Act, the County Council has made the requisite findings that: (i) the Projects will subserve the purposes of the Act; (ii) it is anticipated that the Project will benefit the general public welfare of the County by providing employment and other public benefits not otherwise provided locally; (iii) the Project will give rise to no pecuniary liability of the County or a charge against its general credit or taxing power; (iv) the principal amount of the Bonds required to finance the amounts contributed by the County to the Project is expected to be not exceeding $3,000,000; (v) the County may, but shall not be required to, establish a reserve fund in connection with the retirement of the proposed Bonds and (vi) the County Council will make the requisite finding as to the amount

necessary in each year to pay the principal and the interest on the Bonds proposed to be issued to defray said portion of the cost of the Project.

6. Pursuant to Section 4-29-140 of the Act, the County sets forth the following information:

(a) The Project constitutes essential infrastructure serving the County. It is anticipated that, the Project will provide enhanced educational opportunities in and stimulation of the economy of the County and neighboring areas thereto by increased property values, payrolls, capital investment and tax revenues.

(b) It is estimated that the cost of the Project, including the items of cost authorized in the Act, will be approximately $3,000,000.

(c) Pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the State Constitution, the County is authorized to establish, through agreement with partner counties (collectively, the "Park Agreements"), one or more joint county industrial or business parks, and to receive certain payments in lieu of taxes from the industries and businesses located therein.

(d) Pursuant to Section 4-29-68 of the Act, the County is authorized to issue revenue bonds, payable from and secured by the payments in lieu of taxes referred to in (c) above, and to make an irrevocable pledge and assignment for the benefit of the holder of the Bonds of the County's right, title and interest in and to said payments in lieu of taxes.

(e) Copies of the Ordinance and the Bond are available from the County. The following summary of their terms is in no wise intended to affect or alter the actual terms of the documents themselves:

(i) The Bonds shall be payable from, and secured by payments in lieu of taxes payable in respect of the Park Agreements;

(ii) Pursuant to the Act, the County has made an irrevocable pledge and assignment for the benefit of the holder of the Bonds of the County's right, title and interest in and to said payments in lieu of taxes; and

(iii) The enactment of the Ordinance and the issuance of the Bonds will serve to impose no pecuniary liability on the County except to the extent of payments in lieu of taxes pledged to the repayment of the Bonds and do not create a charge upon the general credit or taxing power of the County.

Upon the basis of the foregoing, the County respectfully prays that the State Fiscal Accountability Authority (i) accept the filing of this Petition and the documents submitted herewith, (ii) make such review as it deems advisable, (iii) if it finds that the Projects are intended to promote the purposes of the Act and may be reasonably anticipated to effect such result, that it approve the Project and the execution and delivery of the Bonds by the County pursuant to the Act to defray the cost of reimbursing the County for its expenditures with respect to the Project (including changes in any details of the said financing as finally consummated which do not materially affect the undertaking of the County), and (iv) give published notice of its approval in the manner set forth in Section 4-29-140 of the Act.

Respectfully submitted,

MARLBORO COUNTY, SOUTH CAROLINA

Anthony Woods

Chairman
Marlboro County Council

ATTEST:

Susan E. Rivers

Clerk to County Council
Marlboro County, South Carolina

STATE OF SOUTH CAROLINA }
}
COUNTY OF MARLBORO }

RESOLUTION 09-25-02

A RESOLUTION MAKING APPLICATION TO THE STATE FISCAL ACCOUNTABILITY AUTHORITY OF SOUTH CAROLINA FOR APPROVAL OF THE ISSUANCE BY MARLBORO COUNTY, SOUTH CAROLINA, OF SPECIAL SOURCE REVENUE BONDS (DELTA PROJECT) IN ONE OR MORE SERIES OF BONDS, PURSUANT TO THE PROVISIONS OF TITLE 4, CHAPTER 29 OF THE CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED, IN THE PRINCIPAL AMOUNT OF NOT EXCEEDING $3,000,000.

WHEREAS, Marlboro County, South Carolina (the "County"), acting by and through its County Council, is authorized and empowered under and pursuant to the provisions of Title 4, Chapters 1 and 29, of the Code of Laws of South Carolina 1976, as amended (collectively the "Act"), to issue special source revenue bonds whereby the industrial development of the State of South Carolina (the "State") will be promoted and trade developed by inducing industrial enterprises to locate in and remain in the State and thus utilize and employ the manpower, agricultural products and natural resources of the State; and

WHEREAS, the County is further authorized by the Act to issue special source revenue bonds, as provided in the Act, secured and payable from all or a part of that portion of revenues which the County is entitled to retain pursuant to one or more joint county industrial or business park agreements established pursuant to Section 4-1-170 of the Act and Article VIII, Section 13, of the South Carolina Constitution, and for the purposes set forth in Section 4-29-68; and

WHEREAS, the County has entered or will enter into agreements with one or more counties in the State providing for the establishment of certain joint county industrial or business parks pursuant to Section 4-1-170 of the Act in order to implement the public purposes enumerated in the Act; and

WHEREAS, in furtherance thereof, the County proposes to issue its Special Source Revenue Bonds (Delta Project) in one or more series of bonds (the "Bonds") in the aggregate principal amount of not exceeding $3,000,000 to defray the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Project"); and

WHEREAS, it is now deemed advisable by the County to file with the State Fiscal Accountability Authority of South Carolina (the "Authority"), in compliance with Section 4-29-140 of the Act, the Petition of the County requesting approval by the Authority of the proposed issuance of the Bonds;

NOW, THEREFORE, BE IT RESOLVED by the County Council of Marlboro County, South Carolina as follows:

Section 1. It is hereby found, determined and declared as follows:

(a) The issuance of the Bonds, in one or more series, to defray the cost of the Project, will subserve the purposes and in all respects conform to the provisions and requirements of the Act applicable to the Bonds.

(b) It is anticipated that the Project will benefit the general public welfare of the County by providing infrastructure necessary for the continued economic development of the County, and by providing additional employment opportunities for people from the County and adjacent areas when the Project is placed in full operation with a resulting alleviation of unemployment and a substantial increase in payrolls and other public benefits incident to the conduct of industrial development not otherwise provided locally.

(c) Except as to the fees in lieu of taxes as shall be pledged for the repayment of the Bonds, neither the Project, the Bonds proposed to be issued by the County to defray the cost of the Projects, nor any documents or agreements entered into by the County in connection therewith will constitute or give rise to a pecuniary liability of the County or a charge against any of its general credit or taxing power.

(d) The issuance of the Bonds by the County in the principal amount of not exceeding $3,000,000 will be required to defray the cost of the Projects that has been contributed to the Projects by the County and to pay costs of issuance with respect to the Bonds.

(e) The amount necessary in each year to pay the principal of and interest on the Bonds shall be set forth in an Ordinance to be adopted by the County.

Section 2. There is hereby authorized and directed the submission on behalf of the County, of a Petition, in substantially the form as attached to this resolution, requesting the approval by the Authority of the proposal of the County to issue the Bonds pursuant to the provisions of Section 4-29-140 of the Act, said Petition, with such changes as may be made thereto by the executing official of the County, is hereby made a part of this resolution.

Section 3. The Chairman or Vice-Chairman of the County Council of the County is hereby authorized and directed to execute said Petition, with such changes, not inconsistent with the provisions of this resolution, as he shall deem necessary or helpful in accomplishing the purposes set forth herein, in the name and on behalf of the County; and the Clerk of the County Council is hereby authorized and directed to attest the same and thereafter to submit an executed copy of this resolution to the Authority in Columbia, South Carolina.

Section 4. All orders and resolutions and parts thereof in conflict herewith are to the extent of such conflict hereby repealed, and this resolution shall take effect and be in full force from and after its adoption and approval.

Adopted and approved September 9, 2025.

MARLBORO COUNTY, SOUTH CAROLINA

Anthony Woods

Anthony Woods, Chairman
Marlboro County Council

ATTEST:

Susan E. Rivers

Susan E. Rivers
Clerk to County Council
Marlboro County, South Carolina

STATE OF SOUTH CAROLINA)
)
COUNTY OF MARLBORO

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)
TO THE STATE FISCAL ACCOUNTABILITY) PETITION
AUTHORITY OF SOUTH CAROLINA)
)

This Petition of Marlboro County, South Carolina (the "County"), pursuant to Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (collectively the "Act"), and specifically Section 4-29-140 thereof, respectfully shows:

1. The County Council of Marlboro County, South Carolina (the "County Council") is the governing body of the County and as such the "governing board" of the County referred to in the Act.

2. The Act empowers the County, subject to obtaining the approval of the State Fiscal Accountability Authority of South Carolina, to issue special source revenue bonds for the purpose of defraying the cost of designing, acquiring, constructing, improving or expanding infrastructure as defined in Section 4-29-68(A)(2) of the Act and to secure the payment of such bonds from payments in lieu of taxes pursuant to certain joint county industrial or business park agreements received and retained by the County under Section 4-1-170 of the Act and Section 13 of Article VIII of the Constitution of the State of South Carolina 1895, as amended (the "State Constitution").

3. The County will issue its special source revenue bonds to defray the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Project").

4. The County has determined that the its expenditures with respect to the Project through the Grants have been not less than $3,000,000 and desires to execute and deliver its Special Source Revenue Bonds (Savannah Grove Infrastructure Projects), in one or more series of bonds (the "Bonds"), in the aggregate principal amount of not exceeding $3,000,000 to defray such portion of the costs of the Project.

5. Pursuant to Section 4-29-60 of the Act, the County Council has made the requisite findings that: (i) the Projects will subserve the purposes of the Act; (ii) it is anticipated that the Project will benefit the general public welfare of the County by providing employment and other public benefits not otherwise provided locally; (iii) the Project will give rise to no pecuniary liability of the County or a charge against its general credit or taxing power; (iv) the principal amount of the Bonds required to finance the amounts contributed by the County to the Project is expected to be not exceeding $3,000,000; (v) the County may, but shall not be required to, establish a reserve fund in connection with the retirement of the proposed Bonds and (vi) the County Council will make the requisite finding as to the amount

necessary in each year to pay the principal and the interest on the Bonds proposed to be issued to defray said portion of the cost of the Project.

6. Pursuant to Section 4-29-140 of the Act, the County sets forth the following information:

(a) The Project constitutes essential infrastructure serving the County. It is anticipated that, the Project will provide enhanced educational opportunities in and stimulation of the economy of the County and neighboring areas thereto by increased property values, payrolls, capital investment and tax revenues.

(b) It is estimated that the cost of the Project, including the items of cost authorized in the Act, will be approximately $3,000,000.

(c) Pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the State Constitution, the County is authorized to establish, through agreement with partner counties (collectively, the "Park Agreements"), one or more joint county industrial or business parks, and to receive certain payments in lieu of taxes from the industries and businesses located therein.

(d) Pursuant to Section 4-29-68 of the Act, the County is authorized to issue revenue bonds, payable from and secured by the payments in lieu of taxes referred to in (c) above, and to make an irrevocable pledge and assignment for the benefit of the holder of the Bonds of the County's right, title and interest in and to said payments in lieu of taxes.

(e) Copies of the Ordinance and the Bond are available from the County. The following summary of their terms is in no wise intended to affect or alter the actual terms of the documents themselves:

(i) The Bonds shall be payable from, and secured by payments in lieu of taxes payable in respect of the Park Agreements;

(ii) Pursuant to the Act, the County has made an irrevocable pledge and assignment for the benefit of the holder of the Bonds of the County's right, title and interest in and to said payments in lieu of taxes; and

(iii) The enactment of the Ordinance and the issuance of the Bonds will serve to impose no pecuniary liability on the County except to the extent of payments in lieu of taxes pledged to the repayment of the Bonds and do not create a charge upon the general credit or taxing power of the County.

Upon the basis of the foregoing, the County respectfully prays that the State Fiscal Accountability Authority (i) accept the filing of this Petition and the documents submitted herewith, (ii) make such review as it deems advisable, (iii) if it finds that the Projects are intended to promote the purposes of the Act and may be reasonably anticipated to effect such result, that it approve the Project and the execution and delivery of the Bonds by the County pursuant to the Act to defray the cost of reimbursing the County for its expenditures with respect to the Project (including changes in any details of the said financing as finally consummated which do not materially affect the undertaking of the County), and (iv) give published notice of its approval in the manner set forth in Section 4-29-140 of the Act.

Respectfully submitted,

MARLBORO COUNTY, SOUTH CAROLINA

Anthony Woods

Chairman
Marlboro County Council

ATTEST:

Susan E. Rivers

Clerk to County Council
Marlboro County, South Carolina

STATE OF SOUTH CAROLINA)
)
COUNTY OF MARLBORO)

I, the undersigned Clerk to Marlboro County Council (the "County Council"), do hereby certify that the foregoing is a true, correct and verbatim copy of a Resolution duly adopted by the County Council, having been read at a duly called meeting of the County Council on September 9, 2025, at which meeting all/a majority of the members of the County Council were present and voted.

Witness my Hand, this 9th day of September, 2025.

MARLBORO COUNTY, SOUTH CAROLINA

Susan E. Rivers

Clerk to County Council
Marlboro County, South Carolina

ORDINANCE NO. 874

AN ORDINANCE

AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF NOT EXCEEDING $3,000,000 MARLBORO COUNTY, SOUTH CAROLINA SPECIAL SOURCE REVENUE BOND (DELTA PROJECT); PRESCRIBING THE FORM OF THE BOND; LIMITING THE PAYMENT OF THE BOND SOLELY FROM CERTAIN REVENUES DERIVED FROM THE PAYMENT OF FEES IN LIEU OF TAXES FROM DESIGNATED MULTI-COUNTY PARKS LOCATED IN MARLBORO COUNTY AND PLEDGING CERTAIN REVENUES OF SUCH PAYMENT; CREATING CERTAIN FUNDS AND PROVIDING FOR PAYMENTS INTO SUCH FUNDS; AND MAKING OTHER COVENANTS AND AGREEMENTS IN CONNECTION WITH THE FOREGOING; THE ENTERING INTO OF CERTAIN COVENANTS AND AGREEMENTS; AND THE EXECUTION AND DELIVERY OF CERTAIN INSTRUMENTS RELATING TO THE ISSUANCE OF THE AFORESAID BOND, AND CERTAIN OTHER MATTERS RELATING THERETO.

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BE IT ORDAINED BY MARLBORO COUNTY COUNCIL, SOUTH CAROLINA, AS FOLLOWS:

ARTICLE I

FINDINGS OF FACT

Section 1.01 Recitals and Statements of Purpose.

As an incident to the enactment of this Ordinance, the Marlboro County Council (the "Council"), the governing body of Marlboro County, South Carolina (the "County"), has made the following findings:

(A) The several counties in the State of South Carolina (the "State") are empowered pursuant to Title 4, Chapters 1 and 29, Code of Laws of South Carolina 1976, as amended (collectively, the "Act"), to defray the cost of acquisition and construction of infrastructure serving the counties, including improved or unimproved real estate used or to be used in the operation of a manufacturing or commercial enterprise, in order to enhance the economic development of such counties through the issuance of revenue bonds payable solely from all or a specifically described part of the payments in lieu of taxes received and retained by the counties under certain provisions of the Act, Chapter 12 of Title 4 of the Code of Laws of South Carolina 1976, as amended, and/or Section 13 of Article VIII of the South Carolina Constitution.

(B) Pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the South Carolina Constitution, the County has established certain joint county industrial and business parks pursuant to agreements with Darlington County, as more fully described herein (each a "Multi-County Park"; together, the "Multi-County Parks").

(C) In order to provide infrastructure for industrial and other economically beneficial development in the County, Council has determined that it is advisable to expend not exceeding $3,000,000 to defray the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Project").

(D) Pursuant to Section 4-1-175 of the Act, the County has determined to issue a $3,000,000 principal amount revenue bond, either as a single bond or in multiple series, payable from revenues of the Multi-County Parks which may be received and retained by the Marlboro County Treasurer, in order to defray the Projects and to pay costs of issuance with respect to the Bond.

ARTICLE II

DEFINITIONS, CONSTRUCTION AND INTERPRETATIONS

Section 2.01 Defined Terms.

The terms defined in this Article II shall for all purposes of this Ordinance have the meanings herein specified, unless the context clearly otherwise requires.

"Act" shall mean, collectively, Title 4, Chapters 1 and 29 Code of Laws of South Carolina, 1976, as amended, and all future acts amendatory thereof.

"Administrator" shall mean the County Administrator or any acting or interim County Administrator of the County.

"Annual Debt Service Requirement" shall have the meaning provided for such term in **Section 7.02(D)** hereof.

"Bond" or *"Bonds"* shall mean the Marlboro County, South Carolina, Special Source Revenue Bond (Delta Project), Series 2025, in the principal amount of not exceeding $3,000,000, the proceeds of which will be disbursed as provided for herein.

"Bond Counsel" shall mean an attorney or firm of attorneys nationally recognized on the subject of municipal bonds and reasonably acceptable to the County.

"Bondholder" or *"Holder"* or *"Owner"* or similar term means, when used with respect to the Bond, any person who shall be registered as the owner of the Bond outstanding.

"Bond Register" shall have the meaning specified in Section 3.03 hereof.

"Bond Registrar" shall mean the Treasurer of the County.

"Code" shall mean the Internal Revenue Code of 1986, as amended.

"Cost" shall mean the cost of any sums required to pay directly, to grant to any third part for payment with respect to, or reimburse the County for advances made by it with respect to the Projects.

"County" shall mean Marlboro County, South Carolina, a body politic and corporate and a political subdivision of the State of South Carolina and its successors and assigns.

"Debt Service Fund" shall mean the fund of that name created under Section 7.02 hereof.

"Default" shall mean an event or condition, the occurrence of which with the lapse of time or notice or both, become an Event of Default under Section 9.01 hereof.

"Event of Default" shall mean, with reference to this Ordinance, any of the occurrences described in **Section 9.01** hereof.

"FILOT Revenues" shall mean the payments in-lieu-of taxes received by the Treasurer pursuant to the Park Agreements.

"Multi-County Fees" shall mean the fee payable by the County to the respective partner counties and any successors thereto under the Park Agreements with respect to FILOT Revenues received from properties located in the County.

"Net FILOT Revenues" shall mean the FILOT Revenues remaining after payment of the Multi-County Fees and amounts owed as Special Source Revenue Credits.

"Ordinance" shall mean this Ordinance, as the same may be amended, modified or supplemented in accordance with the terms hereof.

"Park Agreement" shall mean the Joint Industrial and Business Park Agreements between the County and any partner county pursuant to Section 4-1-170 of the Act, or any successor provision, which

the County, in its discretion, may hereafter determine to include in this definition of "Park Agreement" for purposes of adding additional security to the Bond, such Joint Industrial and Business Park Agreements to constitute "Park Agreements" hereunder to be evidenced by the inclusion thereof on "Exhibit A" attached hereto.

"Person" shall mean an individual, a corporation, a partnership, an association, a joint stock company, a trust, any unincorporated organization or a government or political subdivision.

"Pledged Revenues" shall mean the Net FILOT Revenues.

"Project" shall mean constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County.

"Purchaser" shall mean the financial institution selected pursuant to Section 8.01 hereof.

"Registered Owner" shall mean the Person or Persons in whose name or names the Bond shall be registered on the Bond Register.

"Revenue Fund" shall mean the fund of that name created under Section 7.01 hereof.

"Special Source Revenue Credits" shall mean credits owed by the County with respect to property subject to the Park Agreement pursuant to Section 4-12-30(K)(3) of the Code of Laws of South Carolina, 1976, as amended.

"State" shall mean the State of South Carolina.

"Treasurer" shall mean the Marlboro County Treasurer or the acting or interim County Treasurer of the County.

Section 2.02 Interpretations.

In this Ordinance, unless the context otherwise requires:

(A) Articles, Sections and paragraphs referred to by number shall mean the corresponding Articles, Sections and paragraphs of this Ordinance.

(B) Words of the masculine gender shall be deemed and construed to include correlative words of the feminine and neuter genders. Words importing the singular number shall include the plural number and vice versa, and words importing persons shall include firms, associations, partnerships (including limited partnerships), trusts, corporations, or other legal entities, including public bodies, as well as natural persons.

(C) The terms "hereby", "hereof", "hereto", "herein", "hereunder", and any similar terms, as used in this Ordinance refer to this Ordinance or Sections or paragraphs of this Ordinance and the term "hereafter" shall mean any date after the date of adoption of this Ordinance.

(D) References to the payment of principal of the Bond shall be deemed to include payment of principal both at maturity and by mandatory redemption pursuant to any sinking fund payment obligations.

(E) Unless the context shall clearly indicate otherwise, all accounting terms used herein without definition shall be interpreted in accordance with generally accepted accounting principles.

ARTICLE III

DESCRIPTION, AUTHORIZATION, MANNER OF EXECUTION, REGISTRATION AND TRANSFER OF THE BOND

Section 3.01 Authorization and Details of the Bond.

The Bond shall be designated as the "Marlboro County, South Carolina, Special Source Revenue Bond (Delta Project), Series 2025" and shall be dated as of the date of its original issuance and delivery and shall be issued as single bond in an aggregate principal amount not to exceed $3,000,000. The Bond shall bear interest from the date of delivery thereof, and interest thereon shall be payable on the anniversary of such date of delivery (the "Bond Payment Date"). Principal of the Bonds shall be payable on each Bond Payment Date in such amounts and for such term as shall be determined by the Chairman in consultation with the County Administrator and County Finance Director, provided, however, that the final maturity of the Bonds shall not occur more than 15 years from the dated date thereof.

The Bond shall be prepayable at the option of the County in whole but not in part, upon fifteen (15) days prior written notice, on any Bond Payment Date, upon such terms as shall be established by the Chairman in consultation with the County Administrator and County Finance Director prior to the delivery of the Bond; provided, that the Bond issued shall be prepayable as set forth above with a prepayment premium of 1% of the outstanding principal amount of the Bond up on or before the fifth Bond payment date after the delivery of the Bond, thereafter at par.

The Bond shall be issued in substantially the form as set forth in Exhibit C attached hereto, with necessary appropriate variations, omissions and insertions as permitted or required by this Ordinance.

The installments of principal, premium, if any, and interest on the Bond shall be payable to the Registered Owner thereof or its assigns by check or draft (via first class mail) or wire transfer of collected funds to such Person at his orders last appearing on the Bond Register. All payments of principal and interest on the Bond shall be payable in any lawful money of the United States of America which at the time of payment is legal tender for the payment of public and private debts.

Section 3.02 Execution of the Bond.

The Bond shall be executed on behalf of the County by the manual or facsimile signature of the Chairman or Vice-Chairman of the Council and its corporate seal shall be impressed, imprinted, engraved or otherwise affixed or reproduced thereunto and attested to by the manual or facsimile signature of the Clerk to Council. If any of the officers who shall have signed or sealed the Bond shall cease to be such officer of the County before the Bond so signed and sealed shall have been actually delivered by the County, the Bond nevertheless may be issued and delivered with the same force and effect as though the person or persons who signed or sealed the Bond had not ceased to be such officer or officers of the County; and also the Bond may be signed and sealed on behalf of the County by those persons who, at the actual date of the execution of the Bond, shall be the proper officers of the County, although at the date of the Bond any such person shall not have been such officer of the County.

Section 3.03 Negotiability, Registration and Transfer.

The Treasurer shall maintain on behalf of the County, as Bond Registrar, a register to record the names and addresses of the last known Registered Owners of the Bond known as the Bond Register. Upon surrender of the Bond for transfer thereof by the Registered Owner, in person or by his attorney duly authorized in writing, together with a written instrument of transfer in form satisfactory to the Bond Registrar, including the address to which payment of the Bond is to be directed and at which presentment is to be made, duly executed by the Registered Owner or his attorney duly authorized in writing, and upon payment by such Registered Owner of a sum sufficient to cover any governmental tax or charge required to be paid, the Bond shall be reissued at the same interest rate to the transferee with a notation as to the principal amount outstanding as of the date of such transfer.

The County may deem and treat the Registered Owner of the Bond as the absolute owner of such Bond for the purpose of receiving any payment on the Bond and for all other purposes of this Ordinance, whether such Bond shall be overdue or not, and the County shall not be affected by any notice to the contrary. Payment of, or on account of, the principal and interest on the Bond shall be made to such Registered Owner or upon his written order. All such payments shall be valid and effectual to satisfy and discharge the liability upon the Bond to the extent of the sum or sums so paid.

Notwithstanding anything herein to the contrary, absent the prior written consent of the County to appropriate modifications of the Bond and this Ordinance, the Bond may be assigned or transferred by the Purchaser or any subsequent Registered Owner only in whole but not in part.

Section 3.04 Limited Obligation of the County.

The Bond shall be a limited obligation of the County, the principal and interest on which shall be secured by, and payable by the County solely out of, the Pledged Revenues. THE BOND AND THE INTEREST THEREON DO NOT AND SHALL NEVER CONSTITUTE AN INDEBTEDNESS OF THE COUNTY WITHIN THE MEANING OF ANY STATE CONSTITUTIONAL PROVISION OR STATUTORY LIMITATION AND DO NOT AND SHALL NEVER CONSTITUTE OR GIVE RISE TO A PECUNIARY LIABILITY OF THE COUNTY, OTHER THAN THE PLEDGED REVENUES, OR A CHARGE AGAINST ITS GENERAL CREDIT OR TAXING POWERS.

No breach by the County of this Ordinance or of any provision or condition hereof or in the Bond or of any agreement contained herein or in the Bond shall result in the imposition of any pecuniary liability upon the County, other than from the Pledged Revenues or any charge upon its general credit or against its taxing power. The liability of the County under this Ordinance and the Bond or any provision or condition hereof or thereof or of any agreement herein or in the Bond contained or of any warranty herein or in the Bond included or for any breach or default by the County of any of the foregoing shall be limited solely and exclusively to the applicable property pledged herein. The County shall not be required to execute or perform any of its duties, obligations, powers or covenants hereunder or under the Bond except to the extent of the Pledged Revenues pledged thereto and available therefor.

THE PROVISIONS OF THIS SECTION 3.04 SHALL CONTROL EVERY OTHER PROVISION OF THIS ORDINANCE, ANYTHING IN SUCH OTHER PROVISIONS TO THE CONTRARY NOTWITHSTANDING.

ARTICLE IV

USE OF NET PROCEEDS OF THE BOND AND LIFE OF PROJECTS

Section 4.01 Use of Proceeds.

Upon the issuance of the Bond, the Purchaser shall remit the net sales proceeds of the Bond to the County for deposit as directed by the authorized officer of the County. The County may use such proceeds: (i) to pay costs of the Project; (ii) to reimburse itself for expenditures previously made with respect to the Project; (iii) to make grants to third parties to be used by such third parties to defray the costs of the Project; provided that such grants shall be made only upon receipt by the County of an opinion of Bond Counsel to the effect that the use of the net proceeds of the Bond by such third parties will not adversely affect the federal income tax status of the Bond; and (iv) to pay costs of issuance associated with the Bond.

Section 4.02 Useful Life.

The useful life of the Projects is determined to be not less than twenty (20) years from the date anticipated that all of the Bond shall be issued.

ARTICLE V

REPRESENTATIONS AND COVENANTS OF THE COUNTY

Section 5.01 Representations of County.

The County represents and warrants that:

(A) The County is a body politic and corporate and a political subdivision of the State.

(B) The County has full power, authority and legal right under the Constitution and laws of the State, including the Act, to: (i) to issue the Bond and to use the proceeds thereof to defray the cost of acquiring, by construction and purchase, the Projects; (ii) enact this Ordinance and execute and deliver the Bond; and (iii) perform and observe all of the County's obligations under this Ordinance and the Bond.

(C) The County has held a public hearing with respect to the issuance of the Bond and will duly authorize the issuance of the Bond by the enactment of this Ordinance.

(D) This Ordinance and the Bond constitute the legal, valid and binding obligations of the County.

(E) To the best of the County's knowledge, the execution and delivery of the Bond, the enactment of this Ordinance, and performance by the County of its obligations hereunder and thereunder, do not and will not: (i) conflict with, or result in the violation or breach of, or constitute a Default or Event of Default or require any consent under, or create any lien, charge or encumbrance under the provisions of (x) the Constitution of the State or any law, rule or regulation of any governmental authority, or (y) any agreement; (ii) call into question the creation, organization or existence of the County or its governing body or the power of the County to enter into the transactions contemplated

hereby; or (iii) result in any suit, action of decree wherein an unfavorable decision, ruling or finding would adversely affect the transactions contemplated hereby or would affect the validity, or adversely affect the enforceability, of this Ordinance and the Bond or any other agreement or instrument to which the County is a party.

(F) The Park Agreement is in full force and effect and are legal, valid and binding and enforceable against the County and each of the partner counties thereto.

Section 5.02 Pledge and Security Interest.

The Bond shall be payable from and shall be secured by a pledge of and lien upon all of the County's right, title and interest in the Pledged Revenues. Such pledge and lien constitutes a first and prior pledge of and lien upon and security interest in the Pledged Revenues, subject to the provisions of Article VI hereof. Said pledge, lien and security interest shall at no time be impaired directly or indirectly by the County, and, subject to the provisions of said Article VI, the County's right, title and interest in the Pledged Revenues shall not otherwise be pledged and, except as expressly provided herein, no person shall have any rights with respect thereto.

Without limiting the foregoing, and without a pledge thereof, the County may make payments with respect to the Bond from any other source of revenue available to the County that may be lawfully applied to such purpose, including without limitation, the proceeds of any lease payments to the County with respect to industrial properties owned by the County and leased to users thereof.

Section 5.03 Amendments to Park Agreement or this Ordinance.

For the term of the Bond or until otherwise paid, the County, without the prior written consent of the Registered Owner or as may otherwise be expressly provided herein, shall not agree to:

(A) amend, modify or terminate either of the Park Agreement;

(B) a reduction in the rate or amount of fees in lieu of taxes otherwise currently payable by all fee (tax) payers whose properties are currently subject to the Park Agreements, so as to diminish the amount of FILOT Revenues otherwise receivable pursuant to the Park Agreements; provided, however, nothing herein shall be construed to limit the ability of the County to hereafter (a) add additional properties to the Park Agreements ("Additional Park Businesses") or (b) provide any fee in lieu of tax incentives, including infrastructure credits, pursuant to the Act, (1) to any Additional Park Businesses or (2) with respect to additional investment made after such date by businesses currently subject to the Park Agreements; or

(C) amend, modify or terminate this Ordinance, except as may be (a) required in accordance with the provisions of Section 6.01 hereof and (b) necessary in order to enable the County, at its discretion, to add any additional security to the pledge and lien securing the Bond (including without limitation Net FILOT Revenues receivable with respect to any joint county industrial or park agreement established by the County with a partner county pursuant to Section 4-1-170 of the Act, other than the agreement set forth in Exhibit A hereto).

ARTICLE VI

ADDITIONAL BONDS

Section 6.01 Additional Bonds.

Notwithstanding anything in this Ordinance to the contrary, the County shall be hereafter entitled to issue from time to time, in addition to the Bond, additional bonds payable from the Net FILOT Revenues, provided that (a) prior to any such issuance, the County demonstrates, to the Registered Owner's reasonable satisfaction, that Net FILOT Revenues for the preceding fiscal year of the County, as adjusted to reflect any additional annual Net FILOT Revenues as may reasonably be expected to be received by the County as a result of (i) any additional investment by industries or businesses since such fiscal year or (ii) any subsequent pledge by the County of amounts receivable pursuant to any joint county industrial or business park agreement established by the County with a partner county pursuant to Section 4-1-170 of the Act, other than the agreement set forth in Exhibit A hereto, were sufficient to pay the Annual Debt Service Requirement on the Bond for such fiscal year plus the maximum annual debt service on the proposed issuance of additional bonds (net of any capitalized interest) at a rate of 1.35 times coverage; (b) the lien upon the Net FILOT Revenues securing such additional bonds is expressly stated to be equal in all respects (pari passu) to the lien established under this Ordinance with respect to the Bond; (c) the applicable provisions of this Ordinance, including without limitation Article VII hereof, are amended by enactment of ordinance of the Council to appropriately reflect the issuance of such additional bond and the parity first lien status, all to the reasonable satisfaction of the Registered Owner; and (d) nothing in this Ordinance shall be construed to prevent the issuance of bonds by the County secured by Net FILOT Revenues on a basis which is expressly stated to be junior and subordinate to the lien upon the Net FILOT Revenues securing the Bond and any such additional parity first lien bonds.

ARTICLE VII

FLOW OF FUNDS

Section 7.01 Revenue Fund.

The Treasurer shall create a special fund of the County to be designated as the "Marlboro County Series 2025 Special Source Revenue Bond (Delta Project) Revenue Fund" (the "Revenue Fund"), wherein all Net FILOT Revenues shall be deposited when received by the Treasurer and disbursed as follows:

(A) Unless the Treasurer shall have received notice from the County in accordance with paragraph (b) below, and provided that no Event of Default shall have occurred and be continuing, annual amounts received as Net FILOT Revenues shall be disbursed by the Treasurer as follows:

(1) The Treasurer shall first determine the County's pro-rata share, based on the proportion the County's millage rate bears to the total millage rate, of Net FILOT Revenues received, without regard to any required funding of the Debt Service Fund (the "County Pro-Rata Share").

(2) From the County Pro-Rata Share, the Treasurer shall then fund the Debt Service Fund, the extent necessary, in the manner provided in Section 7.02 hereof, to the extent available.

(3) If the County Pro-Rata Share has been sufficient to enable the Treasurer to meet the required funding of the Debt Service Fund in accordance with said Section 7.02, the Treasurer

shall then (A) pay to the County the amount determined pursuant to subparagraph (1) above, less the amount the Treasurer has deposited in the Debt Service Fund, and (B) distribute the remaining amount, if any, among the remaining applicable taxing entities (other than the County) (the "Applicable Non-County Taxing Entities") in the same proportion as each such Applicable Non-County Taxing Entity's millage rate bears to the total millage rate of all Applicable Non-County Taxing Entities.

(4) In the event the amount paid into the Debt Service Fund pursuant to subparagraph (2) above is not sufficient to meet the required funding obligation in accordance with said Section 7.02, the Treasurer shall fund the deficiency in the Debt Service Fund from the amount of Pledged Revenues otherwise allocable to the Applicable Non-County Taxing Entities, on a pro-rata basis, based on the proportion each such Applicable Non-County Taxing Entity's millage rate bears to the total millage rate of all Applicable Non-County Taxing Entities. After such funding of the deficiency amount, the Treasurer shall distribute the remaining pro-rata allocable amounts to the Applicable Non-County Taxing Entities, based on the proportion each such Applicable Non-County Taxing Entity's millage rate bears to the total millage rate of all Applicable Non-County Taxing Entities.

(B) If the County shall have notified the Treasurer by the fifteenth day of the month next preceding a Bond Payment Date as to the same, annual amounts received by the Treasurer as Net FILOT Revenues shall be applied first to fund the Debt Service Fund in the manner provided in Section 7.02 hereof, and thereafter, except upon the occurrence and continuance of an Event of Default, any remaining balance after such funding of the Debt Service Fund shall be divided by the Treasurer pro-rata among all applicable taxing entities in the County in the same proportion as each such taxing entity's millage rate bears to the total millage rate.

The Treasurer may direct the investment and reinvestment of amounts on deposit in the Revenue Fund in any investments which are authorized for funds of political subdivisions under the laws of the State.

Section 7.02 Debt Service Fund.

(A) The Treasurer shall establish a special fund of the County to be designated as the "Marlboro County Source Revenue Bond (Delta Project) Debt Service Fund" (the "Debt Service Fund"). The Debt Service Fund shall be maintained by the Treasurer as a segregated account held in trust for the Registered Owner of the Bond. Moneys on deposit in the Debt Service Fund shall be used and applied solely to the payment of the principal of and interest on the Bond, all in accordance with the provisions of this Ordinance.

(B) Not later than March 1 of each year, commencing March 1, 2026, the Treasurer shall fund the Debt Service Fund from amounts in the Revenue Fund in an amount sufficient, along with other amounts as may be deposited by the County into the Debt Service Fund, to pay the scheduled payments of principal of and/or accrued interest on the Bond on the succeeding Bond Payment Date(s) preceding March 1 of the following year (the "Annual Debt Service Requirement"). Such funding shall be reduced by amounts deposited by the County into the Debt Service Fund from other sources.

(C) In addition to payment of the Annual Debt Service Requirement, the Treasurer shall at any time, as necessary, fund the Debt Service Fund from amounts in the Revenue Fund to fund amounts sufficient to pay the principal of and accrued interest on the Bond payable as a result of any prepayment (except pursuant to the provision of Section 4.01(c) hereof) or acceleration of the Bond.

(D) The Treasurer may direct the investment and reinvestment of amounts on deposit in the Debt Service Fund in any investments which are authorized for funds of political subdivisions under the laws of the State.

ARTICLE VIII

SALE OF THE BOND

Section 8.01 Sale of the Bond.

Subject to the terms set forth herein, the Bond may be sold at a private sale by negotiation with a financial institution offering to purchase the Bond on terms deemed by the Chairman, in consultation with the County Administrator, to be advantageous to the County; provided, however, that the Bond may not bear a rate of interest in excess of seven and fifty hundredths per centum (7.50%) unless such rate shall be approved by Council by Resolution subsequent hereto.

ARTICLE IX

DEFAULTS AND REMEDIES

Section 9.01 Events of Default; Acceleration; Waiver.

Each of the following events is hereby declared an Event of Default:

(A) default shall be made in the due and punctual payment of any installment of the principal of the Bond; or

(B) default shall be made in the due and punctual payment of any installment of interest on the Bond; or

(C) the County shall fail duly and punctually to perform any covenant, condition, agreement or provision contained in this Ordinance on the part of the County to be performed, other than as referred to in the subsections (i) and (ii) of this Section 9.01, which failure shall continue for a period of 30 days after written notice by the Registered Owner specifying such failure and requesting that it be remedied is given to the County by first-class mail, unless the Registered Owner shall agree in writing to an extension of time prior to its expiration; provided, however, if the failure stated in the notice cannot be corrected within the applicable period, the Registered Owner shall not unreasonably withhold its consent to an extension of such time if corrective action is instituted by the County within the applicable period and diligently pursued until the Default is corrected; or

(D) any representation or warranty made by the County under this Ordinance or any documents or information delivered to any Registered Owner was, when made, untrue or materially misleading; or

(E) the County shall (i) apply for or consent to the appointment of a receiver, trustee, liquidator or custodian of the County or any of their respective properties or assets, (ii) fail or admit in writing the inability of the County to pay the County's debts generally as they become due, (iii) make a general assignment for the benefit of its creditors or have an order for relief entered against the County in any proceeding under the federal bankruptcy code or (iv) file a voluntary petition in bankruptcy, or a petition or an answer seeking an arrangement with creditors, or take advantage of any bankruptcy,

reorganization, insolvency, readjustment of debt, dissolution or liquidation law or statute or an answer admitting the material allegations of a petition filed against the County in any proceeding under any such law, or if corporate action should be taken by the County for the purpose of effecting any of the foregoing.

Section 9.02 Legal Proceedings by the Purchaser.

Upon the happening and continuance of any Event of Default, then and in every such case the Registered Owner in its discretion may:

(A) accelerate all amounts due on the Bond;

(B) by mandamus, or other suit, action or proceeding at law or in equity, enforce all of its rights and require the County to carry out any agreements with or for its benefit and to perform its or their duties under the Act and this Ordinance;

(C) bring suit upon the Bond;

(D) by action or suit in equity require the County to account for the Pledged Revenues as if it were the trustee of an express trust for the Registered Owner; or

(E) by action or suit in equity enjoin any acts or things which may be unlawful or in violation of its rights.

Section 9.03 Remedies Not Exclusive.

No remedy in this Ordinance conferred upon or reserved to the Purchaser or to the Registered Owner of the Bond is intended to be exclusive of any other remedy or remedies, and each and every such remedy shall be cumulative and shall be in addition to every other remedy given under this Ordinance or now or hereafter existing at law or in equity or by statute.

Section 9.04 Nonwaiver.

No delay or omission of the Purchaser or of the Registered Owner of the Bond to exercise any right or power accruing upon any Default or Event of Default shall impair any such right or power or shall be construed to be a waiver of any such Default or Event of Default, or an acquiescence therein.

Section 9.05 Application of Moneys Upon Event of Default.

Any moneys received by the Registered Owner upon enforcement of its rights hereunder shall be applied as follows: first, to the reasonable costs associated with such enforcement proceedings and second, to the amounts due under the Bond in such order as elected by the Registered Owner.

ARTICLE X

COMPLIANCE WITH REQUIREMENTS OF THE CODE; BANK QUALIFICATION

Section 10.01 Compliance with the Code Generally

(A) The County will comply with all requirements of the Code in order to preserve the tax-exempt status of the Bond, including, without limitation, the requirement to file an information report with the Internal Revenue Service and the requirement to comply with the provisions of Section 148(f) of the Code and Section 1.148-3 of the Treasury Regulations pertaining to the rebate of certain investment earnings on the proceeds of the Bond to the United States Government.

(B) The County further represents and covenants that it will not take any action which will, or fail to take any action (including, without limitation, filing the required information report with the Internal Revenue Service) which failure will, cause interest on the Bond to become inculpable in the gross income of the Holder thereof for federal income tax purposes pursuant to the provisions of the Code and regulations promulgated thereunder in effect on the date of original issuance of the Bond. Without limiting the generality of the foregoing, the County represents and covenants that:

(1) All property provided by the net proceeds of the Bond will be owned by the County, another political subdivision of the State, or an entity whose ownership of such property will not impair the tax-exempt status of the Bond, all in accordance with the rules governing the ownership of property for federal income tax purposes.

(2) The County shall not permit any facility financed with the proceeds of the Bond to be used in any manner that would result in (i) ten percent (10%) or more of such proceeds being considered as having been used directly or indirectly in any trade or business carried on by any natural person or in any activity carried on by a person other than a natural person other than a governmental unit as provided in Section 141(b) of the Code, or (ii) five percent (5%) or more of such proceeds being considered as having been used directly or indirectly to make or finance loans to any person other than a governmental unit as provided in Section 141(c) of the Code.

(3) The County is not a party to nor will it enter into any contracts with any person for the use or management of any facility provided with the proceeds of the Bond that do not conform to the guidelines set forth in Revenue Procedure 97-13 of the Internal Revenue Service.

(4) The County will not sell or lease any property provided by the Bond to any person unless it obtains the opinion of Bond Counsel that such lease or sale will not affect the tax exemption of the Bond.

(5) The Bond will not be federally guaranteed within the meaning of Section 149(b) of the Code. The County shall not enter into any leases or sales or service contracts with any federal government agency unless it obtains the opinion of Bond Counsel that such action will not affect the tax exemption of the Bond.

Section 10.02 Designation of Bond as Bank Qualified

The County reasonably expects that the aggregate principal amount of the Bond, together with the original principal amount of all other tax-exempt obligations of the County and entities subordinate thereto (other than obligations which are private activity bonds not qualified under Section 145 of the Code) issued in the same calendar year in which the Bond are issued, will, in the aggregate, not exceed $10 million. The County hereby designates the Bond as "qualified tax-exempt obligations" within the meaning of Section 265(b)(3)(B) of the Code.

ARTICLE XI

MISCELLANEOUS

Section 11.01 State Law Continuing Disclosure; Remedies.

(A) The County covenants to comply with the requirements of Section 11-1-85 of the South Carolina Code of Laws 1976, as amended, by filing with a central repository for availability in the secondary bond market when requested:

(1) an annual independent audit, within thirty (30) days of the County's receipt of the audit; and

(2) event specific information within thirty (30) days of an event adversely affecting more than five percent of the Net FILOT Revenues.

(B) The County specifically reserves the right to amend the above covenant in order to reflect any applicable change, or repeal, in law, including without limitation said Section 11-1-85, without the consent of the Registered Owner of the Bond.

(C) The only remedy for failure by the County to comply with the covenants set forth in Section 11.01(A) above shall be an action for specific performance of such covenants; and failure to comply with such covenants shall not constitute a Default or an Event of Default under this Ordinance. However, any Registered Owner may take such actions as may be necessary and appropriate, including seeking mandamus or specific performance by court order, to cause the County to comply with its obligations under this Section 11.01.

Section 11.02 Severability.

If any one or more of the covenants or agreements provided in this Ordinance on the part of the County or any fiduciary to be performed should be contrary to law, then such covenant or covenants or agreement or agreements shall be deemed severable from the remaining covenants and agreements, and shall in no way affect the validity of the other provisions of this Ordinance.

Section 11.03 Ordinance to Constitute Contract.

In consideration of the purchase and acceptance of the Bond by those who shall purchase and hold the same from time to time, the provisions of this Ordinance shall be deemed to be and shall constitute a contract between the County and the Holders from time to time of the Bond, and such provisions are covenants and agreements with such Holders which the County hereby determined to be necessary and desirable for the security and payment thereof.

DONE, RATIFIED AND ENACTED this 14th day of October, 2025.

MARLBORO COUNTY, SOUTH CAROLINA

(SEAL)

Anthony Woods, Chairman
Marlboro County Council

ATTEST:

Susan E. Rivers
Clerk to County Council,
Marlboro County, South Carolina

EXHIBIT A

JOINT INDUSTRIAL AND BUSINESS PARK AGREEMENTS

EXHIBIT B

FORM OF BOND

MARLBORO COUNTY, SOUTH CAROLINA
SPECIAL SOURCE REVENUE BOND
(DELTA PROJECT)
SERIES 2025

No. ___ $3,000,000

KNOW ALL MEN BY THESE PRESENTS that **MARLBORO COUNTY, SOUTH CAROLINA** (hereinafter called the "County"), a body politic and corporate and a political subdivision of the State of South Carolina (the "State"), for value received promises to pay, but only from the Pledged Revenues and as hereinafter provided, to the order of

_____

(hereinafter, together with its successors and assigns, called the "Payee") at its principal office in _____ (or at such other office of the Payee as the Payee shall direct) the principal sum of

THREE MILLION DOLLARS ($3,000,000)

, and in like manner to pay interest on the unpaid principal amount hereof from time to time outstanding from the date of delivery of this Bond until _____, 20__, or earlier upon prior redemption hereof, at the rate per annum described below, such principal to be payable on _____ of the years and in the respective amounts, as follows:

Interest hereon shall be payable each _____, commencing _____. All unpaid principal and accrued interest hereon shall be due and payable on _____.

This Bond shall bear interest at the rate of _____ (____%) per annum.

If any installment of principal or interest is not paid on or before its due date, such unpaid installment shall bear interest from its due date until fully paid at the rate hereunder.

Interest on this Bond is payable by check or draft or wire transfer of collected funds of the United States of America, which at the respective times of payment is legal tender for the payment of public and private debts. The final installment of the principal of and interest on this Bond shall be paid upon presentation and surrender hereof to the County, at the office of the County Treasurer or at such other address designated by such Bond Register pursuant to the terms of the Ordinance (hereinafter defined). All other installments of principal and interest hereon shall be paid by check or draft (via first class mail) or wire transfer of collected funds to the registered owner at his address last appearing on the Bond Register (hereinafter defined).

This Bond is issued by the County for the purpose of defraying costs related to the Projects, as defined in the Ordinance, and paying costs of issuance hereof. This Bond is authorized to be issued and is issued under, pursuant to and in full compliance with the Constitution and statutes of the State of South Carolina, including particularly Section 4-1-175, Code of Laws of South Carolina 1976, as amended. This Bond is also authorized to be issued and is issued under and pursuant to an Ordinance of Marlboro County Council duly enacted on October 12, 2025 (the "Ordinance").

The Ordinance contains provisions defining terms, including the properties comprising the Projects to be financed with the proceeds of this Bond; sets forth the revenues pledged for the payment of the principal of and interest on this Bond; sets forth the nature, extent and manner of enforcement of the security of this Bond and of such pledge, and the relative rights and remedies of the registered owner hereof with respect thereto; sets forth the terms and conditions upon which this Bond is issued and sets forth the rights, duties and obligations of the County thereunder. Reference is hereby made to the Ordinance for all of the provisions of which any registered owner of this Bond by the acceptance hereof thereby assents. The provisions of the Act and the Ordinance shall be a contract with the registered owner of this Bond.

This Bond and the interest thereon are special obligations of the County payable solely from, and secured equally and ratably by a pledge of and lien upon, the Pledged Revenues (as such term is defined in the Ordinance) derived by the County under the Ordinance which are pledged to the payment thereof. **THIS BOND, INCLUDING INTEREST THEREON, IS PAYABLE SOLELY FROM THE PLEDGED REVENUES HERETOFORE MENTIONED AND THE COUNTY IS UNDER NO OBLIGATION TO PAY THE SAME EXCEPT FROM SUCH SOURCES. THIS BOND SHALL NOT CONSTITUTE A DEBT OF THE COUNTY, NOR A CHARGE, LIEN OR ENCUMBRANCE, LEGAL OR EQUITABLE, UPON ANY PROPERTY OF THE COUNTY, OR ON ANY INCOME, RECEIPTS OR REVENUES THEREOF, OTHER THAN THE AFORESAID PLEDGED REVENUES PLEDGED THERETO. NO RECOURSE SHALL BE HAD FOR THE PAYMENT OF THIS BOND OR THE INTEREST THEREON AGAINST THE GENERAL FUND OF THE COUNTY AND NEITHER THE CREDIT NOR THE TAXING POWER OF THE COUNTY SHALL BE DEEMED TO BE PLEDGED THERETO. THE FULL FAITH, CREDIT AND TAXING POWERS OF THE COUNTY ARE NOT PLEDGED TO THE PAYMENT OF THE PRINCIPAL OF OR INTEREST ON THIS BOND.**

This Bond is transferable, as provided in the Ordinance, only upon the books of the County kept for that purpose at the principal office of the Registrar (as defined in the Ordinance) by the registered owner in person or by his duly authorized attorney upon surrender of this Bond together with a written instrument of transfer satisfactory to the Bond Registrar duly executed by the registered owner or his duly authorized attorney. Thereupon a new fully registered Bond shall be issued to the transferee in exchange therefor as provided in the Ordinance. The County and the Bond Registrar may deem and treat the person

in whose name this Bond is registered as the absolute owner hereof for the purpose of receiving payment of or on account of the principal or redemption, premium, if any, hereof and interest due hereon and for all other purposes.

If any payment of principal of or interest on this Bond falls due on a day which is not a Saturday or Sunday or legal holiday or a day on which banking institutions in the State of South Carolina are authorized or required by law to close (a "Business Day"), then such due date shall be extended to the next succeeding Business Day, and interest shall be payable in respect of such extension.

At its option, the County may prepay all or a portion of the principal of this Bond, without penalty, on any Bond Payment Date upon fifteen (15) days prior written notice. All partial prepayments of principal hereof shall be applied in the inverse order of scheduled maturities hereof, or in such other order as the registered owner hereof shall determine in its sole discretion.

Under the laws of the State of South Carolina, the principal of, premium, if any and interest on this Bond are exempt from any and all State, county, municipal and other taxation under the laws of the State of South Carolina except estate and transfer taxes and certain franchise fees.

Any registered owner of this Bond shall have the right to institute any suit, action or proceeding for the enforcement of the Ordinance or this Bond as provided in the Ordinance. In certain events, on the conditions, in the manner and with the effect set forth in the Ordinance, the outstanding principal balance of this Bond may be declared due and payable before the stated maturity thereof, together with interest accrued hereon.

It is hereby certified, recited and declared that all acts, conditions and things required by the Constitution and statutes of the State to exist, to happen and to be performed precedent to and in the issuance of this Bond, do exist, have happened, and have been performed in due time, form and manner as required by law; that this Bond does not exceed any constitutional or statutory limitation of indebtedness; and that provision has been made for the payment of the principal of and interest on this Bond, as provided in the Ordinance.

IN WITNESS WHEREOF, Marlboro County, South Carolina, has caused this Bond to be executed in its name by the manual signature of the Chairman of the County Council and attested by the manual signature of its Clerk to County Council under the seal of the County impressed, imprinted or reproduced hereon, all as of the 14th date of October, 2025

MARLBORO COUNTY, SOUTH CAROLINA

Anthony Woods

Anthony Woods, Chairman
Marlboro County Council

(SEAL)

ATTEST:

Susan E. Rivers

Susan E. Rivers,
Clerk to County Council
Marlboro County, South Carolina

STATE OF SOUTH CAROLINA

COUNTY OF MARLBORO

I, the undersigned, Clerk to Marlboro County Council ("County Council"), the governing body of Marlboro County, South Carolina, DO HEREBY CERTIFY:

That the foregoing constitutes a true, correct and verbatim copy of Ordinance No. 874 adopted by the County Council on October 14, 2025. The Ordinance was read at three public meetings of the County Council on three separate days, August 26, 2025, September 9, 2025, and October 14, 2025. An interval of at least seven days occurred between each reading of the Ordinance. At each such meeting, a quorum of the County Council was present and remained present throughout the meeting.

The meetings held on September 9, 2025, and October 14, 2025, were regular meetings of the County Council, for which notice had been previously given pursuant to and in conformity with Chapter 4, Title 30 of the Code of Laws of South Carolina 1976, as amended (the "Freedom of Information Act").

The meeting held on August 25, 2025, was a duly called special meeting of the County Council. As required by the Freedom of Information Act, a notice of said meeting (including the date, time, and place thereof, as well as an agenda) was posted prominently in [the Administration offices of the County] at least twenty-four hours prior to said meeting. In addition, the local news media and all persons requesting notification of meeting of the County Council were notified of the time, date, and place of such meeting, and were provided with a copy of the agenda therefor at least twenty-four hours in advance of such meeting.

The original of the Ordinance is duly entered in the permanent records of County Council, in my custody as Clerk.

The Ordinance is now of full force and effect, and has not been modified, amended or repealed.

IN WITNESS WHEREOF, I have hereunto set my Hand and the Seal of Marlboro County, South Carolina, this 14th day of October, 2025.

(SEAL)

Susan E. Rivers

Susan E. Rivers, Clerk to County Council
Marlboro County, South Carolina

First Reading:	August 26, 2025
Second Reading:	September 9, 2025
Third Reading:	October 14, 2025

A RESOLUTION

STATE FISCAL ACCOUNTABILITY AUTHORITY

WHEREAS, heretofore Marlboro County, South Carolina (the "Issuer"), by and through the County Council of Marlboro County (the "County Council"), the governing body of the County, did, pursuant to the provisions of Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (the "Act"), petition the State Fiscal Accountability Authority (the "State Board") seeking the approval of the State Board for an undertaking by the Issuer pursuant to the Act; and

WHEREAS, the proposed undertaking (the "Undertaking") consists of the issuance of a Marlboro County, South Carolina, Special Source Revenue Bond (the "Bond") in the aggregate principal amount of not exceeding $3,000,000, pursuant to the Act and an ordinance enacted by the County Council of the Issuer (the "Bond Ordinance") and in order to provide infrastructure serving the County to pay the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County and the costs of issuance of the Bond; and

WHEREAS, the Bond will be secured by and payable from fee in lieu of tax revenues which the Issuer is entitled to retain pursuant to joint county industrial and business parks located in Marlboro County and established pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the Constitution of the State of South Carolina, and for the purposes set forth in Section 4-29-68 of the Act; and

WHEREAS, the Bond will mature on June 1 in the years 2027 through 2033, inclusive; and

WHEREAS, in order to finance the Undertaking, the Issuer proposes to provide for the issuance and delivery of the Bond pursuant to the Act and the Bond Ordinance; and

NOW, THEREFORE, BE IT RESOLVED BY THE STATE FISCAL ACCOUNTABILITY AUTHORITY OF SOUTH CAROLINA IN MEETING DULY ASSEMBLED:

1. It has been found and determined by the State Board that the Undertaking is intended to promote the purposes of the Act and is reasonably anticipated to effect such purposes.

2. On the basis of the foregoing, the proposed undertaking of the Issuer to finance the cost of the Undertaking through the issuance of not exceeding $3,000,000 principal amount of the Bond, all pursuant to the Act (including changes in any details of the said financing as finally consummated which do not materially affect the said Undertaking), be and the same are hereby approved.

3. Notice of the action taken by the State Board in giving approval to the Undertaking shall be published in a newspaper of general circulation in Marlboro County. Such notice to be published shall be in form substantially as set forth as Exhibit A of this Resolution.

EXHIBIT A

NOTICE PURSUANT TO TITLE 4, CHAPTER 29 OF THE
CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED

Notice is hereby given that following the filing of a Petition by the County Council (the "County Council") of Marlboro County, South Carolina (the "County"), to the State Fiscal Accountability Authority of South Carolina (the "State Board"), approval has been given by the State Board to the following undertaking (the "Undertaking") (including changes in any details of the said financing as finally consummated which do not materially affect the said Undertaking): the issuance of a Marlboro County, South Carolina, Special Source Revenue Bond (the "Bond") in the aggregate principal amount of not exceeding $3,000,000, pursuant to the Act and an ordinance enacted by the County Council of the Issuer (the "Bond Ordinance") and in order to provide infrastructure serving the County to pay the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County and the costs of issuance of the Bond.

To finance the Undertaking, the County will issue the Bond pursuant to Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (the "Act"). The Bond will be payable by the County solely from revenues which the County is entitled to retain pursuant to a joint county industrial and business park agreement established pursuant to Section 4-1-170 of the Act and Article VIII, Section 13 of the Constitution of the State of South Carolina, and for the purposes set forth in Section 4-29-68 of the Act. The Bond will be issued pursuant to the Act and the Bond Ordinance enacted by the County Council.

Notice is further given that any interested party may at any time within twenty (20) days after the date of publication of this Notice, but not afterwards, challenge the validity of the action of the State Board in approving the Undertaking of the County Council by action *de novo* instituted in the Court of Common Pleas for Marlboro County.

STATE FISCAL ACCOUNTABILITY AUTHORITY

By: Delbert Singleton
Executive Secretary

Dated: December 9, 2025

HAYNSWORTH
SINKLER BOYD

HAYNSWORTH SINKLER BOYD, P.A.
135 S. DARGAN STREET, SUITE 300
POST OFFICE BOX 6617 (29502)
FLORENCE, SOUTH CAROLINA 29506
MAIN 843.669.6002
FAX 843.669.3815
www.hsblawfirm.com

October 30, 2025

South Carolina State Fiscal Accountability Authority
Columbia, South Carolina

Re: Not Exceeding $3,000,000 Marlboro County, South Carolina Special Source Revenue Bond (Delta Project), Series 2026

Ladies and Gentlemen:

We are serving as bond counsel to Marlboro County, South Carolina (the "County") in connection with the proposed issuance by the County of the above-referenced bond (the "Bond"). At your request, we are delivering this opinion in connection with the County's petition to the South Carolina State Fiscal Accountability Authority (the "State Authority") dated September 9, 2025 (the "Petition") to approve the issuance of the Bond pursuant to the South Carolina Constitution and Acts of the General Assembly of the State of South Carolina, including particularly Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (the "Act") to enable the County to construct, furnish, and equip renovations and expansions with respect to the former Delta Plant in the Wallace area of the County (the "Delta Project"). The County will be pledging the County's and a portion of the School District's share of revenues under several Multi-County Business Park Agreements.

In that capacity, we have examined originals or copies of the Petition, certain Multi-County Business Park Agreements, the ordinance authorizing the issuance of the Bond, and a proposed approving resolution of the State Authority in the form submitted with the Petition (the "Transaction Documents") and such other documents, certificates and correspondence as we have deemed necessary for purposes of giving this opinion.

In rendering the opinion expressed below, we have relied solely on our examination of the Transaction Documents. We have not made any investigation as to any factual matter or as to the accuracy or completeness of any representation, warranty, data or any other information, whether written or oral, that may have been made by or on behalf of the County, the State Authority or the parties to any of the documents related to the Bond. Further, in rendering the opinion expressed below, we do not purport to be experts in or generally familiar with or qualified to express legal opinions based on the laws of any jurisdiction other than the federal laws of the United States of America and the laws of the State of South Carolina, and the opinion is limited to the federal laws of the United States of America and the laws of the State of South Carolina.

Based on the stated examination and assumptions stated above, and subject to the stated qualifications and limitations, we are of the opinion, under existing law, that the Transaction Documents comply with all requirements of the Act and are legally sufficient and contain all required findings by the respective authorities to authorize the State Authority to approve the Bond.

HAYNSWORTH
SINKLER BOYD

Except as set forth above, we express no opinion in connection with the issuance and sale of the Bond. The opinion expressed above is rendered solely for your benefit in considering the approval of the issuance of the Bond under the Act. The opinion may neither be relied on by you for any other purpose nor be furnished to, used, circulated, quoted or relied on by any other person or entity for any other purpose, without our prior written consent in each instance. We disclaim any obligation to update the opinion expressed above for events occurring o v
r coming to our attention after the date of this letter.

Very truly yours,

Haynsworth Sinkler Boyd, P.A.

HAYNSWORTH
SINKLER BOYD

HAYNSWORTH SINKLER BOYD, P.A.
135 S. DARGAN STREET, SUITE 300
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FAX 843.669.3815
www.hsblawfirm.com

January ___, 2026

Marlboro County, South Carolina
Bennettsville, South Carolina

_____

_____

South Carolina State Fiscal Accountability Authority
Columbia, South Carolina

Re: $3,000,000 Marlboro County, South Carolina Special Source Revenue Bond (Delta Project), Series 2026

Ladies and Gentlemen:

As bond counsel to Marlboro County, South Carolina (the "County"), we have examined the Transcript of Proceedings filed with the Clerk of Court of Common Pleas and General Sessions for Marlboro County, South Carolina and the Constitution and statutes of the State of South Carolina (the "State"), including specifically Title 4, Chapters 1 and 29 of the Code of Laws of South Carolina 1976, as amended (collectively, the "Act"), all in connection with the issuance and delivery by the County of the above-referenced Bond (the "Bond"). The Bond is issued pursuant to the Act and Ordinance No. 09-25-02 enacted by the County Council of Marlboro County (the "County Council"), the governing body of the County, on October 14, 2025 (the "Ordinance"), and has been approved on [December 9, 2025] by the South Carolina State Fiscal Accountability Authority (the "Authority") as provided for in the Act. The Bond is being issued for the purposes of providing infrastructure serving the County to pay the cost of constructing, furnishing, and equipping renovations and expansions with respect to the former Delta Plant in the Wallace area of the County; and (ii) the costs of issuance of the Bond.

The Bond is payable from certain Pledged Revenues (as defined in the Ordinance), including certain revenues to be retained by the County pursuant to Multi-County Business Park Agreements between the County and various other counties (collectively, the "Park Agreements").

The Bond bears interest from its original date of delivery payable on June 1 and December 1, commencing December 1, 2026, until maturity or prepayment of the Bond. Principal of the Bond is due on June 1 in the years 2027 through 2033, inclusive. The Bond is subject to optional [and mandatory] redemption as provided therein. The Bond is issued as a single fully registered certificate.

On the basis of the foregoing and an examination of such other documents and consideration of such matters of law as we have deemed appropriate to enable us to render this opinion, we are of the opinion that:

(i) The County is validly existing as a political subdivision and body corporate of the State and has full power and authority under the Act and the laws and Constitution of the State to enact the Ordinance and issue and deliver the Bond, and to perform its obligations under the Bond.

(ii) The County has the right and power to execute and deliver the Park Agreements and is duly authorized to enact the Ordinance.

(iii) The Ordinance has been duly enacted by the County Council and constitutes a valid and binding obligation of the County, enforceable in accordance with its terms, except to the extent that the enforceability thereof may be limited by bankruptcy, insolvency, reorganization, moratorium and other similar laws affecting creditors' rights generally and by equitable principles, whether considered at law or in equity.

(iv) The County has submitted to the Authority all documents and other information required by the Act.

(v) The Bond has been duly authorized, executed and delivered by the County and constitutes a legal, valid and binding obligation of the County, enforceable in accordance with its terms and the terms of the Ordinance, except to the extent that the enforceability of the Bond may be limited by bankruptcy, insolvency, reorganization, moratorium and other similar laws affecting creditors' rights generally and by equitable principles, whether considered at law or in equity. The Bond is a limited obligation of the County payable by the County solely from the Pledged Revenues, and shall never constitute an indebtedness of the County within the meaning of any State constitutional or statutory limitation (other than the constitutional provision authorizing obligations payable from sources not involving revenues from any tax or license) and shall never constitute nor give rise to a pecuniary liability of the County or a charge against its general credit or taxing powers.

(vi) The pledge of and lien upon the Pledged Revenues provided in the Bond and the Ordinance constitutes a first pledge and lien thereon. Additional Bonds, as defined in the Ordinance, may be issued by the County in accordance with the terms of the Ordinance.

(vii) The execution and delivery of the Bond and the Park Agreements by the County and the performance by the County of its obligations thereunder and under the Ordinance do not violate any provision of law of the State or any applicable judgment, order or regulation of any court or of any public or governmental agency or authority of the State.

(viii) No additional or further approval, consent or authorization of any governmental or public agency or authority is required by the County in connection with the issuance and delivery of the Bond or the performance by the County of its obligations thereunder and under the Ordinance and the Park Agreements.

(ix) Interest on the Bond will not be excludable from gross income for federal income tax purposes under Section 103 of the Internal Revenue Code of 1986, as amended.

(x) Under existing law, the Bond and the interest thereon are exempt from all State, county, school district, municipal and other taxes or assessments of the State, direct or indirect, general or special, whether imposed for the purpose of general revenue or otherwise, except inheritance, estate, transfer and certain franchise taxes (specifically including without limitation the tax imposed on banks by Section 12-11-20, Code of Laws of South Carolina 1976, as amended, enforced by the South Carolina Department of Revenue as a franchise tax).

Insofar as our opinions herein refer directly or indirectly to the valid pledge of and lien upon the Revenues, and express that no further approval, consent or authorization of any governmental unit is required in connection with the performance by the County of its obligations under the Bond, the Ordinance and the Park Agreements, we have relied, without independent investigation as to the matters contained therein, on (i) the opinion of Andrew F. McLeod, Esquire, counsel to the County, of even date herewith with respect to the due authorization, execution and delivery by the County of the Park Agreements and the validity and enforceability thereof against the County and (ii) the certificates of the Clerk to the County Council of Marlboro County with respect to the due authorization of the Park Agreements by the County and amendments thereto.

As bond counsel to the County, we have been retained solely for the purpose of examining the validity and legality of the Bond and of rendering certain specific opinions herein stated and for no other purpose. We have not verified the accuracy, completeness or fairness of any representations or information provided to the purchaser of the Bond concerning the adequacy or amount of any of the Revenues, or the feasibility thereof, in connection with the delivery of the Bond. Accordingly, we express no opinion on the completeness, fairness or adequacy of any such representations or information.

It is to be understood that the obligations of the County under the Bond and the Ordinance, and the enforceability thereof, may be subject to judicial discretion, the valid exercise of the sovereign police powers of the State of South Carolina and of the constitutional powers of the United States of America, and applicable bankruptcy, insolvency, reorganization, moratorium and other laws affecting creditors rights.

This opinion is provided to the addressees as a legal opinion only, and not as a guaranty or warranty of the matters discussed herein or of any transaction or obligation. This opinion speaks only as of the date hereof and is based upon the laws and facts as in existence on the date hereof; we assume no obligation to update this opinion with respect to any changes in law, facts or other developments which may occur or become effective after the date hereof.

Very truly yours,

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 14

AGENCY: University of South Carolina and Department of Administration, Facilities Management and Property Services

SUBJECT: Not Exceeding $195,000,000 of University of South Carolina, Higher Education Revenue Bonds

The Authority is asked to approve the Change Source of Funds, Revised Scope and Establish Phase II Full Construction Budget to demolish the remaining McBryde Quadrangle buildings, construct new buildings and increase the bed count on site, and construct a third wing at the Honors College Residence Hall across Sumter Street from the McBryde site. This Phase will be funded from revenue bonds.

The Authority is further asked to adopt a resolution making provision for the issuance and sale of not exceeding $195,000,000 of University of South Carolina, Higher Education Revenue Bonds.

AUTHORITY ACTION REQUESTED:

Adopt a resolution making provision for the issuance and sale of not exceeding $195,000,000 of University of South Carolina, Higher Education Revenue Bonds and approve the Change Source of Funds, Revised Scope and Establish Phase II Full Construction Budget to demolish the existing buildings and construct new buildings on the site.

ATTACHMENTS:
1. Agenda Item Worksheet for the Permanent Improvement Project
2. Debt Summary
3. Opinion Letter to SFAA
4. SFAA Resolution
5. Bond Resolution and Exhibits
6. Bond Transmittal Form
7. November 3, 2025, Transmittal Letter from Gary T. Pope, Jr.

STATE FISCAL ACCOUNTABILITY AUTHORITY
AGENDA ITEM WORKSHEET

Meeting Scheduled for: 12/09/2025 **Regular Agenda**

1. Submitted by:
(a) Agency: Department of Administration
(b) Authorized Official Signature: Ashlie Lancaster, FMPS Director

2. Subject: University of South Carolina–Columbia – Campus Residential Development – Sumter Street Sites

3. Summary Background Information:

Project: University of South Carolina - Columbia
H27.6158: Campus Residential Development - Sumter Street Sites

Request: Change Source of Funds, Revise Scope and Establish Phase II Full Construction Budget to demolish existing buildings and to construct a new building and a building addition.

Included in CPIP: Yes – 2025 CPIP Priority 2 of 15 in FY26 (estimated at $300,000,000)
Phase I Approval: June 2024 (estimated at $300,000,000) (JBRC /SFAA)

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Revenue Bonds, Housing				185,000,000	185,000,000
Other, Housing Maintenance Reserve	3,000,000		3,000,000	(3,000,000)	
Other, Institutional Capital Project	1,500,000		1,500,000	(1,500,000)	
All Sources	4,500,000		4,500,000	180,500,000	185,000,000

Summary of Work: The project was established to demolish the remaining McBryde Quadrangle buildings, construct a new building on the McBryde site that is taller to complement the Honors College and increase the bed count on the site, and construct the third wing at the Honors College Residence Hall across Sumter Street from the McBryde site. The project also previously included potential redevelopment at the Byrnes site. The revised scope removes the development at the Byrnes site from the project scope. It will be developed separately in the future as a separate project once the scope and fund source(s) are fully identified. The various development components will be phased over many years. The roof has been evaluated by the Department of Administration and has been determined to comply with JBRC policy and will come with the minimum 20-year material and workmanship warranty.

Rationale: The McBryde Quadrangle & the Brynes Building have exceeded their service life and are the highest Housing priorities to replace with new construction, per the university.

Facility Characteristics: The remaining McBryde Buildings to be demolished total 68,046 gross square feet, were constructed in 1955 (70 years old), and have 260 beds. The new 6-story student

residence building will be 240,734 square feet on the site and will have approximately 896 student beds. The new building will conform to the original footprint of the McBryde Quadrangle. The existing Honors College Residence Hall is 192,724 square feet, was constructed in 2009, and currently has 537 student beds. The expansion of the Honors College Residence Hall with the addition of a 6-story third wing will add 55,396 square feet and increase the student bed count by approximately 190 beds for a total of 727 beds. Approximately 1,086 residential students, and thousands additional will use the new community, meeting, administrative and study spaces provided by this project.

Financial Impact: This phase of the project will be funded from Housing Revenue Bonds (to be issued). The project is expected to result in an increase of $1,450,000 (years 1 thru 3) in annual operating expenditures. The new building and building expansion will be constructed to meet Two Green Globes certification standards with anticipated energy savings of $7,220,344 over 30-years. No student fees or tuition will be increased as a consequence of the project. While not being utilized to fund this project, a portion of tuition is designated for capital improvements, currently $40 per student per semester, and has not increased between the academic years 2021-2022 to 2025-2026. Housing fees are charged to residential students, an average of the various rates is $4,608 per student per semester and has increased from $3,856 for the academic years 2021-2022 to 2025-2026.

Full Project Estimate: $185,000,000 funded from Housing Revenue Bond Funds. Contract execution for is expected in January 2026 and completion of construction in July 2028.

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4. What is the Authority asked to do? Consider approval of the Permanent Improvement Project Change Source of Funds, Revise Scope and Establish Phase II Full Construction Budget request.

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5. What is recommendation of the submitting agency involved? The item is complete and ready for SFAA review.

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6. Private Participant Disclosure – Check only one:

☒ No private participants will be known at the time the Authority considers this agenda item.

☐ A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

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7. Recommendation of other office (as required)?

(a) Authorized Signature: _____

(b) Office Name:

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8. List of Supporting Documents:

1. Permanent Improvement Campus Residential Development - Sumter Street Sites
2. Bond Information Report

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9. Upload Agenda Item Worksheet and supporting documentation in PDF and native format to the SFAA Authority File Drop. Supporting documentation should include all related agreements or approval requests (e.g., leases, contracts, permanent improvements, indebtedness, agenda items), either current or anticipated; or provide affirmation from the submitting agency that there are no related transactions.

OFFICE OF STATE TREASURER

New Debt Information Form (NDIF) - Initial Form

SFAA Approval Date: 12/09/25 Final Version Date:

1. AGENCY/ISSUER & FINANCING INFORMATION

Agency #: H27 Issuer: University of South Carolina Series: 2026

Borrower (if not Issuer):

Bond Caption: Higher Education Revenue Bonds - Series 2026

Bond Resolution Amount: $195,000,000 Est. Production/Par Amt: $170,750,000

(Used to calculate initial COI percentages; STO bond issues must use Par Amt *)*

Final Production/Par Amt: $0

Submitted By:

ENTITY	University of South Carolina
BY:	Mandy Kibler
ITS:	Associate VP for Finance
Tel:	803-777-2123
Email:	kiblerm@email.sc.edu

Transaction Type/Method of Sale:

X	Public Offering:	Competitive:	Negotiated:	X
	Direct Placement:	Competitive:	Negotiated:	
	Governmental Loan/Governmental Purchaser			
	Other:			

MSRB (EMMA) Continuing Disclosure Requirement (Y/N): Y

MSRB (EMMA) Continuing Disclosure Responsible Party: University of South Carolina - Mandy Kibler

2. FINANCING (NEW PORTION)

Project #: 6158 Project Name: Campus Residential Development - Sumter Street Sites

Project Address/Location:	Sumter Street, Columbia SC 29208	Amount:	$185,000,000
Project Type:	New Construction Student Housing	County:	Richland
Projected Avg Interest Rate:	4.3% (TIC)	Final Maturity:	05/01/56

3. FINANCING (REFUNDED PORTION)

Series to be Refunded	Refunded Maturities	Principal Refunded	IR of Refunded Bds	Est. Yield of Refunding Bds	Est NPV Svgs. ($)	Est NPV Svgs. (% of Ref. Bds)
		$			$	
		$			$	
		$			$	
	Total	**$**	*********	*********	**$**	

4. FINANCING WORKING GROUP

Financial Advisor:	PFM Financial Advisors, LLC	Disclosure Counsel:	Howell Linkous & Nettles, LLC
Bond Counsel:	Pope Flynn, LLC	Issuer's Counsel:	Terry Parham
Underwriter:	Barclays	Trustee:	State Treasurer's Office
Paying Agent:	U.S. Bank Trust Company NA	Other:	

5. FINANCING/PROJECT DESCRIPTION

(Briefly, explain the financing/project, the anticipated costs, & the basis for these cost estimates. Use an attachment if needed)

The project includes the replacement of the McBryde Quadrangle buildings with a 900 bed student residence building, the expansion of the Honors College Residence Hall by approximately 180 beds, and associated supporting infrastructure and improvements. Costs of issuance of the bonds are calculated at the anticipated par amount of the bonds in accordance with the approved fee schedule for counsel, published schedules of rating agencies, past experience, and to take into account that certain items will not be known until the pricing of the bonds and will vary with market conditions. Costs of issuance as listed in Section 8 and Section 9 assume a stand-alone issuance. The Office of State Treasurer may issue the bonds as part of a larger transaction to reduce costs if appropriate.

6. FINANCING/PROJECT APPROVAL DATES

Financing Approvals		Notes:
Issuer/Borrower Approval:	10/14/25	Adopted
JBRC Approval:	12/02/25	Proposed
SFAA Approval:	12/09/25	Proposed

Project Approvals - Phase II (State Entities Only)		Notes:
Issuer/Borrower Approval:	06/25/24	Adopted
JBRC Approval:	12/02/25	Proposed
SFAA Approval:	12/09/25	Proposed

7. TAX AND ARBITRAGE MATTERS & SPEND DOWN SCHEDULE

	Yes	No
a. Is any portion of the project, once completed, to be managed by a third-party pursuant to a management contract? (if yes, please attach copy)		X
b. Will any third-party payments (from support organizations, private entities or the federal government) related to the facility, however indirectly, be used to pay debt service on the bonds?		X

c. If yes to any of the above, please provide a square footage and cost estimate of the portion affected.

Sq. Footage -

Cost Estimate - $0

	Bond Proceeds	FYE	Spend Down Schedule Notes
Est. Expenditures - Through 6 Months	$ 11,158,852	6/30/2027	Costs of issuance, initial construction costs (estimate)
Est. Expenditures - Through 12 Months	$ 130,000,000	6/30/2027	Construction draws (estimate)
Est. Expenditures - Through 18 Months	$ 45,000,000	6/30/2028	Construction draws (estimate)
Est. Expenditures - Through 24 Months	$		Note: draw schedule is under development.
Est. Expenditures - Through 36 Months	$		
Est. Expenditures - Through 48 Months	$		
- Estimated Expenditures: Thru FY:	**$ 186,158,852**		

8. ESTIMATED/ACTUAL PROJECT SOURCES AND USES

Sources	Est. Project Budget (Sources)		Est. Project Budget (Uses)	Uses
(1) Bond Proceeds: (a) Par	$ 170,750,000		$ 185,000,000	Project Fund
(b) Premium/Accr. Int.	$ 15,408,852		$	Capitalized Interest Fund
(2) Issuer/Borrower Contr.	$		$	Debt Service Reserve Fund
(3) Debt Service Fund Trans.	$		$	Redemption Price/Escrow Deposit
(4) Debt Service Reserve Fund Contribution	$		$ 1,158,852	Cost of Issuance (Incl. UW Disc.)
			$	Accrued Interest
(5) Other (Specify)			$	Additional Proceeds
Type -	$		$	Other
Type -	$		$	Other
(6) SCHFDA MFHRB Sources			$	Other
(a) LIHTC	$		$	Other
(a) State Housing TC	$		$	Other
(c) Owner's Equity/Other	$		$	Other
Total Project Sources	**$ 186,158,852**		**$ 186,158,852**	**Total Project Uses**
	Surplus/Deficit	**$ -**		

9. ESTIMATED/ACTUAL BOND COI EXPENDITURES *(** Added COI entities beyond the following need an attached description **)*

COI Entity	Selected COI Vendor	Vendor #	Engagement Date (w/Engagement Ltr Attached)	Est. Fee For Services	Act. Fee For Services	($ △)
Financial Advisor	PFM Financial Advisors			$ 175,750	$	$ 175,750
Bond Counsel	Pope Flynn, LLC			$ 170,750	$	$ 170,750
Disclosure Counsel	Howell Linkous & Nettles			$ 85,375	$	$ 85,375
Issuer's Counsel	Terry Parham				$	$
Underwriter's Counsel	Maynard Nexsen			$ 42,687	$	$ 42,687
Transaction Counsel				$	$	$
Legal Expenses				$	$	$
				$	$	$
Rating Agency - S&P				$	$	$
Rating Agency - Moody's				$ 114,500	$	$ 114,500
Rating Agency - Fitch				$ 105,000	$	$ 105,000
Underwriter's Compensation	Barclays			$ 426,875	$	$ 426,875
Registrar / Paying Agent	U.S. Bank Trust Company			$ 15,000	$	$ 15,000
Dissemination Agent	DAC			$ 2,500	$	$ 2,500
Accountant				$	$	$
Verification Agent				$	$	$
Printing	Image Master			$ 10,000	$	$ 10,000
Publishing				$	$	$
Advertising				$	$	$
Contingency				$ 10,415	$	$ 10,415
Issuer's Fee	SC JEDA / SC SHFDA			$	$	$
				$ 1,158,852	**$**	**$ 1,158,852**

Est. / Actual COI Fees (% of Transaction):

Financial Advisor: % of Transaction	*0.10%*	*#DIV/0!*
Bond Counsel: % of Transaction	*0.10%*	*#DIV/0!*
Total Legal Costs: % of Transaction	*0.17%*	*#DIV/0!*
Rating Agencies: % of Transaction	*0.13%*	*#DIV/0!*

UW Comp: % of Transaction	0.25%	#DIV/0!
Other COI: % of Transaction	0.02%	#DIV/0!
Total COI: % of Transaction	**0.68%**	**#DIV/0!**

POPE FLYNN
GROUP

Pope Flynn, LLC
1411 Gervais Street, Suite 300
Post Office Box 11509 (29211)
Columbia, SC 29201

MAIN 803.354.4900
FAX 803.354.4899
www.popeflynn.com

November 3, 2025

Mr. Delbert H. Singleton, Jr.
Assistant Executive Director and Authority Secretary
South Carolina State Fiscal Accountability Authority
1200 Senate Street, Suite 600
Columbia, South Carolina 29201

Re: Not Exceeding $195,000,000 University of South Carolina Higher Education Revenue Bonds

Dear Delbert:

On behalf of the University of South Carolina, in connection with the authorization of the above referenced bonds (the "Bonds"), and in anticipation of the South Carolina State Fiscal Accountability Authority (the "Authority") meeting scheduled for December 9, 2025, we respectfully enclose the following for consideration by the Authority:

1. A copy of a bond resolution dated June 21, 1996, of the Board of Trustees of the University of South Carolina (the "University") providing for the issuance of revenue bonds of the University of South Carolina;

2. A copy of a series resolution adopted by the Board of Trustees of the University on October 14, 2025, authorizing the issuance of the Bonds;

3. A proposed form of opinion of Bond Counsel;

4. An executed opinion of Pope Flynn, LLC relating to the sufficiency of the proceedings and information submitted to the Authority in connection with its consideration of the approval of the Bonds;

5. A Bond Information Report;

6. A proposed form of resolution of the Authority (an electronic copy is being provided contemporaneously with this letter); and

7. An executed Bond Transmittal form.

The University will provide the Office of State Treasurer with copies of the Bond Counsel Selection Form and the New Debt Information Form (NDIF) – Initial Form contemporaneously with this submission. Please let us know should you require anything further or if you have any questions regarding the enclosed.

