

**CAPITAL PROJECT SALES TAX COMMISSION  
MINUTES  
APRIL 5, 2010 – 6:00 P.M.**

**MEMBERS PRESENT:**     **Dave Waldrop, Chairman  
Renee Joiner, Vice Chair  
Robert McCartha  
Lisa Toland  
Phil Spotts  
Jimmie Coggins**

**STAFF PRESENT:**       **Laurie Renwick, Clerk to Council  
Erwin West, Carter Goble Lee  
Christian Jones, Alliance Engineering Consultants**

**MEDIA PRESENT:**       **Donna Bumgarner, Whitmire Daily News**

The meeting was duly advertised as required by law.

Chairman Waldrop called the meeting to order and led the invocation.

**1.       Additions, Deletions and Adoption of Agenda**

The agenda was approved as presented.

**2.       Adoption of Minutes – February 15, 2010 meeting**

Mr. Coggins motioned to adopt the minutes of the February 15, 2010 meeting; seconded by Mrs. Joiner. The vote was unanimous.

**3.       Comments from Chairman Waldrop**

Chairman Waldrop stated that Mr. DuBose, Consulting Attorney, and Mr. Jones with Alliance Engineers, have been detained in traffic in Columbia. If there are any questions from those making presentations tonight that need to be answered by Mr. DuBose or Mr. Jones will be held over and answered at the proper time. He said we will take a brief pause after the first four presentations tonight and stated there will probably be one or two work sessions scheduled to answers any questions that Commissioners have on any of the presentations. Chairman Waldrop reported that this will be the third one cent solution if it passes, and said it will not be an additional tax but a continuation of a tax we already have. The responsibility of this Commission will be to present County Council with a program that will hopefully enhance growth in the County, with final approval coming from County Council. We have a lot of money requested and are only projecting somewhere between 15-16 million.

#### **4. Capital Project Sales Tax Presentations**

The following presentations were presented to the CPST Commission. Project proposals as well as the tape of this meeting are available in the Clerk to Council's Office.

##### **a. Newberry County Fire Substations**

Tommy Long, Emergency Services Coordinator, made the presentation on behalf of Newberry County for the construction of three new fire substations.

Mr. Coggins asked for clarification on the number of residents that would be affected by these substations.

Mr. Long said there are currently 1,539 residents outside of the five mile drive area from any fire station in the County. Adding these three substations would cover 776 of those residents.

Chairman Waldrop commented that according to Mr. Long, we can save these residents approximately \$400 per year by bringing down their ISO rating from a 10 to a 7.

Mr. Long said this figure was based on one estimate from a local insurance company and there could be a greater savings depending on your insurance company. On average, there would be a \$400 dollar savings per year on a \$100,000.00 home if the ISO rating could be dropped from a 10 to a 7.

Dr. McCartha asked if that savings would be for everyone or just the 776 residents.

Mr. Long said this would only affect the 776 residents. Their ISO rating is currently 10 and our goal is to get it down to a 7 or lower.

Dr. McCartha asked if there would be additional cost for fire trucks.

Mr. Long reported they have enough trucks in their current fleet to provide each of these substations with a fire truck.

##### **b. Hazmat Bay Addition**

Jerry Koon, Hazmat Chief, made the presentation on behalf of the Hazmat Bay addition.

Mr. Spotts asked if they have only one unit or more than one unit.

Mr. Koon said they have one truck that is equipped with all the necessary equipment needed to make a quick response. If there is a real bad, large incident, they will pull out the decon trailer because they will have to set up a decontamination area.

Mr. Coggins asked if they responded Countywide.

Mr. Koon said they did. If we have an incident, the fire department is the first one called and they are in command. Hazmat supports all of the fire departments as well as law enforcement in the County.

Mr. Spotts commented that they probably respond outside of the County if it is really serious.

Mr. Koon agreed and said they were called to assist in Graniteville and they have Mutual Aid Agreements with all the surrounding Counties.

Mrs. Joiner asked how many members were on the Hazmat Team.

Mr. Koon stated there are 28 members on the team. We are kind of “married” to the City because they help us take care of our truck and during a response, the City fire fighters have the truck rolling before he ever gets to the scene. All the City firefighters are Hazmat certified technicians.

Chairman Waldrop said this was important because we never know when something is going to happen. When Hazmat is called out, it is usually serious.

Mr. Koon said they have responded to incidents around the County from Billy Dreher Island to Whitmire but most of their responses are on the Interstate.

