

Chatham County



*Approved FY 2016-2022
Capital Improvements Program*

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Chatham County 2016-2022 Capital Improvements Program Introduction

About the Capital Improvements Program (CIP)

The CIP is a long-term plan for funding the County's major capital needs. It shows how facilities, equipment, and other projects that cost \$100,000 or more could be scheduled and funded over the next seven years, beginning in FY 2016.

It's important to state upfront that this is a PLAN, not a BUDGET, since a budget controls the actual spending of allocated funds. While staff attempts to be as accurate as possible, it is difficult to estimate project costs exactly, particularly early in the planning process. Before funds can be spent they must be budgeted through the operating budget or, in most cases, through a separately adopted project ordinance.

The same is true for operating costs. As facilities are being planned, staff attempts to identify operating costs, such as staffing and utilities. The cost of these items depends on final square footage and operational issues that may not be apparent until the facility is far along in planning. So far, projections have generally been higher than what has been budgeted in the operating budget, because operating budget requests go through more scrutiny and more current information is known at the time of budget adoption.

CIP Process

The CIP is a plan which is updated annually during the budget process and may be modified at any time to reflect changing conditions. A CIP is a systematic way of anticipating, planning, and budgeting for major projects. The adoption of a CIP can improve the credit worthiness (bond rating) of a jurisdiction.

Timeline for adoption:

- CIP requests originate at the department level. Requests were submitted by departments on or before October 6, 2014.
- The Manager's Office is responsible for reviewing new and existing requests and recommending a proposed CIP to the Board of Commissioners. The recommended CIP will be presented on November 17, 2014.

- Commissioners obtain public input on the CIP before discussing it. A public hearing is scheduled for December 1, 2014.
- Commissioners review the recommendation in detail and make changes. Commissioners have a work session scheduled on December 4, 2014. The final action is adoption of the CIP.

Overall approach to FY 2016-2022 CIP:

Chatham County recently received a AAA bond rating from Standard and Poor's and an upgrade by Moody's to Aa1. Among other important factors, these ratings reflect the prudent financial planning of the county to address its capital needs. The Recommended FY 2016-2022 CIP continues that financial planning with two important recommendations:

First, schedule no additional debt-funded projects until the impacts of Chatham Park and the Chatham-Randolph Megasite are better understood. With the approval of Chatham Park, it is certain that several new schools will be needed over the next few years. The potential development of the Chatham-Randolph Megasite could also bring significant growth to the western part of the county and the need to address schools in that area. School and county staffs do not yet have enough information to determine the number and location of new schools. The county must be prepared to address these additional needs by reserving its existing debt capacity. To that end, **the Central Carolina Community College request for \$8.5 million for a Health Sciences Building in Briar Chapel is not recommended for funding, but is recommended as a future project** until other debt-funded needs are better known.

Second, fund pay-as-you-go capital projects through capital reserve. Previous recommendations paid for non-debt projects from the general fund as needed, but provided no up-front funding. The FY 2016-2022 recommendation establishes a capital reserve to pay for all general fund projects, including school projects, that do not require debt. By establishing a capital reserve, the county and effected agencies can be better assured that funds will be available when needed. The reserve also gives the county greater flexibility to address needs as they arise.

Recommended Changes

Other recommended changes to the Approved 2015-2021 CIP (as amended) include:

Schools: School projects are recommended as requested by the Chatham County Board of Education, unless noted below.

- **Delay the project formerly known as the northeast high school by one year.** The project has been retitled to “New School” and the budget increased to reflect inflation caused by a one-year delay. The delay was requested and is being recommended for two primary reasons. First, in order for the school to open in August, 2019, substantial funds for design would have to be expended in FY 2016. Because the Board of Education has decided to sell the Jack Bennett property, a new site would have to be selected before this design work could begin. Second, approval of Chatham Park is reason for a new look at the location of the school and whether a new high school should be built before an elementary or middle school. Chatham Park will require construction of several new schools, but staff does not have enough information at this point to say when and where the schools would be needed. The budget and debt model reflect the construction of a high school, so it may be possible to build two elementary schools or an elementary and a middle school with the existing budget. Even though the budget is increasing, the overall effect on the debt model is positive because repayment of debt service is delayed one year. [+2,280,270]
- **To deal with existing growth in Northwood and Siler City Elementary, add six mobile classrooms.** In FY 2016, one mobile unit would be placed at Northwood and three at Siler City Elementary to help alleviate crowded conditions. In addition, two units would be held in reserve to deal with school capacity issues in FY 2017. The project is partially paid for by savings in Moncure and Sage roof projects. The remainder is funded through capital reserves. [+372,000]
- **Change the status of renovating Jordan-Matthews and Chatham Central locker rooms from future project to funded project and add the renovation of JS Waters and Moncure locker rooms.** All projects were originally requested for FY 2017. The recommendation phases the projects over three years beginning in FY 2020 and funds from capital reserves. [+729,080]

- **Fund replacement of the Northwood High School Auditorium heat and air conditioning system in FY 2016.** This project has been deemed a critical need by school maintenance personnel. [+165,000]
- **Combine the future projects of a Chatham Middle Expansion and new northeast elementary school into a future “New Schools” project** to reflect the uncertainty of school types and locations caused by the Siler City Megasite and Chatham Park. This change has no budgetary impact because the project is not yet funded.
- **Add expansion of Northwood High School as a future project.** Although the addition of a mobile classroom will provide some relief, the school is projected to add students in the next 10 years and the classroom does not address core spaces, such as the media center, lunchroom, and gym. The Board of Education has requested \$50,000 for a feasibility study in FY 2015. The study will be funded from savings realized in the Moncure and Sage roof projects. [+50,000]
- **Add a new School Central Office building as a future project.**

Other projects: Other projects are recommended as requested by the agency or department, unless otherwise noted. The CCCC project recommendation is explained above and not repeated here.

- **Increase the budget for the Chatham County Agriculture & Conference Center** to add important features to the building, such as upfitting four break-out rooms. The increase will be funded from the bond premium realized from the financing. These are funds that the county does not have to repay [+1,383,040]
- **Change the status of the Animal Shelter Expansion and Renovation from “future” to a funded project.** An architect recently completed a building program and cost estimate to renovate the existing animal shelter and add approximately 8,000-square-feet of new space to meet the needs of animals, the public, and staff and provide a more humane, safe, and sanitary facility. The project is scheduled to open in FY 2020 (requested for FY 2019) and would be funded from capital reserves. [+4,695,464]
- **Add Single Stream Recycling and remove the Northeast Collection Center.** The previous CIP included a new northeast collection center project that had been delayed several years because the number of visitors to Cole Park had remained constant. The project was funded by an increase in the availability fee countywide. Meanwhile, the Solid Waste Division has been studying conversion of the county’s recycling program

to single stream, meaning one container is required for collection of recyclables versus nine currently required. This conversion in other jurisdictions has led to increased recycling rates and lower per capita waste generation. Solid Waste staff believes this change will address overcrowding of Cole Park by reducing the number of recycling containers and speeding up visits through the center. The project provides an enhanced level of service countywide, costs less than a new collection center, and saves about \$150,000 annually in operating costs. [-429,414]

- **Add the 911 Next Generation project.** When last year's CIP was prepared, the Next Generation project was thought to not involve a capital component and was removed. Since that action, staff has determined that hardware will have to be upgraded to receive texts, videos, and other smart phone communications. The project will be funded wholly from 911 charges. [+192,038]
- **Remove the 500-square-foot addition to the Emergency Operations Center (EOC) from the Space Needs project and include a more significant addition as a future project.** The approval of Chatham Park will require additional 911 dispatchers. The existing EOC is overcrowded and a small addition was planned in FY 2016. That addition has been judged as insufficient. Instead, staff is recommending that a large EOC addition be added as a future project and funding for a feasibility study be provided. [-507,245]
- **Modify Briar Chapel Park to make the project more competitive for PARTF funding.** The county has been denied PARTF funding twice, in spite of ranking in the top 10 of requests. In order to be more competitive, staff is recommending that the request for PARTF funds be reduced. In addition, delaying the project to wait on PARTF funding has caused costs to increase. The project is also funded from recreation exaction fees collected from the Briar Chapel development. [+149,845]
- **Move up funding for Countywide Telephone System Replacement.** A new MIS Director has judged that existing phone systems need to be replaced more quickly than originally planned (beginning in FY 2016 versus FY 2017) and that the replacement system should be software based, which is easier to manage and cheaper overall. [-85,017]
- **Add several other future projects.** New future projects include bike lanes, DSS software upgrade, CCCC roof replacement, CCCC Administration Building weatherproofing, and extension of county fiber to

Siler City offices. These projects are explained in depth in the Future Projects section.

The CIP includes both summaries of major projects, revenues and operating expenses and detailed descriptions of each project, including justifications, cost detail, funding sources, and impacts on the operating budget.

Commissioners reviewed the recommendation and made one change before approving the CIP on December 15, 2014:

- Changing the status of the Bike Lanes project from future to a scheduled project (in 2016 and 2017) to reflect notification that Department of Transportation had selected these projects for funding. Prior to this notification, funding dates were unknown and could have been as far out as 10 years.

Debt-Model Assumptions

- 5.6 cents on property tax rate dedicated annually.
- 2% annual growth in property tax revenues/base (growth since the last revaluation has averaged 2.4%)
- 2% annual growth in lottery proceeds and impact fees between FY 2014 and FY 2022 and 0.5% annual growth thereafter. Note that the rate of growth of impact fees has increased since 2012, but the state legislature keeps reducing the allocation of lottery proceeds to counties.

Other Assumptions

Generally, construction costs are inflated 5% per year. Staff also recommends a 5-10 percent contingency for most projects.

Other project costs, such as equipment, and operating costs are usually inflated by a factor of 3% per year, unless there is good reason to use another inflationary factor (which will be noted).

Operating costs are generally inflated 3% per year, unless costs are fixed by contract.

Bond Rating

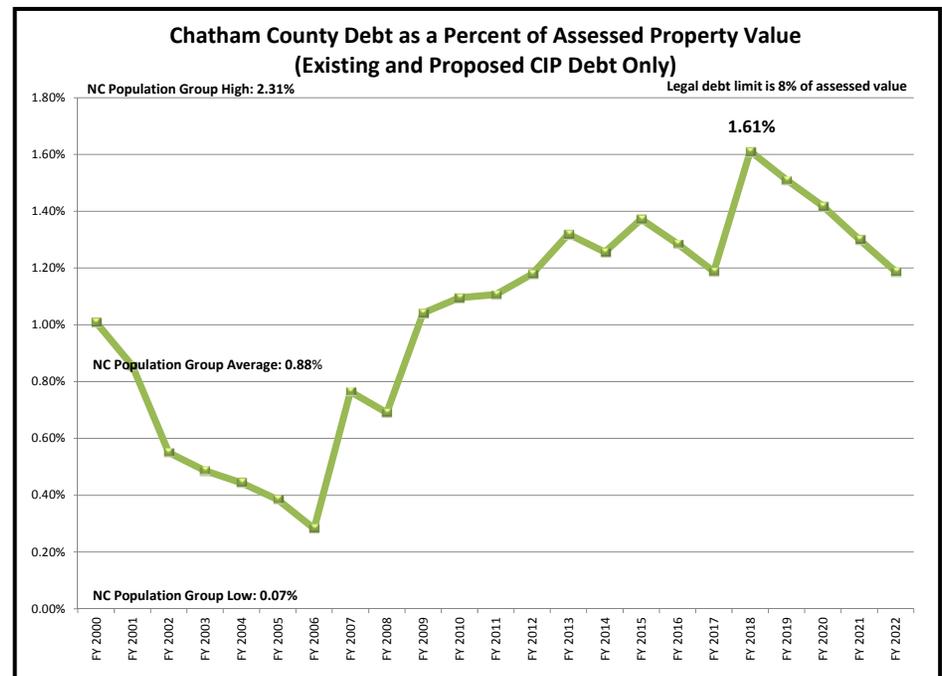
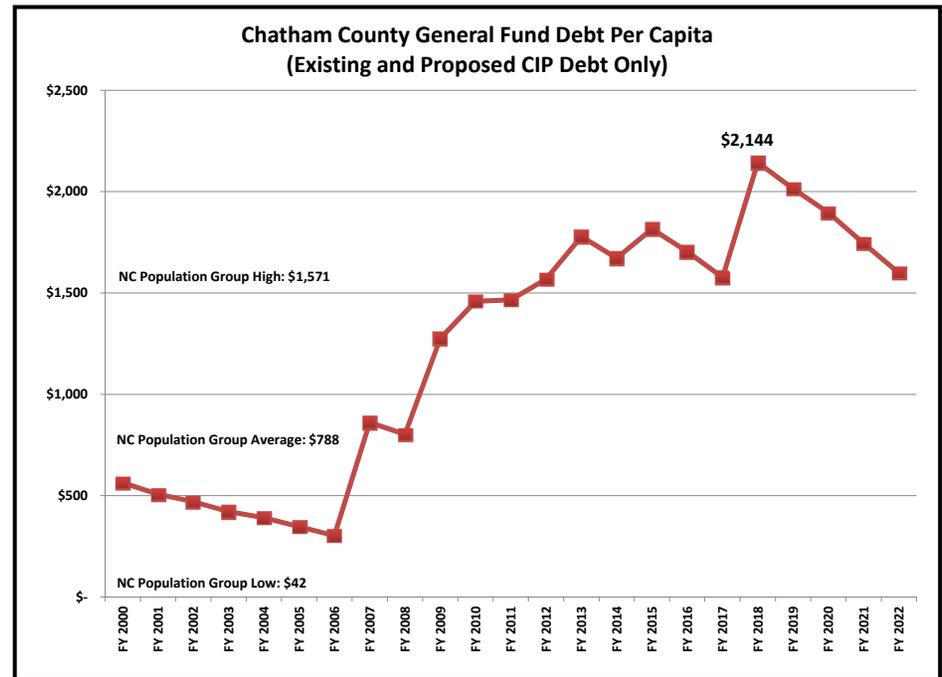
Chatham's ratings are exceptional. Chatham is one of only 9 other counties in North Carolina to hold a AAA rating from Standard and Poor's and is by far the smallest county. Both ratings were upgraded in October 2014:

- Standard and Poor's (S&P): AAA (up from AA+)
- Moody's : Aa1 (up from Aa2/favorable outlook)

With a population more than twice Chatham, Orange County is the next largest county to hold a AAA. Of the surrounding counties, Chatham's combined rating is higher than Alamance, Lee, Harnett, Moore, and Randolph. Chatham holds the highest combined rating in its population group (50,000 to 99,999).

Debt Indicators

- Debt as a percent of assessed value: With a projected high of 1.61% in FY 2018, the county's indicator is projected to stay well below the highest county (as of June 30, 2013) at 2.31% in its population group (50,000 to 99,999) and well below the 8% legal maximum.
- Debt per capita: With a projected high of \$2,144 in FY 2018, the county per capita debt would exceed the current highest county (as of June 30, 2013) in its population group, \$1,571.
- Debt as a percent of the operating budget: Staff projects that, depending on decisions made in the operating budget, debt service may exceed the 15% maximum recommended by the Local Government Commission (LGC). The current model shows debt service at or below 15%. While this is an issue, the county differs from other counties in that funds for debt service have been set aside in a reserve account. Therefore, increases in debt service do not decrease Chatham County's flexibility to manage the operating budget, the primary concern of the LGC maximum.



Readers Guide

County Buildings - Chatham County Agriculture & Conference Center

Approved-Contracts Let

Project Status

Project Budget:

The budget for the project as approved by project ordinance or as approved in the FY 2016-2022 CIP.

Project Element:
Expense

Funding Source:
Revenue

Operating Effect:
Impact on
Operating Budget.

- Construct a new agricultural center for Chatham County of approximately 32,000 square feet. The facility would include:
- Offices for Cooperative Extension, Farm Service Agency, Soil and Water Conservation District/Natural Resources Conservation Service and the North Carolina Forestry Service;
 - A large meeting room/auditorium to seat 400 people at tables (800 without), which can also be subdivided with air walls into three smaller meeting spaces;
 - Three conference rooms that will each seat a minimum of 32 people at tables and chairs;
 - Storage space for tables, chairs, educational equipment and other supplies;
 - A teaching kitchen/laboratory and a catering kitchen in proximity to the auditorium;
 - One set of bathroom facilities for staff that includes showers;
 - Ample parking for both cars and trucks with trailers;
 - Land should also be adequate for a Livestock Show Barn, mini-arboretum and demonstration plots, which may be added in the future and funded with private donations.