Best regards,

Gary T. Pope, Jr.

c: Mandy Kibler, Associate Vice President and University Controller, University of South Carolina
Jackie D. Hipes, Director, Debt Management Division, Office of State Treasurer

Enclosures

BOND TRANSMITTAL FORM

TO: Delbert H. Singleton, Jr., Authority Secretary
State Fiscal Accountability Authority
600 Wade Hampton Building (29201)
P.O. Box 12444
Columbia, SC 29211

DATE: 11/3/2025

Submitted for SFAA Meeting on:
12/9/2025

FROM: Pope Flynn, LLC

1411 Gervais Street, Suite 300
P.O. Box 11509
Columbia, SC 29211

RE: N/E $195,000,000 of University of South Carolina Higher Education Revenue Bonds

Project Name: Campus Residential Development – Sumter Street Project

Documents enclosed (executed original and two copies of each):

(ALL documents required for state law approval; A and C only for ceiling allocation only; must check K or L)

A. ☐ Petition
B. ☒ Resolution or Ordinance
C. ☐ Inducement Resolution or comparable preliminary approval
D. ☐ Department of Health and Environmental Control Certificate *if required*
E. ☒ State Fiscal Accountability Authority Resolution ~~and Public Notice~~ *(original)*
Plus 3 copies for certification and return to bond counsel
F. ☒ Draft bond counsel opinion letter
G. ☒ Signed SFAA Reliance letter
H. ☐ DHEC Certificate of Need (C.O.N.)
I. ☐ Debt Questionnaire
J. ☐ Processing Fee

Amount: $Click or tap here to enter text. *Check No:* Click or tap here to enter text.
Payor: Click or tap here to enter text.

K. ☒ No Private Participant will be known at the time the Authority considers this agenda item.
L. ☐ This agenda item is accompanied by the applicable Private Party Disclosure form for each private participant

Bond Counsel: Gary T. Pope, Jr.
Typed Name of Bond Counsel

By: _____
Signature

University of South Carolina Bond Information Report

Prepared in Connection with the Proposed Authorization of
Not Exceeding $195,000,000 of
University of South Carolina Higher Education Revenue Bonds

Campus Residential Development – Sumter Street Project

Amount and Type of Bond. The University of South Carolina (the "University") is seeking review by the Joint Bond Review Committee and approval by the South Carolina State Fiscal Accountability Authority for the issuance of not exceeding $195,000,000 of University of South Carolina Higher Education Revenue Bonds (the "Bonds"), the proceeds of which may be applied for the purposes of: (1) paying the costs of, and reimbursing the University for capital expenditures previously made in connection with, the Project (as defined below), including capitalized interest on the Bonds, if any; (2) paying the costs of issuance of the Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute; and (3) paying the principal of and interest on any bond anticipation notes whether at maturity or early redemption. The Project is defined to include the costs to acquire, construct, reconstruct, improve, and equip the Campus Residential Development – Sumter Street Project, comprising the replacement of the University's existing McBryde Residential Hall and an expansion of the University's Honors Hall, and to provide infrastructure and improvements related thereto, in order to provide additional student housing and space for complementary uses on the Columbia, South Carolina campus of the University (collectively, the "Project").

Revenues Pledged to Pay the Bonds. The University's Higher Education Revenue Bonds are payable from, and are secured by a pledge of, the Net Revenues and the Additional Funds ("Pledged Revenues"). Under the bond resolution governing the issuance of the University's Higher Education Revenue Bonds the University must maintain Net Revenues at least equal to composite debt service on all outstanding Higher Education Revenue Bonds. The Net Revenues for the fiscal year ended June 30, 2025, totaled $41,472,000. The estimated debt service requirements on all existing, authorized, and proposed Higher Education Revenue Bonds are attached as Exhibit A. Exhibit B reflects estimated maximum annual debt service of $40,546,186 in the fiscal year ending June 30, 2031, and anticipated pro forma Net Revenues coverage ranging from 1.32 to 4.85 times pro forma debt service.

New Revenue Generation. The primary purpose of this project is to expand existing and replace aging and obsolete student housing on the Columbia Campus. The project will construct approximately 1,100 additional beds that will be used to meet the existing needs for freshman and limited upper-classmen housing. The Project is expected to generate additional Net Revenues ranging from $8,971,500 to $17,351,796 over the life of the Project based on the increase in bed count and applicable housing rates.

Other Funds Available to Pay Bonds. While the University intends to pay debt service on the Bonds from the Net Revenues, both the Net Revenues and the Additional Funds comprise the Pledged Revenues that secure the Bonds. The Additional Funds comprise essentially all legally available funds of the University and totaled $1,060,637,000 for the fiscal year ended June 30,

2025. Pursuant to Section 59-147-110 of the Code of Laws of South Carolina 1976, as amended, the Bonds are not payable from State appropriations or student tuition and fees pledged to the payment of State Institutions Bonds. Also, certain specific revenues pledged to the payment of specific obligations, such as Athletic Facilities Revenue Bonds, are likewise unavailable for payment on the Bonds and are not a component of Pledged Revenues.

No Special Student Fees. No Credit of the State. *No Mortgage*. The University does not currently impose a Special Student Fee, and no such fee is currently contemplated, in connection with the payment of the Bonds. Neither the full faith and credit of the University nor the State of South Carolina has been pledged to the payment of Higher Education Revenue Bonds. Further, no mortgage or lien has been or will be given on any real property of the University.

Prepared November 3, 2025 in connection with:

December 2, 2025 Joint Bond Review Committee Meeting
December 9, 2025 State Fiscal Accountability Authority Meeting

Exhibit A

University of South Carolina
Higher Education Revenue Bonds - Debt Service

Fiscal Year	Existing Debt Service	Debt Service On Authorized but Unissued Bonds	Debt Service on Proposed Bond Issue			Total Composite Debt Service
			Principal	Interest	Capitalized Interest	
6/30/2026	$ 30,882,148	$ -	$ -	$ -	$ -	$ 30,882,148
6/30/2027	30,921,850	-		7,838,316	(5,000,000)	33,760,166
6/30/2028	28,407,600	-		7,838,316	(5,000,000)	31,245,916
6/30/2029	28,408,600	-	4,285,000	7,838,316	-	40,531,916
6/30/2030	28,408,350	-	4,395,000	7,729,477	-	40,532,827
6/30/2031	28,420,100	-	4,510,000	7,616,086	-	40,546,186
6/30/2032	27,251,350	-	4,625,000	7,501,983	-	39,378,333
6/30/2033	27,247,800	-	4,740,000	7,383,120	-	39,370,920
6/30/2034	26,424,050	-	4,865,000	7,259,406	-	38,548,456
6/30/2035	24,858,325	-	4,995,000	7,128,538	-	36,981,863
6/30/2036	19,953,375	-	5,130,000	6,992,174	-	32,075,549
6/30/2037	19,958,875	-	5,275,000	6,846,995	-	32,080,870
6/30/2038	19,961,425	-	5,440,000	6,682,257	-	32,083,682
6/30/2039	15,705,425	-	5,625,000	6,500,180	-	27,830,605
6/30/2040	14,829,925	-	5,825,000	6,300,155	-	26,955,080
6/30/2041	13,160,925	-	6,040,000	6,083,698	-	25,284,623
6/30/2042	13,162,613	-	6,270,000	5,852,487	-	25,285,100
6/30/2043	13,159,488	-	6,520,000	5,602,251	-	25,281,739
6/30/2044	11,535,800	-	6,790,000	5,334,149	-	23,659,949
6/30/2045	11,536,300	-	7,075,000	5,047,000	-	23,658,300
6/30/2046	11,536,300	-	7,380,000	4,741,926	-	23,658,226
6/30/2047	11,539,800	-	7,705,000	4,418,977	-	23,663,777
6/30/2048	11,540,400	-	8,060,000	4,064,085	-	23,664,485
6/30/2049	11,535,800	-	8,430,000	3,692,841	-	23,658,641
6/30/2050	11,540,600	-	8,820,000	3,304,555	-	23,665,155
6/30/2051	11,538,800	-	9,225,000	2,898,306	-	23,662,106
6/30/2052	-	-	9,650,000	2,473,403	-	12,123,403
6/30/2053	-	-	10,100,000	2,022,844	-	12,122,844
6/30/2054	-	-	10,575,000	1,551,275	-	12,126,275
6/30/2055	-	-	11,065,000	1,057,529	-	12,122,529
6/30/2056	-	-	11,585,000	540,904	-	12,125,904
Totals	$ 503,426,024	$ -	$ 195,000,000	$ 160,141,552	$ (10,000,000)	$ 848,567,576

Exhibit B

University of South Carolina
Higher Education Revenue Bonds - Coverage

Fiscal Year	Composite Debt Service	FY25 Net Revenues	Coverage Ratio Based on FY25 Net Revenues	Pro Forma Net Revenues	Total Pro Forma Net Revenues*	Pro Forma Coverage Ratio
6/30/2026	$ 30,882,148	$ 41,472,000	1.34	$ -	$ 41,472,000	1.34
6/30/2027	33,760,166	41,472,000	1.23	8,971,500	50,443,500	1.49
6/30/2028	31,245,916	41,472,000	1.33	8,971,500	50,443,500	1.61
6/30/2029	40,531,916	41,472,000	1.02	12,101,000	53,573,000	1.32
6/30/2030	40,532,827	41,472,000	1.02	12,118,980	53,590,980	1.32
6/30/2031	40,546,186	41,472,000	1.02	12,289,196	53,761,196	1.33
6/30/2032	39,378,333	41,472,000	1.05	12,461,673	53,933,673	1.37
6/30/2033	39,370,920	41,472,000	1.05	12,636,440	54,108,440	1.37
6/30/2034	38,548,456	41,472,000	1.08	12,813,521	54,285,521	1.41
6/30/2035	36,981,863	41,472,000	1.12	12,992,946	54,464,946	1.47
6/30/2036	32,075,549	41,472,000	1.29	13,174,739	54,646,739	1.70
6/30/2037	32,080,870	41,472,000	1.29	13,358,930	54,830,930	1.71
6/30/2038	32,083,682	41,472,000	1.29	13,545,545	55,017,545	1.71
6/30/2039	27,830,605	41,472,000	1.49	13,734,612	55,206,612	1.98
6/30/2040	26,955,080	41,472,000	1.54	13,926,159	55,398,159	2.06
6/30/2041	25,284,623	41,472,000	1.64	14,120,215	55,592,215	2.20
6/30/2042	25,285,100	41,472,000	1.64	14,316,808	55,788,808	2.21
6/30/2043	25,281,739	41,472,000	1.64	14,515,967	55,987,967	2.21
6/30/2044	23,659,949	41,472,000	1.75	14,717,719	56,189,719	2.37
6/30/2045	23,658,300	41,472,000	1.75	14,922,094	56,394,094	2.38
6/30/2046	23,658,226	41,472,000	1.75	15,129,122	56,601,122	2.39
6/30/2047	23,663,777	41,472,000	1.75	15,338,831	56,810,831	2.40
6/30/2048	23,664,485	41,472,000	1.75	15,551,252	57,023,252	2.41
6/30/2049	23,658,641	41,472,000	1.75	15,766,412	57,238,412	2.42
6/30/2050	23,665,155	41,472,000	1.75	15,984,343	57,456,343	2.43
6/30/2051	23,662,106	41,472,000	1.75	16,205,075	57,677,075	2.44
6/30/2052	12,123,403	41,472,000	3.42	16,428,637	57,900,637	4.78
6/30/2053	12,122,844	41,472,000	3.42	16,655,059	58,127,059	4.79
6/30/2054	12,126,275	41,472,000	3.42	16,884,373	58,356,373	4.81
6/30/2055	12,122,529	41,472,000	3.42	17,116,608	58,588,608	4.83
6/30/2056	12,125,904	41,472,000	3.42	17,351,796	58,823,796	4.85

* Includes FY25 Net Revenues held constant plus pro-forma Net Revenues based off of the Project

CERTIFIED COPY OF BOND RESOLUTION

I, the undersigned, Secretary of the Board of Trustees (the "Board of Trustees") of the University of South Carolina (the "University"), hereby certify that:

1. I am the duly elected and acting Secretary of the Board of Trustees of the University and the recorder and custodian of its official records.

2. Attached hereto is a true, full and correct copy of the Amendatory and Restated Bond Resolution adopted by the Board of Trustees of the University on June 21, 1996, at which a quorum was present and acting throughout, and which has not been amended, altered, repealed or rescinded, and is now in full force and effect.

In witness whereof, I have affixed my signature as of the 14th day of September, 2017.

UNIVERSITY OF SOUTH CAROLINA

Secretary to the Board of Trustees

AN AMENDATORY AND RESTATED RESOLUTION

PROVIDING FOR THE ISSUANCE AND SALE OF
UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS
AND OTHER MATTERS RELATING THERETO.

Approved in final form by Executive Committee of
Board of Trustees on June 13, 1996

Approved in final form by Board of Trustees on
June 21, 1996

BOND RESOLUTION OF 1996

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BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE UNIVERSITY OF SOUTH CAROLINA IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01. Recitals and Statement of Purpose.

Incident to the adoption of this resolution (hereinafter, the "Amendatory and Restated Resolution") amending and restating the resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF PARKING FACILITIES REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA AND OTHER MATTERS RELATING THERETO" approved by the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), on October 19, 1995 (the "1995 Bond Resolution") the Board of Trustees finds, as fact, that each of the statements hereinafter set forth in this Article I is in all respects true and correct.

(A) The University is a body politic and corporate of the State of South Carolina (the "State") and an institution of higher learning, having been established pursuant to the authorizations of Act No. 1767 of the General Assembly of the State (the "General Assembly") for the year 1801.

(B) Article X, Section 13 of the Constitution of the State of South Carolina, 1895, as amended, (the "Constitution") provides that the General Assembly may authorize any institutions of the State to incur indebtedness for any public purpose payable solely from a revenue producing project or from a special source, which source does not involve revenue from any tax or license.

(C) The University is under the management and control of the Board of Trustees, comprised in the manner prescribed by Section 59-117-10, Code of Laws of South Carolina, 1976, as amended (the "State Code").

(D) The general powers of the Board of Trustees are set forth in Section 59-117-40 of the State Code as amended.

(E) Section 12.04 of the 1995 Bond Resolution provides as follows:

(1) Notwithstanding anything in the 1995 Bond Resolution to the contrary, the Board of Trustees shall have the right in their sole discretion and without Bondholder consent from time to time to add other activities and facilities and sources of revenue of the University (which at the date of adoption of the 1995 Bond Resolution were not included in the definition of Facilities under the 1995 Bond Resolution) (collectively, the "Additional Facilities") to the definition of Facilities in the 1995 Bond Resolution, if the issuance of bonds secured by a pledge of the Net Revenues of such expanded Facilities is permitted by State law (including Article 3 of Chapter 117 of Title 59 of the State Code, or any other provisions enacted subsequent to the date of the 1995 Bond Resolution), provided that:

(a) The Board of Trustees shall adopt an appropriate amendatory resolution to the 1995 Bond Resolution; and

(b) The University and the Trustee shall have received an opinion of Bond Counsel to the effect that such action to be taken under this Section is authorized under this Bond Resolution and the laws of the State and will not adversely affect the excludability of interest on the Bonds from federal income taxation; and

(c) The University and the Trustee shall have received a report from the Accountants and Chief Financial Officer certifying that the tests set forth in Section 4.02(7) of the 1995 Bond Resolution are met if the Additional Facilities become Facilities and any bonds secured by a pledge of any part of the Additional Facilities become Bonds.

Upon the inclusion of any Additional Facilities as Facilities pursuant to Section 12.04 of the 1995 Bond Resolution, then from that date all references to Facilities in the 1995 Bond Resolution (including, without limitation, all references to Facilities in the definitions of other terms) shall, except as provided in Section 12.04(B)(2) of the 1995 Bond Resolution, include such Additional Facilities; and the Board of Trustees may change terms in the 1995 Resolution to eliminate the reference to "Parking."

(2) When any Additional Facilities are added to the definition of Facilities pursuant to Section 12.04 of the 1995 Bond Resolution and at the time of such addition there are bonds outstanding secured by a pledge of any of the revenues of the Additional Facilities:

(a) In the event that the proceedings authorizing such previously issued Additional Facilities bonds contain provisions similar to Section 12.04 of the 1995 Bond Resolution, then all such bonds shall be from that date considered Bonds for all purposes of the 1995 Bond Resolution, and all Bonds shall be considered parity bonds with respect to the proceedings authorizing the previously issued Additional Facilities bonds; and

(b) In the event that the proceedings authorizing such previously issued Additional Facilities bonds do not contain provisions similar to Section 12.04 of the 1995 Bond Resolution, then, until such time as the previously issued Additional Facilities bonds are discharged or such time as the Board of Trustees causes the Additional Facilities bonds to accede to parity status pursuant to Article VI of the 1995 Bond Resolution and simultaneously causes the Bonds to accede to parity status with respect to the Additional Facilities revenues, such previously issued Additional Facilities bonds shall be considered Junior Lien Bonds for all purposes of the 1995 Bond Resolution except for Sections 4.02(7) and 5.01(B) of the 1995 Bond Resolution, and all Bonds shall be considered junior lien bonds with respect to the pledged Additional Facilities revenues. With respect to Sections 4.02(7) and 5.01(B) of the 1995 Bond Resolution, the Additional Facilities bonds shall at all times be considered Bonds and the Additional Facilities shall be considered Facilities.

(3) In the event that State law is amended to permit the further securing of

Bonds by the pledge of, and payment of debt service on the Bonds from, the gross receipts of a source of revenue consisting of a student fee imposed on the basis of matriculation or credit-hour enrollment or similar basis other than for specific services provided or auxiliary facilities used, then the Board of Trustees may in their sole discretion and without the consent of any Bondholder, add such source of revenue to the security and pledge for the Bonds and may covenant to maintain such source of revenue at a particular level; but such source of revenue shall not be considered to be a Facility or a part of Gross Revenues or Net Revenues except for purposes of Sections 8.03, 8.04 and 8.05 of the 1995 Bond Resolution (but only, in the case of the said three (3) Sections to the extent that Net Revenues are otherwise insufficient to meet the requirements of those Sections) and Article XIV of the 1995 Bond Resolution. Also in the event that the definition of Facilities is expanded by the inclusion of a source of revenue consisting of a student fee imposed on the basis of matriculation or credit-hour enrollment or similar basis, then notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation, issue "Parity Bonds" secured by a pledge of such student fee, which pledge shall be on a parity in all respects with the pledge of such fee securing the Bonds; provided, however, that the following must be satisfied at the time of issuance of such Parity Bonds:

> Gross receipts generated from the fee during the Fiscal Year immediately preceding the Fiscal Year in which such issue of Parity Bonds is to be issued, adjusted in the same manner as the calculation of Net Revenues is adjusted in Section 4.02(7) of the 1995 Bond Resolution, shall be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement for all Bonds and Parity Bonds Outstanding immediately prior to the proposed issuance and on such issue of Parity Bonds; such calculation shall be based upon a report of the Accountants showing actual gross receipts generated from the fee for the Fiscal Year preceding the Fiscal Year in which such issue of Parity Bonds is to be issued."

(F) On April 3, 1996, the General Assembly of the State of South Carolina (the "State") enacted bill H. 4313 which amended Title 59 of the State Code by adding Chapter 147, entitled the Higher Education Revenue Bond Act (the "Higher Education Revenue Bond Act"), as anticipated by Section 12.04 of the 1995 Bond Resolution.

(G) Prior to the enactment of the Higher Education Revenue Bond Act, the University has heretofore issued:

(1) the following (collectively, the "Student and Faculty Housing Revenue Bonds"):

(a) The now outstanding $1,160,000 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1971, (the "Series 1971 Bonds");

(b) The now outstanding $1,955,000 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1973 (the "Series 1973 Bonds");

(c) The now outstanding $250,000 principal amount Student and Faculty Housing

Revenue Bonds of the University, Series 1974 (the "Series 1974 Bonds"); and

(d) The now outstanding $2,796,239 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1988 (the "Series 1988 Bonds")

which are payable solely from revenues derived from all of the student and faculty housing facilities of the University (the "Student and Faculty Housing Facilities Revenues"). The Student and Faculty Housing Revenue Bonds were authorized by the Student and Faculty Housing Facilities Resolutions (as hereinafter defined).

(2) The now outstanding $9,735,000 principal amount Parking Facilities Revenue Bonds of the University, Series 1995 (the "Parking Facilities Revenue Bonds") which are payable solely from revenues derived from the University's parking facilities (the "Parking Facilities Revenues") were authorized by the 1995 Bond Resolution and a Series Resolution adopted by the Board of Trustees on October 19, 1995 (the "Parking Facilities Series Resolution").

(H) The Board of Trustees has been advised that it would be in the best interest of the University to redeem, refund (in advance of maturity or otherwise) or legally defease the Student and Faculty Housing Revenue Bonds as provided in the resolutions adopted by the Board of Trustees pursuant to which the Student and Faculty Housing Revenue Bonds were issued, which shall be authorized by a Series Resolution to be adopted by the Board of Trustees supplemental hereto.

(I) The Board of Trustees is authorized by the Higher Education Revenue Bond Act to issue revenue bonds of the University for the purpose of financing or refinancing in whole or in part the cost of acquisition, construction, reconstruction, renovation and improvement of land, buildings, and other improvements to real property and equipment for the purpose of providing facilities serving the needs of the University including, but not limited to, dormitories, apartment buildings, dwelling houses, bookstore and other University operated stores, laundry, dining halls, cafeterias, parking facilities, student recreational, entertainment and fitness related facilities, inns, conference and other nondegree educational facilities and similar auxiliary facilities of the University and other facilities which are auxiliary to any of the foregoing excluding, however, athletic department projects which primarily serve varsity athletic teams of the University. The bonds issued under the Higher Education Revenue Bond Act must be payable solely from the Net Revenues (hereinafter defined) derived by the University from the operation, sale, lease, or other disposition of the Facilities and any other Additional Funds (as such terms are hereinafter defined) of the University.

(J) Pursuant to Section 12.04 of the 1995 Bond Resolution and the Higher Education Revenue Bond Act, the Board of Trustees of the University has determined to amend the 1995 Bond Resolution as follows:

(1) to change the definition of facilities as follows: "Facilities" shall mean (i) student and faculty housing including, but not limited to, dormitories, apartment buildings and dwelling houses, and (ii) parking facilities. Where the context requires, term "Facilities" shall include services provided in or by the Facilities.

(2) to delete all references to "Parking" in the 1995 Bond Resolution, as provided in Section 12.04(A)(1) of the 1995 Bond Resolution.

(3) to provide for a parity status of Bonds issued pursuant to this Resolution with the Parking Facilities Revenue Bonds issued pursuant to 1995 Bond Resolution with respect to the revenues of the Facilities; provided, however, the Parking Facilities Revenue Bonds shall also have a statutory lien on the parking facilities (as defined in the 1995 Bond Resolution).

(4) to pledge Additional Funds which consist of other available funds as described in the Higher Education Revenue Bond Act.

(5) to authorize the issuance of Parity Bonds secured by a pledge of the Additional Funds provided certain requirements are met as set forth in Section 12.04(C) of the 1995 Bond Resolution.

(6) to make such other changes as necessary in order to encompass all the provisions intended by Section 12.04 of the 1995 Bond Resolution and to correct certain ambiguities and inconsistent provisions contained in the 1995 Bond Resolution pursuant to Section 12.04 of the 1995 Bond Resolution.

THE 1995 BOND RESOLUTION IS HEREBY AMENDED AS SET FORTH IN PARAGRAPH (J) ABOVE AND OTHERWISE AMENDED AND RESTATED AS FOLLOWS:

[End of Article I]

ARTICLE II

DEFINITIONS, CONSTRUCTION AND INTERPRETATIONS

Section 2.01. Definition of Bond Resolution.

This resolution, and any amendments or supplements hereto, may be hereafter cited and is hereinafter referred to as the Bond Resolution or the Resolution, and is the resolution pursuant to which all bonds of the University, to be issued pursuant to the Enabling Act, shall be issued and secured, including bonds issued for the purpose of refunding, by exchange or otherwise, all or any of the outstanding bonds issued pursuant to the Enabling Act.

Section 2.02. Other Defined Terms.

The following are defined terms under this Resolution and shall for all purposes hereof have the meanings herein specified unless the context clearly requires otherwise:

"Accreted Value" shall mean the amounts set forth in and the amounts computed pursuant to a formula set forth in a Series Resolution authorizing the issuance of Bonds in the form of Capital Appreciation Bonds, the Accreted Value of which is being determined.

"Accountants" shall mean an independent firm of certified public accountants of suitable standing, or the Office of the Auditor of the State of South Carolina, which audits the books and accounts of the University relating to the Facilities.

"Additional Funds" shall mean any funds of the University designated and approved by the University in accordance with Section 59-147-110 of the Enabling Act as set forth in Section 4.24 of this Resolution.

"Annual Budget" shall mean the budget or amended budget for the operation of the Facilities prepared under the supervision of the Chief Financial Officer as a portion of the budget of the University adopted annually by the Board of Trustees for the ensuing Fiscal Year of the University.

"Annual Principal and Interest Requirement" shall mean, with respect to the annual period in question and to a Series of Bonds, an amount equal to the sum of (1) all interest payable on such Series of Bonds during such period (other than amounts paid from proceeds of the Bonds as accrued interest or interest which has been capitalized in accordance with the terms of this Bond Resolution), plus (2) any Principal Installments of such Series of Bonds during such period; provided, however, with respect to Partially Amortizing Bonds, the amount of the principal which would be payable during such Fiscal Year shall be computed as if such principal were amortized from the date of issuance thereof over a period of twenty (20) years or the actual maturity of such Partially Amortizing Bonds, whichever is greater, on a level debt service basis at an interest rate equal to the rate borne by such Partially Amortizing Bonds on the date calculated, except that if the date of calculation is within twelve (12) months of the actual maturity of such Partially Amortizing

Bonds, the full amount of the Principal Installment payable at maturity (less any sinking fund established therefor and deposited with the Paying Agent for such Bonds) shall be included in such calculation. For purposes of computing "Annual Principal and Interest Requirement," the rate of interest used to determine (1) above shall be a rate per annum equal to (a) with respect to any Series of Bonds which bear interest at a fixed rate or rates, the rate or rates of interest borne or to be borne by such Bonds, and (b) with respect to any Series of Variable Rate Bonds, the following methods shall determine the interest rate to be used:

(i) in the case of determining the Annual Principal and Interest Requirement or the Combined Principal and Interest Requirement, as the case may be, for purposes of Sections 4.02(7) of this Bond Resolution, the interest rate shall be equal to the 30-year Revenue Bond Index published by The Bond Buyer no more than two (2) weeks prior to, but in no event after, the sale of the proposed Series of Bonds to be issued; and

(ii) in the case of determining the Combined Annual Principal and Interest Requirement for purposes of applying the rate covenant contained in Section 5.01(B) of this Bond Resolution, the interest rate shall be equal to the maximum interest rate prevailing on such Variable Rate Bonds for the preceding twelve-month period;

provided, however, that if the 30-year Revenue Bond Index referred to in (i) above is no longer published, any reasonably equivalent nationally recognized index published for the periods in question may be selected by the Chief Financial Officer for use in its stead. Where the context requires, references in this definition to "Series Bonds" shall be deemed to include a series of Parity Bonds.

"Authorized Investments" shall mean those investments authorized for investment of State funds under Section 11-9-660 of the Code of Laws of South Carolina 1976, as now or hereafter amended from time to time.

"Board of Trustees" shall mean the Board of Trustees of the University or any successor body.

"Bond Counsel " shall mean any firm of attorneys which is nationally recognized as bond counsel in the field of public finance.

"Bond Payment Date" shall mean the dates on which interest on any of the Bonds shall be payable or on which both principal and interest shall be payable on any of the Bonds, all as set forth in the Series Resolutions authorizing the issuance of the respective Series of Bonds.

"Bondholder" or "Holder", or any similar term, when used with reference to the Bonds, shall mean any person who shall be the registered owner of any Outstanding Bond or in the case of any Bonds issued in bearer form in accordance with Section 4.08(C) hereof, the holder of any such Bond.

"Bonds" shall mean any indebtedness payable from the Net Revenues of the Facilities and

any other sources provided pursuant to Section 4.17 hereof, issued in accordance with the provisions of the Enabling Act, this Bond Resolution and a Series Resolution which includes the Parking Facilities Revenue Bonds.

"Book-Entry Form" or "Book-Entry System" shall mean, with respect to the Bonds, a form or system, as applicable, under which (i) the ownership of beneficial interests in such Bonds may be transferred only through a book-entry, and (ii) physical Bonds in fully registered form are registered only in the name of a Depository or its nominee. The book-entry maintained by the Depository is the record that identifies the owners of participatory interests in such Bonds, when subject to the Book-Entry System.

"Capital Appreciation Bonds" shall mean Bonds that bear interest payable at maturity, upon redemption prior to maturity or prior to maturity at the date set forth in the Series Resolution authorizing the issuance of such Bonds in the amounts determined by reference to the Accreted Value of such Capital Appreciation Bonds in accordance with the provisions of the Series Resolution authorizing the issuance of such Capital Appreciation Bonds.

"Chairman" shall mean the Chairman of the Board of Trustees. The term shall include the Vice Chairman or Acting Chairman whenever by reason of absence, illness or other reason, the person who is the Chairman is unable to act.

"Chief Financial Officer" shall mean the individual to whom the Board of Trustees has delegated the responsibility of supervising and maintaining records and accounts relating to the collection and disbursement of the revenues derived by the University from the operation and maintenance of the Facilities. Such individual presently holds the title of Vice President for Business and Finance.

"Code" shall mean the Internal Revenue Code of 1986, as amended from time to time. References to the Code and sections of the Code include relevant applicable regulations, temporary regulations and proposed regulations thereunder and under the Internal Revenue Code of 1954, as amended, and any successor provisions to those sections, regulations, temporary regulations or proposed regulations.

"Combined Annual Principal and Interest Requirement" shall mean, with respect to any particular Fiscal Year, the sum of the Annual Principal and Interest Requirements on all Bonds Outstanding (including where the context requires, all Parity Bonds Outstanding).

"Counsel" shall mean an attorney duly admitted to practice law before the highest court in South Carolina, who is not a full-time employee of the University or the State but may include an opinion issued by the Office of the Attorney General of South Carolina.

"Date of Issue" shall mean that date established in any Series Resolution from which interest shall accrue on the Bonds of the applicable Series.

"Debt Service Fund" shall mean the fund so designated pursuant to a Series Resolution and

designed to provide for the payment of the principal of and interest on a particular Series of Bonds issued pursuant to this Bond Resolution, as the same fall due, and as established pursuant to the provisions of Section 7.04 hereof.

"Debt Service Reserve Fund" shall mean the fund, if any, so designated pursuant to a Series Resolution and designed (1) to insure the timely payment of the principal of and interest on a particular Series of Bonds Outstanding and issued pursuant to this Bond Resolution, and (2) to provide for the redemption of such Series of Outstanding Bonds prior to their stated maturity, as established by the provisions of Section 7.05 hereof.

"Defeasance Act" shall mean Chapter 14, Title 11 of the State Code.

"Enabling Act" or "Higher Education Revenue Bond Act" shall mean Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as amended, except with respect to the Parking Facilities Revenue Bonds, the term "Enabling Act" shall mean Act No. 1396 of the Acts of the General Assembly of the State of South Carolina, 1968, and Title 11, Chapter 21 of the State Code.

"Facilities" shall mean (i) student and faculty housing including, but not limited to, dormitories, apartment buildings and dwelling houses, and (ii) parking facilities. Where the context requires, the term "Facilities" shall include services provided in or by the Facilities.

"Fiscal Year" shall mean the period of twelve (12) calendar months, beginning on July 1 of each year and ending with June 30th of the succeeding year, unless the same shall have been changed by the University pursuant to the authorization of Section 3.01 hereof.

"Fitch" shall mean Fitch Investors Service, L.P., and its successors.

"General Assembly" shall mean the duly constituted legislature of the State of South Carolina.

"Government Obligations" shall mean and include direct noncallable general obligations of the United States of America or noncallable obligations, the payment of principal of or interest on which is fully and unconditionally guaranteed by the United States of America.

"Gross Revenues" shall mean

(a) all receipts and revenues derived from the operation of the Facilities (including any rents or other fees received in connection with the Facilities not operated directly by the University),

(b) all proceeds from the sale or other disposition of any property owned directly or beneficially by the University in connection with the operation of the Facilities, and

(c) all interest and other income received directly or indirectly from the investment of any moneys or accounts relating to the Facilities.

"Junior Lien Bonds" shall mean any revenue bonds, notes or other obligations issued by the University and referred to in Section 6.01 hereof and which are secured by pledges of the liens on the revenues of the Facilities which are junior and subordinate in all respects to the pledges and liens made to secure Bonds.

"Maintenance Reserve Fund" shall mean the fund established pursuant to Section 7.06 hereof.

"Moody's" shall mean Moody's Investors Service, Inc, and its successors.

"Net Revenues" shall mean for the period in question, the net increase/decrease in fund balances for the Facilities (including any rents or other fees received in connection with Facilities not operated directly by the University) determined in accordance with then generally accepted accounting principles; but whether or not generally accepted accounting principles so require, there shall be excluded from the calculation made to determine Net Revenues:

(i) gains or losses on the sale or other disposition of investments of fixed or capital assets, which do not result from the ordinary course of business;

(ii) investment income restricted to a purpose inconsistent with the payment of operating expenses or debt service including (whether or not so restricted) interest earned on any construction fund or construction account created with the proceeds of borrowing by the University;

(iii) any amounts received by way of government grants or subsidies pertaining to the Facilities to the extent that such grants or subsidies are not permitted by law to be pledged to secure the Bonds;

(iv) amounts paid as debt service on Bonds;

(v) the amortization of financing expenses, underwriting discounts, call premiums, gains or losses on the extinguishment of debt due to the refinancing of the same, and other related or incidental nonrecurring expenses resulting from the issuance or refinancing of Bonds;

(vi) depreciation allowances; and

(vii) transfers to the plant funds.

"Operation and Maintenance Fund" shall mean the fund, account or accounts to be established pursuant to Section 7.03 hereof.

"Outstanding", when used with reference to the Bonds, shall mean, as of any date, all such Bonds theretofore or then being authenticated and delivered except:

(a) Bonds paid or redeemed and canceled at or prior to such date;

(b) Bonds in lieu of or in substitution for which other bonds shall have been executed and delivered;

(c) Bonds deemed to have been paid as provided in Article XVI hereof; and

(d) for purposes of any consent or other action to be taken by the Holders of a specified percentage of Bonds, Bonds held by, or for the account of, the University, or by any person controlling, controlled by or under common control with the University

"Parity Bonds" shall mean indebtedness payable from all or a portion of the Additional Funds not issued pursuant to the Enabling Act but which satisfies the requirement of Section 6.03 hereof.

"Partially Amortizing Bonds" shall mean a Series of Bonds twenty-five percent (25%) or more of the principal payments of which are due in a single Fiscal Year, which portion of the principal is not required by the Series Resolution providing for their issuance to be paid by redemption prior to such maturity date.

"Parking Facilities Revenue Bonds" shall mean the $9,735,000 University of South Carolina Parking Facilities Revenue Bonds, Series 1995, dated November 1, 1995.

"Paying Agent" shall mean the State Treasurer or any bank or trust company or other entity appointed from time to time as Paying Agent or Paying Agents in accordance with Section 15.15 hereof to serve as Paying Agent for one or more Series of Bonds issued hereunder.

"Principal Installment" shall mean, as of any date of calculation, (i) the principal amount of Outstanding Bonds coming due in the period in question plus (ii) any mandatory sinking fund payment required on Outstanding Bonds during the period in question. With respect to any Capital Appreciation Bonds, "Principal Installment" shall mean the Accreted Value which is due and payable during the period in question.

"Record Date" shall mean, with respect to any Bond, the date as of which the Holder of such Bond is determined for purposes of giving any notice, making any interest payment or obtaining any consent.

"Registrar" shall mean the State Treasurer or any bank or trust company or other entity appointed from time to time, as Registrar or Registrars in accordance with Section 15.14 hereof to serve as Registrar for one or more Series of Bonds issued hereunder.

"Reserve Requirement" shall mean, as of any date of calculation, the debt service reserve requirement, if any, established by a Series Resolution with respect to a particular Series of Bonds.

"Resolution of 1971" shall mean the general resolution of the Board of Trustees adopted on March 29, 1971 providing for the issuance from time to time of Student and Faculty Housing

Revenue Bonds of the University.

"Revenue Fund" shall mean the fund established pursuant to Section 7.02 hereof.

"S&P" means Standard & Poor's Corporation and its successors.

"Secretary" shall mean the Secretary of the Board of Trustees. The term shall include the Acting Secretary or the Assistant Secretary whenever by reason of absence, illness or other reason, the person who is the Secretary is unable to act.

"Series" shall mean all of the Bonds authenticated and delivered on original issuance in a simultaneous transaction, and any Bonds thereafter authenticated and delivered in lieu of or in substitution for (but not to refund) such Bonds as herein provided, regardless of variations in maturity, interest rate or other provisions.

"Series 1971 Bonds" shall mean the $2,600,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1971, of which $1,160,000 in principal amount is outstanding on the date hereof.

"Series 1973 Bonds" shall mean the $3,000,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1973, of which $1,955,000 in principal amount is outstanding on the date hereof.

"Series 1974 Bonds" shall mean the $2,750,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1974, of which $250,000 in principal amount is outstanding on the date hereof.

"Series 1988 Bonds" shall mean the $3,000,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1988, of which $2,796,239 in principal amount is outstanding on the date hereof.

"Series Resolution" shall mean a resolution of the Board of Trustees authorizing the issuance of a Series of Bonds pursuant to this Bond Resolution in accordance with the terms and provisions hereof, adopted in accordance with the provisions of Article IV hereof.

"State" shall mean the State of South Carolina.

"State Board" shall mean the State Budget and Control Board of South Carolina.

"State Code" shall mean the Code of Laws of South Carolina 1976, as amended.

"State Treasurer" shall mean the Office of the State Treasurer of South Carolina.

"Student and Faculty Housing Facilities Revenue Bonds" shall mean collectively the Series 1971 Bonds, Series 1973 Bonds, Series 1974 Bonds and Series 1988 Bonds.

"Student and Faculty Housing Facilities Resolutions" shall mean, collectively, the Resolution of 1971, the Supplemental Resolution of 1971, the Supplemental Resolution of 1973, the Supplemental Resolution of 1974 and the Supplemental Resolution of 1988.

"Subsidies" shall mean, for the period in question, all sums paid or payable to or for the account of the University pursuant to any grant, loan agreement, contract or other obligation obligating either the United States of any department or agency thereof, or the State of South Carolina to make payments over a period of years for the purpose of discharging in whole or in part the debt service of any Series of Bonds or any portion of any such Series; any calculation of the quantum of Subsidies shall be made in light of the applicable provisions of the grant, loan agreement, contract or obligation in force on the occasion when such calculation is required to be made by any of the provisions hereof.

"Trustee" shall initially mean the State Treasurer or other bank, trust company or financial institution which is authorized by the University and approved by the State Treasurer to be the custodian of the funds established under this Bond Resolution.

"University" shall mean the University of South Carolina, a body politic and corporate of the State.

"Variable Rate Bonds" shall mean, for any period of time, any Bonds which during such period bear interest at a variable rate; provided that Bonds the interest rate on which has been fixed for the remainder of the term thereof shall no longer be Variable Rate Bonds.

Section 2.03. Interpretations.

In this Bond Resolution, unless the context otherwise requires:

(a) Articles, Sections and Paragraphs referred to by number shall mean the corresponding Articles, Sections and Paragraphs of this Bond Resolution.

(b) Words of the masculine gender shall be deemed and construed to include correlative words of the feminine and neuter genders. Words importing the singular number shall include the plural number and vice versa, and words importing persons shall include firms, associations, partnerships (including limited partnerships), trusts, corporations, or other legal entities, including public bodies, as well as natural persons.

(c) The terms "hereby," "hereof," "hereto," "herein," "hereunder," and any similar terms, as used in this Bond Resolution refer to this Bond Resolution or Sections or Paragraphs of this Bond Resolution, and the term "hereafter" means any date after the date of adoption of this Bond Resolution.

(d) References to the payment of principal of Bonds shall be deemed to include payment of principal both at maturity, upon optional redemption and upon mandatory redemption

pursuant to any sinking fund payment obligations

[End of Article II]

University of South Carolina
Revenue Bond Resolution

ARTICLE III

FISCAL YEAR

Section 3.01. Establishment and Modification of Fiscal Year.

The Facilities shall continue to be operated on a Fiscal Year basis, which, until changed, shall commence on the first (1st) day of July each calendar year and shall end on the thirtieth (30th) day of June of the next calendar year. The University may change the Fiscal Year from that now existing to a different twelve (12) month period.

[End of Article III]

ARTICLE IV

THE BONDS

Section 4.01. Authorization for Bonds in Series.

(A) To the extent permitted by the Enabling Act and, if necessary, the Defeasance Act, and from time to time and for the purposes of:

(1) Financing or refinancing in whole or in part for the cost of acquisition, construction, renovation and improvement of land, buildings, and other improvements to real property and equipment for new and existing Facilities;

(2) Funding any Debt Service Reserve Fund (including the purchase of a surety bond, insurance policy, line of credit, letter of credit or similar instrument credited thereto in lieu of cash as provided herein) or restoring the value of the cash and securities in any Debt Service Reserve Fund to an amount equal to the applicable Reserve Requirement;

(3) Purchasing or providing for credit enhancement for any Series of Bonds;

(4) Capitalizing interest on the Bonds for such period of time as the Board of Trustees may determine; and

(5) Paying costs of issuance of Bonds;

but subject to the terms, limitations and conditions herein, the University may authorize the issuance of a Series of Bonds by the adoption of a Series Resolution. The Bonds of any such Series may be issued and delivered upon compliance with the provisions of this Article. Except as set forth in Section 4.08(C) hereof, the Bonds of each Series shall be issued in fully registered form, without coupons. The Bonds shall, in addition to bearing the title "University of South Carolina Revenue Bonds," or such other title as may be permitted by the Enabling Act, bear a letter or number Series designation as may be necessary to distinguish them from the Bonds of every other Series and shall designate the year in which the Series is issued. Bonds of any Series may be authorized to be issued, to the extent permitted by law, in the form of serial Bonds, term Bonds with or without mandatory sinking fund payments, Capital Appreciation Bonds, Partially Amortizing Bonds or such other forms of Bonds as may otherwise be permitted by the Enabling Act and not inconsistent with the provisions of this Bond Resolution, or any combination of such forms.

(B) Each Series Resolution shall include a determination by the University to the effect that the issuance of such Series of Bonds is necessary to provide funds to be used and expended for the purposes permitted set forth in Section 4.01(A) hereof. Each Series Resolution shall specify and determine:

(1) The Date of Issue of such Series of Bonds;

(2) The maximum authorized principal amount of such Series of Bonds, and the manner of determining the precise principal amount and the officials authorized to make such determination;

(3) The source or sources of revenues designated for the repayment of the Bonds in accordance with Section 59-147-110 of the Enabling Act;

(3) The time for the payment of interest on the Bonds in such Series and the Record Dates, and the date or dates of maturity and the amounts thereof, or the manner of determining such dates and amounts and the officials authorized to make such determinations, provided that the Series Resolution shall specify a date beyond which the final maturity of such Series shall not extend;

(4) The specific purposes for which such Series of Bonds is being issued, which shall be to provide funds for the purposes authorized by the Enabling Act and the Bond Resolution;

(5) The title and designation of the Bonds of such Series;

(6) The manner in which Bonds of such Series are to be sold and provisions for the sale thereof;

(7) The interest rate or rates, or the manner of determining such rate or rates, of the Bonds of such Series including whether and on what terms there shall be entered by the University an agreement for any form of interest rate swap or similar transaction with respect to such Series;

(8) The portion of such Series that are serial Bonds and that are Term Bonds and that are Partially Amortizing Bonds and that are Capital Appreciation Bonds (or other forms permitted by the Enabling Act and not inconsistent with the provisions of this Bond Resolution), if any, including the amount and date of each mandatory redemption or sinking fund installment, if any, required by such Series Resolution to be paid for the retirement of any such Bonds, or the manner of making such designations and the officials authorized to make such designations;

(9) The redemption price or redemption prices and the redemption date or redemption dates and other terms of redemption (if any) applicable to any of the Bonds of such Series for such payments, or the manner of determining such dates and prices and the officials authorized to make such determinations;

(10) The Trustee, the Registrar and Paying Agent, for such Bonds, and the escrow agent if such Bonds are refunding Bonds issued in advance of the date of maturity or redemption of the refunded bonds, or the manner of determining such Trustee, Paying Agent, Registrar and/or escrow agent;

(11) The form or forms of the Bonds of such Series;

(12) The manner of numbering and lettering, and the denomination or denominations, of the Bonds of such Series;

(13) Whether the Bonds of such Series shall be issued in book-entry form pursuant to Section 4.18 hereof;

(14) The disposition of the proceeds of the sale of the Bonds of such Series and the manner of their application;

(15) Whether such Series of Bonds will be subject to a Reserve Requirement and the manner in which such Reserve Requirement will be satisfied;

(16) That the then applicable Reserve Requirements, if any for all Series of Bonds Outstanding and for the proposed Series of Bonds, have been or will be met;

(17) That a Debt Service Fund and, if then determined to be necessary by the Board of Trustees, a Debt Service Reserve Fund be established for the Series of Bonds, and that a construction fund be established if the proceeds of the Bonds of any Series are intended to be used for the construction, expansion or improvement of the Facilities, (and that a capitalized interest account be established within any such Debt Service Fund if interest for any period is to be paid from proceeds) of such Series of Bonds; and

(18) Any other provisions or funds deemed advisable by the Board of Trustees for the Bonds and any other applicable redemption requirement for the Bonds of such Series and the method of satisfying the same and not in conflict with or in substitution for the provisions of the Bond Resolution.

Section 4.02. Conditions to Issuance of Bonds of a Series.

All Bonds shall be issued in compliance with the following provisions of this Section 4.02:

(1) Bonds shall be stated to mature and/or have mandatory or sinking fund redemptions on the dates, in the years and in the amounts prescribed or determined in the manner prescribed by the Series Resolution;

(2) Bonds shall bear interest at the rates and on the occasions prescribed or determined in the manner prescribed by the Series Resolution;

(3) Bonds shall be issued for a purpose or purposes set forth in Section 4.01(A)(1) through (5) hereof;

(4) There shall exist, on the occasion of the issuance of the Bonds, no default in the

payment of the principal of or interest on any Bonds or Junior Lien Bonds then Outstanding;

(5) The University shall obtain an opinion of Bond Counsel to the effect that (a) this Bond Resolution and the applicable Series Resolution have been duly and lawfully adopted and are in full force and effect; (b) the Bonds have been duly and lawfully authorized and executed by the University and are valid and binding upon, and enforceable against, the University (except to the extent that the enforceability thereof may be limited by the operation of bankruptcy, insolvency and similar laws affecting rights and remedies of creditors); (c) with respect to such Bonds, this Bond Resolution creates the valid pledge which it purports to create of the revenues and of moneys and securities on deposit in any of the funds and accounts established hereunder subject to the application thereof to the purposes and on the conditions permitted by this Bond Resolution; and (d) upon the execution and delivery thereof, such Bonds will have been duly and validly authorized and issued in accordance with this Bond Resolution;

(6) Unless on the date of delivery of such Series of Bonds, there shall be on deposit in each required Debt Service Reserve Fund, if any, an amount equal to the applicable Reserve Requirement immediately following the issuance of such Series of Bonds (whether in the form of cash or a qualified surety bond, insurance policy, line of credit or letter of credit in lieu thereof in accordance with Section 7.05(D) hereof), there shall be deposited in the applicable Debt Service Reserve Funds, if any, such amounts or a qualified substitute in accordance with Section 7.05(D) hereof shall be provided as necessary, to make the value of the moneys and securities or such qualified substitute in such Debt Service Reserve Funds equal to the applicable Reserve Requirement, unless:

(a) the Series Resolution establishing the particular Debt Service Reserve Fund shall have provided for successive monthly payments beginning in the first month following the date of the issuance of the Bonds of any such Series in substantially equal monthly amounts (the "Monthly Series Payments") so that by the end of any period not exceeding the period of thirty-six (36) months from the date of issuance of such Series of Bonds there shall be in its
Debt Service Reserve Fund an amount equal to its Reserve Requirement with respect to such Bonds;

(b) there shall be no unremedied defaults of any Monthly Series Payments required to have been made; and

(c) each Debt Service Reserve Fund is funded in an amount equal to its Reserve Requirement with respect to each Series of Bonds, other than Bonds issued pursuant to Series Resolutions described in (a) above.

(7) Except in the case of the initial Series of Bonds issued pursuant to this Bond Resolution and Bonds issued for the purpose of refunding any Bonds:

(a) Net Revenues and Additional Funds plus Additional Parity Bond Sources (as defined in paragraph (c)(iv) below and to the extent permitted by paragraph (d) below) during the most recent Fiscal Year for which audited financial statements of the University are completed

shall be certified by the Chief Financial Officer on the basis of such audited financial statements to be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds. For purposes of the maximum Combined Annual Principal and Interest Requirements on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds under this Section 4.02(7)(a), the amount of any Subsidies to become payable in any succeeding Fiscal Year shall be deducted from the maximum Combined Annual Principal and Interest Requirement on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds. For purposes of this Section 4.02(7)(a), such Net Revenues, Additional Funds and Additional Parity Bond Sources shall be adjusted to reflect (1) any rate or fee increases currently adopted and to be in effect prior to or coincident with the issuance of such proposed Series of Bonds and determined pro forma as though such rate increases had been in continuous effect during such recent Fiscal Year; (2) in the event proceeds of such proposed Series of Bonds will be used to pay interest on such proposed Series, 100% of the interest that will accrue on such Series of Bonds during the first twelve full months following the date of delivery of the proposed Series and that will be paid from such proceeds, provided, however, that any such interest accruing in such twelve-month period that is to be paid on a date within the Fiscal Year of maximum Combined Annual Principal and Interest Requirements shall not be so added into such Net Revenues, Additional Funds and Additional Parity Bond Sources; (3) any amount allowed by subparagraph (2) of this Section 4.02(7)(a) as an adjustment with respect to a previously-issued Series of Bonds if the proposed Series of Bonds is being issued prior to the end of the Fiscal Year in which capitalized interest on the previously-issued Series of Bonds is exhausted; and (4) an increase to the Net Revenues by an amount equal to the amount of government grants and subsidies for the operation of the Facilities or debt service of the Bonds that are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof.

(b) For each of the two (2) Fiscal Years following the later of the date of the delivery of the Bonds of such Series, or the period (if any) for which interest is funded from the proceeds of such Bonds, Net Revenues, Additional Funds and Additional Parity Bond Sources (as permitted below), as shall have been forecasted and computed by the Chief Financial Officer in the manner prescribed in paragraph (c) below, will be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirements (as calculated in paragraph (a) above) on all Bonds and Parity Bonds then proposed to be Outstanding in each of such two (2) Fiscal Years;

(c) (i) With respect to Facilities to be constructed, renovated or purchased with the proceeds of the Series of Bonds in question, the forecast of Net Revenues shall be predicated upon 95% of the gross revenues to be produced by the new Facility and 105% of the cost of operation and maintenance of the new Facility, for the first full Fiscal Year after any period of capitalized interest for the Series of Bonds in question, such gross revenues and operation and maintenance costs being as projected by the Chief Financial Officer; and.

(ii) The projection of Net Revenues of the Facilities existing at the time of computation (not including Facilities to be constructed or renovated with the proceeds of the Series of Bonds in question) shall be not greater than the Net Revenues produced by such Facilities during the preceding Fiscal Year, adjusted for the rate, fee or price schedules which will be in effect at the beginning of the succeeding academic year for such existing Facilities.

(iii) With respect to the portion of Additional Funds which are student fees imposed on the basis of matriculation or credit hour enrollment or similar basis other than for specific services provided or auxiliary facilities used ("Pledged Fees"), the forecast shall be not greater than the Pledged Fees produced during the preceding Fiscal Year, adjusted for the fee schedules which will be in effect at the beginning of the succeeding academic year; and

(iv) With respect to sources which lawfully secure or pay any Parity Bonds but which do not secure or pay the Bonds (the "Additional Parity Bond Sources"), the forecast shall be determined in a manner consistent with clauses (i) through (iii) above, whichever is most nearly applicable.

(d) For purposes of this Section 4.02(7), Additional Parity Bond Sources shall not be considered, to the extent that they exceed one hundred twenty percent (120%) of the annual debt service on all Outstanding Parity Bonds in the year of maximum Combined Annual Principal and Interest Requirements on all Bonds and Parity Bonds Outstanding.

(8) In the case of Bonds issued for the purpose of refunding any Bonds, either:

(a) The Annual Principal and Interest Requirements of the refunding Bonds shall not exceed the Annual Principal and Interest Requirements of the refunded Bonds until a time subsequent to the last maturity of Bonds not refunded and which remain Outstanding following the issuance of the refunding Bonds; or

(b) The University shall comply with the revenue tests prescribed by Section 4.02(7) above.

(9) (a) The University shall obtain an opinion of Bond Counsel that such Bonds are valid and binding obligations of the University payable from the Net Revenues and Additional Funds and are being issued for purposes authorized by the Enabling Act; and

(b) Except as to Bonds issued only for the purpose of refunding any Bonds, the University shall obtain an opinion of Counsel that the title to any tract of land to be acquired with any part of the proceeds of such Bonds shall be good and marketable, and will vest in the University either (a) an indefeasible fee simple title, or (b) an indefeasible leasehold estate, which shall extend at least five (5) years beyond the maturity date of the last maturing of the Bonds of such Series and the Bonds then to be Outstanding;

(10) If any Series of Bonds shall contain Variable Rate Bonds;

(a) The Series Resolution may provide for and specify a maximum interest rate on (i) such Bonds and (ii) any reimbursement obligation to a liquidity provider for such Bonds, it being here expressly provided that the obligation to pay any such reimbursement obligation shall be on a parity with the Bonds with respect to the pledge of the Net Revenues;

(b) The liquidity provider for such Bonds shall be rated in either of the two highest short term rating categories by Moody's or S&P or Fitch; and

(11) All amounts owing under a reimbursement agreement with any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereof shall have been paid.

(12) The issuance of the Bonds, if so required by the Enabling Act, shall have been reviewed and approved by the State Board.

Section 4.03. Reliance Upon Certificates Establishing Revenues.

Both the University and any purchaser of any Bonds shall be entitled to rely upon certificates of the Chief Financial Officer and of the Accountants, made in good faith, pursuant to any provision of this Article.

Section 4.04. Execution of Bonds.

(A) Unless otherwise prescribed by any Series Resolution, the Bonds shall be executed in the name of and on behalf of the University by the Chairman of the Board, the corporate seal of the University shall be impressed or reproduced thereon and the same shall be attested by the Secretary of the Board. Such officers may employ facsimiles of their signatures and of the seal. The Bonds shall be signed by a person holding office at the time the Bonds are printed and are ready for delivery.

(B) In case any officer whose signature or facsimile signature shall appear on the Bonds shall cease to be such officer before the delivery of any Bond, such signatures or facsimiles shall nevertheless be valid and sufficient for all purposes, the same as if such officer had remained in office.

Section 4.05. Authentication.

Only such Bonds as shall have endorsed thereon a certificate of authentication duly executed by the Registrar shall be entitled to any right or benefit under this Bond Resolution. No Bond shall be valid or obligatory for any purpose unless and until such certificate of authentication shall have been duly executed by the Registrar, and such executed certificate of the Registrar upon any such Bond shall be conclusive evidence that such Bond has been authenticated and delivered under this Bond Resolution. The Registrar's certificate of authentication on any Bond shall be deemed to have been executed by it if signed by any authorized officer of the Registrar.

Section 4.06. Medium of Payment.

The Bonds shall be payable with respect to principal, interest and premium, if any, in lawful money of the United States of America.

Section 4.07. Mutilated, Lost, Stolen or Destroyed Bonds.

In the event any Bond is mutilated, lost, stolen or destroyed, the University may execute and the Registrar may authenticate and deliver a new Bond of the same Series of like date, maturity and denomination as that mutilated, lost, stolen or destroyed; provided that, in the case of any mutilated Bond, such mutilated Bond shall first be surrendered to the Registrar, and in the case of any lost, stolen or destroyed Bond, there shall be first furnished to the University and to the Registrar evidence of such loss, theft or destruction satisfactory to the University and the Registrar together with indemnity satisfactory to them. In the event any such Bond shall have matured, instead of issuing a duplicate Bond, the University may pay the same. The University and the Registrar may charge the Holder of such Bond with their reasonable fees and expenses in this connection.

Section 4.08. Transfer and Registry: Persons Treated as Owners.

(A) As long as any Bonds shall be Outstanding, the University shall cause books for the registration and for the transfer of Bonds to be kept. Such books shall be kept by the Registrar for each particular Series of Bonds at the corporate trust office of such Registrar. The transfer of each Bond may be registered only upon the registration books of the University kept by the Registrar for that purpose by the Holder thereof in person or by his duly authorized attorney upon surrender thereof and an assignment with a written instrument of transfer satisfactory to the Registrar, duly executed by the Holder or his duly authorized attorney. Upon the registration of transfer of any Bond, the Registrar will authenticate and deliver, subject to the provisions of Section 4.11 hereof, in the name of the transferee, a new Bond or Bonds of the same aggregate principal amount, maturity and interest rate as the surrendered Bond.

(B) The University, the Trustee, the Paying Agent, if any, and the Registrar may deem and treat the person in whose name any Bond shall be registered upon the registration books of the University as the absolute owner of such Bond, whether such Bond shall be overdue or not, for the purpose of receiving payment of, or on account of, the principal of, premium (if any) and interest on such Bond and for all other purposes, and all such payments so made to any such Holder or, upon his order, shall be valid and effectual to satisfy and discharge the liability upon such Bond to the extent of the sum or sums so paid, and none of the University, the Trustee, the Paying Agent and the Registrar shall be affected by any notice to the contrary.

(C) Notwithstanding anything in paragraphs (A) and (B) of this Section to the contrary, Bonds may be issued from time to time as non-registered coupon bonds under the circumstances described in Section 4.19 hereof or Section 4.23 hereof or where, in the opinion of nationally recognized bond counsel, they may be so issued as federally tax exempt obligations.

Section 4.09. Date and Payment Provisions.

Each Bond of a Series shall bear interest from its date and shall be dated as of the interest payment date next preceding the date of its authentication, unless authentication shall be upon an interest payment date, in which case it shall be dated as of the date of its authentication, or unless authentication shall precede the first payment of interest on the Bonds of such Series, in which case it shall be dated as of the date provided in the Series Resolution as the initial dating of the Bonds of such Series; provided, however, that if at the time of authentication of any Bond, any interest on such Bond is in default, such Bond shall be dated as of the date to which interest on such Bond has been paid.

Section 4.10. Interchangeability of Bonds.

Bonds of a Series, upon surrender thereof at the office of the Registrar for the Bonds of such Series with a written instrument of transfer satisfactory to the Registrar, duly executed by the Holder or his duly authorized attorney, may, at the option of the Holder and upon payment by such Holder of any charges made pursuant to Section 4.11 hereof, be exchanged for an equal aggregate principal amount of Bonds of such Series or any other authorized denominations having the same maturity date and bearing the same rate of interest of the Bonds surrendered.

Section 4.11. Regulations With Respect to Exchanges and Transfers.

In all cases in which the privilege of exchanging or transferring Bonds is exercised, the University shall execute and the Registrar shall authenticate and deliver Bonds in accordance with the provisions of this Bond Resolution. All Bonds surrendered in any such exchanges or transfers shall forthwith be canceled and destroyed and shall not be reissued, and a counterpart of the certificate of destruction evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution. There shall be no charge to the Holder for such exchange or transfer of Bonds except that the Registrar may make a charge sufficient to reimburse itself for any tax, fee or other governmental charge required to be paid with respect to such exchange or transfer. Neither the University nor the Registrar shall be required to issue, exchange or transfer (i) any Bond during the fifteen (15) days immediately preceding any Bond Payment Date, (ii) any Bond during a period beginning at the opening of business fifteen (15) days immediately preceding any selection of Bonds to be redeemed and ending at the close of business on the date of the mailing of the notice of such redemption, or (iii) any Bonds called for redemption in whole or in part.

Section 4.12. Cancellation and Destruction of Mutilated, Paid or Surrendered Bonds.

Upon the surrender of mutilated Bonds pursuant to Section 4.07 hereof, or Bonds paid or surrendered, the same shall be canceled and destroyed and shall not be reissued, and a counterpart of the certificate evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution.

Section 4.13. Notice of Redemption.

If any of the Bonds, or portions thereof, are called for redemption, the Registrar shall give or cause to be given notice to the Holders of any Bonds to be redeemed, in the name of the University, of the redemption of such Bonds, or portions thereof, which notice shall specify the Bonds to be redeemed, the redemption date and the place or places where amounts due upon such redemption will be payable and, if less than all of the Bonds of such Series are to be redeemed, the numbers of the Bonds so to be redeemed, and, in the case of Bonds to be redeemed in part only, such notice shall also specify the respective portions of the principal amount thereof to be redeemed. Such notice shall be given by mailing a copy of the redemption notice by first class mail at least thirty (30) days but not more than sixty (60) days prior to the date fixed for redemption to the Holder of each Bond, at the address shown on the registration books, unless such Bonds are Variable Rate Bonds in which case notice shall be given at least seven (7) days prior to the date fixed for redemption; provided, however, that failure to give such notice by mail, or any defect in the notice mailed to the Holder of any Bond to be redeemed, shall not affect the validity of the proceedings for the redemption of any other Bond.

Provided funds for their redemption are on deposit with the Trustee, all Bonds so called for redemption shall cease to bear interest on the specified redemption date and shall no longer be deemed to be Outstanding hereunder. If said money shall not be so available on the redemption date, such Bonds or portions thereof shall continue to bear interest until paid at the same rate as they would have borne had they not been called for redemption.

Section 4.14. Cancellation of Bonds Which Have Been Redeemed.

All Bonds which have been redeemed shall be canceled and destroyed by the Registrar and shall not be reissued, and a counterpart of the certificate of destruction evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution.

Section 4.15. Selection of Bonds To Be Redeemed.

In the event of redemption of less than all of the Bonds of a Series of any maturity, the Bonds or portions of Bonds to be redeemed, shall be selected by the Registrar in such order as it shall determine; provided, however, that the portion of any Bond of a denomination which is larger than the minimum denomination for the Bonds of such Series shall be in the principal amount of such minimum denomination or a multiple thereof, and that, in selecting portions of such Bonds for redemption, the Registrar shall treat each such Bond as representing that number of Bonds of minimum denomination which is obtained by dividing the principal amount of such Bond to be redeemed in part by the amount of the minimum denomination. If there shall be drawn for redemption less than all of a Bond, the University shall execute and the Registrar shall authenticate and deliver, upon the surrender of such Bond, without charge to the owner thereof, for the unredeemed balance of the principal amount of the Bond so surrendered, Bonds of the same Series in any authorized denomination.

Section 4.16. Purchase of Bonds.

The Trustee shall, if and to the extent practicable, purchase Bonds at the written direction of the University at such time, in such manner and at such price as may be specified by the University. The Trustee may so purchase Bonds with any money then held by the Trustee which is available for the redemption or purchase of Bonds and in excess of that set aside for the payment of Bonds called for redemption; provided, that the Trustee is provided with an opinion of Bond Counsel to the effect that such redemption or purchase complies with any limitations or restrictions on such redemption or purchase contained in this Bond Resolution.

Section 4.17. Security for Payment of Bonds: Priority of Pledge.

The Bonds shall be payable solely from, and are hereby declared to be secured by a pledge of the Net Revenues and Additional Funds. Such pledge securing any of the Bonds shall at all times and in all respects be on parity with all other Bonds; provided, however, the Parking Facilities Revenue Bonds shall also be secured by a statutory lien upon the parking facilities (as defined in the 1995 Bond Resolution), and shall remain superior to pledges hereafter made to secure any other bonds or other obligations payable from such Net Revenues or Additional Funds, except for parity pledges of Additional Funds made to secure Parity Bonds. The Bonds, a Series of Bonds or any portion thereof further shall be payable from, and are hereby declared to be secured by a pledge of the Subsidies to the extent applicable thereto.

Section 4.18. Bonds in Book-Entry Form.

Notwithstanding any other provision of this Bond Resolution with respect to the form of Bonds to the contrary, the University is hereby authorized to provide by Series Resolution for the issuance of one or more Series of Bonds solely in fully registered form registrable to a depository, a nominee or the beneficial owner of the Bonds. The University is further authorized to provide by Series Resolution that such Series of Bonds shall be evidenced by one or more certificates or by a system of book entries in form satisfactory to the Chief Financial Officer and to provide for payment, redemption, notices and like provisions in a manner consistent with such system of registration.

Section 4.19. Bonds Issued as Taxable Obligations.

Notwithstanding anything in this Bond Resolution to the contrary, the University may from time to time, pursuant to one or more Series Resolutions, provide for the issuance of Bonds the interest on which may be includable in gross income of the Holders of such Bonds for federal income taxation purposes. In such event, such Bonds may be issued as coupon bonds, payable to bearer, as provided in the applicable Series Resolution. Such Series Resolution may provide for such rules and regulations with respect to the ownership, transfer and substitution of such Bonds as are necessary to accomplish the purposes consistent with the issuance of bearer obligations.

Section 4.20. Restriction on Optional Redemption.

Notwithstanding anything in this Bond Resolution to the contrary, no redemption of Bonds

which is at the option of the University may be effected unless all amounts owing under a reimbursement agreement with any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) herein shall have been paid in full.

Section 4.21. Waiver of Certain Provisions.

Notwithstanding anything in this Bond Resolution to the contrary, whenever all of the debt issued or all of the obligations incurred by the University under a Series Resolution are acquired by and are to be held to maturity by a single entity, that single entity, at its sole option, may waive any provision or requirement of this Bond Resolution that relates separately to the applicable Series of Bonds and is for the protection and benefit of such single entity only and not for the protection or benefit of any other Holder or Holders of Bonds; provided, however, that before any such waiver shall become effective, the University shall receive an opinion of Bond Counsel that such waiver will not adversely affect the security provided under this Bond Resolution to any other Holder or Holders of Bonds.

Section 4.22. Payments Due on Saturdays, Sundays and Holidays.

In any case where the Bond Payment Date or the date fixed for redemption of any Bonds shall be a Saturday or Sunday or shall be, at the place designated for payment, a legal holiday or a day on which banking institutions are authorized by law to close, then payment of principal of, premium, if any, or interest on the Bonds need not be made on such date but may be made on the next succeeding business day which is not a Saturday, Sunday or legal holiday or a day upon which banking institutions are authorized by law to close, with the same force and effect as if made on the Bond Payment Date or the date fixed for redemption, and no interest shall accrue for the period after such date.

Section 4.23. Bonds in Coupon Form.

If at any time after adoption of this Bond Resolution, the University shall receive an opinion of Bond Counsel to the effect that Bonds of any Series may be issued in coupon form payable to bearer without adversely effecting the tax-exempt status of the Bonds of such Series or the Bonds of any other Series and without the imposition of any penalty upon the University, then this Bond Resolution may be amended to provide for the issuance of coupon Bonds payable to bearer and to change or modify any of the provisions of this Bond Resolution that shall be inconsistent with the issuance of Bonds in such form.

Section 4.24. Additional Funds.

The Board of Trustees on behalf of the University designates and approves as "Additional Funds" all available fund and academic fees of the University which are not (i) otherwise designated or restricted; (ii) funds of the University derived from appropriations received from the General Assembly; (iii) tuition funds pledged to the repayment of State Institution Bonds and (iv) student fees pledged to the payment of the University's 1968 and 1971 Plant Improvement Bonds.

Section 4.25. Additional Auxiliary Facilities.

Notwithstanding anything in this Bond Resolution to the contrary, the University shall have the right from time to time to add other activities and facilities of the University (which at the date of adoption of this Bond Resolution were not included in the definition of Facilities hereunder) to the definition of Facilities hereunder, provided that:

(1) The Board of Trustees shall have determined that such activities are of a similar auxiliary nature as are the Facilities expressly referred to in the Enabling Act;

(2) The Board of Trustees shall adopt an appropriate amendatory resolution to the Bond Resolution; and

(3) The University and the Trustee shall have received an opinion of Bond Counsel to the effect that such action to be taken under this Section is authorized under this Bond Resolution and the laws of the State and will not adversely affect the excludability of interest on the Bonds from federal income taxation.

[End of Article IV]

ARTICLE V

RATES AND CHARGES

Section 5.01. Rate Covenants

(A) It is hereby determined that the rates and charges for utilization of the Facilities shall, until otherwise revised in accordance with this Bond Resolution, be as now established. Said rates and charges are hereby determined to be sufficient to meet the requirements of this Bond Resolution but shall be revised whenever necessary in order that the same shall, together with any Subsidies budgeted to pay debt service on the Bonds or operation and maintenance of the Facilities, at all times be maintained on a basis sufficient to meet the requirements of this Bond Resolution. In this connection, the University specifically covenants and agrees to maintain and collect rates and charges for use of the Facilities, together with any Subsidies budgeted to pay debt service on the Bonds or operation and maintenance of the Facilities which are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof, which shall at all times be sufficient

(1) To provide for the payment of the expenses of administration and operation and such expenses for maintenance of the Facilities as may be necessary to preserve the same in good repair and condition;

(2) To provide for the punctual payment of the principal of and interest on all Bonds and any Junior Lien Bonds that may from time to time hereafter be Outstanding;

(3) To maintain all Debt Service Funds and thus provide for the punctual payment of the principal of and interest on the Bonds;

(4) To maintain any Debt Service Reserve Funds, at the level of their respective Reserve Requirements, in the manner prescribed herein or in the applicable Series Resolution;

(5) To provide a reserve for contingencies and for improvements, renovations and expansions of the Facilities other than those necessary to maintain the same in good repair and condition;

(6) To pay all amounts owing under a reimbursement agreement with any provider of a surety bond, line of credit, insurance policy or letter of credit as contemplated under Section 7.05(D) hereof; and

(7) To discharge all obligations imposed by the Enabling Act and by this Bond Resolution.

(B) The University covenants and agrees that it will at all times prescribe and maintain rates and charges and thereafter collect charges in accordance with such rates for the Facilities or the use thereof which are reasonably expected to yield annual Net Revenues in the current Fiscal

Year which, together with any Subsidies for operation of the Facilities or debt service of the Bonds which are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof, equal to at least one hundred percent (100%) of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding in such Fiscal Year and, promptly upon any material change in the circumstances which were contemplated at the time such rates and charges were most recently reviewed, but not less frequently than once in each Fiscal Year, shall review the rates and charges for such use and shall promptly revise such rates and charges as necessary to comply with the foregoing requirement. For each Fiscal Year, the Board of Trustees shall adopt an Annual Budget including amended rate schedules for such Fiscal Year which shall set forth in reasonable detail the estimated revenues and operating expenses of the Facilities and any Subsidies described above for each Fiscal Year and which shall include appropriations, if any, for the estimated operating expenses of the Facilities for such period and the amount to be deposited during such Fiscal Year in the Maintenance Reserve Fund. The Board of Trustees may at any time adopt an amended Annual Budget for the remainder of the then current Fiscal Year, or may delegate to the Chief Financial Officer the authority to revise rates and charges as may be necessary, in such a manner as may be consistent with State law. The University further covenants and agrees that, at any time after it secures Bonds by a pledge of any Pledged Fees, it will at all times prescribe and maintain and thereafter collect fees, rates and charges such that Net Revenues, Pledged Fees budgeted for the payment of operation and maintenance costs of the Facilities or debt service on Bonds or Parity Bonds, and the receipts of any Additional Parity Bond Sources intended to pay debt service on Parity Bonds shall equal at least one hundred percent (100%) of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding and all Parity Bonds in each Fiscal Year.

[End of Article V]

ARTICLE VI

JUNIOR LIEN BONDS; OTHER OBLIGATIONS; CLOSING OF RESOLUTIONS

Section 6.01. Right to Issue Junior Lien Bonds; Accession Thereof to Status of Bonds.

Notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation and free of all conditions, issue Junior Lien Bonds, in such amount as it may from time to time determine, payable from the revenues of the Facilities and Additional Funds; provided that the pledge of and any lien on the Net Revenues of the Facilities and Additional Funds granted for the protection of said Junior Lien Bonds, shall at all times be subordinate and inferior in all respects to the pledges of and liens on such Net Revenues and Additional Funds, the Facilities made or authorized for the Bonds and provided, further, that the maturity of Junior Lien Bonds may not be accelerated and paid in full unless all of the Bonds shall have been paid or provision therefor has been made pursuant to Article XVI hereof.

By proceedings authorizing the issuance of Junior Lien Bonds, the University may provide for the accession of such Junior Lien Bonds to the status of Bonds provided all of the following conditions are met:

(1) The Junior Lien Bonds were issued for a purpose or purposes set forth in Section 4.01(A) hereof.

(2) There shall exist on the date of accession (a) no default in the payment of the principal of or interest on any Bonds or any Junior Lien Bonds then Outstanding and (b) no default in the performance of any duties required under the provisions of this Bond Resolution and (c) no amount owed by the University with respect to the full funding of a Debt Service Reserve Fund, either by way of cash or reimbursement of any other funding mechanism.

(3) The University shall obtain an opinion of Bond Counsel to the effect that (a) this Bond Resolution and the proceedings authorizing such Junior Lien Bonds have been duly adopted and are in full force and effect; (b) the Junior Lien Bonds have been duly and lawfully authorized and executed by the University and are valid and binding upon, and enforceable against, the University (except to the extent that the enforceability thereof may be limited by the operation of bankruptcy, insolvency and similar laws affecting rights and remedies of creditors); and (c) this Bond Resolution creates the valid pledge which it purports to create of the revenues and of moneys and securities on deposit in any of the funds established hereunder subject to the application thereof to the purposes and on the conditions permitted by this Bond Resolution.

(4) There shall be on deposit on the date of accession in a Debt Service Reserve Fund, if any such Debt Service Reserve Fund is required by the resolution authorizing the Junior Lien Bonds, an amount equal to the Reserve Requirement for such Junior Lien Bonds, considering such Junior Lien Bonds to be a Series of Bonds.

(5) There shall be deposited in the Debt Service Fund for such Series of newly-acceded Bonds the amounts which would have been required under the provisions of Section 8.04 hereof to be accumulated therein on the date of accession if said Junior Lien Bonds had originally been issued as Bonds.

(6) On the date of accession, the earnings tests prescribed by subparagraphs 7(a) and (b) of Section 4.02 shall have been met.

(7) In the event such Junior Lien Bonds were issued with variable rates, the provisions of subparagraph (10) of Section 4.02 shall have been met.

Such Junior Lien Bonds may be further secured by any other source of payment lawfully available for such purpose.

Section 6.02. Closing of Resolutions.

In order to maintain the priority of the pledge and lien granted by Section 4.17, the University covenants, agrees and confirms that it will issue no further bonds or other obligations pursuant to the authorization of the Resolution of 1971, the Supplemental Resolution of 1971, the Supplemental Resolution of 1973, the Supplemental Resolution of 1974, the Supplemental Resolution of 1988 or any other resolution previously adopted regarding Facilities.

Section 6.03. Parity Bonds.

Notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation, issue Parity Bonds secured by a pledge of the Additional Funds, which pledge shall be on a parity in all respects with the pledge of such Additional Funds securing the Bonds; provided, however, that the following must be satisfied at the time of issuance of such Parity Bonds:

> Gross receipts generated from the Additional Funds during the Fiscal Year immediately preceding the Fiscal Year in which such issue of Parity Bonds is to be issued, adjusted to reflect any increases in the Additional Funds currently adopted and to be in effect prior to or coincident with the issuance of such Parity Bonds and determined pro forma as though such increases had been in continuous effect during such preceding Fiscal Year, shall be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement for all Bonds and Parity Bonds outstanding immediately prior to the proposed issuance and on such issue of Parity Bonds; such calculation shall be based upon a report of the Accountants showing actual gross receipts generated from Additional Funds for the Fiscal Year preceding the Fiscal Year in which such issue of Parity Bonds is to be issued.

[End of Article VI]

ARTICLE VII

ESTABLISHMENT OF FUNDS

Section 7.01. Requirement for Special Funds and Accounts.

For so long a time as any sum remains due and payable by way of principal or interest on the Bonds, the accounting system for the Facilities shall be so maintained as to reflect the following funds or accounts relating to the Gross Revenues and such funds or accounts shall be established and maintained, and deposits shall be made therein in the manner herein required. The Trustee may, in its discretion or at the request of the University, establish different accounts within any funds for the purpose of identifying Gross Revenues deposited to a fund or for the accounting with respect to all matters and obligations relating to any portion of the Facilities by source or ultimate use.

Section 7.02. The Revenue Fund.

(A) There shall be established and maintained with the Trustee a fund designated as the Revenue Fund.

(B) All Gross Revenues shall be deposited in accordance with and in the manner prescribed by Article VIII hereof into the Revenue Fund. Money in the Revenue Fund shall be withdrawn and made use of only in the manner and in the order of priority specified in Article VIII hereof.

(C) Money in the Revenue Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Revenue Fund are Gross Revenues and shall accrue to the benefit of the Revenue Fund.

Section 7.03. The Operation and Maintenance Fund.

(A) There shall be established and maintained by the University an Operation and Maintenance Fund. This fund is intended to provide for the payment of all expenses routinely incurred in connection with the administration and operation of the Facilities, including without limiting the generality of the foregoing, such expenses as may be reasonably necessary to preserve the Facilities in good repair and condition and to pay the fees and charges of the Trustee, the Paying Agent, the Registrar and the custodian or trustee of any other fund created or to be created hereunder (provided however that the fees and charges of the Paying Agent, Registrar, Trustee, or other fund custodian may be paid by the State Treasurer directly from the Revenue Fund, and such payments shall nonetheless be deemed to be costs of operating and maintaining the Facilities), the costs of audits required hereunder, and the premiums for all insurance policies and any fidelity bonds required by this Bond Resolution.

(B) Withdrawals from the Operation and Maintenance Fund shall be made by the University in accordance, as nearly as may be practicable, with the Annual Budget then in effect.

(C) Money in the Operation and Maintenance Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Operation and Maintenance Fund shall accrue to the benefit of the Operation and Maintenance Fund.

Section 7.04. Debt Service Funds.

(A) There shall be established and maintained a Debt Service Fund for each Series of Bonds Outstanding. Each such Debt Service Fund shall bear a number Series designation as may be necessary to distinguish such Debt Service Fund and shall, subject to the other provisions of this Bond Resolution, be maintained so long as the applicable Series of Bonds shall be Outstanding. The Debt Service Funds are intended to provide for the payment of the principal of, premium, if any, and interest on the respective Series of Bonds as the same respectively fall due. Payments into such Funds shall be made in the manner prescribed by this Bond Resolution, including the applicable provisions of Article VIII hereof, and, except as herein provided, all money in the respective Debt Service Funds shall be used solely to pay the principal of, premium, if any, and interest on the Series of Bonds to which the same apply, and for no other purpose.

(B) The Debt Service Funds shall be kept in the complete custody and control of the Trustee and withdrawals from the Debt Service Funds shall be made only by the Trustee who shall transmit to the Paying Agent, for payment to each Bondholder, at such times as may be appropriate, the sums required to pay the principal of, premium, if any, and interest on the respective Series of Bonds.

(C) Money in the Debt Service Funds shall be invested and reinvested in accordance with the State Code in Authorized Investments, maturing not later than the date on which such money is required to pay the interest and/or the principal and interest next maturing. All earnings from the investments within a Debt Service Fund shall be added to and become a part of that Debt Service Fund, but shall be credited against payments that would otherwise be made to that Debt Service Fund pursuant to the provisions of Section 8.04 hereof.

(D) There may be established in any of the Debt Service Funds from time to time a Capitalized Interest Account to provide for the payment of interest on the Bonds of the applicable Series. Any such account shall be created by the Series Resolution relating to the issuance of the Bonds of such Series. Any earnings from the investment of moneys in a Capitalized Interest Account not required to pay interest on the Bonds of the applicable Series during the period for which interest on the Bonds of such Series is capitalized shall be deposited in the construction fund created by the Series Resolution relating to such Series of Bonds or, if such construction fund has been terminated or no such fund was created, such earnings shall be retained in the applicable Debt Service Fund.

Section 7.05. The Debt Service Reserve Funds.

(A) A Series Resolution may provide for the establishment of a Debt Service Reserve Fund for any Series of Bonds Outstanding. Each such Debt Service Reserve Fund shall bear a number Series designation as may be necessary to distinguish such Debt Service Reserve Fund and shall, subject to the other provisions of this Bond Resolution, be maintained in an amount equal to the applicable Reserve Requirement, as determined pursuant to the Series Resolution so long as the applicable Series of Bonds shall be Outstanding. Each such Debt Service Reserve Fund is for the equal and ratable benefit only of Bonds of that Series. Each such fund is intended to insure the timely payment of the principal of and interest on the applicable Series of Bonds only, and to provide for the redemption of such Series of Bonds prior to their stated maturities. Notwithstanding anything in this Bond Resolution to the contrary, upon any shortfall of moneys in the applicable Debt Service Fund to pay principal of and interest on one or more Series of Bonds, the Trustee shall draw on the applicable Debt Service Reserve Fund, if any, to cover such shortfall. Money in each Debt Service Reserve Fund shall be used for the following purposes, and for no other, viz.:

(1) to prevent a default in the payment of the principal of or interest on the applicable Series of Bonds, by reason of the fact that money in the applicable Debt Service Fund is insufficient for such purposes;

(2) to pay the principal of, interest on, and premium, if any, of the applicable Series of Bonds in the event that all Outstanding Bonds of such Series be redeemed as a whole; or

(3) to effect partial redemption of the applicable Series of Bonds; provided that subsequent to said partial redemption, the market value of the cash and securities in such Debt Service Reserve Fund, together with the value of any surety bond, insurance policy, line of credit, or letter of credit used pursuant to Section 7.05(D) hereof in lieu of a deposit of money, shall be not less than its then applicable Reserve Requirement.

(B) Each Debt Service Reserve Fund shall be kept in the complete custody and control of the Trustee and withdrawals therefrom shall be made only by the Trustee who shall transmit to the Paying Agent, for payment to each Bondholder of the applicable Series, at such times as may be appropriate, the sums required to pay the principal of, premium, if any, and interest on such Series of Bonds.

