



Mission Statement

To provide exemplary experiences, services & spaces that create opportunities for everyone to learn, engage and thrive.

YANKTON BOARD OF CITY COMMISSIONERS

Work Session Meeting beginning at 6:00 P.M.

Monday, October 26, 2020

City of Yankton Community Meeting Room

Located at the Career Manufacturing Technical Education Academy formerly known as Technical Education Center • **1200 W. 21st Street • Room 114**

Due to the COVID-19 virus, this meeting will be conducted electronically in compliance with SDCL. If you would like to watch the City Commission meeting you can do so by accessing the City of Yankton's YouTube Live Channel.

<https://www.youtube.com/channel/UCD1a1hf1dIkiLVSXnmdRQg/live>

If you would like to participate in the City Commission meeting, limited access will be provided through the west door of the CMTEA building. You will be asked to state what item you would like to participate in and allowed access one person at a time into the meeting room. You will be asked to introduce yourself and make your comments. Alternatively, you can comment or ask questions utilizing the chat function on the YouTube Livestream.

Rebroadcast Schedule: Tuesday @ 7:30pm, on channels 3 & 45

1. Roll Call
2. Public Appearances
3. SAC Data/History-School-City Agreement review
4. Other Business

Other business is a time for City Commissioners to address the commission regarding matters not on the agenda. These items will be deliberated by the governing body and will not be acted upon at this time. Items mentioned may be added to a future City Commission meeting or work session for deliberation or action.

5. **Adjourn the Work Session of October 26, 2020**

High School and City Common Use Facility-

- 1991 Agreement
 - 25-year term. Expired in 2016. Next expiration in 2041.
 - Exhibit A- Education area- school primary use.
 - Administrative/Guidance areas
 - Classrooms
 - Circulation, support, and ancillary areas
 - Exhibit B- Recreation and co-curricular areas. City has primary use.
 - Exhibit F- Joint financing.
 - Exhibit G- Cost-share.
 - #5- Utilization of Common Facility- wanted it to be to the greatest extent possible.
- 1992 Agreement
 - Amend & Restate the 1991 Agreement
 - Exhibit C- School 60% and City 40% on land.
 - Outside facilities are school 60% and city 40%
 - School mows and weed trims majority of property. City mows in front of SAC.
 - School removes snow and ice on majority of property. City removes snow on sidewalks and in parking lot of SAC.
 - School maintains tennis court lights, trail lights, parking lot lights.
- 1994 Yankton College Agreement
 - 2,100 square foot of office space.
 - 30-year agreement. Expires in 2024.
 - Nothing spelled out for future use of area.
- 1998 Percentages document
- 1999 Percentages document
- 2020 quarterly billings between City and School show up-to-date percentages as they are applied. Also can see some of the percentages in City's CIP budget.
 - W/F Area C 50/ S 50
 - Pool C 89/ S 11
 - Aux. Gym C 16/ S 84
 - Main Gym C 15 /S 85
 - School parking lots C 40/S 60
 - Roof C 15/ S 85
 - Carpet C 15/ S 85
 - Theater C 3/ S 97
 - YCAH C 2/ S 98
 - School Custodial C 10/ S 90
 - School utilities C 20/ S 80
 - Gymnastics room has been changed to City has 0% cost share

SAC OPERATIONS

- Originally, facility had little competition in the fitness industry from private businesses.
 - Now, compete against GreatLIFE, Anytime Fitness, AVERA, Empower, Yoga Studio, etc. On-line fitness classes on any device.
- The SAC has had to change operations and fee structure due to COVID changes in working with the school.
- In the past, with gymnasium space, aquatics, fitness equipment, fitness classes, and a small track, we were attractive to families. With very limited gym space, very limited aquatics, no fitness classes, and limited hours, it will be hard to attract members in general.
- Wrestling area during COVID. High school practice from 3:30 to 6:00pm upstairs.

- Fall- we have had more inquiries about refunds as people do not see the COVID numbers getting better in the fall or winter at this point.
- In 2020, 19 memberships refunded for a total of \$4,654.27 including tax. These have been either full refunds or pro-rated based on the time they were purchased. Eight of the refunds have come this fall, when the COVID numbers began rising.

- In examining expenses and revenues from 2010 to 2019:
 - Personnel expenses were up 31%.
 - Operating expenses were up 24%.
 - Capital expenses were up 130%.
 - Revenue was up 15%.
- Membership and rental revenue (\$284,439) in 2019 compared to 2010 (\$230,304) was up 25%,
 - but 2013 (\$300,789) was the highest year of revenue and 2019 was down from 2013 by 5%.
- Total SAC revenue and miscellaneous revenue in 2019 were the highest ever. \$478,032.
- The general fund transfer in 2019 was also the highest ever. \$342,075.
 - General fund transfers- 2018= \$295,625. 2017= \$248,262. 2016= \$277,315. 2015= \$199,110.
- Total number of memberships was at its highest in 2018. 1,223.
- Total number of members was at its highest in 2014. 2,442. Family and Couple memberships are down.
- Total number of fitness class attendees was at its highest in 2019. 14,973.
- If the SAC could get back to 2,442 members in 2021, @ \$180/year. Total membership revenue would be \$439,560. That would be an increase in membership revenue from 2019 of \$155,121. If expenses would not increase, that would reduce the general fund transfer to \$186,954.
- Examining adult and youth recreation revenues show very little change over the past 10 years in regards to net revenues.
- When examining adult and youth recreation programming, net revenue does not take into account full-time staff wages, facility overhead costs. It only accounts for direct expenses.
- In examining GreatLIFE check-ins at the SAC, in January of 2020 it was 1,845. In August of 2020, it was 531. GreatLIFE revenue 2020 Y-T-D is \$7,088 and in 2019 Y-T-D it was \$9,985.
- In examining summer recreation programming, revenues and the fees charged per class have stayed relatively flat, while expenses have continued to increase.

- 2020 Y-T-D revenues at the SAC is \$236,768. 2019 Y-T-D revenues \$746,481. \$509,713 reduction. Approximately 1/3 of last year's revenues at this point.
- 2020 Y-T-D Annual Memberships \$20,343. 2019 Y-T-D revenues \$75,106.
- 2020 Y-T-D Corporate Memberships \$19,569. 2019 Y-T-D revenues \$36,531.
- 2020 Y-T-D Quarterly Memberships \$26,878. 2019 Y-T-D revenues \$67,956.
- 2020 Y-T-D Daily Passes \$8,046. 2019 Y-T-D revenues \$24,912.
- 2020 Y-T-D Adult Recreation \$0.00. 2019 Y-T-D revenues \$23,605.
- 2020 SAC Programs revenue \$7,251. 2019 Y-T-D revenues \$71,560.
- 2020 SAC 100 series expenses Y-T-D \$265,488. 2019- Y-T-D \$369,207. \$103,719 reduction. All of the reduction is temporary wages.
- 2020 SAC 200 series expenses Y-T-D \$180,192. 2019- Y-T-D \$233,711. \$53,519 reduction.
- Aquatics Area- need to focus on open swims and swimming lessons to generate revenue.
- Gymnasiums- limited access by school with the COVID situation.
- Meeting Rooms- needed for fitness programming in the past and very tight for space.
- Yankton College Office- what can that space be used for? High School is interested in it for wrestling.
- Summer Brochure- printed copies- \$5,400.00 in 2020. It can go to an electronic form only in 2021.
- Philosophy for SAC facility and recreation programming?
- Future- programming fees for adult recreation, youth recreation, swimming will need to increase to offset expenses.
- Court rental fees need to increase. Theater and gymnasium rental fees need to increase.
- Embracing Fitness Tech is the number one trend in the fitness industry in 2019. It comes with increased expense.
- Incorporating wellness and workout/injury recovery into revenue stream is another trend in the industry.
- 20% of fitness members have multiple-facility memberships according to national statistics.
- In the US, approximately 14 percent of the population has a fitness membership. If Yankton area population is 20,000 people @ 14%= 2,800. In 2014, we had 2,442 at our highest. First Fitness had closed so we were only competing against Anytime Fitness & Avera.

**COMMON USE BUILDING AGREEMENT
CITY OF YANKTON
YANKTON PUBLIC SCHOOL DISTRICT**

This agreement entered into this 8th day of April, 1991 between the City of Yankton, a municipal corporation, hereinafter referred to as "City" and the Yankton School District 63-3, a public school district, hereinafter referred to as "School District".

1. Authority.

This agreement is entered into based upon authority granted to City and School District in SS 6-3 SDCL et seq. as amended, which allows for the joint construction, furnishing, operation and maintenance of common buildings and SS 1-24 SDCL et seq. as amended, which allows for joint exercise of governmental powers. All of the authority granted in SS 6-3 SDCL et seq. and SS 1-24 SDCL et seq. for said common building purposes shall be extended to this agreement. Further, it is the intent of both parties that this agreement may be amended and is intended merely as a general understanding.