Project Totals:
Totals all expenditures and revenues, even those expended or received in previous years. Totals operating costs, but not those spent prior to FY 2015.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Architectural Design & Construction Ad	850,000	572,755	160,764	116,481	0	0	0	0	0	0	850,000
Construction	9,500,000	63	3,945,600	7,263,595	0	0	0	0	0	0	11,209,258
Contingency	900,000	0	197,280	363,180	0	0	0	0	0	0	560,460
Feasibility Study	0	35,000	0	0	0	0	0	0	0	0	35,000
Financing Costs	0	0	120,150	0	0	0	0	0	0	0	120,150
Furnishings & Equipment	703,650	0	0	350,000	0	0	0	0	0	0	350,000
Other Contracted Services	46,350	42,050	38	50,000	0	0	0	0	0	0	92,088
Permits & Connection Fees	0	10	141,074	60,000	0	0	0	0	0	0	201,084
Total Project Element	12,000,000	649,878	4,564,906	8,203,256	0	0	0	0	0	0	13,418,040
Funding Source											
Bond Premium	0	0	0	1,381,949	0	0	0	0	0	0	1,381,949
Debt-Instalment Purchase	12,000,000	614,878	4,564,906	6,821,307	0	0	0	0	0	0	12,001,091
Operating Revenue	0	35,000	0	0	0	0	0	0	0	0	35,000
Total Funding Source	12,000,000	649,878	4,564,906	8,203,256	0	0	0	0	0	0	13,418,040
Operating Effect											
Additional Revenues	0	0	0	-16,250	-65,000	-65,000	-65,000	-65,000	-65,000	-65,000	-406,250
Debt Service	0	0	241,223	516,907	1,173,197	1,146,409	1,116,555	1,089,611	1,056,127	1,022,643	7,362,672
Decreased Operating Costs	0	0	0	-300	-600	-600	-600	-600	-600	-600	-3,900
Increased Operating Costs	0	0	0	124,820	230,265	237,052	244,043	251,243	258,659	266,298	1,612,380
Transfer from Debt Reserve	0	0	-241,223	-516,907	-1,173,197	-1,146,409	-1,116,555	-1,089,611	-1,056,127	-1,022,643	-7,362,672
Total Operating Effect	0	0	0	108,270	164,665	171,452	178,443	185,643	193,059	200,698	1,202,230

Action Summary

Below is a summary of the status of projects in the CIP. Those that are shown as "approved" have already been approved by the Board of Commissioners, either in the FY 2015-20121 or by separate action and there is no substantial change in the project.

New (has not been in a previous CIP)

- Bike Lanes
- County Buildings - Animal Shelter Expansion and Renovation
- Emergency Communications - Next Generation 911
- Schools - Locker Room Renovations
- Schools - Mobile Classrooms
- Schools - Northwood High School Auditorium HVAC Replacement
- Solid Waste & Recycling - Single Stream Recycling

Approved-No Contracts (approved in a previous CIP; the main contract has not been executed, but the project may be in design)

- County Buildings - Space Needs Study Implementation
- Parks - Briar Chapel Park Improvements
- Schools - Bleacher Replacements (Indoor)
- Schools - New School
- Schools - Roof Replacements (non- QSCBs)
- Technology - Increase Capacity for Data Storage
- Technology - Telephone System Replacement - Countywide
- Voting Equipment Replacement
- Water - Haywood Water Main Replacement
- Water - Nature Trail Water Main Replacement
- Water - Planning Western Intake and Plant

Approved-Contracts Let (approved in a previous CIP; main contract has been executed and project is underway)

- County Buildings - Chatham County Agriculture & Conference Center
- County Buildings - Chatham County Detention Center
- Schools - Joint School Bus & County Garage
- Schools - Paving Installation and Replacement
- Solid Waste & Recycling - Replace Waste & Recycling Facility Office
- Technology - Integrated Public Sector Software
- Technology - Patient Data Management and Electronic Health Records System
- Water - Increase Capacity

Substantially Complete (at least some punch list items remain; some other expenses may remain)

- Central Carolina Business Campus

- County Buildings - Historic Courthouse Restoration
- County Buildings - Justice Center
- Parks - Northeast District

Complete (the project is wholly complete with no remaining expenses)

- Community College - Pittsboro Campus - Sustainable Technologies
- County Buildings - Chatham Community Library
- Parks - American Tobacco Trail
- Parks - Northwest District
- Schools - High School Gym Heating/Air Conditioning Replacements
- Schools - North Chatham Elementary Traffic Improvements
- Schools - Renovate Restrooms and Add Hot Water
- Schools - Roof Replacements (QSCBs)
- Schools - Stadium Restrooms and Softball Restrooms
- Water - Western Transmission Mains

Future (the county does not have sufficient data or revenue to schedule the project; the project may be scheduled in future CIP)

- Community College - Health Sciences Building
- Community College - Pittsboro Campus - Roof Replacement
- Community College - Pittsboro Campus - Weatherproof Administration Building
- County Buildings - Assessment of Existing Agricultural Building
- County Buildings - Emergency Operations Center Expansion
- County Buildings - Jail Renovation for Sheriff's Office
- County Buildings - Northeast Library
- Emergency Communications - Radio System Upgrade
- Schools - New Central Office Building
- Schools - New Schools
- Schools - Northwood High School Expansion
- Schools - Replace Gymnasiums at Bennett, Silk Hope and Bonlee
- Technology - Fiber Extension to Siler City
- Technology - Social Services Software Upgrade
- Water District - Southwest Water District Distribution Lines Construction

Total Cost of Each Project by Year

	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Totals
911										
Emergency Communications - Next Generation 911	0	192,038	0	0	0	0	0	0	0	192,038
Total 911	0	192,038	0	0	0	0	0	0	0	192,038
General										
Bike Lanes	0	0	166,500	236,500	0	0	0	0	0	403,000
Central Carolina Business Campus	8,362,913	13,790	0	0	0	0	0	0	0	8,376,703
County Buildings - Animal Shelter Expansion and Renovation	0	14,370	0	0	0	322,056	4,359,038	0	0	4,695,464
County Buildings - Chatham County Agriculture & Conference Center	649,878	4,564,906	8,203,256	0	0	0	0	0	0	13,418,040
County Buildings - Chatham County Detention Center	12,760,150	3,910,559	0	0	0	0	0	0	0	16,670,709
County Buildings - Historic Courthouse Restoration	5,419,258	132,132	0	0	0	0	0	0	0	5,551,390
County Buildings - Justice Center	22,443,550	268,396	0	0	0	0	0	0	0	22,711,946
County Buildings - Space Needs Study Implementation	2,277,325	82,264	1,936,429	0	0	0	0	0	0	4,296,018
Parks - Briar Chapel Park Improvements	195,171	247,274	860,615	0	0	0	0	0	0	1,303,060
Parks - Northeast District	3,210,469	23,400	0	0	0	0	0	0	0	3,233,869
Schools - Bleacher Replacements (Indoor)	119,838	0	0	0	0	272,250	0	0	0	392,088
Schools - Joint School Bus & County Garage	130,146	7,327,775	308,993	233,086	0	0	0	0	0	8,000,000
Schools - Locker Room Renovations	0	0	0	0	0	0	308,000	317,240	103,840	729,080
Schools - Mobile Classrooms	0	85,000	167,000	120,000	0	0	0	0	0	372,000
Schools - New School	373,711	0	0	1,115,014	15,490,915	15,055,758	19,244,872	0	0	51,280,270
Schools - Northwood High School Auditorium HVAC Replacement	0	0	165,000	0	0	0	0	0	0	165,000
Schools - Paving Installation and Replacement	113,228	30,000	0	0	0	0	0	0	0	143,228
Schools - Roof Replacements (non- QSCBs)	1,154,776	2,032,844	1,659,826	1,115,899	158,270	657,604	0	0	0	6,779,219
Technology - Increase Capacity for Data Storage	315,838	0	0	0	723,906	0	0	0	0	1,039,744
Technology - Integrated Public Sector Software	369,210	436,697	294,093	0	0	0	0	0	0	1,100,000

Total Cost of Each Project by Year

	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Totals
Technology - Patient Data Management and Electronic Health Records System	119,781	30,560	0	0	0	0	0	0	0	150,341
Technology - Telephone System Replacement - Countywide	239,682	0	101,200	121,231	93,280	0	0	0	0	555,393
Voting Equipment Replacement	0	0	0	0	0	676,434	0	0	0	676,434
Total General	58,254,924	19,199,967	13,862,912	2,941,730	16,466,371	16,984,102	23,911,910	317,240	103,840	152,042,996
Waste Management										
Solid Waste & Recycling - Replace Waste & Recycling Facility Office	80,281	1,229,717	138,551	0	0	0	0	0	0	1,448,549
Solid Waste & Recycling - Single Stream Recycling	0	0	538,322	0	0	0	0	0	0	538,322
Total Waste Management	80,281	1,229,717	676,873	0	0	0	0	0	0	1,986,871
Water										
Water - Haywood Water Main Replacement	0	11,250	127,060	0	0	0	0	0	0	138,310
Water - Increase Capacity	4,405,324	100,167	0	0	0	0	0	0	0	4,505,491
Water - Nature Trail Water Main Replacement	0	39,750	418,450	192,980	0	0	0	0	0	651,180
Water - Planning Western Intake and Plant	26,120	33,172	500,000	500,000	500,000	500,000	0	0	0	2,059,292
Total Water	4,431,444	184,339	1,045,510	692,980	500,000	500,000	0	0	0	7,354,273

Funding Sources

The table below shows a summary of the funding sources for CIP projects by year. The major revenue sources are installment and other debt, fund balance, and insurance.

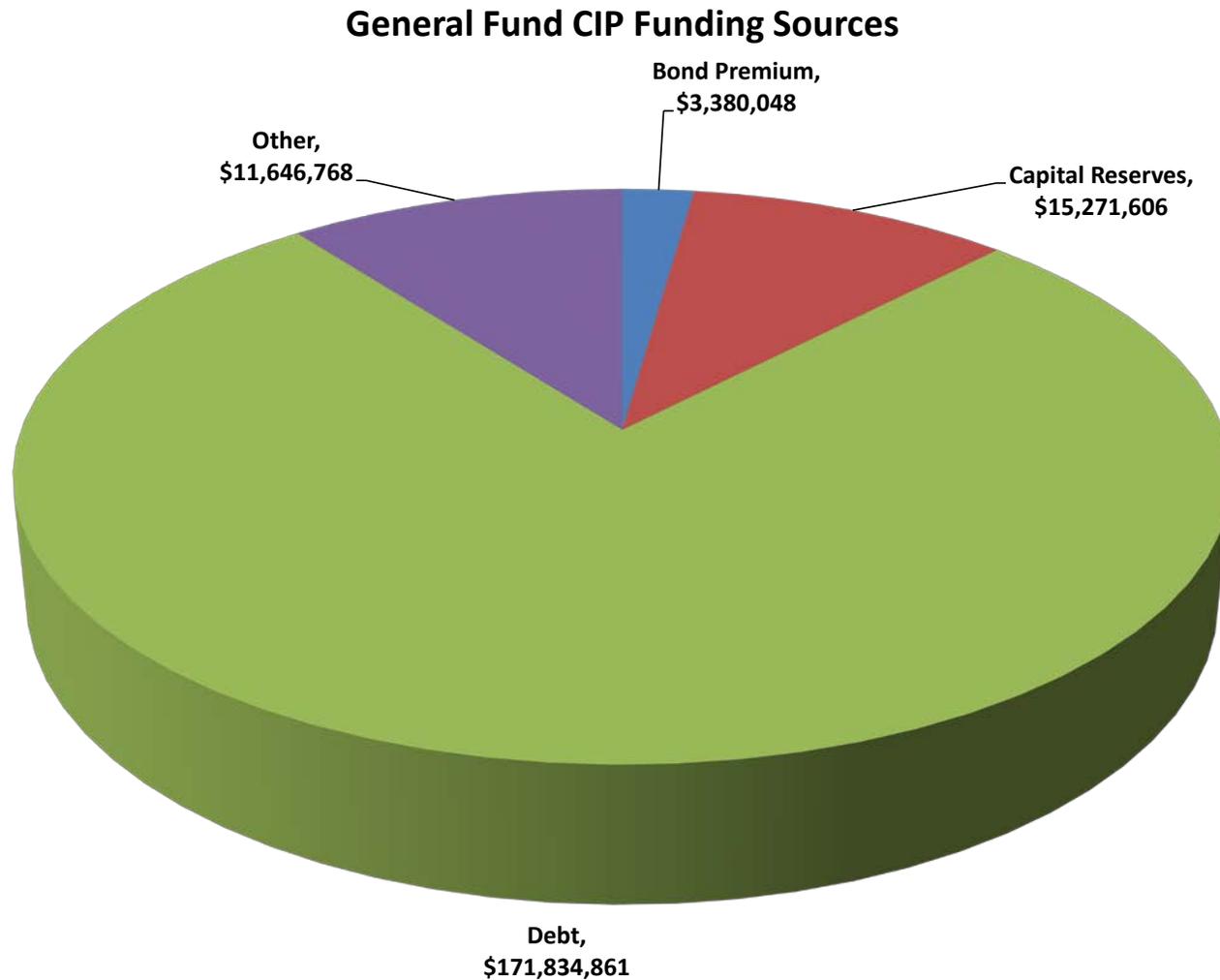
	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Totals
911										
911 Funds	0	192,038	0	0	0	0	0	0	0	192,038
Total 911	0	192,038	0	0	0	0	0	0	0	192,038
General										
Bond Premium	1,172,009	826,090	1,381,949	0	0	0	0	0	0	3,380,048
Capital Reserves	1,043,646	13,400	771,048	1,580,292	879,606	1,273,020	4,667,038	317,240	103,840	10,649,130
Debt--Certificates of Participation (COPs)	7,364,593	0	0	0	0	0	0	0	0	7,364,593
Debt--Installment Purchase	1,831,977	2,883	0	1,115,014	15,490,915	15,055,758	19,244,872	0	0	52,741,419
Debt--Limited Obligation Bonds	12,329,465	14,977,042	7,130,300	233,086	0	0	0	0	0	34,669,893
Debt--Transfer from Capital Reserve	771,946	0	0	0	0	0	0	0	0	771,946
Debt--USDA Rural Development Loan (ARRA)	21,671,604	268,369	0	0	0	0	0	0	0	21,939,973
General Fund Fund Balance	1,521,545	74,930	0	0	0	0	0	0	0	1,596,475
Grants, Gifts, Etc.	1,228,368	10,000	250,000	0	0	0	0	0	0	1,488,368
Insurance Reimbursement	5,281,997	0	0	0	0	0	0	0	0	5,281,997
Interest	31,762	108	0	0	0	0	0	0	0	31,870
Operating Revenue	98,381	0	0	0	0	0	0	0	0	98,381
Recreation Exaction Fee	1,382,287	0	0	0	0	0	0	0	0	1,382,287
Recreation Exaction Fee--Briar Chapel	195,171	247,274	610,615	0	0	0	0	0	0	1,053,060
Transfer from General Fund	1,623,149	1,484,485	1,598,081	0	0	0	0	0	0	4,705,715
Transfer from Roofs Project	0	85,000	167,000	13,338	0	0	0	0	0	265,338
Transfer from Water Capital Reserve	707,024	1,210,359	1,953,919	0	95,850	655,324	0	0	0	4,622,476
Total General	58,254,924	19,199,940	13,862,912	2,941,730	16,466,371	16,984,102	23,911,910	317,240	103,840	152,042,969

Funding Sources

The table below shows a summary of the funding sources for CIP projects by year. The major revenue sources are installment and other debt, fund balance, and insurance.