### **c. Prosperity Ballpark Improvements**

Derek Underwood, Mayor of Prosperity, made the presentation on behalf of the ballpark improvements.

Dr. McCartha asked Mr. Underwood if he would consider dividing this into two projects; one for the lights and one for concessions.

Mr. Underwood said they will embrace anything the Commission decides upon. The lighting is a big thing but in order for us to host they will still have to do some work on the concession stand, dug outs, and making the restroom facilities ADA compliant.

Mr. Spotts asked what kind of restroom facilities they have now.

Mr. Underwood stated that the restrooms, paid for by a PARD grant many, many years ago, are in deplorable conditions. We are replacing toilets every other year and they are not accessible to handicapped individuals. Their concession stand is not up to par with others in the area. Part of hosting will require pretty much the whole baby; he did not think they could break it up and be able to host.

Mrs. Joiner mentioned that both male and female students from Mid-Carolina use the tennis courts in Prosperity for practice and asked if they brought in other teams for tournaments.

Mr. Underwood said his understanding was they have to have 4 courts in order to host tournaments. This may be something they are willing to add in the future.

Dr. McCartha asked how they turned the lights on at the tennis courts.

Mr. Underwood stated that an element had gone out which is going to take some money to replace; therefore, the switch does not work. They enacted a town ordinance for park and recreation usage with hours of operation ending at 7:00 p.m. in the winter months and 9:00 p.m. in the summer months.

Mrs. Toland asked if Mid-Carolina also uses the soccer field for practice.

Mr. Underwood stated they did not.

Chairman Waldrop asked if they had thought of any possible grants for this.

Mr. Underwood said they are big on grants right now and have looked into them for just about everything throughout the whole town.

#### **d. Whitmire Fire Department Renovations**

Michael Thomas, Chief, made the presentation of behalf of the Whitmire Fire Department Renovations.

Chairman Waldrop mentioned that there was a change to this project's priority. It is now ranked #3 out of the 5 projects submitted by the Town of Whitmire.

Mr. Spotts asked how adequate the facility was right now.

Mr. Thomas said that besides not being handicap accessible, the building is in excellent shape, in good location, and they have an ISO rating of 6.

Mr. Spotts asked if it were not possible to get all they were requesting, what would be one or two things they would like to see the most.

Mr. Thomas said the main thing would be to make it ADA accessible and more energy efficient. The sprinkler system could wait.

Mrs. Toland asked if they wanted to update their current sprinkler system.

Mr. Thomas replied they do not presently have a sprinkler system.

Dr. McCartha asked how often the building was used by the public outside of voting.

Mr. Thomas said it is used during an election or if a committee needed meeting space but it is mainly used for voting and fire department meetings and trainings.

Chairman Waldrop said the question came up about deleting some things but it would be hard for us to break a project down. He felt we had to take it as it is presented to us. It was prepared by the engineers the County hired and it was done by specs. For the public and Commission members alike, you are looking at a seven year span.

Chairman Waldrop declared a five minute break.

Chairman Waldrop called the meeting back to order and said we have a conflict for one of the Commissioners on May 17, 2010 and asked if any other member had any conflicts for the remaining two scheduled meetings. The meeting was rescheduled for Tuesday, May 18, 2010.

**e. NCMH Emergency Room Addition**

Joe Trainor, Chairman of the NCMH Board, and Ron Vigus, President/CEO of NCMH, made the presentation on behalf of the Emergency Room Addition.

Mr. Spotts asked how many examination rooms they currently have.

Mr. Vigus said they have 9 emergency rooms now which were designed to accommodate 13,000-14,000 visits a year and we are doing 22,000-24,000 visits.

Mr. Spotts commented that you want to double that.

Mr. Vigus agreed and said the addition would increase the number of rooms from 9 to 15.

Mr. Spotts asked how many doctors were on duty for the 9 rooms.

Mr. Vigus shared that they normally staff one doctor in the emergency room at all times. Next month, we will add a nurse practitioner in addition to the physician for 8 hours a day, seven days a week.

Mr. Coggins asked if they had a fast track program.

Mr. Vigus said yes and that is what the nurse practitioner will be working with.

Dr. McCartha asked if they planned on adding another physician with the additional 6 rooms.

Mr. Vigus said they will probably expand the number of hours of the nurse practitioner, having 2 providers most, if not all of 24 hours a day.

Dr. McCartha commented that one of the main concerns he hears is there is no separation between well people and sick people in the waiting room and asked if there will be any provisions made for this.

Mr. Vigus said the enlargement should get the sick people back into the emergency department itself and the people that came with them will have a better area to stay in.