2. Description and Purpose of Common Facilities Project.

The common facilities that are created by this agreement shall include the following facilities and supporting services and shall be used for educational, community recreational and community cultural purposes:

- a. A school/community education center consisting of the facilities described in Exhibit A.
- b. School/community recreation and co-curricular facilities consisting of the facilities described in Exhibit B.
- c. Land acquisition for the school/community facility as described in Exhibit C.
- d. Site improvements as described in Exhibit D.
- e. Equipment and furnishings as described in Exhibit E.

3. Duration of Agreement.

This agreement shall be in full force and effect upon the approval of the governing bodies of City and School District and shall continue to be in effect until it is amended or supplemented as provided in Section 6 or terminated by both governing bodies. In the event that this agreement is supplemented by a permanent agreement, the term of such permanent agreement shall be twenty-five (25) years, with the right of renewal for unlimited successive twenty-five (25) year terms on the same terms and conditions as set forth in such permanent agreement, or as thereafter amended. Each right of renewal

shall be automatic unless either of the governmental bodies involved, not less than 180 days prior to the termination date, gives notice of intent not to renew.

4. Financing of Construction of Common Facilities.

The common facilities shall be jointly financed as described in Exhibit F. No construction shall be undertaken until both City and School District have made provisions for payment of its share of the cost of construction as described in Exhibit F. The share of the cost of the common facilities that is to be paid by School District shall be financed from a bond issue as authorized in SS 6-3 SDCL et seq. as amended. The share of the cost of the common facilities that is to be paid by City shall be financed from an additional municipal non-ad valorem tax and municipal non-ad valorem tax revenue bonds as authorized in SS 10-52 SDCL et seq. as amended.

5. Operation and Maintenance of Common Facilities

The common facilities that is created and constructed as a result of this agreement shall be jointly operated and maintained by City and School District. The cost of operation and maintenance shall be apportioned to City and School District based upon the criteria established in Exhibit G. Revenue generated solely by City and/or School District activities shall be retained by each individual entity.

5. Utilization of Common Facilities.

The common facilities shall be jointly utilized to the greatest extent possible. School District shall have the primary use of the portion of the facilities as noted by Exhibit A and City shall have the primary use of the portion of the facilities designated by Exhibit B. Nothing in this section shall preclude the use of any part of the facility for purposes not included in this agreement. Such use shall require the consent of the Board of City Commissioners and the School Board. The city manager and the superintendent of schools shall each designate a person to coordinate joint use activities and use of facilities.

6. Amendments and Supplements.

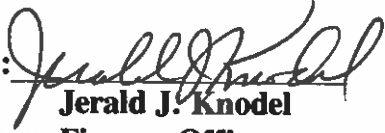
This agreement may be amended or supplemented from time to time by action of both the Board of City Commissioners and the Board of Education.

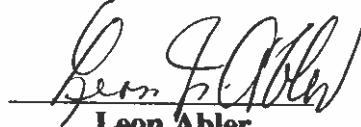
7. Filing of Agreement and Any Amendments or Supplements.

This agreement, any exhibits thereto and all amendments or supplements shall be filed and kept of public record in the Finance Office of City and the Business Office of School.

Approved this 8th day of April, 1991

City of Yankton

Attest: 
Jerald J. Knodel
Finance Officer


Leon Abler
Acting Mayor

Approved this 8th day of April, 1991

Yankton School District #63-3

Attest: 
Sharon Hanna
Business Manager


Barbara Law
President

EXHIBIT A
EDUCATIONAL FACILITY

The educational portion of the facility shall consist of the following components:

- 1. Administrative/guidance offices**
- 2. Classrooms**
- 3. Circulation, support and ancillary areas**

EXHIBIT B
SCHOOL/COMMUNITY RECREATIONAL FACILITY

The school/community recreational facilities shall consist of the following areas. These areas will be available for community use on a twenty-four hour basis, as scheduled and supervised by City.

- 1. Wellness and Exercise Room;**
- 2. Indoor Swimming Pool;**
- 3. Walking and Jogging Track;**
- 4. Conference, meeting room, offices, and storage;**
- 5. Certain mens/boys locker rooms as agreed upon between City/School officials;**
- 6. Certain womens/girls locker rooms as agreed upon between City/School officials.**
- 7. A minimum of one court space.**

When scheduling the utilization of the following facilities, first priority will be given to the educational and extracurricular programs of School District:

- 1. Storage rooms;**
- 2. Equipment rooms;**
- 3. Auditorium;**
- 4. The Competition gym may be used by City for special community events. The multipurpose gym will be utilized by City programs on a regular basis.**
- 5. Training room;**
- 6. Other educational related offices and areas;**
- 7. Outdoor athletic fields (tennis courts, practice fields and similar facilities);**
- 8. Furnishings and equipment.**

EXHIBIT C
LAND ACQUISITION

The property for the construction of the common building and support facilities shall be acquired from Tax Increment Financing District #1 of the City of Yankton, South Dakota at a price of \$1,500.00 per acre actually utilized for the joint facility and all ancillary features. The actual cost shall include any carrying cost of Tax Increment Financing District #1 up to the date that the District is actually paid for the property that is utilized for the common building and support facilities.

City is purchasing the property on a contract for deed from the State of South Dakota. City and School District agree that when City obtains clear title to the approximately 73.4 acres on which the common facility is to be located that said property will be placed in common ownership of City and School District by quit claim deed with any costs associated with the platting of the property and the preparation of the deed to be borne equally by City and School District.

EXHIBIT D
SITE IMPROVEMENTS

The site improvements for the common building and support facilities shall include the following components:

- 1. Site grading;**
- 2. Parking lots, sidewalks and access roads;**
- 3. Landscaping;**
- 4. Water lines;**
- 5. Sanitary sewer lines;**
- 6. Site drainage, including storm water drainage;**
- 7. Identification and information signs;**
- 8. Site and parking lot lighting;**
- 9. On-site and off-site streets;**

EXHIBIT E
EQUIPMENT AND FURNISHINGS

The equipment and furnishings for the common building and support facilities shall include the following components:

- 1. Educational furniture;**
- 2. Educational equipment;**
- 3. Audio visual equipment;**
- 4. Lockers for all dressing room areas;**
- 5. Swimming pool equipment;**
- 6. Weight room and fitness center equipment;**
- 7. Multipurpose facility furniture;**

EXHIBIT F

DISTRIBUTION OF COST OF COMMON BUILDING AND SUPPORT FACILITIES

The cost of the construction of the common building and support facilities shall be distributed between City and School according to the following preliminary project budget:

	SCHOOL	CITY	TOTAL
I. GENERAL EXPENSES			
A. Site Acquisition	\$66,060	\$44,040	\$110,100
B. Financial Advisor			
II. SITE DEVELOPMENT			
A. Grading	159,000	44,040	265,000
B. Parking, Walks Roads	106,250	318,750	425,000
C. Landscaping	101,000	34,000	135,000
D. Water Lines		90,000	90,000
E. Sanitary Sewer		7,500	7,500
F. Storm Drainage		53,000	53,000
G. Identification Signs	2,500	7,500	10,000
H. Site Lighting	14,000	41,000	55,000
I. Streets		190,000	190,000
J. Practice Track	140,000		140,000
Subtotal	522,750	847,750	1,370,500
III. BUILDING CONSTRUCTION			
	8,230,000	5,975,000	14,205,000
	156,000	112,000	
	Sq. Feet	Sq. Feet	
IV. FIXED EQUIPMENT			
A. Educational casework	500,000		500,000
B. Auditorium Equip.	240,000		240,000
C. Lecture Auditorium Equipment	50,000		50,000
D. Academic Lockers	100,000		100,000
E. Athletic Lockers		75,000	75,000
F. Athletic Equipment		75,000	75,000
G. Wood Gym Flooring		215,000	215,000
H. Food Service Equip.	175,000		175,000
I. Gym Bleachers		210,000	210,000
J. Swimming Pool		275,000	275,000
Subtotal	1,065,000	850,000	1,915,000

V.	PROFESSIONAL FEES			
	A. Architectural/ Engineering	655,000	436,000	1,091,000
	B. Soils Testing	9,000	6,000	15,000
	C. Topographic Survey		Previously paid by City	
	D. Misc. Fees	18,000	12,000	30,000
	Subtotal	682,000	454,000	1,136,000
VI.	PROJECT CONTINGENCY			
	A. Planning/Construction Contingency	450,000	300,000	750,000
VII.	TOTAL PROJECT BUDGET	\$11,015,810	\$8,470,790	\$19,486,600

EXHIBIT G

MAINTENANCE OF COMMON BUILDING AND SUPPORT FACILITIES

City and School District agree to maintain the common building and support facilities based upon the following criteria:

The cost of operating the common building and support facilities shall be paid by School District. School District shall provide all personnel, pay all utility bills, pay for all maintenance and operation and otherwise properly operate and maintain the facility, with the exception of the swimming pool. City shall reimburse School District on a quarterly basis based upon its share of the costs of operating and maintaining the facility as established in this Exhibit. City, subsequently, shall pay School District based upon the percent of the total common building area that is occupied by City for community purposes. City shall not reimburse School District for the cost of operating the common building and support facilities during times when School District occupies such facilities for educational and/or co-curricular activities. These costs will exclude city staff and expenses for equipment and other items used exclusively for community recreation purposes or the swimming pool.