	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Totals
<u>Solid Waste & Recycling</u>										
Capital Reserves	0	0	538,322	0	0	0	0	0	0	538,322
Operating Revenue	10,750	0	0	0	0	0	0	0	0	10,750
Waste Management Fund Balance	69,531	1,229,717	138,551	0	0	0	0	0	0	1,437,799
Total Solid Waste & Recycling	80,281	1,229,717	676,873	0	0	0	0	0	0	1,986,871
<u>Water</u>										
Capital Reserves	3,756,868	184,339	1,045,510	692,980	500,000	500,000	0	0	0	6,679,697
Debt--Installment Purchase (Transfer from Wester	674,576	0	0	0	0	0	0	0	0	674,576
Total Water	4,431,444	184,339	1,045,510	692,980	500,000	500,000	0	0	0	7,354,273

CIP Funding Sources

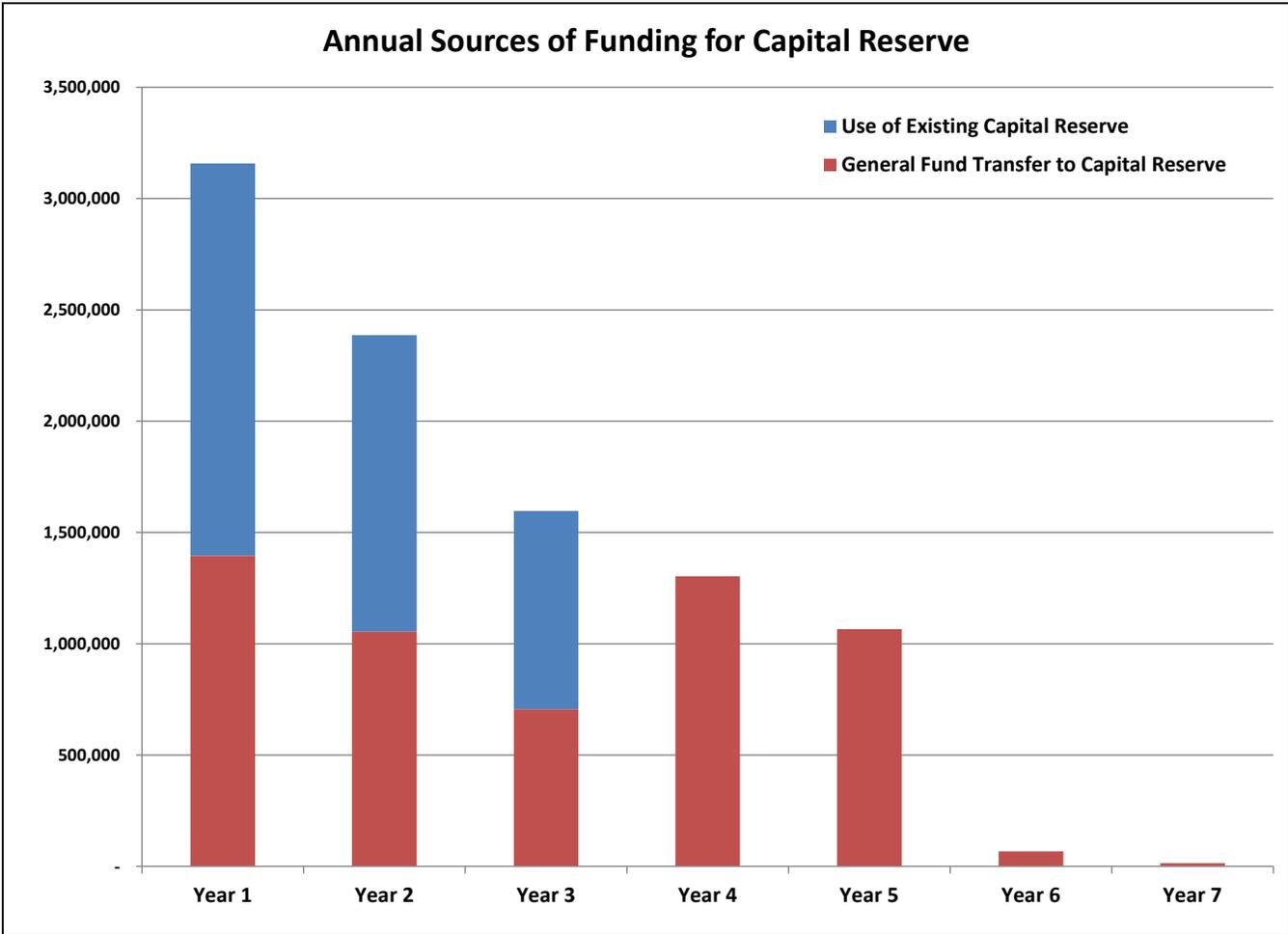


General Fund Capital Reserve

As stated in the Introduction, staff is recommending that pay-as-you-go General Fund projects be paid for through a capital reserve. The county has an existing equipment reserve, which will become seed money for the capital reserve. It contains \$2,126,732. In addition, money left in debt-funded capital projects will be transferred to the capital reserve. The table below estimates the contributions projected between FY 2016 and FY 2022.

Equipment Capital Reserve	2,126,732
Transfer from Historic Courthouse	17,847
Transfer from Munis Project	508,419
Transfer from Justice Center	268,396
Transfer from Garage	686,276
Transfer from Jail Project	375,792
Transfer from General Fund (new)	5,608,622
Total	9,592,083

The chart shows the approximate annual contribution needed from the general fund.



Parks & Recreation

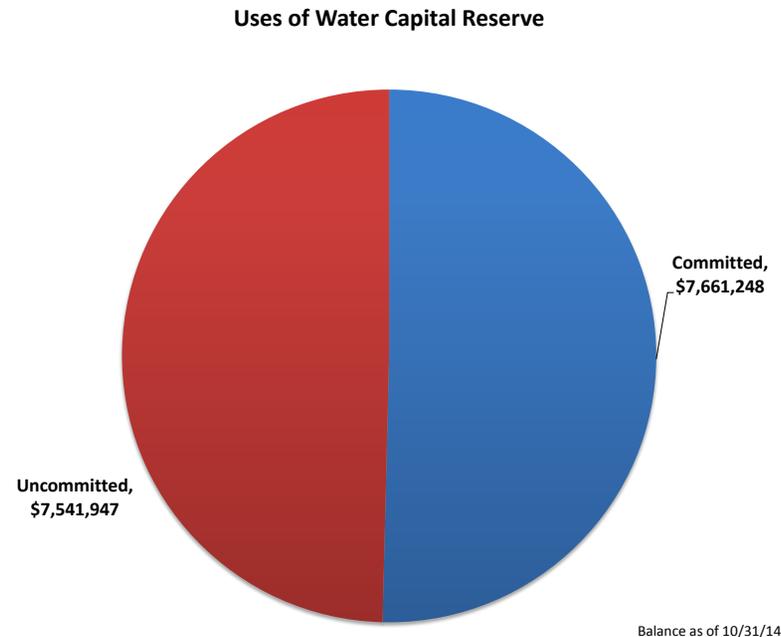
Parks Capital Reserve Fund: Staff recommends spending a small amount for improvements to Northeast Park in FY 2015 to finish that project. These funds have already been appropriated to the Northeast Park project. Staff projects that approximately \$100,000 will be left in the capital reserve after remaining funds from Northeast Park are transferred to the reserve. Staff does not recommend spending these funds until Briar Chapel Park improvements are completed, as the reserve may have to front some of those costs until the county collects sufficient revenue from Briar Chapel recreation fees. Additional improvements are needed at Northwest Park and will be scheduled when issues with funding Briar Chapel Park have been resolved.

Recreation Fees: Recreation fees are established and collected in two districts. The fees must be spent in the district in which they are collected.

- Western District: Since the economic downturn the Western District, consisting of the Jordan-Matthews and Chatham Central High School districts, generated \$2,740 in FY 2014. These funds will be used to reimburse the general fund until it is made whole for the purchase of Northwest Park. At the current rate of development, this will take many years, leaving no funding for additional land in this district.
- Eastern District: Since the economic downturn, the Eastern District, consisting of the Northwood High School district, has generated very little revenue until FY 2014 (\$114,824 in FY 2014), excluding Briar Chapel fees. These funds will be used to reimburse the general fund until it is made whole for the purchase of land for the Southeast District Park. At the current rate of development, this will take approximately five more years, leaving no funding for additional land in this district. Note that funds generated in Briar Chapel will be used to pay for improvements in the Briar Chapel Park, as agreed to by the developer.

Water Capital Reserve

\$1.1 million in availability fees were collected in FY 2014; in the first four months of FY 2015, \$885,000 has already been collected.



Operating Budget Effects

The table below shows the combined effect on the operating budget of the recommended projects for the next seven years. Operating effects include debt service, increased operating costs, decreased operating costs, additional revenues, and appropriation of revenue necessary to fund the project.

	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022
911									
Decreased Operating Costs	0	0	-144,000	-148,320	-152,770	-157,353	-162,073	-166,935	-171,944
Increased Operating Costs	0	0	192,000	197,760	203,693	209,804	216,098	222,581	229,258
Total 911	0	0	48,000	49,440	50,923	52,451	54,025	55,646	57,314
General									
Additional Revenues	0	-1,000	-236,250	-290,000	-290,000	-290,000	-290,000	-290,000	-290,000
Contribution to Capital Reserve	43,956	0	3,157,664	2,386,616	1,596,469	1,303,267	1,065,526	67,708	14,834
Debt Service	1,990,651	3,191,256	3,610,520	4,927,705	4,842,489	7,317,454	7,223,241	9,963,334	9,716,566
Decreased Operating Costs	-204,108	-249,234	-255,378	-466,007	-473,896	-507,531	-534,510	-541,456	-548,609
General Fund Fund Balance	1,401,707	60,560	0	0	0	0	0	0	0
General Fund Operating Revenue	63,381	0	0	0	0	0	0	0	0
Increased Operating Costs	1,727,713	2,761,388	3,190,411	3,595,827	3,560,537	3,702,522	4,038,301	6,135,716	6,356,342
Transfer from Debt Reserve	-1,990,651	-3,191,256	-3,610,520	-4,927,705	-4,842,489	-7,317,454	-7,223,241	-9,963,334	-9,716,566
Transfer from General Fund	4,394,940	82,264	0	0	0	0	0	0	0
Total General	7,427,590	2,653,978	5,856,447	5,226,435	4,393,111	4,208,259	4,279,317	5,371,968	5,532,567
Waste Management									
Decreased Operating Costs	0	-80,884	-89,684	-153,735	-245,472	-252,796	-260,319	-268,048	-275,988
Decreased Revenue	0	0	0	65,959	67,938	69,976	72,075	74,237	76,465
Increased Operating Costs	0	0	157,095	14,662	17,087	17,593	47,511	48,909	59,193
Increased Revenue	0	0	0	-146,020	0	0	0	0	0
Total Waste Management	0	-80,884	67,411	-219,134	-160,447	-165,227	-140,733	-144,902	-140,330

Operating Budget Effects

The table below shows the combined effect on the operating budget of the recommended projects for the next seven years. Operating effects include debt service, increased operating costs, decreased operating costs, additional revenues, and appropriation of revenue necessary to fund the project.

	Prior to FY 2015	Current Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022
Water									
Additional Revenues	0	-33,000	-36,300	-39,930	-43,923	-48,315	-53,147	-58,462	-58,462
Decreased Operating Costs	0	0	0	0	-24,000	-24,000	-24,000	-24,000	-24,000
Decreased Operating Costs (Utility Fund)	0	0	0	0	-16,263	-16,751	-17,253	-17,771	-18,304
Increased Operating Costs	0	50,510	54,335	58,506	63,057	68,023	73,446	79,369	79,369
Increased Operating Costs (Utility Fund)	0	0	11,888	12,483	13,107	13,762	14,450	15,173	15,931
Total Water	0	17,510	29,923	31,059	-8,022	-7,281	-6,504	-5,691	-5,466

Completed Projects

The following projects were completed as of June 30, 2014.

Project Name	Brief Description	Final Project Budget	Final Cost
Community College - Pittsboro Campus - Sustainable Technologies	Construct an 18,000-square-foot LEED Silver certified building for the environmental resources programs at Central Carolina Community College.	\$5,483,545	\$5,399,323
County Buildings - Chatham Community Library	Construct a 25,000-square-foot LEED Gold joint community college-county library on the Pittsboro campus of Central Carolina Community College	\$6,896,224	\$6,697,712
Parks - American Tobacco Trail	Participate with other jurisdictions in converting a former Norfolk Southern Railroad line into approximately 23 miles of trails between downtown Durham and Bonsal in Wake County.	\$60,000	\$60,000
Parks - Northwest District	Renovate existing facilities and construct a playground in order to open Northwest Park on a full-time basis, but postpone major improvements identified in the master plan.	\$1,680,516	\$1,621,383
Schools - High School Gym Heating/Air Conditioning Replacements	Replace heat and install air-conditioning in the gyms at Chatham Central, Jordan-Matthews and Northwood.	\$881,558	\$879,969
Schools - North Chatham Elementary Traffic Improvements	Implement NC Department of Transportation (NCDOT) traffic study recommendations at North Chatham.	\$265,000	\$255,629
Schools - Renovate Restrooms and Add Hot Water	Use Qualified School Construction Bonds (QSCBs) to renovate the restrooms and add hot water at Jordan-Matthews, Chatham Central, Moncure, Horton Middle, J.S. Waters, Bennett and Bonlee. Use local maintenance and/or capital outlay for Pittsboro Elementary, SAGE, and Siler City Elementary.	\$1,757,047	\$1,755,925
Schools - Roof Replacements (QSCBs)	Using Qualified School Construction Bonds (QSCBs), replace or repair roofs at Bonlee (FY 2012), and Pittsboro and Silk Hope (FY 2013) and make minor repairs to other roofs.	\$1,902,337	\$1,902,359
Schools - Stadium Restrooms and Softball Restrooms	Add restrooms to Jordan-Matthews and Northwood football stadiums to accommodate the number of spectators at games. Add restrooms near the softball field at Chatham Central.	\$1,167,494	\$1,109,750
Water - Western Transmission Mains	Continue the Pea Ridge transmission water main by constructing 162,000 linear feet of water mains to serve the southwest water system.	\$14,940,167	\$14,265,591

911 Fund Projects

Emergency Communications - Next Generation 911

New

Convert the 911 phone system and equipment to next generation technology.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Contingency	0	0	17,458	0	0	0	0	0	0	0	17,458
Furnishings & Equipment	0	0	174,580	0	0	0	0	0	0	0	174,580
Total Project Element	0	0	192,038	0	0	0	0	0	0	0	192,038
Funding Source											
911 Funds	0	0	192,038	0	0	0	0	0	0	0	192,038
Total Funding Source	0	0	192,038	0	0	0	0	0	0	0	192,038
Operating Effect											
Decreased Operating Costs	0	0	0	-144,000	-148,320	-152,770	-157,353	-162,073	-166,935	-171,944	-1,103,395
Increased Operating Costs	0	0	0	192,000	197,760	203,693	209,804	216,098	222,581	229,258	1,471,194
Total Operating Effect	0	0	0	48,000	49,440	50,923	52,451	54,025	55,646	57,314	367,799

Define Problem

The Chatham County Public Safety Answering Point (PSAP) is currently Phase II compliant, meaning that the system will give a caller's location, phone number, and location coordinates for both cell and land line calls. However, the PSAP is not capable of receiving text, video, or other types of smart phone applications. The exception to this is that the PSAP can use a text telephone device (TTY) to communicate with people who are deaf or hard of hearing. This is an effective communication device, but does not allow the caller to be mobile.

To expand the capabilities of PSAPs, the NC State 911 Board has made next generation technology a priority .Next generation technology will enable communication centers to receive information in additional formats already used by the public, such as video and text.

The National Emergency Numbering Association (NENA) has defined next generation standards for communication centers, but proposed no timeframe for the standard to be implemented. However, the county should plan now for this significant upgrade of technology.

This project will be paid for with 911 funds.

Recommended Solution

Implement next generation technology. In FY 2015, purchase hardware upgrades and replacements to ensure compatibility with next-generation technology and contract with a provider for service.

Alternatives

Three alternatives exist:

- 1) Plan now for the migration of Emergency Communications to next generation technology by monitoring future projects that are eligible for 911 funds to ensure that 911 funding will be available to fund the next generation technology.
- 2) Do no planning now and depend on grant funding from the State 911 board
- 3) Do nothing. Maintain the current level of operations (e.g. Phase II compliance) even when next generation technology becomes available.

General Fund Projects

Bike Lanes

New

Provide 20% local match funding for four-foot bicycle lanes along Mt. Carmel Church Road (1.90 miles) and Manns Chapel Road (3.10 miles).

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	0	0	0	0	215,000	0	0	0	0	0	215,000
Engineering & Construction Management	0	0	0	13,000	21,500	0	0	0	0	0	34,500
Land & Easements	0	0	0	153,500	0	0	0	0	0	0	153,500
Total Project Element	0	0	0	166,500	236,500	0	0	0	0	0	403,000
Funding Source											
Capital Reserves	0	0	0	166,500	236,500	0	0	0	0	0	403,000
Total Funding Source	0	0	0	166,500	236,500	0	0	0	0	0	403,000
Operating Effect											
Contribution to Capital Reserve	0	0	0	284,750	118,250	0	0	0	0	0	403,000
Total Operating Effect	0	0	0	284,750	118,250	0	0	0	0	0	403,000

Define Problem

The County has experienced a dramatic increase in vehicular and bicyclist traffic in recent years. Chatham’s population is estimated at 67,620, which is a 6.5% increase since the 2010 Census. Currently, Chatham County ranks as the seventh fastest growing county in North Carolina and continues to grow with many commercial and residential development projects on the immediate horizon. Bicycle commuters are continually challenged with riding along two-lane rural roads with high posted speed limits, inadequate shoulders, and poor pavement quality. Between 1997 and 2008, there were 50 reported car-bike crashes in Chatham County; 35 of them within unincorporated portions of the county.

Manns Chapel Road and Mt. Carmel Church Road were selected for submittal to the state’s transportation project prioritization process (SPOT 3.0) for the addition of bike lanes. The roads are within the more densely populated northeastern corner of the county.

The adopted 2011 Chatham County Bicycle Plan identified installation of four-foot bike lanes along these routes as long-term projects. Bike lanes are portions of a roadway designated for the exclusive use of bicyclists.

The Manns Chapel Road segment represents a 3.10-mile stretch from US 15/501 to Poythress Road. The road connects directly into County Bike Route #3, which heads south across the county. Manns Chapel Road also connects to Bicycle Loop B as identified by the Chatham County Recreational Bike Loop Map.