(C) Moneys in each Debt Service Reserve Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments. The earnings from investments in a particular Debt Service Reserve Fund shall be added to the Revenue Fund and become a part of that Fund.

(D) Notwithstanding anything in this Bond Resolution to the contrary, the University, in lieu of the deposit of moneys into a Debt Service Reserve Fund, may satisfy the Reserve Requirement by causing to be so credited an irrevocable and unconditional surety bond or insurance policy payable to the Trustee or the Paying Agent for the benefit of the Holders of the Bonds of a

Series or an irrevocable and unconditional letter of credit in an amount which together with other moneys on deposit in such Debt Service Reserve Fund is equal to the Reserve Requirement therefor, all in accordance with the terms set forth in the applicable Series Resolution.

(E) In the event a Debt Service Reserve Fund has been funded with a surety bond, insurance policy, line of credit or letter of credit and either such instrument has been drawn upon, moneys available to repay such surety bond, insurance policy, line of credit or letter of credit provider shall first be used to reinstate the surety bond, insurance policy, line of credit or letter of credit to its original amount. Any interest or fees due to the surety bond, insurance policy, line of credit or letter of credit provider, other than reinstatement, shall be subordinate to any amounts payable upon the Bonds.

(F) In the event a Debt Service Reserve Fund is funded with a surety bond, insurance policy, line of credit or letter of credit, any revenues available for debt service on the Bonds shall be distributed on a pro rata basis among the Outstanding Bonds of each Series without regard to the method or level of funding of the respective Debt Service Reserve Funds, if any, for each Series.

(G) Any cash or investments on deposit in or credited to a Debt Service Reserve Fund shall be withdrawn prior to any draw on its surety bond, insurance policy or letter of credit with respect thereto. In the event the amount on deposit in, or credited to, a Debt Service Reserve Fund, in addition to the amount available under the surety bond, insurance policy or letter of credit in question (the "Original Funding Instrument") includes amounts available under another surety bond, insurance policy or letter of credit (the "Additional Funding Instrument"), draws on the Original Funding Instrument and the Additional Funding Instrument shall be made on a pro rata basis to fund any insufficiency in the Debt Service Fund.

Section 7.06. The Maintenance Reserve Fund.

(A) There shall be established and maintained by the Trustee a fund designated as the Maintenance Reserve Fund. The Maintenance Reserve Fund is established hereunder in order to provide a reasonable reserve for contingencies and for improvements, expansions and renovations. Money in the Maintenance Reserve Fund may be withdrawn by the University from time to time and used: (1) for the purpose of restoring or replacing depreciated or obsolete items of the Facilities; (2) for improvements, expansions and renovations to the Facilities; (3) to defray the costs of unforeseen contingencies and other expenses related to the use of the Facilities; (4) other lawful purposes deemed appropriate by the Chief Financial Officer; and (5) to prevent a default in the timely payment of principal and/or interest on Bonds or Junior Lien Bonds.

(B) Money in the Maintenance Reserve Fund shall be invested and reinvested at the direction of the University to the extent permitted by law, or, if the State Treasurer is the Trustee, at the direction of the Trustee, in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Maintenance Reserve Fund shall accrue to the benefit of the Maintenance Reserve Fund.

Section 7.07. Construction Funds.

(A) Whenever the University shall issue Bonds, the proceeds of which are to be used for construction, improvement, expansion, renovation or repair of the Facilities, there shall be established under the applicable Series Resolution and maintained by the Trustee a construction fund into which proceeds from sale of the Bonds of such Series, and earnings from investment thereof, shall be deposited. Each such construction fund shall bear a number Series designation as may be necessary to distinguish such construction fund and shall, subject to the other provisions of this Bond Resolution, be maintained until all funds are expended therefrom whether for the project for which the Bonds were issued or pursuant to Section 7.07(C) hereof.

(B) Money in any construction fund shall be invested and reinvested at the direction of the University to the extent permitted by law, or, if the State Treasurer is the Trustee, at the direction of the Trustee, in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in any construction fund shall accrue to the benefit of such construction fund.

(C) Upon completion of construction, renovation or repair of any project and the expenditure of all sums necessary therefor, any moneys remaining in any construction fund at such time shall, at the discretion of the Chief Financial Officer, be used to construct, renovate, repair or improve additional Facilities as may be approved by the Board of Trustees, or may be used to fund any amounts required to be paid to the United States Government pursuant to Section 148(f) of the Code as rebate of arbitrage earnings or be used to pay interest or principal on the particular Series of Bonds.

[End of Article VII]

ARTICLE VIII

DISPOSITION OF REVENUES

Section 8.01. Deposits to the Revenue Fund; Dispositions Therefrom.

The Gross Revenues are declared to be a part of the Revenue Fund and shall from time to time be promptly deposited with the Trustee in the Revenue Fund. The dispositions from the Revenue Fund to other funds required by Sections 8.03 through 8.10 hereof shall be made as provided herein and in the order of priority established by the sequence of the remaining sections of this Article.

Section 8.02. Requirement of Annual Budget.

For each Fiscal Year, the Board of Trustees will cause to be prepared the Annual Budget for the operation of the Facilities for the next ensuing Fiscal Year (which may be a part of the general budget of the University), which shall reflect the rate schedules for the Facilities for the ensuing Fiscal Year, an estimate of the Gross Revenues and all sums which the Board of Trustees intends to spend for such Facilities during such Fiscal Year. Each such Annual Budget shall set forth all sums intended to be expended or deposited by the University pursuant to this Article VIII. Copies of such Annual Budget shall be sent to the Trustee and to any Bondholder requesting the same. The provisions of this Section shall not preclude, however, any revisions of the Annual Budget.

Section 8.03. Deposits to and Withdrawals from the Operation and Maintenance Fund.

At such times, and from time to time as shall be necessary for the purposes for which the Operation and Maintenance Fund is established, moneys in the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds shall be deposited by the Trustee in the Operation and Maintenance Fund in amounts estimated by the Chief Financial Officer to be sufficient to pay for the regular, non-capital costs of operation and maintenance of the Facilities for such time period and to pay the fees and charges of the Trustee, the Paying Agent, the Registrar and the custodian or trustee of any other fund created or to be created hereunder (provided, however, that the fees and charges of the Paying Agent, Registrar, Trustee or other fund custodian may be paid by the State Treasurer directly from the Revenue Fund, and such payments shall nonetheless be deemed to be costs of operating and maintaining the Facilities), the costs of audits required hereunder, and the premiums for all insurance policies and any fidelity bonds required by this Bond Resolution. Moneys on deposit in the Operation and Maintenance Fund shall be withdrawn by the University from time to time to pay such costs.

To the extent that moneys on deposit in the Operation and Maintenance Fund at any time exceed the amount estimated by the Chief Financial Officer to be necessary for payment of the costs referred to in this Section 8.03 during the applicable time period, such moneys may be withdrawn from the Operation and Maintenance Fund and deposited to other funds or uses referenced in Section 8.04 through 8.10 in the order of priority established by the sequence of those sections.

Section 8.04. Payments for Bonds.

To the extent that deposits have been made in the amounts and at the times required in Section 8.03, provision shall be made for the payment of the principal of and interest on all Bonds then Outstanding from the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds, all without priority of any Bonds over others. To that end:

(A) On or before the fifteenth day of the month immediately preceding each Bond Payment Date, there shall be deposited in the respective Debt Service Funds an amount sufficient to discharge all interest to become due on the respective Series of Bonds on the next ensuing interest payment date; provided, however, that if provision has been made for the payment of all or part of the next installment of interest to become due on any Series of Bonds, pursuant to any other provision of this Bond Resolution, or any Series Resolution, or by reason of investment earnings, then, in such event, the deposits required by this Paragraph (A) may be omitted, or reduced accordingly. If, as a result of the provision in a Series Resolution that any Series of Bonds shall bear interest payable for a period less than semi-annually, and any Holder of such Bonds shall receive payments of interest for any period for which payments were not made to holders of Bonds bearing interest payable semi-annually, then there shall be set aside in the applicable Debt Service Fund in trust for the benefit of the Holders of Bonds bearing interest payable semi-annually an amount of money equal to the interest accrued on the Bonds bearing interest payable semi-annually for such period.

(B) On or before the fifteenth day of the month immediately preceding each Bond Payment Date on which no payment of principal is due to be made, there shall be deposited in the respective Debt Service Funds a sum equal to one-half (1/2) of the aggregate amount of principal of all Bonds becoming due and payable on the next ensuing Bond Payment Date on which a payment of principal is due to be made. On or before the fifteenth day of the month immediately preceding each Bond Payment Date on which a payment of principal is due to be made, there shall be deposited in the respective Debt Service Funds a sum equal to the amount necessary, when added to the payment made pursuant to the preceding sentence, to discharge the aggregate amount of principal of all Bonds becoming due and payable on the ensuing Bond Payment Date. Provided, however, that if provision has been made for the payment of all or part of either of the above-referenced installments of principal to become due on the Bonds, pursuant to any other provision of this Bond Resolution, or any Series Resolution, or by reason of investment earnings, then, in such event, the deposits required by the preceding sentence of this Paragraph may be omitted, or reduced accordingly.

(C) Notwithstanding anything contained in this Resolution to the contrary, all Subsidies received shall, without condition, be deposited directly to the Debt Service Fund for payment of principal and interest on the applicable Bonds at such times and shall be included in those amounts required to be deposited in the Debt Service Fund as specified in Section 8.04(A) and Section 8.04(B) above. The Subsidies deposited in the Debt Service Fund shall not be transferred to any other fund established under this Resolution and shall only be used to pay debt service on the applicable Bonds.

Section 8.05. Deposits for the Debt Service Reserve Funds; Valuation; Use of Excess Amounts.

(A) To the extent that deposits have been made in the amounts and at the times required in Sections 8.03 and 8.04, deposits from the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds, shall next be made in the amounts required by this Section 8.05 into any Debt Service Reserve Funds. The market value of the cash and securities in each Debt Service Reserve Fund, if any, shall be calculated as of each June 30th, to be completed within forty-five (45) days after such date, in order to determine if such Debt Service Reserve Fund contains the amount required by the applicable Series Resolution and the extent to which payments therefor or withdrawals therefrom must be made. In the event the aggregate market value of such cash and securities, together with any surety bond or letter of credit as described in Section 7.05(D) hereof, in a Debt Service Reserve Fund at the end of such Fiscal Year is determined not to equal the applicable Reserve Requirement, then the deficiency shall be met through the payment into the applicable Debt Service Reserve Fund as quickly as practicable, but in any event, in not less than two (2) equal payments, and not later than on the fifteenth day of the months immediately preceding the two next succeeding Bond Payment Dates equal to fifty percent (50%) of the amount necessary to re-establish in such Debt Service Reserve Fund its respective Reserve Requirement. Whenever, and as of any date of calculation, the value of securities and money in any Debt Service Reserve Fund shall exceed the Reserve Requirement therefor, such excess may either be used to effect partial redemption of the applicable Series of Bonds or may be removed from the Debt Service Reserve Fund and transferred to the Revenue Fund, as directed by the Chief Financial Officer or his designee.

(B) In the event a Debt Service Reserve Fund is funded with both moneys and a surety bond, insurance policy, line of credit or letter of credit as the latter are contemplated by Section 7.05(D) hereof, any available revenues to replenish such Debt Service Reserve Fund shall be used, first, to reimburse the provider of such surety bond, insurance policy or letter of credit and thereby reinstate such surety bond, insurance policy, line of credit or letter of credit, and, second, to replenish said moneys.

(C) The value of any Authorized Investments in a Debt Service Reserve Fund shall be calculated as follows:

(1) as to investments the bid and asked prices of which are published on a regular basis in The Wall Street Journal or in The New York Times or on a nationally recognized securities quotation service as selected by the Trustee, the average of the bid and asked prices for such investments so published on or most recently prior to such time of determination or, if applicable, the most recently available closing price;

(2) as to investments the bid and asked prices of which are not published on a regular basis in The Wall Street Journal or The New York Times or a nationally recognized securities quotation service as selected by the Trustee, the average bid price at such time of determination for such investments by any two nationally recognized government securities dealers (selected by the Trustee in its absolute discretion) at the time making a market in such investments or the bid price published by a nationally recognized pricing service;

(3) as to certificates of deposit and bankers acceptances, the face amount thereof, plus accrued interest; and

(4) as to any investment not specified above, the value thereof established by prior agreement between the University, the Trustee and any municipal bond insurance company insuring such Series of Bonds.

Section 8.06. Reimbursement of Interest on Amounts Advanced for Debt Service Reserve Funds.

To the extent that deposits to funds have been made in the amounts required and, if applicable, on or before the dates required in Section 8.03, 8.04 and 8.05 hereof, provision shall then be made for payment of interest on amounts advanced by the provider of any surety bond, insurance policy, line of credit or letter of credit as contemplated in Section 7.05(D) hereof.

Section 8.07. Payments for Junior Lien Bonds.

To the extent that deposits have been made in the amounts and at the times required in Sections 8.03, 8.04, 8.05 and 8.06, provision shall then be made for the payment of any other indebtedness which is junior and subordinate to the Bonds in the order of priority contemplated by the proceedings authorizing their issuance.

Section 8.08. Deposits to Maintenance Reserve Fund.

To the extent that deposits to funds have been made in the amounts required and on or before the dates required in Sections 8.03, 8.04, 8.05, 8.06 and 8.07, the Trustee may, at the direction of the University, deposit monies in the Revenue Fund into the Maintenance Reserve Fund.

Section 8.09. Withdrawals of Funds for other Lawful Purposes.

To the extent that deposits to funds have been made in the amounts required and on or before the dates required by Sections 8.03, 8.04, 8.05, 8.06, 8.07 and 8.08, Revenues remaining in the Revenue Fund may be withdrawn by the University and used for improvement, enlargement or extension of the Facilities, or payment of Bonds then Outstanding or for any other lawful purposes.

Section 8.10. Disposition of Excess Moneys in Funds.

Whenever there shall no longer be any Bond Outstanding under this Bond Resolution and all fees and expenses of the Trustee and Paying Agents and all other sums due and owing hereunder have been paid or due provision made for such payment all moneys then remaining in any fund (exclusive of moneys, if any, held therein for the purposes of Article XVI) shall, if an Event of Default as defined herein shall not then exist or be continuing, be paid to the University, exclusive, however, of any moneys then credited to any fund required for payment to the parties entitled thereto.

[End of Article VIII]

ARTICLE IX

AGREEMENT TO FURNISH INFORMATION
WITH RESPECT TO THE FACILITIES

Section 9.01. Keeping Records.

The University recognizes that those who may from time to time hereafter be Bondholders will throughout the life of the Bonds, require full information with respect to the Facilities, the fiscal affairs of the Facilities, and all matters incident to each. To that end the University covenants and agrees that it will install and thereafter at all times maintain proper books of records and accounts, separate and distinct from all other records and accounts, in which complete and correct entries shall be made of all transactions relating to the Facilities, and all revenues and receipts derived therefrom, directly or indirectly. Such books and records shall be kept in such fashion as to reveal in detail:

(1) All transactions incurred by the University with respect to the Facilities;

(2) The Gross Revenues and the sources from whence derived;

(3) All expenses incurred in the operation and maintenance of the Facilities suitably identified as to purpose;

(4) The Net Revenues;

(5) All expenditures made from the several funds established by this Bond Resolution and the Series Resolutions authorizing the issuance of the Bonds;

(6) The rate schedules that may from time to time be in effect as to the Facilities; and

(7) Additional Funds; and

(8) Any Subsidies.

Section 9.02. Audit Required.

The University further covenants and agrees that so long as any Bonds are Outstanding, it will, as soon after the close of each Fiscal Year as possible, cause to be made and completed by the Accountants, an audit of the records, books and accounts of the University in accordance with generally accepted auditing standards. The University shall provide a copy of such audit to the Trustee. Such audit shall comment upon any violation of any provision of any resolution authorizing the issuance of any Bonds or Junior Lien Bonds and any violation of any provision of this Bond Resolution or any Series Resolution noted by the Accountants, and such other matters as to them seem pertinent. The cost of such audit shall be treated as a part of the cost of operating and maintaining the Facilities. Copies of such audit shall also be made available to any Bondholder who shall have requested the same in writing to the Trustee.

[End of Article IX]

ARTICLE X

INSURANCE

Section 10.01. Insurance.

The University covenants and agrees that so long as any Bonds are Outstanding:

(A) That it will keep the Facilities continuously insured under fire and extended coverage policies, in an amount at least equal to the face amounts of all Bonds Outstanding; provided, however, that in case the principal amount of such Outstanding Bonds shall be greater than the insurable value of the Facilities, then the University shall insure the Facilities to the extent of their insurable value;

(B) That in case of loss, the proceeds of the casualty insurance referred to in Paragraph (A) above shall be applied to repair or to restore such Facilities, or the contents thereof, to their former condition, or in such manner as will make the Facilities usable, for the acquisition of additional Facilities, or for the redemption of Bonds at the earliest practicable date;

(C) That it will secure adequate fidelity bonds (blanket or individual) of a surety company doing business in the State, indemnifying the University against defalcation of all University or State employees handling money derived from the Facilities or signing checks on any bank accounts relating to the Facilities other than the Trustee, each Registrar or each Paying Agent;

(D) That all premiums on all bonds or insurance policies shall be deemed a part of the cost of operating and maintaining the Facilities;

(E) That all insurance policies shall be open to the inspection of any Bondholder at any reasonable time;

(F) That all money received by the University as a consequence of any defalcation, covered by any fidelity bond, shall be used to restore the fund or account depleted by the defalcation; and

(G) That it will comply with the requirements of State law regarding the mandatory purchase of liability insurance contained in Section 15-78-140(b), Code of Laws of South Carolina 1976, as amended from time to time.

Notwithstanding anything herein to the contrary, the Trustee shall have no duty hereunder to hold the insurance policies or certificates or surety bonds referred to in this Article.

[End of Article X]

ARTICLE XI

ADDITIONAL COVENANTS:
DISPOSITION OF FACILITIES

Section 11.01. Additional Covenants to Secure Bonds.

The University further covenants and agrees:

(A) That neither the Facilities, nor any part thereof, nor any of the income or revenues derived from the Facilities, have been or will be hypothecated, mortgaged, otherwise pledged or encumbered, save and except as herein disclosed and provided for; and provided that nothing in this Section 11.01(A) shall prevent the University from financing the acquisition of any item or items of equipment for or related to the Facilities, which financing is secured by a purchase money security interest or the equivalent thereof;

(B) That so long as there are any Bonds outstanding and unpaid, it will perform all duties with reference to the Facilities required by the Constitution and statutes of the State, including without limitation the Enabling Act, and the University hereby irrevocably covenants, binds and obligates itself not to pledge, mortgage or otherwise encumber the Facilities or any part thereof, or any revenues therefrom, except in the manner herein authorized, and it will not sell, lease or dispose of any portion of the Facilities, necessary or useful (as determined by the University) in the operation of the Facilities, except as herein provided until all Bonds shall be paid in full or unless and until provision shall have been made for the payment of all Bonds and the interest thereon in full, and the University further obligates itself and covenants and agrees with the Bondholders to operate and maintain in good condition the Facilities, and to collect and charge such rates for the services provided by or the use of the Facilities so that the income and revenues of the Facilities will be sufficient at all times to meet the requirements of this Bond Resolution;

(C) That it will not discriminate, nor permit discrimination, by its agents, lessees, or others operating the Facilities in the use thereof because of race, religion, creed or national origin;

(D) That it will permit, so long as there are any Bonds Outstanding, any Bondholder to inspect the Facilities and all records and accounts thereof under reasonable terms and conditions and after reasonable notice has been given;

(E) That it will not make any use, and it shall not direct the Trustee and each fiduciary to make any use of the proceeds of any Series Bonds which Bonds were intended upon the issuance thereof to be exempt from federal income taxation, which, if such use had been reasonably expected on the date of the issuance of the Bonds of such Series would have caused such Bonds or any other Bonds to be "arbitrage bonds" within the meaning of Section 148 of the Code and will observe and not violate the requirements of Section 148 of the Code;

(F) That, as to any Series of Bonds which were intended at the time of their issuance to be exempt from federal income taxation, it will take all actions required of it under the Code that

are necessary to preserve the tax-exempt status of such Bonds, including without limitation, actions necessary to comply with all information reporting requirements and any obligation to rebate arbitrage earnings on the proceeds of such Bonds to the United States Government;

(G) That it will make all payments or deposits required under Articles VII and VIII of this Bond Resolution in a timely manner; and

(H) That it will, from time to time, forward to the Trustee, in writing, the name of the Chief Financial Officer and any designee of such Chief Financial Officer, together with a specimen signature of such individual.

Section 11.02. Sale and Disposition of Facilities.

So long as the Bonds are outstanding, the University covenants and agrees that it will not sell, dispose of, abandon or change the use of the Facilities, or any part thereof, except under the following conditions:

(A) The University shall have the right to dispose of any obsolete or worn out equipment, furniture and furnishings which may be at any time a part of the Facilities, but all moneys realized therefrom shall be treated as a part of the Gross Revenues;

(B) Pursuant to resolution of the Board of Trustees, the University, upon the written recommendation of the Chief Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution, may abandon or demolish any portion of the Facilities which it finds to be no longer serviceable or may discontinue providing any service now or hereafter provided by the University whether directly or indirectly, in or by any Facilities;

(C) The University may sell or otherwise dispose of (other than as provided in Paragraphs (A) and (B) of this Section 11.02) any portion of the Facilities, provided that:

(1) The Trustee shall be provided with an appraisal from an independent certified appraiser stating that in its opinion the purchase price or other consideration to be received represents the fair market value of the portion of the Facilities sought to be sold or otherwise disposed of;

(2) A resolution of the Board of Trustees shall have been adopted, to which shall have been appended a recommendation of the Chief Financial Officer as to the same and a copy of the appraisal referred to above, approving the sale or other disposition and prescribing that the proceeds of the sale or other disposition shall be deposited in a separate fund with the Trustee and applied either (a) to the Maintenance Reserve Fund, or (b) applied to the partial payment and redemption of the Bonds in the manner provided for redemptions in this Bond Resolution;

(3) The Board of Trustees shall have obtained the recommendation of the Chief

Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution; and

(4) The University shall have obtained any approvals required by State law;

or;

(D) Pursuant to resolution of the Board of Trustees, the University, upon the written recommendation of the Chief Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution and upon receipt of a written opinion of Bond Counsel that such action will not adversely affect the tax-exempt status of any of the Bonds, may change from a provision of services directly the University in or by an of the Facilities to provision of such services by an independent contractor, and vice versa.

[End of Article XI]

ARTICLE XII

MODIFICATION OF RESOLUTION

Section 12.01. Modification without Bondholder Approval.

(A) Provided always that the security of the Bonds shall not be lessened, or in any manner impaired, the Board of Trustees may for any one or more of the following purposes at any time, or from time to time, adopt a resolution amending or supplementing this Bond Resolution, which resolution shall be fully effective in accordance with its terms:

(1) To provide for the issuance of a Series of Bonds in accordance with Article IV of this Bond Resolution;

(2) To add to the covenants and agreements of the University in this Bond Resolution, and to provide for other covenants and agreements thereafter to be observed relative to the operation, maintenance, construction or administration of any part of the Facilities; it being further specifically provided that the Chief Financial Officer is hereby authorized prior to the sale of any Series of Bonds to increase the required ratios involving Net Revenues herein or to increase the credit rating requirements for the providers of Debt Service Reserve Fund substitutes and any such increased covenant shall be set forth in the form of the Bond of that Series and each subsequent Series;

(3) To surrender any right, power or privilege reserved to or conferred upon the University by this Bond Resolution;

(4) To cure, correct and remove any ambiguity or inconsistent provisions contained in this Bond Resolution; or

(B) It is further provided that, except for a Series Resolution as permitted by paragraph (A) above and Article IV hereof, such supplemental resolution shall not become effective until a copy thereof, duly certified, shall have been filed with the Trustee and each Paying Agent.

Section 12.02. Modification with Bondholder Approval.

The rights and duties of the University and the Bondholders and the terms and provisions of this Bond Resolution may be modified or altered in any respect by an amendatory or supplementary resolution adopted by the Board of Trustees with the consent of the Holders of sixty-six and two-thirds percent (66 2/3%) in principal amount of all Bonds of each Series which would be affected by such modification or alteration then Outstanding, such consent to be evidenced by an instrument or instruments executed by such Holders and duly acknowledged or proven in the manner of a deed capable of being recorded, and the consent of any municipal bond insurance company insuring any Bonds of a Series that would be affected, but no such modification or alteration shall:

(A) Extend the maturity of any payment of principal or interest due upon any Bond;

(B) Effect a reduction in the amount which the University is required to pay by way of principal of, interest or redemption premium on any Bonds;

(C) Effect a change as to the type of currency in which the University is obligated to effect payment of the principal of, interest and redemption premiums of any Bond;

(D) Permit the creation of a pledge of or lien upon the revenues of the Facilities prior to or equal to the Bonds, except as authorized in this Bond Resolution;

(E) Permit preference or priority of any Bonds to others;

(F) Alter or modify the provisions of Section 4.02 or of Articles V, VII, and VIII hereof; or

(G) Reduce the percentage required for the written consent to the modification or alteration of the provisions of this Bond Resolution;

without the consent of the Holders of all Bonds affected by such change or modification.

Section 12.03. Procedure for Procuring Bondholder Approval.

The University and the Trustee may rely upon the registration books maintained by the Registrar to determine who are the Holders of the Bonds. Any and all modifications made in the manner hereinabove provided for shall not become effective until there has been filed with the Trustee and each Paying Agent a copy of such amendatory or supplementary resolution hereinabove provided for, duly certified, as well as proof of consent to such modification by the Holders of sixty-six and two-thirds percent (66 2/3%) in principal amount of the Bonds of each Series then Outstanding.

[End of Article XII]

ARTICLE XIII

EVENTS OF DEFAULT

Section 13.01. Events of Default.

The occurrence and continuation of any of the following events is hereby declared an "Event of Default" hereunder:

(A) Payment of the principal of any of the Bonds shall not be made when the same shall become due and payable, either at maturity or by proceedings for redemption;

(B) Payment of any installment of interest on any Bonds shall not be made when the same becomes due and payable;

(C) Payment of any installment of either interest or principal of any Junior Lien Bonds shall not be made when the same becomes due and payable or any other event of default shall exist with respect to any Junior Lien Bonds;

(D) The University shall for any reason be rendered incapable of fulfilling its obligations hereunder;

(E) An order or decree shall be entered with the consent or acquiescence of the University appointing a receiver, or receivers, of the Facilities, or of the revenues thereof, or any proceedings shall be instituted with the consent or acquiescence of the University for the purpose of effecting a composition between the University and its creditors whose claims relate to the Facilities, or for the purpose of adjusting claims of such creditors, pursuant to any Federal or State statute now or hereafter enacted, or if such order or decree, having been entered without the consent or acquiescence of the University, shall not be vacated or discharged or stayed on appeal within sixty (60) days after entry thereof, or if such proceeding having been instituted without the consent or acquiescence of the University, shall not be withdrawn or any orders entered shall not be vacated, discharged, or stayed on appeal within sixty (60) days after the institution of such proceedings, or the entry of such orders;

(F) The University shall fail to operate the Facilities in an efficient and business-like fashion or shall default in the due and punctual performance of any other of the covenants, conditions, agreements or provisions contained in any Series Resolution or in this Bond Resolution, and such default shall continue for thirty (30) days after written notice, specifying such default and requiring the same to be remedied, shall have been given to the University by any Bondholder, provided that in the case of default specified in this paragraph (F), if the default be such that it cannot be corrected within the said thirty (30) day period, it shall not constitute an event of default if corrective action is instituted by the University within said thirty (30) day period and diligently pursued until the default is corrected; or

(G) The occurrence of an event of default on the part of the University under any reimbursement agreement between the University and a provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereof.

The provisions of the preceding Paragraph (F) are subject to the following limitations: If by reason of force majeure the University is unable in whole or in part to carry out its agreements herein contained (other than the obligations on the part of the University contained in any of Section 4.02 or Articles V, VII and VIII hereof as to which this paragraph shall have no application), the University shall not be deemed in default during the continuance of such inability. The term "force majeure" as used herein shall mean, without limitation, the following: acts of God; strikes; lockouts or other industrial disturbances; acts of public enemies; orders of any kind of the government of the United States or of the State or any of their departments, agencies, or officials, or any civil or military authority; insurrections; riots; epidemics; landslides; lightning; earthquake; fire; hurricanes; storms; floods; washouts; droughts; arrests; restraint of government and people; civil disturbances; explosions; breakage or accident to machinery, tunnels or canals; partial or entire failure of utilities; or any other cause or event not reasonably within the control of the University, it being agreed that the settlement of strikes, lockouts and other industrial disturbances shall be entirely within the discretion of the University, and the University shall not be required to make settlement of strikes, lockouts and other industrial disturbances by acceding to the demands of the opposing party or parties when such course is in the judgment of the University unfavorable to the University.

[End of Article XIII]

ARTICLE XIV

REMEDIES

Section 14.01. Acceleration; Annulment of Acceleration.

(A) Except as specifically provided herein, upon the happening of an Event of Default, the Trustee may, and upon the written request of the Holders of not less than twenty-five percent (25%) in aggregate principal amount of Bonds Outstanding shall, by notice in writing to the University, declare all Bonds Outstanding immediately due and payable; provided, however, in the event a Series of Bonds has been insured by a municipal bond insurance company, the Trustee shall obtain the written consent of such municipal bond insurance company prior to declaring the Bonds of such Series due and payable. Such Bonds shall become and be immediately due and payable, anything in the Bonds or in this Bond Resolution to the contrary notwithstanding. In such event, there shall be due and payable on the Bonds an amount equal to the total principal amount of all such Bonds, plus all interest accrued thereon and which will accrue thereon to the date of payment.

(B) At any time after the principal of the Bonds shall have been so declared to be due and payable and before the entry of final judgment or decree in any suit, action or proceeding instituted on account of such default, or before the completion of the enforcement of any other remedy under this Bond Resolution, the Trustee may annul such declaration and its consequences with respect to any Bonds not then due by their terms if:

(1) Moneys shall have been deposited in the respective Debt Service Funds sufficient to pay all matured installments of interest and principal (other than principal then due only because of such declaration) of all Outstanding Bonds;

(2) Moneys shall have been deposited with the Trustee sufficient to pay the charges, compensation, expenses, disbursements, advances and liabilities of the Trustee;

(3) All other amounts then payable by the University hereunder shall have been paid or a sum sufficient to pay the same shall have been deposited with the Trustee; and

(4) Every Event of Default known to the Trustee (other than a default in the payment of the principal of such Bonds then due only because of such declaration) shall have been remedied to the satisfaction of the Trustee. No such annulment shall extend to or affect any subsequent Event of Default or impair any right consequent thereon.

Section 14.02. Additional Remedies and Enforcement of Remedies.

(A) Upon the happening of any Event of Default, the Trustee may, and upon the written request of the Holders of not less than twenty-five percent (25%) in aggregate principal amount of the Bonds Outstanding, together with indemnification of the Trustee to its satisfaction therefor, shall proceed forthwith to protect and enforce its rights and the rights of the Bondholders under this

Bond Resolution by such suits, actions or proceedings as the Trustee, being advised by counsel, shall deem expedient, including but not limited to:

(1) Requiring the University to carry out its duties and obligations under the terms of this Bond Resolution and under the Enabling Act;

(2) Suit upon all or any part of the Bonds;

(3) Civil action to require the University to account as if it were the trustee of an express trust for the Holders of Bonds;

(4) Civil action to enjoin any acts or things which may be unlawful or in violation of the rights of the Holders of the Bonds;

(5) Enforcement of any other right of the Bondholders conferred by law or by this Bond Resolution including the right to make proper application to a court of competent jurisdiction for the appointment of a receiver to administer and operate the Facilities. Such receiver shall be given full power to fix rentals and charges for the Facilities, sufficient to provide for the payment of principal of Bonds and the interest thereon, and for the payment of the expenses of operating and maintaining such Facilities, and to apply the income and revenues of such Facilities to the payment of principal of such Bonds and the interest thereon.

(B) Regardless of the happening of an Event of Default, the Trustee, if requested in writing by the Holders of not less than twenty-five percent (25%) in aggregate principal amount of the Bonds then Outstanding, shall, upon being indemnified to its satisfaction therefor, institute and maintain such suits and proceedings as it may be advised by Counsel shall be necessary or expedient:

(1) To prevent any impairment of the security under this Bond Resolution by any acts which may be unlawful or in violation of this Bond Resolution; or

(2) To preserve or protect the interests of the Bondholders, provided that such request is in accordance with law and the provisions of this Bond Resolution and, in the sole judgment of the Trustee, is not unduly prejudicial to the interests of the Holders of Bonds not making such request.

Section 14.03. Application of Revenues and Other Moneys After Default.

(A) The University covenants that if an Event of Default shall happen and shall not have been remedied, the University, upon demand of the Trustee, shall pay or cause to be paid over to the Trustee:

(1) Forthwith, all moneys and securities then held by the University which is credited to any fund under this Bond Resolution; and

(2) As promptly as practicable after receipt thereof, all Gross Revenues.

(B) During the continuance of an Event of Default, the Trustee shall apply all moneys, securities, Gross Revenues, payments and receipts in its possession and the income therefrom as follows and in the following order:

(1) To the payment of the reasonable and proper charges of the Trustee;

(2) To the payment of the necessary costs of operating and maintaining the Facilities; and

(3) To the payment of the interest and principal (and premium, if any) then due on the Bonds, as follows:

(a) Unless the principal of all of the Bonds shall have become or have been declared due and payable,

(i) First: To the payment of the persons entitled thereto of all installments of interest then due in the order of the maturity of such installments, and, if the amount available shall not be sufficient to pay in full any installment or installments maturing on the same date, then to the payment thereof ratably, according to the amounts due thereon to the persons entitled thereto, without any discrimination or preference; and

(ii) Second: To the payment to the persons entitled thereto of the unpaid principal installments (and premiums, if any) of any Bonds which shall have become due, whether at maturity or by call for redemption, in the order of their due dates, and if the amounts available shall not be sufficient to pay in full all the Bonds due on any date, then to the payment thereof ratably, according to the amounts of principal (plus redemption premium, if any) due on such date, to the persons entitled thereto, without any discrimination or preference.

(b) If the principal of all of the Bonds shall have become or have been declared due and payable, to the payment of the principal and interest then due and unpaid upon the Bonds without preference or priority of principal over interest or of interest over principal, or of any installment of interest over any other installment of interest, or of any Bond over any other Bond, ratably, according to the amounts due respectively for principal and interest, to the persons entitled thereto without any discrimination or preference except as to any differences as to the respective rates of interest specified in the Bonds.

(4) For the purposes and to the respective funds set forth in Article VIII hereof, in the order set forth therein.

Section 14.04. Remedies Not Exclusive.

No remedy by the terms of this Bond Resolution conferred upon or reserved to the Trustee or the Bondholders is intended to be exclusive of any other remedy, but each and every such remedy shall be cumulative and shall be in addition to every other remedy given under this Bond Resolution or existing at law or in equity or by statute (including the Enabling Act) on or after the date hereof.

Section 14.05. Remedies Vested in Trustee.

All rights of action (including the right to file proof of claims) under this Bond Resolution or under any of the Bonds may be enforced by the Trustee without the possession of any of the Bonds or the production thereof in any trial or other proceedings relating thereto. Any such suit or proceedings instituted by the Trustee shall be brought in its name as Trustee without the necessity of joining as plaintiffs or defendants any Holders of the Bonds. Subject to the provisions of Section 14.03 hereof, any recovery of judgment shall be for the equal benefit of the Holders of the Outstanding Bonds.

Section 14.06. Majority of Bondholders Control Proceedings.

If an Event of Default shall have occurred and be continuing, notwithstanding anything in this Bond Resolution to the contrary, the Holders of at least a majority in aggregate principal amount of Bonds then Outstanding shall have the right, at any time, by an instrument in writing executed and delivered to the Trustee, to direct the method and place of conducting any proceeding to be taken in connection with the enforcement of the terms and conditions of this Bond Resolution or for the appointment of a receiver or any other proceedings hereunder, provided that such direction is in accordance with law and the provisions of this Bond Resolution (including indemnity to the Trustee) and, in the sole judgment of the Trustee, is not unduly prejudicial to the interests of the Bondholders not joining in such direction and provided further that nothing in this Section 14.06 shall impair the right of the Trustee in its discretion to take any other action under this Bond Resolution which it may deem proper and which is not inconsistent with such direction by Bondholders.

Section 14.07. Individual Bondholder Action Restricted.

(A) No Holder of any Bond shall have any right to institute any suit, action or proceeding in equity or at law for the enforcement of this Bond Resolution or for the execution of any trust hereunder or for any remedy under this Bond Resolution unless:

(1) An Event of Default has occurred:

(a) under Paragraph (A) or (B) of Section 13.01 hereof;

(b) as to which the Trustee has actual notice; or

(c) as to which the Trustee has been notified in writing; and

(2) The Holders of at least twenty-five percent (25%) in aggregate principal amount of Bonds Outstanding shall have made written request to the Trustee to proceed to exercise the powers granted in this Bond Resolution or to institute such action, suit or proceeding in its own name; and

(3) Such Bondholders shall have offered the Trustee reasonable indemnity; and

(4) The Trustee shall have failed or refused to exercise the powers herein granted or to institute such action, suit or proceedings in its own name for a period of sixty (60) days after receipt by it of such request and offer of indemnity.

(B) No one or more Holders of Bonds shall have any right in any manner whatsoever to affect, disturb or prejudice the security of this Bond Resolution or to enforce any right hereunder except in the manner herein provided and for the equal benefit of the Holders of all Bonds Outstanding.

(C) Nothing contained in this Bond Resolution shall affect or impair, or be construed to affect or impair, the right of the Holder of any Bond

(1) to receive payment of the principal of or interest on such Bond on the due date thereof; or

(2) to institute suit for the enforcement of any such payment on or after such due date.

Section 14.08. Termination of Proceedings.

In case any proceeding taken by the Trustee or any Bondholder on account of any Event of Default shall have been discontinued or abandoned for any reason or shall have been determined adversely to the Trustee or the Bondholders, the University, the Trustee and the Bondholders shall be restored to their former positions and rights hereunder, and all rights, remedies and powers of the Trustee and the Bondholders shall continue as if no such proceeding had been taken.

Section 14.09. Waiver and Nonwaiver of Event of Default.

(A) No delay or omission of the Trustee or of any Holder of the Bonds to exercise any right or power accruing upon any Event of Default shall impair any such right or power or shall be construed to be a waiver of any such Event of Default or an acquiescence therein. Every power and remedy given by this Article XIV to the Trustee and the Holders of the Bonds, respectively, may be exercised from time to time and as often as may be deemed expedient.

(B) The Trustee may waive any Event of Default which in its opinion shall have been remedied before the entry of final judgment or decree in any suit, action or proceeding instituted by it under the provisions of this Bond Resolution, or before the completion of the enforcement of any

other remedy under this Bond Resolution.

(C) Notwithstanding anything contained in this Bond Resolution to the contrary, the Trustee, upon the written request of the Holders of at least a majority of the aggregate principal amount of Bonds then Outstanding (including, if more than one Series of Bonds shall at the time be Outstanding, the Holders of a majority in principal amount of all Bonds then Outstanding of each such Series), shall waive any Event of Default hereunder and its consequences; provided, however, that except under the circumstances set forth in subsection (B) of Section 14.01 hereof or subsection (B) of this Section 14.09, a default in the payment of the principal of, premium, if any, or interest on, any Bond, when the same shall become due and payable by the terms thereof or upon call for redemption, may not be waived without the written consent of the Holders of all the Bonds at the time Outstanding.

(D) In case of any waiver by the Trustee of an Event of Default hereunder, the University, the Trustee and the Bondholders shall be restored to their former positions and rights under this Bond Resolution, respectively, but no such waiver shall extend to any subsequent or other Event of Default or impair any right consequent thereon. The Trustee shall not be responsible to anyone for waiving or refraining from waiving any Event of Default in accordance with this Section 14.09.

Section 14.10. Notice of Defaults.

(A) Within thirty (30) days after:

(1) The receipt of notice of an Event of Default as provided in Section 14.07(A) (1) hereof; or

(2) The happening of an Event of Default under Paragraph (A) or (B) of Section 13.01 hereof, as to which the Trustee shall be deemed to have notice,

the Trustee shall, unless such Event of Default shall have theretofore been cured, give written notice thereof by first class mail to each Holder of Bonds then Outstanding, provided that, except in the case of a default in the payment of principal (together with premium, if any) of or interest on any of the Bonds, the Trustee may withhold such notice if, in its sole judgment, it determines that the withholding of such notice is in the best interests of the Bondholders.

(B) The Trustee shall immediately notify the University of any Event of Default known to the Trustee.

[End of Article XIV]

ARTICLE XV

TRUSTEE AND ITS FUNCTIONS; OTHER FIDUCIARIES

Section 15.01. Appointment and Vesting of Powers in Trustee; Limitation of Rights of Bondholders to Appoint Trustee.

The University hereby appoints the State Treasurer as the Trustee. The Trustee shall be and is hereby vested with all rights and powers necessary to enable it to discharge its duties hereunder but the right of the Bondholders to appoint a trustee hereunder is limited to the circumstances contemplated by Section 15.10 hereof.

Section 15.02. Functions of Trustee.

The Trustee shall have the following additional functions:

(A) To act as custodian of the Revenue Fund, the Operation and Maintenance Fund, the Maintenance Reserve Fund, and the Debt Service Funds and any Debt Service Reserve Funds; and

(B) To make reports to the University on a monthly or such other basis as may be requested by the University, but not less often than semi-annually:

(1) Establishing balances on hand;

(2) Listing investments made for any fund handled by the Trustee;

(3) Establishing the sufficiency of each Debt Service Reserve Fund; and

(4) Listing all securities, if any, pledged pursuant to Section 15.13 hereof.

Section 15.03. Duty of Trustee with Respect to Deficits in Debt Service Funds.

It shall be the further duty of the Trustee to give written notice to the University ten (10) days prior to each Bond Payment Date, if there is any deficiency in any of the Debt Service Funds which would result in a need for further moneys to meet the payment of interest and/or principal falling due on the next ensuing Bond Payment Date, and the extent, if any, to which resort must be had to a particular Debt Service Reserve Fund to meet such deficiency.

Section 15.04. Acceptance by Trustee Required.

Prior to the delivery of any Bonds, the Trustee appointed pursuant to Section 15.01 hereof shall signify its acceptance of the powers, duties and obligations conferred and imposed upon it by this Bond Resolution, by executing and delivering to the University a written acceptance thereof.

Section 15.05. Liability as to Recitals in Bond Resolution and Bonds.

The recitals of fact made in this Bond Resolution and in the Bonds shall be taken as statements of the University, and the Trustee shall not be deemed to have made any representation as to the correctness of the same, nor shall the Trustee be deemed to have made any representation whatsoever as to the validity or sufficiency of this Bond Resolution or of the Bonds issued hereunder except with respect to the authentication of any Bonds. Nor shall the Trustee be under responsibility or duty with respect to the issuance of said Bonds, or the application of the proceeds thereof, except to the extent provided for herein. Nor shall the Trustee be liable in connection with the performance of its duties hereunder, except for its own negligence or default.

Section 15.06. Trustee May Rely on Notices, etc.

The Trustee shall at all times be protected in acting upon any notice, resolution, request, consent, order, certificate, statement, opinion, bond, or other paper or document believed to be genuine and to have been signed by the proper party or parties.

Section 15.07. Trustee Permitted to Resign.

The Trustee may at any time resign and be discharged of its duties and obligations hereunder by giving to the University and the Bondholders written notice of such resignation, specifying a date (not less than sixty (60) days after such notice) when such resignation shall take effect. Such resignation shall take effect upon the date specified in such notice unless previously a successor shall have been appointed as hereinafter provided, in which event such resignation shall take effect immediately upon the appointment and qualification of such successor.

Section 15.08. Removal of Trustee.

(A) The Trustee, if other than the State Treasurer, may be removed at any time by the Holders of not less than fifty percent (50%) of the principal amount of Bonds at such time Outstanding.

(B) The Trustee, if other than the State Treasurer, may likewise be removed at any time by the University with the consent and approval of the Holders of not less than fifty percent (50%) of the principal amount of the Bonds at such time Outstanding.

Section 15.09. Appointment of Successor Trustee Upon Resignation or Removal of Trustee.

(A) In case at any time the Trustee shall resign, or be removed or become incapable of acting, or be adjudged a bankrupt or insolvent, or a receiver of its property shall be appointed, or any public officer shall take charge or control of its property or affairs, a successor thereto shall be promptly appointed by a resolution of the Board of Trustees duly adopted. Such successor shall in all instances be a bank or trust company duly chartered pursuant to the laws of the United States of America or of a state thereof, shall have at the time of its appointment a combined capital stock surplus and undivided profits of not less than $100,000,000 and shall be authorized by law to

perform all duties imposed upon it by this Bond Resolution and the Series Resolutions.

(B) Immediately following such appointment the University shall give written notice of such appointment to the Bondholders and any Registrar other than the Trustee.

Section 15.10. When Bondholder May Seek Successor Trustee.

If, in a proper case, no appointment of a successor Trustee shall be promptly made pursuant to Section 15.09 hereof, any Bondholder may make application to any court of competent jurisdiction for the appointment of a successor and said court may thereupon, after such notice, if any, as such court may prescribe, appoint a successor.

Section 15.11. Acceptance by Successor Trustee.

Any successor Trustee appointed hereunder shall execute and deliver to its predecessor and to the University a written acceptance of such appointment, and thereupon such successor, without any further act, deed or conveyance, shall become fully vested with all moneys, estates, properties, rights, powers, duties and obligations of its predecessor hereunder with like effect as if originally named as such Trustee and its predecessor shall be obligated to pay over, transfer, assign and deliver all moneys, securities and other property held by it to its successor, and on the written request of the University, or the successor, shall execute, acknowledge and deliver such instruments of conveyance and further assurance and do such other things as may be reasonably required for the vesting and confirming in such successor all the right, title and interest of the predecessor in and to any property held by it.

Section 15.12. Effect of Trustee Merging With Another Bank.

If the Trustee is other than the State Treasurer, any bank into which the Trustee may be merged, or with which it may be consolidated, or any bank resulting from any merger or consolidation to which it shall be a party, or any bank to which the Trustee may sell or transfer all or substantially all of its business, shall become the successor without the execution or filing of any paper or the performance of any further act; provided, always, that if the University shall be dissatisfied with the institution resulting from the merger, consolidation or other action spoken of above, then the University may at any time within thirty (30) days after such action name a new Trustee (with the qualifications prescribed by Section 15.09 hereof) in lieu of the Trustee then acting.

Section 15.13. Disposition of Paid Bonds.

It shall be the duty of the Trustee to cancel all Bonds which shall have been paid, whether upon their maturity or redemption prior to maturity; such cancellation shall be done in such fashion as to render such Bonds incapable of further negotiation or hypothecation. In any event it shall furnish appropriate certificates to the University indicating the disposition of such Bonds. Upon effecting such cancellation, the Trustee shall furnish appropriate certificates to the University setting forth the disposition made of the Bonds so cancelled.

Section 15.14. Appointment of Registrar.

(A) The State Treasurer and the Chief Financial Officer shall from time to time appoint on behalf of the University a Registrar or Registrars as Registrar of the Bonds of one or more Series. The Registrar shall be required to keep such books and records as shall be consistent with prudent industry practice and to make such books and records available for inspection by the University, the Trustee and the Paying Agent at all reasonable times. In addition, the Registrar shall have the duty of authenticating the Bonds of the Series as to which it serves as Registrar and such other duties as may be required of it under this Bond Resolution and the applicable Series Resolution.

(B) Any Registrar shall be the State Treasurer or a bank or trust company or other entity duly organized under the laws of the United States of America or any state thereof, having at the time of appointment a combined capital stock, surplus and undivided profits of at least $25,000,000 and authorized by law to perform all the duties imposed upon it by this Bond Resolution and the relevant Series Resolutions. The Registrar may at any time resign and be discharged of the duties and obligations created by this Bond Resolution by giving at least sixty (60) days' notice to the Trustee, the Paying Agent, and the University. The Registrar may be removed at any time, at the direction of the University, by an instrument filed with the Registrar, the Trustee and the Paying Agent.

(C) In the event of the resignation or removal of the Registrar, the Registrar shall deliver any Bonds held by it in such capacity to its successor or, if there be no successor, to the Trustee.

(D) In the event that the University shall fail to appoint a Registrar hereunder, or in the event that the Registrar shall resign or be removed, or be dissolved, or if the property or affairs of the Registrar shall be taken under the control of any state or federal court or administrative body because of bankruptcy or insolvency, or for any other reason, and the University shall not have appointed its successor as Registrar, the Trustee shall ipso facto be deemed to be the Registrar for all purposes of this Bond Resolution until the appointment by the University of the Registrar or successor Registrar, as the case may be.

Section 15.15. Appointment of Paying Agent.

(A) The State Treasurer and the Chief Financial Officer may from time to time appoint on behalf of the University a Paying Agent or Paying Agents as Paying Agent for the Bonds of one or more Series. The Paying Agent shall be required:

(1) to hold all sums held by it for the payment of the principal of, premium, if any, and interest on the Bonds in trust for the benefit of the Holders until such sums shall be paid to such Holders or otherwise disposed of as herein provided; and

(2) to keep such books and records as shall be consistent with prudent industry practice, to make such books and records available for inspection by the University and the Trustee at all reasonable times.

(B) Any Paying Agent shall be the State Treasurer or a bank or trust company or other entity duly organized under the laws of the United States of America or any state thereof, having at the time of appointment a combined capital stock, surplus and undivided profits of at least $50,000,000 and authorized by law to perform all the duties imposed upon it by this Bond Resolution and the relevant Series Resolutions. Any Paying Agent may at any time resign and be discharged of the duties and obligations created by this Bond Resolution by giving at least sixty (60) days' notice to the University, the Registrar and the Trustee. The Paying Agent may be removed at any time at the direction of the University, by an instrument filed with the Registrar and the Trustee.

(C) In the event of the resignation or removal of any Paying Agent, said Paying Agent shall pay over, assign and deliver any moneys held by it in such capacity to its successor or, if there be no successor, to the Trustee.

[End of Article XV]

ARTICLE XVI

DEFEASANCE

Section 16.01. Defeasance Generally.

If all of the Bonds issued pursuant to this Bond Resolution, shall have been paid and discharged, then the obligations of the University under this Bond Resolution, the pledge of revenues made hereby, and all other rights granted hereby shall cease and terminate. Bonds shall be deemed to have been paid and discharged within the meaning of this Article under each of the following circumstances:

(A) The Trustee, Paying Agent or other custodian authorized by the University shall hold, at the stated maturities of such Bonds, in trust and irrevocably appropriated thereto, sufficient money for the payment thereof;

(B) If default in the payment of the principal of such Bonds or the interest thereon shall have occurred on the stated maturities of such Bonds, and thereafter tender of such payment shall have been made, and the Trustee, Paying Agent or other custodian authorized by the University shall then hold in trust and irrevocably appropriated thereto, sufficient money for the payment thereof to the date of the tender of such payment; or

(C) If the University shall have deposited with the Trustee, Paying Agent or other custodian authorized by the University, in an irrevocable trust money or Government Obligations, the principal of and interest on which when due (without reinvestment thereof) will provide money which, together with the money, if any, deposited at the same time, shall be sufficient to pay, when due, the principal, interest and premium, if any, due and to become due on and prior to the maturity or, if the University has irrevocably elected to redeem Bonds, on and prior to the redemption date of such Bonds; and the University shall have provided to the Trustee from an independent firm of nationally recognized certified public accountants a report stating the opinion of such firm that the investments purchased for the irrevocable trust on the date of its establishment with amounts deposited therein on the date of its establishment will provide, from maturing principal of and interest earnings thereon and without reinvestment, sufficient amounts to pay as and when due the principal and interest on the defeased Bonds.

Section 16.02. Money to be Held in Trust - When Returnable to University.

Any money which at any time shall be deposited with the Trustee, Paying Agent or other custodian authorized by the University, by or on behalf of the University, for the purpose of paying and discharging any Bonds or the interest thereon, shall be and is hereby assigned, transferred and set over to the Trustee, Paying Agent or other custodian appointed by the University in trust for the respective Holders of the Bonds, and such money shall be and is hereby irrevocably appropriated to the payment and discharge thereof. But if, through lapse of time or otherwise, the Holders of said Bonds shall no longer be entitled to enforce payment of their obligations, then, in such event, it shall be the duty of the Trustee, Paying Agent or other custodian appointed by the University to

forthwith return said funds to the University.

Section 16.03. Deposits With Trustee Subject to Conditions of Article XVI Hereof.

The University covenants and agrees that any money which it shall deposit with the Trustee, Paying Agent or other custodian authorized by the University shall be deemed to be deposited in accordance with, and subject to, the applicable provisions of this Article, and that whenever it shall have elected to redeem Bonds it will irrevocably bind and obligate itself to give notice of redemption thereof, and will further authorize and empower the Trustee, Paying Agent or other custodian authorized by the University to cause the publication of such notice of redemption in its name and on its behalf.

[End of Article XVI]

ARTICLE XVII

MISCELLANEOUS

Section 17.01. Purpose of Covenants in Bond Resolution.

Every covenant, undertaking and agreement made on behalf of the University, as set forth in this Bond Resolution is made, undertaken and agreed to, for the proper securing of the payment of the principal of and interest on the Bonds. Each shall be deemed to partake of the obligation of the contract between the University and the Bondholders and shall be enforceable accordingly. In this connection, any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereunder may enforce the terms, conditions and obligations under this Bond Resolution as a third party beneficiary hereunder.

Section 17.02. Municipal Bond Insurance Company Deemed Holder.

In the event that a Series of Bonds has been insured by a municipal bond insurance company, such municipal bond insurance company shall be deemed to be the Holder of all of the Bonds of such Series for purposes of exercising the rights of Holders under Article XIV (except Section 14.01 thereof) and Section 15.08 hereof.

Section 17.03. Breach of Municipal Bond Insurance Company.

Notwithstanding anything in this Bond Resolution to the contrary, in the event a municipal bond insurance company is in breach of its obligations under the applicable municipal bond insurance policy insuring payment of a Series of Bonds, or is subject to bankruptcy or receivership proceedings, such municipal bond insurance company shall have none of the rights or powers provided to it pursuant to Article XIV and Section 17.02 hereof at the time of such breach or upon institution of such proceedings.

Section 17.04. Parties Interested Herein.

Nothing in this Bond Resolution expressed or implied is intended or shall be construed to confer upon, or to give to, any person or entity, other than the University, the Trustee, a municipal bond insurance company that has insured a Series of Bonds, an issuer of a surety bond, line of credit, insurance policy or letter of credit to fund a Debt Service Reserve Fund, and the Holders of the Bonds, any right, remedy or claim under or by reason of this Bond Resolution or any covenant, condition or stipulation hereof, and all covenants, stipulations, promises and agreements in this Bond Resolution made by and on behalf of the University shall be for the sole and exclusive benefit of the University, the Trustee, such municipal bond insurance company and the Holders of the Bonds.

Section 17.05. Effect of Invalidity of Provisions of Bond Resolution.

If any section, paragraph, clause or provision of the Bond Resolution shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Bond Resolution.

Section 17.06. Table of Contents and Section Headings Not Controlling.

The Table of Contents and the Headings of the several Articles and Sections of this Bond Resolution have been prepared for convenience of reference only and shall not control, affect the meaning of, or be taken as an interpretation of any provision of this Bond Resolution.

Section 17.07. Repealing Clause.

All resolutions, or parts thereof, inconsistent herewith be and the same are hereby repealed to the extent of such inconsistencies, except to the extent the provisions of such resolutions constitute official intent for purposes of ?1.150-2 of the Internal Revenue Code of 1986, as amended.

[End of Article XVII]

EXECUTED THIS 21st day of June, 1996.

Chairman, Board of Trustees
of the University of South Carolina

Attest:

Secretary, Board of Trustees
of the University of South Carolina

A RESOLUTION

PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $195,000,000; AUTHORIZING THE ISSUANCE AND SALE OF BOND ANTICIPATION NOTES PENDING THE ISSUANCE OF THE BONDS; AND OTHER MATTERS RELATING THERETO.

SERIES RESOLUTION

October 14, 2025

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BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE UNIVERSITY OF SOUTH CAROLINA, IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01 Findings.

As an incident to the adoption of this resolution (hereinafter, this "Series Resolution" or the "Series 2025 Resolution"), and the issuance of the Higher Education Revenue Bonds or Notes provided for herein, the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), finds, as a fact, that each of the statements hereinafter set forth in this Article I is in all respects true and correct.

(A) The Board of Trustees has made general provision for the issuance from time to time of University of South Carolina Higher Education Revenue Bonds (the "Bonds") through the means of a resolution adopted on June 21, 1996, entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO" (as amended or supplemented, the "Bond Resolution"). All capitalized terms which are not defined herein shall have the meanings set forth in the Bond Resolution.

(B) It is provided in and by the Bond Resolution that, upon adoption of a Series Resolution, there may be issued one or more Series of Bonds for the purposes of (i) financing or refinancing in whole or in part the cost of acquisition, construction, renovation and improvement of land, buildings, and other improvements to real property and equipment for new and existing Facilities; (ii) funding any Debt Service Reserve Fund (including the purchase of a surety bond, insurance policy, line of credit, letter of credit or similar instrument credited thereto in lieu of cash as provided herein) or restoring the value of the cash and securities in any Debt Service Reserve Fund to an amount equal to the applicable Reserve Requirement; (iii) purchasing or providing for credit enhancement for any Series of Bonds; (iv) capitalizing interest on the Bonds for such period of time as the Board of Trustees may determine; and (v) paying costs of issuance of the Bonds.

(C) The Board of Trustees has determined that a current need exists to acquire, construct, reconstruct, improve, and equip the Campus Residential Development – Sumter Street Project, comprising the replacement of the University's existing McBryde Residential Hall and an expansion of the University's Honors Hall, and to provide infrastructure and improvements related thereto, in order to provide additional student housing and space for complementary uses on the Columbia, South Carolina campus of the University (collectively, the "Project"). In order to finance the Project, it is anticipated that debt in the aggregate principal amount of not exceeding $195,000,000 must be incurred, which sum will produce sufficient funds for the costs of the Project. The Project shall constitute Facilities under the Bond Resolution.

(D) Accordingly, the Board of Trustees has determined to issue not exceeding $195,000,000 aggregate principal amount of University of South Carolina Higher Education Revenue Bonds, in one or more Series, pursuant to the Enabling Act and the Bond Resolution (the "Series 2025 Bonds"), the proceeds of which will be used (i) to pay the costs of, and reimburse the University for capital expenditures made in connection with, the Project, including any capitalized interest on the Series 2025 Bonds; (ii) to pay the cost of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy (as such term is defined herein) or debt service reserve fund funding substitute;

and (iii) to pay the principal of and interest on any Series 2025 Notes (as such term is defined herein) whether at maturity or early redemption.

(E) The University finds that the issuance of the Series 2025 Bonds is necessary to provide funds to be used and expended for the Project, as authorized by the Bond Resolution and the Enabling Act.

(F) In accordance with Section 4.01(B)(16) of the Bond Resolution, the Board of Trustees has further determined that the applicable Reserve Requirements, if any, for all Series of Bonds Outstanding (as defined in the Bond Resolution) have been or will be met.

(G) Title 11, Chapter 17 of the Code of Laws of South Carolina 1976, as amended, authorizes institutions of the State of South Carolina to borrow in anticipation of the issuance of bonds. Pending the issuance of the Series of Bonds authorized hereby, the Chief Financial Officer and the State Treasurer may determine to provide for the issuance of the Series 2025 Notes as described herein.

* * *

ARTICLE II

DEFINITIONS AND AUTHORITY

Section 2.01 Definitions.

(A) All terms which are defined in Article II of the Bond Resolution shall have the same meanings, respectively, in this Series Resolution as such terms are given in the Bond Resolution.

(B) In addition, as used in this Series Resolution, unless the context shall otherwise require, the following terms shall have the following respective meanings:

"Beneficial Owner" means, for any Series 2025 Bond which is held by a nominee, the beneficial owner of such Series 2025 Bond.

"Bond Payment Date" means each date, as determined pursuant to Section 3.04 hereof, on which interest on any Series 2025 Bonds shall be payable or on which both a Principal Installment and interest on Series 2025 Bonds shall be payable.

"Bond Resolution" means that certain resolution adopted by the Board of Trustees on June 21, 1996, entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO," as from time to time amended and supplemented.

"Chief Financial Officer" means the Executive Vice President for Administration and Chief Financial Officer of the University, who shall act as the Chief Financial Officer for the purposes of the Bond Resolution.

"Continuing Disclosure Undertaking" means that certain Continuing Disclosure Undertaking substantially in the form attached hereto as Exhibit B, as originally executed and as it may be amended from time to time in accordance with the terms thereof.

"Corporate Trust Office," when used with respect to the Paying Agent and the Registrar, means the designated office at which the corporate trust business of such party shall be administered with respect to the Series 2025 Bonds and to the extent the State Treasurer shall act as Paying Agent and Registrar, "Corporate Trust Office" shall mean the Office of the State Treasurer.

"Date of Issue," with respect to the Series of Bonds or any Series 2025 Notes issued hereunder, means the date from which interest accrues on such obligations.

"Depository" means The Depository Trust Company or other recognized securities depository selected by the University, which securities depository maintains a book-entry system with respect to Series 2025 Bonds and shall include any substitute for or successor to the securities depository initially acting as Depository.

"Depository Nominee" means, as to any Depository, such Depository or the nominee of such Depository in whose name there shall be registered on the registration books maintained by the Registrar the Series 2025 Bond certificates to be delivered to and immobilized at such Depository during the continuation with such Depository of participation in its book-entry system. Cede & Co. shall serve as the initial Depository Nominee hereunder.

"Municipal Bond Insurance Policy" means the municipal bond insurance policy, if any, issued by an insurer, insuring the payment when due of the principal of and interest on any Series 2025 Bonds.

"Note Enabling Act" means Title 11, Chapter 17 of the Code of Laws of South Carolina 1976, as amended, which authorizes institutions of the State of South Carolina to borrow in anticipation of the issuance of Bonds.

"Official Notice of Sale" means an offer of Series 2025 Bonds or Series 2025 Notes containing the terms and conditions for the competitive sale and award thereof, as established by the Chief Financial Officer and the State Treasurer.

"Official Statement" means any Official Statement of the University to be prepared and distributed in connection with a public sale or private sale for public reoffering and delivery of Series 2025 Bonds or Series 2025 Notes in such form as approved by the Chief Financial Officer and as more particularly described in Section 7.02 or Section 9.02 hereof.

"Participants" means those broker-dealers, banks and other financial institutions for which the Depository holds Series 2025 Bonds as depository.

"Preliminary Official Statement" means any Preliminary Official Statement of the University to be prepared and distributed in connection with a public sale or a private sale for public reoffering and delivery of Series 2025 Bonds or Series 2025 Notes, in such form as approved by the Chief Financial Officer and as more particularly described in Section 7.02 or Section 9.02 hereof.

"Record Date" means the 15th day of the month preceding each Bond Payment Date.

"Series 2025 Bonds" means the Bonds, in one or more Series, of the University authorized and issued pursuant to the Enabling Act, the Bond Resolution, and this Series Resolution.

"Series 2025 Construction Fund" means any Series 2025 Construction Fund established pursuant to Section 5.01 hereof.

"Series 2025 Debt Service Fund" means any Debt Service Fund for the Series 2025 Bonds created pursuant to Section 6.02 hereof.

"Series 2025 Debt Service Reserve Fund" means any Debt Service Reserve Fund for the Series 2025 Bonds created pursuant to Section 6.03 hereof.

"Series 2025 Notes" means the Higher Education Revenue Bond Anticipation Notes of the University authorized to be issued hereunder.

"Series 2025 Reserve Requirement" means the Reserve Requirement, if any, as determined by the Chief Financial Officer and the State Treasurer to be the amount necessary to market the Series 2025 Bonds of a Series, at interest rates comparable to that enjoyed by credits of the nature of Series 2025 Bonds, provided that any such Series 2025 Reserve Requirement shall be funded only at a level which will not result in a requirement to yield restrict any invested funds in the Series 2025 Debt Service Reserve Fund to the applicable yield on the Series 2025 Bonds.

"Series 2025 Resolution" or this "Series Resolution" means this resolution of the Board of Trustees adopted October 14, 2025 pursuant to the Bond Resolution providing for the issuance and sale of the Series 2025 Bonds, and any supplements or amendments thereto.

"Sinking Fund Date" has the meaning given that term in Section 3.06 hereof.

"State Treasurer" means the Treasurer of the State of South Carolina or the Office of the State Treasurer of South Carolina.

"Taxable Series" means a Series of Series 2025 Bonds so designated by the Chief Financial Officer, the interest upon which is not excluded from income for federal income tax purposes.

Section 2.02 Authority for this Series 2025 Resolution.

This Series 2025 Resolution is adopted pursuant to the provisions of the Enabling Act and the Bond Resolution.

* * *

ARTICLE III

AUTHORIZATION AND TERMS OF THE SERIES 2025 BONDS

Section 3.01 Principal Amount and Designation of Series.

(A) Pursuant to the provisions of the Bond Resolution, there is hereby authorized, in one or more Series, Bonds of the University entitled to the benefits, protection, and security of the provisions thereof in the aggregate principal amount not exceeding $195,000,000. Subject to the provisions of paragraph (B) of this Section, the Series 2025 Bonds shall be designated "University of South Carolina Higher Education Revenue Bonds, Series 2025" or such other Series designation as may be determined by the Chief Financial Officer.

(B) Notwithstanding anything in this Series Resolution to the contrary, the Series designation of the Bonds authorized herein may, prior to the sale thereof, be changed from "Series 2025" to any other designation, including a designation reflecting the year of issuance or alphanumeric designation to distinguish between or among Series 2025 Bonds issued as separate Series in the same year, as may be determined by the Chief Financial Officer in his sole discretion.

Section 3.02 Purposes.

The Series 2025 Bonds, together with other funds available to the University, are authorized for the purposes of:

(1) paying the costs of, and reimbursing the University for capital expenditures previously made in connection with, the Project, including capitalized interest on the Series 2025 Bonds, if any;

(2) paying the costs of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute; and

(3) paying the principal of and interest on any Series 2025 Notes whether at maturity or early redemption.

Section 3.03 Direction to Chief Financial Officer and State Treasurer.

The Chief Financial Officer and the State Treasurer are hereby authorized to effect the issuance of the Series 2025 Bonds, in one or more Series, upon the terms and conditions set forth herein for the purposes set forth in Section 3.02 hereof in the amount or amounts determined by the Chief Financial Officer and the State Treasurer, not exceeding $195,000,000 in aggregate principal amount.

Section 3.04 Maturity Schedule; Interest Payment Dates.

The Series 2025 Bonds shall mature in the principal amounts and on the dates and in the years as shall be determined by the Chief Financial Officer and the State Treasurer; provided that final maturity of the Series 2025 Bonds shall occur not later than that date permitted by the Enabling Act. The Series 2025 Bonds shall bear interest at rates determined in the manner prescribed by Section 3.08 and Article VII hereof on the basis of a 360-day year consisting of twelve 30-day months. Each Series of Series 2025 Bonds shall be dated its Date of Issue as shall be determined by the Chief Financial Officer and the State Treasurer, and interest on the Series 2025 Bonds shall be payable on such dates as shall be determined by the Chief Financial Officer and the State Treasurer. The Chief Financial Officer and the State Treasurer

are authorized to determine which portion of the Series 2025 Bonds shall be Serial Bonds and which shall be Term Bonds, but no Series 2025 Bonds shall be Capital Appreciation Bonds.

Section 3.05 Optional Redemption.

(A) The Chief Financial Officer, in his discretion and on advice received, shall determine whether Series 2025 Bonds shall be subject to redemption prior to maturity at the option of the University, including applicable redemption dates and prices.

(B) In the event that the University shall from time to time, in accordance with the provisions of Section 3.05(A) hereof, elect to redeem Series 2025 Bonds, it shall give notice to the Trustee, Registrar and Paying Agent of each optional redemption. Such notice shall specify the date fixed for redemption and the amount and maturities of the Series 2025 Bonds which are to be redeemed. Such notice may be conditional upon any event or occurrence set forth in such notice, and the obligation of the Registrar to provide the notice of redemption shall not be conditioned on the prior deposit of the amount due at the redemption date.

Section 3.06 Mandatory Sinking Fund Redemption.

(A) Certain of the Series 2025 Bonds, as determined in accordance with conditions established by the Chief Financial Officer and the State Treasurer at or prior to the sale of such Series 2025 Bonds, may be subject to mandatory redemption on such dates (hereinafter, the "Sinking Fund Dates") and under the terms and conditions determined by the Chief Financial Officer and the State Treasurer, through the operation of sinking fund provisions, at the principal amount thereof, plus interest thereon to the redemption date.

(B) If a portion of the Series 2025 Bonds of a Series is subject to mandatory sinking fund redemption as provided in Paragraph (A) above, there shall be deposited with the Paying Agent on or before each Sinking Fund Date an amount sufficient to redeem or to pay (after credit as provided below) those principal amounts of Series 2025 Bonds so designated for mandatory redemption on the applicable Sinking Fund Date.

(C) The University, at its option, to be exercised prior to the 45th day immediately preceding any Sinking Fund Date, may:

(1) cause to be paid to the Paying Agent as a prepayment of sums then to become due, such amount of funds as the University may determine, with written instructions to the Paying Agent, signed in the name of the University, to be applied prior to said 45th day to the purchase of Series 2025 Bonds which are subject to mandatory redemption, or

(2) deliver any principal amount of Series 2025 Bonds which are subject to mandatory sinking fund redemption to the Registrar for cancellation,

and shall receive a credit in respect of its next ensuing mandatory sinking fund payment for any such Series 2025 Bond; which prior to said Sinking Fund Date have been purchased or redeemed (otherwise than through the operation of the sinking fund) and cancelled by the Registrar and not theretofore applied as a credit against any sinking fund payment.

(D) Upon receipt of the funds and instructions specified in Paragraph (C)(1) above, the Paying Agent shall use all reasonable efforts to expend such funds in the purchase of such Series 2025 Bonds, at a price not exceeding the principal amount thereof plus interest accrued to such Sinking Fund

Date. Any such funds not so expended by the Paying Agent shall be applied to the payment of the Series 2025 Bonds maturing on such Sinking Fund Date or returned to the Trustee for the benefit of the University. The Series 2025 Bonds so purchased or presented for cancellation as provided above shall be canceled by the Registrar as provided in Section 4.14 of the Bond Resolution and shall be credited, at their principal amount, until the full amount thereof has been so credited against the next ensuing and future sinking fund payments in chronological order to the extent otherwise payable to the University.

(E) The amount of any such mandatory sinking fund redemptions shall be reduced to the extent Series 2025 Bonds of the applicable Series and maturity have been purchased by the University or redeemed by the University pursuant to any optional redemption provisions, in such manner as the University shall direct, or, absent such direction, on a pro rata basis.

Section 3.07 Partial Redemption.

If less than all of the Series 2025 Bonds are to be redeemed pursuant to any section of this Series Resolution, the Series and maturities of the Series 2025 Bonds to be redeemed shall be as determined by the University. If less than all of a maturity of a Series of Series 2025 Bonds is to be redeemed, the particular Series 2025 Bonds or portions of Series 2025 Bonds of the applicable maturity and Series to be redeemed shall be selected not less than 45 days prior to the date fixed for redemption in the manner provided by Section 4.15 of the Bond Resolution.

Section 3.08 Conditions Relating to Naming Interest Rates.

The Series 2025 Bonds shall bear such rate or rates of interest as shall at the sale of Series 2025 Bonds referred to in Section 7.01 hereof be determined by the Chief Financial Officer and the State Treasurer to be in the best interest of the University; provided, however, that:

(1) each interest rate named shall be a multiple of 1/20th or 1/8th of one percentage point; and

(2) all other restrictions as may be imposed by the State Treasurer and the Chief Financial Officer (including any modifications of Paragraph (1) above if deemed to be in the best interest of the University) prior to the sale of the Series 2025 Bonds shall apply.

Section 3.09 Purchase of Municipal Bond Insurance Policy; Series 2025 Reserve Requirement.

If in the judgment of the Chief Financial Officer and the State Treasurer the purchasing of a Municipal Bond Insurance Policy, and/or a debt service reserve fund funding substitute as permitted by Section 7.05(D) of the Bond Resolution and Section 6.03 hereof to satisfy the Series 2025 Reserve Requirement for Series 2025 Bonds, will enhance the marketing of the Series 2025 Bonds such that a savings to the University would otherwise be realized, the Chief Financial Officer is hereby authorized to effect the purchase of such Municipal Bond Insurance Policy and/or funding substitute. In this respect, the Chairman of the Board of Trustees and the Chief Financial Officer, or either one of them acting alone, are hereby authorized to execute and deliver, upon advice of Bond Counsel, any necessary reimbursement agreements or other insurance agreements with the provider of any Municipal Bond Insurance Policy or debt service reserve fund funding substitute. The University hereby covenants to comply with the covenants and agreements as shall be contained in any such reimbursement or insurance agreement, as if such covenants and agreements were set forth verbatim herein and in the Bond Resolution. Such covenants and agreements shall be deemed to be supplemental and amendatory to the Bond Resolution.

Section 3.10 Authentication; Payment of Interest.

(A) Each of the Series 2025 Bonds shall be authenticated on such date as it shall be delivered and shall bear interest from its Date of Issue, if no interest has yet been paid; otherwise from the last Bond Payment Date to which interest has been paid and which Bond Payment Date is on or prior to the authentication date thereof.

(B) The interest on all Series 2025 Bonds shall be paid by check or draft mailed from the Corporate Trust Office of the Paying Agent to the person in whose name the Series 2025 Bond is registered at the close of business on the applicable Record Date. Any Holder of $1,000,000 or more in principal amount of Series 2025 Bonds shall be entitled by written request to the Paying Agent (which notice shall be valid for all future payments until rescinded) to direct that any payments of interest on such Series 2025 Bonds be transmitted to such Holder by wire transfer. Such request shall provide the Paying Agent with specific direction as to the manner of making such payment.

Section 3.11 Denomination; Numbering.

The Series 2025 Bonds shall be issued in the denomination of $5,000 or any multiple thereof, not exceeding the principal amount of the Series 2025 Bonds maturing in such year. Each maturity of the Series 2025 Bond shall be numbered sequentially from "R-1" in such a fashion as to reflect the fact that it is one of the Series 2025 Bonds, and to identify the Holder thereof on the books kept by the Registrar.

Section 3.12 Appointment of Trustee; Maintenance of Paying Agent and Registrar.

(A) The State Treasurer is hereby appointed to act as Trustee under this Series Resolution. The State Treasurer shall signify its acceptance of the duties of the Trustee under this Series Resolution and the Bond Resolution upon delivery of the Series 2025 Bonds.

(B) As long as any Series 2025 Bonds remain Outstanding, the University shall maintain a Paying Agent and a Registrar therefor, which may be the Trustee. The Chief Financial Officer and the State Treasurer shall determine the Paying Agent and Registrar for each Series of the Series 2025 Bonds, prior to the sale thereof.

(C) The Series 2025 Bonds shall be presented for payment, and notices and demands to or upon the Trustee and the University in respect to the Series 2025 Bonds may be served, at the Corporate Trust Office of the Paying Agent. The Series 2025 Bonds shall be presented for registration of transfers and exchanges in accordance with the provisions of the Bond Resolution at the Corporate Trust Office of the Registrar.

Section 3.13 Form of Bonds.

The Series 2025 Bonds shall be substantially in the form attached hereto as Exhibit A, with such changes, modifications or amendments to the form attached hereto as Exhibit A as shall, upon advice of Bond Counsel, be approved by the Chief Financial Officer and the State Treasurer, the execution thereof by the Chief Financial Officer constituting conclusive approval of any and all changes, modifications, or amendments.

Section 3.14 Book-Entry System.

Unless otherwise determined by the Chief Financial Officer and the State Treasurer prior to the sale of the applicable Series of Series 2025 Bonds, such Series of Series 2025 Bonds will be eligible

securities for the purpose of the Book-Entry System of transfer maintained by the Depository, and transfers of beneficial ownership of the Series 2025 Bonds shall be made only through the Depository and its Participants in accordance with rules specified by the Depository. Such beneficial ownership must be of a $5,000 principal amount of the Series 2025 Bonds of the same maturity and Series or any integral multiple of $5,000, with each increment of $5,000 being separately of a single maturity.

The Series 2025 Bonds shall be issued in fully registered form, and, if issued as book entry-only securities, shall be issued in one certificate for each of the maturities and Series of the Series 2025 Bonds, in the name of Cede & Co., as Depository Nominee. When any principal of, premium, if any, or interest on the Series 2025 Bonds becomes due, the Trustee shall cause the Paying Agent to transmit to the Depository an amount equal to such installment of principal, premium, if any, and interest. Such payments will be made to the Depository Nominee as long as it is owner of record on the applicable Record Date. The Depository Nominee shall be considered to be the owner of the Series 2025 Bonds so registered for all purposes of this Series Resolution, including, without limitation, payments as aforesaid and receipt of notices and exercise of rights of Series 2025 Bond owners.

The Trustee shall notify the Depository of any notice of redemption required to be given pursuant to this Series Resolution not less than 30 nor more than 60 days prior to the date fixed for redemption.

The Depository is expected to maintain records of the positions of Participants in the Series 2025 Bonds, and the Participants and persons acting through Participants are expected to maintain records of the Beneficial Owners in the Series 2025 Bonds. The University makes no assurances that the Depository and its Participants will act in accordance with such rules or expectations on a timely basis, and the University shall have no responsibility for any such maintenance of records of transfer or payments by the Depository to its Participants, or by the Participants or persons acting through Participants to the Beneficial Owners.

If (a) the Depository determines not to continue to act as Depository for the Series 2025 Bonds, or (b) the University has advised the Depository of the University's determination that the Depository is incapable of discharging its duties, the University shall attempt to retain another qualified securities depository to replace the Depository. Upon receipt by the University of the Series 2025 Bonds together with an assignment duly executed by the Depository, the University shall execute and deliver to the successor depository, Series 2025 Bonds of the same Series, principal amount, interest rate and maturity.

If the University is unable to retain a qualified successor to the Depository or the University has determined that it is in the best interest of the University not to continue the Book-Entry System of transfer or that the interest of the Beneficial Owners of the Series 2025 Bonds might be adversely affected if the Book-Entry System of transfer is continued (the University undertakes no obligation to make any investigation to determine the occurrence of any events that would permit it to make any such determination), and has made provision to so notify Beneficial Owners of the Series 2025 Bonds by mailing an appropriate notice to the Depository, upon receipt by the University of the Series 2025 Bonds together with an assignment duly executed by the Depository, the University shall execute, and cause to be authenticated and delivered pursuant to the instructions of the Depository, Series 2025 Bonds in fully registered form, in substantially the form set forth in this Series Resolution, and in denominations of $5,000 or any integral multiple thereof.

Section 3.15 Designation of Source or Sources of Revenue for Repayment of Series 2025 Bonds.

The Board of Trustees hereby designates Net Revenues and Additional Funds as the sources of revenue designated for the repayment of the Series 2025 Bonds in accordance with Section 59-147-110 of the Enabling Act. The Board of Trustees, by prior action, has designated and determined that the

"Facilities" are (i) student and faculty housing, including, but not limited to, dormitories, apartment buildings and dwelling houses, (ii) parking facilities, (iii) the bookstore facility in the Health Education Complex located on the University's Upstate Campus, and (iv) the Campus Village Auxiliary Facilities.

* * *

ARTICLE IV

EXECUTION; NO RECOURSE

Section 4.01 Execution.

The Series 2025 Bonds shall be executed and authenticated in accordance with the applicable provisions of the Bond Resolution; provided, however, that the Chief Financial Officer shall also execute any Bonds in addition to the required signatories in the Bond Resolution.

Section 4.02 No Recourse.

All covenants, stipulations, promises, agreements and obligations of the University contained in the Bond Resolution or in this Series Resolution shall be deemed to be the covenants, stipulations, promises, agreements and obligations of the University and not those of any officer or employee of the University in his or her individual capacity, and no recourse shall be had for the payment of the principal or redemption price of or interest on the Series 2025 Bonds or for any claim based thereon or on the Bond Resolution or on this Series Resolution, either jointly or severally, against any officer or employee of the University or any person executing the Series 2025 Bonds.

* * *

ARTICLE V

SERIES 2025 CONSTRUCTION FUND

Section 5.01 Establishment of Series 2025 Construction Fund; Investments.

(A) There is hereby established a Series 2025 Construction Fund which shall be maintained by the Trustee for the benefit of the University. The proceeds of the Series 2025 Bonds set forth in Section 6.01(A)(1) hereof shall be deposited in the Series 2025 Construction Fund. All earnings on moneys in the Series 2025 Construction Fund shall accrue to the benefit of the Series 2025 Construction Fund and shall be available to pay or reimburse costs of the Project. The Trustee may provide from time to time for the investment of moneys in the Series 2025 Construction Fund in Authorized Investments having suitable maturities consonant with the need for application of the moneys in the Series 2025 Construction Fund; provided, however, that the State Treasurer shall have the discretion, with due regard for the rebate compliance provisions set forth in Section 10.02 hereof, to invest moneys in the Series 2025 Construction Fund in Authorized Investments having suitable maturities consonant with the need for the application of such moneys.

(B) Upon the acquisition and construction of the Project, and the expenditure of all sums necessary therefor, any moneys remaining in the Series 2025 Construction Fund at such time shall, at the discretion of the Chief Financial Officer, be used to fund any amounts required to be paid into the rebate fund described in Section 10.02 hereof, or be deposited to the Series 2025 Debt Service Fund, unless otherwise directed by the Chief Financial Officer.

* * *

ARTICLE VI

DISPOSITION OF PROCEEDS

Section 6.01 Disposition of Proceeds of Series 2025 Bonds.

