

MINUTES

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON

BOARD OF COMMISSIONERS
MARCH 26, 1998

The Henderson County Board of Commissioners met for a special called meeting at 5:30 p.m. in the Commissioners' Conference Room of the Henderson County Office Building.

Those present were: Chairman Bob Eklund, Vice-Chair Grady Hawkins, Commissioner Renee Kumor, Commissioner Don Ward, County Manager David E. Nicholson, Finance Director J. Carey McLelland, Sheriff George Erwin, and Jail Project Director Bill Blalock.

Absent was: Commissioner Vollie G. Good.

CALL TO ORDER/WELCOME

Chairman Eklund called the meeting to order and welcomed those in attendance. He stated that the purpose of this meeting was to hear from the Jail Project Team.

JAIL PROJECT TEAM

Bill Blalock, Jail Project Director, described the jail project and stated that at this evening meeting he would present the proposed time line, solution options, risks and costs. He also discussed the American Institute of Architects' Qualification Based Selection Process.

Mr. Blalock reviewed the Jail Project binder that had been previously presented to the Board of Commissioners. The binder included information on jail layout, an options matrix of costs vs. Risks, seven jail options and an appendix that included information on cash flows. The Board discussed the conceptual jail layouts, staffing requirements and the federal and state requirements of a new jail.

Mr. Blalock provided the Board of Commissioners with an additional eighth option (developed after the binders were packed) which was to construct a jail annex. This could solve the jail bed problem for seven years and enable the county to have more funds available for other projects such as schools. The jail annex with its 156 beds would only be used for minimum and medium security inmates. The existing jail would still be utilized for 40 maximum security and the core jail function.

The cost for option eight is projected at \$3,790,667.00 which would be financed for seven years. This amount is being verified with several architectural firms. It would also require at least three additional staff posts at an annual cost of \$510,000.00. A two cent property tax hike would be required to fund the debt service and staffing costs. Mr. Blalock noted that the (new) courthouse's generator would supply emergency power to the facility. The (new) courthouse would also provide the cooling towers and the location of the other mechanical systems.

Long term the annex could be used for a juvenile center, work release, or a residential drug treatment center.

Mr. Blalock requested the Board of Commissioners to agree in principal with option eight and to proceed with Qualification Based Selection of an architect. He stated that in approximately six weeks he would provide the Board with an updated report including more detailed costs. Sheriff Erwin stated that he supported Option eight and stressed the need for the additional staffing.

Following Board discussion, Vice-Chairman Hawkins made the motion to agree in principal with Option eight and proceed with the selection of an architect.

APPROVED 5.4.98

Being there was no further business to come before the Board, the meeting was adjourned.

Attest:

Elizabeth W. Corn
Elizabeth W. Corn, Clerk

Robert D. Eklund
Robert D. Eklund, Chairman

APPROVED