

**NOTICE OF SEPARATE HEARINGS ON PROPOSED LEASE  
WEST CLARK COMMUNITY SCHOOL CORPORATION**

Notice is hereby given that separate public hearings for each project described below will be held pursuant to Indiana Code 20-47-3-9 before the Board of School Trustees of West Clark Community School Corporation (the “Board” and the “School Corporation,” respectively) upon a proposed amendment to an existing lease (as so amended, the “Lease”) on June 13, 2019 at 7:00 p.m., in the Silver Creek Elementary School Group Presentation Room, located at 503 North Indiana Avenue, Sellersburg, IN 47172, between the School Corporation and the West Clark 2000 School Building Corporation (the “Building Corporation”), a school building corporation incorporated under Indiana Code 20-47-3. The Lease will permit the construction of all or a portion of the following separate projects:

Borden Project – The Borden Project includes improvements to the school buildings and facilities located on the Borden School Campus including boiler replacement, roofing, HVAC improvements, insulation, security improvements, water softener, occupancy sensors, digital clock system, PA system overhaul, and all other related improvements and including the cost of financing thereof.

Henryville Project – The Henryville Project includes improvements to the school buildings and facilities located on the Henryville School Campus including HVAC improvements, sound system, cameras, bell system, gym floor repair/refinish and painting, occupancy sensors, digital clock system, PA system overhaul, and all other related improvements and including the cost of financing thereof.

SCPS/SCES/WCEC/WCCS Project – The SCPS/SCES/WCEC/WCCS Project includes improvements to (i) Silver Creek Primary School including lighting, security improvements, HVAC, occupancy sensors, digital clock system, PA system overhaul and traffic pattern reconfigure, (ii) Silver Creek Elementary School including HVAC, roofing, security improvements, occupancy sensors, digital clock system and PA system upgrade, (iii) West Clark Education Center including roofing, parking lot milling/paving/stripping, general construction and HVAC, (iv) West Clark School Corporation building general improvements including underground storage tanks, bus parking expansion, general construction, HVAC, occupancy sensors and district wide PA system, and all other related improvements and including the cost of financing thereof.

SCMS Project – The SCMS Project includes improvements to Silver Creek Middle School including HVAC, parking lot improvements, security improvements, occupancy sensors, digital clock systems, PA system overhaul, and all other related improvements and including the cost of financing thereof.

SCHS Project – The SCHS Project includes improvements to Silver Creek High School including HVAC, PA system overhaul, security improvements, front/main entrance improvements, roofing, occupancy sensors, window replacement, digital clock system, and all other related improvements and including the cost of financing thereof.

The Lease provides for a maximum annual rental with respect to the projects of \$4,050,000 (with \$840,000 allocable to the Borden Project, \$720,000 allocable to the Henryville Project, \$785,000 allocable to the SCPS/SCES/WCEC/WCCS Project, \$740,000 allocable to the SCMS Project and \$965,000 allocable to the SCHS Project) with annual rentals under the Lease with respect to the projects payable commencing with tax years 2020 and ending no later than 2031.

As additional rental, the School Corporation shall maintain insurance on the projects as required in the Lease and shall pay all taxes and assessments against such property, as well as the cost of alterations and repairs. The plans and specifications, including statements of the cost of the projects, as well as a copy of the Lease are available for inspection by the public on all business days during business hours, at the administrative office of the School Corporation, 601 Renz Avenue, Sellersburg, Indiana 47172.

At each hearing for the projects described herein, all persons interested shall have a right to be heard on the necessity for the execution of the Lease with respect to each project, and upon whether the lease rental provided for therein to be paid to the Building Corporation is a fair and reasonable rental for each of the proposed projects. Each such hearing may be adjourned to a later date or dates, and following each such hearing, the Board may either authorize the execution of the Lease with respect to the projects as originally agreed upon or may make modifications thereto as may be agreed upon with the respective Building Corporation.

EXECUTED this 10<sup>th</sup> day of May, 2019.

BOARD OF SCHOOL TRUSTEES OF  
WEST CLARK COMMUNITY SCHOOL  
CORPORATION

By: Myra Powell, Secretary