The Mt. Carmel Church Road segment connects Old Farrington Point Road to the Orange County line. The total distance is 1.90 miles. This stretch of road is part of the North Carolina Mountains-to-Sea NC Bike Route 2, a route spanning from Murphy to Manteo, North Carolina. This route is also a popular connector for cyclists who tour Jordan Lake, as this route connects to Bicycle Loop C, identified on the Chatham County Recreational Bike Loop Map.

These projects were discussed by the Chatham Transportation Advisory Committee (TAC) and recommended for project submittal to the SPOT 3.0 process. The Board of Commissioners affirmed the submittal of these projects in August 2014. The Board submitted a letter of intent indicating an intent to commit the 20% local funding match for these two bike lane projects.

After all projects have been scored and prioritized, NCDOT will use the scores as one of the factors in developing its Statewide Transportation Improvement Program (STIP), the document that determines which projects will be funded over the next 10 years. Other factors that NCDOT considers in developing the STIP include project readiness, federal funding rules, and the availability of funds allocated to certain regions and divisions.

The county's portion of costs includes right of way acquisition and 20% of preliminary engineering and construction. The county's cost would be \$145,314 for Mt. Carmel Church Road and \$235,980 for the Mann Chapel Road bike lanes.

Recommended Solution

Provide the match for construction if the bike lane projects are selected for funding by the NC DOT.

Alternatives

- 1) Provide no funding: The county could elect not to fund the bike lane projects, even if selected by NCDOT for funding. This option would not allow any improvement of bicycle facilities along two heavily traveled roads by both cyclists and automobiles. Opportunities to create on-road bicycle facilities would be limited to another state transportation project prioritization round or working with NC DOT during a resurfacing of either route, which would require full county funding for constructing bicycle facilities.
- 2) Commit funding only if projects are selected after FY 2022: If these projects rank well enough in the Statewide Transportation Improvement Program (STIP) and are selected for funding prior to FY22, Chatham County may decline to provide the match for these projects, thus not constructing the bicycle facilities. However, Chatham County could request that NCDOT push back the projects to a future year within the STIP. Please note by doing this, the projects would be subject to state transportation project prioritization and ranking.
- 3) Commit funds if projects are selected: The Statewide Transportation Improvement Program (STIP) will be available in draft form December 2014. Chatham County could commit the local match for the year in which the projects are selected. By doing this, the county is implementing an adopted bicycle plan and providing a safe, dedicated bicycle facility for cyclists.

Professional Services Needed

Engineering services from NC DOT would be required.

Central Carolina Business Campus

Substantially Complete

Construct the infrastructure for Chatham County's 458-acre Business Campus in Siler City, including construction of roadways, water lines, sewer lines, and sewer pump stations.

Project Budget	Budget	Current									Project Totals	
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022		
Project Element												
Construction	7,242,531	7,251,124	13,790	0	0	0	0	0	0	0	0	7,264,914
Design, Engineering & Construction Ad	1,035,299	986,709	0	0	0	0	0	0	0	0	0	986,709
Land	125,080	125,080	0	0	0	0	0	0	0	0	0	125,080
Total Project Element	8,402,910	8,362,913	13,790	0	0	8,376,703						
Funding Source												
Debt--Certificates of Participation (COPs	7,364,593	7,364,593	0	0	0	0	0	0	0	0	0	7,364,593
Grants, Gifts, Etc.	399,882	399,882	0	0	0	0	0	0	0	0	0	399,882
Interest	28,046	28,056	0	0	0	0	0	0	0	0	0	28,056
Transfer from General Fund	272,575	232,568	13,790	0	0	0	0	0	0	0	0	246,358
Transfer from Water Capital Reserve	337,814	337,814	0	0	0	0	0	0	0	0	0	337,814
Total Funding Source	8,402,910	8,362,913	13,790	0	0	8,376,703						
Operating Effect												
Debt Service	0	361,883	360,283	358,683	655,083	640,483	626,963	613,443	597,793	582,583	4,797,197	
Increased Operating Costs	0	43,034	44,325	45,655	47,024	48,435	49,888	51,385	52,926	54,514	437,186	
Transfer from Debt Reserve	0	-361,883	-360,283	-358,683	-655,083	-640,483	-626,963	-613,443	-597,793	-582,583	-4,797,197	
Total Operating Effect	0	43,034	44,325	45,655	47,024	48,435	49,888	51,385	52,926	54,514	437,186	

Define Problem

Lack of property served by adequate infrastructure is a challenge for economic development. In 2000, Chatham County purchased property for a business campus in Siler City. At the time it was purchased, the property was located just outside the town limits of Siler City. The town has since annexed it and is providing water and sewer through infrastructure built by the county. In addition, the county has also provided roads to ensure easy access for potential development. Three entities are now located within the campus: Chatham Hospital, the Chatham Youth Development Center and Central Carolina Community College.

Recommended Solution

The project is substantially complete.

Current Stage of Project

The business park was substantially complete in November 2009. Many of the engineering design and construction administration problems are in the process of being resolved, including additional easements for the bridge and roadway and dedication of the additional right-of-way requested by NC Department of Transportation (NCDOT). Remaining issues include the DOT requirement for the county to post a ten-year bond for future maintenance of the culverts.

Negotiations with the landowner for placement of a sign are in progress. Design and cost estimates for the sign are complete. Once negotiations for the sign

Central Carolina Business Campus

Substantially Complete

easement are complete, the approval process will begin.

Because of engineering design and construction administration problems, additional easements and rights-of-way must be obtained for the bridge and roadways in order for NCDOT to accept and maintain roads; A final plat that satisfies NCDOT needs to be executed and recorded.

Relation to Other Projects

The Central Carolina Community College job training center is complete.

Professional Services Needed

Engineering design work and construction management were needed.

Operating Impact

Funds are needed for bonds, grounds maintenance and electricity. As tax-paying entities locate in the business campus, the county would see an increase in property and sales tax revenues.

County Buildings - Animal Shelter Expansion and Renovation

New

Build a 7,931-square-foot addition to the existing Animal Control shelter and renovate the existing 2,600-square-foot building to meet the needs of animals, visiting public, and staff. Separation of adoptable animals from those who are ill or otherwise not available for adoption will facilitate adoptions of shelter animals. The new building will provide adequate space for staff, and conform to industry best practices.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Architectural Design & Construction Ad	0	0	0	0	0	0	322,056	0	0	0	322,056
Construction	0	0	0	0	0	0	0	3,930,654	0	0	3,930,654
Contingency	0	0	0	0	0	0	0	266,999	0	0	266,999
Feasibility Study	0	0	14,370	0	0	0	0	0	0	0	14,370
Furnishings & Equipment	0	0	0	0	0	0	0	110,985	0	0	110,985
Other Contracted Services	0	0	0	0	0	0	0	28,000	0	0	28,000
Permits & Connection Fees	0	0	0	0	0	0	0	22,400	0	0	22,400
Total Project Element	0	0	14,370	0	0	0	322,056	4,359,038	0	0	4,695,464
Funding Source											
Capital Reserves	0	0	0	0	0	0	322,056	4,359,038	0	0	4,681,094
General Fund Fund Balance	0	0	14,370	0	0	0	0	0	0	0	14,370
Total Funding Source	0	0	14,370	0	0	0	322,056	4,359,038	0	0	4,695,464
Operating Effect											
Contribution to Capital Reserve	0	0	0	936,219	936,219	936,219	936,219	936,218	0	0	4,681,094
Decreased Operating Costs	0	0	0	0	0	0	0	-20,237	-20,237	-20,237	-60,711
Increased Operating Costs	0	0	0	0	0	0	0	188,329	182,728	188,210	559,267
Total Operating Effect	0	0	0	936,219	936,219	936,219	936,219	1,104,310	162,491	167,973	5,179,650

Define Problem

The animal control shelter was built in 1993 and its space is inadequate for dogs, cats, staff and the public.

The shelter is overcrowded. The 20 dog runs and the small area for cats remain full, making overcrowding the main reason for euthanizing animals. Between FY 2011 and FY 2014, 7,678 dogs and cats were sheltered, and 2,651 of these were euthanized due to lack of space despite being eligible for adoption. Public interest in the animal services field continues to increase. Encouraged by the national focus on animal welfare issues, local groups maintain interest in the way the county operates the Animal Services division. The Animal Services division operates the only county-run open admission facility in the area. To provide the best services to our community and animals, the division works to find positive outcomes for all healthy adoptable animals, to prevent pet overpopulation through spay and neuter efforts, and, when necessary, to give animals the most humane euthanasia possible.

A needs assessment conducted in 2014 by Bacon Group Inc. concluded that current animal intake numbers indicate a need for 34 dog kennels and 34 cat housing units. The needs assessment identified many problems with the existing facility, including:

- A single kennel area contributes to disease transmission. Best practices for modern animal shelters call for separately contained and ventilated kennel areas for daily intake, bite quarantine, health quarantine, healthy strays, and adoptable animals. The existing shelter has one kennel room with 10 runs on either side,

making it difficult to separate animals, control disease, treat sick animals, and provide appropriate care.

- Public areas of the shelter are inadequate. The lobby serves as offices for the shelter manager and shelter attendant and also is where adoption services are provided to the public. As a result, newly arrived animals are in the same area as animals being considered by the public for adoption. This creates confusion and stress for the public, staff and animals.
- The building has only one restroom for staff and no public restrooms.
- There is inadequate space for treatment of animals that come into the shelter in need of testing, immunization and simple first-aid procedures. The “kitchen” serves as an animal treatment room, laundry room, utility room, storage and is also where staff washes dishes and equipment.
- There is inadequate space for staff. The facility does not allow staff to function efficiently, safely, and, when necessary, out of the view of the public. The animal control supervisor and four animal control officers are housed in a leased trailer adjacent to the shelter building.
- Additional storage space is required. A wooden storage building behind the kennels currently provides storage for dog and cat food. More permanent solutions should be considered that will not require employees to transport food between buildings in all kinds of weather and that will reduce pests and vermin from having access to the food sources of shelter animals.
- There are several safety issues for the safety of the staff, public, and animals. Open kennel drain trenches pose a risk of injury as well as transmission of disease due to washing excrement past kennels of healthy animals. The chain link fencing, coated steel cable systems, and plastic guillotine doors are showing wear due to aging and represent potential hazards. Replacement of these materials with more current materials will decrease risk of injury to the staff. The current kennel wall surfaces have deteriorated and continue to do so. This allows for diseases like deadly canine parvo virus to stabilize in the setting and re-infect other incoming animals. The steel columns and interior walls are constantly being exposed to harsh chemicals and moisture, causing them to rust. The current euthanasia area is outdoors. While it is covered, it is still exposed to some elements such as rain, cold, and heat, creating stress for animals and staff during the euthanasia process. According to the American Shelter Veterinarians Standards of Care report, euthanasia should be performed in a location where other animals can neither see nor hear the process.
- The current shelter does not facilitate the adoption of cats and dogs. When the public comes to the shelter for the potential purpose of adopting animals, they are not presented with a clear choice. Due to space limitations, the “adoptable” dogs are intermingled with strays not available for adoption, including those quarantined for observation for rabies symptoms and dogs whose temperaments are not suitable for adoption. Potential adopters know that many of the dogs they are viewing will be euthanized in the shelter, which keeps many people from visiting the shelter. The shelter has no interior “meet and greet” area for potential adopters to interact with the dogs, so they are normally directed to take the dog outside on a leash to interact for a short time.

Recommended Solution

Renovate and expand the existing animal control shelter to provide a facility that is safe, healthy and functional for staff, visitors, and animals.

The Bacon Group needs assessment included recommendations for the design of a new shelter and renovations to the existing space that will provide separate intake and adoption buildings and include future space for spay/neuter surgery and education for the public. The design recommendations will address the problems identified with the existing facility, as discussed above, and make shelter operations more efficient. The separation of the buildings and updated HVAC systems will work to reduce disease transmission between animal populations and facilitate the adoption of animals. Future space for spay/neuter surgery would eliminate the need for staff to transport animals to and from veterinarian offices for surgery. Space for public education would permit outreach to the community and enhance public awareness of the roles and responsibilities of the community in reducing euthanasia due to pet overpopulation and disease control. The recommendation calls for fundraising for these two future spaces.

Continue discussions and partnerships with non-profit agencies to create more options for positive outcomes for the shelter animals.

Alternatives

- 1) Do nothing. Continue to operate the existing facility despite the problems and community interest in improvements. Because the agency is required to meet certain housing standards in the Animal Welfare Act, services would have to be cut in order to meet the husbandry practices associated with inspection by the North Carolina Department of Agriculture. Disease and illness in the animal population would continue to be a costly issue and both staff morale and customer satisfaction would be compromised.
- 2) Partner with a local nonprofit agency to house an adoption center in the Pittsboro area that would draw animals from the animal control shelter as well as

County Buildings - Animal Shelter Expansion and Renovation

New

from other sources. While such a partnership could increase the adoption rate, it does not meet the critical and immediate need to expand and renovate the existing facility. A new facility is needed to address the need of the county to provide sheltering to support animal control enforcement and best practices for protecting animal health and improving outcomes.

3) Partner with a nonprofit group to oversee and manage the animal sheltering capabilities in the county. This could be a viable option if there was a local nonprofit group that could sustain the core functions and funding of the shelter.

4) Renovate and expand the existing animal control facility according to design recommendations from the Bacon Group. The new facility will provide separate intake and adoption areas and house 143 animals. The building would have a life expectancy of 25 to 30 years.

Construction will address essential needs for animal shelter operations, including:

- A new building that adds an additional 40 kennels for canines and 42 cat housing units.
- Updated staff spaces that include shelter administrative offices, grooming areas, food prep areas, laundry room with commercial grade appliances, designated treatment rooms, break room, and janitorial area.
- A sally port and intake area for officers to safely load and unload animals without escape. A designated euthanasia area would be in this structure.
- Private feral cat holding room in the intake area to reduce travel and stress.
- The renovation of the existing facility would increase the efficiency of the current building. This building would house field office staff, sick isolation and dangerous animal holding.

Several community members and non-profit agencies have expressed interest in conducting fundraising campaigns to strengthen the availability of funds for a new shelter. Although not essential to shelter operations, the recommendation includes shell space that can be completed in the future with private donations. This space could serve as a community education and training room to host meetings and educational events. The recommendation also includes design of a surgical suite that could be added later through fundraising.

Description of Land Needs

Existing two acres.

Professional Services Needed

Planning and architectural services will be needed. A preliminary needs assessment and cost estimates were completed in 2014.

Operating Impact

Additional funds will be needed for staffing, equipment, and building maintenance.

County Buildings - Chatham County Agriculture & Conference Center

Approved-Contracts Let

Construct a new agricultural center for Chatham County of approximately 32,000 square feet. The facility would include:

- Offices for Cooperative Extension, Farm Service Agency, Soil and Water Conservation District/Natural Resources Conservation Service and the North Carolina Forestry Service;
- A large meeting room/auditorium to seat 400 people at tables (800 without), which can also be subdivided with air walls into three smaller meeting spaces;
- Three conference rooms that will each seat a minimum of 32 people at tables and chairs;
- Storage space for tables, chairs, educational equipment and other supplies;
- A teaching kitchen/laboratory and a catering kitchen in proximity to the auditorium;
- One set of bathroom facilities for staff that includes showers;
- Ample parking for both cars and trucks with trailers;
- Land should also be adequate for a Livestock Show Barn, mini-arboretum and demonstration plots, which may be added in the future and funded with private donations.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Architectural Design & Construction Ad	850,000	572,755	160,764	116,481	0	0	0	0	0	0	850,000
Construction	9,500,000	63	3,945,600	7,263,595	0	0	0	0	0	0	11,209,258
Contingency	900,000	0	197,280	363,180	0	0	0	0	0	0	560,460
Feasibility Study	0	35,000	0	0	0	0	0	0	0	0	35,000
Financing Costs	0	0	120,150	0	0	0	0	0	0	0	120,150
Furnishings & Equipment	703,650	0	0	350,000	0	0	0	0	0	0	350,000
Other Contracted Services	46,350	42,050	38	50,000	0	0	0	0	0	0	92,088
Permits & Connection Fees	0	10	141,074	60,000	0	0	0	0	0	0	201,084
Total Project Element	12,000,000	649,878	4,564,906	8,203,256	0	0	0	0	0	0	13,418,040
Funding Source											
Bond Premium	0	0	0	1,381,949	0	0	0	0	0	0	1,381,949
Debt--Limited Obligation Bonds	12,000,000	614,878	4,564,906	6,821,307	0	0	0	0	0	0	12,001,091
Operating Revenue	0	35,000	0	0	0	0	0	0	0	0	35,000
Total Funding Source	12,000,000	649,878	4,564,906	8,203,256	0	0	0	0	0	0	13,418,040
Operating Effect											
Additional Revenues	0	0	0	-16,250	-65,000	-65,000	-65,000	-65,000	-65,000	-65,000	-406,250
Debt Service	0	0	241,223	516,907	1,173,197	1,146,409	1,116,555	1,089,611	1,056,127	1,022,643	7,362,672
Decreased Operating Costs	0	0	0	-300	-600	-600	-600	-600	-600	-600	-3,900
Increased Operating Costs	0	0	0	124,820	230,265	237,052	244,043	251,243	258,659	266,298	1,612,380
Transfer from Debt Reserve	0	0	-241,223	-516,907	-1,173,197	-1,146,409	-1,116,555	-1,089,611	-1,056,127	-1,022,643	-7,362,672
Total Operating Effect	0	0	0	108,270	164,665	171,452	178,443	185,643	193,059	200,698	1,202,230

Define Problem

The current building was built in 1956 and has never had a major renovation. Storage space is inadequate. The original building is not compliant with the Americans with Disabilities Act (ADA). To get to the lower floor, wheelchair-bound clients must use their vehicles or go around the building via the street. The building is inefficient to heat and cool. The upstairs restrooms have no air conditioning and limited ventilation. Participants in educational programs routinely complain about the condition of the facilities and the lack of parking in close proximity to the current building. Also, the lack of reserved loading zone space makes it difficult for the staff to load and unload equipment and materials necessary for programs. Many Extension educational programs are being moved offsite and rent must be paid for a larger meeting space to meet client demands.