(A) Upon the delivery of the Series 2025 Bonds, the net proceeds received by the Trustee for the benefit of the University shall be applied as follows:

(1) the amount determined necessary by the Chief Financial Officer to fund the Series 2025 Debt Service Reserve Fund shall be deposited therein;

(2) the amount determined necessary by the Chief Financial Officer to defray or reimburse Project costs, shall be deposited in the Series 2025 Construction Fund;

(3) the amount determined necessary by the Chief Financial Officer to defray capitalized interest shall be deposited to the Series 2025 Debt Service Fund and credited to the Capitalized Interest Account created pursuant to Section 6.02;

(4) the amount necessary to pay the principal of and interest on any Series 2025 Notes, whether at maturity or early redemption, shall be applied to such purpose; and

(5) all remaining amounts shall be deposited to the Series 2025 Costs of Issuance Fund to defray the costs of issuance of the Series 2025 Bonds, including costs of credit enhancement therefor, if any.

(B) Neither the purchaser of the Series 2025 Bonds nor any Holder of the Series 2025 Bonds shall be liable for the proper application of the proceeds of the Series 2025 Bonds.

(C) Should any financing expenses, such as the premium for any Municipal Bond Insurance Policy, require direct payment from the purchaser of the Series 2025 Bonds, such payment may be made directly and netted out of the proceeds to be deposited at item (A) above, upon approval of the Chief Financial Officer and State Treasurer.

Section 6.02 Establishment and Funding of Series 2025 Debt Service Fund.

The Board of Trustees hereby establishes, pursuant to Section 7.04 of the Bond Resolution, the Series 2025 Debt Service Fund. If proceeds of Series 2025 Bonds are used to pay capitalized interest on the Series 2025 Bonds, a Capitalized Interest Account of the Series 2025 Debt Service Fund shall be established. A physically separate Capitalized Interest Account need not be established so long as appropriate records allow for the identification of funds.

Section 6.03 Establishment and Funding of Series 2025 Debt Service Reserve Fund.

(A) The Chief Financial Officer shall determine the necessity of establishing a Series 2025 Debt Service Reserve Fund, to be funded in the amount of the Series 2025 Reserve Requirement, which may be satisfied, at the discretion of the Chief Financial Officer, by the deposit in the Series 2025 Debt Service Reserve Fund of proceeds of the Series 2025 Bonds or, as provided in Section 3.09 hereof, through the purchase of a debt service reserve fund funding substitute as permitted by Section 7.05(D) of the Bond Resolution; such funding substitute to be purchased, at the discretion of the Chief Financial Officer, with proceeds of the Series 2025 Bonds or with available monies of the University.

(B) The provisions of Sections 6.03 (C) through (G) below shall govern in the event it is determined, pursuant to Paragraph (A) above and Section 3.09 hereof, to purchase a debt service reserve fund funding instrument contemplated by Section 7.05(D) of the Bond Resolution to satisfy the Series 2025 Reserve Requirement, either in whole or in part.

(C) In the event the Series 2025 Debt Service Reserve Fund is funded with both moneys and a surety bond, letter of credit, line of credit, insurance policy or similar instrument, any withdrawals from such Series 2025 Debt Service Reserve Fund pursuant to the provisions of this Series Resolution shall be made first from such moneys (or the liquidation of investments made therewith) and second from such surety bond, letter of credit, line of credit, insurance policy or similar instrument. The surety bond, letter of credit, line of credit, insurance policy or similar instrument shall be payable (upon the giving of notice as required thereunder) on any Bond Payment Date on which moneys will be required to be withdrawn from such Series 2025 Debt Service Reserve Fund and applied to the payment of the principal of or interest on the Series 2025 Bonds and such payments cannot be made by amounts credited to the Series 2025 Debt Service Fund.

(D) The provider of any such surety bond or insurance policy shall be an insurer whose insurance policies or guarantees insuring the payment of the principal of and interest on municipal bond issues results in such issues being rated at the Date of Issue in one of the two highest rating categories by any two of S&P or Moody's or Fitch or their respective successors. The surety bond or insurance policy, or similar instrument, must extend for the life of the Series 2025 Bonds and must be unconditional and irrevocable. The provider of a letter of credit, line of credit or similar instrument shall be a bank or trust company, acceptable to the Insurer, if any, and which is rated at the Date of Issue not lower than the second highest rating category by either S&P or Moody's or Fitch or their respective successors, and the letter of credit or line of credit itself shall be rated in the highest category of either of such rating agencies. If a letter of credit or similar instrument is provided under the provisions of this Section, then within 60 days of the expiration date of any said letter of credit or similar instrument, (1) the University shall, after giving written notice to the Trustee, obtain another letter of credit or similar instrument; or (2) the Trustee shall, at the written direction of the University, draw upon the letter of credit or similar instrument, in order to fund the Series 2025 Debt Service Reserve Fund with cash; or (3) the University shall, after giving written notice to the Trustee, fully fund the Series 2025 Debt Service Reserve Fund with cash. The Trustee shall be entitled to receive such opinions, including legal opinions, certificates and other documentation, as the Trustee shall request, prior to receipt of such surety bond, insurance policy, letter of credit, line of credit or similar instrument, by the Trustee.

(E) If a disbursement is made pursuant to a surety bond, insurance policy, letter of credit or line of credit provided pursuant to this Section, the University shall be obligated either (a) to reinstate the maximum limits of such instrument, or (b) to deposit into the Series 2025 Debt Service Reserve Fund cash in the amount of the disbursement made under any such instrument, or a combination of such alternatives, as shall provide that the amount credited equals the Series 2025 Reserve Requirement within a time period not longer than one year following the date of such disbursement.

(F) If the provider of a letter of credit, line of credit or similar instrument on deposit in the Series 2025 Debt Service Reserve Fund shall cease to have a rating described in Paragraph (D) above, the University shall either (i) replace such letter of credit or line of credit or similar instrument, with one issued by a provider having a rating so described within 90 days and shall pay, or commit to pay, any increased fees, expenses or interest in connection with such replacement or (ii) shall deposit Gross Revenues, in the priority established by Article VIII of the Bond Resolution, in the Series 2025 Debt Service Reserve Fund in two equal semi-annual payments that will, at the end of one year, equal the Series 2025 Reserve Requirement.

(G) In the event the Series 2025 Debt Service Reserve Fund is funded with both moneys and a surety bond, insurance policy, letter of credit or line of credit or similar instrument, as the latter are contemplated herein and by Section 7.05(D) of the Bond Resolution, any available revenues to replenish the Series 2025 Debt Service Reserve Fund shall be used, first, to reimburse the provider of such surety bond, insurance policy, letter of credit or line of credit or similar instrument, for any amounts advanced, and, second, to replenish said moneys.

Section 6.04 Establishment and Funding of Series 2025 Costs of Issuance Fund.

(A) There is hereby established to provide for the disposition of funds to pay the costs of issuance of the Series 2025 Bonds, in accordance with Paragraph (14) of Section 4.01(B) of the Bond Resolution, the Series 2025 Costs of Issuance Fund, to be held, maintained, and controlled by the Trustee. Disbursements shall be made at the request of the Chief Financial Officer. The costs of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute, shall be paid therefrom. Six months following the date of delivery of the Series 2025 Bonds, or on such earlier date as all applicable costs of issuance have been paid, all remaining sums shall be transferred to the Series 2025 Debt Service Fund or otherwise applied in a manner consistent with the disposition of surplus moneys in the Series 2025 Construction Fund.

(B) The Trustee may provide from time to time for the investment of moneys in the Series 2025 Costs of Issuance Fund in Authorized Investments having suitable maturities consonant with the need for application of the moneys therein. Any earnings on investment of money in the Series 2025 Costs of Issuance Fund shall accrue to the benefit of the Series 2025 Costs of Issuance Fund.

* * *

ARTICLE VII

SALE OF SERIES 2025 BONDS

Section 7.01 Manner of Sale.

(A) The Series 2025 Bonds may be sold at public or private sale, including a negotiated sale for public reoffering, on such terms as the Chief Financial Officer and the State Treasurer shall determine to be in the best interest of the University.

(B) If sold pursuant to a public sale, the Series 2025 Bonds shall be advertised by publication of a notice, which may be abbreviated from the Official Notice of Sale, in a financial journal published in the City of New York, New York. The Official Notice of Sale shall be in the form determined by the Chief Financial Officer and the State Treasurer. If sold pursuant to a public sale, the Chief Financial Officer and the State Treasurer are hereby authorized and empowered to award the sale of the Series 2025 Bonds in accordance with the provisions of this Article to the bidder submitting the bid most advantageous to the University. The Chief Financial Officer and the State Treasurer will apply their discretion in determining the bid most advantageous to the University.

(C) If the Series 2025 Bonds are to be sold pursuant to negotiation, such Series 2025 Bonds shall be sold to a financial underwriter or underwriters selected by the Chief Financial Officer and the State Treasurer pursuant to the terms of a contract of purchase, the form of which is to be approved by the Chief Financial Officer and the State Treasurer, and executed on behalf of the University by the Chief Financial Officer, upon advice of Bond Counsel. The terms of the Series 2025 Bonds as set forth in such contract of purchase shall be as determined by the Chief Financial Officer and the State Treasurer in accordance with the provisions of Section 3.04 hereof.

Section 7.02 Distribution of Official Statement.

If sold pursuant to a public sale or a private sale for public reoffering, the Chief Financial Officer is hereby authorized to cause to be prepared a Preliminary Official Statement with respect to the offering and sale of the Series 2025 Bonds and, subsequent to the sale of the Series 2025 Bonds, a final Official Statement. The Chief Financial Officer is hereby authorized to deem the Preliminary Official Statement final pursuant to United States Securities and Exchange Commission Rule 15c2-12.

* * *

ARTICLE VIII

CONTINUING DISCLOSURE

Section 8.01 Continuing Disclosure.

(A) Pursuant to Section 11-1-85 of the Code of Laws of South Carolina 1976, as amended ("Section 11-1-85"), the University will file with a central repository for availability in the secondary bond market when requested:

(1) an annual independent audit, within 30 days of the University's receipt of the audit; and

(2) event specific information within thirty days of an event adversely affecting more than five percent of the Gross Revenues plus Additional Funds of the University.

The only remedy for failure by the University to comply with the covenant in the above paragraph shall be an action for specific performance of such covenant. The University specifically reserves the right to amend or delete such covenant to reflect any change in or repeal of Section 11-1-85, without the consent of any Bondholder.

(B) In addition, if the Series 2025 Bonds are sold using an Official Statement such that the execution of a continuing disclosure undertaking is necessary in connection with the issuance of the Series 2025 Bonds, the University hereby covenants and agrees that it will comply with and carry out the provisions of the Continuing Disclosure Undertaking, in substantially the form attached hereto as Exhibit B. Notwithstanding any other provision of this Series Resolution, failure of the University to comply with the Continuing Disclosure Undertaking shall not be considered an event of default under the Bond Resolution or this Series Resolution, and no liability for damages shall attach therefor. The sole remedy for such failure to comply shall be that any Bondholder may take such actions as may be necessary and appropriate, including seeking mandamus or specific performance by court order, to cause the University to comply with its obligations under this paragraph.

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ARTICLE IX

SERIES 2025 NOTES

Section 9.01 Authority to Issue Series 2025 Notes; Board of Trustees Approval of Amount.

If the Chief Financial Officer and the State Treasurer should determine that issuance of Series 2025 Notes, in one or more series, pursuant to the Note Enabling Act would be in the best interest of the University, the Chief Financial Officer and the State Treasurer are hereby further requested and authorized to effect the issuance of Series 2025 Notes pursuant to the Note Enabling Act. If Series 2025 Notes are issued and if, upon the maturity thereof the Chief Financial Officer and the State Treasurer should determine that renewal or refunding Series 2025 Notes would be in the best interest of the University, they are authorized to continue the issuance of Series 2025 Notes until the Chief Financial Officer and the State Treasurer determine to issue Series 2025 Bonds on the basis as aforesaid, and such Series 2025 Bonds are issued. The aggregate stated principal amount of all Series 2025 Notes outstanding from time to time shall not exceed $195,000,000.

The proceeds of any Series 2025 Notes issued hereunder shall be applied for the purpose for which proceeds of the Series 2025 Bonds may be applied, to provide for the renewal or refunding of any Series 2025 Notes, or to provide for the costs of issuance thereof, or any combination thereof.

Section 9.02 Details of Series 2025 Notes.

Subject to changes in terms required for any particular issue of Series 2025 Notes, the Series 2025 Notes and additional series of Notes, if any, shall be subject to the following particulars:

(A) The Series 2025 Notes shall be dated and bear interest either from the Date of Issue, or in such manner as shall be determined by the Chief Financial Officer and the State Treasurer; shall be payable upon the stated maturity thereof at the rate or rates determined by the Chief Financial Officer and the State Treasurer determined in the manner prescribed by Sections 9.02(C) or 9.02(D) below on the basis of a 360-day year of twelve 30-day months; and shall mature on such date, not to exceed one year from the Date of Issue thereof. The Series 2025 Notes may be issued as draw-down obligations, in which event interest shall accrue and be payable thereon based on the dates of and principal amounts advanced.

(B) The Series 2025 Notes shall be numbered from R-1 upwards for each issue and shall be in the denomination of $5,000 or any integral multiple thereof requested by the purchaser thereof or as may be specified by the Chief Financial Officer and the State Treasurer. The Chief Financial Officer and the State Treasurer shall determine the Paying Agent and Registrar for the Series 2025 Notes, prior to the sale thereof. The Series 2025 Notes shall be payable, both as to principal and interest, in legal tender upon maturity, at the Corporate Trust Office of such Paying Agent.

(C) The Series 2025 Notes shall bear such rate or rates of interest as shall at the sale of Series 2025 Notes referred to in Section 9.02(D) hereof be determined by the Chief Financial Officer and the State Treasurer to be in the best interest of the University; provided, however, that:

(1) the interest rate named shall be expressed as 1/100 of one percent;

(2) all other restrictions as may be imposed by the State Treasurer and the Chief Financial Officer (including any modifications to Paragraph (1) above that are deemed to be in the best interest of the University) prior to the sale of the Series 2025 Notes shall apply; and

(3) no rate of interest shall exceed 6% per annum.

(D) (1) The Series 2025 Notes may be sold at public or negotiated sale, on such terms as the Chief Financial Officer and the State Treasurer shall determine to be in the best interest of the University. If sold pursuant to a public sale, the Series 2025 Notes shall be advertised by publication of a notice, which may be abbreviated from the Official Notice of Sale, in a financial journal published in the City of New York, New York. The Official Notice of Sale as a part of any such public sale shall be in substantially the form used by the University with respect to its other issues of revenue bonds.

(2) The Chief Financial Officer is hereby authorized to cause to be prepared a Preliminary Official Statement with respect to the offering and sale of the Series 2025 Notes and, subsequent to the sale of the Series 2025 Notes, a final Official Statement. The Chief Financial Officer is hereby authorized to deem final the Preliminary Official Statement pursuant to United States Securities and Exchange Commission Rule 15c2-12.

(3) If sold pursuant to a public sale, the Chief Financial Officer and the State Treasurer are hereby authorized and empowered to award the sale of the Series 2025 Notes in accordance with the provisions of this Article to the bidder submitting the bid most advantageous to the University. The Chief Financial Officer and the State Treasurer will apply their discretion in determining the bid most advantageous to the University.

(E) The Series 2025 Notes shall be in substantially the form attached hereto as Exhibit C, provided, however, that such form may be substantially revised upon advice of Bond Counsel to achieve the objectives of the University as determined by the Chief Financial Officer and the State Treasurer, including any modification to accommodate a draw-down structure. The Series 2025 Notes shall state on their face that they are issued in anticipation of the issuance of the Series 2025 Bonds and are payable, both as to principal and interest, from the proceeds thereof.

(F) The Series 2025 Notes shall be issued in fully registered form or a book-entry eligible form as specified by the Chief Financial Officer and the State Treasurer, who may permit the purchaser to make such determination.

(G) In the event any Series 2025 Note is mutilated, lost, stolen or destroyed, the University may execute a new Series 2025 Note of like date and denomination as that mutilated, lost, stolen or destroyed; provided that, in the case of any mutilated Series 2025 Notes, such mutilated Series 2025 Note shall first be surrendered to the University or to its designated agent, and in the case of any lost, stolen or destroyed Series 2025 Note, there shall be first furnished to the University or its agent evidence of such loss, theft or destruction satisfactory to the University or its agent, together with indemnity satisfactory to it; provided that, in the case of a holder which is a bank or insurance company, the agreement of such bank or insurance company to indemnify shall be sufficient. In the event any such Series 2025 Note shall have matured, instead of issuing a duplicate Series 2025 Note, the University may pay the same without surrender thereof. The University or its agent may charge the holder of such Series 2025 Note with its reasonable fees and expenses in this connection.

(H) Any Series 2025 Note issued in fully registered form shall be transferable only upon the books of registry of the University, which shall be kept for that purpose at the office of the registrar (the "Note Registrar"), by the registered owner thereof or by his attorney, duly authorized in writing, upon surrender thereof, together with a written instrument of transfer satisfactory to the Note Registrar, duly executed by the registered owner or his duly authorized attorney. Upon the transfer of any Series 2025 Note, the Note Registrar shall issue, subject to the provisions of Paragraph (I) below, in the name of the

transferee, a new Series 2025 Note or Series 2025 Notes of the same aggregate principal amount as the unpaid principal amount of the surrendered Series 2025 Note or Series 2025 Notes. Any holder of a Series 2025 Note in fully registered form requesting any transfer shall pay any tax or other governmental charge required to be paid with respect thereto. As to any Series 2025 Note in fully registered form, the person in whose name the same shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes, and payment of or on account of the principal and interest of any Series 2025 Note in fully-registered form shall be made only to or upon the order of the registered holder thereof, or his duly authorized attorney, and the University, the Note Registrar shall not be affected by any notice to the contrary, but such registration may be changed as herein provided. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Series 2025 Note to the extent of the sum or sums so paid.

(I) Series 2025 Notes issued in fully registered form, upon surrender thereof at the office of the Note Registrar, with a written instrument of transfer satisfactory to the Note Registrar, duly executed by the holder of the Series 2025 Note or his duly authorized attorney, may, at the option of the holder of the Series 2025 Note, and upon payment by such holder of any charges which the University or the Note Registrar may make as provided in Paragraph (J) below, be exchanged for a principal amount of Series 2025 Notes in fully registered form of any other authorized denomination equal to the unpaid principal amount of surrendered Series 2025 Notes.

(J) In all cases in which the privilege of exchanging or transferring Series 2025 Notes in fully registered form is exercised, the University shall execute and deliver Series 2025 Notes in accordance with the provisions hereof. All Series 2025 Notes in fully registered form surrendered in any such exchanges or transfers shall forthwith be cancelled by the University. There shall be no charge to the holder of such Series 2025 Note for such exchange or transfer of Series 2025 Notes in fully registered form except that the University and Note Registrar may make a charge sufficient to reimburse it for any tax or other governmental charge required to be paid with respect to such exchange or transfer.

(K) The Chief Financial Officer, in his discretion and on advice received, shall determine whether the Series 2025 Notes shall be subject to redemption prior to maturity at the option of the University, including applicable redemption dates and prices. In the event that the University shall elect to redeem Series 2025 Notes, it shall give notice to the Trustee, Note Registrar and Paying Agent of such optional redemption. Such notice shall specify the date fixed for redemption.

Section 9.03 Security for Series 2025 Notes.

For the payment of the Series 2025 Notes, there are hereby pledged the proceeds derived from the sale of the Series 2025 Bonds issued pursuant to this Series Resolution or if such Series 2025 Bonds are not issued prior to the maturity of the Series 2025 Notes, from the sale, issuance and delivery of renewal or refunding Series 2025 Notes. The proceeds of such Series 2025 Bonds, when received by the University, shall be applied first to the payment of principal of and interest on the Series 2025 Notes. The University shall either issue such Series 2025 Bonds and apply the proceeds to the redemption of the Series 2025 Notes or shall provide funds therefor from other sources, including the issuance of renewal or refunding Series 2025 Notes.

* * *

ARTICLE X

TAX COVENANTS

Section 10.01 Compliance with the Code Generally.

The Board of Trustees hereby represents and covenants that it will comply with all requirements of the Code, and that they will not take any action which will, or fail to take any action (including, without limitation, filing the required information report with the Internal Revenue Service) which failure will, cause interest on the Series 2025 Bonds or Series 2025 Notes to become includable in the gross income of the Holder thereof for federal income tax purposes pursuant to the provisions of the Code. Without limiting the generality of the foregoing, the Board of Trustees represents and covenants that:

(1) All property financed or refinanced by the net proceeds of the Series 2025 Bonds or the Series 2025 Notes will be owned by the University in accordance with the rules governing the ownership of property for federal income tax purposes.

(2) The Board of Trustees shall not permit the proceeds of a Series of the Series 2025 Bonds, the Series 2025 Notes or any facility funded in whole or in part with the proceeds of the Series 2025 Bonds or the Series 2025 Notes to be used in any manner that would result in (a) 10% or more of such proceeds being considered as having been used directly or indirectly in any trade or business carried on by any natural person or in any activity carried on by a person other than a natural person other than a governmental unit as provided in Section 141(b) of the Code, or (b) 5% or more of such proceeds being considered as having been used directly or indirectly to make or finance loans to any person other than a governmental unit as provided in Section 141(c) of the Code.

(3) The University is not and will not become a party to any contracts with any person for the use or management of any facility financed or refinanced with the proceeds of the Series 2025 Bonds or the Series 2025 Notes that do not conform to the guidelines set forth in Revenue Procedure 2017-13 (or the successor provisions of any subsequent official guidance).

(4) The University will not sell or lease the Project or any leasehold interest in the Project site, or any property the acquisition of which was funded in whole or in part, with proceeds from the sale of the Series 2025 Bonds or the Series 2025 Notes to any person unless it obtains the opinion of Bond Counsel that such lease or sale will not affect the tax exemption of the Series 2025 Bonds or the Series 2025 Notes.

(5) The Series 2025 Bonds or the Series 2025 Notes will not be federally guaranteed within the meaning of Section 149(b) of the Code. The University shall not enter into any leases or sales or service contracts with any federal government agency and will not enter into any such leases or contracts unless it obtains the opinion of Bond Counsel that such action will not affect the tax exemption of the Series 2025 Bonds or the Series 2025 Notes.

Section 10.02 Rebate.

(A) In addition to the covenants contained in Section 10.01 hereof, the Board of Trustees covenants that it will comply with the provisions of Section 148(f) of the Code pertaining to the rebate of certain investment earnings on the proceeds of the Series 2025 Bonds or the Series 2025 Notes to the

United States Government. In this connection, the Board of Trustees covenants to compute, on or before the dates required of them in Section 148(f) of the Code, the rebatable amounts, if any, pertaining to the Series 2025 Bonds or the Series 2025 Notes and to establish a rebate fund pursuant to the rebate certificate referred to in Paragraph (B) of this Section wherein shall be deposited in a timely fashion all amounts required under said Section 148(f) with respect to the Series 2025 Bonds or the Series 2025 Notes and to pay to the United States Government from the rebate fund in the manner and the amounts prescribed in Section 148(f) of the Code.

(B) In order to comply with the requirements of Paragraph (A) of this Section, the Board of Trustees further agrees to execute a rebate certificate on or before the delivery of a Series of the Series 2025 Bonds or the Series 2025 Notes pursuant to which the rebate fund will be established, and from which rebate fund the University will pay the necessary amounts to the United States Government.

(C) Notwithstanding anything in this Section to the contrary, the University will not be obligated to comply with any or all of the provisions set forth above in this Section if the University and the Trustee shall receive a written opinion of Bond Counsel to the effect that such non-compliance will not adversely affect the federal tax-exempt status of the Series 2025 Bonds or the Series 2025 Notes.

(D) Notwithstanding the prior provisions of this Section, the Chief Financial Officer, if applicable, is hereby authorized to make the necessary findings and elections to enable the University to proceed under the spending exceptions contained in Section 148(f)(4)(C) of the Code and Section 1.148-7 of the regulations promulgated under the Code, should he determine in his discretion the same to be in the best interests of the University.

Section 10.03 Reimbursement Declaration.

The University hereby declares its intention to reimburse itself for a portion of the costs of the Project with the proceeds of Series 2025 Bonds. To that end, the Board of Trustees determines and declares as follows:

(A) no funds from any sources other than the Series 2025 Bonds are or are reasonably expected to be, reserved, allocated on a long-term basis or otherwise set aside by the University pursuant to the budget or financial policies of the University for the financing of the portion of the costs of acquisition, construction, and equipping of the Project to be funded with the Series 2025 Bonds;

(B) the University reasonably expects that all or a portion of the expenditures incurred for the Project and the issuance of the Series 2025 Bonds will be paid prior to the issuance of the Series 2025 Bonds;

(C) the University intends and reasonably expects to reimburse itself for all such expenditures paid by it with respect to the Project prior to the issuance of the Series 2025 Bonds from the proceeds of the Series 2025 Bonds, and such intention is consistent with the budgetary and financial circumstances of the University;

(D) all of the costs to be paid or reimbursed from the proceeds of the Series 2025 Bonds will be for costs incurred in connection with the issuance of the Series 2025 Bonds, or will, at the time of payment thereof, be properly chargeable to the capital account of the Project (or would be so chargeable with a proper election) under general federal income tax principles; and

(E) this Series Resolution shall constitute a declaration of official intent under United States Department of the Treasury Regulation Section 1.150-2.

Section 10.04 Taxable Series.

In accordance with Section 4.19 of the Bond Resolution, the Chief Financial Officer is hereby authorized to designate any Series of the Series 2025 Bonds as a Taxable Series. In such event, the above Sections 10.01 and 10.02 shall not apply to such Taxable Series.

* * *

ARTICLE XI

MISCELLANEOUS

Section 11.01 Combining of Series 2025 Bonds and Previously Authorized Bonds.

Notwithstanding anything contained in this Series Resolution to the contrary, if so determined by the Chief Financial Officer and the State Treasurer, in their discretion and upon the determination that it would be in the best interest of the University, the Series 2025 Bonds may be combined with any other Bonds of the University for sale. If the Chief Financial Officer and the State Treasurer deem it prudent, Series 2025 Bonds may be sold with other Bonds as a single Series of Bonds.

Section 11.02 Severability.

If any one or more of the covenants or agreements provided in this Series Resolution on the part of the Board of Trustees, the Chief Financial Officer, the University, the State Treasurer, the Trustee, the Paying Agent or the Registrar to be performed should be contrary to law, then such covenant or covenants or agreement or agreements shall be deemed severable from the remaining covenants and agreements, and shall in no way affect the validity of the other provisions of this Series Resolution.

Section 11.03 Table of Contents and Section Headings Not Controlling.

The Table of Contents and the Headings of the several Articles and Sections of this Series Resolution have been prepared for convenience of reference only and shall not control, affect the meaning of, or be taken as an interpretation of any provision of this Series Resolution.

Section 11.04 Repealing Clauses.

All resolutions, or parts thereof, inconsistent herewith, be and the same are hereby rescinded and repealed to the extent of such inconsistencies.

Section 11.05 Series 2025 Bonds Issued as Multiple Series.

In the event Series 2025 Bonds are sold in more than one Series, separate funds and accounts shall be created and maintained for each Series of Series 2025 Bonds and appropriate numeric or alphanumeric designations shall be established so as to appropriately account for the funds established pursuant to Articles V and VI hereof, as contemplated by Article VII of the Bond Resolution. Notwithstanding anything in the Series Resolution to the contrary, in the event that Series 2025 Bonds are sold in more than one Series, all references in this Series Resolution to Series 2025 Bonds shall, as the context may require, be read as referring to the applicable Series of Series 2025 Bonds.

* * *

DONE IN MEETING DULY ASSEMBLED this 14th day of October 2025.

UNIVERSITY OF SOUTH CAROLINA

(SEAL)

Chairman, Board of Trustees

Attest:

Secretary, Board of Trustees

EXHIBIT A

(FORM OF BOND)

UNIVERSITY OF SOUTH CAROLINA
HIGHER EDUCATION REVENUE BOND
SERIES 2025

No. _____

Interest Rate	Maturity Date	Original Issue Date	CUSIP

Registered Holder:

Principal Amount: _____ DOLLARS ($_____)

The UNIVERSITY OF SOUTH CAROLINA (the "University"), acknowledges itself indebted and for value received hereby promises to pay, solely as hereinafter provided, to the Registered Holder named above, or registered assigns, the Principal Amount stated above, on the Maturity Date set forth above, unless this bond be subject to redemption and shall have been redeemed prior thereto as hereinafter provided, upon presentation and surrender of this bond at the Corporate Trust Office of _____ in the City of _____, State of _____ (the "Paying Agent"), and to pay interest on such principal sum at the Interest Rate set forth above (calculated on the basis of a 360-day year of twelve 30-day months), until the obligation of the University with respect to the payment of such principal sum shall be discharged.

This bond bears interest from the _____ 1 or the _____ 1 to which interest has been paid next preceding the authentication date hereof, unless the authentication date hereof is a _____ 1 or a _____ 1, in which event this bond will bear interest from the earlier of such authentication date or the date to which interest has last been paid; provided that if the authentication date hereof precedes _____ 1, 20__, or if the University shall fail to pay interest on _____ 1, 20__, then this bond will bear interest from _____ 1, 20__. Interest on this bond is payable on _____ 1 and _____ 1 of each year beginning _____ 1, 20__. The interest so payable on any _____ 1 or _____ 1 will be paid to the person in whose name this bond is registered at the close of business on the 15th day of the _____ or _____ as the case may be next preceding such _____ 1 or _____ 1.

Interest hereon is payable by check or draft mailed at the times provided herein from the Corporate Trust Office of the Paying Agent to the person in whose name this bond is registered on the Record Date at the address shown on the registration books kept by _____, in the City of _____, State of _____ (the "Registrar"). The principal of, redemption premium, if any, and interest on this bond are payable in any coin or currency of the United States of America which at the time of payment is legal tender for the payment of public and private debts.

This bond is one of an issue of bonds in the aggregate principal amount of _____ Dollars ($_____) (the "Series 2025 Bonds") of like tenor, except as to numbering, rate of interest, date of maturity and redemption provisions, issued pursuant to and in accordance with the Constitution and laws of the State of South Carolina (the "State"), and Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (collectively, the "Enabling Act"), and a resolution entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO," duly adopted by the Board of Trustees of the University (the "Board of Trustees") on June 21, 1996 (the "Bond Resolution"), and a resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $195,000,000; AUTHORIZING THE ISSUANCE AND SALE OF BOND ANTICIPATION NOTES PENDING THE ISSUANCE OF THE BONDS; AND OTHER MATTERS RELATING THERETO" duly adopted by the Board of Trustees on October 14, 2025 (the "Series 2025 Resolution," and together with the Bond Resolution, the "Resolution"), for the purpose of (i) paying the costs of, and reimbursing the University for capital expenditures previously made in connection with, the Project, including capitalized interest on the Series 2025 Bonds, if any; (ii) paying the costs of issuance of the Series 2025 Bonds, including any credit enhancement therefor, if any; and (iii) paying the principal of and interest on any Series 2025 Notes whether at maturity or early redemption.

Certain capitalized terms used herein and not otherwise defined shall have the meanings ascribed thereto in the Resolution. Certified copies of the Resolution are on file at the Corporate Trust Office of the Paying Agent and at the office of the Secretary of State of the State of South Carolina.

So long as Cede & Co., as nominee of The Depository Trust Company, is the Registered Holder of this bond, references in this bond to the Bondholders or Registered Holders shall mean Cede & Co. and shall not mean the beneficial owners.

Both the principal of and interest on this bond, as the same shall become due, are payable solely from and are secured by a pledge of the Net Revenues and Additional Funds. Such pledge of Net Revenues and Additional Funds is on a parity in all respects with each pledge previously given by the University to secure certain outstanding bonds issued pursuant to the Bond Resolution (the "Outstanding Bonds").

The Bond Resolution authorizes the issuance of additional bonds ("Additional Bonds") on a parity with the Series 2025 Bonds and the Outstanding Bonds which, when issued in accordance with the provisions of the Bond Resolution, will rank equally and be on a parity therewith (the Series 2025 Bonds, the Outstanding Bonds and any Additional Bonds, collectively, the "Bonds"). In addition, upon certain circumstances prescribed in the Bond Resolution, the University has issued, and may hereafter issue, additional obligations secured by any of the Additional Funds, which pledge may be on a parity with the pledge of Additional Funds given to secure the Bonds.

THIS BOND SHALL NOT IN ANY EVENT CONSTITUTE AN INDEBTEDNESS OF THE STATE WITHIN THE MEANING OF ANY PROVISION, LIMITATION OR RESTRICTION OF THE CONSTITUTION OR STATUTES OF THE STATE. THE FAITH AND CREDIT OF THE STATE ARE NOT PLEDGED FOR THE PAYMENT OF PRINCIPAL OR INTEREST ON THE SERIES 2025 BONDS. THE UNIVERSITY IS NOT OBLIGATED TO PAY THIS SERIES 2025 BOND, OR THE INTEREST HEREON, SAVE AND EXCEPT FROM NET REVENUES AND ADDITIONAL FUNDS.

No member of the Board of Trustees, nor any person required by the provisions of the Resolution to sign the Series 2025 Bonds, shall be liable thereon.

The University has covenanted in the Bond Resolution to prescribe and maintain rates and charges and thereafter collect charges in accordance with such rates for the Facilities or the use thereof which are reasonably expected to yield annual Net Revenues in the current Fiscal Year which, together with any Subsidies for operation of the Facilities or debt service of the Bonds which are otherwise excluded from the definition of "Net Revenues", equal to at least 100% of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding in such Fiscal Year and, promptly upon any material change in the circumstances which were contemplated at the time such rates and charges were most recently reviewed, but not less frequently than once in each Fiscal Year, shall review the rates and charges for such use and shall promptly revise such rates and charges as necessary to comply with the foregoing requirement. For each Fiscal Year, the Board of Trustees shall adopt an Annual Budget including amended rate schedules for such Fiscal Year which shall set forth in reasonable detail the estimated revenues and operating expenses of the Facilities and any Subsidies for each Fiscal Year and which shall include appropriations, if any, for the estimated operating expenses of the Facilities for such period and the amount to be deposited during such Fiscal Year in the Maintenance Reserve Fund. The Board of Trustees may at any time adopt an amended Annual Budget for the remainder of the then current Fiscal Year, or may delegate to the Chief Financial Officer the authority to revise rates and charges as may be necessary, in such a manner as may be consistent with State law. The University further covenants and agrees that, at any time after it secures Bonds by a pledge of any Pledged Fees, it will at all times prescribe and maintain and thereafter collect fees, rates and charges such that Net Revenues, Pledged Fees budgeted for the payment of operation and maintenance costs of the Facilities or debt service on Bonds or Parity Bonds, and the receipts of any Additional Parity Bond Sources intended to pay debt service on Parity Bonds shall equal at least 100% of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding and all Parity Bonds in each Fiscal Year.

The Series 2025 Bonds are issuable only as fully registered bonds without coupons in denominations of $5,000 or any multiple thereof not exceeding the principal amount of the Bonds maturing in each year.

This bond is transferable, at the times and as otherwise provided in the Resolution, only upon the registration books kept for that purpose at the office of the Registrar by the Registered Holder in person or by his duly authorized attorney, upon (i) surrender of this bond together with a written instrument of transfer satisfactory to the Registrar duly executed by the Registered Holder or his duly authorized attorney and (ii) payment of the charges, if any, prescribed in the Resolution. Thereupon a new fully registered Series 2025 Bond or Series 2025 Bonds of like maturity, interest rate, and redemption provisions and in a like aggregate principal amount will be issued to the transferee in exchange therefor as provided in the Resolution. The University and the Paying Agent may deem and treat the person in whose name this bond is registered as the absolute owner hereof for the purpose of receiving payment of or on account of the principal or redemption price hereof and interest due hereon and for all other purposes.

For every exchange or transfer of this bond, the University, the Paying Agent and the Registrar may make a charge sufficient to reimburse it for any tax, fee or other governmental charge required to be paid with respect to such exchange or transfer.

The Series 2025 Bonds are not callable for redemption prior to _____ 1, ____.

The Series 2025 Bonds maturing after _____ 1, ____ may be redeemed prior to their respective maturities at the option of the University on and after _____ 1, ____, in whole or in part at any time at

the following redemption prices (expressed as percentages of the principal amount to be redeemed) plus interest accrued to the date fixed for redemption:

Period During Which Redeemed (both Dates Inclusive)	Redemption Price

The Series 2025 Bonds maturing on [_____ 1, 20__] are subject to mandatory sinking fund redemption commencing on the dates shown in the following tables and will be redeemed (to the extent not previously redeemed), at 100% of the principal amount thereof, plus interest accrued thereon to the redemption date, on [_____] 1 of each of the following years in the respective principal amounts specified below:

Series 2025 Term Bond
Due _____ 1, 20__

_____ 1 of the Year	Amount

*Final Maturity

The amount of the mandatory sinking fund redemptions prescribed above shall be reduced to the extent Series 2025 Bonds of the applicable maturity have been purchased by the University or redeemed by the University pursuant to the optional redemption provisions set forth above, in such manner as the University shall direct, or, absent such direction, on a pro rata basis.

If less than all of the Series 2025 Bonds are to be redeemed, the particular Series 2025 Bonds or portions of Series 2025 Bonds to be redeemed will be selected by the Trustee Series 2025 Bonds in denomination of more than $5,000 may be redeemed in part from time to time in one or more units of $5,000 in the manner provided in the Resolution. So long Series 2025 Bonds are held in book-entry form with The Depository Trust Company, the rules of such entity shall control such manner of selection to the extent applicable.

If any of the Series 2025 Bonds, or portions thereof, are called for redemption, the Registrar will give notice to the Registered Holders of any such Series 2025 Bonds to be redeemed, in the name of the University, of the redemption of such Series 2025 Bonds, or portions thereof, which notice will specify the Series 2025 Bonds and maturities to be redeemed, the redemption date, the redemption price and the place or places where amounts due upon such redemption will be payable and, if less than all of the Series 2025 Bonds are to be redeemed, the numbers of such Series 2025 Bonds so to be redeemed, and, in the case of Series 2025 Bonds to be redeemed in part only, such notice will also specify the respective portions of the principal amount thereof to be redeemed. Such notice will be given by mailing a copy of the redemption notice by first class mail at least 30 days but no more than 60 days prior to the date fixed for redemption to any Paying Agent or Agents and the Registered Holder of each Series 2025 Bond to be

redeemed, at the address shown on the registration books; provided, however, that failure to give such notice by mail, or any defect in the notice mailed to the Registered Holder of any Series 2025 Bond, shall not affect the validity of the proceedings for the redemption of any other Series 2025 Bond. Provided funds for their redemption are on deposit with the Trustee or any Paying Agent, all Series 2025 Bonds so called for redemption will cease to bear interest on the specified redemption date and shall no longer be deemed to be Outstanding. Such notice may be conditional upon any event or occurrence set forth in such notice, and the obligation of the Registrar to provide the notice of redemption shall not be conditioned on the prior deposit of the amount due at the redemption date.

This bond and the interest hereon are exempt from all State, county, municipal, school taxes and franchise and license fees and all other taxes or assessments, except estate or transfer taxes, direct or indirect, general or special, whether imposed for the purpose of general revenue or otherwise.

It is hereby certified and recited that all conditions, acts and things required by the Constitution and laws of the State to exist, be performed or happen precedent to or in the issuance of this bond, exist, have been performed and have happened, that the amount of the Series 2025 Bonds, together with all other indebtedness of the University, does not exceed any limit prescribed by such Constitution or laws.

This bond shall not be valid or obligatory for any purpose until the Certificate of Authentication hereon shall have been duly executed by the Registrar.

IN WITNESS WHEREOF, the University has caused this bond to be signed by the manual or facsimile signature of the Chairman of the Board of Trustees and the Chief Financial Officer of the University, its corporate seal to be impressed hereon, and the same to be attested by the manual signature of the Secretary of the Board of Trustees.

UNIVERSITY OF SOUTH CAROLINA

(SEAL)

_____
Chairman, Board of Trustees

_____
Chief Financial Officer

Attest:

By:_____
Secretary, Board of Trustees

CERTIFICATE OF AUTHENTICATION

This bond is one of the Series 2025 Bonds of the issue described in the within mentioned Resolution.

_____
REGISTRAR

By: _____
Authorized Officer

Authentication Date: _____

PROVISIONS FOR REGISTRATION

The following abbreviations, when used in the inscription on the face of the within Series 2025 Bond, shall be construed as though they were written out in full according to applicable laws or regulations.

TEN COM -as tenants in common	UNIF GIFT MIN ACT - _____Custodian_____
TEN ENT -as tenants by the entireties	(Cust) (Minor) under Uniform Gifts to Minors Act
JT TEN -as joint tenants with right of survivorship and not as tenants in common	_____ (State)

Additional abbreviations may also be used though not in list above.

(FORM OF ASSIGNMENT)

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

_____

(Please print or typewrite Name, Social Security or Taxpayer Identification Number and address of Transferee)

the within Series 2025 Bond and does hereby irrevocably constitute and appoint _____ attorney to transfer the within Series 2025 Bond on the books kept for registration thereof, with full power of substitution in the premises.

Dated: _____

Signature Guarantee:

_____	_____
Signature(s) must be guaranteed by a member firm of the New York stock Exchange or a commercial bank or trust company	NOTICE: The signature to this assignment must correspond with the name of the registered holder as it appear upon the face of the within Series 2025 Bond in every particular, without alteration or enlargement or any change whatever.

EXHIBIT B

CONTINUING DISCLOSURE UNDERTAKING

This Continuing Disclosure Undertaking (this "Disclosure Undertaking") is executed and delivered this __ day of _____, ____, by the University of South Carolina (the "Issuer") in connection with the issuance of the Issuer's $_____ Higher Education Revenue Bonds, Series 2025 (the "Series 2025 Bonds"). The Series 2025 Bonds are being issued pursuant to an Amendatory and Restated Bond Resolution adopted by the Board of Trustees (the "Board of Trustees") of the Issuer on June 21, 1996 (as amended, the "Resolution"), and a resolution adopted by the Board of Trustees on September 26, 2025 (the "Series Resolution" and, together with the Resolution, the "Bond Resolution"). The Issuer covenants and agrees as follows:

Section 1. Purpose of the Disclosure Undertaking. This Disclosure Undertaking is being executed and delivered by the Issuer for the benefit of the holders and Beneficial Owners of the Series 2025 Bonds and in order to assist the Participating Underwriters in complying with the U.S. Securities and Exchange Commission (the "SEC") Rule 15c2-12(b)(5).

Section 2. Definitions. In addition to the definitions set forth in the Bond Resolution or elsewhere in this Disclosure Undertaking, which apply to any capitalized terms used in this Disclosure Undertaking, the following capitalized terms shall have the following meanings:

"Annual Report" means the annual report provided by the Issuer pursuant to, and as described in, Sections 3 and 4 of this Disclosure Undertaking.

"Beneficial Owner" means any person which (a) has the power, directly or indirectly, to vote or consent with respect to, or to dispose of ownership of, any Series 2025 Bonds (including persons holding Series 2025 Bonds through nominees, depositories or other intermediaries), or (b) is treated as the owner of any Series 2025 Bonds for federal income tax purposes.

"Dissemination Agent" means any person designated in writing by the Issuer and which has filed with the Issuer a written acceptance of such designation.

"EMMA" means the Electronic Municipal Market Access system described in SEC Release No. 34-59062 (or any successor electronic information system) and maintained by MSRB as the sole repository for the central filing of electronic disclosure pursuant to the Rule.

"Financial Obligation" as used in this Disclosure Undertaking is defined in the Rule, as may be amended, as (i) a debt obligation; (ii) a derivative instrument entered into in connection with, or pledged as a security or a source of payment for, an existing or planned debt obligation; or (iii) a guarantee of (i) or (ii). The term "Financial Obligation" shall not include municipal securities as to which a final official statement has been provided to the MSRB consistent with the Rule.

"Listed Events" means any of the events listed in Section 5(a) of this Disclosure Undertaking.

"MSRB" means the Municipal Securities Rulemaking Board or any other entity designated or authorized by the SEC to receive reports pursuant to the Rule. Unless otherwise designated by the MSRB or the SEC, filings with the MSRB are to be made through EMMA.

"Official Statement" means the Official Statement dated _____ __, ____, prepared in connection with the Series 2025 Bonds.

"Participating Underwriter" means any of the original underwriters of the Series 2025 Bonds required to comply with the Rule in connection with the offering of the Series 2025 Bonds.

"Rule" means Rule 15c2-12(b)(5) adopted by the SEC under the Securities Exchange Act of 1934, as the same may be amended from time to time.

"State" means the State of South Carolina.

Section 3. Provision of Annual Reports. (a) The Issuer shall, not later than February 1 of each year, commencing with the report for the fiscal year ended June 30, ____, provide to the MSRB an Annual Report which is consistent with the requirements of Section 4 of this Disclosure Undertaking. Not later than 15 business days prior to said date, the Issuer shall provide the Annual Report to the Dissemination Agent, if other than the Issuer. The Annual Report may be submitted as a single document or as separate documents comprising a package, and may cross-reference other information as provided in Section 4 of this Disclosure Undertaking; provided, however, that the audited financial statements of the Issuer may be submitted separately from the balance of the Annual Report, and later than the date required for the filing of the Annual Report if they are not available by that date. If the Issuer's fiscal year changes, it shall give notice of such change in the same manner as for a Listed Event under Section 5(a) hereof.

(b) The Annual Report shall be submitted to the MSRB either through a web-based electronic submission interface or through electronic computer-to-computer data connections with EMMA in accordance with the submission process, document format and configuration requirements established by the MSRB. The Annual Report shall also include all related information required by the MSRB to accurately identify: (i) the category of information being provided; (ii) the period covered by the Annual Report; (iii) the issues or specific securities to which the Annual Report is related (including CUSIP number, Issuer name, state, issue description/securities name, dated date, maturity date, and/or coupon rate); (iv) the name of any obligated person other than the Issuer; (v) the name and date of the document; and (vi) contact information for the Dissemination Agent or the Issuer's submitter.

(c) If the Issuer is unable to provide to the MSRB an Annual Report by the date required in subsection (a) above, the Issuer shall, in a timely manner, send or cause to be sent to the MSRB, a notice in substantially the form attached hereto as Exhibit A.

(d) In the event that there is a Dissemination Agent, then not later than fifteen (15) business days prior to each due date, the Issuer shall provide the Annual Report to the Dissemination Agent for distribution to the MSRB. In connection with this distribution of the Annual Report, the Dissemination Agent, if any, shall file a report with the Issuer certifying that the Annual Report has been provided pursuant to this Disclosure Undertaking, and stating the date it was provided to the MSRB.

Section 4. Contents of Annual Reports. The Annual Report shall contain or incorporate by reference the following:

(a) The Issuer's complete audited financial statements for the preceding fiscal year prepared in accordance with accounting principles generally accepted within the United States of America as promulgated to apply to governmental entities from time to time by the Governmental Accounting Standards Board. If the Issuer's audited financial statements are not available by the time the Annual Report is required to be filed pursuant to Section 3(a), the Annual Report shall contain unaudited financial statements in a format similar to the financial statements contained in the Official Statement, and the audited financial statements shall be provided to the MSRB in the same manner as the Annual Report when they become available;

(b) Updates of the financial information and operating data as of a date not earlier than the end of the preceding fiscal year, to the extent such information is not included in the Issuer's audited financial statements filed pursuant to subparagraph (a) above, of the general type included in the tables set forth under the following headings in the Official Statement in such format as the Issuer deems appropriate: [The below list is subject to adjustment]

(i) THE FACILITIES – Housing Facilities – *Columbia Campus – Occupancy Rates* - Single Student Residence Hall Occupancy Rates;
(ii) THE FACILITIES – Summary of Facilities Revenues and Expenses;
(iii) THE FACILITIES – Summary of Changes in Facilities Fund Balance (Net Position);
(iv) THE FACILITIES – Additional Funds;
(v) THE FACILITIES – Debt Service Requirements;
(vi) THE FACILITIES – Historical Net Revenues of the Facilities and Additional Funds;
(vii) DESCRIPTION OF THE UNIVERSITY – Enrollment; and
(viii) FINANCIAL MATTERS – Summary of Statement of Revenues, Expenses and Changes in Net Position.

The Annual Report may consist of one or more documents. Any or all of the items listed above may be included by specific reference to other documents, including official statements of debt issues of the Issuer, which have been made available to the public on EMMA. The Issuer shall clearly identify each such other document so included by reference.

Section 5. Reporting of Significant Events. (a) The Issuer shall give or cause to be given notice of the occurrence of any of the following events with respect to the Series 2025 Bonds in a timely manner not later than ten business days after the occurrence of the event:

(i) principal and interest payment delinquencies;

(ii) non-payment related defaults, if material;

(iii) unscheduled draws on debt service reserves reflecting financial difficulties;

(iv) unscheduled draws on credit enhancements reflecting financial difficulties;

(v) substitution of credit or liquidity providers, or their failure to perform;

(vi) adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices of determinations with respect to the tax status of the Series 2025 Bonds, or other material events affecting the tax status of the Series 2025 Bonds;

(vii) modifications to rights of Bond holders, if material;

(viii) Bond calls, if material and tender offers;

(ix) defeasances;

(x) release, substitution, or sale of property securing repayment of the Series 2025 Bonds, if material;

(xi) rating changes;

(xii) bankruptcy, insolvency, receivership or similar event of any obligated person, which event is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent, or similar officer for an obligated person in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the obligated person, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental authority having supervision or jurisdiction over substantially all of the assets or business of the obligated person;

(xiii) the consummation of a merger, consolidation or acquisition involving an obligated person or the sale of all or substantially all of the assets of the obligated person, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material;

(xiv) appointment of a successor or additional trustee or the change of name of trustee, if material;

(xv) incurrence of a Financial Obligation of the obligated person, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a Financial Obligation of the obligated person, any of which affect security holders, if material; and

(xvi) default, event of acceleration, termination event, modification of terms, or other similar events under the terms of the Financial Obligation of the obligated person, any of which reflect financial difficulties.

Section 6. Format for Filing With the MSRB. All documents provided to the MSRB pursuant to this Disclosure Undertaking shall be submitted in electronic format and shall identify the Series 2025 Bonds by name and CUSIP number or shall be accompanied by such identifying information as described from time to time by the MSRB.

Section 7. Termination of Reporting Obligation. This Disclosure Undertaking shall remain in full force and effect until such time as all principal, redemption premiums, if any, and interest on the Series 2025 Bonds shall have been paid in full or the Series 2025 Bonds shall have otherwise been paid or legally defeased; provided, however, that if the Rule (or any successor provision) shall be amended, modified, or changed so that all or any part of the information currently required to be provided thereunder shall no longer be required to be provided thereunder, then such information shall no longer be required to be provided hereunder; and provided further that if and to the extent the Rule (or any successor provision), or any provision thereof, shall be declared by a court of competent and final jurisdiction to be, in whole or in part, invalid, unconstitutional, null and void, or otherwise inapplicable to the Series 2025 Bonds, then the information required to be provided hereunder, insofar as it was required to be provided by a provision of the Rule so declared, shall no longer be required to be provided hereunder. Upon any legal defeasance, the Issuer shall electronically file notice of such defeasance with the MSRB, and such notice shall state whether the Series 2025 Bonds have been defeased to maturity or to redemption and the timing of such maturity or

redemption.

Section 8. Dissemination Agent. The Issuer may, from time to time, appoint or engage a Dissemination Agent to assist in carrying out its obligations under this Disclosure Undertaking, and may discharge any such Dissemination Agent, with or without appointing a successor Dissemination Agent. The Dissemination Agent shall not be responsible in any manner for the content of any notice or report prepared by the Issuer pursuant to this Disclosure Undertaking.

Section 9. Amendment; Waiver. Notwithstanding any other provision of this Disclosure Undertaking, the Issuer may amend this Disclosure Undertaking, and any provision of this Disclosure Undertaking may be waived, provided that the following conditions are satisfied:

(a) If the amendment or waiver relates to the provisions of Sections 3(a), 4 or 5(a) hereof, it may only be made in connection with a change in circumstances that arises from a change in legal requirements or change in law, or change in the identity, nature or status of an obligated person with respect to the Series 2025 Bonds, or the type of business conducted;

(b) This Disclosure Undertaking, as amended or taking into account such waiver, would, in the opinion of nationally recognized bond counsel, have complied with the requirements of the Rule at the time of the original issuance of the Series 2025 Bonds, after taking into account any amendments or interpretations of the Rule, as well as any change in circumstances; and

(c) The amendment or waiver does not, in the opinion of nationally recognized bond counsel, materially impair the interests of the holders or Beneficial Owners of the Series 2025 Bonds.

In the event of any amendment or waiver of a provision of this Disclosure Undertaking, the Issuer shall describe such amendment in the next Annual Report, and shall include, as applicable, a narrative explanation of the reason for the amendment or waiver and its impact on the type (or in the case of a change of accounting principles, on the presentation) of financial information or operating data being presented by the Issuer. In addition, if the amendment relates to the accounting principles to be followed in preparing financial statements, (i) notice of such change shall be given by filing with the MSRB and (ii) the Annual Report for the year in which the change is made should present a comparison (in narrative form and also, if feasible, in quantitative form) between the financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

Section 10. Additional Information. Nothing in this Disclosure Undertaking shall be deemed to prevent the Issuer from disseminating any other information, using the means of dissemination set forth in this Disclosure Undertaking or any other means of communication, or including any other information in any Annual Report or notice of occurrence of a Listed Event, in addition to that which is required by this Disclosure Undertaking. If the Issuer chooses to include any information in any Annual Report or notice of occurrence of a Listed Event in addition to that which is specifically required by this Disclosure Undertaking, the Issuer shall have no obligation under this Disclosure Undertaking to update such information or include it in any future Annual Report or notice of occurrence of a Listed Event or any other event required to be reported.

Section 11. Default. In the event of a failure of the Issuer to comply with any provision of this Disclosure Undertaking, any holder or Beneficial Owner of the Series 2025 Bonds may take such actions as may be necessary and appropriate, including seeking *mandamus* or specific performance by court order, to cause the Issuer to comply with its obligations under this Disclosure Undertaking; provided, however, that any such action may be instituted only in the federal or State courts located in Columbia, South Carolina. A default under this Disclosure Undertaking shall not be deemed an event of default under the Bond

Resolution, and the sole remedy under this Disclosure Undertaking in the event of any failure of the Issuer to comply with this Disclosure Undertaking shall be an action to compel performance.

Section 12. Duties, Immunities and Liabilities of Dissemination Agent. The Dissemination Agent shall have only such duties as are specifically set forth in this Disclosure Undertaking, and in any separate written agreement between the Issuer and the Dissemination Agent.

Section 13. Beneficiaries. This Disclosure Undertaking shall inure solely to the benefit of the Issuer, the Dissemination Agent, the Participating Underwriters and holders and Beneficial Owners from time to time of the Series 2025 Bonds, and shall create no rights in any other person or entity. This Disclosure Undertaking is not intended to create any monetary rights on behalf of any person.

UNIVERSITY OF SOUTH CAROLINA

By: _____
Its: _____

EXHIBIT A

NOTICE TO MUNICIPAL SECURITIES RULEMAKING BOARD
OF FAILURE TO FILE ANNUAL REPORT

Issuer: University of South Carolina

Obligations: $_____ Higher Education Revenue Bonds, Series 2025 (the "Series 2025 Bonds")

Date of Issuance: _____ __, ____

NOTICE IS HEREBY GIVEN that the Issuer has not provided an Annual Report with respect to the above-named Series 2025 Bonds as required by the Bond Resolution adopted on September 26, 2025. The Issuer anticipates that the Annual Report will be filed by_____.

UNIVERSITY OF SOUTH CAROLINA

By: _____
Its: _____

Date: _____, _____

EXHIBIT C

[FORM OF NOTE]

UNIVERSITY OF SOUTH CAROLINA
HIGHER EDUCATION REVENUE
BOND ANTICIPATION NOTE
SERIES 2025

No. _____
CUSIP_____

REGISTERED HOLDER:_____

PRINCIPAL SUM: _____ $_____

KNOW ALL MEN BY THESE PRESENTS, that the UNIVERSITY OF SOUTH CAROLINA, an institution of higher learning of the State of South Carolina (the "University"), for value received promises to pay, but only from the sources as hereinafter described, to the Registered Holder named above the principal sum of _____ and No/100 Dollars [or so much of such sum as is advanced] on _____ __, 20__, [unless sooner redeemed as provided for herein,] together with interest [on such principal sum or so much thereof as is advanced][from the date hereof][from the date of each such advance] at the rate of _____ and _____/100 per centum (_____%) per annum, payable (on the basis of a 360-day year consisting of twelve 30-day months) at maturity.

This Series 2025 Note, which is one of an issue of $_____ aggregate principal amount of Higher Education Revenue Bond Anticipation Notes, Series 2025, of the University (the "Series 2025 Notes"), is being issued pursuant to and in accordance with Article X, Section 13 of the Constitution of the State of South Carolina, 1895, as amended, Title 11, Chapter 17 of the Code of Laws of South Carolina 1976, as amended (the "Note Enabling Act"), and Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (the "Bond Enabling Act"); a resolution entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO," duly adopted by the Board of Trustees of the University (the "Board of Trustees") on June 21, 1996 (the "Bond Resolution"), and a resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $195,000,000; AUTHORIZING THE ISSUANCE AND SALE OF BOND ANTICIPATION NOTES PENDING THE ISSUANCE OF THE BONDS; AND OTHER MATTERS RELATING THERETO" duly adopted by the Board of Trustees on October 14, 2025 (the "Series Resolution"), and together with the Bond Resolution, the "Resolution"). This Series 2025 Note is payable, both as to principal and interest, from the proceeds of the Series 2025 Bonds authorized to be issued under the Resolution, or if said Series 2025 Bonds are not issued prior to the maturity of the Series 2025 Notes, from the sale, issuance and delivery of an issue of renewal or refunding bond anticipation notes.

This Series 2025 Note has been issued in fully-registered form, and all principal, interest or other amounts due hereunder shall be payable only to the registered owner hereof. The principal of and interest on this Series 2025 Note, when due, shall be payable upon presentation and surrender of this Series 2025 Note at the principal office of _____, in the City of _____, State of _____, as Paying Agent.

This Series 2025 Note may be transferred only upon assignment duly executed by the registered owner and validated by _____, as registrar (the "Registrar") by both endorsement upon this Series 2025 Note and entry of the assignee's name and address upon the registration records to be maintained by the Registrar. So long as any amount remains outstanding hereunder, there may be only one registered owner of this Series 2025 Note at any time. Any purported assignment in contravention of the foregoing requirements shall be, as to the University, absolutely null and void. The person in whose name this Series 2025 Note shall be registered shall be deemed and regarded as the absolute owner hereof for all purposes; and payment of the principal of and interest on this Series 2025 Note shall be made only to or upon the order of the registered owner or his legal representative. All payments made in this manner shall be valid and effective to satisfy and discharge the liability of the University upon this Series 2025 Note to the extent of the sum or sums paid. No person other than the registered owner shall have any other rights under this Series 2025 Note against the University. Notwithstanding the foregoing, nothing herein shall limit the rights of a person having a beneficial interest in this Series 2025 Note as against a person (including the registered owner) other than the University, as in the case where the registered owner is a trustee or nominee for two or more beneficial owners of an interest in this Series 2025 Note.

[This Series 2025 Note is not subject to redemption prior to maturity.]

This Series 2025 Note is a special obligation of the University and there are hereby pledged to the payment of this Series 2025 Note, both principal and interest, when due, the proceeds of the Series 2025 Bonds or if the Series 2025 Bonds are not issued prior to the maturity of the Series 2025 Notes, from the sale, issuance and delivery of an issue of renewal or refunding bond anticipation notes. The University at its option may also utilize any other funds available therefor for the payment of the principal of and interest on this Series 2025 Note. The full faith, credit, and taxing power of the State of South Carolina are not pledged for the payment of principal of and interest on this Series 2025 Note. The Board of Trustees agree that the University will issue no further bond anticipation notes in anticipation of the issuance of the Series 2025 Bonds.

This Series 2025 Note and the interest hereon are exempt from all state, county, municipal, school district and all other taxes or assessments, direct or indirect, general or special, and whether imposed for the purpose of general revenue or otherwise, except estate or other transfer taxes and certain fees or franchise fees or taxes.

This Series 2025 Note shall not be entitled to any benefit under the Resolution nor become valid or obligatory for any purpose until the Certificate of Authentication hereon shall have been duly executed by the Registrar specified below.

IT IS HEREBY CERTIFIED AND RECITED that all acts, conditions, and things required by the Constitution and laws of the State of South Carolina to exist, to happen, or to be performed precedent to or in the issuance of this Series 2025 Note, do exist, have happened, and have been performed in regular and due time, form, and manner; that the amount of this Series 2025 Note and the issue of which it is a part does not exceed any constitutional or statutory limitation thereon; and that the Board of Trustees has irrevocably obligated the University to issue and sell, prior to the stated maturity hereof, in the manner prescribed by law, the Series 2025 Bonds in anticipation of which this Series 2025 Note is issued.

IN WITNESS WHEREOF, the University has caused this Series 2025 Note to be executed in its name by the manual or facsimile signature of the Chairman of the Board of Trustees and the Chief Financial Officer of the University, under the Seal of the University impressed hereon, and attested by the manual signature of the Secretary of the Board of Trustees this ___ day of _____ 2025.

UNIVERSITY OF SOUTH CAROLINA

(SEAL)

_____
Chairman, Board of Trustees

_____
Chief Financial Officer

Attest:

By:_____
Secretary, Board of Trustees

CERTIFICATE OF AUTHENTICATION

This Series 2025 Note is one of the Series 2025 Notes of the issue described in the within-mentioned Resolution.

_____
REGISTRAR

By:_____
Authorized Officer

Date of Authentication: _____, 20__

PROVISIONS FOR REGISTRATION

The following abbreviations, when used in the inscription on the face of the within Series 2025 Note, shall be construed as though they were written out in full according to applicable laws or regulations.

TEN COM -as tenants in common	UNIF GIFT MIN ACT - _____Custodian_____
TEN ENT -as tenants by the entireties	(Cust) (Minor)
JT TEN -as joint tenants with right of survivorship and not as tenants in common	under Uniform Gifts to Minors Act
	_____
	(State)

Additional abbreviations may also be used though not in list above.

(FORM OF ASSIGNMENT)

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

_____

(Please print or typewrite Name, Social Security or Taxpayer Identification Number and address of Transferee)

the within Series 2025 Note and does hereby irrevocably constitute and appoint _____ attorney to transfer the within Series 2025 Note on the books kept for registration thereof, with full power of substitution in the premises.

Dated: _____

Signature Guarantee:

_____	_____
Signature(s) must be guaranteed by a member firm of the New York stock Exchange or a commercial bank or trust company	NOTICE: The signature to this assignment must correspond with the name of the registered holder as it appear upon the face of the within Series 2025 Note in every particular, without alteration or enlargement or any change whatever.

A RESOLUTION

APPROVING THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $195,000,000; AUTHORIZING THE ISSUANCE AND SALE OF BOND ANTICIPATION NOTES PENDING THE ISSUANCE OF THE BONDS; AND OTHER MATTERS RELATING THERETO

As an incident to the adoption of this resolution (this "Resolution"), the South Carolina State Fiscal Accountability Authority (the "Authority") recites the following:

WHEREAS, the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), is authorized by Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (the "Enabling Act") to make provision for the issuance of higher education revenue bonds ("Higher Education Revenue Bonds") for the purpose of financing or refinancing in whole or in part the costs of acquisition, construction, reconstruction, renovation, and improvement of land, buildings, and other improvements to real property and equipment for the purpose of providing facilities serving the needs of the University including, but not limited to, dormitories, apartment buildings, dwelling houses, bookstore and other University operated stores, laundry, dining halls, cafeterias, parking facilities, student recreational, entertainment and fitness related facilities, inns, conference and other nondegree educational facilities and similar auxiliary facilities of the University and any other facilities that are auxiliary to any of the foregoing excluding, however, athletic department projects that primarily serve varsity athletic teams of the University.

WHEREAS, on June 21, 1996, the Board of Trustees adopted a resolution entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATED THERETO" (the "Bond Resolution"), as a means of providing for the issuance from time to time of Higher Education Revenue Bonds of a particular series pursuant to the provisions of a series resolution of the Board of Trustees, provided all conditions required by the Bond Resolution are met. Pursuant to the Bond Resolution, the Board of Trustees previously issued and there remain outstanding Higher Education Revenue Bonds of the University.

WHEREAS, on October 14, 2025, the Board of Trustees adopted a series resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $195,000,000; AUTHORIZING THE ISSUANCE AND SALE OF BOND ANTICIPATION NOTES PENDING THE ISSUANCE OF THE BONDS; AND OTHER MATTERS RELATING THERETO" (the "2025 Series Resolution") authorizing the issuance of Higher Education Revenue Bonds, Series 2025 (the "Series 2025 Bonds") to defray the costs to acquire, construct, reconstruct, improve, and equip the Campus Residential Development – Sumter Street Project,

comprising the replacement of the University's existing McBryde Residential Hall and an expansion of the University's Honors Hall, and to provide infrastructure and improvements related thereto, in order to provide additional student housing and space for complementary uses on the Columbia, South Carolina campus of the University (the "Project").

WHEREAS, the 2025 Series Resolution authorized the use of proceeds of the Series 2025 Bonds for the purposes of (1) paying the costs of, and reimbursing the University for capital expenditures previously made in connection with, the Project, including capitalized interest on the Series 2025 Bonds, if any; (2) paying the costs of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute; and (3) paying the principal of and interest on any Series 2025 Notes whether at maturity or early redemption.

WHEREAS, the 2025 Series Resolution also authorizes the issuance of notes (the "Series 2025 Notes") pursuant to Title 11, Chapter 17 of the Code of Laws of South Carolina 1976, as amended (the "Note Enabling Act") in anticipation of the issuance of the Series 2025 Bonds for the purpose for which the Series 2025 Bonds may be issued, and further authorizes the renewal or refunding of Series 2025 Notes until such time as officials of the University and the State Treasurer determine to issue the Series 2025 Bonds. The proceeds of any Series 2025 Notes issued pursuant to the 2025 Series Resolution shall be applied for the purpose for which proceeds of the Series 2025 Bonds may be applied, to provide for the renewal or refunding of any Series 2025 Notes, or to provide for the costs of issuance thereof, or any combination thereof. Article IX of the 2025 Series Resolution provides that the Chief Financial Officer and the State Treasurer must determine that the issuance of Series 2025 Notes, including any refunding or renewal Series 2025 Notes, is in the best interest of the University prior to the issuance of Series 2025 Notes.

WHEREAS, the Board of Trustees has determined that a current need exists for the Project and the University has requested the Authority approve at this time the issuance by the University of the Series 2025 Bonds and the Series 2025 Notes, and other matters related thereto, as set forth in the 2025 Series Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE SOUTH CAROLINA STATE FISCAL ACCOUNTABILITY AUTHORITY, IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01 Findings.

The Bond Resolution and the 2025 Series Resolution, each in the form adopted by the Board of Trustees, have been presented to the Authority.

Section 1.02 Defined Terms.

Any capitalized term used in this Resolution, but not defined herein, shall have the meaning ascribed to such term in the Bond Resolution or the 2025 Series Resolution.

ARTICLE II

AUTHORIZATION FOR THE ISSUANCE AND SALE OF THE SERIES 2025 BONDS AND THE SERIES 2025 NOTES

Section 2.01 Authorization for Series 2025 Bonds.

The Authority hereby approves and authorizes the issuance and sale of the Series 2025 Bonds in an aggregate principal amount not to exceed $195,000,000 at public or private sale in accordance with and subject to the terms of the Bond Resolution and the 2025 Series Resolution, including a negotiated sale for public reoffering as authorized in Article VII of the 2025 Series Resolution.

Section 2.02 Authorization for Series 2025 Notes.

The Authority hereby approves and authorizes the issuance and sale of the Series 2025 Notes in an aggregate principal amount not to exceed $195,000,000 at public or private sale in accordance with and subject to the terms of the 2025 Series Resolution, including a negotiated sale for public reoffering as authorized by Article IX thereof, should the Chief Financial Officer and the State Treasurer determine that it would be in the best interest of the University to issue Series 2025 Notes in anticipation of the Series 2025 Bonds. This approval to issue and sell Series 2025 Notes includes the approval to issue refunding or renewal Series 2025 Notes without further action of the Authority, as described at Section 11-17-60 of the Note Enabling Act.

Section 2.03 Effective Date.

On the basis of the foregoing and after due consideration of the facts above recited and other matters appurtenant thereto, this Resolution has been adopted.

Dated: December 9, 2025

POPE FLYNN
GROUP

Pope Flynn, LLC
1411 Gervais Street, Suite 300
Post Office Box 11509 (29211)
Columbia, SC 29201

MAIN 803.354.4900
FAX 803.354.4899
www.popeflynn.com

_____, 20__

Board of Trustees of the University of South Carolina
Columbia, South Carolina

Re: $_____ University of South Carolina Higher Education Revenue Bonds, Series 20__

Ladies and Gentlemen:

We have acted as bond counsel to the University of South Carolina (the "University") in connection with the issuance by the University of its $_____ University of South Carolina Higher Education Revenue Refunding Bonds, Series 20__ (the "Series 20__ Bonds"). The Series 20__ Bonds are issued by the University pursuant to a bond resolution adopted by the Board of Trustees of the University (the "Board of Trustees") on June 21, 1996 (the "Bond Resolution"); a series resolution adopted by the Board of Trustees on October 14, 2025 (the "2025 Series Resolution," and together with the Bond Resolution, the "Resolution"); an approving resolution adopted by the State Fiscal Accountability Authority on December 9, 2025; and the Constitution and statutes of the State of South Carolina, including particularly Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (the "Enabling Act"). Each capitalized term used herein and not otherwise defined has the meaning given such term in the Resolution. Under the Resolution, both the principal of and interest on the Series 20__ Bonds, as the same shall become due, are payable solely from the Net Revenues and Additional Funds.

Regarding questions of fact material to our opinion, we have relied on the representations of the University contained in the Resolution, and in the certified proceedings and other certifications of public officials and others furnished to us, without undertaking to verify the same by independent investigation.

Based on the foregoing, we are of the opinion that, under existing law:

1. The University is validly existing as a body politic and corporate and an institution of higher learning of the State of South Carolina, with the power to adopt the Resolution, perform the agreements on its part contained therein, and issue the Series 20__ Bonds.

2. The Resolution has been duly adopted by the Board of Trustees, and constitutes a valid and binding obligation of the University enforceable against the University.

3. The Resolution creates a valid lien on the Net Revenues and the Additional Funds pledged by the Resolution for the security of the Series 20__ Bonds on a parity with other Bonds issued or to be issued under the Resolution, and, as to the Additional Funds, on a parity with the Parity Bonds issued or hereafter issued.

4. The Series 20__ Bonds have been duly authorized and executed by the University and are valid and binding limited obligations of the University, payable solely from the Net Revenues and Additional Funds as provided in the Resolution. The purposes to which the proceeds of the Series 20__ Bonds will be applied are authorized by the Enabling Act. The Series 20__ Bonds do not constitute a general indebtedness of the University or an indebtedness of any kind of the State of South Carolina.

5. Under existing law, assuming continuing compliance with certain covenants made by the University to satisfy pertinent requirements of the Internal Revenue Code of 1986, as amended (the "Code"), and the applicable regulations promulgated thereunder, and the accuracy of certain representations of the University, interest on the Series 20__ Bonds (i) is excluded from gross income for federal income tax purposes and (ii) is not an item of tax preference for purposes of the federal alternative minimum tax imposed on individuals under the Code. Such interest is, however, taken into account in determining the annual adjusted financial statement income of certain applicable corporations (as defined in Section 59(k) of the Code) for the purpose of determining the application of the 15-percent alternative minimum tax imposed on the adjusted financial statement income of such corporations.

6. Under existing law, both the Series 20__ Bonds and the interest thereon are exempt from all taxation by the State of South Carolina, its counties, municipalities, and school districts, except estate, transfer, and certain franchise taxes. Interest on the Series 20__ Bonds is currently subject to the tax imposed on banks by Section 12-11-20 of the Code of Laws of South Carolina 1976, as amended, which is enforced by the South Carolina Department of Revenue as a franchise tax.

The rights of the holders of the Series 20__ Bonds and the enforceability of the Series 20__ Bonds and the Resolution may be subject to bankruptcy, insolvency, reorganization, moratorium, and other similar laws affecting creditors' rights generally, whether considered at law or in equity, and their enforcement may also be subject to the exercise of judicial discretion in appropriate cases.

We express no opinion herein regarding the accuracy, adequacy, or completeness of the official statement with respect to the Series 20__ Bonds, or regarding the perfection or priority of the lien on the Net Revenues and Additional Funds created under the Resolution (or any other document or instrument mentioned herein). Further, we express no opinion regarding tax consequences arising with respect to the Series 20__ Bonds other than expressly set forth herein.

This opinion is given as of the date hereof, and we assume no obligation to revise or supplement this opinion to reflect any facts or circumstances that may hereafter come to our attention or any changes in law that may hereafter occur.

Very truly yours,

Pope Flynn, LLC

POPE FLYNN
GROUP

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Columbia, SC 29201

MAIN 803.354.4900
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December 9, 2025

South Carolina State Fiscal Accountability Authority
Columbia, South Carolina

Re: Not Exceeding $195,000,000 University of South Carolina Higher Education Revenue Bonds

Ladies and Gentlemen:

We are acting as bond counsel to the University of South Carolina (the "University") in connection with the proposed issuance by the University of the above-referenced bonds (the "Bonds"). At your request, we are delivering this opinion in connection with the University's request[1] to the South Carolina State Fiscal Accountability Authority (the "SFAA") dated November 3, 2025 (the "Petition"), to approve the issuance of the Bonds pursuant to the South Carolina Constitution and Acts of the General Assembly of the State of South Carolina, including particularly Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as amended (the "Act") for the purposes of (1) paying the costs of, and reimbursing the University for capital expenditures previously made in connection with, the Project (as defined in the Petition), including capitalized interest on the Series 2025 Bonds, if any; (2) paying the costs of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute; and (3) paying the principal of and interest on any Series 2025 Notes whether at maturity or early redemption.

In that capacity, we have examined originals or copies of the Petition, the Bond Resolution duly adopted on June 21, 1996, by the Board of Trustees of the University (the "Board of Trustees"), a Series Resolution duly adopted by the Board of Trustees on October 14, 2025 (together, the "Bond Resolution"), and a proposed resolution of the SFAA in the form submitted as part of the Petition (the "SFAA Resolution," and together with the Petition, and the Bond Resolution, the "Transaction Documents").

In rendering the opinion expressed below, we have relied solely on our examination of the Transaction Documents. We have not made any investigation as to any factual matter or as to the accuracy or completeness of any representation, warranty, data, or any other information, whether written or oral, that may have been made by or on behalf of the University, the SFAA or the parties to any of the documents related to the Bonds. Further, in rendering the opinion expressed below, we do not purport to be experts in or generally familiar with or qualified to express legal opinions based on the laws of any jurisdiction other than the federal laws of the United States of America and the laws of the State of South Carolina, and the opinion is limited to the federal laws of the United States of America and the laws of the State of South Carolina. Nothing herein should be understood to render or express a credit or business judgement regarding the issuance of the Bonds.

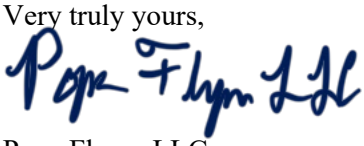
Based upon the stated examination and assumptions, and subject to the stated qualifications and limitations, we are of the opinion, under existing law, that the Transaction Documents comply with all requirements of the Act, contain all required facts, information, and findings by the respective authorities,

[1] Transmitted by Pope Flynn, LLC to Delbert H. Singleton, Jr., as SFAA Secretary by transmittal letter dated November 3, 2025.

and are legally sufficient to allow the SFAA to approve the issuance of the Bonds through the adoption of the SFAA Resolution.

Except as set forth above, we express no opinion in connection with the issuance and sale of the Bonds. The opinion expressed above is rendered solely for your benefit in considering the approval of the issuance of the Bonds under the Act. The opinion may neither be relied on by you for any other purpose nor be furnished to, used, circulated, quoted or relied on by any other person or entity for any other purpose, without our prior written consent in each instance. This opinion speaks only as of the date hereof and we disclaim any obligation to update the opinion expressed above for events occurring or coming to our attention after the date of this letter.

Very truly yours,



Pope Flynn, LLC

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 15

AGENCY: University of South Carolina

SUBJECT: Not Exceeding $68,000,000 of University of South Carolina Higher Education Revenue Refunding Bonds

The Authority is asked to adopt a resolution making provision for the issuance and sale of not exceeding $68,000,000 of University of South Carolina Higher Education Revenue Refunding Bonds.

The proceeds of the bonds will be used for the purposes of refunding Project Name: Refunding all or a portion of the (i) $37,185,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2013, (ii) $48,175,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2015, and (iii) $67,820,000 original principal amount University of South Carolina Higher Education Refunding Revenue Bonds, Series 2016A.

AUTHORITY ACTION REQUESTED:

Adopt a resolution making provision for the issuance and sale of not exceeding $68,000,000 of University of South Carolina Higher Education Revenue Refunding Bonds.

ATTACHMENTS:

11/3/2025 Pope Letter; SFAA Resolution; NDIF

OFFICE OF STATE TREASURER

New Debt Information Form (NDIF) - Initial Form

SFAA Approval Date: 12/09/25 Final Version Date:

1. AGENCY/ISSUER & FINANCING INFORMATION

Agency #: H27 Issuer: University of South Carolina Series: 2026

Borrower (if not Issuer):

Bond Caption: Higher Education Revenue Refunding Bonds - Series 2026

Bond Resolution Amount: $68,000,000 Est. Production/Par Amt: $59,970,000

(Used to calculate initial COI percentages; STO bond issues must use Par Amt *)*

Final Production/Par Amt: $0

Submitted By:

ENTITY	University of South Carolina
BY:	Mandy Kibler
ITS:	Associate VP for Finance
Tel:	803-777-2123
Email:	kiblerm@email.sc.edu

Transaction Type/Method of Sale:

X	Public Offering:	Competitive:	Negotiated:	X
	Direct Placement:	Competitive:	Negotiated:	
	Governmental Loan/Governmental Purchaser			
	Other:			

MSRB (EMMA) Continuing Disclosure Requirement (Y/N): Y

MSRB (EMMA) Continuing Disclosure Responsible Party: University of South Carolina - Mandy Kibler

2. FINANCING (NEW PORTION)

Project #: Project Name:

Project Address/Location: Amount:

Project Type: County:

Projected Avg Interest Rate: Final Maturity:

3. FINANCING (REFUNDED PORTION)

Series to be Refunded	Refunded Maturities	Principal Refunded	IR of Refunded Bds	Est. Yield of Refunding Bds	Est NPV Svgs. ($)	Est NPV Svgs. (% of Ref. Bds)
Series 2013, 2015, & 2016A	2027-2043	$ 66,675,000	4.44%	2.84%	$ 5,622,131	8.43%
					$	
					$	
	Total	**$ 66,675,000**	*********	*********	**$ 5,622,131**	

4. FINANCING WORKING GROUP

Financial Advisor:	PFM Financial Advisors, LLC	Disclosure Counsel:	Howell Linkous & Nettles, LLC
Bond Counsel:	Pope Flynn, LLC	Issuer's Counsel:	Terry Parham
Underwriter:	Barclays	Trustee:	State Treasurer's Office
Paying Agent:	U.S. Bank Trust Company NA	Other:	

5. FINANCING/PROJECT DESCRIPTION

(Briefly, explain the financing/project, the anticipated costs, & the basis for these cost estimates. Use an attachment if needed)

The bonds will provide proceeds necessary to effect a current refunding of the remaining uncalled maturities of the University's Higher Education Revenue Refunding Bonds, Series 2013, Series 2015, and Series 2016A (the "Refunded Bonds"). The Series 2013 and 2015 Bonds are currently callable and the Series 2016A Bonds are callable on and after May 1, 2026. Costs of issuance of the bonds are calculated at the anticipated par amount of the bonds in accordance with the approved fee schedule for counsel, published schedules of rating agencies, past experience, and to take into account that certain items may not be known until the pricing of the bonds and will vary with market conditions. Costs of issuance as listed in Section 8 and Section 9 assume a stand-alone issuance. The Office of State Treasurer may issue the bonds as part of a larger transaction to reduce costs if appropriate.

6. FINANCING/PROJECT APPROVAL DATES

Financing Approvals		Notes:
Issuer/Borrower Approval:	10/14/25	Board of Trustees
JBRC Approval:	12/02/25	Proposed
SFAA Approval:	12/09/25	Proposed

Project Approvals - Phase II (State Entities Only)		Notes:
Issuer/Borrower Approval:	N/A	N/A
JBRC Approval:	N/A	N/A
SFAA Approval:	N/A	N/A

7. TAX AND ARBITRAGE MATTERS & SPEND DOWN SCHEDULE

	Yes	No
a. Is any portion of the project, once completed, to be managed by a third-party pursuant to a management contract? (if yes, please attach copy)		X
b. Will any third-party payments (from support organizations, private entities or the federal government) related to the facility, however indirectly, be used to pay debt service on the bonds?		X

c. If yes to any of the above, please provide a square footage and cost estimate of the portion affected.