The superintendent of schools, in consultation with the city manager, shall prepare a proposed budget annually for the operation of the common building and support facilities. The proposed budget shall be presented for review and approval by the Board of City Commissioners and the Board of Education. All capital improvements and capital replacements for the common building and support facilities shall be included in the one and five year capital improvement program of School District and City and shall be subject to the approval of the Board of City Commissioners and the Board of Education. Capital improvement and capital replacement items that are utilized exclusively for educational purposes shall not be deemed to be a part of this section and shall be budgeted and purchased by School District.

RESOLUTION


WHEREAS, Chapter 6-3 SDCL allows cities and school districts to enter into joint agreements for the construction of common buildings; and

WHEREAS, the City of Yankton and Yankton School District 63-3 have negotiated a joint agreement for the construction of a common building; and

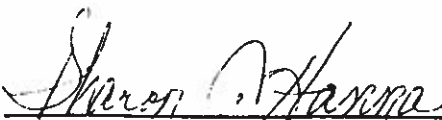
WHEREAS, the approval of this agreement is necessary in order to proceed with the process for arranging for financing, design, and eventual construction of the common building.

NOW, THEREFORE, BE IT RESOLVED by Yankton School Board:

1. The document titled "Common Use Building Agreement" between the City of Yankton and Yankton School District 63-3, as presented at this meeting, is hereby approved.
2. The President and Business Manager are hereby authorized and directed to execute said agreement on behalf of the school district.



Barbara Law, President
School Board
Yankton School District 63-3



Sharon A. Hanna, Business Manager
Yankton School District 63-3

AMENDED AND RESTATED COMMON USE BUILDING AGREEMENT
CITY OF YANKTON
YANKTON PUBLIC SCHOOL DISTRICT

Final
10-23-92
4:00 pm

This agreement (this "Agreement") entered into this 26th day of October, 1992, between the City of Yankton, a municipal corporation, (the "City"), and the Yankton School District 63-3, a public school district (the "School District").

WITNESSETH:

WHEREAS, the Board of Education of the School District (the "School Board") has determined that there is a need for a new public high school in the City of Yankton; and

WHEREAS, the Board of City Commissioners of the City (the "City Commission") has determined that there is a need for facilities to serve the substantial and growing demand for education, cultural and recreational programs offered by the City; and

WHEREAS, the City Commission and the School Board have determined that significant cost savings can be achieved in providing the needed facilities through the construction, equipping, operation and maintenance of a joint facility; and

WHEREAS, SDCL Chapter 6-3 authorizes cities and school districts to enter into agreements for the construction, equipping, operation, and maintenance of a public building for their common use; and,

WHEREAS, SDCL Chapter 1-24 authorizes public agencies, including municipalities and school districts, to jointly exercise any powers, privileges or authority that such public agencies are capable of exercising on their own; and

WHEREAS, the City and School District entered into a Common Use Building Agreement dated April 8, 1991 (the "1991 Agreement") to set forth the terms and conditions under which the City and School District would acquire, construct, equip, furnish, operate and maintain a public building for their common use (the "Joint Facility"); and

WHEREAS, the City and School District desire to amend and restate the 1991 Agreement to provide as set forth herein.

NOW, THEREFORE, it is hereby agreed as follows:

(1) **Authority.** All of the powers, privileges and authority granted pursuant to SDCL Chapters 6-3 and 1-24 shall be extended to this Agreement to the fullest extent necessary to accomplish educational, recreational and cultural purposes:

(2) **Purpose and Description of Joint Facility.** The Joint Facility will be established for the following educational, recreational and cultural purposes:

(a) To provide classroom space to be used by the School District and the City, as described in Exhibit A attached hereto;

(b) To provide recreational facilities to be used by the School District and the City, as described in Exhibit B;

(c) To acquire land for the Joint Facility, as described in Exhibit C;

(d) To make the site improvements described in Exhibit D; and

(e) To acquire the equipment and furnishings described in Exhibit E.

(3) Ownership of Joint Facility. Said property will be placed in common ownership by the School District and City.

(4) Cost of Facilities and Allocation. The costs of acquisition, construction equipping and furnishing the Joint Facility shall be as set forth in Exhibit F.

(5) Financing of Joint Facility.

(a) The costs relating to the acquisition, construction, equipping and furnishing of the Joint Facility (the "Acquisition Costs") will be financed as follows:

(i) The Acquisition Costs allocated to the City will be financed through the adoption of an additional municipal non-ad valorem tax, and the issuance of sales tax revenue bonds, all pursuant to SDCL Chapter 10-52.

(ii) The Acquisition Costs allocated to the School District will be financed with the proceeds of general obligation bonds issued pursuant to SDCL Chapters 6-3 and 6-8B.

(b) Until both entities have made provision for the payment of their respective shares of the total costs of the Joint Facility (including, if general obligation bonds are the source of funds, the holding of an election in which a majority of all voters voting on the bond issue authorize the bond issue pursuant to SDCL 6-3-3), the City and the School District shall not:

(i) enter into any construction contract in connection with the construction of the Joint Facility; or

(ii) issue any bonds for the purpose of financing any of the costs of the Joint Facility.

(6) Operation and Maintenance: Expenses.

(a) The common facilities shall be jointly operated and maintained by City and School District pursuant to SDCL Chapter 6-3.

(b) The cost of operation and maintenance shall be apportioned to City and School District as set forth in Exhibit G.

(7) Disposition of Revenues Generated by Joint Facility. Revenues generated by the facility shall be allocated [and distributed?] as follows:

(a) For activities sponsored solely by the City or the School District, all revenues generated in connection with the activity shall be allocated to the sponsoring entity.

(b) For activities jointly sponsored by the City and the School District, the net revenues in excess of the marginal costs incurred in connection with the activity shall be allocated between the City and the School District in proportion to each entity's share of normal operating expenses.

(c) For activities sponsored by entities other than the City and the School District, the net revenues in excess of the marginal costs incurred in connection with the activity shall be allocated between the City and the School District in proportion to each entity's share of normal operating expenses.

(8) Utilization of Joint Facility. The City and School District shall cooperate to achieve, with respect to the Joint Facility, the maximum level of joint utilization possible within the needs of the respective entities. The School District shall have priority with respect to the use of the portion of the facilities as noted by Exhibit A. The City shall have priority with respect to the use of the portion of the facilities designated by Exhibit B. Nothing in this section shall preclude the use of any part of the Joint Facility for purposes not included in this agreement, provided that the City Commission and School Board consent to such use. The city manager and the superintendent of schools shall each designate a person to coordinate use of the Joint Facility.

(9) Duration: Renewal and Nonrenewal.

(a) This Agreement shall be in full force and effect upon the approval of the City Commission and the School Board and shall continue to be in effect for an initial term of twenty-five (25) years.

(b) At the expiration of the initial term and each subsequent renewal term, this Agreement shall automatically renew, unless either the City Commission or the School Board notifies the other party, not less than 180 days prior to the termination date, that it does not intend to renew the Agreement. Each such renewal shall be for a term of twenty-five (25) years, and upon the same terms and conditions as set forth in this Agreement, as set forth in this Agreement, as amended from time to time.

(c) In the event that this agreement is not renewed the City Commission and the School Board shall negotiate an agreement for transfer of property, including land, building and equipment, upon such terms and conditions as may be determined and agreed upon by the respective governing bodies thereof.

(10) **Incorporation of Exhibits.** All exhibits attached hereto are incorporated by reference as if fully set forth herein.

(11) **Counterparts.** This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall be deemed one and the same instrument.

(12) **Amendments and Supplements.** This agreement may be amended or supplemented from time to time by action of both the City Commission and the School Board.

(13) **Filing of Agreement and Any Amendments or Supplements.** This Agreement, any exhibits thereto and all amendments or supplements shall be filed and kept on public record in the Finance Office of the City and the Business Office of the School District.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the day and year first written above.

Approved and adopted by the Board of Commissioners of the City of Yankton, South Dakota, this 26th day of October, 1992.

CITY OF YANKTON, SOUTH DAKOTA




David O'Brien, Mayor

ATTEST:


Joyce A. List, Deputy Finance Officer

Approved and adopted by the Board of Education of the Yankton Public School District 63-3, this 26th day of October, 1992.

