

FACILITIES COMMITTEE MEETING
DECEMBER 11, 1997, 8:00AM

MEMBERS

PRESENT: Chairman Rollin Shaw
Commissioner Billy R. King
Commissioner Thomas Bacote

OTHERS: Cliff Strassenburg, County Manager
James Martin, Deputy County Manager
Cliff Spiller, Asst. County Manager
Sam Lucas, Staff Engineer
Marsha Fogle

1. Approval of Minutes: October 9, 1997

The minutes were unanimously approved.

2. Discussion of Parking at the courthouse complex

Mr. Strassenburg noted that when the Board of Elections moved to their new location it was anticipated that the parking in their lot would be for DSS employees (5), Board of Election employees (8) and those citizens who have business in either one of those offices. However, there has been a complaint from someone who works in the Courthouse that the lot is a county lot and should be utilized by any citizen or employee who has business in the courthouse complex.

In addition, James C. MacRae, Sr. of the MacRae, Perry, Pechmann, Williford, & MacRae, L.L.P. Law Firm has asked if the county would sell about twenty feet along the northern line of the county's property line to them.

Also, the Committee discussed the difficulty in enforcing the two-hour parking on the Person Street side of our building. There is really no one available to write tickets and enforce the two hour parking.

Because of the horrendous parking problems at the Courthouse Complex the Committee recommends that parking be enforced and tickets written only if a vehicle is obstructing the flow of traffic or if there is a safety issue. In addition, because it would be very difficult to adopt a motion saying the twenty-foot strip along the north line of our property at the Board of Elections Office is surplus to our needs, the Committee recommends we notify Mr. MacRae that we cannot accommodate his request.

3. Discussion of Renovation and Refurbishing of the Old Courthouse

Tom Bacote told the Committee he feels the condition of the old courthouse is horrible. He noted it is on the historic register and the County should take steps to see if we can do something about it.

The Committee asked Staff to look into getting someone to take a look at it as it relates to assessing the building in terms of structural and cosmetic conditions. The Committee would like to see what could be done to refurbish

the building. Elisa Novick in the County Planning Department has experience in historic preservation. The Committee suggested she be asked to evaluate the building.

4. Discussion of moving metal buildings at the Coca Cola Site to Eufaula Street to be used for storage facilities for the County

Mr. Bacote asked if these buildings could be used as storage for the county. Mr. Strassenburg noted that Mr. Tim Kinlaw, Cumberland County School System, is currently looking at one of the buildings to see if the school system can use it for storage. He will have someone evaluate it to see if it would be cost effective for them to move it. In addition, the Civic Center has indicated an interest in one of the buildings for storage. This could be jointly used by the County and the Civic Center. However it was noted that in many instances it tends to cost more to tear down a building, move it and reconstruct on a site than it does to simply building a new building. Staff will keep this in mind. Cliff Spiller noted he will soon be coming to the Board to discuss the County's need for storage facilities.

5. Other Matters of Concern

- A. Fire Alarm System in the County Courthouse

Mr. Sam Lucas, Staff Engineer, told the Committee that only about 25% of the fire alarm in the Courthouse is working. They discovered this when they were wiring and testing the system for the fourth floor renovations. Mr. Lucas noted the system is also used to evacuate the building when we have bomb threats. Because this is a liability problem for the County he has recommended we correct the problem. It will cost about \$170,000 to reconstruct the system and \$15,000 for an engineer.

MOTION: Commissioner Bacote offered a motion that the Committee recommend to the Board of Commissioners that the County take the steps necessary to correct our system.

SECOND: Commissioner King

VOTE: UNANIMOUS

- B. Elevators in the Courthouse

With the completion of the fourth floor our current elevators will be taxed even more than they are now. Mr. Strassenburg suggested there are a couple of options to look at:

1. Issue cards for the employees on the fifth floor to use the "judges" elevator.
(Note: The Judges are not happy with this option because of a security concern, even though they are not the only ones who are using their elevator).

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2. Make one of the four public elevators an "express" elevator to the fifth floor.
3. Ask someone to look at the controls in our four public elevators to see if they can be updated. The update would assure a more effective use of the elevators.

The consensus of the Committee was that we look at making one of the elevators an express to the fifth floor and that we see if new controls would make our elevators more responsive to our needs.

C. Update on Bids

Bids were received last Friday for the Community Corrections Center. They are being reviewed.

Bid time has been extended to December 18, 1997 for the new DSS building, at the request of Contractors. Staff will forward the results of this bid opening to the commissioners so they will have the information in hand by the January 5 meeting.

In addition Mr. Strassenburg told the Committee that the Public Hearing on the Financing of the DSS building, Community Corrections Center and vehicles will be held on January 5, 1998. Following the public hearing the Board will be asked to approve a Resolution authorizing us to submit our application to sell COPS. On January 6, 1998, the County would meet with the Local Government Commission relative to this issue. The COPS would be sold on January 13 and 14, 1998. Mr. Strassenburg told the Committee if there is any sort of delay on any of the projects above, we would not be able to sell the COPS. He suggested we really need to move forward with this issue.

- D. The dedication of the new County-lined landfill will be held on Wednesday, December 17, 1997, 11:00AM. Lunch will follow the dedication. He said he hoped all the Commissioners would come.

MEETING ADJOURNED