Sq. Footage -

Cost Estimate - $0

	Bond Proceeds	FYE	Spend Down Schedule Notes
Est. Expenditures - Through 6 Months	$ 67,274,637	6/30/2027	Redemption price/escrow deposit and costs of issuance.
Est. Expenditures - Through 12 Months	$		
Est. Expenditures - Through 18 Months	$		
Est. Expenditures - Through 24 Months	$		
Est. Expenditures - Through 36 Months	$		
Est. Expenditures - Through 48 Months	$		
- Estimated Expenditures: Thru FY:	**$ 67,274,637**		

8. ESTIMATED/ACTUAL PROJECT SOURCES AND USES

Sources	Est. Project Budget (Sources)		Est. Project Budget (Uses)	Uses
(1) Bond Proceeds: (a) Par	$ 59,970,000		$	Project Fund
(b) Premium/Accr. Int.	$ 7,304,637		$	Capitalized Interest Fund
(2) Issuer/Borrower Contr.	$		$	Debt Service Reserve Fund
(3) Debt Service Fund Trans.	$		$ 66,777,052	Redemption Price/Escrow Deposit
(4) Debt Service Reserve Fund Contribution	$		$ 497,585	Cost of Issuance (Incl. UW Disc.)
			$	Accrued Interest
(5) Other (Specify)			$	Additional Proceeds
Type -	$		$	Other
Type -	$		$	Other
(6) SCHFDA MFHRB Sources			$	Other
(a) LIHTC	$		$	Other
(a) State Housing TC	$		$	Other
(c) Owner's Equity/Other	$		$	Other
Total Project Sources	**$ 67,274,637**		**$ 67,274,637**	**Total Project Uses**
	Surplus/Deficit	**$ 0.00**		

9. ESTIMATED/ACTUAL BOND COI EXPENDITURES *(** Added COI entities beyond the following need an attached description **)*

COI Entity	Selected COI Vendor	Vendor #	Engagement Date (w/Engagement Ltr Attached)	Est. Fee For Services	Act. Fee For Services	($ △)
Financial Advisor	PFM Financial Advisors			$ 62,969	$	$ 62,969
Bond Counsel	Pope Flynn, LLC			$ 59,970	$	$ 59,970
Disclosure Counsel	Howell Linkous & Nettles			$ 29,985	$	$ 29,985
Issuer's Counsel	Terry Parham				$	$
Underwriter's Counsel	Maynard Nexsen			$ 14,992	$	$ 14,992
Transaction Counsel				$	$	$
Legal Expenses				$	$	$
				$	$	$
Rating Agency - S&P				$	$	$
Rating Agency - Moody's				$ 72,500	$	$ 72,500
Rating Agency - Fitch				$ 65,000	$	$ 65,000
Underwriter's Compensation	Barclays			$ 149,925	$	$ 149,925
Registrar / Paying Agent	U.S. Bank Trust Company			$ 15,000	$	$ 15,000
Dissemination Agent	DAC			$ 2,500	$	$ 2,500
Accountant				$	$	$
Verification Agent				$ 3,000	$	$ 3,000
Printing	Image Master			$ 10,000	$	$ 10,000
Publishing				$	$	$
Advertising				$	$	$
Contingency				$ 11,744	$	$ 11,744
Issuer's Fee	SC JEDA / SC SHFDA			$	$	$
				$ 497,585	**$**	**$ 497,585**

Est. / Actual COI Fees (% of Transaction):

Financial Advisor: % of Transaction	*0.11%*	*#DIV/0!*
Bond Counsel: % of Transaction	*0.10%*	*#DIV/0!*
Total Legal Costs: % of Transaction	*0.17%*	*#DIV/0!*
Rating Agencies: % of Transaction	*0.23%*	*#DIV/0!*

UW Comp: % of Transaction	0.25%	#DIV/0!
Other COI: % of Transaction	0.07%	#DIV/0!
Total COI: % of Transaction	**0.83%**	**#DIV/0!**

BOND TRANSMITTAL FORM

TO: Delbert H. Singleton, Jr., Authority Secretary
State Fiscal Accountability Authority
600 Wade Hampton Building (29201)
P.O. Box 12444
Columbia, SC 29211

DATE: 12/3/2025

Submitted for SFAA Meeting on:
12/9/2025

FROM: Pope Flynn, LLC
1411 Gervais Street, Suite 300
P.O. Box 11509
Columbia, SC 29211

RE: N/E $68,000,000 of University of South Carolina Higher Education Revenue Refunding Bonds

Project Name: Refunding all or a portion of the (i) $37,185,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2013, (ii) $48,175,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2015, and (iii) $67,820,000 original principal amount University of South Carolina Higher Education Refunding Revenue Bonds, Series 2016A.

Documents enclosed (executed original and two copies of each):

(ALL documents required for state law approval; A and C only for ceiling allocation only; must check K or L)

A. ☐ Petition
B. ☒ Resolution or Ordinance
C. ☐ Inducement Resolution or comparable preliminary approval
D. ☐ Department of Health and Environmental Control Certificate *if required*
E. ☒ State Fiscal Accountability Authority Resolution ~~and Public Notice~~ *(original)*
Plus 3 copies for certification and return to bond counsel
F. ☒ Draft bond counsel opinion letter
G. ☒ Signed SFAA Reliance letter
H. ☐ DHEC Certificate of Need (C.O.N.)
I. ☐ Debt Questionnaire
J. ☐ Processing Fee

Amount: $Click or tap here to enter text. *Check No:* Click or tap here to enter text.
Payor: Click or tap here to enter text.

K. ☒ No Private Participant will be known at the time the Authority considers this agenda item.
L. ☐ This agenda item is accompanied by the applicable Private Party Disclosure form for each private participant

Bond Counsel: Gary T. Pope, Jr.
Typed Name of Bond Counsel

By: _____
Signature

POPE FLYNN
GROUP

Pope Flynn, LLC
1411 Gervais Street, Suite 300
Post Office Box 11509 (29211)
Columbia, SC 29201

MAIN 803.354.4900
FAX 803.354.4899
www.popeflynn.com

November 3, 2025

Mr. Delbert H. Singleton, Jr.
Assistant Executive Director and Authority Secretary
South Carolina State Fiscal Accountability Authority
1200 Senate Street, Suite 600
Columbia, South Carolina 29201

Re: Not Exceeding $68,000,000 University of South Carolina Higher Education Revenue Refunding Bonds

Dear Delbert:

On behalf of the University of South Carolina, in connection with the authorization of the above referenced bonds (the "Bonds"), and in anticipation of the South Carolina State Fiscal Accountability Authority (the "Authority") meeting scheduled for December 9, 2025, we respectfully enclose the following for consideration by the Authority:

1. A copy of a bond resolution dated June 21, 1996, of the Board of Trustees of the University of South Carolina (the "University") providing for the issuance of revenue bonds of the University of South Carolina;

2. A copy of a series resolution adopted by the Board of Trustees of the University on October 14, 2025, authorizing the issuance of the Bonds;

3. A proposed form of opinion of Bond Counsel;

4. An executed opinion of Pope Flynn, LLC relating to the sufficiency of the proceedings and information submitted to the Authority in connection with its consideration of the approval of the Bonds;

5. A proposed form of resolution of the Authority (an electronic copy is being provided contemporaneously with this letter); and

6. An executed Bond Transmittal form.

The University will provide the Office of State Treasurer with copies of the Bond Counsel Selection Form and the New Debt Information Form (NDIF) – Initial Form contemporaneously with this submission. Please let us know should you require anything further or if you have any questions regarding the enclosed.

Best regards,

Gary T. Pope, Jr.

c: Mandy Kibler, Associate Vice President and University Controller, University of South Carolina
Jackie D. Hipes, Director, Debt Management Division, Office of State Treasurer

Enclosures

A RESOLUTION

PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE REFUNDING BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $68,000,000; AND OTHER MATTERS RELATING THERETO.

SERIES RESOLUTION

October 14, 2025

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BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE UNIVERSITY OF SOUTH CAROLINA, IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01 Findings.

As an incident to the adoption of this Resolution (hereinafter, this "Series Resolution" or the "Series 2025 Resolution"), and the issuance of the Higher Education Revenue Refunding Bonds provided for herein, the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), finds, as a fact, that each of the statements hereinafter set forth in this Article I is in all respects true and correct.

(A) The Board of Trustees has made general provision for the issuance of University of South Carolina Higher Education Revenue Bonds (the "Bonds") through the means of a resolution adopted on June 21, 1996, entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO" (as amended or supplemented, the "Bond Resolution"). All capitalized terms which are not defined herein shall have the meanings set forth in the Bond Resolution.

(B) It is provided in and by the Bond Resolution that, upon adoption of a Series Resolution, there may be issued one or more Series of Bonds for the purposes of (i) financing or refinancing in whole or in part the cost of acquisition, construction, renovation and improvement of land, buildings, and other improvements to real property and equipment for new and existing Facilities; (ii) funding any Debt Service Reserve Fund (including the purchase of a surety bond, insurance policy, line of credit, letter of credit or similar instrument credited thereto in lieu of cash as provided herein) or restoring the value of the cash and securities in any Debt Service Reserve Fund to an amount equal to the applicable Reserve Requirement; (iii) purchasing or providing for credit enhancement for any Series of Bonds; (iv) capitalizing interest on the Bonds for such period of time as the Board of Trustees may determine; and (v) paying costs of issuance of the Bonds.

(C) Pursuant to the Bond Resolution, the Board of Trustees previously issued its (i) $37,185,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2013, outstanding as of June 30, 2025 in the principal amount of $9,609,500 (the "Series 2013 Bonds"), (ii) $48,175,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2015, outstanding as of June 30, 2025 in the principal amount of $18,618,625 (the "Series 2015 Bonds"), and (iii) $67,820,000 original principal amount University of South Carolina Higher Education Refunding Revenue Bonds, Series 2016A, outstanding as of June 30, 2025 in the principal amount of $66,092,400 (the "Series 2016A Bonds," and together with the Series 2013 Bonds and the Series 2015 Bonds, the "Refunded Bonds").

(D) Following a review of debt service requirements of the Refunded Bonds and prevailing market conditions, the Board of Trustees finds that debt service savings will be achieved through the refunding of all or a portion of the Refunded Bonds.

(E) The principal amount of refunding bonds required to refund the Refunded Bonds (the "Refunding") cannot be determined with precision prior to the sale of the proposed refunding bonds. It is

currently estimated that approximately $67,704,000 of refunding bonds will be required for the Refunding. Such amount may vary, either upward or downward, depending on market conditions on the date such refunding bonds are offered for sale. A table illustrative of such savings will be prepared and included as a closing document at the delivery of any Series of Bonds authorized hereby.

(F) In accordance with Section 4.01(B)(16) of the Bond Resolution, the Board of Trustees has further determined that the applicable Reserve Requirements, if any, for all Series of Bonds Outstanding (as defined in the Bond Resolution) have been or will be met.

(G) Based on the findings made herein, the Board of Trustees has determined to authorize the issuance of Bonds in a principal amount not to exceed $68,000,000 (the "Series 2025 Bonds"), the proceeds of which will be used (i) to effect the Refunding, and (ii) to pay costs of issuance of the Series 2025 Bonds.

* * *

ARTICLE II

DEFINITIONS AND AUTHORITY

Section 2.01 Definitions.

(A) All terms which are defined in Article II of the Bond Resolution shall have the same meanings, respectively, in this Series 2025 Resolution as such terms are given in the Bond Resolution.

(B) In addition, as used in this Series 2025 Resolution, unless the context shall otherwise require, the following terms shall have the following respective meanings:

"2013 Debt Service Fund" means the Debt Service Fund created pursuant to Section 6.02 of the 2013 Series Resolutions.

"2013 Series Resolutions" means the resolutions of the Board of Trustees adopted June 27, 2008 and December 18, 2012 pursuant to the Bond Resolution providing for the issuance and sale of the Series 2013 Bonds, and any supplements or amendments thereto.

"2015 Debt Service Fund" means the Debt Service Fund created pursuant to Sections 5.02 and 6.02 of the 2015 Series Resolutions.

"2015 Series Resolutions" means the resolutions of the Board of Trustees adopted April 25, 2014 and June 19, 2015, pursuant to the Bond Resolution providing for the issuance and sale of the Series 2015 Bonds, and any supplements or amendments thereto.

"2016A Debt Service Fund" means the Debt Service Fund created pursuant to Section 5.02 of the 2016A Series Resolution.

"2016A Series Resolution" means that resolution of the Board of Trustees adopted April 22, 2016 pursuant to the Bond Resolution providing for the issuance and sale of the Series 2016A Bonds, and any supplements or amendments thereto.

"Beneficial Owner" means, for any Series 2025 Bond which is held by a nominee, the beneficial owner of such Series 2025 Bond.

"Bond Payment Date" means each date, as determined pursuant to Section 3.04 hereof, on which interest on any Series 2025 Bonds shall be payable or on which both a Principal Installment and interest on Series 2025 Bonds shall be payable.

"Bond Resolution" means that certain resolution adopted by the Board of Trustees on June 21, 1996, entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO," as from time to time amended and supplemented.

"Chief Financial Officer" means the Executive Vice President for Administration and Chief Financial Officer of the University, who shall act as the Chief Financial Officer for the purposes of the Bond Resolution.

"Continuing Disclosure Undertaking" means that certain Continuing Disclosure Undertaking substantially in the form attached hereto as Exhibit B, as originally executed and as it may be amended from time to time in accordance with the terms thereof.

"Corporate Trust Office," when used with respect to the Paying Agent and the Registrar, means the designated office at which the corporate trust business of such party shall be administered with respect to the Series 2025 Bonds and to the extent the State Treasurer shall act as Paying Agent and Registrar, "Corporate Trust Office" shall mean the Office of the State Treasurer.

"Date of Issue," with respect to the Series of Bonds issued hereunder, means the date from which interest accrues on such obligations.

"Depository" means The Depository Trust Company, or other recognized securities depository selected by the University, which securities depository maintains a book-entry system with respect to Series 2025 Bonds and shall include any substitute for or successor to the securities depository initially acting as Depository.

"Depository Nominee" means, as to any Depository, such Depository or the nominee of such Depository in whose name there shall be registered on the registration books maintained by the Registrar the Series 2025 Bond certificates to be delivered to and immobilized at such Depository during the continuation with such Depository of participation in its book-entry system. Cede & Co. shall serve as the initial Depository Nominee hereunder.

"Escrow Agent" means the entity authorized and designated by the Chief Financial Officer to serve as escrow agent pursuant to one or more Escrow Deposit Agreements pursuant to Section 4.01(B)(10) of the Bond Resolution.

"Escrow Deposit Agreement" means one or more escrow deposit agreements between the University and the Escrow Agent for the purpose of defeasing Bonds in accordance with Article XVI of the Bond Resolution.

"Official Notice of Sale" means an offer of Series 2025 Bonds or Series 2025 Notes containing the terms and conditions for the competitive sale and award thereof, as established by the Chief Financial Officer and the State Treasurer.

"Official Statement" means any Official Statement of the University to be prepared and distributed in connection with a public sale or private sale for public reoffering and delivery of Series 2025 Bonds in such form as approved by the Chief Financial Officer and as more particularly described in Section 6.02 hereof.

"Participants" means those broker-dealers, banks and other financial institutions for which the Depository holds Series 2025 Bonds as depository.

"Preliminary Official Statement" means any Preliminary Official Statement of the University to be prepared and distributed in connection with a public sale or a private sale for public reoffering and delivery of Series 2025 Bonds, in such form as approved by the Chief Financial Officer and as more particularly described in Section 7.02 or Section 9.02 hereof.

"Record Date" means the 15th day of the month preceding each Bond Payment Date.

"Refunded Bonds" has the meaning given such term in Section 1.01 hereof.

"Refunding" has the meaning given such term in Section 1.01 hereof.

"Series 2025 Bonds" means the Bonds, in one or more Series, of the University authorized and issued pursuant to the Enabling Act, the Bond Resolution, and this Series 2025 Resolution.

"Series 2025 COI Fund" means the fund established pursuant to Article V hereof held by the Trustee to which certain proceeds of the Series 2025 Bonds shall be deposited and disbursed for the purpose of paying the costs and expenses related to the issuance of the Series 2025 Bonds.

"Series 2025 Debt Service Fund" means any Debt Service Fund for the Series 2025 Bonds created pursuant to Section 5.02 hereof.

"Series 2025 Reserve Requirement" means the Reserve Requirement, if any, as determined by the Chief Financial Officer and the State Treasurer to be the amount necessary to market the Series 2025 Bonds of a Series, at interest rates comparable to that enjoyed by credits of the nature of Series 2025 Bonds, provided that any such Series 2025 Reserve Requirement shall be funded only at a level which will not result in a requirement to yield restrict any invested funds in the Series 2025 Debt Service Reserve Fund to the applicable yield on the Series 2025 Bonds.

"Series 2025 Resolution" means this resolution of the Board of Trustees adopted October 14, 2025 pursuant to the Bond Resolution providing for the issuance and sale of the Series 2025 Bonds, and any supplements or amendments thereto.

"Sinking Fund Date" has the meaning given that term in Section 3.06 hereof.

"State Treasurer" means the Treasurer of the State of South Carolina or the Office of the State Treasurer of South Carolina.

"Taxable Series" means a Series of Series 2025 Bonds so designated by the Chief Financial Officer, the interest upon which is not excluded from income for federal income tax purposes.

Section 2.02 Authority for this Series 2025 Resolution.

This Series 2025 Resolution is adopted pursuant to the provisions of the Enabling Act, and the Bond Resolution.

* * *

ARTICLE III

AUTHORIZATION AND TERMS OF THE SERIES 2025 BONDS

Section 3.01 Principal Amount and Designation of Series.

(A) Pursuant to the provisions of the Bond Resolution, there is hereby authorized, in one or more Series, Bonds of the University entitled to the benefits, protection and security of the provisions thereof in the aggregate principal amount not exceeding $68,000,000. Subject to the provisions of paragraph (B) of this Section, the Series 2025 Bonds shall be designated "University of South Carolina Higher Education Revenue Refunding Bonds, Series 2025" or such other Series designation as may be determined by the Chief Financial Officer.

(B) Notwithstanding anything in this Series Resolution to the contrary, the Series designation of the Bonds authorized herein may, prior to the sale thereof, be changed from "Series 2025" to any other designation, including a designation reflecting the year of issuance or alphanumeric designation to distinguish between or among Series 2025 Bonds issued as separate Series in the same year, as may be determined by the Chief Financial Officer in his sole discretion.

Section 3.02 Purposes.

The Series 2025 Bonds, together with other funds available to the University, are authorized for the purposes of:

(1) effecting the Refunding; and

(2) paying the costs of issuance of the Series 2025 Bonds, including the premium on any Municipal Bond Insurance Policy or debt service reserve fund funding substitute.

Section 3.03 Direction to Chief Financial Officer and State Treasurer.

The Chief Financial Officer and the State Treasurer are hereby authorized to effect the issuance of the Series 2025 Bonds, in one or more Series, upon the terms and conditions set forth herein for the purposes set forth in Section 3.02 hereof in the amount or amounts determined by the Chief Financial Officer and the State Treasurer, not exceeding $68,000,000 in aggregate principal amount.

Section 3.04 Maturity Schedule; Interest Payment Dates.

The Series 2025 Bonds shall mature in the principal amounts and on the dates and in the years as shall be determined by the Chief Financial Officer and the State Treasurer; provided, that final maturity of the Series 2025 Bonds shall occur not later than May 1, 2043. The Series 2025 Bonds shall bear interest at rates determined in the manner prescribed by Section 3.08 and Article VI hereof on the basis of a 360-day year consisting of twelve 30-day months. Each Series of Series 2025 Bonds shall be dated its Date of Issue as shall be determined by the Chief Financial Officer and the State Treasurer, and interest on the Series 2025 Bonds shall be payable on such dates as shall be determined by the Chief Financial Officer and the State Treasurer. The Chief Financial Officer and the State Treasurer are authorized to determine which portion of the Series 2025 Bonds shall be Serial Bonds and which shall be Term Bonds, but no Series 2025 Bonds shall be Capital Appreciation Bonds.

Section 3.05 Optional Redemption.

(A) The Chief Financial Officer, in his discretion and on advice received, shall determine whether Series 2025 Bonds shall be subject to redemption prior to maturity at the option of the University, including applicable redemption dates and prices.

(B) In the event that the University shall from time to time, in accordance with the provisions of Section 3.05(A) hereof, elect to redeem Series 2025 Bonds, it shall give notice to the Trustee, Registrar and Paying Agent of each optional redemption. Such notice shall specify the date fixed for redemption and the amount and maturities of the Series 2025 Bonds which are to be redeemed. Such notice may be conditional upon any event or occurrence set forth in such notice, and the obligation of the Registrar to provide the notice of redemption shall not be conditioned on the prior deposit of the amount due at the redemption date.

Section 3.06 Mandatory Sinking Fund Redemption.

(A) Certain of the Series 2025 Bonds, as determined in accordance with conditions established by the Chief Financial Officer and the State Treasurer at or prior to the sale of such Series 2025 Bonds, may be subject to mandatory redemption on such dates (hereinafter, the "Sinking Fund Dates") and under the terms and conditions determined by the Chief Financial Officer and the State Treasurer, through the operation of sinking fund provisions, at the principal amount thereof, plus interest thereon to the redemption date.

(B) If a portion of the Series 2025 Bonds of a Series is subject to mandatory sinking fund redemption as provided in Paragraph (A) above, there shall be deposited with the Paying Agent on or before each Sinking Fund Date an amount sufficient to redeem or to pay (after credit as provided below) those principal amounts of Series 2025 Bonds so designated for mandatory redemption on the applicable Sinking Fund Date.

(C) The University, at its option, to be exercised prior to the 45th day immediately preceding any Sinking Fund Date, may:

(1) cause to be paid to the Paying Agent as a prepayment of sums then to become due, such amount of funds as the University may determine, with written instructions to the Paying Agent, signed in the name of the University, to be applied prior to said 45th day to the purchase of Series 2025 Bonds which are subject to mandatory redemption, or

(2) deliver any principal amount of Series 2025 Bonds which are subject to mandatory sinking fund redemption to the Registrar for cancellation,

and shall receive a credit in respect of its next ensuing mandatory sinking fund payment for any such Series 2025 Bond; which prior to said Sinking Fund Date have been purchased or redeemed (otherwise than through the operation of the sinking fund) and cancelled by the Registrar and not theretofore applied as a credit against any sinking fund payment.

(D) Upon receipt of the funds and instructions specified in Paragraph (C)(1) above, the Paying Agent shall use all reasonable efforts to expend such funds in the purchase of such Series 2025 Bonds, at a price not exceeding the principal amount thereof plus interest accrued to such Sinking Fund Date. Any such funds not so expended by the Paying Agent shall be applied to the payment of the Series 2025 Bonds maturing on such Sinking Fund Date or returned to the Trustee for the benefit of the

University. The Series 2025 Bonds so purchased or presented for cancellation as provided above shall be canceled by the Registrar as provided in Section 4.14 of the Bond Resolution and shall be credited, at their principal amount, until the full amount thereof has been so credited against the next ensuing and future sinking fund payments in chronological order to the extent otherwise payable to the University.

(E) The amount of any such mandatory sinking fund redemptions shall be reduced to the extent Series 2025 Bonds of the applicable Series and maturity have been purchased by the University or redeemed by the University pursuant to any optional redemption provisions, in such manner as the University shall direct, or, absent such direction, on a pro rata basis.

Section 3.07 Partial Redemption.

If less than all of the Series 2025 Bonds are to be redeemed pursuant to any section of this Series Resolution, the Series and maturities of the Series 2025 Bonds to be redeemed shall be as determined by the University. If less than all of a maturity of a Series of Series 2025 Bonds is to be redeemed, the particular Series 2025 Bonds or portions of Series 2025 Bonds of the applicable maturity and Series to be redeemed shall be selected not less than 45 days prior to the date fixed for redemption in the manner provided by Section 4.15 of the Bond Resolution.

Section 3.08 Conditions Relating to Naming Interest Rates.

The Series 2025 Bonds shall bear such rate or rates of interest as shall at the sale of Series 2025 Bonds referred to in Section 6.01 hereof be determined by the Chief Financial Officer and the State Treasurer to be in the best interest of the University; provided, however, that:

(1) each interest rate named shall be a multiple of 1/20th or 1/8th of one percentage point; and

(2) all other restrictions as may be imposed by the State Treasurer and the Chief Financial Officer (including any modifications of any of Paragraph (1) above if deemed to be in the best interest of the University) prior to the sale of the Series 2025 Bonds shall apply.

Section 3.09 Series 2025 Reserve Requirement.

If in the judgment of the Chief Financial Officer and the State Treasurer the purchasing of a Municipal Bond Insurance Policy, and/or a debt service reserve fund funding substitute as permitted by Section 7.05(D) of the Bond Resolution and Section 6.03 hereof to satisfy the Series 2025 Reserve Requirement for Series 2025 Bonds, will enhance the marketing of the Series 2025 Bonds such that a savings to the University would otherwise be realized, the Chief Financial Officer is hereby authorized to effect the purchase of such Municipal Bond Insurance Policy and/or funding substitute. In this respect, the Chairman of the Board of Trustees and the Chief Financial Officer, or either one of them acting alone, are hereby authorized to execute and deliver, upon advice of Bond Counsel, any necessary reimbursement agreements or other insurance agreements with the provider of any Municipal Bond Insurance Policy or debt service reserve fund funding substitute. The University hereby covenants to comply with the covenants and agreements as shall be contained in any such reimbursement or insurance agreement, as if such covenants and agreements were set forth verbatim herein and in the Bond Resolution. Such covenants and agreements shall be deemed to be supplemental and amendatory to the Bond Resolution.

Section 3.10 Authentication; Payment of Interest.

(A) Each of the Series 2025 Bonds shall be authenticated on such date as it shall be delivered and shall bear interest from its Date of Issue, if no interest has yet been paid; otherwise from the last Bond Payment Date to which interest has been paid and which Bond Payment Date is on or prior to the authentication date thereof.

(B) The interest on all Series 2025 Bonds shall be paid by check or draft mailed from the Corporate Trust Office of the Paying Agent to the person in whose name the Series 2025 Bond is registered at the close of business on the applicable Record Date. Any Holder of $1,000,000 or more in principal amount of Series 2025 Bonds shall be entitled by written request to the Paying Agent (which notice shall be valid for all future payments until rescinded) to direct that any payments of interest on such Series 2025 Bonds be transmitted to such Holder by wire transfer. Such request shall provide the Paying Agent with specific direction as to the manner of making such payment.

Section 3.11 Denomination; Numbering.

The Series 2025 Bonds shall be issued in the denomination of $5,000 or any multiple thereof, not exceeding the principal amount of the Series 2025 Bonds maturing in such year. Each maturity of the Series 2025 Bond shall be numbered sequentially from "R-1" in such a fashion as to reflect the fact that it is one of the Series 2025 Bonds, and to identify the Holder thereof on the books kept by the Registrar.

Section 3.12 Appointment of Trustee; Maintenance of Paying Agent and Registrar.

(A) The State Treasurer is hereby appointed to act as Trustee under this Series 2025 Resolution. The State Treasurer shall signify its acceptance of the duties of the Trustee under this Series 2025 Resolution and the Bond Resolution upon delivery of the Series 2025 Bonds.

(B) As long as any Series 2025 Bonds remain Outstanding, the University shall maintain a Paying Agent and a Registrar therefor, which may be the Trustee. The Chief Financial Officer and the State Treasurer shall determine the Paying Agent and Registrar for each Series of the Series 2025 Bonds, prior to the sale thereof.

(C) The Series 2025 Bonds shall be presented for payment, and notices and demands to or upon the Trustee and the University in respect to the Series 2025 Bonds may be served, at the Corporate Trust Office of the Paying Agent. The Series 2025 Bonds shall be presented for registration of transfers and exchanges in accordance with the provisions of the Bond Resolution at the Corporate Trust Office of the Registrar.

Section 3.13 Form of Bonds.

The Series 2025 Bonds shall be substantially in the form attached hereto as Exhibit A, with such changes, modifications or amendments to the form attached hereto as Exhibit A as shall, upon advice of Bond Counsel, be approved by the Chief Financial Officer and the State Treasurer, the execution thereof by the Chief Financial Officer constituting conclusive approval of any and all changes, modifications, or amendments.

Section 3.14 Book-Entry System.

Unless otherwise determined by the Chief Financial Officer and the State Treasurer prior to the sale of the applicable Series of Series 2025 Bonds, such Series of Series 2025 Bonds will be eligible

securities for the purpose of the Book-Entry System of transfer maintained by the Depository, and transfers of beneficial ownership of the Series 2025 Bonds shall be made only through the Depository and its Participants in accordance with rules specified by the Depository. Such beneficial ownership must be of a $5,000 principal amount of the Series 2025 Bonds of the same maturity and Series or any integral multiple of $5,000, with each increment of $5,000 being separately of a single maturity.

The Series 2025 Bonds shall be issued in fully registered form, and, if issued as book entry-only securities, shall be issued in one certificate for each of the maturities and Series of the Series 2025 Bonds, in the name of Cede & Co., as Depository Nominee. When any principal of, premium, if any, or interest on the Series 2025 Bonds becomes due, the Trustee shall cause the Paying Agent to transmit to the Depository an amount equal to such installment of principal, premium, if any, and interest. Such payments will be made to the Depository Nominee as long as it is owner of record on the applicable Record Date. The Depository Nominee shall be considered to be the owner of the Series 2025 Bonds so registered for all purposes of this Series 2025 Resolution, including, without limitation, payments as aforesaid and receipt of notices and exercise of rights of Series 2025 Bond owners.

The Trustee shall notify the Depository of any notice of redemption required to be given pursuant to this Series 2025 Resolution not less than 30 nor more than 60 days prior to the date fixed for redemption.

The Depository is expected to maintain records of the positions of Participants in the Series 2025 Bonds, and the Participants and persons acting through Participants are expected to maintain records of the Beneficial Owners in the Series 2025 Bonds. The University makes no assurances that the Depository and its Participants will act in accordance with such rules or expectations on a timely basis, and the University shall have no responsibility for any such maintenance of records of transfer or payments by the Depository to its Participants, or by the Participants or persons acting through Participants to the Beneficial Owners.

If (a) the Depository determines not to continue to act as Depository for the Series 2025 Bonds, or (b) the University has advised the Depository of the University's determination that the Depository is incapable of discharging its duties, the University shall attempt to retain another qualified securities depository to replace the Depository. Upon receipt by the University of the Series 2025 Bonds together with an assignment duly executed by the Depository, the University shall execute and deliver to the successor depository, Series 2025 Bonds of the same Series, principal amount, interest rate and maturity.

If the University is unable to retain a qualified successor to the Depository or the University has determined that it is in the best interest of the University not to continue the Book-Entry System of transfer or that the interest of the Beneficial Owners of the Series 2025 Bonds might be adversely affected if the Book-Entry System of transfer is continued (the University undertakes no obligation to make any investigation to determine the occurrence of any events that would permit it to make any such determination), and has made provision to so notify Beneficial Owners of the Series 2025 Bonds by mailing an appropriate notice to the Depository, upon receipt by the University of the Series 2025 Bonds together with an assignment duly executed by the Depository, the University shall execute, and cause to be authenticated and delivered pursuant to the instructions of the Depository, Series 2025 Bonds in fully registered form, in substantially the form set forth in this Series 2025 Resolution, and in denominations of $5,000 or any integral multiple thereof.

Section 3.15 Designation of Source or Sources of Revenue for Repayment of Bonds.

The Board of Trustees hereby designates Net Revenues and Additional Funds as the sources of revenue designated for the repayment of the Series 2025 Bonds in accordance with Section 59-147-110 of

the Enabling Act. The Board of Trustees, by prior action, has designated and determined that the "Facilities" are (i) student and faculty housing, including, but not limited to, dormitories, apartment buildings and dwelling houses, (ii) parking facilities, (iii) the bookstore facility in the Health Education Complex located on the University's Upstate Campus, and (iv) the Campus Village Auxiliary Facilities.

Section 3.16 Selection of Refunded Bonds; Use of Moneys in Debt Service Funds; Escrow Deposit Agreement.

(A) All or any portion of the Refunded Bonds may be refunded with the proceeds of Series 2025 Bonds issued from time to time, as determined by the Chief Financial Officer and the State Treasurer. Such Refunded Bonds shall be redeemed on the date or dates that the Chief Financial Officer and the State Treasurer shall determine.

(B) The Chief Financial Officer is authorized to execute and deliver one or more Escrow Deposit Agreements with the Escrow Agent, to call Refunded Bonds or provide for the same in the Escrow Deposit Agreement, and cause the publication of a notice of redemption for the Refunded Bonds, which may be conditional, at the appropriate time, in accordance with the Bond Resolution and Series Resolutions authorizing the Refunded Bonds. The Chief Financial Officer is hereby authorized to enter into, execute and deliver all agreements, certificates and instruments necessary to effect the redemption of the Refunded Bonds as contemplated hereunder, and take any further action as may be necessary to effect the same.

(C) Moneys on deposit in the 2013 Debt Service Fund, the 2015 Debt Service Fund, and the 2016A Debt Service Fund (collectively, the "Refunded Bonds Debt Service Funds") established pursuant to the Bond Resolution, the 2013 Series Resolutions, the 2015 Series Resolutions, and the 2016A Series Resolution authorizing the Refunded Bonds, necessary to comply with the Code and in the discretion of the Chief Financial Officer, may be used to defease and redeem the Refunded Bonds. Moneys on deposit in the Refunded Bonds Debt Service Funds or from any other legally available source may also be applied to defease any outstanding Refunded Bonds at the discretion of the Chief Financial Officer.

* * *

ARTICLE IV

EXECUTION; NO RECOURSE

Section 4.01 Execution.

The Series 2025 Bonds shall be executed and authenticated in accordance with the applicable provisions of the Bond Resolution; provided, however, that the Chief Financial Officer shall also execute any Bonds in addition to the required signatories in the Bond Resolution.

Section 4.02 No Recourse.

All covenants, stipulations, promises, agreements and obligations of the University contained in the Bond Resolution or in this Series Resolution shall be deemed to be the covenants, stipulations, promises, agreements and obligations of the University and not those of any officer or employee of the University in his or her individual capacity, and no recourse shall be had for the payment of the principal or redemption price of or interest on the Series 2025 Bonds or for any claim based thereon or on the Bond Resolution or on this Series Resolution, either jointly or severally, against any officer or employee of the University or any person executing the Series 2025 Bonds.

* * *

ARTICLE V

DISPOSITION OF PROCEEDS

Section 5.01 Disposition of Proceeds of Series 2025 Bonds.

(A) Upon the delivery of the Series 2025 Bonds, the net proceeds received by the Trustee for the benefit of the University shall be applied as follows:

(1) The amount determined necessary by the Chief Financial Officer to effect the Refunding shall be deposited with the Escrow Agent, or Paying Agent for the Refunded Bonds; and

(2) the balance shall be deposited to the Series 2025 COI Fund to pay costs of issuance of the Series 2025 Bonds, including costs of credit enhancement therefor, if any.

(B) Neither the purchaser of the Series 2025 Bonds nor any Holder of the Series 2025 Bonds shall be liable for the proper application of the proceeds of the Series 2025 Bonds.

(C) Should any financing expenses, such as the premium for any Municipal Bond Insurance Policy, require direct payment from the purchaser of the Series 2025 Bonds, such payment may be made directly and netted out of the proceeds to be deposited at item (A) above, upon approval of the Chief Financial Officer and State Treasurer

Section 5.02 Establishment and Funding of Series 2025 Debt Service Fund.

The Board of Trustees hereby establishes, pursuant to Section 7.04 of the Bond Resolution, the Series 2025 Debt Service Fund.

Section 5.03 Establishment and Funding of Series 2025 Debt Service Reserve Fund.

(A) The Chief Financial Officer shall determine the necessity of establishing a Series 2025 Debt Service Reserve Fund, to be funded in the amount of the Series 2025 Reserve Requirement, which may be satisfied, at the discretion of the Chief Financial Officer, by the deposit in the Series 2025 Debt Service Reserve Fund of proceeds of the Series 2025 Bonds or, as provided in Section 3.09 hereof, through the purchase of a debt service reserve fund funding substitute as permitted by Section 7.05(D) of the Bond Resolution; such funding substitute to be purchased, at the discretion of the Chief Financial Officer, with proceeds of the Series 2025 Bonds or with available monies of the University.

(B) The provisions of Sections 5.03 (C) through (G) below shall govern in the event it is determined, pursuant to Paragraph (A) above and Section 3.09 hereof, to purchase a debt service reserve fund funding instrument contemplated by Section 7.05(D) of the Bond Resolution to satisfy the Series 2025 Reserve Requirement, either in whole or in part.

(C) In the event the Series 2025 Debt Service Reserve Fund is funded with both moneys and a surety bond, letter of credit, line of credit, insurance policy or similar instrument, any withdrawals from such Series 2025 Debt Service Reserve Fund pursuant to the provisions of this Series Resolution shall be made first from such moneys (or the liquidation of investments made therewith) and second from such surety bond, letter of credit, line of credit, insurance policy or similar instrument. The surety bond, letter of credit, line of credit, insurance policy or similar instrument shall be payable (upon the giving of notice as required thereunder) on any Bond Payment Date on which moneys will be required to be withdrawn from such Series 2025 Debt Service Reserve Fund and applied to the payment of the principal of or

interest on the Series 2025 Bonds and such payments cannot be made by amounts credited to the Series 2025 Debt Service Fund.

(D) The provider of any such surety bond or insurance policy shall be an insurer whose insurance policies or guarantees insuring the payment of the principal of and interest on municipal bond issues results in such issues being rated at the Date of Issue in one of the two highest rating categories by any two of S&P or Moody's or Fitch or their respective successors. The surety bond or insurance policy, or similar instrument, must extend for the life of the Series 2025 Bonds and must be unconditional and irrevocable. The provider of a letter of credit, line of credit or similar instrument shall be a bank or trust company, acceptable to the Insurer, if any, and which is rated at the Date of Issue not lower than the second highest rating category by either S&P or Moody's or Fitch or their respective successors, and the letter of credit or line of credit itself shall be rated in the highest category of either of such rating agencies. If a letter of credit or similar instrument is provided under the provisions of this Section, then within 60 days of the expiration date of any said letter of credit or similar instrument, (1) the University shall, after giving written notice to the Trustee, obtain another letter of credit or similar instrument; or (2) the Trustee shall, at the written direction of the University, draw upon the letter of credit or similar instrument, in order to fund the Series 2025 Debt Service Reserve Fund with cash; or (3) the University shall, after giving written notice to the Trustee, fully fund the Series 2025 Debt Service Reserve Fund with cash. The Trustee shall be entitled to receive such opinions, including legal opinions, certificates and other documentation, as the Trustee shall request, prior to receipt of such surety bond, insurance policy, letter of credit, line of credit or similar instrument, by the Trustee.

(E) If a disbursement is made pursuant to a surety bond, insurance policy, letter of credit or line of credit provided pursuant to this Section, the University shall be obligated either (a) to reinstate the maximum limits of such instrument, or (b) to deposit into the Series 2025 Debt Service Reserve Fund cash in the amount of the disbursement made under any such instrument, or a combination of such alternatives, as shall provide that the amount credited equals the Series 2025 Reserve Requirement within a time period not longer than one year following the date of such disbursement.

(F) If the provider of a letter of credit, line of credit or similar instrument on deposit in the Series 2025 Debt Service Reserve Fund shall cease to have a rating described in Paragraph (D) above, the University shall either (i) replace such letter of credit or line of credit or similar instrument, with one issued by a provider having a rating so described within 90 days and shall pay, or commit to pay, any increased fees, expenses or interest in connection with such replacement or (ii) shall deposit Gross Revenues, in the priority established by Article VIII of the Bond Resolution, in the Series 2025 Debt Service Reserve Fund in two equal semi-annual payments that will, at the end of one year, equal the Series 2025 Reserve Requirement.

(G) In the event the Series 2025 Debt Service Reserve Fund is funded with both moneys and a surety bond, insurance policy, letter of credit or line of credit or similar instrument, as the latter are contemplated herein and by Section 7.05(D) of the Bond Resolution, any available revenues to replenish the Series 2025 Debt Service Reserve Fund shall be used, first, to reimburse the provider of such surety bond, insurance policy, letter of credit or line of credit or similar instrument, for any amounts advanced, and, second, to replenish said moneys.

Section 5.04 Establishment and Funding of Series 2025 COI Fund.

(A) There is hereby established the Series 2025 COI Fund which shall be maintained by the Trustee for the benefit of the University. The net proceeds of the Series 2025 Bonds referred to in Section 5.01(A)(2) hereof shall be deposited in the Series 2025 COI Fund. Amounts on deposit therein shall be expended to pay costs of issuance with respect to the Series 2025 Bonds.

(B) The Trustee may provide from time to time for the investment of moneys in the Series 2025 COI Fund in Authorized Investments having suitable maturities consonant with the need for application of the moneys therein. Any earnings on investment of money in the Series 2025 COI Fund shall accrue to the benefit of the Series 2025 COI Fund.

(C) Any moneys remaining in the Series 2025 COI Fund shall, at the discretion of the Chief Financial Officer, be used to fund any amounts required to be paid to the United States Government pursuant to Section 148(f) of the Code as rebate of arbitrage earnings or be used to pay interest or principal on the Series 2025 Bonds.

* * *

ARTICLE VI

SALE OF SERIES 2025 BONDS

Section 6.01 Manner of Sale.

(A) The Series 2025 Bonds may be sold at public or private sale, including a negotiated sale for public reoffering, on such terms as the Chief Financial Officer and the State Treasurer shall determine to be in the best interest of the University.

(B) If sold pursuant to a public sale, the Series 2025 Bonds shall be advertised by publication of a notice, which may be abbreviated from the Official Notice of Sale, in a financial journal published in the City of New York, New York. The Official Notice of Sale shall be in the form determined by the Chief Financial Officer and the State Treasurer. If sold pursuant to a public sale, the Chief Financial Officer and the State Treasurer are hereby authorized and empowered to award the sale of the Series 2025 Bonds in accordance with the provisions of this Article to the bidder submitting the bid most advantageous to the University. The Chief Financial Officer and the State Treasurer will apply their discretion in determining the bid most advantageous to the University.

(C) If the Series 2025 Bonds are to be sold pursuant to negotiation, such Series 2025 Bonds shall be sold to a financial underwriter or underwriters selected by the Chief Financial Officer and the State Treasurer pursuant to the terms of a contract of purchase, the form of which is to be approved by the Chief Financial Officer and the State Treasurer, and executed on behalf of the University by the Chief Financial Officer, upon advice of Bond Counsel. The terms of the Series 2025 Bonds as set forth in such contract of purchase shall be as determined by the Chief Financial Officer and the State Treasurer in accordance with the provisions of Section 3.04 hereof.

Section 6.02 Distribution of Official Statement.

If sold pursuant to a public sale or a private sale for public reoffering, the Chief Financial Officer is hereby authorized to cause to be prepared a Preliminary Official Statement with respect to the offering and sale of the Series 2025 Bonds and, subsequent to the sale of the Series 2025 Bonds, a final Official Statement. The Chief Financial Officer is hereby authorized to deem the Preliminary Official Statement final pursuant to United States Securities and Exchange Commission Rule 15c2-12.

* * *

ARTICLE VII

CONTINUING DISCLOSURE

Section 7.01 Continuing Disclosure.

(A) Pursuant to Section 11-1-85 of the Code of Laws of South Carolina 1976, as amended ("Section 11-1-85"), the University will file with a central repository for availability in the secondary bond market when requested:

(1) an annual independent audit, within 30 days of the University's receipt of the audit; and

(2) event specific information within thirty days of an event adversely affecting more than five percent of the Gross Revenues plus Additional Funds of the University.

The only remedy for failure by the University to comply with the covenant in the above paragraph shall be an action for specific performance of such covenant. The University specifically reserves the right to amend or delete such covenant to reflect any change in or repeal of Section 11-1-85, without the consent of any Bondholder.

(B) In addition, if the Series 2025 Bonds are sold using an Official Statement such that the execution of a continuing disclosure undertaking is necessary in connection with the issuance of the Series 2025 Bonds, the University hereby covenants and agrees that it will comply with and carry out the provisions of the Continuing Disclosure Undertaking, in substantially the form attached hereto as Exhibit B. Notwithstanding any other provision of this Series Resolution, failure of the University to comply with the Continuing Disclosure Undertaking shall not be considered an event of default under the Bond Resolution or this Series Resolution, and no liability for damages shall attach therefor. The sole remedy for such failure to comply shall be that any Bondholder may take such actions as may be necessary and appropriate, including seeking mandamus or specific performance by court order, to cause the University to comply with its obligations under this paragraph.

* * *

ARTICLE VIII

TAX COVENANTS

Section 8.01 Compliance with the Code Generally.

The Board of Trustees hereby represents and covenants that it will comply with all requirements of the Code, and that they will not take any action which will, or fail to take any action (including, without limitation, filing the required information report with the Internal Revenue Service) which failure will, cause interest on the Series 2025 Bonds to become includable in the gross income of the Holder thereof for federal income tax purposes pursuant to the provisions of the Code. Without limiting the generality of the foregoing, the Board of Trustees represents and covenants that:

(1) All property financed or refinanced by the net proceeds of the Series 2025 Bonds will be owned by the University in accordance with the rules governing the ownership of property for federal income tax purposes.

(2) The Board of Trustees shall not permit the proceeds of a Series of the Series 2025 Bonds, or any Bonds refunded thereby, to be used in any manner that would result in (a) 10% or more of such proceeds being considered as having been used directly or indirectly in any trade or business carried on by any natural person or in any activity carried on by a person other than a natural person other than a governmental unit as provided in Section 141(b) of the Code, or (b) 5% or more of such proceeds being considered as having been used directly or indirectly to make or finance loans to any person other than a governmental unit as provided in Section 141(c) of the Code.

(3) The University is not and will not become a party to any contracts with any person for the use or management of any facility financed or refinanced with the proceeds of the Series 2025 Bonds that do not conform to the guidelines set forth in Revenue Procedure 2017-13 (or the successor provisions of any subsequent official guidance).

(4) The University will not sell or lease any property financed or refinanced, all or in part, with the Series 2025 Bonds to any person unless it obtains the opinion of Bond Counsel that such lease or sale will not affect the tax exemption of the Series 2025 Bonds.

(5) The Series 2025 Bonds will not be federally guaranteed within the meaning of Section 149(b) of the Code. The University shall not enter into any leases or sales or service contracts with any federal government agency and will not enter into any such leases or contracts unless it obtains the opinion of Bond Counsel that such action will not affect the tax exemption of the Series 2025 Bonds.

Section 8.02 Rebate.

(A) In addition to the covenants contained in Section 8.01 hereof, the Board of Trustees covenants that it will comply with the provisions of Section 148(f) of the Code pertaining to the rebate of certain investment earnings on the proceeds of the Series 2025 Bonds to the United States Government. In this connection, the Board of Trustees covenants to compute, on or before the dates required of them in Section 148(f) of the Code, the rebatable amounts, if any, pertaining to the Series 2025 Bonds and to establish a rebate fund pursuant to the rebate certificate referred to in Paragraph (B) of this Section wherein shall be deposited in a timely fashion all amounts required under said Section 148(f) with respect

to the Series 2025 Bonds and to pay to the United States Government from the Rebate Fund in the manner and the amounts prescribed in Section 148(f) of the Code.

(B) In order to comply with the requirements of Paragraph (A) of this Section, the Board of Trustees further agrees to execute a rebate certificate on or before the delivery of a Series of the Series 2025 Bonds pursuant to which the rebate fund will be established, and from which rebate fund the University will pay the necessary amounts to the United States Government.

(C) Notwithstanding anything in this Section to the contrary, the University will not be obligated to comply with any or all of the provisions set forth above in this Section if the University and the Trustee shall receive a written opinion of Bond Counsel to the effect that such non-compliance will not adversely affect the federal tax-exempt status of the Series 2025 Bonds.

(D) Notwithstanding the prior provisions of this Section, the Chief Financial Officer, if applicable, is hereby authorized to make the necessary findings and elections to enable the University to proceed under the spending exceptions contained in Section 148(f)(4)(C) of the Code and Section 1.148-7 of the regulations promulgated under the Code, should he determine in his discretion the same to be in the best interests of the University.

Section 8.03 Taxable Series.

In accordance with Section 4.19 of the Bond Resolution, the Chief Financial Officer is hereby authorized to designate any Series of the Series 2025 Bonds as a Taxable Series. In such event, the above Sections 8.01 and 8.02 shall not apply to such Taxable Series.

* * *

ARTICLE IX

MISCELLANEOUS

Section 9.01 Combining of Series 2025 Bonds and Previously Authorized Bonds.

Notwithstanding anything contained in this Series Resolution to the contrary, if so determined by the Chief Financial Officer and the State Treasurer, in their discretion and upon the determination that it would be in the best interest of the University, the Series 2025 Bonds may be combined with any other Bonds of the University for sale. If the Chief Financial Officer and the State Treasurer deem it prudent, Series 2025 Bonds may be sold with other Bonds as a single Series of Bonds.

Section 9.02 Severability.

If any one or more of the covenants or agreements provided in this Series 2025 Resolution on the part of the Board of Trustees, the Chief Financial Officer, the University, the State Treasurer, the Trustee, the Paying Agent or the Registrar to be performed should be contrary to law, then such covenant or covenants or agreement or agreements shall be deemed severable from the remaining covenants and agreements, and shall in no way affect the validity of the other provisions of this Series 2025 Resolution.

Section 9.03 Table of Contents and Section Headings Not Controlling.

The Table of Contents and the Headings of the several Articles and Sections of this Series 2025 Resolution have been prepared for convenience of reference only and shall not control, affect the meaning of, or be taken as an interpretation of any provision of this Series 2025 Resolution.

Section 9.04 Repealing Clauses.

All resolutions, or parts thereof, inconsistent herewith, be and the same are hereby rescinded and repealed to the extent of such inconsistencies.

Section 9.05 Series 2025 Bonds Issued as Multiple Series.

In the event Series 2025 Bonds are sold in more than one Series, separate funds and accounts shall be created and maintained for each Series of Series 2025 Bonds and appropriate numeric or alphanumeric designations shall be established so as to appropriately account for the funds established pursuant to Article V hereof, as contemplated by Article VII of the Bond Resolution. Notwithstanding anything in the Series 2025 Resolution to the contrary, in the event that Series 2025 Bonds are sold in more than one Series, all references in this Series 2025 Resolution to Series 2025 Bonds shall, as the context may require, be read as referring to the applicable Series of Series 2025 Bonds.

* * *

DONE IN MEETING DULY ASSEMBLED this 14th day of October 2025.

UNIVERSITY OF SOUTH CAROLINA

(SEAL)

Chairman, Board of Trustees

Attest:

Secretary, Board of Trustees

EXHIBIT A

FORM OF BOND

UNIVERSITY OF SOUTH CAROLINA
HIGHER EDUCATION REVENUE REFUNDING BOND
SERIES 2025

No. R-__

Interest Rate	Maturity Date	Original Issue Date	CUSIP

Registered Holder:

Principal Amount: _____ DOLLARS ($_____)

The UNIVERSITY OF SOUTH CAROLINA (the "University"), acknowledges itself indebted and for value received hereby promises to pay, solely as hereinafter provided, to the Registered Holder named above, or registered assigns, the Principal Amount stated above, on the Maturity Date set forth above, unless this bond be subject to redemption and shall have been redeemed prior thereto as hereinafter provided, upon presentation and surrender of this bond at the Corporate Trust Office of _____ in the City of _____, State of _____ (the "Paying Agent"), and to pay interest on such principal sum at the Interest Rate set forth above (calculated on the basis of a 360-day year of twelve 30-day months), until the obligation of the University with respect to the payment of such principal sum shall be discharged.

This bond bears interest from the _____ 1 or the _____ 1 to which interest has been paid next preceding the authentication date hereof, unless the authentication date hereof is a _____ 1 or a _____ 1, in which event this bond will bear interest from the earlier of such authentication date or the date to which interest has last been paid; provided that if the authentication date hereof precedes _____ 1, 20__, or if the University shall fail to pay interest on _____ 1, 20__, then this bond will bear interest from _____ 1, 20__. Interest on this bond is payable on _____ 1 and _____ 1 of each year beginning _____ 1, 20__. The interest so payable on any _____ 1 or _____ 1 will be paid to the person in whose name this bond is registered at the close of business on the 15th day of the _____ or _____ as the case may be next preceding such _____ 1 or _____ 1.

Interest hereon is payable by check or draft mailed at the times provided herein from the Corporate Trust Office of the Paying Agent to the person in whose name this bond is registered on the Record Date at the address shown on the registration books kept by _____, in the City of _____, State of _____ (the "Registrar"). The principal of, redemption premium, if any, and interest on this bond are payable in any coin or currency of the United States of America which at the time of payment is legal tender for the payment of public and private debts.

This bond is one of an issue of bonds in the aggregate principal amount of _____ Dollars ($_____) (the "Series 2025 Bonds") of like tenor, except as to numbering, rate of interest, date of maturity and redemption provisions, issued pursuant to and in accordance with the Constitution and laws of the State of South Carolina (the "State"), Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (collectively, the "Enabling Act"), and a resolution entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO," duly adopted by the Board of Trustees of the University (the "Board of Trustees") on June 21, 1996 (the "Bond Resolution"), and a resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE REFUNDING BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $68,000,000; AND OTHER MATTERS RELATING THERETO" duly adopted by the Board of Trustees on October 14, 2025 (the "Series Resolution," and together with the Bond Resolution, the "Resolution"), for the purpose of (1) effecting the Refunding (as defined in the Series Resolution); and (2) paying certain costs and expenses related to the issuance of the Series 2025 Bonds.

Certain capitalized terms used herein and not otherwise defined shall have the meanings ascribed thereto in the Resolution. Certified copies of the Resolution are on file at the Corporate Trust Office of the Paying Agent and at the office of the Secretary of State of the State of South Carolina.

So long as Cede & Co., as nominee of The Depository Trust Company, is the Registered Holder of this bond, references in this bond to the Bondholders or Registered Holders shall mean Cede & Co. and shall not mean the beneficial owners.

Both the principal of and interest on this bond, as the same shall become due, are payable solely from and are secured by a pledge of the Net Revenues and Additional Funds. Such pledge of Net Revenues and Additional Funds is on a parity in all respects with each pledge previously given by the University to secure certain outstanding bonds issued pursuant to the Bond Resolution (the "Outstanding Bonds").

The Bond Resolution authorizes the issuance of additional bonds ("Additional Bonds") on a parity with the Series 2025 Bonds and the Outstanding Bonds which, when issued in accordance with the provisions of the Bond Resolution, will rank equally and be on a parity therewith (the Series 2025 Bonds, the Outstanding Bonds and any Additional Bonds, collectively, the "Bonds"). In addition, upon certain circumstances prescribed in the Bond Resolution, the University has issued, and may hereafter issue, additional obligations secured by any of the Additional Funds, which pledge may be on a parity with the pledge of Additional Funds given to secure the Bonds.

THIS BOND SHALL NOT IN ANY EVENT CONSTITUTE AN INDEBTEDNESS OF THE STATE WITHIN THE MEANING OF ANY PROVISION, LIMITATION OR RESTRICTION OF THE CONSTITUTION OR STATUTES OF THE STATE. THE FAITH AND CREDIT OF THE STATE ARE NOT PLEDGED FOR THE PAYMENT OF PRINCIPAL OR INTEREST ON THE SERIES 2025 BONDS. THE UNIVERSITY IS NOT OBLIGATED TO PAY THIS SERIES 2025 BOND, OR THE INTEREST HEREON, SAVE AND EXCEPT FROM NET REVENUES AND ADDITIONAL FUNDS.

No member of the Board of Trustees, nor any person required by the provisions of the Resolution to sign the Series 2025 Bonds, shall be liable thereon.

The University has covenanted in the Bond Resolution to prescribe and maintain rates and charges and thereafter collect charges in accordance with such rates for the Facilities or the use thereof

which are reasonably expected to yield annual Net Revenues in the current Fiscal Year which, together with any Subsidies for operation of the Facilities or debt service of the Bonds which are otherwise excluded from the definition of "Net Revenues", equal to at least 100% of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding in such Fiscal Year and, promptly upon any material change in the circumstances which were contemplated at the time such rates and charges were most recently reviewed, but not less frequently than once in each Fiscal Year, shall review the rates and charges for such use and shall promptly revise such rates and charges as necessary to comply with the foregoing requirement. For each Fiscal Year, the Board of Trustees shall adopt an Annual Budget including amended rate schedules for such Fiscal Year which shall set forth in reasonable detail the estimated revenues and operating expenses of the Facilities and any Subsidies for each Fiscal Year and which shall include appropriations, if any, for the estimated operating expenses of the Facilities for such period and the amount to be deposited during such Fiscal Year in the Maintenance Reserve Fund. The Board of Trustees may at any time adopt an amended Annual Budget for the remainder of the then current Fiscal Year, or may delegate to the Chief Financial Officer the authority to revise rates and charges as may be necessary, in such a manner as may be consistent with State law. The University further covenants and agrees that, at any time after it secures Bonds by a pledge of any Pledged Fees, it will at all times prescribe and maintain and thereafter collect fees, rates and charges such that Net Revenues, Pledged Fees budgeted for the payment of operation and maintenance costs of the Facilities or debt service on Bonds or Parity Bonds, and the receipts of any Additional Parity Bond Sources intended to pay debt service on Parity Bonds shall equal at least 100% of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding and all Parity Bonds in each Fiscal Year.

The Series 2025 Bonds are issuable only as fully registered bonds without coupons in denominations of $5,000 or any multiple thereof not exceeding the principal amount of the Bonds maturing in each year.

This bond is transferable, at the times and as otherwise provided in the Resolution, only upon the registration books kept for that purpose at the office of the Registrar by the Registered Holder in person or by his duly authorized attorney, upon (i) surrender of this Bond together with a written instrument of transfer satisfactory to the Registrar duly executed by the Registered Holder or his duly authorized attorney and (ii) payment of the charges, if any, prescribed in the Resolution. Thereupon a new fully registered Series 2025 Bond or Series 2025 Bonds of like maturity, interest rate, and redemption provisions and in a like aggregate principal amount will be issued to the transferee in exchange therefor as provided in the Resolution. The University and the Paying Agent may deem and treat the person in whose name this bond is registered as the absolute owner hereof for the purpose of receiving payment of or on account of the principal or redemption price hereof and interest due hereon and for all other purposes.

For every exchange or transfer of this bond, the University, the Paying Agent and the Registrar may make a charge sufficient to reimburse it for any tax, fee or other governmental charge required to be paid with respect to such exchange or transfer.

The Series 2025 Bonds are not callable for redemption prior to _____ 1, ____.

The Series 2025 Bonds maturing after _____ 1, ____ may be redeemed prior to their respective maturities at the option of the University on and after _____ 1, ____, in whole or in part at any time at the following redemption prices (expressed as percentages of the principal amount to be redeemed) plus interest accrued to the date fixed for redemption:

Period During Which Redeemed (both Dates Inclusive)	Redemption Price

The Series 2025 Bonds maturing on [_____ 1, 20__] are subject to mandatory sinking fund redemption commencing on the dates shown in the following tables and will be redeemed (to the extent not previously redeemed), at 100% of the principal amount thereof, plus interest accrued thereon to the redemption date, on [_____] 1 of each of the following years in the respective principal amounts specified below:

Series 2025 Term Bond
Due _____ 1, 20__

_____ 1 of the Year	Amount

*Final Maturity

The amount of the mandatory sinking fund redemptions prescribed above shall be reduced to the extent Series 2025 Bonds of the applicable maturity have been purchased by the University or redeemed by the University pursuant to the optional redemption provisions set forth above, in such manner as the University shall direct, or, absent such direction, on a pro rata basis.

If less than all of the Series 2025 Bonds are to be redeemed, the particular Series 2025 Bonds or portions of Series 2025 Bonds to be redeemed will be selected by the Trustee Series 2025 Bonds in denomination of more than $5,000 may be redeemed in part from time to time in one or more units of $5,000 in the manner provided in the Resolution. So long Series 2025 Bonds are held in book-entry form with The Depository Trust Company, the rules of such entity shall control such manner of selection to the extent applicable.

If any of the Series 2025 Bonds, or portions thereof, are called for redemption, the Registrar will give notice to the Registered Holders of any such Series 2025 Bonds to be redeemed, in the name of the University, of the redemption of such Series 2025 Bonds, or portions thereof, which notice will specify the Series 2025 Bonds and maturities to be redeemed, the redemption date, the redemption price and the place or places where amounts due upon such redemption will be payable and, if less than all of the Series 2025 Bonds are to be redeemed, the numbers of such Series 2025 Bonds so to be redeemed, and, in the case of Series 2025 Bonds to be redeemed in part only, such notice will also specify the respective portions of the principal amount thereof to be redeemed. Such notice will be given by mailing a copy of the redemption notice by first class mail at least 30 days but no more than 60 days prior to the date fixed for redemption to any Paying Agent or Agents and the Registered Holder of each Series 2025 Bond to be redeemed, at the address shown on the registration books; provided, however, that failure to give such notice by mail, or any defect in the notice mailed to the Registered Holder of any Series 2025 Bond, shall not affect the validity of the proceedings for the redemption of any other Series 2025 Bond. Provided funds for their redemption are on deposit with the Trustee or any Paying Agent, all Series 2025 Bonds so called for redemption will cease to bear interest on the specified redemption date and shall no longer be deemed to be Outstanding. Such notice may be conditional upon any event or occurrence set forth in

such notice, and the obligation of the Registrar to provide the notice of redemption shall not be conditioned on the prior deposit of the amount due at the redemption date.

This bond and the interest hereon are exempt from all State, county, municipal, school taxes and franchise and license fees and all other taxes or assessments, except estate or transfer taxes, direct or indirect, general or special, whether imposed for the purpose of general revenue or otherwise.

It is hereby certified and recited that all conditions, acts and things required by the Constitution and laws of the State to exist, be performed or happen precedent to or in the issuance of this bond, exist, have been performed and have happened, that the amount of the Series 2025 Bonds, together with all other indebtedness of the University, does not exceed any limit prescribed by such Constitution or laws.

This bond shall not be valid or obligatory for any purpose until the Certificate of Authentication hereon shall have been duly executed by the Registrar.

IN WITNESS WHEREOF, the University has caused this bond to be signed by the manual or facsimile signature of the Chairman of the Board of Trustees and the Chief Financial Officer of the University, its corporate seal to be impressed hereon, and the same to be attested by the manual signature of the Secretary of the Board of Trustees.

UNIVERSITY OF SOUTH CAROLINA

(SEAL)

_____
Chairman, Board of Trustees

_____
Chief Financial Officer

Attest:

By:_____
Secretary, Board of Trustees

CERTIFICATE OF AUTHENTICATION

This bond is one of the Series 2025 Bonds of the issue described in the within mentioned Resolution.

_____
REGISTRAR

By: _____
Authorized Officer

Authentication Date: _____

PROVISIONS FOR REGISTRATION

The following abbreviations, when used in the inscription on the face of the within Series 2025 Bond, shall be construed as though they were written out in full according to applicable laws or regulations.

TEN COM -as tenants in common	UNIF GIFT MIN ACT - _____Custodian_____
TEN ENT -as tenants by the entireties	(Cust) (Minor) under Uniform Gifts to Minors Act
JT TEN -as joint tenants with right of survivorship and not as tenants in common	_____ (State)

Additional abbreviations may also be used though not in list above.

(FORM OF ASSIGNMENT)

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

_____

(Please print or typewrite Name, Social Security or Taxpayer Identification Number and address of Transferee)

the within Series 2025 Bond and does hereby irrevocably constitute and appoint _____ attorney to transfer the within Series 2025 Bond on the books kept for registration thereof, with full power of substitution in the premises.

Dated: _____

Signature Guarantee:

_____	_____
Signature(s) must be guaranteed by a member firm of the New York stock Exchange or a commercial bank or trust company	NOTICE: The signature to this assignment must correspond with the name of the registered holder as it appear upon the face of the within Series 2025 Bond in every particular, without alteration or enlargement or any change whatever.

EXHIBIT B

CONTINUING DISCLOSURE UNDERTAKING

This Continuing Disclosure Undertaking (this "Disclosure Undertaking") is executed and delivered this __ day of _____, 20__, by the University of South Carolina (the "Issuer") in connection with the issuance of the Issuer's $_____ Higher Education Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds"). The Series 2025 Bonds are being issued pursuant to an Amendatory and Restated Bond Resolution adopted by the Board of Trustees (the "Board of Trustees") of the Issuer on June 21, 1996 (as amended, the "Resolution"), and a resolution adopted by the Board of Trustees on August 22, 2025 (the "Series 2025 Resolution" and, together with the Resolution, as amended and supplemented, the "Bond Resolution"). The Issuer covenants and agrees as follows:

Section 1. Purpose of the Disclosure Undertaking. This Disclosure Undertaking is being executed and delivered by the Issuer for the benefit of the holders and Beneficial Owners of the Series 2025 Bonds and in order to assist the Participating Underwriters in complying with the U.S. Securities and Exchange Commission (the "SEC") Rule 15c2-12(b)(5).

Section 2. Definitions. In addition to the definitions set forth in the Bond Resolution or elsewhere in this Disclosure Undertaking, which apply to any capitalized terms used in this Disclosure Undertaking, the following capitalized terms shall have the following meanings:

"Annual Report" means the annual report provided by the Issuer pursuant to, and as described in, Sections 3 and 4 of this Disclosure Undertaking.

"Beneficial Owner" means any person which (a) has the power, directly or indirectly, to vote or consent with respect to, or to dispose of ownership of, any Series 2025 Bonds (including persons holding Series 2025 Bonds through nominees, depositories or other intermediaries), or (b) is treated as the owner of any Series 2025 Bonds for federal income tax purposes.

"Dissemination Agent" means any person designated in writing by the Issuer and which has filed with the Issuer a written acceptance of such designation.

"EMMA" means the Electronic Municipal Market Access system described in SEC Release No. 34-59062 (or any successor electronic information system) and maintained by MSRB as the sole repository for the central filing of electronic disclosure pursuant to the Rule.

"Financial Obligation" as used in this Disclosure Undertaking is defined in the Rule, as may be amended, as (i) a debt obligation; (ii) derivative instrument entered into in connection with, or pledged as a security or a source of payment for, an existing or planned debt obligation; or (iii) guarantee of (i) or (ii). The term "Financial Obligation" shall not include municipal securities as to which a final official statement has been provided to the MSRB consistent with the Rule.

"Listed Events" means any of the events listed in Section 5(a) of this Disclosure Undertaking.

"MSRB" means the Municipal Securities Rulemaking Board or any other entity designated or authorized by the SEC to receive reports pursuant to the Rule. Unless otherwise designated by MSRB or the SEC, filings with the MSRB are to be made through EMMA.

"Official Statement" means the Official Statement dated _____ __, 2025, prepared in connection with the Series 2025 Bonds.

"Participating Underwriter" means any of the original underwriters of the Series 2025 Bonds required to comply with the Rule in connection with the offering of the Series 2025 Bonds.

"Rule" means Rule 15c2-12(b)(5) adopted by the SEC under the Securities Exchange Act of 1934, as the same may be amended from time to time.

"State" means the State of South Carolina.

Section 3. Provision of Annual Reports. (a) The Issuer shall, not later than February 1 of each year, commencing with the report for the fiscal year ended June 30, 20__, provide to the MSRB an Annual Report which is consistent with the requirements of Section 4 of this Disclosure Undertaking. Not later than 15 business days prior to said date, the Issuer shall provide the Annual Report to the Dissemination Agent, if other than the Issuer. The Annual Report may be submitted as a single document or as separate documents comprising a package, and may cross-reference other information as provided in Section 4 of this Disclosure Undertaking; provided, however, that the audited financial statements of the Issuer may be submitted separately from the balance of the Annual Report, and later than the date required for the filing of the Annual Report if they are not available by that date. If the Issuer's fiscal year changes, it shall give notice of such change in the same manner as for a Listed Event under Section 5(a) hereof.

(b) The Annual Report shall be submitted to the MSRB either through a web-based electronic submission interface or through electronic computer-to-computer data connections with EMMA in accordance with the submission process, document format and configuration requirements established by the MSRB. The Annual Report shall also include all related information required by the MSRB to accurately identify: (i) the category of information being provided; (ii) the period covered by the Annual Report; (iii) the issues or specific securities to which the Annual Report is related (including CUSIP number, Issuer name, state, issue description/securities name, dated date, maturity date, and/or coupon rate); (iv) the name of any obligated person other than the Issuer; (v) the name and date of the document; and (vi) contact information for the Dissemination Agent or the Issuer's submitter.

(c) If the Issuer is unable to provide to the MSRB an Annual Report by the date required in subsection (a) above, the Issuer shall, in a timely manner, send or cause to be sent to the MSRB, a notice in substantially the form attached hereto as Exhibit A.

(d) In the event that there is a Dissemination Agent, then not later than fifteen (15) business days prior to each due date, the Issuer shall provide the Annual Report to the Dissemination Agent for distribution to the MSRB. In connection with this distribution of the Annual Report, the Dissemination Agent, if any, shall file a report with the Issuer certifying that the Annual Report has been provided pursuant to this Disclosure Undertaking, and stating the date it was provided to the MSRB.

Section 4. Contents of Annual Reports. The Annual Report shall contain or incorporate by reference the following:

(a) The Issuer's complete audited financial statements for the preceding fiscal year prepared in accordance with accounting principles generally accepted within the United States of America as promulgated to apply to governmental entities from time to time by the Governmental Accounting Standards Board. If the Issuer's audited financial statements are not available by the time the Annual Report is required to be filed pursuant to Section 3(a), the Annual Report shall contain unaudited financial statements in a format similar to the financial statements contained in the Official Statement, and the audited financial statements shall be provided to the MSRB in the same manner as the Annual Report when they become available;

(b) Updates of the financial information and operating data as of a date not earlier than the end of the preceding fiscal year, to the extent such information is not included in the Issuer's audited financial statements filed pursuant to subparagraph (a) above, of the general type included in the tables set forth under the following headings in the Official Statement in such format as the Issuer deems appropriate:

(i) THE FACILITIES – Housing Facilities – Columbia Campus – Occupancy Rates – Single Student Resident Hall Occupancy Rates;
(ii) THE FACILITIES – Summary of Facilities Revenues and Expenses;
(iii) THE FACILITIES – Summary of Changes in Facilities Fund Balance (Net Position);
(iv) THE FACILITIES – Additional Funds;
(v) THE FACILITIES – Debt Service Requirements;
(vi) THE FACILITIES – Historical Net Revenues of the Facilities and Additional Funds;
(vii) DESCRIPTION OF THE UNIVERSITY – Enrollment; and
(viii) FINANCIAL MATTERS – Summary of Statement of Revenues, Expenses and Changes in Net Position.

The Annual Report may consist of one or more documents. Any or all of the items listed above may be included by specific reference to other documents, including official statements of debt issues of the Issuer, which have been made available to the public on EMMA. The Issuer shall clearly identify each such other document so included by reference.

Section 5. Reporting of Significant Events. (a) The Issuer shall give or cause to be given notice of the occurrence of any of the following events with respect to the Series 2025 Bonds in a timely manner not later than ten business days after the occurrence of the event:

(i) principal and interest payment delinquencies;

(ii) non-payment related defaults, if material;

(iii) unscheduled draws on debt service reserves reflecting financial difficulties;

(iv) unscheduled draws on credit enhancements reflecting financial difficulties;

(v) substitution of credit or liquidity providers, or their failure to perform;

(vi) adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices of determinations with respect to the tax status of the Series 2025 Bonds, or other material events affecting the tax status of the Series 2025 Bonds;

(vii) modifications to rights of security holders, if material;

(viii) Bond calls, if material and tender offers;

(ix) defeasances;

(x) release, substitution, or sale of property securing repayment of the Series 2025 Bonds, if material;

(xi) rating changes;

(xii) bankruptcy, insolvency, receivership or similar event of any obligated person, which event is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent, or similar officer for an obligated person in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the obligated person, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental authority having supervision or jurisdiction over substantially all of the assets or business of the obligated person;

(xiii) the consummation of a merger, consolidation or acquisition involving an obligated person or the sale of all or substantially all of the assets of the obligated person, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material;

(xiv) appointment of a successor or additional trustee or the change of name of trustee, if material;

(xv) incurrence of a Financial Obligation of the obligated person, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a Financial Obligation of the obligated person, any of which affect security holders, if material; and

(xvi) default, event of acceleration, termination event, modification of terms, or other similar events under the terms of the Financial Obligation of the obligated person, any of which reflect financial difficulties.

Section 6. Format for Filing With the MSRB. All documents provided to the MSRB pursuant to this Disclosure Undertaking shall be submitted in electronic format and shall identify the Series 2025 Bonds by name and CUSIP number or shall be accompanied by such identifying information as described from time to time by the MSRB.

Section 7. Termination of Reporting Obligation. This Disclosure Undertaking shall remain in full force and effect until such time as all principal, redemption premiums, if any, and interest on the Series 2025 Bonds shall have been paid in full or the Series 2025 Bonds shall have otherwise been paid or legally defeased; provided, however, that if the Rule (or any successor provision) shall be amended, modified, or changed so that all or any part of the information currently required to be provided thereunder shall no longer be required to be provided thereunder, then such information shall no longer be required to be provided hereunder; and provided further that if and to the extent the Rule (or any successor provision), or any provision thereof, shall be declared by a court of competent and final jurisdiction to be, in whole or in part, invalid, unconstitutional, null and void, or otherwise inapplicable to the Series 2025 Bonds, then the information required to be provided hereunder, insofar as it was required to be provided by a provision of the Rule so declared, shall no longer be required to be provided hereunder. Upon any legal defeasance, the Issuer shall electronically file notice of such defeasance with the MSRB, and such notice shall state whether the Series 2025 Bonds have been defeased to maturity or to redemption and the timing of such maturity or

redemption.

Section 8. Dissemination Agent. The Issuer may, from time to time, appoint or engage a Dissemination Agent to assist in its carrying out its obligations under this Disclosure Undertaking, and may discharge any such Dissemination Agent, with or without appointing a successor Dissemination Agent. The Dissemination Agent shall not be responsible in any manner for the content of any notice or report prepared by the Issuer pursuant to this Disclosure Undertaking.

Section 9. Amendment; Waiver. Notwithstanding any other provision of this Disclosure Undertaking, the Issuer may amend this Disclosure Undertaking, and any provision of this Disclosure Undertaking may be waived, provided that the following conditions are satisfied:

(a) If the amendment or waiver relates to the provisions of Sections 3(a), 4 or 5(a) hereof, it may only be made in connection with a change in circumstances that arises from a change in legal requirements or change in law, or change in the identity, nature or status of an obligated person with respect to the Series 2025 Bonds, or the type of business conducted;

(b) This Disclosure Undertaking, as amended or taking into account such waiver, would, in the opinion of nationally recognized bond counsel, have complied with the requirements of the Rule at the time of the original issuance of the Series 2025 Bonds, after taking into account any amendments or interpretations of the Rule, as well as any change in circumstances; and

(c) The amendment or waiver does not, in the opinion of nationally recognized bond counsel, materially impair the interests of the holders or Beneficial Owners of the Series 2025 Bonds.

In the event of any amendment or waiver of a provision of this Disclosure Undertaking, the Issuer shall describe such amendment in the next Annual Report, and shall include, as applicable, a narrative explanation of the reason for the amendment or waiver and its impact on the type (or in the case of a change of accounting principles, on the presentation) of financial information or operating data being presented by the Issuer. In addition, if the amendment relates to the accounting principles to be followed in preparing financial statements, (i) notice of such change shall be given by filing with the MSRB and (ii) the Annual Report for the year in which the change is made should present a comparison (in narrative form and also, if feasible, in quantitative form) between the financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

Section 10. Additional Information. Nothing in this Disclosure Undertaking shall be deemed to prevent the Issuer from disseminating any other information, using the means of dissemination set forth in this Disclosure Undertaking or any other means of communication, or including any other information in any Annual Report or notice of occurrence of a Listed Event, in addition to that which is required by this Disclosure Undertaking. If the Issuer chooses to include any information in any Annual Report or notice of occurrence of a Listed Event in addition to that which is specifically required by this Disclosure Undertaking, the Issuer shall have no obligation under this Disclosure Undertaking to update such information or include it in any future Annual Report or notice of occurrence of a Listed Event or any other event required to be reported.

Section 11. Default. In the event of a failure of the Issuer to comply with any provision of this Disclosure Undertaking, any holder or Beneficial Owner of the Series 2025 Bonds may take such actions as may be necessary and appropriate, including seeking mandamus or specific performance by court order, to cause the Issuer to comply with its obligations under this Disclosure Undertaking; provided, however, that any such action may be instituted only in the federal or State courts located in Columbia, South Carolina. A default under this Disclosure Undertaking shall not be deemed an event of default under the Bond

Resolution, and the sole remedy under this Disclosure Undertaking in the event of any failure of the Issuer to comply with this Disclosure Undertaking shall be an action to compel performance.

Section 12. Duties, Immunities and Liabilities of Dissemination Agent. The Dissemination Agent shall have only such duties as are specifically set forth in this Disclosure Undertaking, and in any separate written agreement between the Issuer and the Dissemination Agent.

Section 13. Beneficiaries. This Disclosure Undertaking shall inure solely to the benefit of the Issuer, the Dissemination Agent, the Participating Underwriters and holders and Beneficial Owners from time to time of the Series 2025 Bonds, and shall create no rights in any other person or entity. This Disclosure Undertaking is not intended to create any monetary rights on behalf of any person.

UNIVERSITY OF SOUTH CAROLINA

By: _____
Its: _____

EXHIBIT A

NOTICE TO MUNICIPAL SECURITIES RULEMAKING BOARD
OF FAILURE TO FILE ANNUAL REPORT

Issuer: University of South Carolina

Obligations: $_____ Higher Education Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds")

Date of Issuance: _____ __, 2025

NOTICE IS HEREBY GIVEN that the Issuer has not provided an Annual Report with respect to the above-named Series 2025 Bonds as required by the Bond Resolution adopted on August 22, 2025. The Issuer anticipates that the Annual Report will be filed by_____.

UNIVERSITY OF SOUTH CAROLINA

By: _____
Its: _____

Date: _____, _____

CERTIFIED COPY OF BOND RESOLUTION

I, the undersigned, Secretary of the Board of Trustees (the "Board of Trustees") of the University of South Carolina (the "University"), hereby certify that:

1. I am the duly elected and acting Secretary of the Board of Trustees of the University and the recorder and custodian of its official records.

2. Attached hereto is a true, full and correct copy of the Amendatory and Restated Bond Resolution adopted by the Board of Trustees of the University on June 21, 1996, at which a quorum was present and acting throughout, and which has not been amended, altered, repealed or rescinded, and is now in full force and effect.

In witness whereof, I have affixed my signature as of the 14th day of September, 2017.

UNIVERSITY OF SOUTH CAROLINA

Secretary to the Board of Trustees

AN AMENDATORY AND RESTATED RESOLUTION

PROVIDING FOR THE ISSUANCE AND SALE OF
UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS
AND OTHER MATTERS RELATING THERETO.

Approved in final form by Executive Committee of
Board of Trustees on June 13, 1996

Approved in final form by Board of Trustees on
June 21, 1996

BOND RESOLUTION OF 1996

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BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE UNIVERSITY OF SOUTH CAROLINA IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01. Recitals and Statement of Purpose.

Incident to the adoption of this resolution (hereinafter, the "Amendatory and Restated Resolution") amending and restating the resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF PARKING FACILITIES REVENUE BONDS OF THE UNIVERSITY OF SOUTH CAROLINA AND OTHER MATTERS RELATING THERETO" approved by the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), on October 19, 1995 (the "1995 Bond Resolution") the Board of Trustees finds, as fact, that each of the statements hereinafter set forth in this Article I is in all respects true and correct.

(A) The University is a body politic and corporate of the State of South Carolina (the "State") and an institution of higher learning, having been established pursuant to the authorizations of Act No. 1767 of the General Assembly of the State (the "General Assembly") for the year 1801.

(B) Article X, Section 13 of the Constitution of the State of South Carolina, 1895, as amended, (the "Constitution") provides that the General Assembly may authorize any institutions of the State to incur indebtedness for any public purpose payable solely from a revenue producing project or from a special source, which source does not involve revenue from any tax or license.

(C) The University is under the management and control of the Board of Trustees, comprised in the manner prescribed by Section 59-117-10, Code of Laws of South Carolina, 1976, as amended (the "State Code").

(D) The general powers of the Board of Trustees are set forth in Section 59-117-40 of the State Code as amended.

(E) Section 12.04 of the 1995 Bond Resolution provides as follows:

(1) Notwithstanding anything in the 1995 Bond Resolution to the contrary, the Board of Trustees shall have the right in their sole discretion and without Bondholder consent from time to time to add other activities and facilities and sources of revenue of the University (which at the date of adoption of the 1995 Bond Resolution were not included in the definition of Facilities under the 1995 Bond Resolution) (collectively, the "Additional Facilities") to the definition of Facilities in the 1995 Bond Resolution, if the issuance of bonds secured by a pledge of the Net Revenues of such expanded Facilities is permitted by State law (including Article 3 of Chapter 117 of Title 59 of the State Code, or any other provisions enacted subsequent to the date of the 1995 Bond Resolution), provided that:

(a) The Board of Trustees shall adopt an appropriate amendatory resolution to the 1995 Bond Resolution; and

(b) The University and the Trustee shall have received an opinion of Bond Counsel to the effect that such action to be taken under this Section is authorized under this Bond Resolution and the laws of the State and will not adversely affect the excludability of interest on the Bonds from federal income taxation; and

(c) The University and the Trustee shall have received a report from the Accountants and Chief Financial Officer certifying that the tests set forth in Section 4.02(7) of the 1995 Bond Resolution are met if the Additional Facilities become Facilities and any bonds secured by a pledge of any part of the Additional Facilities become Bonds.

Upon the inclusion of any Additional Facilities as Facilities pursuant to Section 12.04 of the 1995 Bond Resolution, then from that date all references to Facilities in the 1995 Bond Resolution (including, without limitation, all references to Facilities in the definitions of other terms) shall, except as provided in Section 12.04(B)(2) of the 1995 Bond Resolution, include such Additional Facilities; and the Board of Trustees may change terms in the 1995 Resolution to eliminate the reference to "Parking."

(2) When any Additional Facilities are added to the definition of Facilities pursuant to Section 12.04 of the 1995 Bond Resolution and at the time of such addition there are bonds outstanding secured by a pledge of any of the revenues of the Additional Facilities:

(a) In the event that the proceedings authorizing such previously issued Additional Facilities bonds contain provisions similar to Section 12.04 of the 1995 Bond Resolution, then all such bonds shall be from that date considered Bonds for all purposes of the 1995 Bond Resolution, and all Bonds shall be considered parity bonds with respect to the proceedings authorizing the previously issued Additional Facilities bonds; and

(b) In the event that the proceedings authorizing such previously issued Additional Facilities bonds do not contain provisions similar to Section 12.04 of the 1995 Bond Resolution, then, until such time as the previously issued Additional Facilities bonds are discharged or such time as the Board of Trustees causes the Additional Facilities bonds to accede to parity status pursuant to Article VI of the 1995 Bond Resolution and simultaneously causes the Bonds to accede to parity status with respect to the Additional Facilities revenues, such previously issued Additional Facilities bonds shall be considered Junior Lien Bonds for all purposes of the 1995 Bond Resolution except for Sections 4.02(7) and 5.01(B) of the 1995 Bond Resolution, and all Bonds shall be considered junior lien bonds with respect to the pledged Additional Facilities revenues. With respect to Sections 4.02(7) and 5.01(B) of the 1995 Bond Resolution, the Additional Facilities bonds shall at all times be considered Bonds and the Additional Facilities shall be considered Facilities.