Recommended Solution

The Cooperative Extension Service staff, Extension Advisory Council, Farm Service Agency (FSA) staff, the FSA County Committee, Natural Resources Conservation Service staff, and Soil and Water Conservation District staff and Board of Supervisors recommend that Chatham County build a stand-alone Chatham County Agriculture and Conference Center to house the natural resources and agricultural agencies and to provide a meeting facility that county departments and Central Carolina Community College could use and the public could rent. The new facility would allow ample space for expanded programs as well as corporate and educational meetings that might last for several days. Meetings of this size would have the potential to attract new food and lodging establishments and other businesses that provide services for out-of-town visitors. The advantages of building on the west side of the Central Carolina Community College Pittsboro Campus are that it is centrally located within the county and the sustainable agriculture program at the college would be a good partner for many programs.

The facility is currently scheduled to open February 2016.

Alternatives

- (1) Expand and renovate the County Agricultural Building. A study conducted by Hobbs Architects in 2008 estimated that it would cost between \$7 and \$8 million to add 17,000 square feet, replace mechanical and electrical systems, improve energy efficiency, add an elevator and make the building ADA compliant, and renovate the existing building on site. This option did not include a civic center, but did include a larger meeting room (with seating at tables for approximately 250) and other meeting spaces.
- (2) A meeting center could be built as a stand-alone facility and the agricultural agencies stay in the existing building. This would not address the current and future space needs for these agencies and their customers. This option would require hiring additional staff to run the facility.
- (3) Relocation of the agricultural agencies to a new facility would free up the County Agricultural Building for other county departments that need to be in the county government complex. The agricultural agencies do not need to be located in the current county government complex. Grant funding is probably not an option due to the lack of grant opportunities.

Current Stage of Project

The county has purchased approximately 100 acres to the west of Central Carolina Community College's Pittsboro Campus for the Agriculture and Conference Center and future college expansion. On September 15, 2014, the Board of Commissioners awarded the base bid for the project and construction should begin mid-fall.

Description of Land Needs

The county purchased approximately 100 acres west of Pittsboro on US Business 64. The property would also be used for future expansion of CCCC. CCCC officials have been involved in master planning the site.

Professional Services Needed

Architectural design and construction management were needed.

Operating Impact

Additional funds will be needed for utilities, building maintenance, and expanded programs. One option may be to contract with CCCC for these services. This arrangement has worked well for the Chatham Community Library. Some of this cost would be offset by revenue from rental of the meeting spaces and facility.

County Buildings - Chatham County Detention Center

Approved-Contracts Let

Construct a 60,000-square-foot jail with a build out capacity of 133 beds, and continue efforts to decrease the jail population.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	14,254,431	11,463,782	3,078,984	0	0	0	0	0	0	0	14,542,766
Contingency	808,548	0	0	0	0	0	0	0	0	0	0
Debt Issuance Cost	293,788	181,279	0	0	0	0	0	0	0	0	181,279
Design, Engineering & Construction Ad	1,094,797	1,010,126	83,783	0	0	0	0	0	0	0	1,093,909
Equipment	210,000	0	360,000	0	0	0	0	0	0	0	360,000
Land	1,823	1,268	0	0	0	0	0	0	0	0	1,268
Miscellaneous Contracts	116,131	103,695	12,000	0	0	0	0	0	0	0	115,695
Pay Interest (from Bond Premium)	0	0	375,792	0	0	0	0	0	0	0	375,792
Total Project Element	16,779,518	12,760,150	3,910,559	0	16,670,709						
Funding Source											
Bond Premium	1,284,518	1,172,009	0	0	0	0	0	0	0	0	1,172,009
Debt--Limited Obligation Bonds	15,492,710	11,584,441	3,910,451	0	0	0	0	0	0	0	15,494,892
Interest	2,290	3,700	108	0	0	0	0	0	0	0	3,808
Total Funding Source	16,779,518	12,760,150	3,910,559	0	16,670,709						
Operating Effect											
Additional Revenues	0	0	0	-219,000	-219,000	-219,000	-219,000	-219,000	-219,000	-219,000	-1,533,000
Debt Service	0	530,825	1,350,825	1,334,425	1,309,825	1,285,225	1,260,625	1,236,025	1,198,225	1,165,625	10,671,625
Increased Operating Costs	0	620,555	1,330,961	1,443,230	1,486,527	1,531,123	1,577,057	1,624,368	1,673,099	1,723,292	13,010,212
Transfer from Debt Reserve	0	-530,825	-1,350,825	-1,334,425	-1,309,825	-1,285,225	-1,260,625	-1,236,025	-1,198,225	-1,165,625	-10,671,625
Total Operating Effect	0	620,555	1,330,961	1,224,230	1,267,527	1,312,123	1,358,057	1,405,368	1,454,099	1,504,292	11,477,212

Define Problem

The county is legally responsible for confining inmates and providing funding to meet basic legal requirements for jail inmates. The maximum total capacity for inmates in the jail is 51. Of these beds, 42 are male beds, 6 are female beds and 3 are medical/segregation beds. If the 3 medical/segregation beds are filled and additional inmates require segregation, the county must either pay another county for segregation bed space or assign staff to almost continual monitoring of inmates, leaving other responsibilities unstaffed. So while the jail's total capacity is 51 inmates, parts of the jail can be at or over capacity before reaching 51 beds. In October of 2012, two of the three segregation beds were already filled when two additional males were admitted as co-defendants charged with murder, requiring segregation. This put the jail over capacity for the segregation of inmates. In 2014, the jail expects to be at or over capacity 50% percent of time. In 2014, the inmate population is expected to exceed operational efficiency of 43 inmates 85% of the time. When inmate population is at or over 85% capacity (43 inmates), the detention staff's ability to effectively manage the population is greatly reduced.

The average daily population has increased from 28 to up to 50 since 2000, despite serious efforts by jail staff to reduce the population. Although average daily population, admissions, and length of stay may fluctuate somewhat, all three metrics show an upward trend.

Starting in January, 2012, the state required all misdemeanants sentenced to 180 days and less to serve their time at the county jail. This has not had an appreciable effect on the jail, because these inmates have been housed at other facilities under the statewide misdemeanor program. Because of outside forces, the population has fluctuated widely from a high average daily population of 53 in 2010 (with a high daily population of 72 in December of 2010) to the lowest average daily population in recent history of 38 in 2012. Factors, such as the closing of the Siler City magistrate's office because of state budget reductions, have tended to lower the population as officers on the west side of the county make fewer arrests and issue more citations. The implementation of a statewide warrant database, NC Aware, in 2008 initially led to an increase in the population, but as that system has been in place for several years, it no longer has such a significant effect.

Jail crowding increases prisoner and staff tensions, wear and tear on facility and equipment, budgetary problems from staffing to medical costs, and an inability to meet the state minimum detention standards. The existing Chatham County Detention Facility is a 10,000-square-foot facility, opened in 1982. The structure of the building is grandfathered but does not meet current standards. The existing layout is a linear format which is less safe and efficient than newer jails that are designed in semi-circles or pods, which allow for more efficient, effective, and safer supervision.

Though not as apparent, crowding creates problems for other justice system officials:

- Judges, prosecutors, and other officials often find crowding a severe constraint in cases where jailing offenders appears necessary but space is unavailable.
- Prosecutors, public defenders, and pretrial services officers find their functions impaired by delayed access to inmates caused by difficulty in processing large numbers of offenders.
- Court functions may suffer when crowding affects the movement of inmates to and from scheduled appearances.

Two primary factors influence population levels:

1. Number of admissions: 1,423 in 2004, 1,608 in 2011, 1,356 in 2012, 1,426 in 2013, 1,476 projected for 2014.
2. Average length of stay: 9.4 days in 2004, 10.7 in 2011, 10.23 in 2012, 11.77 in 2013, 12.36 days projected for 2014.

The doubling in the number of daily courts from two to four with the opening of the Justice Center may also have an impact on the jail population. The County commissioned an update to the Fall 2008 Jail Study, which projected admissions and average daily population based on trending admissions and average length of stay. When these factors are adjusted, more beds are needed in the 20-year timeframe.

Steps to Reduce Population

Since February 2004, the Sheriff's Office has taken numerous steps to reduce inmate population, including:

1. Does not hold federal inmates (we have not held federals in eight to nine years)
2. Does not accept state inmates for court
3. Delivers state-sentenced inmates to prison within a week instead of waiting on the state to pick them up
4. Reviews daily the inmate population for low bonds or misdemeanor cases
5. Confers with the district attorney for bond hearings and moves court dates up on misdemeanor cases
6. Provides access to defense attorneys to expedite cases
7. Applies strict scrutiny to admitting persons charged with public inebriation
8. Provides daily inmate population reports to court staff
9. Works closely with the county-run pretrial release program.

Recommended Solution

1. Maintain pretrial release efforts. Pretrial is effective at reducing the population of a majority of misdemeanor cases and some felony cases.
2. Accelerate court dockets by increasing access to court.
3. Transfer inmates to other counties. Sheriff Webster has negotiated an arrangement with Harnett County Jail to hold inmates at a rate of \$50/day plus medical costs, which is well below Chatham's cost per inmate. This arrangement is short-term, not guaranteed, and will increase

Alternatives

1. Do nothing: The problems associated with jail overcrowding are outlined above. Overcrowding is likely to worsen as the county's population increases. This situation puts the county in some legal jeopardy from civil suits. Even if the county is willing to take this risk, judges could, for safety reasons, order inmates to be held at another facility at the county's cost. Additionally, the current jail is in need of repairs for leaks and replacement of shower pipes that are of concern to the state inspector, and it needs to be repainted. The cost of repainting has been estimated at \$80,000.
2. Delay building a jail and rent beds from adjacent counties: In FY 2012 the County had to rent beds, and in FY 2013 the County has sent inmates to a Division of Adult Correction facility for safekeeping at a charge of \$40/day due to insufficient availability of segregation beds. Harnett County recently has agreed to house Chatham inmates on a temporary basis for \$50 per day plus medical expenses. Harnett officials will not guarantee available beds or a timeframe for this arrangement. While this cost is very reasonable, other options, especially ones that require inmates to be transported long distances, could be significantly more expensive.
3. Increase population control measures through electronic house arrest: In larger facilities, electronic house arrest is used to control the inmate population. Because of the small size of the facility and the measures already taken by jail staff, electronic house arrest would not be an effective option by itself. Having an electronic monitoring program as part of pretrial release is more effective and efficient.
4. Participate in the construction of a regional jail: In 2005, the county participated in a study to determine if several counties could share a regional jail. This option was cost effective only for the host county. Subsequently, Moore County, one of the counties involved in the study, decided to construct its own jail.
5. Build a new jail: Several options exist for building a new jail, including:
 - Add on to the existing jail—this option fails to address the problems with the existing jail and limits future expansion because of the site. This option was not evaluated by the consultant because it does not address existing problems with the facility. The site is currently limited, but will become more so with an expansion of the Emergency Operations Center and site improvements.
 - Build a 60,000-square-foot jail with a build out capacity of 133 beds on property currently owned by the county that will allow the jail to be easily expanded.

Current Stage of Project

Hemphill Randel Associates was selected as the architect. County-owned property on Renaissance Drive was selected as the building site. Construction documents are complete and the project was bid in December, 2012 and awarded in March of 2013. The project is scheduled to be complete in late 2014.

Professional Services Needed

Professional design and architecture were needed.

Operating Impact

Additional funds will be needed for additional staff and operating costs. Revenues shown reflect \$40/bed for one cell block. This is the rate offered by the NC Department of Corrections for misdemeanor offenders, which the county could be required to take in the future. Since meeting with the US Marshal's Office, staff is less certain the jail will be used for federal inmates. The demand is currently met in the region by other jails. This significantly reduces the revenue available for housing outside inmates. Staff is planning a three-month overlap between opening the new jail and operation of the current one. This overlap will help with unforeseen construction delays and implementation of the new detention facility transition process. Staff will utilize this three-month overlap for training new and current detention staff in new operational procedures, ensuring that the facility has all required equipment, and transferring current equipment and inmates to the new facility in a safe manner.

County Buildings - Historic Courthouse Restoration

Substantially Complete

Reconstruct the Chatham County historic courthouse, which was damaged extensively by fire on March 25, 2010.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	4,974,619	4,804,969	131,862	0	0	0	0	0	0	0	4,936,831
Design, Engineering & Construction Ad	569,997	568,742	0	0	0	0	0	0	0	0	568,742
Furnishings & Equipment	39,880	45,547	270	0	0	0	0	0	0	0	45,817
Total Project Element	5,584,496	5,419,258	132,132	0	5,551,390						
Funding Source											
Insurance Reimbursement	5,281,997	5,281,997	0	0	0	0	0	0	0	0	5,281,997
Transfer from General Fund	302,499	137,261	132,132	0	0	0	0	0	0	0	269,393
Total Funding Source	5,584,496	5,419,258	132,132	0	5,551,390						
Operating Effect											
Transfer from General Fund	0	287,240	0	0	0	0	0	0	0	0	287,240
Total Operating Effect	0	287,240	0	0	0	0	0	0	0	0	287,240

Define Problem

The Chatham County Courthouse was in the process of being renovated when it burned in a March 2010 fire, caused by a spark from a soldering torch. The courthouse provided Superior Court functions along with space for judicial offices. The county relocated the court and those offices to the new Justice Center. The rebuilt courthouse provides courtroom space for low-risk trials and other functions. The courtroom also serves as the meeting room for the Board of Commissioners' and Board of Education.

Recommended Solution

The Board of Commissioners appointed a citizens' task force for input on how the county should proceed in restoring the courthouse. After several months and many meetings, the committee's recommendation was to restore the courthouse to its near original state. In keeping with the task force findings, the courthouse was restored to its nearly original condition on the exterior and a somewhat enhanced, but generally pre-fire condition, on the interior.

Current Stage of Project

The project is substantially complete and the courthouse is being used by the county. Repairing corridor plaster is all that remains to be done.

Relation to Other Projects

The project is related to the justice center.

Professional Services Needed

Professional design work and construction management were required.

Operating Impact

This building's operating costs are similar to pre-fire costs.

County Buildings - Justice Center

Substantially Complete

Construct an 87,093-square-foot judicial facility south of the Courthouse Annex to accommodate the existing and future needs of the judicial system.

Project Budget	Current										
	Budget	Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Project Totals
Project Element											
Building Purchase	0	181,661	0	0	0	0	0	0	0	0	181,661
Construction	18,138,278	18,135,563	14,226	0	0	0	0	0	0	0	18,149,789
Debt Issuance Cost	229,096	110,466	0	0	0	0	0	0	0	0	110,466
Design, Engineering & Construction Ad	2,213,354	2,213,364	0	0	0	0	0	0	0	0	2,213,364
Engineering & Other Fees	217,259	217,569	0	0	0	0	0	0	0	0	217,569
Furnishings & Equipment	1,607,863	1,339,001	51,636	0	0	0	0	0	0	0	1,390,637
Interim Financing	0	121,545	0	0	0	0	0	0	0	0	121,545
Land	305,801	124,085	0	0	0	0	0	0	0	0	124,085
Miscellaneous Contracts	296	296	0	0	0	0	0	0	0	0	296
Transfer to Capital Reserve	0	0	202,534	0	0	0	0	0	0	0	202,534
Total Project Element	22,711,947	22,443,550	268,396	0	22,711,946						
Funding Source											
Debt--Transfer from Capital Reserve	771,946	771,946	0	0	0	0	0	0	0	0	771,946
Debt--USDA Rural Development Loan (21,940,000	21,671,604	268,369	0	0	0	0	0	0	0	21,939,973
Total Funding Source	22,711,946	22,443,550	268,369	0	22,711,919						
Operating Effect											
Debt Service	0	968,651	968,651	968,651	968,651	968,651	968,651	968,651	968,651	968,651	8,717,859
Decreased Operating Costs	0	-78,108	-78,108	-78,108	-78,108	-78,108	-78,108	-78,108	-78,108	-78,108	-702,972
Increased Operating Costs	0	857,874	1,064,736	1,096,678	1,129,578	1,163,465	1,198,369	1,234,320	1,271,350	1,309,491	10,325,861
Transfer from Debt Reserve	0	-968,651	-968,651	-968,651	-968,651	-968,651	-968,651	-968,651	-968,651	-968,651	-8,717,859
Total Operating Effect	0	779,766	986,628	1,018,570	1,051,470	1,085,357	1,120,261	1,156,212	1,193,242	1,231,383	9,622,890

Define Problem

Programming completed by the project architect showed judicial offices and functions needed 53,700 square feet in the near future. Prior to construction of the Justice Center the county rented space for probation, the district attorney, probation, juvenile probation, Chatham 360, and the public defender. Court officials identified the lack of courtroom space as a severe problem. In 2010, when this project was given final approval, 368 cases were on the docket for one session of criminal district court. The capacity of district court was 154. With attorneys, witnesses, and court officials, many people were not able to fit in the courtroom, and attorneys had to confer with clients in the hallways.

