

CPST Commission Meeting Minutes 4-11-2016 - 5:00 P.M.

Commission Members Present: Dave Waldrop
Renee Joiner
Phil Spotts
Pat Caldwell
Lisa Toland
Jimmie Coggins
Willie Morris (alternate)
Bob McCartha (alternate)

Staff Present: Wayne Adams, County Administrator
Karen Brehmer, Assistant to County Administrator

Others Present: Theodore DuBose, Esquire
Jamil Ibreak, Alliance Consulting Engineers

Media Present: Andrew Wigger, Newberry Observer

Chairman Waldrop called the meeting to order and stated the procedure for project presentations, allowing 15 minutes for the presentation and 5 minutes for questions. The Commission would not prohibit the presenter from completely finishing the presentation should additional time be needed. He also informed the audience that the alternates for the Commission would participate in the deliberations through discussion but would not place a vote in deciding the scoring. At that time, the presentations began.

1. Town of Whitmire – Well Rehab/Water Tank Construction
Mayor Billy Hollingsworth
 - Cost estimate - \$550,000.
 - Town ranked this project as #3.
 - No work has been done since the late 40's.
 - Water quality has not been affected.
 - Mayor fully understands that the project may not make the cut, but felt he should include from the Town as well.
 - When questioned about grant funding, Mayor stated he would check into availability.

2. Town of Little Mountain – Computer Center and Library Upgrades
Mayor Jana Jayroe
 - Cost estimate - \$245,000.
 - Building known as Louie B. Derrick Community Hall.

- NCCOA utilizes 1/3 of the building to serve lunch and as a hub for Meals-On-Wheels.
- Completion of the library room (approx. 2,000 SF) will allow users access to computers. Room can also be used for classroom space.
- Scope also includes funding to connect to NCWSA.
- Maintenance will be covered in the Town's budget.
- Operation hours are 2-3 mornings per week.
- Will be staffed by volunteers.
- Grants have been researched – none available at this time.
- Why was project not completed with CPST in 2009?

3. County of Newberry – Consolidated Fire Dept. Water Supply Improvements
 Captain Todd Griffith, Consolidated 5 Fire Dept.

- Cost estimate - \$1,100,000.
- Consolidated Fire district is the 2nd largest in the county, covering 84 square miles.
- The station was built in 1962.
- In need of 16 water points – chose to request 10 to stay within \$1 million.
- Problems exist in refilling trucks, 20-30 minute turn-around time.
- Running water lines would cost millions of dollars.
- Each water point will hold 40,000 gallons. Tank is 74' X 10' and will be 3 feet underground.
- A tanker can be filled at these points within 3 minutes, pumping 1250 gallons/minute.
- Tanks are not pressurized. Pumpers draw suction.
- 6 locations are on county-owned property
- 4 are on private land (Wilson Felker, Seekwell Church, Scott Meetze and Graham Cemetery)
- There are alternate sites as well, should problems arise in an area. Could relocate within ¼ mile.
- Current ISO rating is 7. Installation would help to lower the rating.
- Residents affected – 1782.
- Fastest responders to assist Consolidated are Maybinton #3, Broad River #4 and Stations #1 and #11.
- If scope must be reduced, would welcome any number of tanks.

4. County of Newberry – Newberry Museum
 Denise Reid, Newberry Museum

- Cost estimate - \$3,711,000.
- County is losing many artifacts to other counties.
- There are 800-1200 historical properties in county.
- Museum supporters are prepared to “sell the One Cent Solution.”
- Project may be phased.

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| 1) Interior/basement | \$1,341,000 |
| 2) Mezzanine | \$ 364,000 |
| 3) Attic | \$ 100,000 |
| 4) Archival shelving storage | \$ 750,000 |
| 5) Classroom/outdoor | \$ 472,000 |
- Museum would operate 35 hours/week
 - Building would be climate controlled.
 - Space would be available for other organizations – DAR, Rotary, etc.
 - There would be 2 paid employees – director and curator.
 - Operational cost - \$180,000 (Amounts to include in-kind.)
 - 1) County - 39% - \$70,000
 - 2) City of Newberry - 39% - \$70,000
 - 3) Newberry College - 22% - \$40,000
 - Phase in \$2,900,000 w/o addition or 3rd floor.
 - Would take \$2,200,000 to be operational.
 - Reviewed for grants, not available for a shell.
 - Delores Floyd Morris, retired teacher, emphasized the positive impact for all, especially children.
 - Rep. Walt McLeod asked the Commission to consider favorably the Museum as part of the 1 cent sales tax ballot.

5. County of Newberry – Detention Center Repairs/Improvements

Sheriff Lee Foster, NCSO and Captain Shane Kitchen, NCDC

- Cost estimate - \$3,300,700.
- Sheriff recognized the NCDC employees that were present.
- NCDC was originally built in 1973.
- Minor renovations were done in 2003.
- Daily population of inmates around 100.
- Estimated cost of a new jail would be \$9-12 million.
- Currently NCDC has issues with humidity, HVAC system and the sanitation system.
- Sheriff stated that all visitors, employees, and inmates were subject to mold exposure.
- The renovation/repair would extend the life of the jail by 10 years.
- At this time, notice has not been received on correcting the deficiencies. Per a conversation with Blake Taylor of SCDOC, Wayne Adams was told the County was on the verge of receiving notice.
- Mr. Adams explained that the County Council has included in the FY 16-17 budget the appropriation of \$2.1 million with a bond anticipation note. Work on the repairs will begin in the fall. If the project is included on the ballot and approved by the voters, sales tax funding would reimburse the County. If not included on the ballot or included and the ballot denied, the bond anticipation note would

become a general obligation bond and the taxpayers would fund through property taxes.

- Mr. Adams also stated that if the CPST would fund \$1.6 million for repairs, the County would fund the remaining for parking enhancements. The additional inmate housing (beds) would not be done.

6. County of Newberry – Emergency Services Fire Training Complex
Tommy Long, Newberry County Director of Public Safety and
Chief Keith Minick, City of Newberry Fire Dept.

- Cost estimate - \$6,710,000.
- There would no land purchase with this scope.
- Friendly Fire Station was constructed in the 1960's.
- Hazmat has been housed at both City stations for approximately 20 years.
- City of Newberry station on Wilson Road will be closed.
- The new location, on Riley Road, will be a six-bay station of approximately 21,000 SF.
- All of the City's Wilson Road equipment and Hazmat equipment will be housed at the new station.
- Friendly will split its equipment with 60% on the east side of town and 40% in the current location.
- With cost at \$155/SF, total construction estimate is \$5,785,000.
- An administration/ training facility would be constructed at an estimate of \$925,000.
- Training requirements for firefighters has increased over the years. Volunteers are down.
- There is a great need to train locally.
- This facility would be available for other counties as well.
- Members continue to recruit volunteers.
- There is no other source for funding this project.

Mr. Coggins stated that just tonight, we have heard of \$15,000,000 worth of projects.

Chairman Waldrop expressed that the Commission was continuing to search through the presentations for a lead project. He asked if anyone in the audience would like to speak on behalf of a project.

Mike Reid came to the podium and added his comment that the Newberry Museum would be a benefit to the community.

Chairman Waldrop reminded the Commissioners of the next meeting on Monday, April 18, 2016 at 5:00 PM.

Chairman Waldrop adjourned the meeting at 7:39 PM.