(3) In the event that State law is amended to permit the further securing of

Bonds by the pledge of, and payment of debt service on the Bonds from, the gross receipts of a source of revenue consisting of a student fee imposed on the basis of matriculation or credit-hour enrollment or similar basis other than for specific services provided or auxiliary facilities used, then the Board of Trustees may in their sole discretion and without the consent of any Bondholder, add such source of revenue to the security and pledge for the Bonds and may covenant to maintain such source of revenue at a particular level; but such source of revenue shall not be considered to be a Facility or a part of Gross Revenues or Net Revenues except for purposes of Sections 8.03, 8.04 and 8.05 of the 1995 Bond Resolution (but only, in the case of the said three (3) Sections to the extent that Net Revenues are otherwise insufficient to meet the requirements of those Sections) and Article XIV of the 1995 Bond Resolution. Also in the event that the definition of Facilities is expanded by the inclusion of a source of revenue consisting of a student fee imposed on the basis of matriculation or credit-hour enrollment or similar basis, then notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation, issue "Parity Bonds" secured by a pledge of such student fee, which pledge shall be on a parity in all respects with the pledge of such fee securing the Bonds; provided, however, that the following must be satisfied at the time of issuance of such Parity Bonds:

> Gross receipts generated from the fee during the Fiscal Year immediately preceding the Fiscal Year in which such issue of Parity Bonds is to be issued, adjusted in the same manner as the calculation of Net Revenues is adjusted in Section 4.02(7) of the 1995 Bond Resolution, shall be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement for all Bonds and Parity Bonds Outstanding immediately prior to the proposed issuance and on such issue of Parity Bonds; such calculation shall be based upon a report of the Accountants showing actual gross receipts generated from the fee for the Fiscal Year preceding the Fiscal Year in which such issue of Parity Bonds is to be issued."

(F) On April 3, 1996, the General Assembly of the State of South Carolina (the "State") enacted bill H. 4313 which amended Title 59 of the State Code by adding Chapter 147, entitled the Higher Education Revenue Bond Act (the "Higher Education Revenue Bond Act"), as anticipated by Section 12.04 of the 1995 Bond Resolution.

(G) Prior to the enactment of the Higher Education Revenue Bond Act, the University has heretofore issued:

(1) the following (collectively, the "Student and Faculty Housing Revenue Bonds"):

(a) The now outstanding $1,160,000 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1971, (the "Series 1971 Bonds");

(b) The now outstanding $1,955,000 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1973 (the "Series 1973 Bonds");

(c) The now outstanding $250,000 principal amount Student and Faculty Housing

Revenue Bonds of the University, Series 1974 (the "Series 1974 Bonds"); and

(d) The now outstanding $2,796,239 principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1988 (the "Series 1988 Bonds")

which are payable solely from revenues derived from all of the student and faculty housing facilities of the University (the "Student and Faculty Housing Facilities Revenues"). The Student and Faculty Housing Revenue Bonds were authorized by the Student and Faculty Housing Facilities Resolutions (as hereinafter defined).

(2) The now outstanding $9,735,000 principal amount Parking Facilities Revenue Bonds of the University, Series 1995 (the "Parking Facilities Revenue Bonds") which are payable solely from revenues derived from the University's parking facilities (the "Parking Facilities Revenues") were authorized by the 1995 Bond Resolution and a Series Resolution adopted by the Board of Trustees on October 19, 1995 (the "Parking Facilities Series Resolution").

(H) The Board of Trustees has been advised that it would be in the best interest of the University to redeem, refund (in advance of maturity or otherwise) or legally defease the Student and Faculty Housing Revenue Bonds as provided in the resolutions adopted by the Board of Trustees pursuant to which the Student and Faculty Housing Revenue Bonds were issued, which shall be authorized by a Series Resolution to be adopted by the Board of Trustees supplemental hereto.

(I) The Board of Trustees is authorized by the Higher Education Revenue Bond Act to issue revenue bonds of the University for the purpose of financing or refinancing in whole or in part the cost of acquisition, construction, reconstruction, renovation and improvement of land, buildings, and other improvements to real property and equipment for the purpose of providing facilities serving the needs of the University including, but not limited to, dormitories, apartment buildings, dwelling houses, bookstore and other University operated stores, laundry, dining halls, cafeterias, parking facilities, student recreational, entertainment and fitness related facilities, inns, conference and other nondegree educational facilities and similar auxiliary facilities of the University and other facilities which are auxiliary to any of the foregoing excluding, however, athletic department projects which primarily serve varsity athletic teams of the University. The bonds issued under the Higher Education Revenue Bond Act must be payable solely from the Net Revenues (hereinafter defined) derived by the University from the operation, sale, lease, or other disposition of the Facilities and any other Additional Funds (as such terms are hereinafter defined) of the University.

(J) Pursuant to Section 12.04 of the 1995 Bond Resolution and the Higher Education Revenue Bond Act, the Board of Trustees of the University has determined to amend the 1995 Bond Resolution as follows:

(1) to change the definition of facilities as follows: "Facilities" shall mean (i) student and faculty housing including, but not limited to, dormitories, apartment buildings and dwelling houses, and (ii) parking facilities. Where the context requires, term "Facilities" shall include services provided in or by the Facilities.

(2) to delete all references to "Parking" in the 1995 Bond Resolution, as provided in Section 12.04(A)(1) of the 1995 Bond Resolution.

(3) to provide for a parity status of Bonds issued pursuant to this Resolution with the Parking Facilities Revenue Bonds issued pursuant to 1995 Bond Resolution with respect to the revenues of the Facilities; provided, however, the Parking Facilities Revenue Bonds shall also have a statutory lien on the parking facilities (as defined in the 1995 Bond Resolution).

(4) to pledge Additional Funds which consist of other available funds as described in the Higher Education Revenue Bond Act.

(5) to authorize the issuance of Parity Bonds secured by a pledge of the Additional Funds provided certain requirements are met as set forth in Section 12.04(C) of the 1995 Bond Resolution.

(6) to make such other changes as necessary in order to encompass all the provisions intended by Section 12.04 of the 1995 Bond Resolution and to correct certain ambiguities and inconsistent provisions contained in the 1995 Bond Resolution pursuant to Section 12.04 of the 1995 Bond Resolution.

THE 1995 BOND RESOLUTION IS HEREBY AMENDED AS SET FORTH IN PARAGRAPH (J) ABOVE AND OTHERWISE AMENDED AND RESTATED AS FOLLOWS:

[End of Article I]

ARTICLE II

DEFINITIONS, CONSTRUCTION AND INTERPRETATIONS

Section 2.01. Definition of Bond Resolution.

This resolution, and any amendments or supplements hereto, may be hereafter cited and is hereinafter referred to as the Bond Resolution or the Resolution, and is the resolution pursuant to which all bonds of the University, to be issued pursuant to the Enabling Act, shall be issued and secured, including bonds issued for the purpose of refunding, by exchange or otherwise, all or any of the outstanding bonds issued pursuant to the Enabling Act.

Section 2.02. Other Defined Terms.

The following are defined terms under this Resolution and shall for all purposes hereof have the meanings herein specified unless the context clearly requires otherwise:

"Accreted Value" shall mean the amounts set forth in and the amounts computed pursuant to a formula set forth in a Series Resolution authorizing the issuance of Bonds in the form of Capital Appreciation Bonds, the Accreted Value of which is being determined.

"Accountants" shall mean an independent firm of certified public accountants of suitable standing, or the Office of the Auditor of the State of South Carolina, which audits the books and accounts of the University relating to the Facilities.

"Additional Funds" shall mean any funds of the University designated and approved by the University in accordance with Section 59-147-110 of the Enabling Act as set forth in Section 4.24 of this Resolution.

"Annual Budget" shall mean the budget or amended budget for the operation of the Facilities prepared under the supervision of the Chief Financial Officer as a portion of the budget of the University adopted annually by the Board of Trustees for the ensuing Fiscal Year of the University.

"Annual Principal and Interest Requirement" shall mean, with respect to the annual period in question and to a Series of Bonds, an amount equal to the sum of (1) all interest payable on such Series of Bonds during such period (other than amounts paid from proceeds of the Bonds as accrued interest or interest which has been capitalized in accordance with the terms of this Bond Resolution), plus (2) any Principal Installments of such Series of Bonds during such period; provided, however, with respect to Partially Amortizing Bonds, the amount of the principal which would be payable during such Fiscal Year shall be computed as if such principal were amortized from the date of issuance thereof over a period of twenty (20) years or the actual maturity of such Partially Amortizing Bonds, whichever is greater, on a level debt service basis at an interest rate equal to the rate borne by such Partially Amortizing Bonds on the date calculated, except that if the date of calculation is within twelve (12) months of the actual maturity of such Partially Amortizing

Bonds, the full amount of the Principal Installment payable at maturity (less any sinking fund established therefor and deposited with the Paying Agent for such Bonds) shall be included in such calculation. For purposes of computing "Annual Principal and Interest Requirement," the rate of interest used to determine (1) above shall be a rate per annum equal to (a) with respect to any Series of Bonds which bear interest at a fixed rate or rates, the rate or rates of interest borne or to be borne by such Bonds, and (b) with respect to any Series of Variable Rate Bonds, the following methods shall determine the interest rate to be used:

(i) in the case of determining the Annual Principal and Interest Requirement or the Combined Principal and Interest Requirement, as the case may be, for purposes of Sections 4.02(7) of this Bond Resolution, the interest rate shall be equal to the 30-year Revenue Bond Index published by The Bond Buyer no more than two (2) weeks prior to, but in no event after, the sale of the proposed Series of Bonds to be issued; and

(ii) in the case of determining the Combined Annual Principal and Interest Requirement for purposes of applying the rate covenant contained in Section 5.01(B) of this Bond Resolution, the interest rate shall be equal to the maximum interest rate prevailing on such Variable Rate Bonds for the preceding twelve-month period;

provided, however, that if the 30-year Revenue Bond Index referred to in (i) above is no longer published, any reasonably equivalent nationally recognized index published for the periods in question may be selected by the Chief Financial Officer for use in its stead. Where the context requires, references in this definition to "Series Bonds" shall be deemed to include a series of Parity Bonds.

"Authorized Investments" shall mean those investments authorized for investment of State funds under Section 11-9-660 of the Code of Laws of South Carolina 1976, as now or hereafter amended from time to time.

"Board of Trustees" shall mean the Board of Trustees of the University or any successor body.

"Bond Counsel " shall mean any firm of attorneys which is nationally recognized as bond counsel in the field of public finance.

"Bond Payment Date" shall mean the dates on which interest on any of the Bonds shall be payable or on which both principal and interest shall be payable on any of the Bonds, all as set forth in the Series Resolutions authorizing the issuance of the respective Series of Bonds.

"Bondholder" or "Holder", or any similar term, when used with reference to the Bonds, shall mean any person who shall be the registered owner of any Outstanding Bond or in the case of any Bonds issued in bearer form in accordance with Section 4.08(C) hereof, the holder of any such Bond.

"Bonds" shall mean any indebtedness payable from the Net Revenues of the Facilities and

any other sources provided pursuant to Section 4.17 hereof, issued in accordance with the provisions of the Enabling Act, this Bond Resolution and a Series Resolution which includes the Parking Facilities Revenue Bonds.

"Book-Entry Form" or "Book-Entry System" shall mean, with respect to the Bonds, a form or system, as applicable, under which (i) the ownership of beneficial interests in such Bonds may be transferred only through a book-entry, and (ii) physical Bonds in fully registered form are registered only in the name of a Depository or its nominee. The book-entry maintained by the Depository is the record that identifies the owners of participatory interests in such Bonds, when subject to the Book-Entry System.

"Capital Appreciation Bonds" shall mean Bonds that bear interest payable at maturity, upon redemption prior to maturity or prior to maturity at the date set forth in the Series Resolution authorizing the issuance of such Bonds in the amounts determined by reference to the Accreted Value of such Capital Appreciation Bonds in accordance with the provisions of the Series Resolution authorizing the issuance of such Capital Appreciation Bonds.

"Chairman" shall mean the Chairman of the Board of Trustees. The term shall include the Vice Chairman or Acting Chairman whenever by reason of absence, illness or other reason, the person who is the Chairman is unable to act.

"Chief Financial Officer" shall mean the individual to whom the Board of Trustees has delegated the responsibility of supervising and maintaining records and accounts relating to the collection and disbursement of the revenues derived by the University from the operation and maintenance of the Facilities. Such individual presently holds the title of Vice President for Business and Finance.

"Code" shall mean the Internal Revenue Code of 1986, as amended from time to time. References to the Code and sections of the Code include relevant applicable regulations, temporary regulations and proposed regulations thereunder and under the Internal Revenue Code of 1954, as amended, and any successor provisions to those sections, regulations, temporary regulations or proposed regulations.

"Combined Annual Principal and Interest Requirement" shall mean, with respect to any particular Fiscal Year, the sum of the Annual Principal and Interest Requirements on all Bonds Outstanding (including where the context requires, all Parity Bonds Outstanding).

"Counsel" shall mean an attorney duly admitted to practice law before the highest court in South Carolina, who is not a full-time employee of the University or the State but may include an opinion issued by the Office of the Attorney General of South Carolina.

"Date of Issue" shall mean that date established in any Series Resolution from which interest shall accrue on the Bonds of the applicable Series.

"Debt Service Fund" shall mean the fund so designated pursuant to a Series Resolution and

designed to provide for the payment of the principal of and interest on a particular Series of Bonds issued pursuant to this Bond Resolution, as the same fall due, and as established pursuant to the provisions of Section 7.04 hereof.

"Debt Service Reserve Fund" shall mean the fund, if any, so designated pursuant to a Series Resolution and designed (1) to insure the timely payment of the principal of and interest on a particular Series of Bonds Outstanding and issued pursuant to this Bond Resolution, and (2) to provide for the redemption of such Series of Outstanding Bonds prior to their stated maturity, as established by the provisions of Section 7.05 hereof.

"Defeasance Act" shall mean Chapter 14, Title 11 of the State Code.

"Enabling Act" or "Higher Education Revenue Bond Act" shall mean Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as amended, except with respect to the Parking Facilities Revenue Bonds, the term "Enabling Act" shall mean Act No. 1396 of the Acts of the General Assembly of the State of South Carolina, 1968, and Title 11, Chapter 21 of the State Code.

"Facilities" shall mean (i) student and faculty housing including, but not limited to, dormitories, apartment buildings and dwelling houses, and (ii) parking facilities. Where the context requires, the term "Facilities" shall include services provided in or by the Facilities.

"Fiscal Year" shall mean the period of twelve (12) calendar months, beginning on July 1 of each year and ending with June 30th of the succeeding year, unless the same shall have been changed by the University pursuant to the authorization of Section 3.01 hereof.

"Fitch" shall mean Fitch Investors Service, L.P., and its successors.

"General Assembly" shall mean the duly constituted legislature of the State of South Carolina.

"Government Obligations" shall mean and include direct noncallable general obligations of the United States of America or noncallable obligations, the payment of principal of or interest on which is fully and unconditionally guaranteed by the United States of America.

"Gross Revenues" shall mean

(a) all receipts and revenues derived from the operation of the Facilities (including any rents or other fees received in connection with the Facilities not operated directly by the University),

(b) all proceeds from the sale or other disposition of any property owned directly or beneficially by the University in connection with the operation of the Facilities, and

(c) all interest and other income received directly or indirectly from the investment of any moneys or accounts relating to the Facilities.

"Junior Lien Bonds" shall mean any revenue bonds, notes or other obligations issued by the University and referred to in Section 6.01 hereof and which are secured by pledges of the liens on the revenues of the Facilities which are junior and subordinate in all respects to the pledges and liens made to secure Bonds.

"Maintenance Reserve Fund" shall mean the fund established pursuant to Section 7.06 hereof.

"Moody's" shall mean Moody's Investors Service, Inc, and its successors.

"Net Revenues" shall mean for the period in question, the net increase/decrease in fund balances for the Facilities (including any rents or other fees received in connection with Facilities not operated directly by the University) determined in accordance with then generally accepted accounting principles; but whether or not generally accepted accounting principles so require, there shall be excluded from the calculation made to determine Net Revenues:

(i) gains or losses on the sale or other disposition of investments of fixed or capital assets, which do not result from the ordinary course of business;

(ii) investment income restricted to a purpose inconsistent with the payment of operating expenses or debt service including (whether or not so restricted) interest earned on any construction fund or construction account created with the proceeds of borrowing by the University;

(iii) any amounts received by way of government grants or subsidies pertaining to the Facilities to the extent that such grants or subsidies are not permitted by law to be pledged to secure the Bonds;

(iv) amounts paid as debt service on Bonds;

(v) the amortization of financing expenses, underwriting discounts, call premiums, gains or losses on the extinguishment of debt due to the refinancing of the same, and other related or incidental nonrecurring expenses resulting from the issuance or refinancing of Bonds;

(vi) depreciation allowances; and

(vii) transfers to the plant funds.

"Operation and Maintenance Fund" shall mean the fund, account or accounts to be established pursuant to Section 7.03 hereof.

"Outstanding", when used with reference to the Bonds, shall mean, as of any date, all such Bonds theretofore or then being authenticated and delivered except:

(a) Bonds paid or redeemed and canceled at or prior to such date;

(b) Bonds in lieu of or in substitution for which other bonds shall have been executed and delivered;

(c) Bonds deemed to have been paid as provided in Article XVI hereof; and

(d) for purposes of any consent or other action to be taken by the Holders of a specified percentage of Bonds, Bonds held by, or for the account of, the University, or by any person controlling, controlled by or under common control with the University

"Parity Bonds" shall mean indebtedness payable from all or a portion of the Additional Funds not issued pursuant to the Enabling Act but which satisfies the requirement of Section 6.03 hereof.

"Partially Amortizing Bonds" shall mean a Series of Bonds twenty-five percent (25%) or more of the principal payments of which are due in a single Fiscal Year, which portion of the principal is not required by the Series Resolution providing for their issuance to be paid by redemption prior to such maturity date.

"Parking Facilities Revenue Bonds" shall mean the $9,735,000 University of South Carolina Parking Facilities Revenue Bonds, Series 1995, dated November 1, 1995.

"Paying Agent" shall mean the State Treasurer or any bank or trust company or other entity appointed from time to time as Paying Agent or Paying Agents in accordance with Section 15.15 hereof to serve as Paying Agent for one or more Series of Bonds issued hereunder.

"Principal Installment" shall mean, as of any date of calculation, (i) the principal amount of Outstanding Bonds coming due in the period in question plus (ii) any mandatory sinking fund payment required on Outstanding Bonds during the period in question. With respect to any Capital Appreciation Bonds, "Principal Installment" shall mean the Accreted Value which is due and payable during the period in question.

"Record Date" shall mean, with respect to any Bond, the date as of which the Holder of such Bond is determined for purposes of giving any notice, making any interest payment or obtaining any consent.

"Registrar" shall mean the State Treasurer or any bank or trust company or other entity appointed from time to time, as Registrar or Registrars in accordance with Section 15.14 hereof to serve as Registrar for one or more Series of Bonds issued hereunder.

"Reserve Requirement" shall mean, as of any date of calculation, the debt service reserve requirement, if any, established by a Series Resolution with respect to a particular Series of Bonds.

"Resolution of 1971" shall mean the general resolution of the Board of Trustees adopted on March 29, 1971 providing for the issuance from time to time of Student and Faculty Housing

Revenue Bonds of the University.

"Revenue Fund" shall mean the fund established pursuant to Section 7.02 hereof.

"S&P" means Standard & Poor's Corporation and its successors.

"Secretary" shall mean the Secretary of the Board of Trustees. The term shall include the Acting Secretary or the Assistant Secretary whenever by reason of absence, illness or other reason, the person who is the Secretary is unable to act.

"Series" shall mean all of the Bonds authenticated and delivered on original issuance in a simultaneous transaction, and any Bonds thereafter authenticated and delivered in lieu of or in substitution for (but not to refund) such Bonds as herein provided, regardless of variations in maturity, interest rate or other provisions.

"Series 1971 Bonds" shall mean the $2,600,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1971, of which $1,160,000 in principal amount is outstanding on the date hereof.

"Series 1973 Bonds" shall mean the $3,000,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1973, of which $1,955,000 in principal amount is outstanding on the date hereof.

"Series 1974 Bonds" shall mean the $2,750,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1974, of which $250,000 in principal amount is outstanding on the date hereof.

"Series 1988 Bonds" shall mean the $3,000,000 original principal amount Student and Faculty Housing Revenue Bonds of the University, Series 1988, of which $2,796,239 in principal amount is outstanding on the date hereof.

"Series Resolution" shall mean a resolution of the Board of Trustees authorizing the issuance of a Series of Bonds pursuant to this Bond Resolution in accordance with the terms and provisions hereof, adopted in accordance with the provisions of Article IV hereof.

"State" shall mean the State of South Carolina.

"State Board" shall mean the State Budget and Control Board of South Carolina.

"State Code" shall mean the Code of Laws of South Carolina 1976, as amended.

"State Treasurer" shall mean the Office of the State Treasurer of South Carolina.

"Student and Faculty Housing Facilities Revenue Bonds" shall mean collectively the Series 1971 Bonds, Series 1973 Bonds, Series 1974 Bonds and Series 1988 Bonds.

"Student and Faculty Housing Facilities Resolutions" shall mean, collectively, the Resolution of 1971, the Supplemental Resolution of 1971, the Supplemental Resolution of 1973, the Supplemental Resolution of 1974 and the Supplemental Resolution of 1988.

"Subsidies" shall mean, for the period in question, all sums paid or payable to or for the account of the University pursuant to any grant, loan agreement, contract or other obligation obligating either the United States of any department or agency thereof, or the State of South Carolina to make payments over a period of years for the purpose of discharging in whole or in part the debt service of any Series of Bonds or any portion of any such Series; any calculation of the quantum of Subsidies shall be made in light of the applicable provisions of the grant, loan agreement, contract or obligation in force on the occasion when such calculation is required to be made by any of the provisions hereof.

"Trustee" shall initially mean the State Treasurer or other bank, trust company or financial institution which is authorized by the University and approved by the State Treasurer to be the custodian of the funds established under this Bond Resolution.

"University" shall mean the University of South Carolina, a body politic and corporate of the State.

"Variable Rate Bonds" shall mean, for any period of time, any Bonds which during such period bear interest at a variable rate; provided that Bonds the interest rate on which has been fixed for the remainder of the term thereof shall no longer be Variable Rate Bonds.

Section 2.03. Interpretations.

In this Bond Resolution, unless the context otherwise requires:

(a) Articles, Sections and Paragraphs referred to by number shall mean the corresponding Articles, Sections and Paragraphs of this Bond Resolution.

(b) Words of the masculine gender shall be deemed and construed to include correlative words of the feminine and neuter genders. Words importing the singular number shall include the plural number and vice versa, and words importing persons shall include firms, associations, partnerships (including limited partnerships), trusts, corporations, or other legal entities, including public bodies, as well as natural persons.

(c) The terms "hereby," "hereof," "hereto," "herein," "hereunder," and any similar terms, as used in this Bond Resolution refer to this Bond Resolution or Sections or Paragraphs of this Bond Resolution, and the term "hereafter" means any date after the date of adoption of this Bond Resolution.

(d) References to the payment of principal of Bonds shall be deemed to include payment of principal both at maturity, upon optional redemption and upon mandatory redemption

pursuant to any sinking fund payment obligations

[End of Article II]

University of South Carolina
Revenue Bond Resolution

ARTICLE III

FISCAL YEAR

Section 3.01. Establishment and Modification of Fiscal Year.

The Facilities shall continue to be operated on a Fiscal Year basis, which, until changed, shall commence on the first (1st) day of July each calendar year and shall end on the thirtieth (30th) day of June of the next calendar year. The University may change the Fiscal Year from that now existing to a different twelve (12) month period.

[End of Article III]

ARTICLE IV

THE BONDS

Section 4.01. Authorization for Bonds in Series.

(A) To the extent permitted by the Enabling Act and, if necessary, the Defeasance Act, and from time to time and for the purposes of:

(1) Financing or refinancing in whole or in part for the cost of acquisition, construction, renovation and improvement of land, buildings, and other improvements to real property and equipment for new and existing Facilities;

(2) Funding any Debt Service Reserve Fund (including the purchase of a surety bond, insurance policy, line of credit, letter of credit or similar instrument credited thereto in lieu of cash as provided herein) or restoring the value of the cash and securities in any Debt Service Reserve Fund to an amount equal to the applicable Reserve Requirement;

(3) Purchasing or providing for credit enhancement for any Series of Bonds;

(4) Capitalizing interest on the Bonds for such period of time as the Board of Trustees may determine; and

(5) Paying costs of issuance of Bonds;

but subject to the terms, limitations and conditions herein, the University may authorize the issuance of a Series of Bonds by the adoption of a Series Resolution. The Bonds of any such Series may be issued and delivered upon compliance with the provisions of this Article. Except as set forth in Section 4.08(C) hereof, the Bonds of each Series shall be issued in fully registered form, without coupons. The Bonds shall, in addition to bearing the title "University of South Carolina Revenue Bonds," or such other title as may be permitted by the Enabling Act, bear a letter or number Series designation as may be necessary to distinguish them from the Bonds of every other Series and shall designate the year in which the Series is issued. Bonds of any Series may be authorized to be issued, to the extent permitted by law, in the form of serial Bonds, term Bonds with or without mandatory sinking fund payments, Capital Appreciation Bonds, Partially Amortizing Bonds or such other forms of Bonds as may otherwise be permitted by the Enabling Act and not inconsistent with the provisions of this Bond Resolution, or any combination of such forms.

(B) Each Series Resolution shall include a determination by the University to the effect that the issuance of such Series of Bonds is necessary to provide funds to be used and expended for the purposes permitted set forth in Section 4.01(A) hereof. Each Series Resolution shall specify and determine:

(1) The Date of Issue of such Series of Bonds;

(2) The maximum authorized principal amount of such Series of Bonds, and the manner of determining the precise principal amount and the officials authorized to make such determination;

(3) The source or sources of revenues designated for the repayment of the Bonds in accordance with Section 59-147-110 of the Enabling Act;

(3) The time for the payment of interest on the Bonds in such Series and the Record Dates, and the date or dates of maturity and the amounts thereof, or the manner of determining such dates and amounts and the officials authorized to make such determinations, provided that the Series Resolution shall specify a date beyond which the final maturity of such Series shall not extend;

(4) The specific purposes for which such Series of Bonds is being issued, which shall be to provide funds for the purposes authorized by the Enabling Act and the Bond Resolution;

(5) The title and designation of the Bonds of such Series;

(6) The manner in which Bonds of such Series are to be sold and provisions for the sale thereof;

(7) The interest rate or rates, or the manner of determining such rate or rates, of the Bonds of such Series including whether and on what terms there shall be entered by the University an agreement for any form of interest rate swap or similar transaction with respect to such Series;

(8) The portion of such Series that are serial Bonds and that are Term Bonds and that are Partially Amortizing Bonds and that are Capital Appreciation Bonds (or other forms permitted by the Enabling Act and not inconsistent with the provisions of this Bond Resolution), if any, including the amount and date of each mandatory redemption or sinking fund installment, if any, required by such Series Resolution to be paid for the retirement of any such Bonds, or the manner of making such designations and the officials authorized to make such designations;

(9) The redemption price or redemption prices and the redemption date or redemption dates and other terms of redemption (if any) applicable to any of the Bonds of such Series for such payments, or the manner of determining such dates and prices and the officials authorized to make such determinations;

(10) The Trustee, the Registrar and Paying Agent, for such Bonds, and the escrow agent if such Bonds are refunding Bonds issued in advance of the date of maturity or redemption of the refunded bonds, or the manner of determining such Trustee, Paying Agent, Registrar and/or escrow agent;

(11) The form or forms of the Bonds of such Series;

(12) The manner of numbering and lettering, and the denomination or denominations, of the Bonds of such Series;

(13) Whether the Bonds of such Series shall be issued in book-entry form pursuant to Section 4.18 hereof;

(14) The disposition of the proceeds of the sale of the Bonds of such Series and the manner of their application;

(15) Whether such Series of Bonds will be subject to a Reserve Requirement and the manner in which such Reserve Requirement will be satisfied;

(16) That the then applicable Reserve Requirements, if any for all Series of Bonds Outstanding and for the proposed Series of Bonds, have been or will be met;

(17) That a Debt Service Fund and, if then determined to be necessary by the Board of Trustees, a Debt Service Reserve Fund be established for the Series of Bonds, and that a construction fund be established if the proceeds of the Bonds of any Series are intended to be used for the construction, expansion or improvement of the Facilities, (and that a capitalized interest account be established within any such Debt Service Fund if interest for any period is to be paid from proceeds) of such Series of Bonds; and

(18) Any other provisions or funds deemed advisable by the Board of Trustees for the Bonds and any other applicable redemption requirement for the Bonds of such Series and the method of satisfying the same and not in conflict with or in substitution for the provisions of the Bond Resolution.

Section 4.02. Conditions to Issuance of Bonds of a Series.

All Bonds shall be issued in compliance with the following provisions of this Section 4.02:

(1) Bonds shall be stated to mature and/or have mandatory or sinking fund redemptions on the dates, in the years and in the amounts prescribed or determined in the manner prescribed by the Series Resolution;

(2) Bonds shall bear interest at the rates and on the occasions prescribed or determined in the manner prescribed by the Series Resolution;

(3) Bonds shall be issued for a purpose or purposes set forth in Section 4.01(A)(1) through (5) hereof;

(4) There shall exist, on the occasion of the issuance of the Bonds, no default in the

payment of the principal of or interest on any Bonds or Junior Lien Bonds then Outstanding;

(5) The University shall obtain an opinion of Bond Counsel to the effect that (a) this Bond Resolution and the applicable Series Resolution have been duly and lawfully adopted and are in full force and effect; (b) the Bonds have been duly and lawfully authorized and executed by the University and are valid and binding upon, and enforceable against, the University (except to the extent that the enforceability thereof may be limited by the operation of bankruptcy, insolvency and similar laws affecting rights and remedies of creditors); (c) with respect to such Bonds, this Bond Resolution creates the valid pledge which it purports to create of the revenues and of moneys and securities on deposit in any of the funds and accounts established hereunder subject to the application thereof to the purposes and on the conditions permitted by this Bond Resolution; and (d) upon the execution and delivery thereof, such Bonds will have been duly and validly authorized and issued in accordance with this Bond Resolution;

(6) Unless on the date of delivery of such Series of Bonds, there shall be on deposit in each required Debt Service Reserve Fund, if any, an amount equal to the applicable Reserve Requirement immediately following the issuance of such Series of Bonds (whether in the form of cash or a qualified surety bond, insurance policy, line of credit or letter of credit in lieu thereof in accordance with Section 7.05(D) hereof), there shall be deposited in the applicable Debt Service Reserve Funds, if any, such amounts or a qualified substitute in accordance with Section 7.05(D) hereof shall be provided as necessary, to make the value of the moneys and securities or such qualified substitute in such Debt Service Reserve Funds equal to the applicable Reserve Requirement, unless:

(a) the Series Resolution establishing the particular Debt Service Reserve Fund shall have provided for successive monthly payments beginning in the first month following the date of the issuance of the Bonds of any such Series in substantially equal monthly amounts (the "Monthly Series Payments") so that by the end of any period not exceeding the period of thirty-six (36) months from the date of issuance of such Series of Bonds there shall be in its
Debt Service Reserve Fund an amount equal to its Reserve Requirement with respect to such Bonds;

(b) there shall be no unremedied defaults of any Monthly Series Payments required to have been made; and

(c) each Debt Service Reserve Fund is funded in an amount equal to its Reserve Requirement with respect to each Series of Bonds, other than Bonds issued pursuant to Series Resolutions described in (a) above.

(7) Except in the case of the initial Series of Bonds issued pursuant to this Bond Resolution and Bonds issued for the purpose of refunding any Bonds:

(a) Net Revenues and Additional Funds plus Additional Parity Bond Sources (as defined in paragraph (c)(iv) below and to the extent permitted by paragraph (d) below) during the most recent Fiscal Year for which audited financial statements of the University are completed

shall be certified by the Chief Financial Officer on the basis of such audited financial statements to be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds. For purposes of the maximum Combined Annual Principal and Interest Requirements on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds under this Section 4.02(7)(a), the amount of any Subsidies to become payable in any succeeding Fiscal Year shall be deducted from the maximum Combined Annual Principal and Interest Requirement on all Bonds and Parity Bonds Outstanding immediately prior to the issuance of such proposed Series of Bonds. For purposes of this Section 4.02(7)(a), such Net Revenues, Additional Funds and Additional Parity Bond Sources shall be adjusted to reflect (1) any rate or fee increases currently adopted and to be in effect prior to or coincident with the issuance of such proposed Series of Bonds and determined pro forma as though such rate increases had been in continuous effect during such recent Fiscal Year; (2) in the event proceeds of such proposed Series of Bonds will be used to pay interest on such proposed Series, 100% of the interest that will accrue on such Series of Bonds during the first twelve full months following the date of delivery of the proposed Series and that will be paid from such proceeds, provided, however, that any such interest accruing in such twelve-month period that is to be paid on a date within the Fiscal Year of maximum Combined Annual Principal and Interest Requirements shall not be so added into such Net Revenues, Additional Funds and Additional Parity Bond Sources; (3) any amount allowed by subparagraph (2) of this Section 4.02(7)(a) as an adjustment with respect to a previously-issued Series of Bonds if the proposed Series of Bonds is being issued prior to the end of the Fiscal Year in which capitalized interest on the previously-issued Series of Bonds is exhausted; and (4) an increase to the Net Revenues by an amount equal to the amount of government grants and subsidies for the operation of the Facilities or debt service of the Bonds that are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof.

(b) For each of the two (2) Fiscal Years following the later of the date of the delivery of the Bonds of such Series, or the period (if any) for which interest is funded from the proceeds of such Bonds, Net Revenues, Additional Funds and Additional Parity Bond Sources (as permitted below), as shall have been forecasted and computed by the Chief Financial Officer in the manner prescribed in paragraph (c) below, will be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirements (as calculated in paragraph (a) above) on all Bonds and Parity Bonds then proposed to be Outstanding in each of such two (2) Fiscal Years;

(c) (i) With respect to Facilities to be constructed, renovated or purchased with the proceeds of the Series of Bonds in question, the forecast of Net Revenues shall be predicated upon 95% of the gross revenues to be produced by the new Facility and 105% of the cost of operation and maintenance of the new Facility, for the first full Fiscal Year after any period of capitalized interest for the Series of Bonds in question, such gross revenues and operation and maintenance costs being as projected by the Chief Financial Officer; and.

(ii) The projection of Net Revenues of the Facilities existing at the time of computation (not including Facilities to be constructed or renovated with the proceeds of the Series of Bonds in question) shall be not greater than the Net Revenues produced by such Facilities during the preceding Fiscal Year, adjusted for the rate, fee or price schedules which will be in effect at the beginning of the succeeding academic year for such existing Facilities.

(iii) With respect to the portion of Additional Funds which are student fees imposed on the basis of matriculation or credit hour enrollment or similar basis other than for specific services provided or auxiliary facilities used ("Pledged Fees"), the forecast shall be not greater than the Pledged Fees produced during the preceding Fiscal Year, adjusted for the fee schedules which will be in effect at the beginning of the succeeding academic year; and

(iv) With respect to sources which lawfully secure or pay any Parity Bonds but which do not secure or pay the Bonds (the "Additional Parity Bond Sources"), the forecast shall be determined in a manner consistent with clauses (i) through (iii) above, whichever is most nearly applicable.

(d) For purposes of this Section 4.02(7), Additional Parity Bond Sources shall not be considered, to the extent that they exceed one hundred twenty percent (120%) of the annual debt service on all Outstanding Parity Bonds in the year of maximum Combined Annual Principal and Interest Requirements on all Bonds and Parity Bonds Outstanding.

(8) In the case of Bonds issued for the purpose of refunding any Bonds, either:

(a) The Annual Principal and Interest Requirements of the refunding Bonds shall not exceed the Annual Principal and Interest Requirements of the refunded Bonds until a time subsequent to the last maturity of Bonds not refunded and which remain Outstanding following the issuance of the refunding Bonds; or

(b) The University shall comply with the revenue tests prescribed by Section 4.02(7) above.

(9) (a) The University shall obtain an opinion of Bond Counsel that such Bonds are valid and binding obligations of the University payable from the Net Revenues and Additional Funds and are being issued for purposes authorized by the Enabling Act; and

(b) Except as to Bonds issued only for the purpose of refunding any Bonds, the University shall obtain an opinion of Counsel that the title to any tract of land to be acquired with any part of the proceeds of such Bonds shall be good and marketable, and will vest in the University either (a) an indefeasible fee simple title, or (b) an indefeasible leasehold estate, which shall extend at least five (5) years beyond the maturity date of the last maturing of the Bonds of such Series and the Bonds then to be Outstanding;

(10) If any Series of Bonds shall contain Variable Rate Bonds;

(a) The Series Resolution may provide for and specify a maximum interest rate on (i) such Bonds and (ii) any reimbursement obligation to a liquidity provider for such Bonds, it being here expressly provided that the obligation to pay any such reimbursement obligation shall be on a parity with the Bonds with respect to the pledge of the Net Revenues;

(b) The liquidity provider for such Bonds shall be rated in either of the two highest short term rating categories by Moody's or S&P or Fitch; and

(11) All amounts owing under a reimbursement agreement with any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereof shall have been paid.

(12) The issuance of the Bonds, if so required by the Enabling Act, shall have been reviewed and approved by the State Board.

Section 4.03. Reliance Upon Certificates Establishing Revenues.

Both the University and any purchaser of any Bonds shall be entitled to rely upon certificates of the Chief Financial Officer and of the Accountants, made in good faith, pursuant to any provision of this Article.

Section 4.04. Execution of Bonds.

(A) Unless otherwise prescribed by any Series Resolution, the Bonds shall be executed in the name of and on behalf of the University by the Chairman of the Board, the corporate seal of the University shall be impressed or reproduced thereon and the same shall be attested by the Secretary of the Board. Such officers may employ facsimiles of their signatures and of the seal. The Bonds shall be signed by a person holding office at the time the Bonds are printed and are ready for delivery.

(B) In case any officer whose signature or facsimile signature shall appear on the Bonds shall cease to be such officer before the delivery of any Bond, such signatures or facsimiles shall nevertheless be valid and sufficient for all purposes, the same as if such officer had remained in office.

Section 4.05. Authentication.

Only such Bonds as shall have endorsed thereon a certificate of authentication duly executed by the Registrar shall be entitled to any right or benefit under this Bond Resolution. No Bond shall be valid or obligatory for any purpose unless and until such certificate of authentication shall have been duly executed by the Registrar, and such executed certificate of the Registrar upon any such Bond shall be conclusive evidence that such Bond has been authenticated and delivered under this Bond Resolution. The Registrar's certificate of authentication on any Bond shall be deemed to have been executed by it if signed by any authorized officer of the Registrar.

Section 4.06. Medium of Payment.

The Bonds shall be payable with respect to principal, interest and premium, if any, in lawful money of the United States of America.

Section 4.07. Mutilated, Lost, Stolen or Destroyed Bonds.

In the event any Bond is mutilated, lost, stolen or destroyed, the University may execute and the Registrar may authenticate and deliver a new Bond of the same Series of like date, maturity and denomination as that mutilated, lost, stolen or destroyed; provided that, in the case of any mutilated Bond, such mutilated Bond shall first be surrendered to the Registrar, and in the case of any lost, stolen or destroyed Bond, there shall be first furnished to the University and to the Registrar evidence of such loss, theft or destruction satisfactory to the University and the Registrar together with indemnity satisfactory to them. In the event any such Bond shall have matured, instead of issuing a duplicate Bond, the University may pay the same. The University and the Registrar may charge the Holder of such Bond with their reasonable fees and expenses in this connection.

Section 4.08. Transfer and Registry: Persons Treated as Owners.

(A) As long as any Bonds shall be Outstanding, the University shall cause books for the registration and for the transfer of Bonds to be kept. Such books shall be kept by the Registrar for each particular Series of Bonds at the corporate trust office of such Registrar. The transfer of each Bond may be registered only upon the registration books of the University kept by the Registrar for that purpose by the Holder thereof in person or by his duly authorized attorney upon surrender thereof and an assignment with a written instrument of transfer satisfactory to the Registrar, duly executed by the Holder or his duly authorized attorney. Upon the registration of transfer of any Bond, the Registrar will authenticate and deliver, subject to the provisions of Section 4.11 hereof, in the name of the transferee, a new Bond or Bonds of the same aggregate principal amount, maturity and interest rate as the surrendered Bond.

(B) The University, the Trustee, the Paying Agent, if any, and the Registrar may deem and treat the person in whose name any Bond shall be registered upon the registration books of the University as the absolute owner of such Bond, whether such Bond shall be overdue or not, for the purpose of receiving payment of, or on account of, the principal of, premium (if any) and interest on such Bond and for all other purposes, and all such payments so made to any such Holder or, upon his order, shall be valid and effectual to satisfy and discharge the liability upon such Bond to the extent of the sum or sums so paid, and none of the University, the Trustee, the Paying Agent and the Registrar shall be affected by any notice to the contrary.

(C) Notwithstanding anything in paragraphs (A) and (B) of this Section to the contrary, Bonds may be issued from time to time as non-registered coupon bonds under the circumstances described in Section 4.19 hereof or Section 4.23 hereof or where, in the opinion of nationally recognized bond counsel, they may be so issued as federally tax exempt obligations.

Section 4.09. Date and Payment Provisions.

Each Bond of a Series shall bear interest from its date and shall be dated as of the interest payment date next preceding the date of its authentication, unless authentication shall be upon an interest payment date, in which case it shall be dated as of the date of its authentication, or unless authentication shall precede the first payment of interest on the Bonds of such Series, in which case it shall be dated as of the date provided in the Series Resolution as the initial dating of the Bonds of such Series; provided, however, that if at the time of authentication of any Bond, any interest on such Bond is in default, such Bond shall be dated as of the date to which interest on such Bond has been paid.

Section 4.10. Interchangeability of Bonds.

Bonds of a Series, upon surrender thereof at the office of the Registrar for the Bonds of such Series with a written instrument of transfer satisfactory to the Registrar, duly executed by the Holder or his duly authorized attorney, may, at the option of the Holder and upon payment by such Holder of any charges made pursuant to Section 4.11 hereof, be exchanged for an equal aggregate principal amount of Bonds of such Series or any other authorized denominations having the same maturity date and bearing the same rate of interest of the Bonds surrendered.

Section 4.11. Regulations With Respect to Exchanges and Transfers.

In all cases in which the privilege of exchanging or transferring Bonds is exercised, the University shall execute and the Registrar shall authenticate and deliver Bonds in accordance with the provisions of this Bond Resolution. All Bonds surrendered in any such exchanges or transfers shall forthwith be canceled and destroyed and shall not be reissued, and a counterpart of the certificate of destruction evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution. There shall be no charge to the Holder for such exchange or transfer of Bonds except that the Registrar may make a charge sufficient to reimburse itself for any tax, fee or other governmental charge required to be paid with respect to such exchange or transfer. Neither the University nor the Registrar shall be required to issue, exchange or transfer (i) any Bond during the fifteen (15) days immediately preceding any Bond Payment Date, (ii) any Bond during a period beginning at the opening of business fifteen (15) days immediately preceding any selection of Bonds to be redeemed and ending at the close of business on the date of the mailing of the notice of such redemption, or (iii) any Bonds called for redemption in whole or in part.

Section 4.12. Cancellation and Destruction of Mutilated, Paid or Surrendered Bonds.

Upon the surrender of mutilated Bonds pursuant to Section 4.07 hereof, or Bonds paid or surrendered, the same shall be canceled and destroyed and shall not be reissued, and a counterpart of the certificate evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution.

Section 4.13. Notice of Redemption.

If any of the Bonds, or portions thereof, are called for redemption, the Registrar shall give or cause to be given notice to the Holders of any Bonds to be redeemed, in the name of the University, of the redemption of such Bonds, or portions thereof, which notice shall specify the Bonds to be redeemed, the redemption date and the place or places where amounts due upon such redemption will be payable and, if less than all of the Bonds of such Series are to be redeemed, the numbers of the Bonds so to be redeemed, and, in the case of Bonds to be redeemed in part only, such notice shall also specify the respective portions of the principal amount thereof to be redeemed. Such notice shall be given by mailing a copy of the redemption notice by first class mail at least thirty (30) days but not more than sixty (60) days prior to the date fixed for redemption to the Holder of each Bond, at the address shown on the registration books, unless such Bonds are Variable Rate Bonds in which case notice shall be given at least seven (7) days prior to the date fixed for redemption; provided, however, that failure to give such notice by mail, or any defect in the notice mailed to the Holder of any Bond to be redeemed, shall not affect the validity of the proceedings for the redemption of any other Bond.

Provided funds for their redemption are on deposit with the Trustee, all Bonds so called for redemption shall cease to bear interest on the specified redemption date and shall no longer be deemed to be Outstanding hereunder. If said money shall not be so available on the redemption date, such Bonds or portions thereof shall continue to bear interest until paid at the same rate as they would have borne had they not been called for redemption.

Section 4.14. Cancellation of Bonds Which Have Been Redeemed.

All Bonds which have been redeemed shall be canceled and destroyed by the Registrar and shall not be reissued, and a counterpart of the certificate of destruction evidencing such destruction shall be furnished by the Registrar to the University. All Bonds so destroyed shall thereafter no longer be considered Outstanding for any purposes of this Bond Resolution.

Section 4.15. Selection of Bonds To Be Redeemed.

In the event of redemption of less than all of the Bonds of a Series of any maturity, the Bonds or portions of Bonds to be redeemed, shall be selected by the Registrar in such order as it shall determine; provided, however, that the portion of any Bond of a denomination which is larger than the minimum denomination for the Bonds of such Series shall be in the principal amount of such minimum denomination or a multiple thereof, and that, in selecting portions of such Bonds for redemption, the Registrar shall treat each such Bond as representing that number of Bonds of minimum denomination which is obtained by dividing the principal amount of such Bond to be redeemed in part by the amount of the minimum denomination. If there shall be drawn for redemption less than all of a Bond, the University shall execute and the Registrar shall authenticate and deliver, upon the surrender of such Bond, without charge to the owner thereof, for the unredeemed balance of the principal amount of the Bond so surrendered, Bonds of the same Series in any authorized denomination.

Section 4.16. Purchase of Bonds.

The Trustee shall, if and to the extent practicable, purchase Bonds at the written direction of the University at such time, in such manner and at such price as may be specified by the University. The Trustee may so purchase Bonds with any money then held by the Trustee which is available for the redemption or purchase of Bonds and in excess of that set aside for the payment of Bonds called for redemption; provided, that the Trustee is provided with an opinion of Bond Counsel to the effect that such redemption or purchase complies with any limitations or restrictions on such redemption or purchase contained in this Bond Resolution.

Section 4.17. Security for Payment of Bonds: Priority of Pledge.

The Bonds shall be payable solely from, and are hereby declared to be secured by a pledge of the Net Revenues and Additional Funds. Such pledge securing any of the Bonds shall at all times and in all respects be on parity with all other Bonds; provided, however, the Parking Facilities Revenue Bonds shall also be secured by a statutory lien upon the parking facilities (as defined in the 1995 Bond Resolution), and shall remain superior to pledges hereafter made to secure any other bonds or other obligations payable from such Net Revenues or Additional Funds, except for parity pledges of Additional Funds made to secure Parity Bonds. The Bonds, a Series of Bonds or any portion thereof further shall be payable from, and are hereby declared to be secured by a pledge of the Subsidies to the extent applicable thereto.

Section 4.18. Bonds in Book-Entry Form.

Notwithstanding any other provision of this Bond Resolution with respect to the form of Bonds to the contrary, the University is hereby authorized to provide by Series Resolution for the issuance of one or more Series of Bonds solely in fully registered form registrable to a depository, a nominee or the beneficial owner of the Bonds. The University is further authorized to provide by Series Resolution that such Series of Bonds shall be evidenced by one or more certificates or by a system of book entries in form satisfactory to the Chief Financial Officer and to provide for payment, redemption, notices and like provisions in a manner consistent with such system of registration.

Section 4.19. Bonds Issued as Taxable Obligations.

Notwithstanding anything in this Bond Resolution to the contrary, the University may from time to time, pursuant to one or more Series Resolutions, provide for the issuance of Bonds the interest on which may be includable in gross income of the Holders of such Bonds for federal income taxation purposes. In such event, such Bonds may be issued as coupon bonds, payable to bearer, as provided in the applicable Series Resolution. Such Series Resolution may provide for such rules and regulations with respect to the ownership, transfer and substitution of such Bonds as are necessary to accomplish the purposes consistent with the issuance of bearer obligations.

Section 4.20. Restriction on Optional Redemption.

Notwithstanding anything in this Bond Resolution to the contrary, no redemption of Bonds

which is at the option of the University may be effected unless all amounts owing under a reimbursement agreement with any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) herein shall have been paid in full.

Section 4.21. Waiver of Certain Provisions.

Notwithstanding anything in this Bond Resolution to the contrary, whenever all of the debt issued or all of the obligations incurred by the University under a Series Resolution are acquired by and are to be held to maturity by a single entity, that single entity, at its sole option, may waive any provision or requirement of this Bond Resolution that relates separately to the applicable Series of Bonds and is for the protection and benefit of such single entity only and not for the protection or benefit of any other Holder or Holders of Bonds; provided, however, that before any such waiver shall become effective, the University shall receive an opinion of Bond Counsel that such waiver will not adversely affect the security provided under this Bond Resolution to any other Holder or Holders of Bonds.

Section 4.22. Payments Due on Saturdays, Sundays and Holidays.

In any case where the Bond Payment Date or the date fixed for redemption of any Bonds shall be a Saturday or Sunday or shall be, at the place designated for payment, a legal holiday or a day on which banking institutions are authorized by law to close, then payment of principal of, premium, if any, or interest on the Bonds need not be made on such date but may be made on the next succeeding business day which is not a Saturday, Sunday or legal holiday or a day upon which banking institutions are authorized by law to close, with the same force and effect as if made on the Bond Payment Date or the date fixed for redemption, and no interest shall accrue for the period after such date.

Section 4.23. Bonds in Coupon Form.

If at any time after adoption of this Bond Resolution, the University shall receive an opinion of Bond Counsel to the effect that Bonds of any Series may be issued in coupon form payable to bearer without adversely effecting the tax-exempt status of the Bonds of such Series or the Bonds of any other Series and without the imposition of any penalty upon the University, then this Bond Resolution may be amended to provide for the issuance of coupon Bonds payable to bearer and to change or modify any of the provisions of this Bond Resolution that shall be inconsistent with the issuance of Bonds in such form.

Section 4.24. Additional Funds.

The Board of Trustees on behalf of the University designates and approves as "Additional Funds" all available fund and academic fees of the University which are not (i) otherwise designated or restricted; (ii) funds of the University derived from appropriations received from the General Assembly; (iii) tuition funds pledged to the repayment of State Institution Bonds and (iv) student fees pledged to the payment of the University's 1968 and 1971 Plant Improvement Bonds.

Section 4.25. Additional Auxiliary Facilities.

Notwithstanding anything in this Bond Resolution to the contrary, the University shall have the right from time to time to add other activities and facilities of the University (which at the date of adoption of this Bond Resolution were not included in the definition of Facilities hereunder) to the definition of Facilities hereunder, provided that:

(1) The Board of Trustees shall have determined that such activities are of a similar auxiliary nature as are the Facilities expressly referred to in the Enabling Act;

(2) The Board of Trustees shall adopt an appropriate amendatory resolution to the Bond Resolution; and

(3) The University and the Trustee shall have received an opinion of Bond Counsel to the effect that such action to be taken under this Section is authorized under this Bond Resolution and the laws of the State and will not adversely affect the excludability of interest on the Bonds from federal income taxation.

[End of Article IV]

ARTICLE V

RATES AND CHARGES

Section 5.01. Rate Covenants

(A) It is hereby determined that the rates and charges for utilization of the Facilities shall, until otherwise revised in accordance with this Bond Resolution, be as now established. Said rates and charges are hereby determined to be sufficient to meet the requirements of this Bond Resolution but shall be revised whenever necessary in order that the same shall, together with any Subsidies budgeted to pay debt service on the Bonds or operation and maintenance of the Facilities, at all times be maintained on a basis sufficient to meet the requirements of this Bond Resolution. In this connection, the University specifically covenants and agrees to maintain and collect rates and charges for use of the Facilities, together with any Subsidies budgeted to pay debt service on the Bonds or operation and maintenance of the Facilities which are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof, which shall at all times be sufficient

(1) To provide for the payment of the expenses of administration and operation and such expenses for maintenance of the Facilities as may be necessary to preserve the same in good repair and condition;

(2) To provide for the punctual payment of the principal of and interest on all Bonds and any Junior Lien Bonds that may from time to time hereafter be Outstanding;

(3) To maintain all Debt Service Funds and thus provide for the punctual payment of the principal of and interest on the Bonds;

(4) To maintain any Debt Service Reserve Funds, at the level of their respective Reserve Requirements, in the manner prescribed herein or in the applicable Series Resolution;

(5) To provide a reserve for contingencies and for improvements, renovations and expansions of the Facilities other than those necessary to maintain the same in good repair and condition;

(6) To pay all amounts owing under a reimbursement agreement with any provider of a surety bond, line of credit, insurance policy or letter of credit as contemplated under Section 7.05(D) hereof; and

(7) To discharge all obligations imposed by the Enabling Act and by this Bond Resolution.

(B) The University covenants and agrees that it will at all times prescribe and maintain rates and charges and thereafter collect charges in accordance with such rates for the Facilities or the use thereof which are reasonably expected to yield annual Net Revenues in the current Fiscal

Year which, together with any Subsidies for operation of the Facilities or debt service of the Bonds which are otherwise excluded from the definition of "Net Revenues" by clause (iii) thereof, equal to at least one hundred percent (100%) of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding in such Fiscal Year and, promptly upon any material change in the circumstances which were contemplated at the time such rates and charges were most recently reviewed, but not less frequently than once in each Fiscal Year, shall review the rates and charges for such use and shall promptly revise such rates and charges as necessary to comply with the foregoing requirement. For each Fiscal Year, the Board of Trustees shall adopt an Annual Budget including amended rate schedules for such Fiscal Year which shall set forth in reasonable detail the estimated revenues and operating expenses of the Facilities and any Subsidies described above for each Fiscal Year and which shall include appropriations, if any, for the estimated operating expenses of the Facilities for such period and the amount to be deposited during such Fiscal Year in the Maintenance Reserve Fund. The Board of Trustees may at any time adopt an amended Annual Budget for the remainder of the then current Fiscal Year, or may delegate to the Chief Financial Officer the authority to revise rates and charges as may be necessary, in such a manner as may be consistent with State law. The University further covenants and agrees that, at any time after it secures Bonds by a pledge of any Pledged Fees, it will at all times prescribe and maintain and thereafter collect fees, rates and charges such that Net Revenues, Pledged Fees budgeted for the payment of operation and maintenance costs of the Facilities or debt service on Bonds or Parity Bonds, and the receipts of any Additional Parity Bond Sources intended to pay debt service on Parity Bonds shall equal at least one hundred percent (100%) of the Combined Annual Principal and Interest Requirement for all Bonds Outstanding and all Parity Bonds in each Fiscal Year.

[End of Article V]

ARTICLE VI

JUNIOR LIEN BONDS; OTHER OBLIGATIONS; CLOSING OF RESOLUTIONS

Section 6.01. Right to Issue Junior Lien Bonds; Accession Thereof to Status of Bonds.

Notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation and free of all conditions, issue Junior Lien Bonds, in such amount as it may from time to time determine, payable from the revenues of the Facilities and Additional Funds; provided that the pledge of and any lien on the Net Revenues of the Facilities and Additional Funds granted for the protection of said Junior Lien Bonds, shall at all times be subordinate and inferior in all respects to the pledges of and liens on such Net Revenues and Additional Funds, the Facilities made or authorized for the Bonds and provided, further, that the maturity of Junior Lien Bonds may not be accelerated and paid in full unless all of the Bonds shall have been paid or provision therefor has been made pursuant to Article XVI hereof.

By proceedings authorizing the issuance of Junior Lien Bonds, the University may provide for the accession of such Junior Lien Bonds to the status of Bonds provided all of the following conditions are met:

(1) The Junior Lien Bonds were issued for a purpose or purposes set forth in Section 4.01(A) hereof.

(2) There shall exist on the date of accession (a) no default in the payment of the principal of or interest on any Bonds or any Junior Lien Bonds then Outstanding and (b) no default in the performance of any duties required under the provisions of this Bond Resolution and (c) no amount owed by the University with respect to the full funding of a Debt Service Reserve Fund, either by way of cash or reimbursement of any other funding mechanism.

(3) The University shall obtain an opinion of Bond Counsel to the effect that (a) this Bond Resolution and the proceedings authorizing such Junior Lien Bonds have been duly adopted and are in full force and effect; (b) the Junior Lien Bonds have been duly and lawfully authorized and executed by the University and are valid and binding upon, and enforceable against, the University (except to the extent that the enforceability thereof may be limited by the operation of bankruptcy, insolvency and similar laws affecting rights and remedies of creditors); and (c) this Bond Resolution creates the valid pledge which it purports to create of the revenues and of moneys and securities on deposit in any of the funds established hereunder subject to the application thereof to the purposes and on the conditions permitted by this Bond Resolution.

(4) There shall be on deposit on the date of accession in a Debt Service Reserve Fund, if any such Debt Service Reserve Fund is required by the resolution authorizing the Junior Lien Bonds, an amount equal to the Reserve Requirement for such Junior Lien Bonds, considering such Junior Lien Bonds to be a Series of Bonds.

(5) There shall be deposited in the Debt Service Fund for such Series of newly-acceded Bonds the amounts which would have been required under the provisions of Section 8.04 hereof to be accumulated therein on the date of accession if said Junior Lien Bonds had originally been issued as Bonds.

(6) On the date of accession, the earnings tests prescribed by subparagraphs 7(a) and (b) of Section 4.02 shall have been met.

(7) In the event such Junior Lien Bonds were issued with variable rates, the provisions of subparagraph (10) of Section 4.02 shall have been met.

Such Junior Lien Bonds may be further secured by any other source of payment lawfully available for such purpose.

Section 6.02. Closing of Resolutions.

In order to maintain the priority of the pledge and lien granted by Section 4.17, the University covenants, agrees and confirms that it will issue no further bonds or other obligations pursuant to the authorization of the Resolution of 1971, the Supplemental Resolution of 1971, the Supplemental Resolution of 1973, the Supplemental Resolution of 1974, the Supplemental Resolution of 1988 or any other resolution previously adopted regarding Facilities.

Section 6.03. Parity Bonds.

Notwithstanding that Bonds may be Outstanding, the University may, at any time, and without limitation, issue Parity Bonds secured by a pledge of the Additional Funds, which pledge shall be on a parity in all respects with the pledge of such Additional Funds securing the Bonds; provided, however, that the following must be satisfied at the time of issuance of such Parity Bonds:

> Gross receipts generated from the Additional Funds during the Fiscal Year immediately preceding the Fiscal Year in which such issue of Parity Bonds is to be issued, adjusted to reflect any increases in the Additional Funds currently adopted and to be in effect prior to or coincident with the issuance of such Parity Bonds and determined pro forma as though such increases had been in continuous effect during such preceding Fiscal Year, shall be not less than one hundred twenty percent (120%) of the maximum Combined Annual Principal and Interest Requirement for all Bonds and Parity Bonds outstanding immediately prior to the proposed issuance and on such issue of Parity Bonds; such calculation shall be based upon a report of the Accountants showing actual gross receipts generated from Additional Funds for the Fiscal Year preceding the Fiscal Year in which such issue of Parity Bonds is to be issued.

[End of Article VI]

ARTICLE VII

ESTABLISHMENT OF FUNDS

Section 7.01. Requirement for Special Funds and Accounts.

For so long a time as any sum remains due and payable by way of principal or interest on the Bonds, the accounting system for the Facilities shall be so maintained as to reflect the following funds or accounts relating to the Gross Revenues and such funds or accounts shall be established and maintained, and deposits shall be made therein in the manner herein required. The Trustee may, in its discretion or at the request of the University, establish different accounts within any funds for the purpose of identifying Gross Revenues deposited to a fund or for the accounting with respect to all matters and obligations relating to any portion of the Facilities by source or ultimate use.

Section 7.02. The Revenue Fund.

(A) There shall be established and maintained with the Trustee a fund designated as the Revenue Fund.

(B) All Gross Revenues shall be deposited in accordance with and in the manner prescribed by Article VIII hereof into the Revenue Fund. Money in the Revenue Fund shall be withdrawn and made use of only in the manner and in the order of priority specified in Article VIII hereof.

(C) Money in the Revenue Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Revenue Fund are Gross Revenues and shall accrue to the benefit of the Revenue Fund.

Section 7.03. The Operation and Maintenance Fund.

(A) There shall be established and maintained by the University an Operation and Maintenance Fund. This fund is intended to provide for the payment of all expenses routinely incurred in connection with the administration and operation of the Facilities, including without limiting the generality of the foregoing, such expenses as may be reasonably necessary to preserve the Facilities in good repair and condition and to pay the fees and charges of the Trustee, the Paying Agent, the Registrar and the custodian or trustee of any other fund created or to be created hereunder (provided however that the fees and charges of the Paying Agent, Registrar, Trustee, or other fund custodian may be paid by the State Treasurer directly from the Revenue Fund, and such payments shall nonetheless be deemed to be costs of operating and maintaining the Facilities), the costs of audits required hereunder, and the premiums for all insurance policies and any fidelity bonds required by this Bond Resolution.

(B) Withdrawals from the Operation and Maintenance Fund shall be made by the University in accordance, as nearly as may be practicable, with the Annual Budget then in effect.

(C) Money in the Operation and Maintenance Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Operation and Maintenance Fund shall accrue to the benefit of the Operation and Maintenance Fund.

Section 7.04. Debt Service Funds.

(A) There shall be established and maintained a Debt Service Fund for each Series of Bonds Outstanding. Each such Debt Service Fund shall bear a number Series designation as may be necessary to distinguish such Debt Service Fund and shall, subject to the other provisions of this Bond Resolution, be maintained so long as the applicable Series of Bonds shall be Outstanding. The Debt Service Funds are intended to provide for the payment of the principal of, premium, if any, and interest on the respective Series of Bonds as the same respectively fall due. Payments into such Funds shall be made in the manner prescribed by this Bond Resolution, including the applicable provisions of Article VIII hereof, and, except as herein provided, all money in the respective Debt Service Funds shall be used solely to pay the principal of, premium, if any, and interest on the Series of Bonds to which the same apply, and for no other purpose.

(B) The Debt Service Funds shall be kept in the complete custody and control of the Trustee and withdrawals from the Debt Service Funds shall be made only by the Trustee who shall transmit to the Paying Agent, for payment to each Bondholder, at such times as may be appropriate, the sums required to pay the principal of, premium, if any, and interest on the respective Series of Bonds.

(C) Money in the Debt Service Funds shall be invested and reinvested in accordance with the State Code in Authorized Investments, maturing not later than the date on which such money is required to pay the interest and/or the principal and interest next maturing. All earnings from the investments within a Debt Service Fund shall be added to and become a part of that Debt Service Fund, but shall be credited against payments that would otherwise be made to that Debt Service Fund pursuant to the provisions of Section 8.04 hereof.

(D) There may be established in any of the Debt Service Funds from time to time a Capitalized Interest Account to provide for the payment of interest on the Bonds of the applicable Series. Any such account shall be created by the Series Resolution relating to the issuance of the Bonds of such Series. Any earnings from the investment of moneys in a Capitalized Interest Account not required to pay interest on the Bonds of the applicable Series during the period for which interest on the Bonds of such Series is capitalized shall be deposited in the construction fund created by the Series Resolution relating to such Series of Bonds or, if such construction fund has been terminated or no such fund was created, such earnings shall be retained in the applicable Debt Service Fund.

Section 7.05. The Debt Service Reserve Funds.

(A) A Series Resolution may provide for the establishment of a Debt Service Reserve Fund for any Series of Bonds Outstanding. Each such Debt Service Reserve Fund shall bear a number Series designation as may be necessary to distinguish such Debt Service Reserve Fund and shall, subject to the other provisions of this Bond Resolution, be maintained in an amount equal to the applicable Reserve Requirement, as determined pursuant to the Series Resolution so long as the applicable Series of Bonds shall be Outstanding. Each such Debt Service Reserve Fund is for the equal and ratable benefit only of Bonds of that Series. Each such fund is intended to insure the timely payment of the principal of and interest on the applicable Series of Bonds only, and to provide for the redemption of such Series of Bonds prior to their stated maturities. Notwithstanding anything in this Bond Resolution to the contrary, upon any shortfall of moneys in the applicable Debt Service Fund to pay principal of and interest on one or more Series of Bonds, the Trustee shall draw on the applicable Debt Service Reserve Fund, if any, to cover such shortfall. Money in each Debt Service Reserve Fund shall be used for the following purposes, and for no other, viz.:

(1) to prevent a default in the payment of the principal of or interest on the applicable Series of Bonds, by reason of the fact that money in the applicable Debt Service Fund is insufficient for such purposes;

(2) to pay the principal of, interest on, and premium, if any, of the applicable Series of Bonds in the event that all Outstanding Bonds of such Series be redeemed as a whole; or

(3) to effect partial redemption of the applicable Series of Bonds; provided that subsequent to said partial redemption, the market value of the cash and securities in such Debt Service Reserve Fund, together with the value of any surety bond, insurance policy, line of credit, or letter of credit used pursuant to Section 7.05(D) hereof in lieu of a deposit of money, shall be not less than its then applicable Reserve Requirement.

(B) Each Debt Service Reserve Fund shall be kept in the complete custody and control of the Trustee and withdrawals therefrom shall be made only by the Trustee who shall transmit to the Paying Agent, for payment to each Bondholder of the applicable Series, at such times as may be appropriate, the sums required to pay the principal of, premium, if any, and interest on such Series of Bonds.

(C) Moneys in each Debt Service Reserve Fund shall be invested and reinvested in accordance with the State Code in Authorized Investments. The earnings from investments in a particular Debt Service Reserve Fund shall be added to the Revenue Fund and become a part of that Fund.

(D) Notwithstanding anything in this Bond Resolution to the contrary, the University, in lieu of the deposit of moneys into a Debt Service Reserve Fund, may satisfy the Reserve Requirement by causing to be so credited an irrevocable and unconditional surety bond or insurance policy payable to the Trustee or the Paying Agent for the benefit of the Holders of the Bonds of a

Series or an irrevocable and unconditional letter of credit in an amount which together with other moneys on deposit in such Debt Service Reserve Fund is equal to the Reserve Requirement therefor, all in accordance with the terms set forth in the applicable Series Resolution.

(E) In the event a Debt Service Reserve Fund has been funded with a surety bond, insurance policy, line of credit or letter of credit and either such instrument has been drawn upon, moneys available to repay such surety bond, insurance policy, line of credit or letter of credit provider shall first be used to reinstate the surety bond, insurance policy, line of credit or letter of credit to its original amount. Any interest or fees due to the surety bond, insurance policy, line of credit or letter of credit provider, other than reinstatement, shall be subordinate to any amounts payable upon the Bonds.

(F) In the event a Debt Service Reserve Fund is funded with a surety bond, insurance policy, line of credit or letter of credit, any revenues available for debt service on the Bonds shall be distributed on a pro rata basis among the Outstanding Bonds of each Series without regard to the method or level of funding of the respective Debt Service Reserve Funds, if any, for each Series.

(G) Any cash or investments on deposit in or credited to a Debt Service Reserve Fund shall be withdrawn prior to any draw on its surety bond, insurance policy or letter of credit with respect thereto. In the event the amount on deposit in, or credited to, a Debt Service Reserve Fund, in addition to the amount available under the surety bond, insurance policy or letter of credit in question (the "Original Funding Instrument") includes amounts available under another surety bond, insurance policy or letter of credit (the "Additional Funding Instrument"), draws on the Original Funding Instrument and the Additional Funding Instrument shall be made on a pro rata basis to fund any insufficiency in the Debt Service Fund.

Section 7.06. The Maintenance Reserve Fund.

(A) There shall be established and maintained by the Trustee a fund designated as the Maintenance Reserve Fund. The Maintenance Reserve Fund is established hereunder in order to provide a reasonable reserve for contingencies and for improvements, expansions and renovations. Money in the Maintenance Reserve Fund may be withdrawn by the University from time to time and used: (1) for the purpose of restoring or replacing depreciated or obsolete items of the Facilities; (2) for improvements, expansions and renovations to the Facilities; (3) to defray the costs of unforeseen contingencies and other expenses related to the use of the Facilities; (4) other lawful purposes deemed appropriate by the Chief Financial Officer; and (5) to prevent a default in the timely payment of principal and/or interest on Bonds or Junior Lien Bonds.

(B) Money in the Maintenance Reserve Fund shall be invested and reinvested at the direction of the University to the extent permitted by law, or, if the State Treasurer is the Trustee, at the direction of the Trustee, in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in the Maintenance Reserve Fund shall accrue to the benefit of the Maintenance Reserve Fund.

Section 7.07. Construction Funds.

(A) Whenever the University shall issue Bonds, the proceeds of which are to be used for construction, improvement, expansion, renovation or repair of the Facilities, there shall be established under the applicable Series Resolution and maintained by the Trustee a construction fund into which proceeds from sale of the Bonds of such Series, and earnings from investment thereof, shall be deposited. Each such construction fund shall bear a number Series designation as may be necessary to distinguish such construction fund and shall, subject to the other provisions of this Bond Resolution, be maintained until all funds are expended therefrom whether for the project for which the Bonds were issued or pursuant to Section 7.07(C) hereof.

(B) Money in any construction fund shall be invested and reinvested at the direction of the University to the extent permitted by law, or, if the State Treasurer is the Trustee, at the direction of the Trustee, in Authorized Investments having suitable maturities consonant with the need for application of such moneys. Any earnings on investment of money in any construction fund shall accrue to the benefit of such construction fund.

(C) Upon completion of construction, renovation or repair of any project and the expenditure of all sums necessary therefor, any moneys remaining in any construction fund at such time shall, at the discretion of the Chief Financial Officer, be used to construct, renovate, repair or improve additional Facilities as may be approved by the Board of Trustees, or may be used to fund any amounts required to be paid to the United States Government pursuant to Section 148(f) of the Code as rebate of arbitrage earnings or be used to pay interest or principal on the particular Series of Bonds.

[End of Article VII]

ARTICLE VIII

DISPOSITION OF REVENUES

Section 8.01. Deposits to the Revenue Fund; Dispositions Therefrom.

The Gross Revenues are declared to be a part of the Revenue Fund and shall from time to time be promptly deposited with the Trustee in the Revenue Fund. The dispositions from the Revenue Fund to other funds required by Sections 8.03 through 8.10 hereof shall be made as provided herein and in the order of priority established by the sequence of the remaining sections of this Article.

Section 8.02. Requirement of Annual Budget.

For each Fiscal Year, the Board of Trustees will cause to be prepared the Annual Budget for the operation of the Facilities for the next ensuing Fiscal Year (which may be a part of the general budget of the University), which shall reflect the rate schedules for the Facilities for the ensuing Fiscal Year, an estimate of the Gross Revenues and all sums which the Board of Trustees intends to spend for such Facilities during such Fiscal Year. Each such Annual Budget shall set forth all sums intended to be expended or deposited by the University pursuant to this Article VIII. Copies of such Annual Budget shall be sent to the Trustee and to any Bondholder requesting the same. The provisions of this Section shall not preclude, however, any revisions of the Annual Budget.

Section 8.03. Deposits to and Withdrawals from the Operation and Maintenance Fund.

At such times, and from time to time as shall be necessary for the purposes for which the Operation and Maintenance Fund is established, moneys in the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds shall be deposited by the Trustee in the Operation and Maintenance Fund in amounts estimated by the Chief Financial Officer to be sufficient to pay for the regular, non-capital costs of operation and maintenance of the Facilities for such time period and to pay the fees and charges of the Trustee, the Paying Agent, the Registrar and the custodian or trustee of any other fund created or to be created hereunder (provided, however, that the fees and charges of the Paying Agent, Registrar, Trustee or other fund custodian may be paid by the State Treasurer directly from the Revenue Fund, and such payments shall nonetheless be deemed to be costs of operating and maintaining the Facilities), the costs of audits required hereunder, and the premiums for all insurance policies and any fidelity bonds required by this Bond Resolution. Moneys on deposit in the Operation and Maintenance Fund shall be withdrawn by the University from time to time to pay such costs.

To the extent that moneys on deposit in the Operation and Maintenance Fund at any time exceed the amount estimated by the Chief Financial Officer to be necessary for payment of the costs referred to in this Section 8.03 during the applicable time period, such moneys may be withdrawn from the Operation and Maintenance Fund and deposited to other funds or uses referenced in Section 8.04 through 8.10 in the order of priority established by the sequence of those sections.

Section 8.04. Payments for Bonds.

To the extent that deposits have been made in the amounts and at the times required in Section 8.03, provision shall be made for the payment of the principal of and interest on all Bonds then Outstanding from the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds, all without priority of any Bonds over others. To that end:

(A) On or before the fifteenth day of the month immediately preceding each Bond Payment Date, there shall be deposited in the respective Debt Service Funds an amount sufficient to discharge all interest to become due on the respective Series of Bonds on the next ensuing interest payment date; provided, however, that if provision has been made for the payment of all or part of the next installment of interest to become due on any Series of Bonds, pursuant to any other provision of this Bond Resolution, or any Series Resolution, or by reason of investment earnings, then, in such event, the deposits required by this Paragraph (A) may be omitted, or reduced accordingly. If, as a result of the provision in a Series Resolution that any Series of Bonds shall bear interest payable for a period less than semi-annually, and any Holder of such Bonds shall receive payments of interest for any period for which payments were not made to holders of Bonds bearing interest payable semi-annually, then there shall be set aside in the applicable Debt Service Fund in trust for the benefit of the Holders of Bonds bearing interest payable semi-annually an amount of money equal to the interest accrued on the Bonds bearing interest payable semi-annually for such period.

(B) On or before the fifteenth day of the month immediately preceding each Bond Payment Date on which no payment of principal is due to be made, there shall be deposited in the respective Debt Service Funds a sum equal to one-half (1/2) of the aggregate amount of principal of all Bonds becoming due and payable on the next ensuing Bond Payment Date on which a payment of principal is due to be made. On or before the fifteenth day of the month immediately preceding each Bond Payment Date on which a payment of principal is due to be made, there shall be deposited in the respective Debt Service Funds a sum equal to the amount necessary, when added to the payment made pursuant to the preceding sentence, to discharge the aggregate amount of principal of all Bonds becoming due and payable on the ensuing Bond Payment Date. Provided, however, that if provision has been made for the payment of all or part of either of the above-referenced installments of principal to become due on the Bonds, pursuant to any other provision of this Bond Resolution, or any Series Resolution, or by reason of investment earnings, then, in such event, the deposits required by the preceding sentence of this Paragraph may be omitted, or reduced accordingly.

(C) Notwithstanding anything contained in this Resolution to the contrary, all Subsidies received shall, without condition, be deposited directly to the Debt Service Fund for payment of principal and interest on the applicable Bonds at such times and shall be included in those amounts required to be deposited in the Debt Service Fund as specified in Section 8.04(A) and Section 8.04(B) above. The Subsidies deposited in the Debt Service Fund shall not be transferred to any other fund established under this Resolution and shall only be used to pay debt service on the applicable Bonds.

Section 8.05. Deposits for the Debt Service Reserve Funds; Valuation; Use of Excess Amounts.

(A) To the extent that deposits have been made in the amounts and at the times required in Sections 8.03 and 8.04, deposits from the Revenue Fund and, to the extent moneys in the Revenue Fund are insufficient, Additional Funds, shall next be made in the amounts required by this Section 8.05 into any Debt Service Reserve Funds. The market value of the cash and securities in each Debt Service Reserve Fund, if any, shall be calculated as of each June 30th, to be completed within forty-five (45) days after such date, in order to determine if such Debt Service Reserve Fund contains the amount required by the applicable Series Resolution and the extent to which payments therefor or withdrawals therefrom must be made. In the event the aggregate market value of such cash and securities, together with any surety bond or letter of credit as described in Section 7.05(D) hereof, in a Debt Service Reserve Fund at the end of such Fiscal Year is determined not to equal the applicable Reserve Requirement, then the deficiency shall be met through the payment into the applicable Debt Service Reserve Fund as quickly as practicable, but in any event, in not less than two (2) equal payments, and not later than on the fifteenth day of the months immediately preceding the two next succeeding Bond Payment Dates equal to fifty percent (50%) of the amount necessary to re-establish in such Debt Service Reserve Fund its respective Reserve Requirement. Whenever, and as of any date of calculation, the value of securities and money in any Debt Service Reserve Fund shall exceed the Reserve Requirement therefor, such excess may either be used to effect partial redemption of the applicable Series of Bonds or may be removed from the Debt Service Reserve Fund and transferred to the Revenue Fund, as directed by the Chief Financial Officer or his designee.

(B) In the event a Debt Service Reserve Fund is funded with both moneys and a surety bond, insurance policy, line of credit or letter of credit as the latter are contemplated by Section 7.05(D) hereof, any available revenues to replenish such Debt Service Reserve Fund shall be used, first, to reimburse the provider of such surety bond, insurance policy or letter of credit and thereby reinstate such surety bond, insurance policy, line of credit or letter of credit, and, second, to replenish said moneys.

(C) The value of any Authorized Investments in a Debt Service Reserve Fund shall be calculated as follows:

(1) as to investments the bid and asked prices of which are published on a regular basis in The Wall Street Journal or in The New York Times or on a nationally recognized securities quotation service as selected by the Trustee, the average of the bid and asked prices for such investments so published on or most recently prior to such time of determination or, if applicable, the most recently available closing price;

(2) as to investments the bid and asked prices of which are not published on a regular basis in The Wall Street Journal or The New York Times or a nationally recognized securities quotation service as selected by the Trustee, the average bid price at such time of determination for such investments by any two nationally recognized government securities dealers (selected by the Trustee in its absolute discretion) at the time making a market in such investments or the bid price published by a nationally recognized pricing service;

(3) as to certificates of deposit and bankers acceptances, the face amount thereof, plus accrued interest; and

(4) as to any investment not specified above, the value thereof established by prior agreement between the University, the Trustee and any municipal bond insurance company insuring such Series of Bonds.

Section 8.06. Reimbursement of Interest on Amounts Advanced for Debt Service Reserve Funds.

To the extent that deposits to funds have been made in the amounts required and, if applicable, on or before the dates required in Section 8.03, 8.04 and 8.05 hereof, provision shall then be made for payment of interest on amounts advanced by the provider of any surety bond, insurance policy, line of credit or letter of credit as contemplated in Section 7.05(D) hereof.

Section 8.07. Payments for Junior Lien Bonds.

To the extent that deposits have been made in the amounts and at the times required in Sections 8.03, 8.04, 8.05 and 8.06, provision shall then be made for the payment of any other indebtedness which is junior and subordinate to the Bonds in the order of priority contemplated by the proceedings authorizing their issuance.

Section 8.08. Deposits to Maintenance Reserve Fund.

To the extent that deposits to funds have been made in the amounts required and on or before the dates required in Sections 8.03, 8.04, 8.05, 8.06 and 8.07, the Trustee may, at the direction of the University, deposit monies in the Revenue Fund into the Maintenance Reserve Fund.

Section 8.09. Withdrawals of Funds for other Lawful Purposes.

To the extent that deposits to funds have been made in the amounts required and on or before the dates required by Sections 8.03, 8.04, 8.05, 8.06, 8.07 and 8.08, Revenues remaining in the Revenue Fund may be withdrawn by the University and used for improvement, enlargement or extension of the Facilities, or payment of Bonds then Outstanding or for any other lawful purposes.

Section 8.10. Disposition of Excess Moneys in Funds.

Whenever there shall no longer be any Bond Outstanding under this Bond Resolution and all fees and expenses of the Trustee and Paying Agents and all other sums due and owing hereunder have been paid or due provision made for such payment all moneys then remaining in any fund (exclusive of moneys, if any, held therein for the purposes of Article XVI) shall, if an Event of Default as defined herein shall not then exist or be continuing, be paid to the University, exclusive, however, of any moneys then credited to any fund required for payment to the parties entitled thereto.

[End of Article VIII]

ARTICLE IX

AGREEMENT TO FURNISH INFORMATION
WITH RESPECT TO THE FACILITIES

Section 9.01. Keeping Records.

The University recognizes that those who may from time to time hereafter be Bondholders will throughout the life of the Bonds, require full information with respect to the Facilities, the fiscal affairs of the Facilities, and all matters incident to each. To that end the University covenants and agrees that it will install and thereafter at all times maintain proper books of records and accounts, separate and distinct from all other records and accounts, in which complete and correct entries shall be made of all transactions relating to the Facilities, and all revenues and receipts derived therefrom, directly or indirectly. Such books and records shall be kept in such fashion as to reveal in detail:

(1) All transactions incurred by the University with respect to the Facilities;

(2) The Gross Revenues and the sources from whence derived;

(3) All expenses incurred in the operation and maintenance of the Facilities suitably identified as to purpose;

(4) The Net Revenues;

(5) All expenditures made from the several funds established by this Bond Resolution and the Series Resolutions authorizing the issuance of the Bonds;

(6) The rate schedules that may from time to time be in effect as to the Facilities; and

(7) Additional Funds; and

(8) Any Subsidies.

Section 9.02. Audit Required.

The University further covenants and agrees that so long as any Bonds are Outstanding, it will, as soon after the close of each Fiscal Year as possible, cause to be made and completed by the Accountants, an audit of the records, books and accounts of the University in accordance with generally accepted auditing standards. The University shall provide a copy of such audit to the Trustee. Such audit shall comment upon any violation of any provision of any resolution authorizing the issuance of any Bonds or Junior Lien Bonds and any violation of any provision of this Bond Resolution or any Series Resolution noted by the Accountants, and such other matters as to them seem pertinent. The cost of such audit shall be treated as a part of the cost of operating and maintaining the Facilities. Copies of such audit shall also be made available to any Bondholder who shall have requested the same in writing to the Trustee.

[End of Article IX]

ARTICLE X

INSURANCE

Section 10.01. Insurance.