Recommended Solution

Construct an 87,093-square-foot judicial facility south of the Courthouse Annex to accommodate the existing and future needs of the judicial system offices and courtrooms.

County Buildings - Justice Center

Substantially Complete

Current Stage of Project

The project was substantially complete on November 28, 2012. Staff moved in December 2012, and court proceedings began early January 2013. The new parking lot was completed and opened for use in July of 2014. Additional exterior security cameras have been added to assist in public safety. The Judicial Center is in the process of being linked to the new Detention Center to allow for video arraignment.

Description of Land Needs

The county purchased land for the judicial facility in 2001.

Professional Services Needed

Construction management and testing services were required

Operating Impact

Additional funds were needed for security personnel (10 positions added), utilities, building maintenance personnel (5 positions added), technology personnel (1 position added) and debt service. The county will save a small amount by no longer renting space for judicial offices in Pittsboro.

County Buildings - Space Needs Study Implementation

Approved-No Contracts (Part)

- FY 2011: Renovate the old library space for a temporary Superior Courtroom and future county office space.
- FY 2011: Renovate the economic development office for the county attorney's office.
- FY 2014: Renovate temporary superior court to accommodate Management Information Services (MIS)
- FY 2013 to FY 2016: Renovate in two phases the Courthouse Annex for the Manager's Office, Count Attorney, Finance, Tax, and Register of Deeds to expand into space vacated by the courts.

Project Budget	Current										Project Totals
	Budget	Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	3,853,251	1,896,227	0	1,575,000	0	0	0	0	0	0	3,471,227
Contingency	310,885	0	0	157,500	0	0	0	0	0	0	157,500
Design, Engineering & Construction Ad	387,616	229,755	82,264	49,429	0	0	0	0	0	0	361,448
Furnishings & Equipment	376,578	151,343	0	154,500	0	0	0	0	0	0	305,843
Total Project Element	4,928,330	2,277,325	82,264	1,936,429	0	0	0	0	0	0	4,296,018
Funding Source											
Capital Reserves	0	0	0	338,348	0	0	0	0	0	0	338,348
Debt--Installment Purchase	521,542	303,490	0	0	0	0	0	0	0	0	303,490
General Fund Fund Balance	0	657,134	0	0	0	0	0	0	0	0	657,134
Operating Revenue	91,360	63,381	0	0	0	0	0	0	0	0	63,381
Transfer from General Fund	4,315,428	1,253,320	82,264	1,598,081	0	0	0	0	0	0	2,933,665
Total Funding Source	4,928,330	2,277,325	82,264	1,936,429	0	0	0	0	0	0	4,296,018
Operating Effect											
Contribution to Capital Reserve	0	0	0	338,348	0	0	0	0	0	0	338,348
Debt Service	0	34,457	33,551	32,645	31,739	30,833	29,927	19,194	18,546	17,898	248,790
General Fund Fund Balance	4,478,767	657,134	0	0	0	0	0	0	0	0	657,134
General Fund Operating Revenue	0	63,381	0	0	0	0	0	0	0	0	63,381
Transfer from Debt Reserve	0	-34,457	-33,551	-32,645	-31,739	-30,833	-29,927	-19,194	-18,546	-17,898	-248,790
Transfer from General Fund	0	2,851,401	82,264	0	0	0	0	0	0	0	2,933,665
Total Operating Effect	4,478,767	3,571,916	82,264	338,348	0	0	0	0	0	0	3,992,528

Define Problem

Many of the county's offices are located in rental space or have outgrown existing space. Excluding special-purpose buildings such as jail, courts, libraries, garage, and animal shelter, a space needs study completed in 2009 by the Wooten Company found:

- The County occupied more than 10,000 square feet in office/storage rental space (equivalent to \$120,000 per year in rent).
- The County needed an additional 20,000 square feet in office/storage space to meet immediate needs.
- An additional 37,000 square feet will be needed in 5 to 10 years.
- An additional 86,000 square feet will be needed in 20 years. The purchase of the Performance Building helped address about one-half of the short-term needs. Approximately 14,500 square feet is occupied, with the remainder of the building being rented out in the short term.

Recommended Solution

When the Justice Center was complete, the clerk of court and district court moved into that building, freeing the Annex for additional county office space. The space needs consultant recommended that:

- Register of deeds move to the space occupied by the clerk of court.
- Tax expand into area occupied by register of deeds.
- Manager's office expand into district court.
- Renovate existing Tax area and expand Finance into the area occupied by MIS.

The space needs consultant also recommended a 500-square-foot addition to the Emergency Operations Building. However, the growth predicted to occur with Chatham Park will impact that department significantly. Staff is recommending that space requirements for Emergency Operations be considered as a separate but future project.

Alternatives

Many options exist for addressing space needs; however, a change to one project may have a chain reaction that impacts many projects and/or plans. The options presented address the major areas of concern noted in the space needs study and provide a reasonable foundation for the county to meet its space needs for the foreseeable future.

Renovation of the old jail for Emergency Operations has been ruled out by the architect. Low, concrete ceilings prevent the installation of the necessary wiring for data and electrical service.

Current Stage of Project

The temporary superior courtroom was completed January 25, 2011. The County Attorney's Office moved into the old Economic Development space in March, 2011. The Board of Commissioners approved proceeding with renovating the eastern half of the Annex Building, which was completed at the end of January 2014. The County Manager's Office, including the County Attorney, is now consolidated in the expanded space and the Register of Deeds office moved into the renovated space formerly occupied by the clerk of court. MIS moved into the space vacated by temporary superior court in the same timeframe. When the new Agriculture and Conference Center is complete, the Finance and Tax departments will move into the vacant space in the existing building, and renovation of the western half of the Annex will begin (this is estimated for February 2016).

Relation to Other Projects

The project is related to the Performance Building renovation, construction of the Justice Center, and construction of the new Agriculture and Conference Center. Together, these projects go a long way towards addressing the county's space needs. The renovations to the Annex Building could not occur if the justice center had not been constructed.

Professional Services Needed

Detailed architectural drawings and construction management will be needed.

Parks - Briar Chapel Park Improvements

Approved-No Contracts (Part)

Accept donation of the 62-acre Briar Chapel Park with existing regulation soccer, football, baseball, and softball field; fence and light the athletic fields; and construct a restroom/concessions building, trails, and other improvements over several phases using recreation fees paid by the Briar Chapel development.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Architectural Design & Construction Ad	0	15,075	1,675	0	0	0	0	0	0	0	16,750
Construction	0	0	193,090	0	0	0	0	0	0	0	193,090
Contingency	89,596	0	19,309	40,982	0	0	0	0	0	0	60,291
Engineering & Construction Administrati	80,739	9,500	0	73,499	0	0	0	0	0	0	82,999
Equipment	10,600	0	20,600	67,200	0	0	0	0	0	0	87,800
Facilities	972,280	169,416	0	661,634	0	0	0	0	0	0	831,050
Other Contracted Services	0	1,180	0	0	0	0	0	0	0	0	1,180
Permits & Connection Fees	0	0	12,600	0	0	0	0	0	0	0	12,600
Technology	0	0	0	17,300	0	0	0	0	0	0	17,300
Total Project Element	1,153,215	195,171	247,274	860,615	0	0	0	0	0	0	1,303,060
Funding Source											
Grants, Gifts, Etc.	309,820	0	0	250,000	0	0	0	0	0	0	250,000
Recreation Exaction Fee--Briar Chapel	843,395	195,171	247,274	610,615	0	0	0	0	0	0	1,053,060
Total Funding Source	1,153,215	195,171	247,274	860,615	0	0	0	0	0	0	1,303,060
Operating Effect											
Additional Revenues	0	0	0	0	-5,000	-5,000	-5,000	-5,000	-5,000	-5,000	-30,000
Increased Operating Costs	0	46,471	62,499	67,704	69,735	71,827	73,982	76,201	78,487	80,842	627,749
Total Operating Effect	0	46,471	62,499	67,704	64,735	66,827	68,982	71,201	73,487	75,842	597,749

Define Problem

As part of its conditional use permit (CUP), Briar Chapel development was required to construct a park. However, the CUP did not specify the level to which the facilities must be developed. Briar Chapel has constructed a 62-acre facility consisting of parking, roadways and a football, regulation soccer, and two baseball fields. The athletic fields lacked fencing, lighting, bleachers, and restroom and concessions that would make the fields optimal for use. Six years ago, Briar Chapel officials approached the county about giving the park to the county. Based on the 2009 Parks and Recreation Comprehensive Master Plan, many recreation facilities are needed in the county, including nine soccer fields, four football fields and five softball fields. Accepting the park from Briar Chapel and making improvements would alleviate part of this deficit. In addition, several athletic groups, including East Chatham Baseball, Chatham Soccer League, and East Chatham Football Association, have expressed interest in using the fields.

Recommended Solution

Using recreation fees paid by Briar Chapel, the county would make improvements to the fields as fees are collected. The facilities will be constructed in priority order as funds become available through Briar Chapel recreation fees and possibly with grant money from Parks and Recreation Trust Fund (PARTF).

1. Fencing of all fields
2. Lighting of the football field
3. Restroom/concession building and supporting utilities

4. Lighting of the parking lots
5. Storage shed
6. Entrance sign and gate
7. Bleachers and benches for all fields
8. Soccer goals
9. Lighting of two baseball/softball fields
10. Dugouts, bases and pitching mounds
11. Walking trail
12. Scoreboard
13. Playground with shade structure
14. Directional signage

Alternatives

The county could have chosen not to accept the park and allow Briar Chapel to operate it through its Homeowners Association. The CUP does require that the park be open to the public. Since there is no requirement that Briar Chapel develop the park beyond the state the county received it, the athletic facilities would be less than optimal. Fencing was needed on the baseball fields to keep balls from hitting spectators. The soccer field needed fencing to keep balls from rolling down a steep embankment. All athletic fields need bleachers for spectators. Without lighting, the fields can only be used during daylight hours. Without restroom and concession facilities, the park would not provide the amenities most participants and spectators expect and game play would be limited. In addition, the Building Inspections Division has stated that a restroom will be required.

Current Stage of Project

Briar Chapel completed construction of the athletic fields, two gravel parking lots, and main entrance, paved the entrance road and constructed the entrance bridge. The county took ownership of the park in June 2012. Using recreation fees from Briar Chapel, the county completed fencing, lighting of the football field, and gates. Bids on construction of the restroom/concession stand are due November 12, 2014. Staff will complete the purchase of soccer goals, bases, and pitcher mounds by end of FY 2015. The county applied for PARTF grant money in FY 2014 and was not funded. Staff will apply again in FY 2015 for facilities that PARTF is more likely to fund, such as the playground, walking trail, lighting ball fields, and picnic shelter. If PARTF funds are not received, the county will proceed with constructing these facilities as recreation fees collected from Briar Chapel permit.

Relation to Other Projects

Improvements to Briar Chapel Park are related to construction of other parks. These facilities will provide the basic infrastructure for the county and community organizations to offer recreational programming, such as league play, in other areas of the county.

Professional Services Needed

Architectural services were needed to design the restroom/concessions building. Engineering and construction administration will be needed for water and sewer connections and designing the remaining facilities. Existing county staff has provided oversight to construction and installation of other improvements.

Operating Impact

Additional funds will be needed to operate and maintain the facility. Additional revenues will be realized from renting the concession stand and fields and from program fees.

Parks - Northeast District

Substantially Complete

Develop a district park located in the northeast quadrant of the county on 66 acres located on Big Woods Road.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	1,663,213	1,579,867	0	0	0	0	0	0	0	0	1,579,867
Contingency	0	0	0	0	0	0	0	0	0	0	0
Design, Engineering & Construction Ad	225,543	225,543	0	0	0	0	0	0	0	0	225,543
Equipment	31,372	22,772	0	0	0	0	0	0	0	0	22,772
Facilities	0	0	23,400	0	0	0	0	0	0	0	23,400
Land	1,382,287	1,382,287	0	0	0	0	0	0	0	0	1,382,287
Total Project Element	3,302,415	3,210,469	23,400	0	3,233,869						
Funding Source											
Capital Reserves	1,081,636	999,690	13,400	0	0	0	0	0	0	0	1,013,090
Grants, Gifts, Etc.	838,486	828,486	10,000	0	0	0	0	0	0	0	838,486
Interest	6	6	0	0	0	0	0	0	0	0	6
Recreation Exaction Fee	1,382,287	1,382,287	0	0	0	0	0	0	0	0	1,382,287
Total Funding Source	3,302,415	3,210,469	23,400	0	3,233,869						
Operating Effect											
Additional Revenues	0	0	-1,000	-1,000	-1,000	-1,000	-1,000	-1,000	-1,000	-1,000	-8,000
Increased Operating Costs	0	61,666	68,564	70,621	72,739	74,921	77,169	79,484	81,869	84,325	671,357
Total Operating Effect	0	61,666	67,564	69,621	71,739	73,921	76,169	78,484	80,869	83,325	663,357

Define Problem

Based on the 2009 Parks and Recreation Comprehensive Master Plan, the county should construct a number of facilities to meet the recreation needs of county residents. When facilities at Northwest Park and Briar Chapel are complete, the county will still need seven lighted baseball fields, four lighted softball fields, three footballs, seven soccer fields, 14 picnic shelters, 16 playground activities, and 12 miles of trails, according to standards identified in the master plan. In addition, the northeast area of the county is growing faster than any other area in the county. In FY 2008, the county purchased approximately 66 acres on Big Woods Road in order to construct a park in the northeastern quadrant. The land purchase was funded from recreation fees. Construction included a baseball field, multi-purpose field, walking trail, shelter, playground, and needed infrastructure, such as parking and a concession/restroom building. The master plan calls for Phase 2 improvements to include a second restroom/concession building, a second playground, field lighting, a mini picnic shelter, additional one-quarter-mile walking trail and horseshoes.

Recommended Solution

Between the facilities offered in the Southwest District Park, Briar Chapel, Northwest Park, and Northeast Park, the county would eliminate many of the facility deficits identified in the master plan and provide basic infrastructure for the Recreation Department to run its existing programs.

Alternatives

The county has already received a PARTF grant for Phase 1 and was obligated to construct the facilities as outlined in the agreement with the state. The main issue with this project is deciding whether Phase 2 should follow the recommendation of the master plan or be modified to include a recreation center, a more expensive option. Because of poor soils, staff recommends that Phase 2 not include the recreation center.

Current Stage of Project

Phase 1 construction began October 2010 and was completed July 2011. A shed to store equipment for dragging and prepping fields and dugouts for the ball field were part of the original plan but were put on hold to control costs during the most volatile part of the recession. Currently, the department is using the electrical room to store some of the equipment; however that space is not large enough to store a gator. Since the project budget contains remaining funds, these improvements are being completed. The dugouts were completed in September 2012. The plan is to remove the existing bleachers or modify them to meet ADA standards. Staff anticipates modification of the bleachers to be complete by the end of FY 2015.

Relation to Other Projects

The Northeast District Park's development is related to construction of the Southwest District Park, Northwest District Park, and Briar Chapel Park. These facilities will provide the basic infrastructure for the county to offer recreational programming, such as league play, in other areas of the county. Since funding is limited, the county must prioritize park improvements.

Professional Services Needed

Design and engineering services and construction management were needed.

Operating Impact

Additional funds were needed for park staff and grounds maintenance.

Schools - Bleacher Replacements (Indoor)

Approved-No Contracts (Part)

Renovate and/or install new indoor bleachers at Chatham Central, Jordan-Matthews, Northwood, J.S. Waters, Moncure, and Horton Middle.

Project Budget	Budget	Prior to FY 2015	Current								Project Totals	
			Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022		
Project Element												
Construction	392,088	119,838	0	0	0	0	272,250	0	0	0	0	392,088
Total Project Element	392,088	119,838	0	0	0	0	272,250	0	0	0	0	392,088
Funding Source												
Capital Reserves	0	0	0	0	0	0	272,250	0	0	0	0	272,250
General Fund Fund Balance	392,088	119,838	0	0	0	0	0	0	0	0	0	119,838
Total Funding Source	392,088	119,838	0	0	0	0	272,250	0	0	0	0	392,088
Operating Effect												
Contribution to Capital Reserve	0	0	0	68,063	68,063	68,062	68,062	0	0	0	0	272,250
Total Operating Effect	0	0	0	68,063	68,063	68,062	68,062	0	0	0	0	272,250

Define Problem

Prior to this project, the high schools are still using bleachers that were installed in the 1950s. The bleachers at J. S. Waters, Moncure, and Horton Middle are the original bleachers from when these schools were built in the 1950s. The age of the bleachers makes it difficult to obtain parts to keep them operating properly. Within the next five to 10 years, parts will be very difficult, if not impossible, to obtain.

Recommended Solution

Renovate and/or install new indoor bleachers to comply with recommendations of the bleacher inspector and reduce liability.

Current Stage of Project

Chatham Central and Jordan-Matthews High Schools replacements are complete.

Relation to Other Projects

The project is related to the Northwood renovation project.

Schools - Joint School Bus & County Garage

Build a new garage to be shared by the county and Chatham County Schools.

Project Budget	Budget	Current		Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Project Totals
		Prior to FY 2015	Year: FY 2015								
Project Element											
Architectural Design & Construction Ad	692,687	130,146	403,223	0	0	0	0	0	0	0	533,369
Construction	6,297,153	0	5,920,500	0	0	0	0	0	0	0	5,920,500
Contingency	774,854	0	592,049	0	0	0	0	0	0	0	592,049
Equipment	27,500	0	60,000	0	0	0	0	0	0	0	60,000
Other Contracted Services	207,806	0	207,806	0	0	0	0	0	0	0	207,806
Pay Interest (from Bond Premium)	0	0	144,197	308,993	233,086	0	0	0	0	0	686,276
Total Project Element	8,000,000	130,146	7,327,775	308,993	233,086	0	0	0	0	0	8,000,000
Funding Source											
Bond Premium	0	0	826,090	0	0	0	0	0	0	0	826,090
Debt--Limited Obligation Bonds	8,000,000	130,146	6,501,685	308,993	233,086	0	0	0	0	0	7,173,910
Total Funding Source	8,000,000	130,146	7,327,775	308,993	233,086	0	0	0	0	0	8,000,000
Operating Effect											
Debt Service	0	0	144,197	308,993	701,303	685,291	667,445	651,339	631,323	611,307	4,401,198
Decreased Operating Costs	0	0	0	0	-175,619	-180,887	-186,314	-191,903	-197,660	-203,590	-1,135,973
Increased Operating Costs	0	0	0	87,229	276,673	256,545	264,241	272,168	280,333	288,743	1,725,932
Transfer from Debt Reserve	0	0	-144,197	-308,993	-701,303	-685,291	-667,445	-651,339	-631,323	-611,307	-4,401,198
Total Operating Effect	0	0	0	87,229	101,054	75,658	77,927	80,265	82,673	85,153	589,959

Define Problem

A needs assessment and building program completed by a consultant in 2011 found that both the county and school garage facilities were undersized, inefficient for operations and outdated. The consultant recommended that both facilities be replaced.

The existing county garage is 2,415 square feet and is in very poor condition. The consultant found that the garage should be approximately 4,293 square feet to provide adequate service. Some of the issues found with the county facility include:

- Overall, the county garage is in poor condition
- There is insufficient storage space
- Flies are a problem during summer months, presumably due to the facility's location at the closed landfill
- The parking area is not paved, which creates a lot of dust and dirt settlement within the building.
- There is no customer waiting area or restroom.
- The existing bay spaces get crowded when two vehicles are being worked on simultaneously.
- A dedicated, organized, and adequately sized parts room is needed.

The existing school garage is 10,628 square feet on four acres and is inadequate. The consultant found that the garage should be approximately 21,546 square feet to provide adequate service.

Some of the issues found with the existing school building include:

- The building overall and the dimensions of useable space within the bus garage are inadequate for servicing the 128-bus and 72-vehicle fleet. The facility has four bus bays and a half bay with a short door for fleet vehicles.
- Additional space is needed for parking buses (the existing facility does not have enough property for all buses to be housed at the garage during the summer). Approximately 12 acres is needed for the current bus and vehicle fleet.
- Office space is inadequate in size and configuration for the responsibilities assigned.
- The bus bays are too short to accommodate the new large capacity buses
- There are no permanently installed indoor bus vehicle lifts.
- The outdoor "bus lift" consists of four moveable, independently adjusted hydraulic jacks set outdoors
- An adequately sized and dedicated tire changing room and a significantly larger and separate tire storage area are needed
- The garage does not have a bay or area available to do body work.
- The parts room is too small to accommodate an adequate inventory of bus and fleet vehicle parts.
- The department would benefit from having a formal conference/meeting room.
- A large multipurpose/meeting room onsite would prove efficient for transportation staff training as well as for bus driver training.
- Restrooms are not ADA compliant.

The regional director has stated that the Chatham County Schools bus garage is the worst in the entire region.

Recommended Solution

Build a joint garage facility to be shared by the county and Chatham County Schools. The facility could provide service for school buses, fleet vehicles for both the county and school system, and also large county solid waste and utility vehicles. Because the school system is a larger operation, the new joint garage would be operated by the schools with financial assistance from the county.

Alternatives

Approximately one million dollars can be saved if the county's portion of the project is removed. The school system had proposed giving the county the existing bus garage.

Current Stage of Project

Design is complete. Bids were received on September 9, 2014.

Description of Land Needs

Twelve to 25 acres will be needed in a centralized location, preferably along US 64 between Pittsboro and Siler City, where buses and large trucks could easily enter and exit the facility. The county already owns land near the closed landfill that will be used for this purpose.

Professional Services Needed

Architectural and engineering services will be needed.

Schools - Locker Room Renovations

New

Renovate the locker rooms at Jordan-Matthews, Chatham Central, Moncure and JS Waters schools.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	0	0	0	0	0	0	0	280,000	288,400	94,400	662,800
Contingency	0	0	0	0	0	0	0	28,000	28,840	9,440	66,280
Total Project Element	0	0	0	0	0	0	0	308,000	317,240	103,840	729,080
Funding Source											
Capital Reserves	0	0	0	0	0	0	0	308,000	317,240	103,840	729,080
Total Funding Source	0	0	0	0	0	0	0	308,000	317,240	103,840	729,080
Operating Effect											
Contribution to Capital Reserve	0	0	0	129,308	129,308	129,308	129,308	129,308	67,708	14,834	729,080
Total Operating Effect	0	0	0	129,308	129,308	129,308	129,308	129,308	67,708	14,834	729,080

Define Problem

The dressing/locker rooms require renovation to meet current standards. Floors are cracked, causing tripping hazards, restroom facilities are grossly inadequate, and home and visiting teams share one restroom. The shower areas are in disrepair; while they are functional, they are not of the same quality as the rest of the building. Lockers in the male dressing rooms require renovation, and in one case, they are made of wood, which can absorb germs and bacteria.

Recommended Solution

The school system requests to renovate the locker rooms to bring them up to the standards of the rest of the district's gyms. In the last few years, the school system has replaced flooring, installed energy efficient lighting, replaced bleachers, re-painted, renovated restrooms, added concession areas, enhanced entranceways, and installed HVAC in the high school gyms. This final project will bring all aspects of the gyms to the same quality.

Professional Services Needed

Architectural and engineering services will be needed.

Schools - Mobile Classrooms

New

Purchase modular classrooms to alleviate overcrowding at Siler City Elementary and Northwood High School, and keep two in reserve to address short-term future needs.

Project Budget	Budget	Prior to FY 2015	Current	Year 1:	Year 2:	Year 3:	Year 4:	Year 5:	Year 6:	Year 7:	Project Totals
			Year: FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	
Project Element											
Construction	0	0	85,000	167,000	120,000	0	0	0	0	0	372,000
Total Project Element	0	0	85,000	167,000	120,000	0	0	0	0	0	372,000
Funding Source											
Capital Reserves	0	0	0	0	106,662	0	0	0	0	0	106,662
Transfer from Roofs Project	0	0	85,000	167,000	13,338	0	0	0	0	0	265,338
Total Funding Source	0	0	85,000	167,000	120,000	0	0	0	0	0	372,000
Operating Effect											
Contribution to Capital Reserve	0	0	0	53,331	53,331	0	0	0	0	0	106,662
Increased Operating Costs	0	0	0	6,377	9,757	10,050	10,352	10,662	10,982	11,311	69,491
Total Operating Effect	0	0	0	59,708	63,088	10,050	10,352	10,662	10,982	11,311	176,153

Define Problem

With one NC certified megasite in the western side of the county, another megasite being readied in the southeast, and the Chatham Park development coming in Pittsboro, Chatham County is on the brink of unprecedented growth.

Some schools, particularly Siler City Elementary and Northwood High School, are currently overcrowded. Siler City Elementary, with a brick and mortar capacity of 671 and a serviceable capacity of 768, currently has an average daily membership of 699. The school is floating seven English as a second language (ESL) classes, one art class, one academically or intellectually gifted (AIG) class, one-half of a music teacher and one-half of a physical education teacher.

Northwood High School has a brick and mortar capacity of 1,005 and a serviceable capacity of 1,330. The current average daily membership is 1,289. In addition to classroom space, Northwood needs more cafeteria and office space for teachers, counselors, and administrators.

A short-term solution to overcrowding is needed to provide the schools with additional space and give the school system time to develop a plan that will account for the impending growth.

Recommended Solution

Purchase six modular classrooms; three for Siler City Elementary, one for Northwood High School, and two to be placed as needed.

Alternatives

One alternative to purchasing modular classrooms is to immediately redistrict student attendance zones.

Schools - Mobile Classrooms

New

Professional Services Needed

Architectural and engineering design services will be needed.

Operating Impact

Additional funds will be needed for utilities to operate the modular classrooms.

Schools - New School

Approved-No Contracts

Construct new schools to meet demand.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	41,074,003	0	0	0	0	14,375,901	14,375,901	14,375,902	0	0	43,127,704
Contingency	2,197,101	0	0	0	0	0	0	2,263,014	0	0	2,263,014
Design, Engineering & Construction Ad	2,470,140	327,175	0	0	769,392	769,392	334,235	334,234	0	0	2,534,428
Furnishings & Equipment	1,870,000	0	0	0	0	0	0	1,926,100	0	0	1,926,100
Other Contracted Services	1,388,756	46,536	0	0	345,622	345,622	345,622	345,622	0	0	1,429,024
Total Project Element	49,000,000	373,711	0	0	1,115,014	15,490,915	15,055,758	19,244,872	0	0	51,280,270
Funding Source											
Debt--Installment Purchase	49,000,000	373,711	0	0	1,115,014	15,490,915	15,055,758	19,244,872	0	0	51,280,270
Total Funding Source	49,000,000	373,711	0	0	1,115,014	15,490,915	15,055,758	19,244,872	0	0	51,280,270
Operating Effect											
Debt Service	0	0	0	0	0	0	2,564,000	2,564,000	5,414,000	5,271,500	15,813,500
Increased Operating Costs	0	0	0	0	0	0	0	0	2,022,105	2,082,768	4,104,874
Transfer from Debt Reserve	0	0	0	0	0	0	-2,564,000	-2,564,000	-5,414,000	-5,271,500	-15,813,500
Total Operating Effect	0	0	0	0	0	0	0	0	2,022,105	2,082,768	4,104,874

Define Problem

Since 2002, student enrollment in Chatham County Schools has grown by almost 1200 students in grades K-12. If this rate continues (or increases), there will be a need for additional schools. There are at least three factors which complicate growth projections:

- 1) Student enrollment is not growing evenly across all parts of the district. In fact, some areas are seeing rapid increases in student population while others are experiencing consistent declines.
- 2) Chatham Park has received approval. However, it will take time to identify the type and location of the schools needed.
- 3) The Chatham-Randolph Megasite, located in the western portion of the county, has been certified by the State of North Carolina. The state and county are actively working to attract a large industry (particularly an automobile manufacturer) to the area. The realization of this goal is expected to bring substantial growth to the western part of the county, which will create a need for new schools.

Recommended Solution

Continue to include this project – formerly the New High School – in the Capital Improvements Plan (CIP) and delay it as needed to gain time to identify the school type and location needed to accommodate an increasing student population. The county debt model is based on delaying the school by one year to open in August 2020. In addition, the debt model is based on the cost of a new high school. If other schools were built instead, the debt model might be able to absorb more than one school.

Current Stage of Project

Architectural contracts for a future high school in the northeast have been awarded and schematic design is complete. The opening date continues to be pushed forward. At present, this school may not need to be built and an alternative school type and location may need to be considered.

Description of Land Needs

Land on Jack Bennett Road is owned by the Board of Education, but the Board of Education has declared the site not suitable for construction of a school. An alternative site would need to be identified and purchased to meet the needs of a future school.

Professional Services Needed

Depending on the school type and location, the architectural and design process will need to be re-evaluated.

Operating Impact

Additional funds will be needed for utilities/maintenance and for locally funded personnel.

Schools - Northwood High School Auditorium HVAC Replacement

New

Replace heating ventilation and air-conditioning (HVAC) at Northwood High School Auditorium.

Project Budget	Budget	Prior to FY 2015	Current								Project Totals	
			Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022		
Project Element												
Construction	0	0	0	150,000	0	0	0	0	0	0	0	150,000
Contingency	0	0	0	15,000	0	0	0	0	0	0	0	15,000
Total Project Element	0	0	0	165,000	0	0	0	0	0	0	0	165,000
Funding Source												
Capital Reserves	0	0	0	165,000	0	0	0	0	0	0	0	165,000
Total Funding Source	0	0	0	165,000	0	0	0	0	0	0	0	165,000
Operating Effect												
Contribution to Capital Reserve	0	0	0	165,000	0	0	0	0	0	0	0	165,000
Total Operating Effect	0	0	0	165,000	0	0	0	0	0	0	0	165,000

Define Problem

The HVAC system at Northwood Auditorium is over thirty years old and has exceeded its lifecycle. The system is deteriorating rapid, failure is imminent, and parts have become unavailable. The system must be replaced to continue intended use of the auditorium.

Recommended Solution

Replace existing obsolete, chilled water system with new gas package units. Also replace duct work.

Professional Services Needed

Design and/or engineering services will be needed.

Schools - Paving Installation and Replacement

Replace or repair deteriorated paving and pave unpaved areas of sidewalk, play areas, and roadways at Chatham Central, Chatham Middle, Horton Middle, Jordan-Matthews, Siler City, and Silk Hope.

Project Budget	Budget	Prior to FY 2015	Current	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Project Totals
			Year: FY 2015								
Project Element											
Construction	143,228	113,228	30,000	0	0	0	0	0	0	0	143,228
Total Project Element	143,228	113,228	30,000	0	0	0	0	0	0	0	143,228
Funding Source											
General Fund Fund Balance	143,228	113,228	30,000	0	0	0	0	0	0	0	143,228
Total Funding Source	143,228	113,228	30,000	0	0	0	0	0	0	0	143,228
Operating Effect											
General Fund Fund Balance	0	113,228	30,000	0	0	0	0	0	0	0	143,228
Total Operating Effect	0	113,228	30,000	0	0	0	0	0	0	0	143,228

Define Problem

Chatham Central, Chatham Middle, Horton Middle, Jordan-Matthews, Siler City, and Silk Hope have sidewalks, play areas, and roadways where paving has deteriorated or does not exist. The poor condition and lack of the pavement present safety hazards and render some facilities non-compliant with ADA requirements. Most of the athletic fields at Jordan-Matthews and Chatham Central are not ADA compliant.

Recommended Solution

Over five years, remove deteriorated paving and install new paving at Chatham Central, Chatham Middle, Horton Middle, Jordan-Matthews, Siler City, and Silk Hope.

Current Stage of Project

Silk Hope, Horton, and Siler City are complete. Chatham Central, Jordan-Matthews, and Chatham Middle are underway.