YANKTON SCHOOL DISTRICT #63-3


Sandi Isburg, President

ATTEST:

Sharon Hanna
Sharon Hanna, Business Manager

STATE OF SOUTH DAKOTA)

COUNTY OF YANKTON)
:ss

On this 28th day of October, 1992, before me, the undersigned officer, personally appeared David O'Brien, known to me to be the Mayor of the City of Yankton, South Dakota, the corporation that is described in and that executed the within and foregoing instrument and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Zola Stark
Notary Public - South Dakota

My commission expires:

STATE OF SOUTH DAKOTA)

COUNTY OF YANKTON)
:ss

On this 3 day of November, 1992, before me, the undersigned officer, personally appeared Sandi Isburg, known to me to be the President of Yankton School District #63-3, the corporation that is described in and that executed the within and foregoing instrument and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Margaret A. Mann
Notary Public - South Dakota

My commission expires: 7-9-93

EXHIBIT A

EDUCATIONAL FACILITY

The educational portion of the facility shall consist of the following components:

- (1) Administrative/guidance offices
- (2) Classrooms
- (3) Circulation, support and ancillary areas

EXHIBIT B

SCHOOL/COMMUNITY RECREATIONAL FACILITY

The school/community recreational facilities shall consist of the following areas.

These areas will be available for community use on a twenty-four hour basis, as scheduled and supervised by City. Other activities will be scheduled by the individuals appointed to supervise the utilization of the facilities as established in Paragraph 8. of this agreement.

- (1) Wellness and Exercise Room;
- (2) Conference, meeting room, offices, and storage;
- (3) Certain mens/boys locker rooms as agreed upon between City/School officials;
- (4) Certain womens/girls locker rooms as agreed upon between City/School officials;
- (5) A minimum of one court space.
- (6.) The swimming pool and associated facilities.

When scheduling the utilization of the following facilities, first priority will be given to regularly scheduled educational and extracurricular programs of School District. Other activities will be scheduled by the individuals appointed to supervise the utilization of the facilities as established in Paragraph 8. of this agreement.

- (1) Storage rooms;
- (2) Equipment rooms;
- (3) Auditorium; The Auditorium will be available for use by the City for community events.
- (4) Competition Gym; The Competition gym will be available for use by City for community events. The multipurpose gym will be utilized by City programs on a regular basis.
- (5) Training room;
- (6) Other educational related offices and areas;
- (7) Furnishings and equipment.

EXHIBIT C

LAND ACQUISITION

The property for the construction of the common building and support facilities will be purchased by the School District. The cost of said land will then be apportioned to each entity as agreed to in Attachment F (60% to the School District and 40% to the City).

The School District will purchase the land and will obtain clear title to seventy-seven (77) acres of land on which the common facility is to be located. Said property will be placed in common ownership of City and School District by quit claim deed with any costs associated with said transfer to be apportioned as other land costs established in Exhibit F.

EXHIBIT D

SITE IMPROVEMENTS

The site improvements for the common building and support facilities shall include the following components:

- (1) Site grading;
- (2) parking lots, sidewalks and access drives;
- (3) Landscaping;
- (4) Water service lines;
- (5) Sanitary sewer mains and service lines;
- (6) Site drainage, including storm water drainage both on and off-site;
- (7) Identification and information signs;
- (8) Site and parking lot lighting;
- (9) On-site and off-site streets.

EXHIBIT E

EQUIPMENT AND FURNISHINGS

The equipment and furnishings for the common building and support facilities shall include the following components:

- (1) Educational furniture;
- (2) Educational equipment;
- (3) Audio visual equipment;
- (4) Lockers, benches and associated equipment for all dressing room areas;
- (5) Weight room and fitness center equipment;
- (6) Multipurpose facility furniture, equipment and supplies.

Exhibit F

Yankton School District 63-3 City of Yankton

Distribution of Cost of Common Building and Support Facilities

The cost of the construction of the common building and support facilities shall be distributed between the City and School according to the following preliminary project budget:

	<u>CITY</u>	<u>SCHOOL</u>	<u>TOTAL</u>
I. GENERAL EXPENSES			
A. Site Acquisition	\$154,000	\$231,000	\$385,000
B. Bond Issuance Expense	\$272,838	\$403,352	\$676,190
II. SITE DEVELOPMENT	\$467,000	\$633,000	\$1,100,000
III. HIGH SCHOOL	\$6,271,362	\$8,498,638	\$14,770,000
IV. FIXED EQUIPMENT (High School)			
A. Educational Casework	\$0	\$450,000	\$450,000
B. Auditorium Equipment	\$87,500	\$177,500	\$265,000
C. Lecture and Equipment	\$0	\$50,000	\$50,000
D. Academic Lockers	\$0	\$100,000	\$100,000
E. Athletic Lockers	\$20,000	\$55,000	\$75,000
F. Athletic Equipment	\$25,000	\$50,000	\$75,000
G. Wood Gym Floor	\$80,000	\$160,000	\$240,000
H. Food Service Equipment	\$0	\$200,000	\$200,000
I. Gym Bleachers	\$74,000	\$151,000	\$225,000
J. Natatorium Equipment			
(1) Swimming Pool	\$300,000	\$0	\$300,000
(2) Heat Recovery Equipment	\$110,000	\$0	\$110,000
V. PROFESSIONAL FEES			
A. Arch./Engr. Fees	\$324,800	\$603,200	\$928,000
B. Soils Testing	\$7,500	\$7,500	\$15,000
C. Topographic Survey	\$7,500	\$7,500	\$15,000

D. Misc. Fees	\$30,500	\$30,500	\$61,000
VIII. PROJECT CONTINGENCY	<u>\$168,000</u>	<u>\$232,000</u>	<u>\$400,000</u>
IX. TOTAL BUDGET	\$8,400,000	\$12,040,190	\$20,440,190

EXHIBIT G

The City and the School District agree to equitable share the costs of operation and maintenance of the Joint Facility, with such costs being paid and allocated as follows:

- (1) **Payments of Costs.** The cost of operating the Joint Facility and support facilities shall be paid by the School District. The School District shall provide and personnel, pay all utility bills, pay for all maintenance and operation and otherwise properly operate and maintain the facility.
- (2) **Reimbursement by City.** The City shall reimburse the School District on a quarterly basis based upon its share of the costs of operating and maintaining the facility as established in this Exhibit within 30 days following receipt of a quarterly School District billing. The City, subsequently, shall pay the School District based upon the percent of the total common building area that is occupied by City for community purposes. The City shall not reimburse the School District for the cost of operating the Joint Facility and support facilities during times when the School District occupies such facilities for educational and/or co-curricular activities. These costs will exclude City staff and expenses for equipment and other items used exclusively for community recreation purposes. A formula for computation of operation and maintenance costs will be developed and agreed to by City and School District officials in conjunction with the building's architect and project engineers following completion of the building project.
- (3) **Annual Budget.** The superintendent of schools, in consultation with the city manager, shall prepare a proposed budget annually for the operation of the Joint Facility and support facilities. The proposed budget shall be presented for review and approval by the City Commission and the School Board. All capital improvements and capital replacements for the Joint Facility and support facilities shall be included in the one and five year capital improvement program of the School District and the City and shall be subject to the approval of the City Commission and the School Board. Capital improvement and capital replacement items that are utilized exclusively for educational purposes shall not be deemed to be a part of this section and shall be budgeted and purchased solely by the School District.

AGREEMENT

This Agreement made this 12th day of September, 1994 by, between and among the City of Yankton, a municipal corporation, ("City"), the Yankton School District 63-3, a public school district, ("School District"), and Yankton College, ("College").

WHEREAS, the City and the School District have entered into an agreement for the construction, equipping, operation and maintenance of a public building for their common use ("Common Facility") and,

WHEREAS, the plans for said building provide for a mini theater or lecture hall; and,

WHEREAS, the College is seeking a permanent location for its office and a place to display its memorabilia,

NOW THEREFORE, it is agreed as follows:

- 1) The College will contribute \$336,000.00 to the City and the School District for the construction and equipping of the mini theater or lecture hall; said contribution to be made during the construction period.
- 2) The mini theater or lecture hall will be named for the College and proper signage shall so designate said mini theater or lecture hall.
- 3) The City and the School District shall provide in its common building two thousand one hundred (2100) square feet of office space plus three hundred (300) square feet of hallway as shown in Exhibit "A" attached hereto and made a part hereof. The College shall control access to its office and shall have twenty-four (24) hour a day access to it.
- 4) Carpeting, a sink, lavatory, telephone jacks, air conditioning and some cabinetry will be included in the College office provided by the City and School District.
- 5) The City and School District will keep the roof, structural part of the floor, walls and other parts of the building in good repair and shall keep insured that part of the Common

Facility occupied by the College against fire and those items usually covered by extended coverage.

6) Maintenance, janitorial services and utilities, including but not limited to, electricity, heating and cooling for the College office will be provided by the City and School District at no charge. There will be no rental fee for the space provided for the College office during the term of this agreement.

7) Space for signage shall be provided for the College, said signage to be at the expense of the College and subject to approval of the City and School District.

8) Any future expansion of the College office will be at the expense of the College, and only with the consent of the City and School District, which consent shall not be unreasonably withheld.

9) The City, School District and College shall mutually agree on space in hallways, common areas and trophy cases for the display of college memorabilia.