The University covenants and agrees that so long as any Bonds are Outstanding:

(A) That it will keep the Facilities continuously insured under fire and extended coverage policies, in an amount at least equal to the face amounts of all Bonds Outstanding; provided, however, that in case the principal amount of such Outstanding Bonds shall be greater than the insurable value of the Facilities, then the University shall insure the Facilities to the extent of their insurable value;

(B) That in case of loss, the proceeds of the casualty insurance referred to in Paragraph (A) above shall be applied to repair or to restore such Facilities, or the contents thereof, to their former condition, or in such manner as will make the Facilities usable, for the acquisition of additional Facilities, or for the redemption of Bonds at the earliest practicable date;

(C) That it will secure adequate fidelity bonds (blanket or individual) of a surety company doing business in the State, indemnifying the University against defalcation of all University or State employees handling money derived from the Facilities or signing checks on any bank accounts relating to the Facilities other than the Trustee, each Registrar or each Paying Agent;

(D) That all premiums on all bonds or insurance policies shall be deemed a part of the cost of operating and maintaining the Facilities;

(E) That all insurance policies shall be open to the inspection of any Bondholder at any reasonable time;

(F) That all money received by the University as a consequence of any defalcation, covered by any fidelity bond, shall be used to restore the fund or account depleted by the defalcation; and

(G) That it will comply with the requirements of State law regarding the mandatory purchase of liability insurance contained in Section 15-78-140(b), Code of Laws of South Carolina 1976, as amended from time to time.

Notwithstanding anything herein to the contrary, the Trustee shall have no duty hereunder to hold the insurance policies or certificates or surety bonds referred to in this Article.

[End of Article X]

ARTICLE XI

ADDITIONAL COVENANTS:
DISPOSITION OF FACILITIES

Section 11.01. Additional Covenants to Secure Bonds.

The University further covenants and agrees:

(A) That neither the Facilities, nor any part thereof, nor any of the income or revenues derived from the Facilities, have been or will be hypothecated, mortgaged, otherwise pledged or encumbered, save and except as herein disclosed and provided for; and provided that nothing in this Section 11.01(A) shall prevent the University from financing the acquisition of any item or items of equipment for or related to the Facilities, which financing is secured by a purchase money security interest or the equivalent thereof;

(B) That so long as there are any Bonds outstanding and unpaid, it will perform all duties with reference to the Facilities required by the Constitution and statutes of the State, including without limitation the Enabling Act, and the University hereby irrevocably covenants, binds and obligates itself not to pledge, mortgage or otherwise encumber the Facilities or any part thereof, or any revenues therefrom, except in the manner herein authorized, and it will not sell, lease or dispose of any portion of the Facilities, necessary or useful (as determined by the University) in the operation of the Facilities, except as herein provided until all Bonds shall be paid in full or unless and until provision shall have been made for the payment of all Bonds and the interest thereon in full, and the University further obligates itself and covenants and agrees with the Bondholders to operate and maintain in good condition the Facilities, and to collect and charge such rates for the services provided by or the use of the Facilities so that the income and revenues of the Facilities will be sufficient at all times to meet the requirements of this Bond Resolution;

(C) That it will not discriminate, nor permit discrimination, by its agents, lessees, or others operating the Facilities in the use thereof because of race, religion, creed or national origin;

(D) That it will permit, so long as there are any Bonds Outstanding, any Bondholder to inspect the Facilities and all records and accounts thereof under reasonable terms and conditions and after reasonable notice has been given;

(E) That it will not make any use, and it shall not direct the Trustee and each fiduciary to make any use of the proceeds of any Series Bonds which Bonds were intended upon the issuance thereof to be exempt from federal income taxation, which, if such use had been reasonably expected on the date of the issuance of the Bonds of such Series would have caused such Bonds or any other Bonds to be "arbitrage bonds" within the meaning of Section 148 of the Code and will observe and not violate the requirements of Section 148 of the Code;

(F) That, as to any Series of Bonds which were intended at the time of their issuance to be exempt from federal income taxation, it will take all actions required of it under the Code that

are necessary to preserve the tax-exempt status of such Bonds, including without limitation, actions necessary to comply with all information reporting requirements and any obligation to rebate arbitrage earnings on the proceeds of such Bonds to the United States Government;

(G) That it will make all payments or deposits required under Articles VII and VIII of this Bond Resolution in a timely manner; and

(H) That it will, from time to time, forward to the Trustee, in writing, the name of the Chief Financial Officer and any designee of such Chief Financial Officer, together with a specimen signature of such individual.

Section 11.02. Sale and Disposition of Facilities.

So long as the Bonds are outstanding, the University covenants and agrees that it will not sell, dispose of, abandon or change the use of the Facilities, or any part thereof, except under the following conditions:

(A) The University shall have the right to dispose of any obsolete or worn out equipment, furniture and furnishings which may be at any time a part of the Facilities, but all moneys realized therefrom shall be treated as a part of the Gross Revenues;

(B) Pursuant to resolution of the Board of Trustees, the University, upon the written recommendation of the Chief Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution, may abandon or demolish any portion of the Facilities which it finds to be no longer serviceable or may discontinue providing any service now or hereafter provided by the University whether directly or indirectly, in or by any Facilities;

(C) The University may sell or otherwise dispose of (other than as provided in Paragraphs (A) and (B) of this Section 11.02) any portion of the Facilities, provided that:

(1) The Trustee shall be provided with an appraisal from an independent certified appraiser stating that in its opinion the purchase price or other consideration to be received represents the fair market value of the portion of the Facilities sought to be sold or otherwise disposed of;

(2) A resolution of the Board of Trustees shall have been adopted, to which shall have been appended a recommendation of the Chief Financial Officer as to the same and a copy of the appraisal referred to above, approving the sale or other disposition and prescribing that the proceeds of the sale or other disposition shall be deposited in a separate fund with the Trustee and applied either (a) to the Maintenance Reserve Fund, or (b) applied to the partial payment and redemption of the Bonds in the manner provided for redemptions in this Bond Resolution;

(3) The Board of Trustees shall have obtained the recommendation of the Chief

Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution; and

(4) The University shall have obtained any approvals required by State law;

or;

(D) Pursuant to resolution of the Board of Trustees, the University, upon the written recommendation of the Chief Financial Officer that such action will not adversely affect the ability of the University to discharge its obligations under this Bond Resolution and upon receipt of a written opinion of Bond Counsel that such action will not adversely affect the tax-exempt status of any of the Bonds, may change from a provision of services directly the University in or by an of the Facilities to provision of such services by an independent contractor, and vice versa.

[End of Article XI]

ARTICLE XII

MODIFICATION OF RESOLUTION

Section 12.01. Modification without Bondholder Approval.

(A) Provided always that the security of the Bonds shall not be lessened, or in any manner impaired, the Board of Trustees may for any one or more of the following purposes at any time, or from time to time, adopt a resolution amending or supplementing this Bond Resolution, which resolution shall be fully effective in accordance with its terms:

(1) To provide for the issuance of a Series of Bonds in accordance with Article IV of this Bond Resolution;

(2) To add to the covenants and agreements of the University in this Bond Resolution, and to provide for other covenants and agreements thereafter to be observed relative to the operation, maintenance, construction or administration of any part of the Facilities; it being further specifically provided that the Chief Financial Officer is hereby authorized prior to the sale of any Series of Bonds to increase the required ratios involving Net Revenues herein or to increase the credit rating requirements for the providers of Debt Service Reserve Fund substitutes and any such increased covenant shall be set forth in the form of the Bond of that Series and each subsequent Series;

(3) To surrender any right, power or privilege reserved to or conferred upon the University by this Bond Resolution;

(4) To cure, correct and remove any ambiguity or inconsistent provisions contained in this Bond Resolution; or

(B) It is further provided that, except for a Series Resolution as permitted by paragraph (A) above and Article IV hereof, such supplemental resolution shall not become effective until a copy thereof, duly certified, shall have been filed with the Trustee and each Paying Agent.

Section 12.02. Modification with Bondholder Approval.

The rights and duties of the University and the Bondholders and the terms and provisions of this Bond Resolution may be modified or altered in any respect by an amendatory or supplementary resolution adopted by the Board of Trustees with the consent of the Holders of sixty-six and two-thirds percent (66 2/3%) in principal amount of all Bonds of each Series which would be affected by such modification or alteration then Outstanding, such consent to be evidenced by an instrument or instruments executed by such Holders and duly acknowledged or proven in the manner of a deed capable of being recorded, and the consent of any municipal bond insurance company insuring any Bonds of a Series that would be affected, but no such modification or alteration shall:

(A) Extend the maturity of any payment of principal or interest due upon any Bond;

(B) Effect a reduction in the amount which the University is required to pay by way of principal of, interest or redemption premium on any Bonds;

(C) Effect a change as to the type of currency in which the University is obligated to effect payment of the principal of, interest and redemption premiums of any Bond;

(D) Permit the creation of a pledge of or lien upon the revenues of the Facilities prior to or equal to the Bonds, except as authorized in this Bond Resolution;

(E) Permit preference or priority of any Bonds to others;

(F) Alter or modify the provisions of Section 4.02 or of Articles V, VII, and VIII hereof; or

(G) Reduce the percentage required for the written consent to the modification or alteration of the provisions of this Bond Resolution;

without the consent of the Holders of all Bonds affected by such change or modification.

Section 12.03. Procedure for Procuring Bondholder Approval.

The University and the Trustee may rely upon the registration books maintained by the Registrar to determine who are the Holders of the Bonds. Any and all modifications made in the manner hereinabove provided for shall not become effective until there has been filed with the Trustee and each Paying Agent a copy of such amendatory or supplementary resolution hereinabove provided for, duly certified, as well as proof of consent to such modification by the Holders of sixty-six and two-thirds percent (66 2/3%) in principal amount of the Bonds of each Series then Outstanding.

[End of Article XII]

ARTICLE XIII

EVENTS OF DEFAULT

Section 13.01. Events of Default.

The occurrence and continuation of any of the following events is hereby declared an "Event of Default" hereunder:

(A) Payment of the principal of any of the Bonds shall not be made when the same shall become due and payable, either at maturity or by proceedings for redemption;

(B) Payment of any installment of interest on any Bonds shall not be made when the same becomes due and payable;

(C) Payment of any installment of either interest or principal of any Junior Lien Bonds shall not be made when the same becomes due and payable or any other event of default shall exist with respect to any Junior Lien Bonds;

(D) The University shall for any reason be rendered incapable of fulfilling its obligations hereunder;

(E) An order or decree shall be entered with the consent or acquiescence of the University appointing a receiver, or receivers, of the Facilities, or of the revenues thereof, or any proceedings shall be instituted with the consent or acquiescence of the University for the purpose of effecting a composition between the University and its creditors whose claims relate to the Facilities, or for the purpose of adjusting claims of such creditors, pursuant to any Federal or State statute now or hereafter enacted, or if such order or decree, having been entered without the consent or acquiescence of the University, shall not be vacated or discharged or stayed on appeal within sixty (60) days after entry thereof, or if such proceeding having been instituted without the consent or acquiescence of the University, shall not be withdrawn or any orders entered shall not be vacated, discharged, or stayed on appeal within sixty (60) days after the institution of such proceedings, or the entry of such orders;

(F) The University shall fail to operate the Facilities in an efficient and business-like fashion or shall default in the due and punctual performance of any other of the covenants, conditions, agreements or provisions contained in any Series Resolution or in this Bond Resolution, and such default shall continue for thirty (30) days after written notice, specifying such default and requiring the same to be remedied, shall have been given to the University by any Bondholder, provided that in the case of default specified in this paragraph (F), if the default be such that it cannot be corrected within the said thirty (30) day period, it shall not constitute an event of default if corrective action is instituted by the University within said thirty (30) day period and diligently pursued until the default is corrected; or

(G) The occurrence of an event of default on the part of the University under any reimbursement agreement between the University and a provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereof.

The provisions of the preceding Paragraph (F) are subject to the following limitations: If by reason of force majeure the University is unable in whole or in part to carry out its agreements herein contained (other than the obligations on the part of the University contained in any of Section 4.02 or Articles V, VII and VIII hereof as to which this paragraph shall have no application), the University shall not be deemed in default during the continuance of such inability. The term "force majeure" as used herein shall mean, without limitation, the following: acts of God; strikes; lockouts or other industrial disturbances; acts of public enemies; orders of any kind of the government of the United States or of the State or any of their departments, agencies, or officials, or any civil or military authority; insurrections; riots; epidemics; landslides; lightning; earthquake; fire; hurricanes; storms; floods; washouts; droughts; arrests; restraint of government and people; civil disturbances; explosions; breakage or accident to machinery, tunnels or canals; partial or entire failure of utilities; or any other cause or event not reasonably within the control of the University, it being agreed that the settlement of strikes, lockouts and other industrial disturbances shall be entirely within the discretion of the University, and the University shall not be required to make settlement of strikes, lockouts and other industrial disturbances by acceding to the demands of the opposing party or parties when such course is in the judgment of the University unfavorable to the University.

[End of Article XIII]

ARTICLE XIV

REMEDIES

Section 14.01. Acceleration; Annulment of Acceleration.

(A) Except as specifically provided herein, upon the happening of an Event of Default, the Trustee may, and upon the written request of the Holders of not less than twenty-five percent (25%) in aggregate principal amount of Bonds Outstanding shall, by notice in writing to the University, declare all Bonds Outstanding immediately due and payable; provided, however, in the event a Series of Bonds has been insured by a municipal bond insurance company, the Trustee shall obtain the written consent of such municipal bond insurance company prior to declaring the Bonds of such Series due and payable. Such Bonds shall become and be immediately due and payable, anything in the Bonds or in this Bond Resolution to the contrary notwithstanding. In such event, there shall be due and payable on the Bonds an amount equal to the total principal amount of all such Bonds, plus all interest accrued thereon and which will accrue thereon to the date of payment.

(B) At any time after the principal of the Bonds shall have been so declared to be due and payable and before the entry of final judgment or decree in any suit, action or proceeding instituted on account of such default, or before the completion of the enforcement of any other remedy under this Bond Resolution, the Trustee may annul such declaration and its consequences with respect to any Bonds not then due by their terms if:

(1) Moneys shall have been deposited in the respective Debt Service Funds sufficient to pay all matured installments of interest and principal (other than principal then due only because of such declaration) of all Outstanding Bonds;

(2) Moneys shall have been deposited with the Trustee sufficient to pay the charges, compensation, expenses, disbursements, advances and liabilities of the Trustee;

(3) All other amounts then payable by the University hereunder shall have been paid or a sum sufficient to pay the same shall have been deposited with the Trustee; and

(4) Every Event of Default known to the Trustee (other than a default in the payment of the principal of such Bonds then due only because of such declaration) shall have been remedied to the satisfaction of the Trustee. No such annulment shall extend to or affect any subsequent Event of Default or impair any right consequent thereon.

Section 14.02. Additional Remedies and Enforcement of Remedies.

(A) Upon the happening of any Event of Default, the Trustee may, and upon the written request of the Holders of not less than twenty-five percent (25%) in aggregate principal amount of the Bonds Outstanding, together with indemnification of the Trustee to its satisfaction therefor, shall proceed forthwith to protect and enforce its rights and the rights of the Bondholders under this

Bond Resolution by such suits, actions or proceedings as the Trustee, being advised by counsel, shall deem expedient, including but not limited to:

(1) Requiring the University to carry out its duties and obligations under the terms of this Bond Resolution and under the Enabling Act;

(2) Suit upon all or any part of the Bonds;

(3) Civil action to require the University to account as if it were the trustee of an express trust for the Holders of Bonds;

(4) Civil action to enjoin any acts or things which may be unlawful or in violation of the rights of the Holders of the Bonds;

(5) Enforcement of any other right of the Bondholders conferred by law or by this Bond Resolution including the right to make proper application to a court of competent jurisdiction for the appointment of a receiver to administer and operate the Facilities. Such receiver shall be given full power to fix rentals and charges for the Facilities, sufficient to provide for the payment of principal of Bonds and the interest thereon, and for the payment of the expenses of operating and maintaining such Facilities, and to apply the income and revenues of such Facilities to the payment of principal of such Bonds and the interest thereon.

(B) Regardless of the happening of an Event of Default, the Trustee, if requested in writing by the Holders of not less than twenty-five percent (25%) in aggregate principal amount of the Bonds then Outstanding, shall, upon being indemnified to its satisfaction therefor, institute and maintain such suits and proceedings as it may be advised by Counsel shall be necessary or expedient:

(1) To prevent any impairment of the security under this Bond Resolution by any acts which may be unlawful or in violation of this Bond Resolution; or

(2) To preserve or protect the interests of the Bondholders, provided that such request is in accordance with law and the provisions of this Bond Resolution and, in the sole judgment of the Trustee, is not unduly prejudicial to the interests of the Holders of Bonds not making such request.

Section 14.03. Application of Revenues and Other Moneys After Default.

(A) The University covenants that if an Event of Default shall happen and shall not have been remedied, the University, upon demand of the Trustee, shall pay or cause to be paid over to the Trustee:

(1) Forthwith, all moneys and securities then held by the University which is credited to any fund under this Bond Resolution; and

(2) As promptly as practicable after receipt thereof, all Gross Revenues.

(B) During the continuance of an Event of Default, the Trustee shall apply all moneys, securities, Gross Revenues, payments and receipts in its possession and the income therefrom as follows and in the following order:

(1) To the payment of the reasonable and proper charges of the Trustee;

(2) To the payment of the necessary costs of operating and maintaining the Facilities; and

(3) To the payment of the interest and principal (and premium, if any) then due on the Bonds, as follows:

(a) Unless the principal of all of the Bonds shall have become or have been declared due and payable,

(i) First: To the payment of the persons entitled thereto of all installments of interest then due in the order of the maturity of such installments, and, if the amount available shall not be sufficient to pay in full any installment or installments maturing on the same date, then to the payment thereof ratably, according to the amounts due thereon to the persons entitled thereto, without any discrimination or preference; and

(ii) Second: To the payment to the persons entitled thereto of the unpaid principal installments (and premiums, if any) of any Bonds which shall have become due, whether at maturity or by call for redemption, in the order of their due dates, and if the amounts available shall not be sufficient to pay in full all the Bonds due on any date, then to the payment thereof ratably, according to the amounts of principal (plus redemption premium, if any) due on such date, to the persons entitled thereto, without any discrimination or preference.

(b) If the principal of all of the Bonds shall have become or have been declared due and payable, to the payment of the principal and interest then due and unpaid upon the Bonds without preference or priority of principal over interest or of interest over principal, or of any installment of interest over any other installment of interest, or of any Bond over any other Bond, ratably, according to the amounts due respectively for principal and interest, to the persons entitled thereto without any discrimination or preference except as to any differences as to the respective rates of interest specified in the Bonds.

(4) For the purposes and to the respective funds set forth in Article VIII hereof, in the order set forth therein.

Section 14.04. Remedies Not Exclusive.

No remedy by the terms of this Bond Resolution conferred upon or reserved to the Trustee or the Bondholders is intended to be exclusive of any other remedy, but each and every such remedy shall be cumulative and shall be in addition to every other remedy given under this Bond Resolution or existing at law or in equity or by statute (including the Enabling Act) on or after the date hereof.

Section 14.05. Remedies Vested in Trustee.

All rights of action (including the right to file proof of claims) under this Bond Resolution or under any of the Bonds may be enforced by the Trustee without the possession of any of the Bonds or the production thereof in any trial or other proceedings relating thereto. Any such suit or proceedings instituted by the Trustee shall be brought in its name as Trustee without the necessity of joining as plaintiffs or defendants any Holders of the Bonds. Subject to the provisions of Section 14.03 hereof, any recovery of judgment shall be for the equal benefit of the Holders of the Outstanding Bonds.

Section 14.06. Majority of Bondholders Control Proceedings.

If an Event of Default shall have occurred and be continuing, notwithstanding anything in this Bond Resolution to the contrary, the Holders of at least a majority in aggregate principal amount of Bonds then Outstanding shall have the right, at any time, by an instrument in writing executed and delivered to the Trustee, to direct the method and place of conducting any proceeding to be taken in connection with the enforcement of the terms and conditions of this Bond Resolution or for the appointment of a receiver or any other proceedings hereunder, provided that such direction is in accordance with law and the provisions of this Bond Resolution (including indemnity to the Trustee) and, in the sole judgment of the Trustee, is not unduly prejudicial to the interests of the Bondholders not joining in such direction and provided further that nothing in this Section 14.06 shall impair the right of the Trustee in its discretion to take any other action under this Bond Resolution which it may deem proper and which is not inconsistent with such direction by Bondholders.

Section 14.07. Individual Bondholder Action Restricted.

(A) No Holder of any Bond shall have any right to institute any suit, action or proceeding in equity or at law for the enforcement of this Bond Resolution or for the execution of any trust hereunder or for any remedy under this Bond Resolution unless:

(1) An Event of Default has occurred:

(a) under Paragraph (A) or (B) of Section 13.01 hereof;

(b) as to which the Trustee has actual notice; or

(c) as to which the Trustee has been notified in writing; and

(2) The Holders of at least twenty-five percent (25%) in aggregate principal amount of Bonds Outstanding shall have made written request to the Trustee to proceed to exercise the powers granted in this Bond Resolution or to institute such action, suit or proceeding in its own name; and

(3) Such Bondholders shall have offered the Trustee reasonable indemnity; and

(4) The Trustee shall have failed or refused to exercise the powers herein granted or to institute such action, suit or proceedings in its own name for a period of sixty (60) days after receipt by it of such request and offer of indemnity.

(B) No one or more Holders of Bonds shall have any right in any manner whatsoever to affect, disturb or prejudice the security of this Bond Resolution or to enforce any right hereunder except in the manner herein provided and for the equal benefit of the Holders of all Bonds Outstanding.

(C) Nothing contained in this Bond Resolution shall affect or impair, or be construed to affect or impair, the right of the Holder of any Bond

(1) to receive payment of the principal of or interest on such Bond on the due date thereof; or

(2) to institute suit for the enforcement of any such payment on or after such due date.

Section 14.08. Termination of Proceedings.

In case any proceeding taken by the Trustee or any Bondholder on account of any Event of Default shall have been discontinued or abandoned for any reason or shall have been determined adversely to the Trustee or the Bondholders, the University, the Trustee and the Bondholders shall be restored to their former positions and rights hereunder, and all rights, remedies and powers of the Trustee and the Bondholders shall continue as if no such proceeding had been taken.

Section 14.09. Waiver and Nonwaiver of Event of Default.

(A) No delay or omission of the Trustee or of any Holder of the Bonds to exercise any right or power accruing upon any Event of Default shall impair any such right or power or shall be construed to be a waiver of any such Event of Default or an acquiescence therein. Every power and remedy given by this Article XIV to the Trustee and the Holders of the Bonds, respectively, may be exercised from time to time and as often as may be deemed expedient.

(B) The Trustee may waive any Event of Default which in its opinion shall have been remedied before the entry of final judgment or decree in any suit, action or proceeding instituted by it under the provisions of this Bond Resolution, or before the completion of the enforcement of any

other remedy under this Bond Resolution.

(C) Notwithstanding anything contained in this Bond Resolution to the contrary, the Trustee, upon the written request of the Holders of at least a majority of the aggregate principal amount of Bonds then Outstanding (including, if more than one Series of Bonds shall at the time be Outstanding, the Holders of a majority in principal amount of all Bonds then Outstanding of each such Series), shall waive any Event of Default hereunder and its consequences; provided, however, that except under the circumstances set forth in subsection (B) of Section 14.01 hereof or subsection (B) of this Section 14.09, a default in the payment of the principal of, premium, if any, or interest on, any Bond, when the same shall become due and payable by the terms thereof or upon call for redemption, may not be waived without the written consent of the Holders of all the Bonds at the time Outstanding.

(D) In case of any waiver by the Trustee of an Event of Default hereunder, the University, the Trustee and the Bondholders shall be restored to their former positions and rights under this Bond Resolution, respectively, but no such waiver shall extend to any subsequent or other Event of Default or impair any right consequent thereon. The Trustee shall not be responsible to anyone for waiving or refraining from waiving any Event of Default in accordance with this Section 14.09.

Section 14.10. Notice of Defaults.

(A) Within thirty (30) days after:

(1) The receipt of notice of an Event of Default as provided in Section 14.07(A) (1) hereof; or

(2) The happening of an Event of Default under Paragraph (A) or (B) of Section 13.01 hereof, as to which the Trustee shall be deemed to have notice,

the Trustee shall, unless such Event of Default shall have theretofore been cured, give written notice thereof by first class mail to each Holder of Bonds then Outstanding, provided that, except in the case of a default in the payment of principal (together with premium, if any) of or interest on any of the Bonds, the Trustee may withhold such notice if, in its sole judgment, it determines that the withholding of such notice is in the best interests of the Bondholders.

(B) The Trustee shall immediately notify the University of any Event of Default known to the Trustee.

[End of Article XIV]

ARTICLE XV

TRUSTEE AND ITS FUNCTIONS; OTHER FIDUCIARIES

Section 15.01. Appointment and Vesting of Powers in Trustee; Limitation of Rights of Bondholders to Appoint Trustee.

The University hereby appoints the State Treasurer as the Trustee. The Trustee shall be and is hereby vested with all rights and powers necessary to enable it to discharge its duties hereunder but the right of the Bondholders to appoint a trustee hereunder is limited to the circumstances contemplated by Section 15.10 hereof.

Section 15.02. Functions of Trustee.

The Trustee shall have the following additional functions:

(A) To act as custodian of the Revenue Fund, the Operation and Maintenance Fund, the Maintenance Reserve Fund, and the Debt Service Funds and any Debt Service Reserve Funds; and

(B) To make reports to the University on a monthly or such other basis as may be requested by the University, but not less often than semi-annually:

(1) Establishing balances on hand;

(2) Listing investments made for any fund handled by the Trustee;

(3) Establishing the sufficiency of each Debt Service Reserve Fund; and

(4) Listing all securities, if any, pledged pursuant to Section 15.13 hereof.

Section 15.03. Duty of Trustee with Respect to Deficits in Debt Service Funds.

It shall be the further duty of the Trustee to give written notice to the University ten (10) days prior to each Bond Payment Date, if there is any deficiency in any of the Debt Service Funds which would result in a need for further moneys to meet the payment of interest and/or principal falling due on the next ensuing Bond Payment Date, and the extent, if any, to which resort must be had to a particular Debt Service Reserve Fund to meet such deficiency.

Section 15.04. Acceptance by Trustee Required.

Prior to the delivery of any Bonds, the Trustee appointed pursuant to Section 15.01 hereof shall signify its acceptance of the powers, duties and obligations conferred and imposed upon it by this Bond Resolution, by executing and delivering to the University a written acceptance thereof.

Section 15.05. Liability as to Recitals in Bond Resolution and Bonds.

The recitals of fact made in this Bond Resolution and in the Bonds shall be taken as statements of the University, and the Trustee shall not be deemed to have made any representation as to the correctness of the same, nor shall the Trustee be deemed to have made any representation whatsoever as to the validity or sufficiency of this Bond Resolution or of the Bonds issued hereunder except with respect to the authentication of any Bonds. Nor shall the Trustee be under responsibility or duty with respect to the issuance of said Bonds, or the application of the proceeds thereof, except to the extent provided for herein. Nor shall the Trustee be liable in connection with the performance of its duties hereunder, except for its own negligence or default.

Section 15.06. Trustee May Rely on Notices, etc.

The Trustee shall at all times be protected in acting upon any notice, resolution, request, consent, order, certificate, statement, opinion, bond, or other paper or document believed to be genuine and to have been signed by the proper party or parties.

Section 15.07. Trustee Permitted to Resign.

The Trustee may at any time resign and be discharged of its duties and obligations hereunder by giving to the University and the Bondholders written notice of such resignation, specifying a date (not less than sixty (60) days after such notice) when such resignation shall take effect. Such resignation shall take effect upon the date specified in such notice unless previously a successor shall have been appointed as hereinafter provided, in which event such resignation shall take effect immediately upon the appointment and qualification of such successor.

Section 15.08. Removal of Trustee.

(A) The Trustee, if other than the State Treasurer, may be removed at any time by the Holders of not less than fifty percent (50%) of the principal amount of Bonds at such time Outstanding.

(B) The Trustee, if other than the State Treasurer, may likewise be removed at any time by the University with the consent and approval of the Holders of not less than fifty percent (50%) of the principal amount of the Bonds at such time Outstanding.

Section 15.09. Appointment of Successor Trustee Upon Resignation or Removal of Trustee.

(A) In case at any time the Trustee shall resign, or be removed or become incapable of acting, or be adjudged a bankrupt or insolvent, or a receiver of its property shall be appointed, or any public officer shall take charge or control of its property or affairs, a successor thereto shall be promptly appointed by a resolution of the Board of Trustees duly adopted. Such successor shall in all instances be a bank or trust company duly chartered pursuant to the laws of the United States of America or of a state thereof, shall have at the time of its appointment a combined capital stock surplus and undivided profits of not less than $100,000,000 and shall be authorized by law to

perform all duties imposed upon it by this Bond Resolution and the Series Resolutions.

(B) Immediately following such appointment the University shall give written notice of such appointment to the Bondholders and any Registrar other than the Trustee.

Section 15.10. When Bondholder May Seek Successor Trustee.

If, in a proper case, no appointment of a successor Trustee shall be promptly made pursuant to Section 15.09 hereof, any Bondholder may make application to any court of competent jurisdiction for the appointment of a successor and said court may thereupon, after such notice, if any, as such court may prescribe, appoint a successor.

Section 15.11. Acceptance by Successor Trustee.

Any successor Trustee appointed hereunder shall execute and deliver to its predecessor and to the University a written acceptance of such appointment, and thereupon such successor, without any further act, deed or conveyance, shall become fully vested with all moneys, estates, properties, rights, powers, duties and obligations of its predecessor hereunder with like effect as if originally named as such Trustee and its predecessor shall be obligated to pay over, transfer, assign and deliver all moneys, securities and other property held by it to its successor, and on the written request of the University, or the successor, shall execute, acknowledge and deliver such instruments of conveyance and further assurance and do such other things as may be reasonably required for the vesting and confirming in such successor all the right, title and interest of the predecessor in and to any property held by it.

Section 15.12. Effect of Trustee Merging With Another Bank.

If the Trustee is other than the State Treasurer, any bank into which the Trustee may be merged, or with which it may be consolidated, or any bank resulting from any merger or consolidation to which it shall be a party, or any bank to which the Trustee may sell or transfer all or substantially all of its business, shall become the successor without the execution or filing of any paper or the performance of any further act; provided, always, that if the University shall be dissatisfied with the institution resulting from the merger, consolidation or other action spoken of above, then the University may at any time within thirty (30) days after such action name a new Trustee (with the qualifications prescribed by Section 15.09 hereof) in lieu of the Trustee then acting.

Section 15.13. Disposition of Paid Bonds.

It shall be the duty of the Trustee to cancel all Bonds which shall have been paid, whether upon their maturity or redemption prior to maturity; such cancellation shall be done in such fashion as to render such Bonds incapable of further negotiation or hypothecation. In any event it shall furnish appropriate certificates to the University indicating the disposition of such Bonds. Upon effecting such cancellation, the Trustee shall furnish appropriate certificates to the University setting forth the disposition made of the Bonds so cancelled.

Section 15.14. Appointment of Registrar.

(A) The State Treasurer and the Chief Financial Officer shall from time to time appoint on behalf of the University a Registrar or Registrars as Registrar of the Bonds of one or more Series. The Registrar shall be required to keep such books and records as shall be consistent with prudent industry practice and to make such books and records available for inspection by the University, the Trustee and the Paying Agent at all reasonable times. In addition, the Registrar shall have the duty of authenticating the Bonds of the Series as to which it serves as Registrar and such other duties as may be required of it under this Bond Resolution and the applicable Series Resolution.

(B) Any Registrar shall be the State Treasurer or a bank or trust company or other entity duly organized under the laws of the United States of America or any state thereof, having at the time of appointment a combined capital stock, surplus and undivided profits of at least $25,000,000 and authorized by law to perform all the duties imposed upon it by this Bond Resolution and the relevant Series Resolutions. The Registrar may at any time resign and be discharged of the duties and obligations created by this Bond Resolution by giving at least sixty (60) days' notice to the Trustee, the Paying Agent, and the University. The Registrar may be removed at any time, at the direction of the University, by an instrument filed with the Registrar, the Trustee and the Paying Agent.

(C) In the event of the resignation or removal of the Registrar, the Registrar shall deliver any Bonds held by it in such capacity to its successor or, if there be no successor, to the Trustee.

(D) In the event that the University shall fail to appoint a Registrar hereunder, or in the event that the Registrar shall resign or be removed, or be dissolved, or if the property or affairs of the Registrar shall be taken under the control of any state or federal court or administrative body because of bankruptcy or insolvency, or for any other reason, and the University shall not have appointed its successor as Registrar, the Trustee shall ipso facto be deemed to be the Registrar for all purposes of this Bond Resolution until the appointment by the University of the Registrar or successor Registrar, as the case may be.

Section 15.15. Appointment of Paying Agent.

(A) The State Treasurer and the Chief Financial Officer may from time to time appoint on behalf of the University a Paying Agent or Paying Agents as Paying Agent for the Bonds of one or more Series. The Paying Agent shall be required:

(1) to hold all sums held by it for the payment of the principal of, premium, if any, and interest on the Bonds in trust for the benefit of the Holders until such sums shall be paid to such Holders or otherwise disposed of as herein provided; and

(2) to keep such books and records as shall be consistent with prudent industry practice, to make such books and records available for inspection by the University and the Trustee at all reasonable times.

(B) Any Paying Agent shall be the State Treasurer or a bank or trust company or other entity duly organized under the laws of the United States of America or any state thereof, having at the time of appointment a combined capital stock, surplus and undivided profits of at least $50,000,000 and authorized by law to perform all the duties imposed upon it by this Bond Resolution and the relevant Series Resolutions. Any Paying Agent may at any time resign and be discharged of the duties and obligations created by this Bond Resolution by giving at least sixty (60) days' notice to the University, the Registrar and the Trustee. The Paying Agent may be removed at any time at the direction of the University, by an instrument filed with the Registrar and the Trustee.

(C) In the event of the resignation or removal of any Paying Agent, said Paying Agent shall pay over, assign and deliver any moneys held by it in such capacity to its successor or, if there be no successor, to the Trustee.

[End of Article XV]

ARTICLE XVI

DEFEASANCE

Section 16.01. Defeasance Generally.

If all of the Bonds issued pursuant to this Bond Resolution, shall have been paid and discharged, then the obligations of the University under this Bond Resolution, the pledge of revenues made hereby, and all other rights granted hereby shall cease and terminate. Bonds shall be deemed to have been paid and discharged within the meaning of this Article under each of the following circumstances:

(A) The Trustee, Paying Agent or other custodian authorized by the University shall hold, at the stated maturities of such Bonds, in trust and irrevocably appropriated thereto, sufficient money for the payment thereof;

(B) If default in the payment of the principal of such Bonds or the interest thereon shall have occurred on the stated maturities of such Bonds, and thereafter tender of such payment shall have been made, and the Trustee, Paying Agent or other custodian authorized by the University shall then hold in trust and irrevocably appropriated thereto, sufficient money for the payment thereof to the date of the tender of such payment; or

(C) If the University shall have deposited with the Trustee, Paying Agent or other custodian authorized by the University, in an irrevocable trust money or Government Obligations, the principal of and interest on which when due (without reinvestment thereof) will provide money which, together with the money, if any, deposited at the same time, shall be sufficient to pay, when due, the principal, interest and premium, if any, due and to become due on and prior to the maturity or, if the University has irrevocably elected to redeem Bonds, on and prior to the redemption date of such Bonds; and the University shall have provided to the Trustee from an independent firm of nationally recognized certified public accountants a report stating the opinion of such firm that the investments purchased for the irrevocable trust on the date of its establishment with amounts deposited therein on the date of its establishment will provide, from maturing principal of and interest earnings thereon and without reinvestment, sufficient amounts to pay as and when due the principal and interest on the defeased Bonds.

Section 16.02. Money to be Held in Trust - When Returnable to University.

Any money which at any time shall be deposited with the Trustee, Paying Agent or other custodian authorized by the University, by or on behalf of the University, for the purpose of paying and discharging any Bonds or the interest thereon, shall be and is hereby assigned, transferred and set over to the Trustee, Paying Agent or other custodian appointed by the University in trust for the respective Holders of the Bonds, and such money shall be and is hereby irrevocably appropriated to the payment and discharge thereof. But if, through lapse of time or otherwise, the Holders of said Bonds shall no longer be entitled to enforce payment of their obligations, then, in such event, it shall be the duty of the Trustee, Paying Agent or other custodian appointed by the University to

forthwith return said funds to the University.

Section 16.03. Deposits With Trustee Subject to Conditions of Article XVI Hereof.

The University covenants and agrees that any money which it shall deposit with the Trustee, Paying Agent or other custodian authorized by the University shall be deemed to be deposited in accordance with, and subject to, the applicable provisions of this Article, and that whenever it shall have elected to redeem Bonds it will irrevocably bind and obligate itself to give notice of redemption thereof, and will further authorize and empower the Trustee, Paying Agent or other custodian authorized by the University to cause the publication of such notice of redemption in its name and on its behalf.

[End of Article XVI]

ARTICLE XVII

MISCELLANEOUS

Section 17.01. Purpose of Covenants in Bond Resolution.

Every covenant, undertaking and agreement made on behalf of the University, as set forth in this Bond Resolution is made, undertaken and agreed to, for the proper securing of the payment of the principal of and interest on the Bonds. Each shall be deemed to partake of the obligation of the contract between the University and the Bondholders and shall be enforceable accordingly. In this connection, any provider of a surety bond, insurance policy, line of credit or letter of credit as contemplated under Section 7.05(D) hereunder may enforce the terms, conditions and obligations under this Bond Resolution as a third party beneficiary hereunder.

Section 17.02. Municipal Bond Insurance Company Deemed Holder.

In the event that a Series of Bonds has been insured by a municipal bond insurance company, such municipal bond insurance company shall be deemed to be the Holder of all of the Bonds of such Series for purposes of exercising the rights of Holders under Article XIV (except Section 14.01 thereof) and Section 15.08 hereof.

Section 17.03. Breach of Municipal Bond Insurance Company.

Notwithstanding anything in this Bond Resolution to the contrary, in the event a municipal bond insurance company is in breach of its obligations under the applicable municipal bond insurance policy insuring payment of a Series of Bonds, or is subject to bankruptcy or receivership proceedings, such municipal bond insurance company shall have none of the rights or powers provided to it pursuant to Article XIV and Section 17.02 hereof at the time of such breach or upon institution of such proceedings.

Section 17.04. Parties Interested Herein.

Nothing in this Bond Resolution expressed or implied is intended or shall be construed to confer upon, or to give to, any person or entity, other than the University, the Trustee, a municipal bond insurance company that has insured a Series of Bonds, an issuer of a surety bond, line of credit, insurance policy or letter of credit to fund a Debt Service Reserve Fund, and the Holders of the Bonds, any right, remedy or claim under or by reason of this Bond Resolution or any covenant, condition or stipulation hereof, and all covenants, stipulations, promises and agreements in this Bond Resolution made by and on behalf of the University shall be for the sole and exclusive benefit of the University, the Trustee, such municipal bond insurance company and the Holders of the Bonds.

Section 17.05. Effect of Invalidity of Provisions of Bond Resolution.

If any section, paragraph, clause or provision of the Bond Resolution shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Bond Resolution.

Section 17.06. Table of Contents and Section Headings Not Controlling.

The Table of Contents and the Headings of the several Articles and Sections of this Bond Resolution have been prepared for convenience of reference only and shall not control, affect the meaning of, or be taken as an interpretation of any provision of this Bond Resolution.

Section 17.07. Repealing Clause.

All resolutions, or parts thereof, inconsistent herewith be and the same are hereby repealed to the extent of such inconsistencies, except to the extent the provisions of such resolutions constitute official intent for purposes of ?1.150-2 of the Internal Revenue Code of 1986, as amended.

[End of Article XVII]

EXECUTED THIS 21st day of June, 1996.

Chairman, Board of Trustees
of the University of South Carolina

Attest:

Secretary, Board of Trustees
of the University of South Carolina

A RESOLUTION

APPROVING THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE REFUNDING BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $68,000,000; AND OTHER MATTERS RELATING THERETO.

As an incident to the adoption of this resolution (this "Resolution"), the South Carolina State Fiscal Accountability Authority (the "Authority") recites the following:

WHEREAS, the Board of Trustees of the University of South Carolina (the "Board of Trustees"), the governing body of the University of South Carolina (the "University"), is authorized by Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (the "Enabling Act") to make provision for the issuance of higher education revenue bonds ("Higher Education Revenue Bonds") for the purpose of financing or refinancing in whole or in part the cost of acquisition, construction, reconstruction, renovation, and improvement of land, buildings, and other improvements to real property and equipment for the purpose of providing facilities serving the needs of the University including, but not limited to, dormitories, apartment buildings, dwelling houses, bookstore and other University operated stores, laundry, dining halls, cafeterias, parking facilities, student recreational, entertainment and fitness related facilities, inns, conference and other nondegree educational facilities and similar auxiliary facilities of the University and any other facilities that are auxiliary to any of the foregoing excluding, however, athletic department projects that primarily serve varsity athletic teams of the University.

WHEREAS, on June 21, 1996, the Board of Trustees adopted a resolution entitled "AN AMENDATORY AND RESTATED RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE OF UNIVERSITY OF SOUTH CAROLINA REVENUE BONDS AND OTHER MATTERS RELATING THERETO" (the "Bond Resolution"), as a means of providing for the issuance from time to time of Higher Education Revenue Bonds of a particular series pursuant to the provisions of a series resolution of the Board of Trustees, provided all conditions required by the Bond Resolution are met. Pursuant to the Bond Resolution, the Board of Trustees previously issued and there remain outstanding Higher Education Revenue Bonds of the University.

WHEREAS, on October 14, 2025, the Board of Trustees adopted a series resolution entitled "A RESOLUTION PROVIDING FOR THE ISSUANCE AND SALE, IN ONE OR MORE SERIES, OF HIGHER EDUCATION REVENUE REFUNDING BONDS OF THE UNIVERSITY OF SOUTH CAROLINA IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING $68,000,000; AND OTHER MATTERS RELATING THERETO" (the "2025 Series Resolution") authorizing the issuance of Higher Education Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds") to defray the costs to refund all or a portion of the (i) $37,185,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2013 (the "Series 2013 Bonds"), (ii) $48,175,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2015 (the "Series 2015 Bonds"), and (iii) $67,820,000 original principal amount University of South Carolina Higher Education Refunding Revenue Bonds, Series 2016A, (the "Series 2016A Bonds," and together

with the Series 2013 Bonds and the Series 2015 Bonds, the "Refunded Bonds") (the "Refunding").

WHEREAS, the 2025 Series Resolution authorizes the use of proceeds of the Series 2023 Bonds: (i) to effect the Refunding; and (ii) to pay the cost of issuance of the Series 2025 Bonds.

WHEREAS, the Board of Trustees has determined that under prevailing market conditions debt service savings will be obtained by effecting the Refunding, and the University has requested the Authority to approve at this time the issuance by the University of the Series 2025 Bonds, and other matters related thereto, all as set forth in the 2025 Series Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE SOUTH CAROLINA STATE FISCAL ACCOUNTABILITY AUTHORITY, IN MEETING DULY ASSEMBLED:

ARTICLE I

FINDINGS OF FACT

Section 1.01 Findings.

The Bond Resolution and the 2025 Series Resolution, each in the form adopted by the Board of Trustees, have been presented to the Authority.

Section 1.02 Defined Terms.

Any capitalized term used in this Resolution, but not defined herein, shall have the meaning ascribed to such term in the Bond Resolution or the 2025 Series Resolution.

ARTICLE II

AUTHORIZATION TO ISSUE AND SELL THE SERIES 2023 BONDS

Section 2.01 Authorization for Series 2025 Bonds.

The Authority hereby approves and authorizes the issuance and sale of the Series 2025 Bonds in an aggregate principal amount not to exceed $68,000,000 at public or private sale in accordance with and subject to the terms of the Bond Resolution and the 2025 Series Resolution, including a negotiated sale for public reoffering as authorized in Article VI of the 2025 Series Resolution.

Section 2.02 Effective Date.

On the basis of the foregoing and after due consideration of the facts above recited and other matters appurtenant thereto, this Resolution has been adopted.

Dated: December 9, 2025

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GROUP

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December 9, 2025

South Carolina State Fiscal Accountability Authority
Columbia, South Carolina

Re: Not Exceeding $68,000,000 University of South Carolina Higher Education Revenue Refunding Bonds

Ladies and Gentlemen:

We are acting as bond counsel to the University of South Carolina (the "University") in connection with the proposed issuance by the University of the above-referenced bonds (the "Bonds"). At your request, we are delivering this opinion in connection with the University's request[1] to the South Carolina State Fiscal Accountability Authority (the "SFAA") dated November 3, 2025 (the "Petition"), to approve the issuance of the Bonds pursuant to the South Carolina Constitution and Acts of the General Assembly of the State of South Carolina, including particularly Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as amended (the "Act") to refund all or a portion of the (i) $37,185,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2013 (the "Series 2013 Bonds"), (ii) $48,175,000 original principal amount University of South Carolina Higher Education Revenue Bonds, Series 2015 (the "Series 2015 Bonds"), and (iii) $67,820,000 original principal amount University of South Carolina Higher Education Refunding Revenue Bonds, Series 2016A (the "Series 2016A Bonds," and together with the Series 2013 Bonds and the Series 2015 Bonds, the "Refunded Bonds") (the "Refunding").

In that capacity, we have examined originals or copies of the Petition, the Bond Resolution duly adopted on June 21, 1996, by the Board of Trustees of the University (the "Board of Trustees"), a Series Resolution duly adopted by the Board of Trustees on October 14, 2025 (together, the "Bond Resolution"), and a proposed resolution of the SFAA in the form submitted as part of the Petition (the "SFAA Resolution," and together with the Petition, and the Bond Resolution, the "Transaction Documents").

In rendering the opinion expressed below, we have relied solely on our examination of the Transaction Documents. We have not made any investigation as to any factual matter or as to the accuracy or completeness of any representation, warranty, data, or any other information, whether written or oral, that may have been made by or on behalf of the University, the SFAA or the parties to any of the documents related to the Bonds. Further, in rendering the opinion expressed below, we do not purport to be experts in or generally familiar with or qualified to express legal opinions based on the laws of any jurisdiction other than the federal laws of the United States of America and the laws of the State of South Carolina, and the opinion is limited to the federal laws of the United States of America and the laws of the State of South Carolina. Nothing herein should be understood to render or express a credit or business judgement regarding the issuance of the Bonds.

Based upon the stated examination and assumptions, and subject to the stated qualifications and limitations, we are of the opinion, under existing law, that the Transaction Documents comply with all requirements of the Act, contain all required facts, information, and findings by the respective authorities,

[1] Transmitted by Pope Flynn, LLC to Delbert H. Singleton, Jr., as SFAA Secretary by transmittal letter dated November 3, 2025, supplemented December 3, 2025.

and are legally sufficient to allow the SFAA to approve the issuance of the Bonds through the adoption of the SFAA Resolution.

Except as set forth above, we express no opinion in connection with the issuance and sale of the Bonds. The opinion expressed above is rendered solely for your benefit in considering the approval of the issuance of the Bonds under the Act. The opinion may neither be relied on by you for any other purpose nor be furnished to, used, circulated, quoted or relied on by any other person or entity for any other purpose, without our prior written consent in each instance. This opinion speaks only as of the date hereof and we disclaim any obligation to update the opinion expressed above for events occurring or coming to our attention after the date of this letter.

Very truly yours,

Pope Flynn, LLC

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_____, 20__

Board of Trustees of the University of South Carolina
Columbia, South Carolina

Re: $_____ University of South Carolina Higher Education Revenue Refunding Bonds, Series 20__

Ladies and Gentlemen:

We have acted as bond counsel to the University of South Carolina (the "University") in connection with the issuance by the University of its $_____ University of South Carolina Higher Education Revenue Refunding Bonds, Series 20__ (the "Series 20__ Bonds"). The Series 20__ Bonds are issued by the University pursuant to a bond resolution adopted by the Board of Trustees of the University (the "Board of Trustees") on June 21, 1996 (the "Bond Resolution"); a series resolution adopted by the Board of Trustees on October 14, 2025 (the "2025 Series Resolution," and together with the Bond Resolution, the "Resolution"); an approving resolution adopted by the State Fiscal Accountability Authority on December 9, 2025; and the Constitution and statutes of the State of South Carolina, including particularly Title 59, Chapter 147 of the Code of Laws of South Carolina 1976, as the same may be further amended from time to time (the "Enabling Act"). Each capitalized term used herein and not otherwise defined has the meaning given such term in the Resolution. Under the Resolution, both the principal of and interest on the Series 20__ Bonds, as the same shall become due, are payable solely from the Net Revenues and Additional Funds.

Regarding questions of fact material to our opinion, we have relied on the representations of the University contained in the Resolution, and in the certified proceedings and other certifications of public officials and others furnished to us, without undertaking to verify the same by independent investigation.

Based on the foregoing, we are of the opinion that, under existing law:

1. The University is validly existing as a body politic and corporate and an institution of higher learning of the State of South Carolina, with the power to adopt the Resolution, perform the agreements on its part contained therein, and issue the Series 20__ Bonds.

2. The Resolution has been duly adopted by the Board of Trustees, and constitutes a valid and binding obligation of the University enforceable against the University.

3. The Resolution creates a valid lien on the Net Revenues and the Additional Funds pledged by the Resolution for the security of the Series 20__ Bonds on a parity with other Bonds issued or to be issued under the Resolution, and, as to the Additional Funds, on a parity with the Parity Bonds issued or hereafter issued.

4. The Series 20__ Bonds have been duly authorized and executed by the University and are valid and binding limited obligations of the University, payable solely from the Net Revenues and Additional Funds as provided in the Resolution. The purposes to which the proceeds of the Series 20__ Bonds will be applied are authorized by the Enabling Act. The Series 20__ Bonds do not constitute a general indebtedness of the University or an indebtedness of any kind of the State of South Carolina.

5. Under existing law, assuming continuing compliance with certain covenants made by the University to satisfy pertinent requirements of the Internal Revenue Code of 1986, as amended (the "Code"), and the applicable regulations promulgated thereunder, and the accuracy of certain representations of the University, interest on the Series 20__ Bonds (i) is excluded from gross income for federal income tax purposes and (ii) is not an item of tax preference for purposes of the federal alternative minimum tax imposed on individuals under the Code. Such interest is, however, taken into account in determining the annual adjusted financial statement income of certain applicable corporations (as defined in Section 59(k) of the Code) for the purpose of determining the application of the 15-percent alternative minimum tax imposed on the adjusted financial statement income of such corporations.

6. Under existing law, both the Series 20__ Bonds and the interest thereon are exempt from all taxation by the State of South Carolina, its counties, municipalities, and school districts, except estate, transfer, and certain franchise taxes. Interest on the Series 20__ Bonds is currently subject to the tax imposed on banks by Section 12-11-20 of the Code of Laws of South Carolina 1976, as amended, which is enforced by the South Carolina Department of Revenue as a franchise tax.

The rights of the holders of the Series 20__ Bonds and the enforceability of the Series 20__ Bonds and the Resolution may be subject to bankruptcy, insolvency, reorganization, moratorium, and other similar laws affecting creditors' rights generally, whether considered at law or in equity, and their enforcement may also be subject to the exercise of judicial discretion in appropriate cases.

We express no opinion herein regarding the accuracy, adequacy, or completeness of the official statement with respect to the Series 20__ Bonds, or regarding the perfection or priority of the lien on the Net Revenues and Additional Funds created under the Resolution (or any other document or instrument mentioned herein). Further, we express no opinion regarding tax consequences arising with respect to the Series 20__ Bonds other than expressly set forth herein.

This opinion is given as of the date hereof, and we assume no obligation to revise or supplement this opinion to reflect any facts or circumstances that may hereafter come to our attention or any changes in law that may hereafter occur.

Very truly yours,

Pope Flynn, LLC

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 16

AGENCY: State Fiscal Accountability Authority, Office of Executive Director

SUBJECT: Bank Account Transparency and Accountability

Proviso 117.78 the 2024-25 Appropriations Act requires agencies with composite reservoir bank accounts or other accounts which are not included in the South Carolina Enterprise Information System (SCEIS) to prepare a report disclosing transaction information from the prior fiscal year. Attached is a list of agencies which submitted a report in accordance with Proviso 117.78 of the FY 2024-25 Appropriations Act. State institutions of higher learning are exempted from this requirement.

As required by the proviso, the reports received have been submitted to the Comptroller General's Office for posting to the internet.

The proviso allows the State Fiscal Accountability Authority to exempt an agency from the detailed reporting requirements if release of the information would be detrimental to the state or agency. With one exception agencies excused from providing detailed transaction information have been required to provide the following information for each account: 1) Name of the account; 2) Names and titles of each person responsible for making withdrawals and deposits in the account; 3) Names and titles of each person responsible for reconciling each account; 4) the beginning balance, total deposits, total expenditures and year-end balance of the account. Workers' Compensation Commission was further excused from providing item 4 above.

AUTHORITY ACTION REQUESTED:

a) Receive as information the list of agencies which have submitted reports in accordance with Proviso 117.78, concerning bank account transparency and accountability.

b) Request the State Auditor's Office continue to include a review of agency composite accounts when performing audits of agencies.

ATTACHMENTS:

1. Proviso 117.78
2. Summary of Agency responses.

PART IB
SECTION 117 - X900 - GENERAL PROVISIONS

117.78. (GP: Bank Account Transparency and Accountability) Each state agency, except state institutions of higher learning, which has composite reservoir bank accounts or any other accounts containing public funds which are not included in the Comptroller General's South Carolina Enterprise Information System shall prepare a report for each account disclosing every transaction of the account in the prior fiscal year. The report shall be submitted to the State Fiscal Accountability Authority by October first of each fiscal year. The report shall include the name(s) and title(s) of each person authorized to sign checks or make withdrawals from each account, the name and title of each person responsible for reconciling each account, the beginning and year-end balance of funds in each account, and data related to both deposits and expenditures of each account. The report shall include, but not be limited to, the date, amount, and source of each deposit transaction and the date, name of the payee, the transaction amount, and a description of the goods or services purchased for each expenditure transaction. To facilitate review, the State Fiscal Accountability Authority shall prescribe a common format for the report which agencies must use. In order to promote accountability and transparency, a link to the report shall be posted on the Comptroller General's website as well as the agency's homepage.

When the State Auditor conducts or contracts for an audit of a state agency, accounts of the agency subject to this proviso must be included as part of the review.

If an agency determines that the release of the information required in this provision would be detrimental to the state or the agency, the agency may petition the State Fiscal Accountability Authority to grant the agency an exemption from the reporting requirements for the detrimental portion. The meeting to determine whether an exemption should be granted shall be closed. However, the exemption may only be granted upon a majority vote of the State Fiscal Accountability Authority in a public meeting.

FY 2024-2025 AGENCY COMPOSITE BANK ACCOUNTS

AGENCY	EXEMPTION REQUESTED	EXEMPTION GRANTED	REPORT RECEIVED
ADJUTANT GENERAL'S OFFICE	NO		YES
ATTORNEY GENERAL'S OFFICE	YES	YES	YES
DEPARTMENT OF COMMERCE	NO		YES
DEPARTMENT OF COMMERCE - PALMETTO RAILWAYS	NO		YES
DEPARTMENT OF CORRECTIONS	YES	YES	YES
DEPARTMENT OF DISABILITIES & SPECIAL NEEDS	YES	YES	YES
DEPARTMENT OF EMPLOYMENT AND WORKFORCE	NO		YES
DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL (n/k/a Department of Public Health)	NO		YES
DEPARTMENT OF HEALTH AND HUMAN SERVICES	NO		YES
DEPARTMENT OF JUVENILE JUSTICE	YES	YES	YES
DEPARTMENT OF LABOR,LICENSING AND REGULATION	NO		YES
DEPARMENT OF MENTAL HEALTH	NO		YES
DEPARTMENT OF MOTOR VEHICLES	YES	YES	YES
DEPARTMENT OF NATURAL RESOURCES	YES	YES	YES
DEPARTMENT OF PUBLIC SAFETY	YES	YES	YES
DEPARTMENT OF REVENUE	YES	YES	YES
DEPARTMENT OF SOCIAL SERVICES	YES	YES	YES
DEPARTMENT OF TRANSPORTATION	NO		YES
DEPARTMENT OF VETERANS AFFAIRS	NO		YES
GOVERNOR'S MANSION AND GROUNDS	NO		YES
JOBS ECONOMIC DEVELOPMENT AUTHORITY	NO		YES
SC GOVERNOR'S SCHOOL FOR AGRICULTURE AT JOHN DE LA HOWE	YES	YES	YES
SC GOVERNOR'S SCHOOL FOR THE ARTS AND HUMANITIES	NO		YES
SC GOVERNOR'S SCHOOL FOR SCIENCE AND MATHEMATICS	NO		YES
SC STATE HOUSING FINANCE AND DEVELOPMENT AUTHORITY	NO		YES
SC LAW ENFORCEMENT DIVISION	YES	YES	YES
SCHOOL FOR THE DEAF AND BLIND	NO		YES
SECRETARY OF STATE	NO		YES
STATE TREASURER'S OFFICE	NO		YES
VOCATIONAL REHABILITATION DEPARTMENT	YES	YES	YES
WIL LOU GRAY OPPORTUNITY SCHOOL	YES	YES	YES
WORKERS' COMPENSATION COMMISSION	YES	YES	YES

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 17

AGENCY: Executive Director

SUBJECT: Qualified Public Educational Facilities (2025 Volume Cap Carryforward)

Internal Revenue Code Section 26 U.S.C. Section 142(k) for qualified public educational facilities and Section 142(a)(13) were added by Section 422(a) and (b) of P.L. 107-16 in 2001. Section 142(k) provides a separate and independent volume cap for qualified public educational facilities to be used for the issuance of bonds for public educational facilities. These bonds are not subject to the general volume limitation under Code Section 146 but are subject to a separate volume limitation set forth in Code Section 142(k). No regulations for this provision have been promulgated.

The volume cap for qualified public educational facilities is governed by Section 142(k)5. That Section provides, in part, the following:

> (B) **Allocation rules.**
>
> **….**
>
> **(ii) Rules for carryforward of unused limitation.** A State may elect to carry forward an unused limitation for any calendar year for 3 calendar years following the calendar year in which the unused limitation arose under rules similar to the rules of Section 146(f), except that the only purpose for which the carryforward may be elected is the issuance of exempt facility bonds described in subsection (a)(13).

The volume cap for calendar year 2025 is $54,788,310 and has been unused. The Authority is asked to elect to carryforward the entire volume cap for 2025 to be used for the issuance of bonds for qualified public educational facilities as described in Section 142(a)(13) and authorize the filing of a carryforward election with the Internal Revenue Service in connection with such allocation. Pursuant to Section 142(k)(5)(B)(ii) the carryforward will be valid for the next three calendar years.

AUTHORITY ACTION REQUESTED:

Approve the carryforward of the unused volume cap allocation for qualified public educational facilities for calendar year 2025 to be used for the issuance of such bonds and authorize the filing of a carryforward election with the Internal Revenue Service in connection with such allocation to be valid for the next three calendar years.

ATTACHMENTS:

Internal Revenue Code 26 U.S.C. Section 142; Certification of 2025 State Ceiling for Qualified Public Educational Facilities Bonds

HENRY MCMASTER, CHAIR
GOVERNOR

CURTIS M. LOFTIS, JR.
STATE TREASURER

BRIAN J. GAINES
COMPTROLLER GENERAL

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CHAIRMAN, SENATE FINANCE COMMITTEE

BRUCE W. BANNISTER
CHAIRMAN, HOUSE WAYS AND MEANS COMMITTEE

January 7, 2025

CERTIFICATION OF
2025 STATE CEILING ON ISSUANCE OF PRIVATE ACTIVITY BONDS
ESTABLISHED IN TAX REFORM ACT OF 1986, AS AMENDED

In accord with Section 1-11-500 of the Code of Laws of South Carolina, 1976, as amended, which is part of a plan for allocating the State Ceiling on the issuance of tax exempt private activity bonds established in the Tax Reform Act of 1986, as amended, I have determined that the most recent census estimate of the resident population of the State of South Carolina published by the Bureau of the Census before the beginning of 2025 is 5,478,831.

That population estimate is included in Census Bureau release CB24-213 dated December 19, 2024.

For calendar year 2025, the amount used under IRS Code § 142(k) to calculate the State ceiling for the volume cap for private activity bonds is $10 per capita for qualifying public educational facility bonds multiplied by the State's population.

On that basis, I have calculated, and I certify the 2025 state ceiling on the issuance of private activity bonds for the State of South Carolina, as established in the Tax Reform Act of 1986, as amended, to be $54,788,310.

Delbert H. Singleton, Jr.
Secretary to the Authority

§142. Exempt facility bond

(a) General rule

For purposes of this part, the term "exempt facility bond" means any bond issued as part of an issue 95 percent or more of the net proceeds of which are to be used to provide-

(1) airports,
(2) docks and wharves,
(3) mass commuting facilities,
(4) facilities for the furnishing of water,
(5) sewage facilities,
(6) solid waste disposal facilities,
(7) qualified residential rental projects,
(8) facilities for the local furnishing of electric energy or gas,
(9) local district heating or cooling facilities,
(10) qualified hazardous waste facilities,
(11) high-speed intercity rail facilities,
(12) environmental enhancements of hydroelectric generating facilities,
(13) qualified public educational facilities,
(14) qualified green building and sustainable design projects,
(15) qualified highway or surface freight transfer facilities,
(16) qualified broadband projects, or
(17) qualified carbon dioxide capture facilities.

(b) Special exempt facility bond rules

For purposes of subsection (a)-

(1) Certain facilities must be governmentally owned

(A) In general

A facility shall be treated as described in paragraph (1), (2), (3), or (12) of subsection (a) only if all of the property to be financed by the net proceeds of the issue is to be owned by a governmental unit.

(B) Safe harbor for leases and management contracts

For purposes of subparagraph (A), property leased by a governmental unit shall be treated as owned by such governmental unit if-

(i) the lessee makes an irrevocable election (binding on the lessee and all successors in interest under the lease) not to claim depreciation or an investment credit with respect to such property,

(ii) the lease term (as defined in section 168(i)(3)) is not more than 80 percent of the reasonably expected economic life of the property (as determined under section 147(b)), and

(iii) the lessee has no option to purchase the property other than at fair market value (as of the time such option is exercised).

Rules similar to the rules of the preceding sentence shall apply to management contracts and similar types of operating agreements.

(2) Limitation on office space

An office shall not be treated as described in a paragraph of subsection (a) unless-

(A) the office is located on the premises of a facility described in such a paragraph, and

(B) not more than a de minimis amount of the functions to be performed at such office is not directly related to the day-to-day operations at such facility.

(c) Airports, docks and wharves, mass commuting facilities and high-speed intercity rail facilities

For purposes of subsection (a)-

(1) Storage and training facilities

Storage or training facilities directly related to a facility described in paragraph (1), (2), (3) or (11) of subsection (a) shall be treated as described in the paragraph in which such facility is described.

(2) Exception for certain private facilities

Property shall not be treated as described in paragraph (1), (2), (3) or (11) of subsection (a) if such property is described in any of the following subparagraphs and is to be used for any private business use (as defined in section 141(b)(6)).

(A) Any lodging facility.

(B) Any retail facility (including food and beverage facilities) in excess of a size necessary to serve passengers and employees at the exempt facility.

(C) Any retail facility (other than parking) for passengers or the general public located outside the exempt facility terminal.

(D) Any office building for individuals who are not employees of a governmental unit or of the operating authority for the exempt facility.

(E) Any industrial park or manufacturing facility.

(d) Qualified residential rental project

For purposes of this section-

(1) In general

The term "qualified residential rental project" means any project for residential rental property if, at all times during the qualified project period, such project meets the requirements of subparagraph (A) or (B), whichever is elected by the issuer at the time of the issuance of the issue with respect to such project:

(A) 20–50 test

The project meets the requirements of this subparagraph if 20 percent or more of the residential units in such project are occupied by individuals whose income is 50 percent or less of area median gross income.

(B) 40–60 test

The project meets the requirements of this subparagraph if 40 percent or more of the residential units in such project are occupied by individuals whose income is 60 percent or less of area median gross income.

For purposes of this paragraph, any property shall not be treated as failing to be residential rental property merely because part of the building in which such property is located is used for purposes other than residential rental purposes.

(2) Definitions and special rules

For purposes of this subsection-

(A) Qualified project period

The term "qualified project period" means the period beginning on the 1st day on which 10 percent of the residential units in the project are occupied and ending on the latest of-

(i) the date which is 15 years after the date on which 50 percent of the residential units in the project are occupied,

(ii) the 1st day on which no tax-exempt private activity bond issued with respect to the project is outstanding, or

(iii) the date on which any assistance provided with respect to the project under section 8 of the United States Housing Act of 1937 terminates.

(B) Income of individuals; area median gross income

(i) In general

The income of individuals and area median gross income shall be determined by the Secretary in a manner consistent with determinations of lower income families and area median gross income under section 8 of the United States Housing Act of 1937 (or, if such program is terminated, under such program as in effect immediately before such termination). Determinations under the preceding sentence shall include adjustments for family size. Subsections (g) and (h) of section 7872 shall not apply in determining the income of individuals under this subparagraph.

(ii) Special rule relating to basic housing allowances

For purposes of determining income under this subparagraph, payments under section 403 of title 37, United States Code, as a basic pay allowance for housing shall be disregarded with respect to any qualified building.

(iii) Qualified building

For purposes of clause (ii), the term "qualified building" means any building located-

(I) in any county in which is located a qualified military installation to which the number of members of the Armed Forces of the United States assigned to units based out of such qualified military installation, as of June 1, 2008, has increased by not less than 20 percent, as compared to such number on December 31, 2005, or

(II) in any county adjacent to a county described in subclause (I).

(iv) Qualified military installation

For purposes of clause (iii), the term "qualified military installation" means any military installation or facility the number of members of the Armed Forces of the United States assigned to which, as of June 1, 2008, is not less than 1,000.

(C) Students

Rules similar to the rules of section 42(i)(3)(D) shall apply for purposes of this subsection.

(D) Single-room occupancy units

A unit shall not fail to be treated as a residential unit merely because such unit is a single-room occupancy unit (within the meaning of section 42).

(E) Hold harmless for reductions in area median gross income

(i) In general

Any determination of area median gross income under subparagraph (B) with respect to any project for any calendar year after 2008 shall not be less than the area median gross income determined under such subparagraph with respect to such project for the calendar year preceding the calendar year for which such determination is made.

(ii) Special rule for certain census changes

In the case of a HUD hold harmless impacted project, the area median gross income with respect to such project for any calendar year after 2008 (hereafter in this clause referred to as the current calendar year) shall be the greater of the amount determined without regard to this clause or the sum of-

(I) the area median gross income determined under the HUD hold harmless policy with respect to such project for calendar year 2008, plus

(II) any increase in the area median gross income determined under subparagraph (B) (determined without regard to the HUD hold harmless policy and this subparagraph) with respect to such project for the current calendar year over the area median gross income (as so determined) with respect to such project for calendar year 2008.

(iii) HUD hold harmless policy

The term "HUD hold harmless policy" means the regulations under which a policy similar to the rules of clause (i) applied to prevent a change in the method of determining area median gross income from resulting in a reduction in the area median gross income determined with respect to certain projects in calendar years 2007 and 2008.

(iv) HUD hold harmless impacted project

The term "HUD hold harmless impacted project" means any project with respect to which area median gross income was determined under subparagraph (B) for calendar year 2007 or 2008 if such determination would have been less but for the HUD hold harmless policy.

(3) Current income determinations

For purposes of this subsection-

(A) In general

The determination of whether the income of a resident of a unit in a project exceeds the applicable income limit shall be made at least annually on the basis of the current income of the resident. The preceding sentence shall not apply with respect to any project for any year if during such year no residential unit in the project is occupied by a new resident whose income exceeds the applicable income limit.

(B) Continuing resident's income may increase above the applicable limit

If the income of a resident of a unit in a project did not exceed the applicable income limit upon commencement of such resident's occupancy of such unit (or as of any prior determination under subparagraph (A)), the income of such resident shall be treated as continuing to not exceed the applicable income limit. The preceding sentence shall cease to apply to any resident whose income as of the most recent determination under subparagraph (A) exceeds 140 percent of the applicable income limit if after such determination, but before the next determination,

any residential unit of comparable or smaller size in the same project is occupied by a new resident whose income exceeds the applicable income limit.

(C) Exception for projects with respect to which affordable housing credit is allowed

In the case of a project with respect to which credit is allowed under section 42, the second sentence of subparagraph (B) shall be applied by substituting "building (within the meaning of section 42)" for "project".

(4) Special rule in case of deep rent skewing

(A) In general

In the case of any project described in subparagraph (B), the 2d sentence of subparagraph (B) of paragraph (3) shall be applied by substituting-

(i) "170 percent" for "140 percent", and

(ii) "any low-income unit in the same project is occupied by a new resident whose income exceeds 40 percent of area median gross income" for "any residential unit of comparable or smaller size in the same project is occupied by a new resident whose income exceeds the applicable income limit".

(B) Deep rent skewed project

A project is described in this subparagraph if the owner of the project elects to have this paragraph apply and, at all times during the qualified project period, such project meets the requirements of clauses (i), (ii), and (iii):

(i) The project meets the requirements of this clause if 15 percent or more of the low-income units in the project are occupied by individuals whose income is 40 percent or less of area median gross income.

(ii) The project meets the requirements of this clause if the gross rent with respect to each low-income unit in the project does not exceed 30 percent of the applicable income limit which applies to individuals occupying the unit.

(iii) The project meets the requirements of this clause if the gross rent with respect to each low-income unit in the project does not exceed ½ of the average gross rent with respect to units of comparable size which are not occupied by individuals who meet the applicable income limit.

(C) Definitions applicable to subparagraph (B)

For purposes of subparagraph (B)-

(i) Low-income unit

The term "low-income unit" means any unit which is required to be occupied by individuals who meet the applicable income limit.

(ii) Gross rent

The term "gross rent" includes-

(I) any payment under section 8 of the United States Housing Act of 1937, and

(II) any utility allowance determined by the Secretary after taking into account such determinations under such section 8.

(5) Applicable income limit

For purposes of paragraphs (3) and (4), the term "applicable income limit" means-

(A) the limitation under subparagraph (A) or (B) of paragraph (1) which applies to the project, or

(B) in the case of a unit to which paragraph (4)(B)(i) applies, the limitation which applies to such unit.

(6) Special rule for certain high cost housing area

In the case of a project located in a city having 5 boroughs and a population in excess of 5,000,000, subparagraph (B) of paragraph (1) shall be applied by substituting "25 percent" for "40 percent".

(7) Certification to Secretary

The operator of any project with respect to which an election was made under this subsection shall submit to the Secretary (at such time and in such manner as the Secretary shall prescribe) an annual certification as to whether such project continues to meet the requirements of this subsection. Any failure to comply with the provisions of the preceding sentence shall not affect the tax-exempt status of any bond but shall subject the operator to penalty, as provided in section 6652(j).

(e) Facilities for the furnishing of water

For purposes of subsection (a)(4), the term "facilities for the furnishing of water" means any facility for the furnishing of water if-

(1) the water is or will be made available to members of the general public (including electric utility, industrial, agricultural, or commercial users), and

(2) either the facility is operated by a governmental unit or the rates for the furnishing or sale of the water have been established or approved by a State or political subdivision thereof, by an agency or instrumentality of the United States, or by a public service or public utility commission or other similar body of any State or political subdivision thereof.

(f) Local furnishing of electric energy or gas

For purposes of subsection (a)(8)-

(1) In general

The local furnishing of electric energy or gas from a facility shall only include furnishing solely within the area consisting of-

(A) a city and 1 contiguous county, or

(B) 2 contiguous counties.

(2) Treatment of certain electric energy transmitted outside local area

(A) In general

A facility shall not be treated as failing to meet the local furnishing requirement of subsection (a)(8) by reason of electricity transmitted pursuant to an order of the Federal Energy Regulatory Commission under section 211 or 213 of the Federal Power Act (as in effect on the date of the enactment of this paragraph) if the portion of the cost of the facility financed with tax-exempt bonds is not greater than the portion of the cost of the facility which is allocable to the local furnishing of electric energy (determined without regard to this paragraph).

(B) Special rule for existing facilities

In the case of a facility financed with bonds issued before the date of an order referred to in subparagraph (A) which would (but for this subparagraph) cease to be tax-exempt by reason of subparagraph (A), such bonds shall not cease to be tax-exempt bonds (and section 150(b)(4) shall not apply) if, to the extent necessary to comply with subparagraph (A)-

(i) an escrow to pay principal of, premium (if any), and interest on the bonds is established within a reasonable period after the date such order becomes final, and

(ii) bonds are redeemed not later than the earliest date on which such bonds may be redeemed.

(3) Termination of future financing

For purposes of this section, no bond may be issued as part of an issue described in subsection (a)(8) with respect to a facility for the local furnishing of electric energy or gas on or after the date of the enactment of this paragraph unless-

(A) the facility will-

(i) be used by a person who is engaged in the local furnishing of that energy source on January 1, 1997, and

(ii) be used to provide service within the area served by such person on January 1, 1997 (or within a county or city any portion of which is within such area), or

(B) the facility will be used by a successor in interest to such person for the same use and within the same service area as described in subparagraph (A).

(4) Election to terminate tax-exempt bond financing by certain furnishers

(A) In general

In the case of a facility financed with bonds issued before the date of the enactment of this paragraph which would cease to be tax-exempt by reason of the failure to meet the local furnishing requirement of subsection (a)(8) as a result of a service area expansion, such bonds shall not cease to be tax-exempt bonds (and section 150(b)(4) shall not apply) if the person engaged in such local furnishing by such facility makes an election described in subparagraph (B).

(B) Election

An election is described in this subparagraph if it is an election made in such manner as the Secretary prescribes, and such person (or its predecessor in interest) agrees that-

(i) such election is made with respect to all facilities for the local furnishing of electric energy or gas, or both, by such person,

(ii) no bond exempt from tax under section 103 and described in subsection (a)(8) may be issued on or after the date of the enactment of this paragraph with respect to all such facilities of such person,

(iii) any expansion of the service area-

(I) is not financed with the proceeds of any exempt facility bond described in subsection (a)(8), and

(II) is not treated as a nonqualifying use under the rules of paragraph (2), and

(iv) all outstanding bonds used to finance the facilities for such person are redeemed not later than 6 months after the later of-

(I) the earliest date on which such bonds may be redeemed, or

(II) the date of the election.

(C) Related persons

For purposes of this paragraph, the term "person" includes a group of related persons (within the meaning of section 144(a)(3)) which includes such person.

(g) Local district heating or cooling facility

(1) In general

For purposes of subsection (a)(9), the term "local district heating or cooling facility" means property used as an integral part of a local district heating or cooling system.

(2) Local district heating or cooling system

(A) In general

For purposes of paragraph (1), the term "local district heating or cooling system" means any local system consisting of a pipeline or network (which may be connected to a heating or cooling source) providing hot water, chilled water, or steam to 2 or more users for-

(i) residential, commercial, or industrial heating or cooling, or

(ii) process steam.

(B) Local system

For purposes of this paragraph, a local system includes facilities furnishing heating and cooling to an area consisting of a city and 1 contiguous county.

(h) Qualified hazardous waste facilities

For purposes of subsection (a)(10), the term "qualified hazardous waste facility" means any facility for the disposal of hazardous waste by incineration or entombment but only if-

(1) the facility is subject to final permit requirements under subtitle C of title II of the Solid Waste Disposal Act (as in effect on the date of the enactment of the Tax Reform Act of 1986), and

(2) the portion of such facility which is to be provided by the issue does not exceed the portion of the facility which is to be used by persons other than-

(A) the owner or operator of such facility, and

(B) any related person (within the meaning of section 144(a)(3)) to such owner or operator.

(i) High-speed intercity rail facilities

(1) In general

For purposes of subsection (a)(11), the term "high-speed intercity rail facilities" means any facility (not including rolling stock) for the fixed guideway rail transportation of passengers and their baggage between metropolitan statistical areas (within the meaning of section 143(k)(2)(B)) using vehicles that are reasonably expected to be capable of attaining a maximum speed in excess of 150 miles per hour between scheduled stops, but only if such facility will be made available to members of the general public as passengers.

(2) Election by nongovernmental owners

A facility shall be treated as described in subsection (a)(11) only if any owner of such facility which is not a governmental unit irrevocably elects not to claim-

(A) any deduction under section 167 or 168, and

(B) any credit under this subtitle,

with respect to the property to be financed by the net proceeds of the issue.

(3) Use of proceeds

A bond issued as part of an issue described in subsection (a)(11) shall not be considered an exempt facility bond unless any proceeds not used within a 3-year period of the date of the issuance of such bond are used (not later than 6 months after the close of such period) to redeem bonds which are part of such issue.

(j) Environmental enhancements of hydroelectric generating facilities

(1) In general

For purposes of subsection (a)(12), the term "environmental enhancements of hydroelectric generating facilities" means property-

(A) the use of which is related to a federally licensed hydroelectric generating facility owned and operated by a governmental unit, and

(B) which-

(i) protects or promotes fisheries or other wildlife resources, including any fish by-pass facility, fish hatchery, or fisheries enhancement facility, or

(ii) is a recreational facility or other improvement required by the terms and conditions of any Federal licensing permit for the operation of such generating facility.

(2) Use of proceeds

A bond issued as part of an issue described in subsection (a)(12) shall not be considered an exempt facility bond unless at least 80 percent of the net proceeds of the issue of which it is a part are used to finance property described in paragraph (1)(B)(i).

(k) Qualified public educational facilities

(1) In general

For purposes of subsection (a)(13), the term "qualified public educational facility" means any school facility which is-

(A) part of a public elementary school or a public secondary school, and

(B) owned by a private, for-profit corporation pursuant to a public-private partnership agreement with a State or local educational agency described in paragraph (2).

(2) Public-private partnership agreement described

A public-private partnership agreement is described in this paragraph if it is an agreement-

(A) under which the corporation agrees-

(i) to do 1 or more of the following: construct, rehabilitate, refurbish, or equip a school facility, and

(ii) at the end of the term of the agreement, to transfer the school facility to such agency for no additional consideration, and

(B) the term of which does not exceed the term of the issue to be used to provide the school facility.

(3) School facility

For purposes of this subsection, the term "school facility" means-

(A) any school building,

(B) any functionally related and subordinate facility and land with respect to such building, including any stadium or other facility primarily used for school events, and

(C) any property, to which section 168 applies (or would apply but for section 179), for use in a facility described in subparagraph (A) or (B).

(4) Public schools

For purposes of this subsection, the terms "elementary school" and "secondary school" have the meanings given such terms by section 14101 of the Elementary and Secondary Education Act of 1965 (20 U.S.C. 8801), as in effect on the date of the enactment of this subsection.

(5) Annual aggregate face amount of tax-exempt financing

(A) In general

An issue shall not be treated as an issue described in subsection (a)(13) if the aggregate face amount of bonds issued by the State pursuant thereto (when added to the aggregate face amount of bonds previously so issued during the calendar year) exceeds an amount equal to the greater of-

(i) $10 multiplied by the State population, or

(ii) $5,000,000.

(B) Allocation rules

(i) In general

Except as otherwise provided in this subparagraph, the State may allocate the amount described in subparagraph (A) for any calendar year in such manner as the State determines appropriate.

(ii) Rules for carryforward of unused limitation

A State may elect to carry forward an unused limitation for any calendar year for 3 calendar years following the calendar year in which the unused limitation arose under rules similar to the rules of section 146(f), except that the only purpose for which the carryforward may be elected is the issuance of exempt facility bonds described in subsection (a)(13).

(l) Qualified green building and sustainable design projects

(1) In general

For purposes of subsection (a)(14), the term "qualified green building and sustainable design project" means any project which is designated by the Secretary, after consultation with the Administrator of the Environmental Protection Agency, as a qualified green building and sustainable design project and which meets the requirements of clauses (i), (ii), (iii), and (iv) of paragraph (4)(A).

(2) Designations

(A) In general

Within 60 days after the end of the application period described in paragraph (3)(A), the Secretary, after consultation with the Administrator of the Environmental Protection Agency, shall designate qualified green building and sustainable design projects. At least one of the projects designated shall be located in, or within a 10-mile radius of, an empowerment zone as designated pursuant to section 1391, and at least one of the projects designated shall be located in a rural State. No more than one project shall be designated in a State. A project shall not be designated if such project includes a stadium or arena for professional sports exhibitions or games.

(B) Minimum conservation and technology innovation objectives

The Secretary, after consultation with the Administrator of the Environmental Protection Agency, shall ensure that, in the aggregate, the projects designated shall-

(i) reduce electric consumption by more than 150 megawatts annually as compared to conventional generation,

(ii) reduce daily sulfur dioxide emissions by at least 10 tons compared to coal generation power,

(iii) expand by 75 percent the domestic solar photovoltaic market in the United States (measured in megawatts) as compared to the expansion of that market from 2001 to 2002, and

(iv) use at least 25 megawatts of fuel cell energy generation.

(3) Limited designations

A project may not be designated under this subsection unless-

(A) the project is nominated by a State or local government within 180 days of the enactment of this subsection, and

(B) such State or local government provides written assurances that the project will satisfy the eligibility criteria described in paragraph (4).

(4) Application

(A) In general

A project may not be designated under this subsection unless the application for such designation includes a project proposal which describes the energy efficiency, renewable energy, and sustainable design features of the project and demonstrates that the project satisfies the following eligibility criteria:

(i) Green building and sustainable design

At least 75 percent of the square footage of commercial buildings which are part of the project is registered for United States Green Building Council's LEED certification and is reasonably expected (at the time of the designation) to receive such certification. For purposes of determining LEED certification as required under this clause, points shall be credited by using the following:

(I) For wood products, certification under the Sustainable Forestry Initiative Program and the American Tree Farm System.

(II) For renewable wood products, as credited for recycled content otherwise provided under LEED certification.

(III) For composite wood products, certification under standards established by the American National Standards Institute, or such other voluntary standards as published in the Federal Register by the Administrator of the Environmental Protection Agency.