Chairman Waldrop asked if the equipment was included or was this just for the building.

Mr. Vigus stated that this is only for the construction of the building. The hospital will provide the equipment needed for the addition.

Dr. McCartha asked Mr. Vigus to estimate the number of patients that made up the 24,000 visits.

Bill Grisby, Director of the Emergency Room, said his best guess would be around 18,000 patients with the remainder of visits being repeat patients.

Mrs. Toland asked about timeliness of care and how much faster would a person get treated with the additional 9 rooms.

Mr. Vigus stated that right now the average turn around time is 3 hours. Our goal is to get that down to 2 hours for acute patients and 60 minutes for those patients who could have gone to a doctor's office.

Dr. McCartha asked what would happen to the existing emergency room.

Mr. Vigus said there are no plans right now but they have several options. It is immediately adjacent to our radiology department so it could be used for some expansion of that area or it could be used as an observation area for ER patients. No definitive plans have been made for that current space.

Chairman Waldrop inquired if they anticipated more patients with the passage of public health care.

Mr. Vigus said health care reform as we know it today will probably produce some more patients for the emergency room because those that are uninsured will have insurance cards and will seek help that they would not have otherwise.

Mrs. Joiner asked who would make up the 9 additional jobs in addition to the nurse practitioner mentioned.

Mr. Vigus said nurses, registration staff, and the nurse practitioner will be the added jobs.

**f. Newberry County Water & Sewer Authority – Lake Murray Water Plant Capacity Upgrade**

Arnold Lingle, SCWSA Manager, and Brent Richardson, Assistant Manager, made the presentation on behalf of the Newberry County Water & Sewer Authority.

There were no questions from Commission members on the Lake Murray Water Plant Capacity Upgrade.

**g. Piedmont Tech Facility**

Jim Klauber, Senior Vice President, made the presentation on behalf of the Newberry County Piedmont Tech Facility.

Mr. Spotts commented that the Old Winn Dixie building seems like a nice, sturdy building and asked if there was something it could be used for instead of being torn down.

Mr. Klauber said that it was outside of their current needs and budget; however, it could certainly be left if the County decided they wanted to keep it.

Dr. McCartha asked if the County would own this project through the tax.

Mr. Klauber said after talking with Mr. DuBose, the County would maintain ownership and Piedmont would continue with the same lease type arrangement they have now, with Piedmont being responsible for internal upgrades and improvements. If this goes through, we will hand the keys to our existing building over to the County. In the past 15 years, we have put about \$800,000.00 into that building.

Chairman Waldrop asked why the entire area could not be dedicated to Piedmont Tech vs. using the other retail space for County purposes.

Mr. Klauber said if Piedmont needed the space something could be worked out with the County but because space is small, divided, and has limited uses for us. The Wal-Mart building gives us high ceilings, open space, and good utility presence which are ideal... One of the retail outlets has been reserved for a bookstore.

**h. Whitmire Rescue Squad/EMS Facility**

David Andrews, Chief of the Whitmire Rescue Squad, made the presentation on behalf of the Rescue Squad/EMS facility.

Mr. Spotts asked the square footage on the new building.

Mr. Andrews said there is approximately 9-10 thousand square feet in the total building.

Mr. Coggins asked how much they have in their current building.

Mr. Andrews stated that the actual square footage is 7,000.

Mr. Spotts inquired about the \$200,000.00 land acquisition.

Mr. Andrews said the cost is for the Young Chevrolet building and 4 ½ acres of land.

#### **5. Public Comments (by those who signed up at meeting)**

No public comments.

#### **6. Comments from Commission Members**

Mr. Spotts commented that all of the presentations were good.

Mr. Coggins said he wished they had more money to go around and that all of the presentations were excellent.

Chairman Waldrop echoed the prior statements. He said everyone presenting has been so well prepared. The Commission has to focus on what we think will be the most worthwhile projects by interlocking the criteria we put together as our guideline. He stated on behalf of all Commissioners, they are very appreciative of everyone who made a presentation. There will be tough decisions to make and we might have to have a work session and call you back for clarification if need be.

#### **7. Vote to Adjourn**

Mr. Coggins motioned to adjourn; seconded by Mr. Spotts. The vote was unanimous.

#### **8. Adjournment**

Chairman Waldrop declared the meeting adjourned at 8:35 p.m.

### **CAPITAL PROJECT SALES TAX COMMISSION**

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**Dave Waldrop, Chairman**

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**Laurie N. Renwick, Clerk to Council**

**APPROVED:**