10) The College, with prior approval of the City and School District, may use other parts of the common building when not being used by the City or School District for the use of its "College Without Walls" and other college related activities. The College shall not pay a fee for the use of said space if there is no fee charged by the College for the activity conducted by the College. The College shall pay a fee to be negotiated between College, City and School District to compensate the City and School District for any additional costs such as utilities, personal services or supplies which result from an activity for which the College charges a fee.

11) The City and School District shall provide adequate parking space immediately east of the College office for the use of the College.

12) The College shall have access to the RDTN System or other similar systems available at the charges established by the State of South Dakota or any entity controlling said system.

13) During the time that it occupies its office, no decisions affecting the College shall be made without a representative of the College.

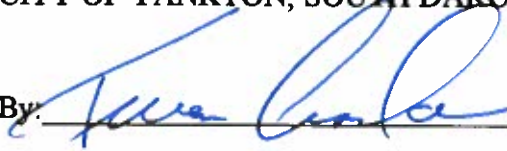
14) It is anticipated that the College will occupy its office for a period of not less than thirty (30) years. The \$336,000.00 grant by the College will be amortized over said thirty (30) year period so that in the event the City and/or School District should cause the College to

abandon its office, the City and School District will reimburse the College for the unamortized years remaining in said thirty (30) year period; provided, however, that if the College should voluntarily abandon its office, it shall not be entitled to any reimbursement for its \$336,000.00 grant.


15) The College cannot assign its interest in this Agreement without the written consent of the City and School District.

16) Terms of this Agreement shall be thirty (30) years and shall be renewable with the consent of all parties to this Agreement

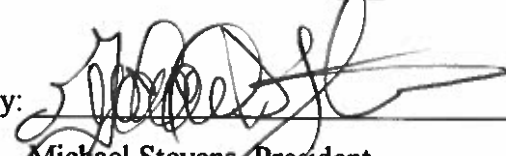
CITY OF YANKTON, SOUTH DAKOTA

By: 
Terrence Crandall, Mayor

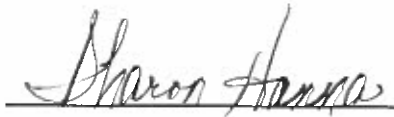
ATTEST:


Gerald J. Knodel, Finance Officer

YANKTON SCHOOL DISTRICT 63-3

By: 
Michael Stevens, President

ATTEST:


Sharon Hanna, Business Manager

Yankton College

January 5, 1995

William R. Ross
YANKTON CITY MANAGER
P. O. Box 176
Yankton, SD 57078-0176

RE: COMMON USE FACILITY AGREEMENT

Dear Mr. Ross:

Enclosed please find the CITY OF YANKTON'S executed, 5 (five) page, AGREEMENT between and among the City of Yankton, a municipal corporation, Yankton School District 63-3, a public school district, and Yankton College, a South Dakota non-profit charitable and educational corporation.

In the future, to insure that all members of the Yankton College Board of Trustees will be well-informed and in the event that any further Board action should be found necessary, please direct all correspondence, information, etc. concerning the Common Use Facility AGREEMENT to the Yankton College Administrative Office, 221 West Third Street, P. O. Box 133, Yankton, South Dakota 57078-0133.

Sincerely,

[corporate seal]



Linda R. Thranum
Secretary/Treasurer
YANKTON COLLEGE

ENCLOSURE

CC W/O ENC: CHAIRMAN AUGUST
PRESIDENT STANAGE
YC BOARD OF TRUSTEES
YCAO FILES

1998 USAGE OF FACILITY

AREA	CITY	SCHOOL	JOINT
MAIN GYM	174.75 (15%)	962.25 (85%)	34.00
AUXILIARY GYM	60.25 (16%)	518.00 (84%)	53.25
THEATER	21.00 (3%)	607.75 (97%)	118.00
YANKTON COLL. ALUMNI HALL	7.00 (2%)	331.75 (98%)	124.00
COMMONS	18.50 (1%)	1502.75 (99%)	41.50
POOL	1182.75 (89%)	150.25 (11%)	238.00
GYMNASTICS ROOM	213.00 (30%)	486.25 (70%)	342.00
WEIGHT ROOM	(50%)	(50%)	
WRESTLING ROOM			
LOCKER ROOMS			
MEETING ROOMS (ALL)	(76%)	(24%)	
CLASSROOMS	156		

YHS/SAC SPACE ALLOCATIONS

AREA	LEVEL	PERCENTAGE OF USE	SQUARE FEET CITY	SQUARE FEET SCHOOL	TOTAL
Area A	2nd Level	100% School/ Education		23,800	23,800
Area A	1st Level	100% School		31,200	31,200
Area B	1st Floor	100% Education		17,200	17,200
Area B	2nd Floor	100% Education		11,750	11,750
Area C	1st Floor. All including kitchen (excluding): Commons - 6,792 Concessions - 350 Mechanical - 135 Restrooms - 960 Entry - 576	100% Education		16,587	25,400
		16,587 80% Educ/20% City	1,763	7,050	
Area C	2nd Floor	100% Education		6,900	6,900
Area D	X X 1st Floor: Mini-theatre-YC Large Theatre	75% Sch/25% City	4,350	13,050	17,400
Area D	2nd Floor	75% Sch/25% City	937	2,813	3,750
Area E	1st Floor: (All except art area) - 29,011 (Summer Arts Program Area) - 2,139	100% Education		2,901	31,150
		(83% Educ/17% City)	364	1,775	
Area F	X 1st Floor: Hallway Gymnastics - 5,950 Locker Rooms - 11,976 Gym - 18,560 Women's Locker/ Lifeguard Room - 1,368	75% Sch/25% City	2,399	7,197	47,450
		50% Sch/50% City	2,975	2,975	
		100% School		11,976	
		90% Sch/10% City	1,856	16,704	
		100% City	1,368		
Area F	X X 2nd Floor: Storage Mechanical Office (260) Weight/Track Wrestling	50% Sch/50% City	9,575	9,575	19,150
Area G	1st Floor: Office/Entry Aux. Gym SAC Lobby	50% Sch/50% City	10,650	10,650	21,300
Area G	2nd Level: Stairs		300	300	600
Area H	1st Floor: Pool - 13,193 Rec Office/Reception Conference Rooms YC Office - 2,084	10% Sch/90% City	11,874	1,319	23,200
		100% City	7,923		
		100% City			
		50% Sch/50% City	1,042	1,042	
Total in Square Feet			57,376	222,874	280,250
Total in Percentage			20%	80%	

Yankton School District 63-3
YHS/SAC Billing
First Quarter (1/1/2005 - 3/31/2005)
April 12, 2005

Expenditures:

Labor:

Jan - Mar 2005

Employee	Gross Wages	FICA	Medicare	SD Ret.	Health Ins.	Total
	2,034.11	126.11	29.49	122.05	-	2,311.76
	4,467.25	265.96	62.19	268.03	1,006.20	
	5,360.82	302.69	70.78	321.65	2,712.30	8,768.24
	3,866.49	210.05	49.11	231.99	2,712.30	
	2,265.63	140.47	32.84	-	-	2,438.94
	7,492.25	416.25	97.35	449.53	2,712.30	11,167.68
	1,695.38	105.12	24.60	101.73	-	1,926.83
	5,332.95	300.97	70.38	319.98	2,712.30	8,736.58
	6,500.58	392.03	91.68	390.04	1,006.20	8,380.53
	7,807.81	473.08	110.65	468.47	1,006.20	9,866.21
	500.40	31.01	7.26	-	-	538.67
	470.94	29.21	6.84	-	-	506.99
	7,559.72	439.01	102.67	453.59	2,712.30	11,267.29
	5,235.90	289.37	67.69	314.15	2,712.30	8,619.41
Totals	60,590.23	3,521.33	823.53	3,441.21	19,292.40	74,529.13
	FICA/Medicare	4,344.86				
City's Share (10%)	7,452.91					7,452.91

Utilities: January 1, 2005 - March 31, 2005

Electricity

Jan 2005	14,433.08	
Feb 2005	14,235.15	
Mar 2005	15,333.89	
Total	44,002.12	
City Share (20%)		8,800.42

Natural Gas

Jan 2005	7,183.86	
Feb 2005	9,178.90	
Mar 2005	10,883.16	
Total	27,245.92	
City Share (20%)		5,449.18

Water

Jan 2005	1,312.14	
Feb 2005	1,139.04	
Mar 2005	1,427.54	
Total	3,878.72	
City Share (20%)		775.74

Total City Share-Utilities

15,025.35

Contracted Services/Repairs:

Big M Security and Alarm (Fire Alarm Monitoring)

Jan 2005	15.00
Feb 2005	15.00
Mar 2005	15.00
Total	<u>45.00</u>

City Share (15%)

6.75

Building Sprinkler, Inc (Repair Fire Sprinkler System)

Mar 2005	<u>246.14</u>
Total	246.14

City Share (15%)

36.92

Dakota Clean (Sand/Salt Parking Lots)

Feb 2005	100.00
Mar 2005	<u>162.50</u>
Total	262.50

City Share (40%)

105.00

Firestone Building Products (Roof repair)

Jan 2005	<u>283.41</u>
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City Share (15%)

42.51

Freeman Industries, Inc. (Cooling Tower Chemical)

Mar 2005	<u>503.00</u>
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City Share (15%)

75.45

Harding Glass (Door Closure Parts)

Mar 2005	168.18
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City Share (15%)

25.23

Johnson Controls (Repair/Service to fire alarm system)

Jan 2005	335.00
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City Share (15%)

50.25

Johnson Controls (Service Agreement of Multi-Year Contract)

Aug 2004	25,621.34
Jan 2005	<u>25,621.34</u>
Total	51,242.68

City Share (20%)

10,248.54

KONE Inc. (Elevator Maintenance Agreement)

Jan 2005	325.79
Feb 2005	325.79
Mar 2005	<u>325.79</u>
Total	977.37

City Share (15%)

146.61

L & S Electric, Inc. (Electrical repairs prior to state tourney & Roger Haas Tourney)

Mar 2005	2,073.30
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City Share (15%)

311.00

Jlson's Pest Technicians (Pest Control)

Jan 2005	45.00
Feb 2005	90.00
Mar 2005	45.00
Total	<u>180.00</u>

City Share (15%)

27.00

JA Sexauer (Shower Parts)

Mar 2005	107.62
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City Share (15%)

16.14

Weberg Lawn Care (Lawn Program/Lawn Pest Control)

Mar 2005	3,600.00
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City Share (40%)

1,440.00

Yankton Agents (YHS/SAC Insurance Premium)

Mar 2005	41,626.00
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City Share (15%)

6,243.90

Yankton Winnelson Co. (Faucet Parts)

Mar 2005	55.00
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City Share (15%)

8.25

Total Expenses-City Share

41,261.81

REVENUE

January 1, 2005 - March 31, 2005	3,372.00
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City Share (15%)

505.80

Net from City (expenses minus revenue) for fourth quarter due and payable upon receipt.

40,756.01

	2010	2019	Difference	Percentage Increase
100 Series Full-time wages	\$ 129,926.00	\$ 187,523.00	\$ 57,597.00	44%
100 Series Part-time wages	\$ 161,920.00	\$ 201,369.00	\$ 39,449.00	24%
100 Series Total Expense	\$ 354,119.00	\$ 463,994.00	\$ 109,875.00	31%

Other Current Expenses

201 Insurance	\$ 994.00	\$ 922.00	\$ (72.00)	-7%
202 Professional Services	\$ 55,868.00	\$ 28,005.00	\$ (27,863.00)	-50%
203 Bank Card Discounts	\$ 1,629.00	\$ 9,319.00	\$ 7,690.00	472%
204 Contracted Services- Operations	\$ 22,450.00	\$ 57,861.00	\$ 35,411.00	158%
206 Cost of Service Provided (School)	\$ 115,712.00	\$ 130,033.00	\$ 14,321.00	12%
211 Publishing and Advertising	\$ 5,480.00	\$ 8,209.00	\$ 2,729.00	50%
213 Contracted Services (Ice Arena)	\$ 15,629.00	\$ 7,132.00	\$ (8,497.00)	-54%
221 Rep. & Maintenance- Equipment	\$ 1,075.00	\$ -	\$ (1,075.00)	-100%
223 Rep. & Maintenance- Buildings	\$ 343.00	\$ 1,217.00	\$ 874.00	255%
224 Rep. & Maintenance- Central Garage	\$ 334.00	\$ -	\$ (334.00)	-100%
231 Postage	\$ 1,363.00	\$ 999.00	\$ (364.00)	-27%
232 Office Supplies	\$ 3,588.00	\$ 1,802.00	\$ (1,786.00)	-50%
233 Printing and Binding	\$ 125.00	\$ 5,300.00	\$ 5,175.00	4140%
234 Copies	\$ 1,673.00	\$ 334.00	\$ (1,339.00)	-80%
235 Subscriptions & Publications	\$ -	\$ 527.00	\$ 527.00	100%
236 Janitorial Supplies	\$ 7,965.00	\$ 6,640.00	\$ (1,325.00)	-17%
240 Chemical & Gasses	\$ 4,999.00	\$ 24,395.00	\$ 19,396.00	388%
241 Agriculatural Supplies	\$ 180.00	\$ 55.00	\$ (125.00)	-69%
242 Recreation Supplies- Operations	\$ 7,349.00	\$ 24,397.00	\$ 17,048.00	232%
243 Medical & Safety Supplies	\$ 153.00	\$ 832.00	\$ 679.00	444%
244 Uniforms & Dry Goods	\$ 909.00	\$ 2,488.00	\$ 1,579.00	174%
247 Small Tools & Hardware	\$ 50.00	\$ 11.00	\$ (39.00)	-78%
250 Rec Supplies- Arts	\$ 371.00	\$ -	\$ (371.00)	-100%
261 Membership Dues	\$ 325.00	\$ -	\$ (325.00)	-100%
263 Travel Expense	\$ 409.00	\$ 1,491.00	\$ 1,082.00	265%
264 Schools	\$ 415.00	\$ 836.00	\$ 421.00	101%
265 Conference & Meetings	\$ 856.00	\$ 504.00	\$ (352.00)	-41%
271 Telephone	\$ 2,714.00	\$ 5,028.00	\$ 2,314.00	85%
274 Water Service	\$ 3,559.00	\$ 7,727.00	\$ 4,168.00	117%
275 Sewer Service	\$ 1,603.00	\$ 2,008.00	\$ 405.00	25%
701 Cash Short	\$ 244.00	\$ 21.00	\$ (223.00)	-91%
728 Misc. Concessions	\$ 6,600.00	\$ 908.00	\$ (5,692.00)	-86%
766 Merchandise	\$ 3,856.00	\$ 2,918.00	\$ (938.00)	-24%
784 Awards	\$ 3,536.00	\$ 5,648.00	\$ 2,112.00	60%
Subtotal Other Current Expenditures	\$ 272,356.00	\$ 337,567.00	\$ 65,211.00	24%

Total Expenditures	\$ 626,475.00	\$ 801,561.00	\$ 175,086.00	28%
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Total Revenues	\$ 416,468.00	\$ 477,672.00	\$ 61,204.00	15%
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Capital Expenditures	\$ 177,061.00	\$ 406,916.00	\$ 229,855.00	130%
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Summit Activities Revenue

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
Corporate Memberships	\$ 53,810	\$ 59,962	\$ 69,474	\$ 75,397	\$ 79,518	\$ 80,009	\$ 78,454	\$ 79,739	\$ 72,406	\$ 48,700
Annual Memberships	\$ 97,114	\$ 103,223	\$ 99,170	\$ 94,196	\$ 93,728	\$ 87,045	\$ 87,109	\$ 41,821	\$ 43,202	\$ 42,837
Quarterly Memberships	\$ 81,498	\$ 74,219	\$ 72,623	\$ 71,039	\$ 70,419	\$ 81,381	\$ 85,435	\$ 117,187	\$ 106,381	\$ 82,855
Daily Passes & showers	\$ 30,941	\$ 28,591	\$ 31,118	\$ 31,038	\$ 30,805	\$ 31,159	\$ 33,361	\$ 30,250	\$ 35,311	\$ 38,318
SAC Rentals & non-taxables	\$ 20,746	\$ 16,324	\$ 12,547	\$ 14,090	\$ 12,199	\$ 12,084	\$ 15,799	\$ 17,881	\$ 21,529	\$ 16,122
Aerobics	elim.	elim.	elim.	elim.	elim.	elim.	elim.	elim.	elim.	elim.
Merchandise	\$ 330	\$ 332	\$ 153	\$ 307	\$ 497	\$ 571	\$ 632	\$ 933.41	\$ 1,437	\$ 1,472
Total	\$ 284,439	\$ 282,651	\$ 285,084	\$ 286,066	\$ 287,166	\$ 292,249	\$ 300,789	\$ 287,811	\$ 280,267	\$ 230,304

Total SAC Revenue & Misc. Revenue	\$ 478,032	\$ 456,595	\$ 460,481	\$ 457,604	\$ 456,086	\$ 446,408	\$ 465,333	\$ 451,502	\$ 467,725	\$ 416,468
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From General Fund	\$ 342,075	\$ 295,626	\$ 248,262	\$ 285,604	\$ 199,110	\$ 224,378	\$ 174,053	\$ 219,318	\$ 147,764	\$ 233,754
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Highest total of memberships on books	1,118	1,223	1,018	913	943	1,055	1,004	970	n/a	n/a
Highest total of members on books	2,288	2,271	2,226	2,214	2,306	2,442	2,349	2,334	2,190	2,022
Total number of fitness class attendance	14,973	13,065	13,637	12,157	12,724	11,301	12,510	11,877	11,140	7,413

Adult Recreation Leagues	\$ 26,446	\$ 25,376	\$ 27,292	\$ 27,005	\$ 27,518	\$ 30,421	\$ 32,137	\$ 27,217	\$ 25,644	\$ 25,556
Youth Recreation Leagues	\$ 1,127	\$ 559	\$ 1,500	\$ 3,623	\$ 1,360	\$ 1,430	\$ 1,639	\$ 1,352	\$ 1,964	\$ 1,218
SAC Programs & non-taxable programs	\$ 78,858	\$ 76,001	\$ 10,462	\$ 7,155	\$ 2,692	\$ 3,801	\$ 3,658	\$ 1,981	\$ 2,344	\$ 8,607
Activenet Programs - In SAC Programs			\$ 57,458	\$ 63,413	\$ 62,453	\$ 56,912	\$ 60,972	\$ 57,039	\$ 69,615	\$ 71,983
Total	\$ 106,431	\$ 101,936	\$ 96,713	\$ 101,196	\$ 94,023	\$ 92,564	\$ 98,406	\$ 87,588	\$ 99,567	\$ 107,364

2010- SAC Programs included some fitness programming and personal training.
 2009 and prior- all programs had their own line item for tracking revenue.