(ii) Brownfield redevelopment

The project includes a brownfield site as defined by section 101(39) of the Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (42 U.S.C. 9601), including a site described in subparagraph (D)(ii)(II)(aa) thereof.

(iii) State and local support

The project receives specific State or local government resources which will support the project in an amount equal to at least $5,000,000. For purposes of the preceding sentence, the term "resources" includes tax abatement benefits and contributions in kind.

(iv) Size

The project includes at least one of the following:

(I) At least 1,000,000 square feet of building.

(II) At least 20 acres.

(v) Use of tax benefit

The project proposal includes a description of the net benefit of the tax-exempt financing provided under this subsection which will be allocated for financing of one or more of the following:

(I) The purchase, construction, integration, or other use of energy efficiency, renewable energy, and sustainable design features of the project.

(II) Compliance with certification standards cited under clause (i).

(III) The purchase, remediation, and foundation construction and preparation of the brownfields site.

(vi) Prohibited facilities

An issue shall not be treated as an issue described in subsection (a)(14) if any proceeds of such issue are used to provide any facility the principal business of which is the sale of food or alcoholic beverages for consumption on the premises.

(vii) Employment

The project is projected to provide permanent employment of at least 1,500 full time equivalents (150 full time equivalents in rural States) when completed and construction employment of at least 1,000 full time equivalents (100 full time equivalents in rural States).

The application shall include an independent analysis which describes the project's economic impact, including the amount of projected employment.

(B) Project description

Each application described in subparagraph (A) shall contain for each project a description of-

(i) the amount of electric consumption reduced as compared to conventional construction,

(ii) the amount of sulfur dioxide daily emissions reduced compared to coal generation,

(iii) the amount of the gross installed capacity of the project's solar photovoltaic capacity measured in megawatts, and

(iv) the amount, in megawatts, of the project's fuel cell energy generation.

(5) Certification of use of tax benefit

No later than 30 days after the completion of the project, each project must certify to the Secretary that the net benefit of the tax-exempt financing was used for the purposes described in paragraph (4).

(6) Definitions

For purposes of this subsection-

(A) Rural State

The term "rural State" means any State which has-

(i) a population of less than 4,500,000 according to the 2000 census,

(ii) a population density of less than 150 people per square mile according to the 2000 census, and

(iii) increased in population by less than half the rate of the national increase between the 1990 and 2000 censuses.

(B) Local government

The term "local government" has the meaning given such term by section 1393(a)(5).

(C) Net benefit of tax-exempt financing

The term "net benefit of tax-exempt financing" means the present value of the interest savings (determined by a calculation established by the Secretary) which result from the tax-exempt status of the bonds.

(7) Aggregate face amount of tax-exempt financing

(A) In general

An issue shall not be treated as an issue described in subsection (a)(14) if the aggregate face amount of bonds issued by the State or local government pursuant thereto for a project (when added to the aggregate face amount of bonds previously so issued for such project) exceeds an amount designated by the Secretary as part of the designation.

(B) Limitation on amount of bonds

The Secretary may not allocate authority to issue qualified green building and sustainable design project bonds in an aggregate face amount exceeding $2,000,000,000.

(8) Termination

Subsection (a)(14) shall not apply with respect to any bond issued after September 30, 2012.

(9) Treatment of current refunding bonds

Paragraphs (7)(B) and (8) shall not apply to any bond (or series of bonds) issued to refund a bond issued under subsection (a)(14) before October 1, 2012, if-

(A) the average maturity date of the issue of which the refunding bond is a part is not later than the average maturity date of the bonds to be refunded by such issue,

(B) the amount of the refunding bond does not exceed the outstanding amount of the refunded bond, and

(C) the net proceeds of the refunding bond are used to redeem the refunded bond not later than 90 days after the date of the issuance of the refunding bond.

For purposes of subparagraph (A), average maturity shall be determined in accordance with section 147(b)(2)(A).

(m) Qualified highway or surface freight transfer facilities

(1) In general

For purposes of subsection (a)(15), the term "qualified highway or surface freight transfer facilities" means-

(A) any surface transportation project which receives Federal assistance under title 23, United States Code (as in effect on the date of the enactment of this subsection),

(B) any project for an international bridge or tunnel for which an international entity authorized under Federal or State law is responsible and which receives Federal assistance under title 23, United States Code (as so in effect), or

(C) any facility for the transfer of freight from truck to rail or rail to truck (including any temporary storage facilities directly related to such transfers) which receives Federal assistance under either title 23 or title 49, United

States Code (as so in effect).

(2) National limitation on amount of tax-exempt financing for facilities

(A) National limitation

The aggregate amount allocated by the Secretary of Transportation under subparagraph (C) shall not exceed $30,000,000,000.

(B) Enforcement of national limitation

An issue shall not be treated as an issue described in subsection (a)(15) if the aggregate face amount of bonds issued pursuant to such issue for any qualified highway or surface freight transfer facility (when added to the aggregate face amount of bonds previously so issued for such facility) exceeds the amount allocated to such facility under subparagraph (C).

(C) Allocation by Secretary of Transportation

The Secretary of Transportation shall allocate the amount described in subparagraph (A) among qualified highway or surface freight transfer facilities in such manner as the Secretary determines appropriate.

(3) Expenditure of proceeds

An issue shall not be treated as an issue described in subsection (a)(15) unless at least 95 percent of the net proceeds of the issue is expended for qualified highway or surface freight transfer facilities within the 5-year period beginning on the date of issuance. If at least 95 percent of such net proceeds is not expended within such 5-year period, an issue shall be treated as continuing to meet the requirements of this paragraph if the issuer uses all unspent proceeds of the issue to redeem bonds of the issue within 90 days after the end of such 5-year period. The Secretary, at the request of the issuer, may extend such 5-year period if the issuer establishes that any failure to meet such period is due to circumstances beyond the control of the issuer.

(4) Exception for current refunding bonds

Paragraph (2) shall not apply to any bond (or series of bonds) issued to refund a bond issued under subsection (a)(15) if-

(A) the average maturity date of the issue of which the refunding bond is a part is not later than the average maturity date of the bonds to be refunded by such issue,

(B) the amount of the refunding bond does not exceed the outstanding amount of the refunded bond, and

(C) the refunded bond is redeemed not later than 90 days after the date of the issuance of the refunding bond.

For purposes of subparagraph (A), average maturity shall be determined in accordance with section 147(b)(2)(A).

(n) Qualified broadband project

(1) In general

For purposes of subsection (a)(16), the term "qualified broadband project" means any project which-

(A) is designed to provide broadband service solely to 1 or more census block groups in which more than 50 percent of residential households do not have access to fixed, terrestrial broadband service which delivers at least 25 megabits per second downstream and at least 3 megabits service upstream, and

(B) results in internet access to residential locations, commercial locations, or a combination of residential and commercial locations at speeds not less than 100 megabits per second for downloads and 20 megabits for second for uploads, but only if at least 90 percent of the locations provided such access under the project are locations where, before the project, a broadband service provider-

(i) did not provide service, or

(ii) did not provide service meeting the minimum speed requirements described in subparagraph (A).

(2) Notice to broadband providers

A project shall not be treated as a qualified broadband project unless, before the issue date of any issue the proceeds of which are to be used to fund the project, the issuer-

(A) notifies each broadband service provider providing broadband service in the area within which broadband services are to be provided under the project of the project and its intended scope,

(B) includes in such notice a request for information from each such provider with respect to the provider's ability to deploy, manage, and maintain a broadband network capable of providing gigabit capable Internet access to residential or commercial locations, and

(C) allows each such provider at least 90 days to respond to such notice and request.

(o) Qualified carbon dioxide capture facility

(1) In general

For purposes of subsection (a)(17), the term "qualified carbon dioxide capture facility" means-

(A) the eligible components of an industrial carbon dioxide facility, and

(B) a direct air capture facility (as defined in section 45Q(e)(3)).

(2) Definitions

For purposes of this subsection:

(A) Eligible component

(i) In general

The term "eligible component" means any equipment which is installed in an industrial carbon dioxide facility that satisfies the requirements under paragraph (3) and which is-

(I) used for the purpose of capture, treatment and purification, compression, transportation, or on-site storage of carbon dioxide produced by the industrial carbon dioxide facility, or

(II) integral or functionally related and subordinate to a process which converts a solid or liquid product from coal, petroleum residue, biomass, or other materials which are recovered for their energy or feedstock value into a synthesis gas composed primarily of carbon dioxide and hydrogen for direct use or subsequent chemical or physical conversion.

(ii) Definitions

For purposes of this subparagraph-

(I) Biomass

(aa) In general

The term "biomass" means any-

(AA) agricultural or plant waste,
(BB) byproduct of wood or paper mill operations, including lignin in spent pulping liquors, and
(CC) other products of forestry maintenance.

(bb) Exclusion

The term "biomass" does not include paper which is commonly recycled.

(II) Coal

The term "coal" means anthracite, bituminous coal, subbituminous coal, lignite, and peat.

(B) Industrial carbon dioxide facility

(i) In general

Except as provided in clause (ii), the term "industrial carbon dioxide facility" means a facility that emits carbon dioxide (including from any fugitive emissions source) that is created as a result of any of the following processes:

(I) Fuel combustion.
(II) Gasification.
(III) Bioindustrial.
(IV) Fermentation.
(V) Any manufacturing industry relating to-
(aa) chemicals,
(bb) fertilizers,
(cc) glass,
(dd) steel,
(ee) petroleum residues,
(ff) forest products,
(gg) agriculture, including feedlots and dairy operations, and
(hh) transportation grade liquid fuels.

(ii) Exceptions

For purposes of clause (i), an industrial carbon dioxide facility shall not include-

(I) any geological gas facility, or
(II) any air separation unit that-
(aa) does not qualify as gasification equipment, or
(bb) is not a necessary component of an oxy-fuel combustion process.

(iii) Definitions

For purposes of this subparagraph-

(I) Petroleum residue

The term "petroleum residue" means the carbonized product of high-boiling hydrocarbon fractions obtained in petroleum processing.

(II) Geological gas facility

The term "geological gas facility" means a facility that-

(aa) produces a raw product consisting of gas or mixed gas and liquid from a geological formation,
(bb) transports or removes impurities from such product, or
(cc) separates such product into its constituent parts.

(3) Special rule for facilities with less than 65 percent capture and storage percentage

(A) In general

Subject to subparagraph (B), the eligible components of an industrial carbon dioxide facility satisfies the requirements of this paragraph if such eligible components are designed to have a capture and storage percentage (as determined under subparagraph (C)) that is equal to or greater than 65 percent.

(B) Exception

In the case of an industrial carbon dioxide facility designed with a capture and storage percentage that is less than 65 percent, the percentage of the cost of the eligible components installed in such facility that may be financed with tax-exempt bonds may not be greater than the designed capture and storage percentage.

(C) Capture and storage percentage

(i) In general

Subject to clause (ii), the capture and storage percentage shall be an amount, expressed as a percentage, equal to the quotient of-

(I) the total metric tons of carbon dioxide designed to be annually captured, transported, and injected into-

(aa) a facility for geologic storage, or

(bb) an enhanced oil or gas recovery well followed by geologic storage, divided by

(II) the total metric tons of carbon dioxide which would otherwise be released into the atmosphere each year as industrial emission of greenhouse gas if the eligible components were not installed in the industrial carbon dioxide facility.

(ii) Limited application of eligible components

In the case of eligible components that are designed to capture carbon dioxide solely from specific sources of emissions or portions thereof within an industrial carbon dioxide facility, the capture and storage percentage under this subparagraph shall be determined based only on such specific sources of emissions or portions thereof.

(4) Regulations

The Secretary shall issue such regulations or other guidance as are necessary to carry out the provisions of this subsection, including methods for determining costs attributable to an eligible component for purposes of paragraph (3)(A).

(Added Pub. L. 99–514, title XIII, §1301(b), Oct. 22, 1986, 100 Stat. 2606 ; amended Pub. L. 100–647, title I, §1013(a)(1), (39), title VI, §6180(a)–(b)(2), Nov. 10, 1988, 102 Stat. 3537 , 3544, 3727, 3728; Pub. L. 101–239, title VII, §§7108(e)(3), (n)(1), 7816(s)(1), Dec. 19, 1989, 103 Stat. 2313 , 2318, 2423; Pub. L. 102–486, title XIX, §§1919(a), 1921(a), (b)(1), (2), Oct. 24, 1992, 106 Stat. 3025 , 3027, 3028; Pub. L. 104–188, title I, §§1608(a), 1704(j)(7), Aug. 20, 1996, 110 Stat. 1840 , 1882; Pub. L. 105–206, title VI, §6023(5), July 22, 1998, 112 Stat. 825 ; Pub. L. 107–16, title IV, §422(a), (b), June 7, 2001, 115 Stat. 65 ; Pub. L. 108–357, title VII, §701(a), (b), Oct. 22, 2004, 118 Stat. 1536 ; Pub. L. 109–59, title XI, §11143(a), (b), Aug. 10, 2005, 119 Stat. 1963 ; Pub. L. 109–222, title II, §209(b)(2), May 17, 2006, 120 Stat. 352 ; Pub. L. 110–289, div. C, title I, §§3005(a), 3008(a)–(c), 3009(a), 3010(a), July 30, 2008, 122 Stat. 2885–2888 ; Pub. L. 110–343, div. B, title III, §307(a), (b), Oct. 3, 2008, 122 Stat. 3849 ; Pub. L. 111–5, div. B, title I, §1504(a), Feb. 17, 2009, 123 Stat. 355 ; Pub. L. 115–141, div. U, title IV, §401(a)(47), Mar. 23, 2018, 132 Stat. 1186 ; Pub. L. 117–58, div. H, title IV, §§80401(a), (b), 80402(a), (b), 80403(a), Nov. 15, 2021, 135 Stat. 1330 , 1331, 1335; Pub. L. 117–169, title I, §13104(a)(2)(B), Aug. 16, 2022, 136 Stat. 1925 .)

EDITORIAL NOTES

REFERENCES IN TEXT

Section 8 of the United States Housing Act of 1937, referred to in subsec. (d)(2)(A)(iii), (B)(i), (4)(C)(ii), is classified to section 1437f of Title 42, The Public Health and Welfare.

Sections 211 and 213 of the Federal Power Act, referred to in subsec. (f)(2)(A), are classified to sections 824j and 824l, respectively, of Title 16, Conservation.

The date of the enactment of this paragraph, referred to in subsec. (f)(2)(A), is the date of enactment of Pub. L. 102–486, which was approved Oct. 24, 1992.

The date of the enactment of this paragraph, referred to in subsec. (f)(3), (4)(A), (B)(ii), is the date of enactment of Pub. L. 104–188, which was approved Aug. 20, 1996.

The Solid Waste Disposal Act, referred to in subsec. (h)(1), is title II of Pub. L. 89–272, Oct. 20, 1965, 79 Stat. 997 , as amended generally by Pub. L. 94–580, §2, Oct. 21, 1976, 90 Stat. 2795 . Subtitle C of the Solid Waste Disposal Act is classified generally to subchapter III (§6921 et seq.) of chapter 82 of Title 42, The Public Health and Welfare. For complete classification of this Act to the Code, see Short Title note set out under section 6901 of Title 42 and Tables.

The date of the enactment of the Tax Reform Act of 1986, referred to in subsec. (h)(1), is the date of enactment of Pub. L. 99–514, which was approved Oct. 22, 1986.

Section 14101 of the Elementary and Secondary Education Act of 1965, referred to in subsec. (k)(4), is section 14101 of Pub. L. 89–10, which was classified to section 8801 of Title 20, Education, prior to repeal by Pub. L. 107–110, title X, §1011(5)(C), Jan. 8, 2002, 115 Stat. 1986 .

The date of the enactment of this subsection, referred to in subsec. (k)(4), means the date of enactment of Pub. L. 107–16, which was approved June 7, 2001.

The enactment of this subsection, referred to in subsec. (l)(3)(A), probably means the date of enactment of Pub. L. 108–357, which was approved Oct. 22, 2004.

The date of the enactment of this subsection, referred to in subsec. (m)(1)(A), is the date of enactment of Pub. L. 109–59, which was approved Aug. 10, 2005.

Prior Provisions

A prior section 142, act Aug. 16, 1954, ch. 736, 68A Stat. 40 , enumerated individuals not eligible for standard deduction, prior to repeal by Pub. L. 95–30, title I, §101(d)(1), May 23, 1977, 91 Stat. 133 , applicable to taxable years beginning after Dec. 31, 1976.

Amendments

2022-Subsec. (o)(1)(B). Pub. L. 117–169 substituted "section 45Q(e)(3)" for "45Q(e)(1)".

2021-Subsec. (a)(16). Pub. L. 117–58, §80401(a), added par. (16).

Subsec. (a)(17). Pub. L. 117–58, §80402(a), added par. (17).

Subsec. (m)(2)(A). Pub. L. 117–58, §80403(a), substituted "$30,000,000,000" for "$15,000,000,000".

Subsec. (n). Pub. L. 117–58, §80401(b), added subsec. (n).

Subsec. (o). Pub. L. 117–58, §80402(b), added subsec. (o).

2018-Subsec. (d)(2)(C). Pub. L. 115–141 inserted "section" before "42(i)(3)(D)".

2009-Subsec. (i)(1). Pub. L. 111–5 substituted "be capable of attaining a maximum speed in excess of" for "operate at speeds in excess of".

2008-Subsec. (d)(2)(B). Pub. L. 110–289, §3005(a), designated existing provisions as cl. (i), inserted heading, and added cls. (ii) to (iv).

Subsec. (d)(2)(C). Pub. L. 110–289, §3008(b), added subpar. (C).

Subsec. (d)(2)(D). Pub. L. 110–289, §3008(c), added subpar. (D).

Subsec. (d)(2)(E). Pub. L. 110–289, §3009(a), added subpar. (E).

Subsec. (d)(3)(A). Pub. L. 110–289, §3010(a), inserted at end "The preceding sentence shall not apply with respect to any project for any year if during such year no residential unit in the project is occupied by a new resident whose income exceeds the applicable income limit."

Subsec. (d)(3)(C). Pub. L. 110–289, §3008(a), added subpar. (C).

Subsec. (l)(8). Pub. L. 110–343, §307(a), substituted "September 30, 2012" for "September 30, 2009".

Subsec. (l)(9). Pub. L. 110–343, §307(b), substituted "October 1, 2012" for "October 1, 2009".

2006-Subsec. (d)(2)(B). Pub. L. 109–222 substituted "Subsections (g) and (h) of section 7872" for "Section 7872(g)".

2005-Subsec. (a)(15). Pub. L. 109–59, §11143(a), added par. (15).

Subsec. (m). Pub. L. 109–59, §11143(b), added subsec. (m).

2004-Subsec. (a)(14). Pub. L. 108–357, §701(a), added par. (14).

Subsec. (l). Pub. L. 108–357, §701(b), added subsec. (l).

2001-Subsec. (a)(13). Pub. L. 107–16, §422(a), added par. (13).

Subsec. (k). Pub. L. 107–16, §422(b), added subsec. (k).

1998-Subsec. (f)(3)(A)(ii). Pub. L. 105–206 struck out comma after "1997".

1996-Subsec. (b)(1)(A). Pub. L. 104–188, §1704(j)(7), provided that section 1921(b)(2) of Pub. L. 102–486 shall be applied as if a comma appeared after "(2)" in the material proposed to be stricken. See 1992 Amendment note below.

Subsec. (f)(3), (4). Pub. L. 104–188, §1608(a), added pars. (3) and (4).

1992-Subsec. (a)(12). Pub. L. 102–486, §1921(a), added par. (12).

Subsec. (b)(1)(A). Pub. L. 102–486, §1921(b)(2), which directed the substitution of "(2), (3), or (12)" for " (2) or (3)", was executed by making the substitution for "(2), or (3)". See 1996 Amendment note above.

Subsec. (f). Pub. L. 102–486, §1919(a), amended subsec. (f) generally. Prior to amendment, subsec. (f) read as follows: "For purposes of subsection (a)(8), the local furnishing of electric energy or gas from a facility shall only include furnishing solely within the area consisting of-

"(1) a city and 1 contiguous county, or

"(2) 2 contiguous counties."

Subsec. (j). Pub. L. 102–486, §1921(b)(1), added subsec. (j).

1989-Subsec. (d)(2)(B). Pub. L. 101–239, §7108(e)(3), inserted at end "Section 7872(g) shall not apply in determining the income of individuals under this subparagraph."

Subsec. (d)(4)(B)(iii). Pub. L. 101–239, §7108(n)(1), substituted "exceed ½" for "exceed 1/3".

Subsec. (i)(1). Pub. L. 101–239, §7816(s)(1), inserted heading "In general".

1988-Subsec. (a)(11). Pub. L. 100–647, §6180(a), added par. (11).

Subsec. (b)(1)(B)(ii). Pub. L. 100–647, §1013(a)(39), inserted "section" before "168(i)(3)".

Subsec. (c). Pub. L. 100–647, §6180(b)(2), substituted "mass commuting facilities and high-speed intercity rail facilities" for "and mass commuting facilities" in heading and substituted "paragraph (1), (2), (3) or (11) of subsection (a)" for "paragraph (1), (2), or (3) of subsection (a)" in par. (1) and in introductory text of par. (2).

Subsec. (d)(4)(B)(iii). Pub. L. 100–647, §1013(a)(1), substituted "average gross rent" for "average rent".

Subsec. (i). Pub. L. 100–647, §6180(b)(1), added subsec. (i).

Statutory Notes and Related Subsidiaries

Effective Date of 2022 Amendment

Amendment by Pub. L. 117–169 applicable to facilities or equipment the construction of which begins after Aug. 16, 2022, see section 13104(i)(2) of Pub. L. 117–169, set out in a note under section 45Q of this title.

Effective Date of 2021 Amendment

Pub. L. 117–58, div. H, title IV, §80401(d), Nov. 15, 2021, 135 Stat. 1331 , provided that: "The amendments made by this section [amending this section and section 146 of this title] shall apply to obligations issued in calendar years beginning after the date of the enactment of this Act [Nov. 15, 2021]."

Amendment by section 80402(a), (b) of Pub. L. 117–58 applicable to obligations issued after Dec. 31, 2021, see section 80402(f) of Pub. L. 117–58, set out as a note under section 45Q of this title.

Pub. L. 117–58, div. H, title IV, §80403(b), Nov. 15, 2021, 135 Stat. 1335 , provided that: "The amendment made by this section [amending this section] shall apply to bonds issued after the date of the enactment of this Act [Nov. 15, 2021]."

Effective Date of 2009 Amendment

Pub. L. 111–5, div. B, title I, §1504(b), Feb. 17, 2009, 123 Stat. 355 , provided that: "The amendment made by this section [amending this section] shall apply to obligations issued after the date of the enactment of this Act [Feb. 17, 2009]."

Effective Date of 2008 Amendment

Pub. L. 110–289, div. C, title I, §3005(b), July 30, 2008, 122 Stat. 2885 , as amended by Pub. L. 112–240, title III, §303(a), Jan. 2, 2013, 126 Stat. 2329 ; Pub. L. 113–295, div. A, title I, §113(a), Dec. 19, 2014, 128 Stat. 4014 ; Pub. L. 114–113, div. Q, title I, §132(a), Dec. 18, 2015, 129 Stat. 3055 , provided that: "The amendments made by this section [amending this section] shall apply to-

"(1) determinations made after the date of the enactment of this Act [July 30, 2008], in the case of any qualified building (as defined in section 142(d)(2)(B)(iii) of the Internal Revenue Code of 1986)-

"(A) with respect to which housing credit dollar amounts have been allocated on or before the date of the enactment of this Act [July 30, 2008], or

"(B) with respect to buildings placed in service before such date of enactment, to the extent paragraph (1) of section 42(h) of such Code does not apply to such building by reason of paragraph (4) thereof, but only with respect to bonds issued before such date of enactment, and

"(2) determinations made after the date of enactment of this Act [July 30, 2008], in the case of qualified buildings (as so defined)-

"(A) with respect to which housing credit dollar amounts are allocated after the date of the enactment of this Act [July 30, 2008], or

"(B) with respect to which buildings placed in service after the date of enactment of this Act [July 30, 2008], to the extent paragraph (1) of section 42(h) of such Code does not apply to such building by reason of paragraph (4) thereof, but only with respect to bonds issued after such date of enactment."

[Pub. L. 114–113, div. Q, title I, §132(b), Dec. 18, 2015, 129 Stat. 3055 , provided that: "The amendments made by this section [amending section 3005(b) of Pub. L. 110–289, set out above] shall take effect as if included in the enactment of section 3005 of the Housing Assistance Tax Act of 2008 [div. C of Pub. L. 110–289]."]

[Pub. L. 113–295, div. A, title I, §113(b), Dec. 19, 2014, 128 Stat. 4014 , provided that: "The amendment made by this section [amending section 3005(b) of Pub. L. 110–289, set out above] shall take effect as if included in the enactment of section 3005 of the Housing Assistance Tax Act of 2008 [div. C of Pub. L. 110–289]."]

[Pub. L. 112–240, title III, §303(b), Jan. 2, 2013, 126 Stat. 2329 , provided that: "The amendment made by this section [amending section 3005(b) of Pub. L. 110–289, set out above] shall take effect as if included in the enactment of section 3005 of the Housing Assistance Tax Act of 2008 [div. C of Pub. L. 110–289]."]

Pub. L. 110–289, div. C, title I, §3008(d), July 30, 2008, 122 Stat. 2887 , provided that: "The amendments made by this section [amending this section] shall apply to determinations of the status of qualified residential rental projects for periods beginning after the date of the enactment of this Act [July 30, 2008], with respect to bonds issued before, on, or after such date."

Pub. L. 110–289, div. C, title I, §3009(b), July 30, 2008, 122 Stat. 2888 , provided that: "The amendment made by this section [amending this section] shall apply to determinations of area median gross income for calendar years after 2008."

Pub. L. 110–289, div. C, title I, §3010(b), July 30, 2008, 122 Stat. 2888 , provided that: "The amendment made by this section [amending this section] shall apply to years ending after the date of the enactment of this Act [July 30, 2008]."

Effective Date of 2006 Amendment

Pub. L. 109–222, title II, §209(c), May 17, 2006, 120 Stat. 352 , provided that: "The amendment made by this section [amending this section and section 7872 of this title] shall apply to calendar years beginning after December 31, 2005, with respect to loans made before, on, or after such date."

Effective Date of 2005 Amendment

Pub. L. 109–59, title XI, §11143(d), Aug. 10, 2005, 119 Stat. 1965 , provided that: "The amendments made by this section [amending this section and section 146 of this title] apply to bonds issued after the date of the enactment of this Act [Aug. 10, 2005]."

Effective Date of 2004 Amendment

Pub. L. 108–357, title VII, §701(e), Oct. 22, 2004, 118 Stat. 1540 , provided that: "The amendments made by this section [amending this section and section 146 of this title] shall apply to bonds issued after December 31, 2004."

Effective Date of 2001 Amendment

Pub. L. 107–16, title IV, §422(f), June 7, 2001, 115 Stat. 66 , provided that: "The amendments made by this section [amending this section and sections 146 and 147 of this title] shall apply to bonds issued after December 31, 2001."

Effective Date of 1992 Amendment

Pub. L. 102–486, title XIX, §1919(b), Oct. 24, 1992, 106 Stat. 3026 , provided that: "The amendment made by subsection (a) [amending this section] shall apply to obligations issued before, on, or after the date of the enactment of this Act [Oct. 24, 1992]."

Pub. L. 102–486, title XIX, §1921(c), Oct. 24, 1992, 106 Stat. 3028 , provided that: "The amendments made by this section [amending this section and section 146 of this title] shall apply to bonds issued after the date of the enactment of this Act [Oct. 24, 1992]."

Effective Date of 1989 Amendment

Amendment by section 7108(e)(3), (n)(1) of Pub. L. 101–239 applicable, except as otherwise provided, to determinations under section 42 of this title with respect to housing credit dollar amounts allocated from State housing credit ceilings for calendar years after 1989, see section 7108(r) of Pub. L. 101–239, set out as a note under section 42 of this title.

Amendment by section 7816(s) of Pub. L. 101–239 effective, except as otherwise provided, as if included in the provision of the Technical and Miscellaneous Revenue Act of 1988, Pub. L. 100–647, to which such amendment relates, see section 7817 of Pub. L. 101–239, set out as a note under section 1 of this title.

Effective Date of 1988 Amendment

Amendment by section 1013(a)(1), (39) of Pub. L. 100–647 effective, except as otherwise provided, as if included in the provision of the Tax Reform Act of 1986, Pub. L. 99–514, to which such amendment relates, see section 1019(a) of Pub. L. 100–647, set out as a note under section 1 of this title.

Pub. L. 100–647, title VI, §6180(c), Nov. 10, 1988, 102 Stat. 3728 , provided that: "The amendments made by this section [amending sections 142, 146, and 147 of this title] shall apply to bonds issued after the date of enactment of this Act [Nov. 10, 1988]."

Accountability

Pub. L. 108–357, title VII, §701(d), Oct. 22, 2004, 118 Stat. 1539 , as amended by Pub. L. 110–343, div. B, title III, §307(c), Oct. 3, 2008, 122 Stat. 3849 , provided that: "Each issuer shall maintain, on behalf of each project, an interest bearing reserve account equal to 1 percent of the net proceeds of any bond issued under this section for such project. Not later than 5 years after the date of issuance of the last issue with respect to such project, the Secretary of the Treasury, after consultation with the Administrator of the Environmental Protection Agency, shall determine whether the project financed with such bonds has substantially complied with the terms and conditions described in section 142(l)(4) of the Internal Revenue Code of 1986 (as added by this section). If the Secretary, after such consultation, certifies that the project has substantially complied with such terms and conditions and meets the commitments set forth in the application for such project described in section 142(l)(4) of such Code, amounts in the reserve account, including all interest, shall be released to the project. If the Secretary determines that the project has not substantially complied with such terms and conditions, amounts in the reserve account, including all interest, shall be paid to the United States Treasury."

No Inference With Respect to Outstanding Bonds From Use of Term "Person"

Pub. L. 104–188, title I, §1608(b), Aug. 20, 1996, 110 Stat. 1841 , provided that: "The use of the term 'person' in section 142(f)(3) of the Internal Revenue Code of 1986, as added by subsection (a), shall not be construed to affect the tax-exempt status of interest on any bonds issued before the date of the enactment of this Act [Aug. 20, 1996]."

Tax-Exempt Bonds for Sale of Alaska Power Administration Facility

Pub. L. 104–188, title I, §1804, Aug. 20, 1996, 110 Stat. 1893 , provided that: "Sections 142(f)(3) (as added by section 1608) and 147(d) of the Internal Revenue Code of 1986 shall not apply in determining whether any private activity bond issued after the date of the enactment of this Act [Aug. 20, 1996] and used to finance the acquisition of the Snettisham hydroelectric project from the Alaska Power Administration is a qualified bond for purposes of such Code."

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 18

AGENCY: Executive Director

SUBJECT: Request for Carryforward Allocation of 2025 Private Activity Bond Ceiling

South Carolina State Housing Finance and Development Authority requests that the State Fiscal Accountability Authority grant it a carryforward allocation of that portion of the State's 2025 Private Activity Bond Ceiling ("Bond Ceiling") that remains unallocated at the end of the calendar year. Currently, the remaining unallocated volume cap for calendar year 2025 is $694,748,030.

AUTHORITY ACTION REQUESTED:

Approve the request of the South Carolina State Housing Finance and Development Authority for a carryforward allocation of that portion of the State's 2025 Private Activity Bond Ceiling that remains unallocated at the end of the calendar year and authorize the filing of a carryforward election with the Internal Revenue Service in connection with such allocation to be valid for the next three calendar years.

ATTACHMENTS:

1. Petition, Resolution and attachments
2. 2025 Ceiling Allocation Certification
3. 2022 Act 202 (H. 5075)

BURR & FORMAN

Rion Foley
rfoley@burr.com
Direct Dial: (843) 973-6827
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850 Morrison Drive
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Charleston, SC 29403

Office (843) 723-7831
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BURR.COM

October 22, 2025

Delbert H. Singleton, Jr.
Secretary
State Fiscal Accountability Authority
1200 Senate Street
Wade Hampton Building, Suite 600
Columbia, South Carolina 29201

Re: SCSHFDA - Request for Carryforward Allocation of 2025 Private Activity Bond Ceiling

Dear Delbert:

I enclose a petition requesting an allocation of the remaining 2025 Private Activity Bond Ceiling ("Bond Ceiling") for the State of South Carolina ("State") and a copy of the South Carolina State Housing Finance and Development Authority's ("Authority") Board of Commissioner's Resolution approving such petition. I would greatly appreciate if this matter could be placed on the agenda for the State Fiscal Accountability Authority's meeting in December.

As has been set forth in correspondence for prior requests, Bond Ceiling must either be allocated to private activity bonds issued during the calendar year for which it was received from the federal government or allocated at the end of such year on a carryforward basis to support the issuance of bonds within the next three years. At the end of a calendar year, unused Bond Ceiling that is not the subject of a carryforward allocation is lost to the State and cannot thereafter be retrieved. In the past the Authority has enjoyed the privilege of being able to utilize Bond Ceiling that would otherwise have been lost by means of a carryforward allocation.

The Authority provides financing for the development of affordable low-income housing by private-sector developers and home ownership opportunities to low-to-moderate income families through the issuance of private activity bonds that require the allocation of Bond Ceiling. The Authority also has issued mortgage credit certificates from time to time which can help make home ownership more affordable for qualified borrowers. All of these purposes are authorized for carryforward under the Internal Revenue Code of 1986, as amended (the "Code"). Not all types of private activity bonds are authorized for carryforward under the Code.

The Authority requests that any allocation of 2025 carryforward be apportioned between the issuance of Mortgage Revenue Bonds/Mortgage Credit Certificates and the issuance of Qualified

Residential Rental Bonds. We understand that guidance may be offered on the apportionment in connecting with the filing of IRS Form 8328 in January of 2026.

Thank you for your assistance.

Very truly yours,

Rion D. Foley

RDF/mpc
Enclosure

STATE OF SOUTH CAROLINA
COUNTY OF LEXINGTON

TO THE STATE FISCAL ACCOUNTABILITY AUTHORITY OF SOUTH CAROLINA	PETITION

This Petition of the South Carolina State Housing Finance and Development Authority (the "**Authority**") respectfully shows:

1. The Authority is an "issuing authority" contemplated in Article 3 of Title 1, Chapter 11 of the SC Code of Laws, as amended (the "**Allocation Act**") and is authorized to receive an allocation of the State of South Carolina's private activity bond volume cap limit set forth in Section 146 of the Internal Revenue Code of 1986, as amended (the "**Code**") imposed by Section 146 of the Code.

2. The Authority is informed and believes that a portion of the State Ceiling established by Section 146 of the Code (the "**State Ceiling**") has not yet been allocated and will, unless allocated on a carryforward basis, be lost to the State of South Carolina at the end of the current calendar year.

3. Based upon the need which it has found to exist, the Authority has determined it may issue one or more series of its revenue bonds or mortgage credit certificates pursuant to the authorizations granted to it under Title 31, Chapter 13, Code of Laws of South Carolina, 1976, as amended, portions of which will be new issues and which will require allocations of the State Ceiling.

4. In order to preserve the unallocated portion of the 2025 State Ceiling, and in order further to lessen the demand for future State Ceiling, the Authority respectfully requests that it be allocated on a carryforward basis, such of the 2025 State Ceiling as shall remain unallocated at the end of 2025, such ceiling to be apportioned between the issuance of Mortgage Revenue Bonds/Mortgage Credit Certificates and Qualified Residential Rental Bonds in such amounts as shall be requested by the Authority prior to the filing by the State Fiscal Accountability Authority of South Carolina of its IRS Form 8328, "Carryforward Election of Unused Private Activity Bond Volume Cap".

5. This Petition is submitted pursuant to Section 1-11-530(D) of the Allocation Act.

Upon the basis of the foregoing, the Authority respectfully prays:

That the State Fiscal Accountability Authority of South Carolina accept the filing of the Petition presented herewith, that it allocate to the Authority on a carryforward basis, such of the 2025 State Ceiling as shall remain unallocated at the end of 2025, such ceiling to be apportioned between the issuance of Mortgage Revenue Bonds/Mortgage Credit Certificates and Qualified Residential Rental Bonds in such amounts as shall be requested by the Authority prior to such allocation.

October 15 , 2025

Respectfully submitted,

SOUTH CAROLINA STATE HOUSING
FINANCE AND DEVELOPMENT AUTHORITY

By:

Robert Macdonald
Chief of Staff

A RESOLUTION

AUTHORIZING A PETITION TO THE STATE FISCAL ACCOUNTABILITY AUTHORITY OF SOUTH CAROLINA REQUESTING CARRYFORWARD ALLOCATION OF THE REMAINING PORTION OF THE STATE CEILING ESTABLISHED BY THE TAX REFORM ACT OF 1986.

WHEREAS, the South Carolina State Housing Finance and Development Authority (the "**Authority**") is authorized and empowered by Title 31, Chapter 13, Code of Laws of South Carolina 1976, as amended (the "**Act**") to issue bonds, the principal proceeds of which will be used to provide sanitary and safe residential housing for persons and families of low income and of moderate to low income (collectively, the "**beneficiary classes**") at prices which such persons can afford; and

WHEREAS, the Authority is an "issuing authority" contemplated in 1-11-510 of the SC Code of Laws, as amended, and is authorized to receive an allocation of the State of South Carolina's private activity bond volume cap limit set forth in Section 146 of the Internal Revenue Code of 1986, as amended (the "Code"); and

WHEREAS, the Authority has, pursuant to the Act, previously issued multiple series of its revenue bonds and mortgage credit certificates and has used the proceeds thereof to provide money for the financing of housing to be occupied by members of the beneficiary classes; and

WHEREAS, in light of additional demand for housing that is affordable to members of the beneficiary classes, the Authority has formulated a plan for the issuance of its bonds or mortgage credit certificates in one or more series pursuant to the Act, such plan being conditioned, *inter alia*, upon the granting by the State Fiscal Accountability Authority of South Carolina (the "**State Board**") of an allocation of the State Ceiling established by the Section 146 of the Code (the "**State Ceiling**") relating to the issuance of private activity bonds; and

WHEREAS, the Authority proposes to make provision for one or more additional series of bonds or mortgage credit certificates which will be new issues (collectively, the "**New Issues**") and may require an allocation of the State Ceiling; and

NOW, THEREFORE, BE IT RESOLVED BY THE SOUTH CAROLINA STATE HOUSING FINANCE AND DEVELOPMENT AUTHORITY IN MEETING DULY ASSEMBLED: that the Executive Director, Chief of Staff, Chief Financial Officer or General Counsel is authorized to submit to the State Fiscal Accountability Authority a Petition attached hereto as Exhibit A requesting that the unused portion of the 2025 State Ceiling be allocated on a carryforward basis to the New Issues proposed to be issued by the Authority.

STATE OF SOUTH CAROLINA
COUNTY OF LEXINGTON

I, the undersigned Secretary of the South Carolina State Housing Finance and Development Authority (the "**Authority**"), **DO HEREBY CERTIFY** that the foregoing is a true, correct, and verbatim copy of a Resolution duly adopted by the Authority at a duly called meeting held on October 15, 2025.

WITNESS MY HAND this 15th day of October, 2025.

_____
Secretary, South Carolina State Housing Finance and Development Authority

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 19

AGENCY: Executive Director

SUBJECT: Request for Carryforward State Ceiling Allocation - Jobs-Economic Development Authority

The State Fiscal Accountability Authority (SFAA) approved a current year allocation for the Bonds in an amount equal to $17,500,000 to Bio Carbon Fuels, LLC at its meeting on October 14, 2025. Due to unforeseen circumstances relating to permitting and contractual matters, the Borrower will not be in a position to market the Bonds through a negotiated offering until the first calendar quarter of 2026, based on information available as of the date of this Petition.

The South Carolina Jobs-Economic Development Authority requests that SFAA designate the allocation for the Bio Carbon Fuels LLC project as carryforward allocation in the amount of $17,500,000 that was approved for the project at SFAA's October 14, 2025, meeting. The project is a solid waste facility project that qualifies for ceiling allocation carryforward under Section 142 of the Internal Revenue Code of 1986, as amended.

AUTHORITY ACTION REQUESTED:

Designate the ceiling allocation of $17,500,000 that was approved for JEDA for the Bio Carbon Fuels, LLC, project at the Authority's October 14, 2025, meeting, as carryforward and authorize the filing of a carryforward election with the Internal Revenue Service in connection with such allocation to be valid for the next three calendar years.

ATTACHMENTS:

Agenda item worksheet and attachment; October 14, 2025, Tentative Ceiling Allocation Certificate

POPE FLYNN
GROUP

Pope Flynn, LLC
170 Meeting Street, Suite 510
Post Office Box 70 (29402)
Charleston, SC 29401

MAIN 843.790.9570
FAX 803.354.4899
www.popeflynn.com

November 3, 2025

Mr. Delbert H. Singleton, Jr.
Assistant Executive Director and Authority Secretary
South Carolina State Fiscal Accountability Authority
1200 Senate Street, Suite 600
Columbia, South Carolina 29201

Re: Carry-Forward of State Ceiling Allocation for Not Exceeding $17,500,000 South Carolina Jobs-Economic Development Authority Solid Waste Revenue Bonds (Bio Carbon Fuels, LLC Project)

Dear Delbert:

On behalf of Bio Carbon Fuels, LLC, in connection with the authorization of the above-referenced bonds (the "Bonds"), and in anticipation of the South Carolina State Fiscal Accountability Authority (the "Authority") meeting scheduled for December 9, 2025, we respectfully enclose the following for consideration by the Authority:

1. A Bond Transmittal Form, to include South Carolina Jobs-Economic Development Authority's ("JEDA") amended petition to the Authority requesting a carry-forward of the State ceiling allocation approved at the October 14, 2025 meeting of the Authority, JEDA's Inducement Resolution adopted June 18, 2025, and the South Carolina Coordinating Council for Economic Development's Resolution adopted July 10, 2025; and

2. A Private Participant Disclosure-Legal Entity Form with cover sheet.

Please let us know should you require anything further or if you have any questions regarding the enclosed.

Best regards,

William M. Musser

cc: Jesse Smith, Executive Director

BOND TRANSMITTAL FORM

TO: Delbert H. Singleton, Jr., Authority Secretary
State Fiscal Accountability Authority
600 Wade Hampton Building (29201)
P.O. Box 12444
Columbia, SC 29211

DATE: 11/3/2025

Submitted for SFAA Meeting on:
12/9/2025

FROM: Pope Flynn, LLC

171 Church St., Suite 212
Charleston, SC 29401
(843) 790-8350

RE: N/E $17,500,000 South Carolina Jobs-Economic Development Authority Solid Waste Revenue Bonds (Bio Carbon Fuels, LLC Project)

Project Name: Bio Carbon Fuels, LLC

Documents enclosed (executed original and two copies of each):

(ALL documents required for state law approval; A and C only for ceiling allocation only; must check K or L)

A. ☒ Petition
B. ☐ Resolution or Ordinance
C. ☒ Inducement Resolution or comparable preliminary approval
D. ☐ Department of Health and Environmental Control Certificate *if required*
E. ☐ State Fiscal Accountability Authority Resolution and Public Notice *(original)*
Plus _____ copies for certification and return to bond counsel
F. ☐ Draft bond counsel opinion letter
G. ☐ Signed SFAA Reliance letter
H. ☐ DPH Certificate of Need (C.O.N.)
I. ☐ Debt Questionnaire
J. ☐ Processing Fee

Amount: $Click or tap here to enter text. *Check No:* Click or tap here to enter text.
Payor: Click or tap here to enter text.

K. ☐ No Private Participant will be known at the time the Authority considers this agenda item.
L. ☒ This agenda item is accompanied by the applicable Private Party Disclosure form for each private participant

Bond Counsel: William M. Musser
Typed Name of Bond Counsel

By: _____
Signature

STATE OF SOUTH CAROLINA	)	
	)	
RICHLAND COUNTY	)	
_____	)	
	)	**AMENDED**
TO THE STATE FISCAL	)	PETITION OF SOUTH CAROLINA
	)	JOBS-ECONOMIC DEVELOPMENT
ACCOUNTABILITY AUTHORITY	)	AUTHORITY
	)	
OF SOUTH CAROLINA	)	

This Amended Petition of the South Carolina Jobs-Economic Development Authority (the "Authority"), pursuant to Section 1-11-530 of the Code of Laws of South Carolina 1976, as amended ("Code Section 1-11-530"), respectfully shows:

1. Code Section 1-11-530, among other matters, authorizes the State Fiscal Accountability Authority ("SFAA") to allocate the State of South Carolina's ("State") ceiling under Section 146 of the Internal Revenue Code of 1986, as amended, on the issuance of private activity bonds in response to authorized requests from issuing authorities.

2. Each State ceiling allocation made by the SFAA (unless eligible and approved for carry-forward election) is valid only for the calendar year in which the State ceiling allocation is made.

3. The Authority has agreed to assist Bio Carbon Fuels, LLC, a California limited liability company, and its related or affiliated entities (collectively, the "Borrower") by issuing not exceeding $17,500,000 aggregate principal amount of its Solid Waste Revenue Bonds in one or more series (the "Bonds") to (i) finance all or a portion of the construction of a solid waste facility to process post-consumer milk cartons and other consumer waste into fiberboard and other construction materials (the "Project") to be located in Greenville County, South Carolina (the "County"), including capitalizing interest on the Bonds and funding of required reserves, if any, and (ii) pay certain costs of issuance of the Bonds (collectively, (i) and (ii) is the "Undertaking"). The South Carolina Coordinating Council for Economic Development approved the sale of the Bonds at its meeting on July 10, 2025, pursuant to Section 41-43-110 of the Code of Laws of South Carolina 1976, as amended.

4. The Project is expected to be a solid waste disposal facility as described under Section 142 of the Internal Revenue Code of 1986, as amended.

5. The Bonds to be issued for the Project would require an allocation of not exceeding $17,500,000 of the State ceiling under Section 146 of the Internal Revenue Code of 1986, as amended. The Bonds constitute all of the private activity bond financing contemplated for the Project as of the date of this Petition.

6. The SFAA previously approved this Project for a State ceiling allocation for the Bonds of $17,500,000 at its October 14, 2025 meeting.

7. Due to unforeseen circumstances relating to permitting and contractual matters, the Borrower will not be in a position to market the Bonds through a negotiated offering until the first calendar quarter of 2026, based on information available as of the date of this Petition. Therefore,

the Authority desires the SFAA make a carry-forward election with respect to the allocation so the Borrower and the Authority have the benefit of the allocation past the end of the 2025 calendar year.

Upon the basis of the foregoing, the Authority respectfully prays that the SFAA (i) accept the filing of this Petition and the documents submitted herewith, (ii) make such review as it deems advisable, and (iii) make a carry-forward election with respect to the previously approved allocation.

Respectfully submitted,

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

Dated: November 3, 2025

By: Jesse Smith
Jesse A. Smith, Executive Director

A RESOLUTION OF THE SOUTH CAROLINA COORDINATING COUNCIL FOR ECONOMIC DEVELOPMENT APPROVING THE ISSUANCE BY THE SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY OF NOT EXCEEDING $17,500,000 AGGREGATE PRINCIPAL AMOUNT SOLID WASTE DISPOSAL REVENUE BONDS (BIO CARBON FUELS, LLC) IN ONE OR MORE SERIES, PURSUANT TO THE PROVISIONS OF SECTION 41-43-110 OF THE CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED.

WHEREAS, the South Carolina Jobs-Economic Development Authority (the "Authority") has heretofore under and pursuant to the provisions of Section 41-43-110 of the Code of Laws of South Carolina 1976, as amended (the "Act"), requested approval by the South Carolina Coordinating Council for Economic Development of the issuance by the Authority pursuant to the Act of its Solid Waste Disposal Revenue Bonds, in one or more series, in the aggregate principal amount of not exceeding $17,500,000 (the "Bonds") through private or public sale, as the Authority may determine to be most advantageous; and

WHEREAS, the Authority represents to the South Carolina Coordinating Council for Economic Development that the Bonds will be sold in a manner acceptable to the Authority.

NOW, THEREFORE, BE IT RESOLVED, by the South Carolina Coordinating Council for Economic Development (the "Coordinating Council"), as follows:

Section 1. It is hereby found, determined and declared by the Coordinating Council that: the Petition filed by the Authority contains all matters required by law and the rules of the Coordinating Council to be set forth therein, and that in consequence thereof the jurisdiction of the Coordinating Council has been properly invoked under and pursuant to Section 41-43-110 of the Act.

Section 2. In consequence of the foregoing, the proposal of the Authority to issue the Bonds, in one or more series, through public or private sale be and the same is hereby in all respects approved.

Section 3. This Resolution shall take effect immediately.

Dated: July 10, 2025

COORDINATING COUNCIL FOR
ECONOMIC DEVELOPMENT

Chris Huffman, Director of Business
Incentives & Community Development

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

A RESOLUTION AUTHORIZING THE EXECUTION AND DELIVERY OF AN INDUCEMENT AGREEMENT BY AND BETWEEN THE SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY AND BIO CARBON FUELS, LLC, WHEREBY UNDER CERTAIN CONDITIONS THE SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY WILL ISSUE NOT EXCEEDING $17,500,000 AGGREGATE PRINCIPAL AMOUNT OF ITS REVENUE BONDS, IN ONE OR MORE SERIES, PURSUANT TO THE PROVISIONS OF TITLE 41, CHAPTER 43, CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED, AND AUTHORIZING APPLICATION TO THE SOUTH CAROLINA COORDINATING COUNCIL FOR ECONOMIC DEVELOPMENT FOR APPROVAL OF THE ISSUANCE OF SUCH BONDS AND TO THE STATE FISCAL ACCOUNTABILITY AUTHORITY FOR VOLUME ALLOCATION FOR THE BENEFIT OF THE BONDS.

WHEREAS, the South Carolina Jobs-Economic Development Authority (the "Authority"), acting by and through its Board of Directors, is authorized and empowered under and pursuant to the provisions of Title 41, Chapter 43 of the Code of Laws of South Carolina 1976, as amended (the "Act"), to utilize any of its program funds to establish loan programs for the purpose of reducing the cost of capital to business enterprises which meet the eligibility requirements of Section 41-43-150 of the Act and for other purposes described in Section 41-43-160 of the Act and thus provide maximum opportunities for the creation and retention of jobs and improvement of the standard of living of the citizens of the State of South Carolina (the "State") in the promotion and advancement of industrial, commercial, agricultural, and recreational development in the State; and

WHEREAS, the Authority is further authorized by Section 41-43-110 of the Act to issue revenue bonds, as defined in the Act to include notes, and refunding bonds or notes, payable by the Authority solely from a revenue producing source and secured by a pledge of said revenues; and

WHEREAS, Bio Carbon Fuels, LLC, a California limited liability company, including one or more of its related or affiliated entities (collectively, the "Borrower"), has applied to the Authority to issue not exceeding $17,500,000 aggregate principal amount of its Solid Waste Revenue Bonds in one or more series (the "Bonds") to (i) finance a portion of the costs to plan, design, construct, and equip a solid waste facility to process post-consumer milk cartons and other consumer waste into fiberboard and other construction materials (the "Project") to be located in Greenville County, South Carolina (the "County"), including capitalizing interest on the Bonds and funding of required reserves, if any, and (ii) pay certain costs of issuance of the Bonds (collectively, (i) and (ii) is the "Undertaking"); and

WHEREAS, it is in the public interest, for the public benefit and in furtherance of the public purposes of the Authority that its Board of Directors provide preliminary approval of the issuance of the Bonds for the aforesaid purposes; and

WHEREAS, it is deemed advisable by the Authority to file with the South Carolina Coordinating Council for Economic Development (the "Coordinating Council"), in compliance with Section 41-43-110 of the Act, the Petition of the Authority requesting approval by the Coordinating Council for the issuance of the Bonds through a private or public sale pursuant to the Act; and

WHEREAS, it is deemed advisable by the Authority to file with the State Fiscal Accountability Authority ("SFAA"), in compliance with Section 1-11-530 of the Code of Laws of South Carolina 1976, as amended, a petition of the Authority requesting not exceeding $17,500,000 of the State ceiling be allocated by the SFAA to the Bonds.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Authority (the "Board") as follows:

Section 1. It is hereby found, determined, and declared as follows:

(a) The Borrower is a responsible party and the Project is to be located in the County.

(b) The Project will constitute an integral part of a "business enterprise," as said term is referred to in Section 41-43-160 of the Act, and the issuance of the Bonds in the aggregate principal amount of not exceeding $17,500,000 to defray the cost of the Project will serve the purposes and in all respects conform to the provisions and requirements of the Act.

(c) It is anticipated that the Project will result in the creation of permanent employment for approximately 15 people within 12 months and 20 people within 24 months after completion of the Project, with a resulting alleviation of unemployment and a substantial increase in payrolls and other public benefits incident to the conduct of such activity not otherwise provided locally. The number of jobs and other public benefit resulting from the assistance authorized herein bears a reasonable relationship to the principal amount of the Bonds.

(d) The principal amount of the Bonds bears a reasonable relationship to the amount of private funds committed to the Undertaking.

(e) The size and scope of the Project is such that a definite benefit to the economy of the State, and the County in particular, has been and is reasonably expected to result therefrom.

Section 2. Subject to such approval by the Coordinating Council, and such other approvals as may be required by law, the Board preliminarily approves the issuance and sale of the Bonds, in one or more series, in the aggregate principal amount of not exceeding $17,500,000 for the purpose of providing financing to the Borrower to defray the costs of the Undertaking.

Section 3. The issuance and sale of the Bonds shall be upon such terms and conditions as may be mutually agreed upon by the Authority, the Borrower and the purchaser of the Bonds, and shall be subject to completion of proceedings for issuance, sale and delivery of the Bonds satisfactory to the Authority. The provisions, terms, and conditions of the agreements to be entered into in connection with the issuance of the Bonds by the Authority, and the form, details, rate or rates of interest, maturity, and redemption provisions, if any, of the Bonds, other details of any trust indenture or loan agreement relating to the Bonds, and findings required by the Act shall be prescribed by subsequent resolution of the Authority and shall be reasonable and proper (taking into account such

factors as the type of program involved, the principal amount of the Bonds, and the number and type of jobs involved), and the public interest shall be adequately protected by the terms thereof.

Section 4. The Executive Director of the Authority is hereby authorized and directed to execute the Inducement Agreement in the form attached hereto as Exhibit A (with such changes as shall have been approved by counsel to the Authority), in the name and on behalf of the Authority and is hereby further authorized and directed to deliver said executed Inducement Agreement to the Borrower.

Section 5. It is the intention of the Authority that this resolution shall constitute an official action on the part of the Authority within the meaning of the applicable regulations of the Department of Treasury of the United States of America relating to the issuance of tax-exempt revenue bonds.

Section 6. The Bonds shall never constitute an indebtedness of the Authority or the State within the meaning of any state constitutional provision or statutory limitation and shall never constitute nor give rise to a pecuniary liability of the Authority or the State or a charge against the general credit of the Authority or the State or the taxing powers of the State.

Section 7. There shall be and is hereby authorized and directed the submission on behalf of the Authority of (i) a Petition (the "Coordinating Council Petition") in the form attached hereto as Exhibit B (with such changes as shall have been approved by counsel to the Authority), requesting approval by the Coordinating Council (pursuant to the provisions of Section 41-43-110 of the Act) of the issuance of the Bonds through public or private sale, and (ii) a Petition (together with the Coordinating Council Petition, the "Petitions") in the form attached hereto as Exhibit C (with such changes as shall have been approved by counsel to the Authority) requesting the SFAA allocate not exceeding $17,500,000 of the State ceiling under Section 146 of the Internal Revenue Code of 1986, as amended, to the Bonds.

Section 8. The Executive Director of the Authority shall be and is hereby authorized and directed to execute the Petitions in the name and on behalf of the Authority, and the Executive Director of the Authority shall be and is hereby authorized and directed to submit executed copies of this resolution to the Coordinating Council and the SFAA.

Section 9. All orders and resolutions and parts thereof in conflict herewith are to the extent of such conflict hereby repealed, and this resolution shall take effect and be in full force from and after its passage and approval.

Passed and approved: June 18, 2025.

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

Jesse Smith

Jesse A. Smith, Executive Director

Exhibit A

INDUCEMENT AGREEMENT

THIS INDUCEMENT AGREEMENT made and entered into by and between South Carolina Jobs-Economic Development Authority, a public body corporate and politic and an agency of the State of South Carolina (the "Authority"), and Bio Carbon Fuels, LLC, a California limited liability company, and its related or affiliated entities (collectively, the "Borrower").

W I T N E S S E T H

ARTICLE I
RECITATION OF FACTS

As a means of setting forth the matters of mutual inducement which have resulted in the making and entering into of this Agreement, the following statements of fact are herewith recited:

Section 1.01. The Authority, acting by and through its Board of Directors, is authorized and empowered under and pursuant to the provisions of Title 41, Chapter 43 of the Code of Laws of South Carolina 1976, as amended (the "Act"), to utilize any of its program funds to establish loan programs for the purpose of reducing the cost of capital to business enterprises which meet the eligibility requirements of Section 41-43-150 of the Act and for other purposes described in Section 41-43-160 of the Act in order to promote and develop the business and economic welfare of the State of South Carolina (the "State") and thus provide maximum opportunities for the creation and retention of jobs and improvement of the standard of living of the citizens of the State and in the promotion and advancement of industrial, commercial, agricultural, and recreational development in the State.

Section 1.02. The Authority is further authorized by Section 41-43-110 of the Act to issue revenue bonds payable by the Authority solely from a revenue producing source and secured by a pledge of said revenues in order to provide funds for any program authorized by the Act.

Section 1.03. The Borrower has applied to the Authority to issue not exceeding $17,500,000 aggregate principal amount of its Solid Waste Revenue Bonds in one or more series (the "Bonds") to (i) finance all or a portion of the construction of a solid waste facility to process post-consumer milk cartons and other consumer waste into fiberboard and other construction materials (the "Project") to be located in Greenville County, South Carolina (the "County"), including capitalizing interest on the Bonds and funding of required reserves, if any, and (ii) pay certain costs of issuance of the Bonds (collectively, (i) and (ii) is the "Undertaking"); and

Section 1.04. (a) The Borrower is a responsible party and the Project is to be located in the County.

(b) It is anticipated that the Project will result in the creation of permanent employment for approximately 15 people within 12 months and 20 people within 24 months after completion of the Project, with a resulting alleviation of unemployment and a substantial increase in payrolls and other public benefits incident to the conduct of such activity not otherwise provided locally; and the number of jobs and other public benefit resulting from the assistance authorized herein bears a reasonable relationship to the principal amount of the Bonds.

(c) The Project will constitute an integral part of a "business enterprise," as said term is referred to in Section 41-43-160 of the Act, and the issuance of the Bonds in the aggregate principal amount of not exceeding $17,500,000 to defray the cost of the Undertaking will serve the purposes and in all respects conform to the provisions and requirements of the Act.

(d) The principal amount of the Bonds bears a reasonable relationship to the amount of private funds committed to the Undertaking.

(e) The size and scope of the Project is such that a definite benefit to the economy of the State, and the County in particular, has been and is reasonably expected to result therefrom.

Section 1.06. The Authority has given due consideration to all the proposals and requests of the Borrower and has agreed to endeavor to effect the issuance of the Bonds at the time and on the terms and conditions hereafter set forth.

ARTICLE II
UNDERTAKING ON THE PART OF THE AUTHORITY

The Authority agrees as follows:

Section 2.01. The Authority will, subject to such approval by the South Carolina Coordinating Council for Economic Development ("Coordinating Council"), and subject to the limitations set forth herein, authorize the issuance of the Bonds, at such time as the Borrower may request the Authority to do so.

Section 2.02. The Authority will permit the Borrower to arrange for the sale of the Bonds to defray the costs of the Project as aforesaid, and if successful marketing arrangements can be made, it will adopt such proceedings and enter into such agreements as are necessary for the issuance and securing of the Bonds.

Section 2.03. The proceeds of any sale of the Bonds may be applied to the payment of the cost of the Bonds, as determined under the Act, including, without limitation, the expenses incurred in connection with the issuance and sale of the Bonds, the repayment of any funds, advances or loans incurred by the Borrower for such purposes, the funding of requested reserves, and the provision of funds for capitalized interest.

Section 2.04. Prior to issuing the Bonds, the Authority may enter into a loan agreement with the Borrower and a trust indenture or other security agreement with the trustee (to be requested by the Borrower and approved by the Authority and the State Treasurer) or with the purchasers of the Bonds, pursuant to which the Bonds will be secured and issued. Such documents shall be substantially in the forms used in connection with the issuance of other South Carolina revenue bonds and shall constitute a lien on the revenues derived by the Authority from the Borrower with respect to the Project to secure the payment of the Bonds. Provisions, terms and conditions of the agreements to be entered into in connection with the issuance of the Bonds by the Authority, and the form, details, rate or rates of interest, maturity and redemption provisions, if any, of the Bonds, and other details of any loan agreement, trust indenture or other security agreement relating to the Bonds, shall be prescribed by subsequent resolution of the Authority and shall be reasonable and proper, taking into account such facts as type of program involved, the principal amount of the Bonds and the

number and type of jobs involved, and the public interest shall be adequately protected by the terms thereof.

Section 2.05. The Authority will perform such other acts and adopt such further proceedings as may be required faithfully to implement its undertaking and to consummate the proposed financing.

Section 2.06. The undertakings of the Authority hereunder are contingent upon the Authority continuing to evaluate the Project as desirable and beneficial to the public interest after considering all additional circumstances of which the Authority may hereafter become aware and upon the Borrower providing the Authority with such further evidence as may be satisfactory to the Authority as to compliance with all applicable statutes and regulations.

ARTICLE III
UNDERTAKINGS ON THE PART OF THE BORROWER

Section 3.01. The Borrower agrees that the Authority will have no obligation to find a purchaser of the Bonds and acknowledges that the Authority's approval of this Agreement is preliminary and is conditioned upon the Authority continuing to evaluate the Project as desirable and beneficial to the public interest after considering all additional circumstances of which the Authority may hereafter become aware.

Section 3.02. The Borrower further agrees, if the issuance of the Bonds proceeds as contemplated, as follows:

(a) to acquire the Project;

(b) to enter into a loan agreement with the Authority, under the terms of which the Borrower will obligate itself to pay to the Authority sums sufficient to pay the principal of and interest and premium, if any, on the Bonds, as and when the same become due and payable;

(c) to the extent permitted by law, to hold the Authority and the Coordinating Council harmless from all pecuniary liability and to reimburse them for all expenses to which they might be put in the fulfillment of their obligations under this Agreement;

(d) to perform such further acts and adopt such further proceedings as may be required faithfully to implement its undertakings and to consummate the proposed financing.

ARTICLE IV
GENERAL PROVISIONS

Section 4.01. All commitments of the Authority under Article II hereof are subject to all of the provisions of the Act and regulations of the Authority pursuant thereto and the condition that nothing contained in this Agreement shall constitute nor give rise to a pecuniary liability of the Authority or a charge against its general credit.

Section 4.02. All commitments of the Authority and the Borrower hereunder with respect to the Undertaking are subject to the condition that the Authority and the Borrower do agree on

mutually acceptable terms and conditions of all documents, the execution and delivery of which are contemplated by the provisions hereof.

Section 4.03. The parties understand that the Borrower or the Authority may choose not to finance the Project as herein provided, in which event this Agreement shall become void.

Section 4.04. It is the intention of the parties hereto that this Agreement shall constitute an official action on the part of the Authority within the meaning of the applicable regulations of the Department of Treasury of the Unites States of America relating to the issuance of tax-exempt revenue bonds.

IN WITNESS WHEREOF, the parties hereto, each after due authorization, have executed this Agreement on the respective dates indicated below.

SEAL
(SEAL)

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

By: Jesse Smith
Jesse A. Smith, Executive Director

Dated: June 18, 2025

BIO CARBON FUELS, LLC

By: Steve Racoosin

Its: CEO

Dated: June 18, 2025

Exhibit B

STATE OF SOUTH CAROLINA	)	
	)	
RICHLAND COUNTY	)	
	)	
	)	
TO THE SOUTH CAROLINA	)	PETITION OF SOUTH CAROLINA
	)	JOBS-ECONOMIC DEVELOPMENT
COORDINATING COUNCIL	)	AUTHORITY
	)	
FOR ECONOMIC DEVELOPMENT	)	

This Petition of the South Carolina Jobs-Economic Development Authority (the "Authority"), pursuant to Title 41, Chapter 43 of the Code of Laws of South Carolina 1976, as amended (the "Act"), and specifically Section 41-43-110 thereof, respectfully shows:

1. The Act, among other things, empowers the Authority: (i) to utilize any of its program funds to establish loan programs to be utilized to acquire, by construction or purchase, land and buildings or other improvements thereon, machinery, equipment, office furnishings or other depreciable assets, or for research and design costs, legal and accounting fees, or other expenses in connection with the acquisition or construction thereof and thus provide maximum opportunities for the creation and retention of jobs and improvement of the standard of living of the citizens of the State of South Carolina ("State") and act in conjunction with other persons and organizations, public or private, in the promotion and advancement of industrial, commercial, agricultural, and recreational development in the State; and (ii) subject to the approval of the South Carolina Coordinating Council for Economic Development (the "Coordinating Council") of the issuance of its bonds through public or private sale pursuant to Section 41-43-110 of the Act, to issue revenue bonds in order to provide funds for any program authorized by the Act, and to secure the payment of such bonds, all as provided in the Act.

2. The Authority has agreed to assist Bio Carbon Fuels, LLC, a California limited liability company, and its related or affiliated entities (collectively, the "Borrower"), by issuing not exceeding $17,500,000 aggregate principal amount of its Solid Waste Revenue Bonds in one or more series (the "Bonds") to (i) finance all or a portion of the costs to plan, design, construct, and equip solid waste facility to process post-consumer milk cartons and other consumer waste into fiberboard and other construction materials (the "Project") to be located in Greenville County, South Carolina (the "County"), including capitalizing interest on the Bonds and funding of required reserves, if any, and (ii) pay certain costs of issuance of the Bonds (collectively, (i) and (ii) is the "Undertaking").

3. The Authority has been advised by the Borrower that the estimated cost of the Undertaking (including costs of issuance of the Bonds and any required reserves) will be approximately $17,500,000 or less and the Borrower has requested the Authority to execute and deliver the Bonds in one or more series, in the aggregate principal amount of not exceeding $17,500,000 to defray a portion of such costs.

4. The Bonds will be sold to, or placed or underwritten by, a financial institution acceptable to the Authority pursuant to a negotiated private sale or sales, which may include a public or private reoffering thereafter.

5. The Authority hereby finds that:

(a) The Borrower is a responsible party and the Project will be located in the County.

(b) It is anticipated that the Project will result in the creation of permanent employment for approximately 15 people within 12 months and 20 people within 24 months after completion of the Project, with a resulting alleviation of unemployment and a substantial increase in payrolls and other public benefits incident to the conduct of such activity not otherwise provided locally; and the number of jobs and other public benefit resulting from the assistance authorized herein bears a reasonable relationship to the principal amount of the Bonds.

(c) The Project will constitute an integral part of a "business enterprise," as said term is referred to in Section 41-43-160 of the Act, and the issuance of the Bonds in the aggregate principal amount of not exceeding $17,500,000 to finance the Undertaking will serve the purposes and in all respects conform to the provisions and requirements of the Act.

(d) The size and scope of the Project is such that a definite benefit to the economy of the State, and the County in particular, has been and is reasonably expected to result therefrom.

(e) The principal amount of the Bonds bears a reasonable relationship to the amount of funds of the Borrower committed to the Project.

6. Prior to issuance of the Bonds, the Authority will, as part of its proceedings:

(a) Hold a public hearing in accordance with the requirements of the Act in connection with the issuance of the Bonds;

(b) Make findings that the terms of the agreements to be entered into in connection with the Undertaking are reasonable and proper as to the adequacy of protection for the public interest provided by such terms;

(c) Negotiate the terms of such agreements to the extent necessary to conclude that neither the financing of the Undertaking, the Bonds proposed to be issued by the Authority to defray the cost of the Undertaking, nor any documents or agreements entered into by the Authority in connection therewith will constitute or give rise to a pecuniary liability of the Authority or the State or a charge against the general credit or taxing power of either, and only program funds (as defined in the Act) will be made available to finance the Undertaking;

(d) Undertake such review as is necessary to conclude that the Borrower is an organization with established credit and is a responsible party; and

(e) Undertake such review as is necessary to conclude that the issuance of the Bonds by the Authority in the final principal amount requested by the Borrower will be required to defray the cost of financing the Undertaking, and such principal amount bears a reasonable relationship to the amount of private funds also committed to the Undertaking.

Upon the basis of the foregoing, the Authority respectfully prays that the Coordinating Council (i) accept the filing of this Petition and the documents submitted herewith, (ii) make such review as it deems advisable, and (iii) approve the issuance of the Bonds by the Authority through a public or private sale pursuant to the Act to defray the costs of financing the Undertaking (including changes in any details of said financing as finally consummated which do not materially affect the undertaking of the Authority).

(SEAL)

Dated: June 18, 2025

Respectfully submitted,

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

By: Jesse Smith
Jesse A. Smith, Executive Director

Exhibit C

STATE OF SOUTH CAROLINA	)	
	)	
RICHLAND COUNTY	)	
	)	
	)	
TO THE STATE FISCAL	)	PETITION OF SOUTH CAROLINA
	)	JOBS-ECONOMIC DEVELOPMENT
ACCOUNTABILITY AUTHORITY	)	AUTHORITY
	)	
OF SOUTH CAROLINA	)	

This Petition of the South Carolina Jobs-Economic Development Authority (the "Authority"), pursuant to Section 1-11-530 of the Code of Laws of South Carolina 1976, as amended ("Code Section 1-11-530"), respectfully shows:

1. Code Section 1-11-530, among other matters, authorizes the State Fiscal Accountability Authority ("SFAA") to allocate the State of South Carolina's ("State") ceiling under Section 146 of the Internal Revenue Code of 1986, as amended, on the issuance of private activity bonds in response to authorized requests from issuing authorities.

2. Each State ceiling allocation made by the SFAA (unless eligible and approved for carry-forward election) is valid only for the calendar year in which the State ceiling allocation is made.

3. The Authority has agreed to assist Bio Carbon Fuels, LLC, a California limited liability company, and its related or affiliated entities (collectively, the "Borrower") by issuing not exceeding $17,500,000 aggregate principal amount of its Solid Waste Revenue Bonds in one or more series (the "Bonds") to (i) finance all or a portion of the construction of a solid waste facility to process post-consumer milk cartons and other consumer waste into fiberboard and other construction materials (the "Project") to be located in Greenville County, South Carolina (the "County"), including capitalizing interest on the Bonds and funding of required reserves, if any, and (ii) pay certain costs of issuance of the Bonds (collectively, (i) and (ii) is the "Undertaking"). The South Carolina Coordinating Council for Economic Development approved the sale of the Bonds at its meeting on July 10, 2025, pursuant to Section 41-43-110 of the Code of Laws of South Carolina 1976, as amended.

4. The Project is expected to be a solid waste disposal facility as described under Section 142 of the Internal Revenue Code of 1986, as amended.

5. The Bonds to be issued for the Project would require an allocation of not exceeding $17,500,000 of the State ceiling under Section 146 of the Internal Revenue Code of 1986, as amended. The Bonds constitute all of the private activity bond financing contemplated for the Project as of the date of this Petition.

6. The Borrower and the Authority believe the Bonds will be marketed through a negotiated offering by the end of the calendar year based on information available as of the date of this Petition.

Upon the basis of the foregoing, the Authority respectfully prays that the SFAA (i) accept the filing of this Petition and the documents submitted herewith, (ii) make such review as it deems advisable, and (iii) approve a State ceiling allocation for the Bonds of $17,500,000.

Respectfully submitted,

SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY

By: Jesse Smith
Jesse A. Smith, Executive Director

(SEAL)
THE SOUTH CAROLINA JOBS-ECONOMIC DEVELOPMENT AUTHORITY
CORPORATE
SEAL
SOUTH CAROLINA

Dated: June 18, 2025

HENRY MCMASTER, CHAIR
GOVERNOR

CURTIS M. LOFTIS, JR.
STATE TREASURER

BRIAN J. GAINES
COMPTROLLER GENERAL

State Fiscal Accountability Authority

OFFICE OF THE EXECUTIVE DIRECTOR
GRANT GILLESPIE
EXECUTIVE DIRECTOR
(803) 734-8018
GGILLESPIE@SFAA.SC.GOV

HARVEY S. PEELER, JR.
CHAIRMAN, SENATE FINANCE COMMITTEE

BRUCE W. BANNISTER
CHAIRMAN, HOUSE WAYS AND MEANS COMMITTEE

October 14, 2025

C E R T I F I C A T E
STATE CEILING ON ISSUANCE OF PRIVATE ACTIVITY BONDS
(UNDER TAX REFORM ACT OF 1986)
TENTATIVE ALLOCATION, CALENDAR YEAR 2025

TO: Jobs-Economic Development Authority
$17,500,000 South Carolina Jobs-Economic Development Authority Solid Waste Revenue Bonds
Bio Carbon Fuels, LLC Project (Greenville County)

C/O William M. Musser, Esquire
Pope Flynn, LLC
171 Church St., Suite 212
Charleston, SC 29401

In accord with Section 1-11-500 et seq. of the South Carolina Code of Laws, 1976, as amended, the State Budget and Control Authority has made a tentative allocation of the State Ceiling established in the Tax Reform Act of 1986 in the amount indicated to the referenced bonds/notes and project. This allocation is valid for calendar year 2025 only. It will expire on December 31, 2025, which is seventy-eight (78) consecutive calendar days from the date the allocation was approved by the Authority, if the bonds/notes for which the allocation has been approved have not been issued prior to that time.

Before this tentative allocation becomes final, Code Section 1-11-550 requires that the exact amount of the bonds/notes being issued be certified to the Authority Secretary by the issuing authority before the issue is made. In response to that issue amount certificate, the Secretary will issue a certificate which makes the ceiling allocation final.

Delbert H. Singleton, Jr.
Secretary to the Authority

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 20

AGENCY: Executive Director

SUBJECT: Housing Allowance Coastal Carolina University's President

The Agency Head Salary Commission has reviewed and recommends approval of the request from the Coastal Carolina University Board of Trustees to pay the University's President a housing allowance of $50,000.

AUTHORITY ACTION REQUESTED:

Approve the request from the Coastal Carolina University Board of Trustees to pay the University's President a housing allowance of $50,000, as recommended by the Agency Head Salary Commission.

ATTACHMENTS:

Section 117.15 of the 2025-26 Appropriation Act

COASTAL CAROLINA UNIVERSITY

coastal.edu

October 24, 2025

VIA EMAIL
Delbert H. Singleton, Jr.
Authority Secretary
State Fiscal Accountability Authority
1200 Senate Street, Suite 600
Columbia, SC 29201

Dear Delbert H. Singleton, Jr.

I would like to request that President James Winebrake of Coastal Carolina University's housing allowance be added to the December 9, 2025 meeting agenda of the SFAA for final approval.

A $50,000 housing allowance was approved in a letter from the Agency Head Salary Commission dated September 25, 2025 (see attached). Coastal Carolina University does not provide on-campus housing for the President, and this allowance will be used by President Winebrake to secure appropriate accommodations that offer the space and amenities necessary to host dignitaries, alumni, and other special guests in connection with his role as President of the University.

If there are any questions or if further clarification is needed, please feel free to contact me at (843) 349-6989 or via email at asadeli@coastal.edu**.** I would also appreciate confirmation of receipt of this letter.

Sincerely,
Natasha M. Hanna
Chairman of the Board
Coastal Carolina University

P.O. Box 261954
Conway, South Carolina
29528-6054

Agency Head Salary Commission

House Members:
Rep. Murrell Smith, Chair
Rep. Leon Howard
Rep. Bruce Bannister
Rep. David Weeks

Governor Appointees:
Ms. Deborah Varner
Mr. Burnet Maybank
Mr. Greg Ryberg

Senate Members:
Senator Harvey Peeler, Vice-Chair
Senator Thomas Alexander
Senator Greg Hembree
Senator Kent Williams

Blythe Littlefield, Staff Director

September 25, 2025

Natasha Hanna
Chairman, Coastal Carolina University Board of Trustees
Singleton Building
P.O. Box 261954
Conway, S.C. 29528-6054

Dear Ms. Hanna:

At its meeting today, the Agency Head Salary Commission approved a hiring salary of $320,000 for Dr. James J. Winebrake as President of Coastal Carolina University. This salary is effective today.

Additionally, the $50,000 housing allowance was also approved. Please be advised that this request will now need approval from the five-member State Fiscal Accountability Authority board.

Please call Blythe Littlefield at (803) 737-0901 if you have any questions.

Sincerely,

Murrell Smith

G. Murrell Smith, Jr.

117.15. (GP: Allowance for Residences & Compensation Restrictions) (A) That salaries paid to officers and employees of the State, including its several boards, commissions, and institutions shall be in full for all services rendered, and no perquisites of office or of employment shall be allowed in addition thereto, but such perquisites, commodities, services or other benefits shall be charged for at the prevailing local value and without the purpose or effect of increasing the compensation of said officer or employee. The charge for these items may be payroll deducted at the discretion of the Comptroller General or the chief financial officer at each agency maintaining its own payroll system. This shall not apply to the Governors Mansion, nor to guards at any of the states penal institutions and nurses and attendants at the Department of Disabilities and Special Needs, and registered nurses providing clinical care at the MUSC Medical Center, nor to the Superintendent and staff of the Governors School for Agriculture at John de la Howe, nor to the cottage parents and staff of Wil Lou Gray Opportunity School, nor to full-time or part-time staff who work after regular working hours in the SLED Communications Center or Maintenance Area, nor to adult staff at the Governors School for Science and Mathematics and the Governors School for Arts and Humanities who are required to stay on campus by the institution because of job requirements or program participation. Any state institution of higher learning may provide complimentary membership privileges to employees who work at their wellness centers. The presidents of those state institutions of higher learning authorized to provide on-campus residential facilities for students may be permitted to occupy residences on the grounds of such institutions without charge.

(B) Any state institution of higher learning may provide a housing allowance to the president in lieu of a residential facility, the amount to be approved by the State Fiscal Accountability Authority.

(C) That the following may be permitted to occupy residences owned by the respective departments without charge: the Farm Director, Farm Managers, and Specialists employed at the Wateree River Correctional Institution; the South Carolina State Commission of Forestry fire tower operators, forestry aides, and caretaker at central headquarters; the Department of Natural Resources Wildlife Management Area Personnel, Fish Hatchery Personnel, and Heritage Trust Personnel; Director of Wil Lou Gray Opportunity School; President of the School for the Deaf and the Blind; houseparents for the Commission for the Blind; South Carolina Department of Public Health personnel at the State Park Health Facility and Camp Burnt Gin; South Carolina Department of Environmental Services personnel at the State Park Health Facility; Residence Life Coordinators at Lander University; Residence Life Directors, temporary and transition employees, student interns, and emergency personnel at Winthrop University and Francis Marion University; Farm Superintendent at Winthrop University; Residence Hall Directors at the College of Charleston; the Department of Disabilities and Special Needs physicians and other professionals at Whitten Center, Clemson University Off-Campus Agricultural Staff and Housing Area Coordinators; and TriCounty Technical Colleges Bridge to Clemson Resident and Area Directors; and housing maintenance night supervisors, residence life directors, temporary and transition employees, and emergency medical personnel occupying residences owned by the University of South Carolina. Except in the case of elected officials, the fair market rental value of any residence furnished to a state employee shall be reported by the state agency furnishing the residence to the Agency Head Salary Commission, and the Department of Administration by October first of each fiscal year.

(D) All salaries paid by departments and institutions shall be in accord with a uniform classification and compensation plan, approved by the Department of Administration, applicable to all personnel of the State Government whose compensation is not specifically fixed in this act. Such plan shall include all employees regardless of the source of funds from which payment for personal service is drawn. The Department of Administration is authorized to approve temporary salary adjustments for classified and unclassified employees who perform temporary duties which are limited by time and/or funds. When approved, a temporary salary adjustment shall not be added to an employees base salary and shall end when the duties are completed and/or the funds expire. Academic personnel of the institutions of higher learning and other individual or group of positions that cannot practically be covered by the plan may be excluded therefrom but their compensations as approved by the Department of Administration shall, nevertheless, be subject to review by the State Fiscal Accountability Authority. Salary appropriations for employees fixed in this act shall be in full for all services rendered, and no supplements from other sources shall be permitted or approved by the State Fiscal Accountability Authority. With the exception of travel and subsistence, legislative study committees shall not compensate any person who is otherwise employed as a full-time state employee. Salaries of the heads of all agencies of the State Government shall be specifically fixed in this act and no salary shall be paid any agency head whose salary is not so fixed. As long as there is no impact on appropriated funds, state agencies and institutions shall be allowed to spend public funds and/or other funds for designated employee award programs which shall have written criteria approved by the agency governing board or commission. For purposes of this section, monetary awards, if any, shall not be considered a part of an employees base salary, a salary supplement, or a perquisite of employment. The names of all employees receiving monetary awards and the amounts received shall be reported annually to the Department of Administration.

(E) In the case of lodging furnished by certain higher education institutions to employees, the prevailing local rate does not apply if the institution meets the exceptions for inadequate rent described in the current Internal Revenue Code Section 119(d)(2). To meet the exception, rental rates must equal the lesser of five percent of the appraised value of the qualified campus lodging, or the average of the rentals paid by individuals (other than employees or students of the educational institution) during the calendar year for lodging provided by the educational institution which is comparable to the qualified campus lodging provided to the employee, over the rent paid by the employee for the qualified campus lodging during the calendar year. The appraised value shall be determined as of the close of the calendar year in which the taxable year begins, or, in the case of a rental period not greater than one year, at any time during the calendar year in which the period begins.

STATE FISCAL ACCOUNTABILITY AUTHORITY REGULAR SESSION

MEETING OF December 9, 2025 ITEM NUMBER 21

AGENCY: State Fiscal Accountability Authority

SUBJECT: Future Meeting

The next regular meeting of the State Fiscal Accountability Authority will be held at 9:30 a.m. on Tuesday, February 3, 2026, in Room 252, Edgar A. Brown Building.

AUTHORITY ACTION REQUESTED:

Agree to meet at 9:30 a.m. on Tuesday, February 3, 2026, in Room 252, Edgar A. Brown Building.

ATTACHMENTS: