

CUMBERLAND COUNTY FACILITIES COMMITTEE  
May 10, 2005 – 8:30 AM  
REGULAR MEETING

PRESENT: Commissioner Diane Wheatley  
Commissioner Breeden Blackwell  
Commissioner Jeannette Council  
James Martin, County Manager  
Juanita Pilgrim, Deputy County Manager  
Amy Cannon, Assistant County Manager  
Cliff Spiller, Assistant County Manager  
Bob Stanger, County Engineer  
Wayne Raynor, Director, Health Department  
Eugene Hines, Deputy Director, Health Department  
Larry Philpott, Parks & Recreation Department  
Grainger Barrett, County Attorney  
Sara VanderClute, Public Information Officer  
Ann Hymes, Deputy Clerk

1. Approval of Minutes

**MOTION: Commissioner Blackwell moved to approve.**  
**SECOND: Commissioner Council**  
**VOTE: UNANIMOUS**

2. Health Department Facility Study

Wayne Raynor, Health Department Director, provided a slide presentation on the Health Department Facility Study. The present facility is 25 years old and cost about \$5 million to construct. If built today it would cost approximately \$12 to \$15 million dollars. There have been very few upgrades to the facility. The Board of Health appointed an Ad Hoc Committee in March 2004. It recommended an architectural study be done. Calloway, Johnson, Moore & West from Winston-Salem, NC was selected to conduct the study. Patient flow, bottle necks, and waiting time were some of the issues examined. A summary of findings were: the facility is sound structurally; the interior is overdue for upgrades; poor patient flow; the highest volume of traffic is on upper floors; lighting and HVAC underway; propose to home base some employees. The WIC office on the third floor has the highest volume of clients. That office will relocate to the first floor. Some of the clinics, registration and patient processing will be consolidated. Environmental Health will be relocated to a new building addition adjacent to the main parking lot. The study also proposes to home base some employees, to include school health nurses. The projected benefits include: improved client services; the facility will become more efficient; increased revenues; and improved work environment. Mr. Raynor said the overall estimated cost of

the project is \$6 million over a four year period. He is requesting \$3.5 million from the County, and the Health Department would provide \$2.5 million and possibly provide additional funds beyond that amount (see Attachment A for breakdown of expenditures per year). Commissioner Blackwell asked the County Manager for his recommendation. Mr. Martin explained that the funding issue will not be a problem, especially the first phase. He recommended approval of the concept. Commissioner Council asked Mr. Raynor if the Health Department commits additional money for the project, will they come back and request additional money for employees. Mr. Raynor said absolutely not. He does not expect the personnel demand to increase.

**MOTION: Commissioner Council moved to approve the project concept.**  
**SECOND: Commissioner Blackwell**  
**VOTE: UNANIMOUS**

This item will be presented to the full Board of Commissioners on May 16, 2005.

3. New Courthouse Plaza Renovation Project

Bob Stanger, County Engineer, introduced the design team for this project. Jeff Reitzel and Gordon Johnson provided a slide presentation of the proposed courthouse plaza renovations. The project focused on these areas: the Ottis Jones Parkway streetscape and road access, the Courthouse Plaza and front entrance, and the parking areas. Some of the objectives of the project are to improve site and building signage, improve courthouse and LEC entrances, improve ADA compliant accessibility, improve parking lot and courthouse security, improve existing retaining wall and handrails, improve site lighting, improve drainage, and remove the smoking cage. Commissioner Council expressed concern about replacing trees donated by former commissioners. Mr. Stanger said the trees would be replaced but the monument would remain. The parking lot and the commissioners' parking area were discussed. Each design component is associated with a conceptual budget. The estimated total budget is \$2.5 million. Commissioner Council inquired about improvements to the inside of the courthouse. The County Manager noted this involves two separate issues, efficient pedestrian and vehicular access to the courthouse, and security. Superior Court Judge Lynn Johnson established a Courthouse Security Committee to look into security issues. Mr. Martin recommended that the Facilities Committee approve the Courthouse Plaza Renovation project in concept and allow the team to move forward with the final design. It will then be brought back to the Facilities Committee.

**MOTION: Commissioner Blackwell moved that the committee endorse the Courthouse Plaza Renovation Project in concept and that, after the final design, it be returned to the Facilities Committee for review.**  
**SECOND: Commissioner Council**

**VOTE: UNANIMOUS**

4. Update on the Animal Control Facility, Sheriff's Training Facility, and Old Sign Shop Demolition

Bob Stanger reported that all of the asbestos has been removed from the Old Sign Shop and it is ready for demolition. Once the permit is obtained, Bobby Howard, Solid Waste Management Director, will begin the demolition work. When that work is completed, the property will be converted into a parking lot for the Community Corrections Center. Mr. Stanger reported that the design phase of the Animal Control and Sheriff's Training Facilities is 95% complete. He indicated that it would be in the best interest of the County, and more cost effective, to separate the site grading bids from the project construction in the package. They should be ready to go out for site grading bids within the next three weeks. The building package will go out for bid so construction could begin as soon as the site work has been completed. Commissioner Council expressed concern about delays on this project. The initial planning began in 2001. Mr. Stanger explained that the schedule has been disrupted by the departure of some key individuals who were involved in the planning of the Animal Control facility.

**MOTION: Commissioner Blackwell moved that the Facilities Committee be provided a construction schedule for the Animal Control and Sheriff's Training Center project at the June Facilities Committee Meeting.**

**SECOND: Commissioner Council**

**VOTE: UNANIMOUS**

5. Other Matters of Concern

Larry Philpott, Fayetteville/Cumberland County Parks and Recreation Department, briefed the Facilities Committee on the Eastover-Central Recreation Center project. He provided handouts illustrating the site evaluation and concept plan. The 13,000 square foot full service facility includes a gymnasium. The cost of the center is \$1.7 million. It is expected to take 10 to 12 weeks for completion of the design, then 12 months for construction. Construction of this facility will complete a program of county recreation centers that began in the mid 1990's.

**MOTION: Commissioner Blackwell moved the Facilities Committee recommend to the Board of Commissioners to approve the Eastover-Central Recreation Center Design Services Agreement.**

**SECOND: Commissioner Council**

**VOTE: UNANIMOUS**

**MEETING ADJOURNED: 10:30 AM**