Adult Recreation Programs	Teams	2019
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Net revenue (does not take into account full-time staff wages, facility overhead costs, it only accounts for direct expenses)

Men's basketball	14	\$ 1,450
Women's volleyball	20	\$ 1,530
Men's volleyball	5	\$ 285
Co-rec volleyball	13	\$ 1,095
Co-rec dodgeball	4	\$ 10
Co-rec sand volleyball	15	\$ 670
Women's sand volleyball	11	\$ 480
Co-rec softball	28	\$ 1,898

Youth Recreation Programs	Participants	2019
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Net Revenue

Quickstart tennis	37	\$ 254
Water Safety Instructor class	4	\$ (380)
Lifeguard Training class (Apr.)	11	\$ 642
Lifeguard Training class (May)	26	\$ 1,766
Swim Lessons (Jan.)	150	\$ 980
Swim Lessons (Apr.)	32	\$ 260
Swim Lessons (Oct.)	63	\$ 741
Youth volleyball	72	\$ 2,002

Month	Total Great Life Check Ins
2017	
Jul-17	63
Aug-17	86
Sep-17	87
Oct-17	119
Nov-17	170
Dec-17	150
2018	
Jan-18	196
Feb-18	173
Mar-18	
Apr-18	274
May-18	205
Jun-18	224
Jul-18	226
Aug-18	188
Sep-18	
Oct-18	
Nov-18	178
Dec-18	286
2019	
Jan-19	490
Feb-19	739
Mar-19	992
Apr-19	957
May-19	1035
Jun-19	867
Jul-19	1002
Aug-19	1074
Sep-19	899
Oct-19	1163
Nov-19	1429
Dec-19	1583
2020	
Jan-20	1845
Feb-20	1727
Mar-20	643
Apr-20	CLOSED
May-20	83
Jun-20	554
Jul-20	484
Aug-20	531
Sep-20	427

SAC FEES

MEMBERSHIP	2008	2010	2011	2013	2017
<u>Annual</u>		<u>Annual</u>	<u>Annual</u>		
Family	\$400	\$460	\$504	\$516	\$540
Adult Couple & Military family	\$330	\$373	\$420	\$432	\$456
Adult Single	\$260	\$296	\$288	\$312	\$324
Sr. Cit. Couple & Military couple	\$260	\$260	\$348	\$372	\$396
Sr. Citizen Single	\$200	\$208	\$240	\$264	\$276
College & Military single	\$140	\$174	combined with SR Cit.		
High School	\$100	\$100	\$120	\$144	\$156
Youth	\$75	combined with HS			
<u>Quarterly</u>		<u>Quarterly</u>	<u>Quarterly</u>		
Family	\$140	\$148	\$158	\$161	\$169
Adult Couple	\$115	\$120	\$132	\$135	\$143
Adult Single & Military family	\$100	\$93	\$90	\$98	\$101
Sr. Cit. Couple & Military couple	\$86	\$78	\$109	\$116	\$124
Sr. Citizen Single	\$70	\$63	\$75	\$83	\$86
College & Military single	\$50	\$52	combined with SR Cit.		
High School	\$40	\$30	\$38	\$45	\$49
Youth	\$30	combined with HS			
<u>Daily</u>		<u>Daily</u>	<u>Daily</u>		
Family	\$10	\$12	\$14	\$12	\$12
Adult	\$5	\$6	\$7	\$6	\$6
Sr. Citizen	\$4	\$5	\$6	\$5	\$5
College/High School	\$4	combined with SR Cit.	combined with SR Cit.		
Youth	\$3	combined with SR Cit.	combined with SR Cit.		
Preschool	\$1	\$3	\$3	\$3	\$3
Slide	\$1	ended this add-on			
Corporate Annual		ended corporate annuals			
1-49 employees					
Family	\$360				
Adult Couple	\$280				
Adult Single	\$221				
50 & over		Military Annual	Military Annual		
Family	\$300	\$358	\$404	\$428	\$448
Adult Couple	\$247	\$291	\$336	\$359	\$378
Adult Single	\$195	\$174	\$231	\$259	\$269
<u>Corporate Quarterly</u>		Corporate Quarterly	Corporate Quarterly		
1-49 employees		Only one category			
Family	\$119	\$104	\$114	\$114	\$119
Adult Couple	\$98	\$84	\$95	\$95	\$100
Adult Single	\$85	\$59	\$65	\$69	\$71
50 & over		Military Quarterly	Military Quarterly		
Family	\$105	\$115	\$126	\$129	\$135
Adult Couple	\$86	\$94	\$105	\$108	\$114
Adult Single	\$75	\$58	\$72	\$78	\$81

2010- all memberships include all fitness classes and water slide use

SAPA single quarterly	\$45
SAPA single annual	\$75
SAPA couple quarterly	\$56
SAPA couple annual	\$127
SAPA family quarterly	\$79
SAPA family annual	\$180

	2019	Difference from 2008	Percentage Increase	2020
	<u>Annual</u>			
Family	\$576	\$176	44%	Annual Individual \$120
Adult Couple	\$480	\$150	45%	
Adult Single	\$348	\$88	34%	
Sr. Cit. Couple	\$420	\$160	62%	
Sr. Citizen Single/College	\$300	\$100	50%	
High School/Youth	\$168	\$68	68%	
	<u>Quarterly</u>			
Family	\$180	\$40	29%	Monthly Individual \$15
Adult Couple	\$150	\$35	30%	
Adult Single	\$109	\$9	9%	
Sr. Cit. Couple	\$132	\$46	53%	
Sr. Citizen Single/College	\$94	\$24	34%	
High School/Youth	\$53	\$13	33%	
	<u>Daily</u>			
Family	\$14	\$4	40%	Individual Day Pass \$6
Adult	\$7	\$2	40%	
Sr. Citizen/College/HS/Youth	\$6	\$2	50%	
Preschool	\$3	\$2	200%	Shower \$3

	Military Annual		
Family	\$516	\$186	56%
Adult Couple	\$432	\$172	66%
Adult Single	\$312	\$172	123%
	Corporate Quarterly		
Family	\$130	\$25	24%
Adult Couple	\$108	\$22	26%
Adult Single	\$79	\$4	5%
	Military Quarterly		
Family	\$144	\$44	44%
Adult Couple	\$120	\$34	40%
Adult Single	\$87	\$37	74%

2010 SUMMER ACTIVITY LEDGER

<u>Activity</u>	<u>Participants</u>	<u>Program Cost</u>	<u>Revenue</u>	<u>Reimbursed to agencies</u>	<u>Revenue from outside agencies</u>
Safety Town	215	\$15.00/\$22.00	\$ 4,801.80	PD pays wages	\$ 4,801.80
NFAA Archery	167	\$23.00/\$45.00	\$ 4,187.00	\$ 2,843.20	\$ 1,343.80
Oneten Studio	108	\$25.00/\$28.00	\$ 2,943.00	\$ 2,017.60	\$ 925.40
Studio Art Center	59	\$30.00/\$43.00	\$ 2,234.00	\$ 1,565.60	\$ 668.40
Judi's Fitness	93	\$ 22.00	\$ 2,068.00	\$ 1,428.80	\$ 639.20
RTEC	56	\$10.00-\$30.00	\$ 1,272.00	\$ 832.80	\$ 439.20
Acad. Of Dance	51	\$ 22.00	\$ 1,122.00	\$ 775.20	\$ 346.80
TaeKwondo	24	\$ 15.00	\$ 381.60	\$ 230.40	\$ 151.20
Children's Theater	46	\$ 32.00	\$ 1,526.40	\$ 1,434.00	\$ 92.40
Subtotal for Outside Agencies	819		\$ 20,535.80	\$ 11,127.60	\$ 9,408.20
	<u>Participants</u>	<u>Program Cost</u>	<u>Revenue</u>	<u>Instructor Wages</u>	<u>Revenue before other expenses</u>
SAC Swim Lessons	427	\$ 25.00	\$ 10,906.70	\$ 5,415.00	\$ 5,491.70
Day Camps	189	Free-\$45.00	\$ 4,405.06	\$ 1,043.50	\$ 3,361.56
Clay	120	\$25/\$30.	\$ 3,080.00	\$ 902.00	\$ 2,178.00
Mem. Swim Lessons	490	\$ 20.00	\$ 9,790.70	\$ 8,002.00	\$ 1,788.70
KOBRA	90	\$ 20.00	\$ 1,820.00	\$ 560.00	\$ 1,260.00
Cooking Classes	119	\$10.00-\$12.00	\$ 1,394.96	\$ 318.75	\$ 1,076.21
Gymnastics	91	\$ 22.00	\$ 1,888.92	\$ 1,116.00	\$ 772.92
Dodgeball	63	\$ 20.00	\$ 1,275.00	\$ 560.00	\$ 715.00
Track	44	\$ 20.00	\$ 895.00	\$ 288.00	\$ 607.00
Preschool	91	\$ 20.00	\$ 1,844.40	\$ 1,440.00	\$ 404.40
Colorguard	15	\$ 25.00	\$ 389.26	\$ 130.50	\$ 258.76
Floor Hockey	15	\$ 20.00	\$ 300.00	\$ 58.00	\$ 242.00
Spanish/Sign Language	29	\$ 20.00	\$ 593.60	\$ 360.00	\$ 233.60
Middle School Conditioning	31	\$ 20.00	\$ 628.40	\$ 512.00	\$ 116.40
Tennis	191	\$ 22.00	\$ 4,407.48	\$ 4,352.00	\$ 55.48
Woodcarving	6	\$ 20.00	\$ 132.28	\$ 102.00	\$ 30.28
Knit/Embroidery	22	\$20.00/\$25.00	\$ 555.00	\$ 594.00	\$ (39.00)
Special Needs	18	\$ 30.00	\$ 413.40	\$ 1,632.00	\$ (1,218.60)
Subtotal for Recreation Programs	2051		\$ 44,720.16	\$ 27,385.75	\$ 17,334.41
TOTALS	2870		\$ 65,255.96	\$ 38,513.35	\$ 26,742.61

Revenue amounts shown after South Dakota State and City Sales Taxes are deducted, and ActiveNet (online registration)

2019						
<u>Activity</u>	<u>Participants</u>	<u>Program Fees</u>	<u>Revenue</u>	<u>Reimbursed to agencies</u>	<u>Revenue from outside agencies</u>	
Bucks BB	158	\$27/\$42/\$47	\$6,291.00	\$ 5,347.35	\$	943.65
Gazelle BB	79	\$27/\$42/\$47	\$3,093.00	\$ 2,629.05	\$	463.95
Bucks Football	61	\$30.00	\$1,830.00	\$ 1,555.50	\$	274.50
Gazelle VB	42	\$25/\$30	\$1,140.00	\$ 969.00	\$	171.00
Academy of Dance	64	\$15.00	\$960.00	\$ 768.00	\$	192.00
Bowling	20	\$25.00	\$500.00	\$ 400.00	\$	100.00
Black Belt Academy	35	\$40.00	\$1,400.00	\$ 1,120.00	\$	280.00
Golf	15	\$140/\$160	\$2,200.00	\$ 1,980.00	\$	220.00
EMS	1	\$60.00	\$60.00	\$ 54.00	\$	6.00
Sue Hill Art	27	\$20/\$35/\$40	\$860.00	\$ 688.00	\$	172.00
NFAA	137	\$8/\$20/\$30/\$35/\$40	\$3,811.00	\$ 3,048.80	\$	762.20
Subtotal for Outside Agencies	639		\$ 22,145.00	\$ 18,559.70	\$	3,585.30

<u>Activity</u>	<u>Participants</u>	<u>Program Fees</u>	<u>Revenue</u>	<u>Instructor Wages</u>	<u>Revenue before other expenses</u>	
SAC Swim Lessons	449	\$25.00	\$11,211.23	\$ 7,560.00	\$	3,651.23
Mem. Swim Lessons	338	\$25.00	\$8,361.82	\$ 8,400.00	\$	(38.18)
Safety City	135	\$15/\$25/\$35	\$3,275.54	\$ 1,764.00	\$	1,511.54
Clay Classes/Art	85	\$30/\$35	\$2,598.67	\$ 1,120.00	\$	1,478.67
Mad Science	33	\$20.00	\$702.90	\$ 246.00	\$	456.90
Gymnastics	135	\$25.00	\$3,195.60	\$ 2,146.50	\$	1,049.10
Drama	27	\$25/\$35	\$777.58	\$ 1,225.00	\$	(447.42)
Pre-School Movement/Music	108	\$15/\$20/\$25	\$1,960.17	\$ 420.25	\$	1,539.92
Zumba	35	\$12.00	\$319.52	\$ 196.00	\$	123.52
Spanish	18	\$20.00	\$383.40	\$ 176.00	\$	207.40
Running Club	17	\$20.00	\$362.10	\$ 328.00	\$	34.10
K.O.B.R.A.	35	\$25.00	\$905.42	\$ 425.00	\$	480.42
Dodgeball	38	\$25.00	\$932.05	\$ 425.00	\$	507.05
Volleyball	28	\$25.00	\$719.01	\$ 504.00	\$	215.01
Soccer	28	\$25.00	\$639.12	\$ 328.00	\$	311.12
Tennis	111	\$25.00	\$2,849.41	\$ 1,920.00	\$	929.41
Track	27	\$20.00	\$575.10	\$ 410.00	\$	165.10
Cooking	111	\$15.00	\$1,757.80	\$ 176.38	\$	1,581.42
Day Camps	160	\$20/\$40/\$45	\$5,527.75	\$ 994.25	\$	4,533.50
Subtotal for Recreation Programs	1918		\$47,054.19	\$ 28,764.38	\$	18,289.81
TOTALS	2557		\$ 69,199.19	\$ 47,324.08	\$	21,875.11

All amounts in program fees are Pre-Tax

Revenue amounts shown after South Dakota State and City Sales Taxes are deducted, and ActiveNet (online registration) charges.

Other Expenses Total	\$	9,132.12
Revenue minus expenses	\$	12,742.99

2020					
<u>Activity</u>	<u>Participants</u>	<u>Program Fees</u>	<u>Revenue</u>	<u>Reimbursed to agencies</u>	<u>Revenue from outside agencies</u>
Bucks BB	0	\$27/\$42/\$47			\$ -
Gazelle BB	0	\$27/\$42/\$47			\$ -
Bucks Football	0	\$30.00			\$ -
Gazelle VB	0	\$25/\$30			\$ -
Academy of Dance	7	\$28.00	\$196.00	\$ 156.80	\$ 39.20
Bowling	0	\$25.00			\$ -
Black Belt Academy	0	\$40.00			\$ -
Golf	0	\$140/\$160			\$ -
EMS	0	\$60.00			\$ -
Sue Hill Art	14	\$35/\$40	\$505.00	\$ 404.00	\$ 101.00
NFAA	24	\$10/\$35/\$45/\$50	\$800.00	\$ 640.00	\$ 160.00
Subtotal for Outside Agencies	45		\$ 1,501.00	\$ 1,200.80	\$ 300.20

<u>Activity</u>	<u>Participants</u>	<u>Program Fees</u>	<u>Revenue</u>	<u>Instructor Wages</u>	<u>Revenue before other expenses</u>
SAC Swim Lessons	0	\$25.00			\$ -
Mem. Swim Lessons	0	\$25.00			\$ -
Safety City	0	\$15/\$25/\$35			\$ -
Clay Classes/Art	0	\$30/\$35			\$ -
Mad Science	0	\$20.00			\$ -
Gymnastics	0	\$25.00			\$ -
Drama	10	\$25.00	\$266.30	\$ 160.00	\$ 106.30
Pre-School Movement/Music	0	\$15/\$20/\$25			\$ -
Zumba	0	\$12.00			\$ -
Spanish	10	\$20.00	\$234.30	\$ 135.00	\$ 99.30
Running Club	0	\$20.00			\$ -
K.O.B.R.A.	0	\$25.00			\$ -
Dodgeball	0	\$25.00			\$ -
Volleyball	0	\$25.00			\$ -
Soccer	0	\$25.00			\$ -
Tennis	34	\$25.00	\$905.42	\$ 740.00	\$ 165.42
Track	15	\$22.00	\$351.45	\$ 300.00	\$ 51.45
Cooking	0	\$15.00			\$ -
Day Camps	0	\$20/\$40/\$45			\$ -
Subtotal for Recreation Programs	69		\$1,757.47	\$ 1,335.00	\$ 422.47
TOTALS	114		\$ 3,258.47	\$ 2,535.80	\$ 722.67

All amounts in program fees are Pre-Tax

Revenue amounts shown after South Dakota State and City Sales Taxes are deducted, and ActiveNet (online registration) charges.

Other Expenses Total	\$	100.00
Revenue minus expenses	\$	622.67