Schools - Roof Replacements (non-QSCBs)

Approved-No Contracts (Part)

Replace the roof at JS Waters, SAGE Academy, Moncure, Administration Building, Horton Middle, Bennett, Pittsboro (remaining), Chatham Central High, North Chatham Elementary, Maintenance Department, Perry Harrison Elementary, Siler City Elementary, Jordan-Matthews High School, and Northwood High School.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	7,010,802	1,012,256	2,032,844	1,659,826	1,115,899	158,270	657,604	0	0	0	6,636,699
Design, Engineering & Construction Ad	83,410	140,111	0	0	0	0	0	0	0	0	140,111
Other Contracted Services	348	2,409	0	0	0	0	0	0	0	0	2,409
Total Project Element	7,094,560	1,154,776	2,032,844	1,659,826	1,115,899	158,270	657,604	0	0	0	6,779,219
Funding Source											
Capital Reserves	0	0	0	0	1,115,899	62,420	2,280	0	0	0	1,180,599
Debt--Installment Purchase	1,098,043	1,154,776	2,883	0	0	0	0	0	0	0	1,157,659
General Fund Fund Balance	2,496,517	0	0	0	0	0	0	0	0	0	0
Transfer from General Fund	0	0	1,256,299	0	0	0	0	0	0	0	1,256,299
Transfer from Water Capital Reserve	3,500,000	0	773,662	1,659,826	0	95,850	655,324	0	0	0	3,184,662
Total Funding Source	7,094,560	1,154,776	2,032,844	1,659,826	1,115,899	158,270	657,604	0	0	0	6,779,219
Operating Effect											
Contribution to Capital Reserve	0	0	0	579,326	579,326	21,377	570	0	0	0	1,180,599
Debt Service	0	94,835	92,526	90,216	87,907	85,597	83,288	80,978	78,669	76,359	770,375
Transfer from Debt Reserve	0	-94,835	-92,526	-90,216	-87,907	-85,597	-83,288	-80,978	-78,669	-76,359	-770,375
Transfer from General Fund	0	1,256,299	0	0	0	0	0	0	0	0	1,256,299
Total Operating Effect	0	1,256,299	0	579,326	579,326	21,377	570	0	0	0	2,436,898

Define Problem

The school system replaced roofs in the worst condition with Qualified School Construction Bonds (QSCBs), including Bonlee (FY 2012), part of Pittsboro Elementary and Silk Hope (FY 2013). A roofing assessment conducted as part of the planning process for QSCBs found that many roofs in the system are in need of major replacement and repair in the near future.

Recommended Solution

Repair of school roofs is prioritized ahead of other school system buildings. Based on limited funding, school and county administration have worked out a plan to phase the roofs as follows:

FY 2013: JS Waters funded with a combination of leftover Margaret Pollard funds and county fund balance.

FY 2014: SAGE Academy and Moncure School funded with a one-time windfall of motor vehicle taxes (resulting from the state collecting vehicle taxes four months earlier than counties)

FY 2015: Administration and half of Horton Middle (roof will be completed over the summer, which spans two fiscal years) funded with capital reserves

FY 2016: Remainder of Horton Middle, Bennett, and remainder of Pittsboro funded with capital reserves

FY 2017: Chatham Central and North Chatham funded with capital reserves

Schools - Roof Replacements (non-QSCBs)

Approved-No Contracts (Part)

FY 2018: Maintenance Department, Perry Harrison, and Siler City Elementary funded capital reserves

FY 2019: Jordan-Matthews and Northwood high schools funded with capital reserves.

Alternatives

If repairs and replacements are not made, the school system will incur increasing roof maintenance costs and facility damage. When it rains hard, the school system must repair the damage caused by leaks.

Current Stage of Project

J. S. Waters was completed April 1, 2014. SAGE and Moncure are in progress. Horton and Administration are scheduled to begin in FY 2015 and the remainder of Horton will be completed in FY 2016.

Relation to Other Projects

When a roofing assessment was obtained in 2011, it showed that fewer roofs could be repaired with QSCB funds than originally estimated. The school system has submitted a separate request for the remaining repairs and replacements that the roofing assessment showed was needed.

Technology - Increase Capacity for Data Storage

Approved-No Contracts (Part)

Provide a secure storage system for the county's increasing data storage needs.

Project Budget	Budget	Current									Project Totals	
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022		
Project Element												
Equipment	1,017,722	315,838	0	0	0	723,906	0	0	0	0	0	1,039,744
Total Project Element	1,017,722	315,838	0	0	0	723,906	0	0	0	0	0	1,039,744
Funding Source												
Capital Reserves	43,956	43,956	0	0	0	723,906	0	0	0	0	0	767,862
General Fund Fund Balance	973,766	271,882	0	0	0	0	0	0	0	0	0	271,882
Total Funding Source	1,017,722	315,838	0	0	0	723,906	0	0	0	0	0	1,039,744
Operating Effect												
Contribution to Capital Reserve	0	43,956	0	241,302	241,302	241,302	0	0	0	0	0	767,862
Decreased Operating Costs	0	-126,000	-126,000	-126,000	-126,000	-126,000	-126,000	-126,000	-126,000	-126,000	-126,000	-1,134,000
General Fund Fund Balance	0	271,882	0	0	0	0	0	0	0	0	0	271,882
Increased Operating Costs	0	50,000	139,789	112,512	127,587	10,300	10,609	45,927	11,255	46,593	554,572	554,572
Total Operating Effect	0	239,838	13,789	227,814	242,889	125,602	-115,391	-80,073	-114,745	-79,407	460,316	460,316

Define Problem

Chatham County's data storage needs are growing. Also increasing is the use and reliance on audio and video files for the Jail, Emergency Operations Center and recording of commissioner meetings. Public records retention laws require long-term storage. Data storage has grown exponentially, from 200 gigabytes in 2005 to 53,000 gigabytes in 2013, which was 56% greater than the projected growth. It is projected that 60,000 gigabytes or more will be needed in 2015.

Approximately 5,000 gigabytes (or 8%) of unused storage is currently available, an amount too low for the storage system to function efficiently. The MIS department has revised policies to reduce storage needs. Storage usage is monitored closely to avoid reaching maximum capacity.

Recommended Solution

The storage area network (SAN) in place is adequate to meet anticipated needs as long as additional space is added as needed until the end of its life cycle. Support of the current system is set to expire in 2018, at which time a replacement will be needed.

A second SAN located in the Emergency Operations Center provides backup and duplication of the county's critical operations to ensure recovery in the event of a disaster. This structure has been serving the county well.

SAN space can be expanded to grow as the county's data storage needs grow. A threshold of 80% usage is the point at which more space should be added.

A third component of the county's data management system is server virtualization, a technology that enables one large server to function as multiple servers, thereby eliminating the one-to-one dependence of software to hardware.

Alternatives

The life expectancy of the SAN may be long enough to support a drive replacement strategy instead of a full replacement as long as adequate vendor support for the overall device can be maintained. MIS is investigating this option.

MIS is also evaluating Internet-based 'cloud' solutions for long-term storage. Internet-access would be imperative for disaster recovery with a cloud storage solution, so Internet access and bandwidth are a primary concern when considering a cloud solution.

Current Stage of Project

Phase one of the project was completed in July 2009 with the installation of the SAN. By leveraging the SAN and virtualization, MIS eliminated 19 physical servers. This trend continues as MIS is still expanding the SAN on an annual basis to meet data needs and new software applications being considered are evaluated for their ability to run in a virtual environment. As of 2014, 44+ servers run virtually.

Phase two of the project was completed in October 2009 with the installation of a backup SAN to provide redundant storage and a disaster recovery (DR) site.

Phase three of the project is targeted for 2018, when the manufacturer recommends replacement.

Relation to Other Projects

This project is related to the Space Needs Study. When MIS was relocated to the former temporary superior court, the servers were powered down prior to the move. Careful planning and the purchase of the Site Recovery Manager (SRM) software resulted in a successful and trouble-free move that was transparent to county staff.

This project is also related to the new Integrated Public Sector Software project because it will increase data storage needs.

Operating Impact

With the SAN and virtualization the cost of purchasing and maintaining physical servers has, for the most part, been eliminated, and energy costs have been reduced. Dell, the manufacturer of the SAN, estimates that for every server virtualized there is a savings of 7,000kwh of electricity annually or about \$700 in energy costs, and a related reduction of carbon emissions. When the hardware is replaced – targeted for FY 2018 – MIS will pursue a strategy of pre-purchased maintenance and support. This approach bundles maintenance and support into the purchase price of the equipment so there will be no additional charges for maintenance and support for five years.

Technology - Integrated Public Sector Software

Purchase software specifically designed to support the public sector that integrates human resources and finance.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Contingency	196,000	0	0	138,448	0	0	0	0	0	0	138,448
Equipment	4,000	369,210	436,697	155,645	0	0	0	0	0	0	961,552
Software	1,300,000	0	0	0	0	0	0	0	0	0	0
Total Project Element	1,500,000	369,210	436,697	294,093	0	0	0	0	0	0	1,100,000
Funding Source											
Transfer from Water Capital Reserve	1,500,000	369,210	436,697	294,093	0	0	0	0	0	0	1,100,000
Total Funding Source	1,500,000	369,210	436,697	294,093	0	0	0	0	0	0	1,100,000
Operating Effect											
Decreased Operating Costs	0	0	0	0	-34,710	-37,331	-38,451	-39,604	-40,793	-42,016	-232,905
Decreased Operating Costs (Utility Fund)	0	0	0	0	0	-16,263	-16,751	-17,253	-17,771	-18,304	-86,342
Increased Operating Costs	0	0	0	74,702	78,437	82,359	86,477	90,801	95,341	100,108	608,226
Increased Operating Costs (Utility Fund)	0	0	0	11,888	12,483	13,107	13,762	14,450	15,173	15,931	96,793
Total Operating Effect	0	0	0	86,590	56,210	41,872	45,037	48,394	51,950	55,719	385,772

Define Problem

The lack of integrated software to manage finance and human resources causes difficulty in managing accounting operations and personnel. In addition to the operational inefficiencies, the fragmented approach to software is difficult and costly to maintain and support.

While the functions of finance, accounting and human resources overlap in many areas, the software that currently supports these departments is not integrated and, in some cases, is antiquated and error-prone. For example, the lack of Human Resources (HR) software means that employee status changes must be manually entered into the accounting (payroll) software. Employee status information and job applications are maintained on Excel spreadsheets. The software used to track training was developed in-house using an outdated version of Microsoft Access. The accounting software runs on a mainframe and is backed up on tape drives.

Recommended Solution

Purchase and install integrated Enterprise Resource Planning (ERP) software including financial, payroll, human resource management and utility billing modules that will allow the county to manage its core functions with a single application. The software is modular and can be expanded to incorporate additional county processes in the future.

Current Stage of Project

A cross-functional team with representatives from the County Manager's Office, Finance, Human Resources, and MIS conducted a review of software offerings including visits and interviews with other counties to benchmark available software. The team selected Munis, a vendor whose software is used extensively by NC local governments. The implementation process has begun and Finance will go live in March 2015. HR implementation will begin April 2015 and will go live January 2016. Utility roll out will begin once HR and Payroll implementation is complete.

Professional Services Needed

The vendor will provide project management and guidance throughout the installation, including business process consulting, conversion of current data, training, and support.

Operating Impact

There will be annual maintenance and license support fees. The new software will computerize all human resource functions and integrate them with payroll. Outside vendors will also benefit from a more efficient and easy to use payment processing module.

Technology - Patient Data Management and Electronic Health

Purchase & implement patient data management system and electronic health records (EHR) system.

Project Budget	Budget	Current									Project Totals	
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022		
Project Element												
Equipment	37,251	37,251	0	0	0	0	0	0	0	0	0	37,251
Software	113,090	82,530	30,560	0	0	0	0	0	0	0	0	113,090
Total Project Element	150,341	119,781	30,560	0	0	150,341						
Funding Source												
General Fund Fund Balance	150,341	119,781	30,560	0	0	0	0	0	0	0	0	150,341
Total Funding Source	150,341	119,781	30,560	0	0	150,341						
Operating Effect												
Decreased Operating Costs	0	0	-45,126	-45,126	-45,126	-45,126	-45,126	-45,126	-45,126	-45,126	-45,126	-361,008
General Fund Fund Balance	0	119,781	30,560	0	0	0	0	0	0	0	0	150,341
Increased Operating Costs	0	48,114	50,514	50,514	50,514	50,514	52,029	53,590	55,198	56,854	56,854	467,841
Total Operating Effect	0	167,895	35,948	5,388	5,388	5,388	6,903	8,464	10,072	11,728	11,728	257,174

Define Problem

This request addresses two related problems.

First, in 2010, the Chatham County Public Health Department transitioned to the State Health Information System (HIS), a patient data and financial management system that proved to be cumbersome and inefficient, did not provide the data needed to effectively plan and had limited success in billing private insurance (for Chatham, \$100,000 annually). The state threatened to hold local health departments to an "intent to participate" agreement prior to the continually postponed rollout of the HIS system. The state backed off of this threat, but it affected implementation of an EHR for many health departments, including Chatham. Many features and the functionality originally demonstrated were not available or did not function properly. Medicaid was billed through this system, but it did not have the capability to bill private insurance. The health department paid a private vendor to use the old billing system to collect from private insurance and obtain service reports. Staff had to enter information into the two separate systems.

Second, the nation's healthcare system has undergone a transformation, and public health departments were required to have an EHR system in place by 2014 to continue receiving Medicare and Medicaid. Problems with the rollout of the state's system prompted other NC counties to purchase third-party EHR systems that interface with the state's HIS.

Recommended Solution

Purchase both a patient data management and an electronic health record system during FY13.

Alternatives

1. Do nothing and wait for improvements to the state system and EHR availability.
2. Purchase and implement a patient data management and electronic health record system from another source in FY13.

Technology - Patient Data Management and Electronic Health

Current Stage of Project

The Health Department purchased software services from Patagonia Health, Inc. for electronic medical records, practice management and public health billing software. The initial set up included configuration of software and uploading of patient demographic information, training and support. Equipment purchases for software services included computers, scanners and signatures pads and wireless access in Pittsboro. The first phase of the project was completed June 30, 2013. Thirty-five people are using the software, including all clinic and surveillance staff in both Siler City and Pittsboro. In FY 2015, the Health Department plans to purchase three additional applications that will enhance communications with patients, provide more detailed financial tracking and metrics, and improve billing, at an estimated cost of \$30,560.

Operating Impact

There is a monthly on-going subscription fee of \$3,960, which will increase by 5% on the anniversary date in April. Every three years following this initial increase, the price will increase by the consumer price index or 3%, whichever is greater at the beginning of each anniversary date. The total for FY 2014 was \$48,114. The total for FY 2015 will be \$50,514.

Technology - Telephone System Replacement - Countywide

Approved-No Contracts (Part)

Replace the county's existing phone systems with a centralized system that will seamlessly connect all county departments.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Contingency	36,430	0	0	9,200	11,021	8,480	0	0	0	0	28,710
Equipment	603,980	239,682	0	92,000	110,210	84,800	0	0	0	0	526,692
Total Project Element	640,410	239,682	0	101,200	121,231	93,280	0	0	0	0	555,393
Funding Source											
Capital Reserves	0	0	0	101,200	121,231	93,280	0	0	0	0	315,711
General Fund Fund Balance	640,410	239,682	0	0	0	0	0	0	0	0	239,682
Total Funding Source	640,410	239,682	0	101,200	121,231	93,280	0	0	0	0	555,393
Operating Effect											
Contribution to Capital Reserve	0	0	0	192,909	91,709	31,093	0	0	0	0	315,711
Decreased Operating Costs	0	0	0	-5,844	-5,844	-5,844	-5,844	-5,844	-5,844	-5,844	-40,908
General Fund Fund Balance	0	239,682	0	0	0	0	0	0	0	0	239,682
Increased Operating Costs	0	0	0	10,370	16,990	23,945	29,861	30,524	31,207	31,910	174,807
Total Operating Effect	0	239,682	0	197,435	102,855	49,194	24,017	24,680	25,363	26,066	689,292

Define Problem

The county replaced its phone system in 2008. Currently, existing phones consist of both digital and IP types with approximately 3% able to meet today's capabilities of a centralized system. The phone network consists of six separate phone systems, all NEC brand, but installed by two different vendors and made up of two different varieties of hardware. Of these, all but one has experienced major failures. Hardware failures carry the risk of prolonged outages because parts are no longer being manufactured. The various systems do not interface well which often causes confusion for end users.. With various hardware systems in multiple locations, IT staff support takes significant time and effort to address problems when they do occur.

Recommended Solution

The objective for the telephone system is to have seamless and flexible voice communication across all departments. A software-based system provides the best option for meeting this goal. Benefits include:

- 1) Reduced risk of failures
- 2) Elimination of the need for hardware replacement
- 3) Centralized management, which is more efficient for staff
- 4) Reliable communication regardless of device or location; multiple devices can be used.
- 5) Integration with email.

In addition, the system is mature, proven and generally accepted as good direction in industry.

Alternatives

'Cloud' or leased solutions continue to be assessed as new options are provided. So far, these solutions have not revealed benefits beyond those of the recommended solution in terms of functionality, but are considerably more expensive than hosting the software in house.

Technology - Telephone System Replacement - Countywide

Approved-No Contracts (Part)

Current Stage of Project

All systems currently in place contain equipment that is no longer manufactured and/or has reached end of life/end of support. Three major components have already been replaced with used equipment to keep them functioning, but even used equipment has become scarce. With several new buildings coming online prior to 2017, timing is good to install a more modern and unified communications system as the starting point for a countywide unified solution.

Relation to Other Projects

Fiber optic cable was installed between county buildings in Pittsboro in FY 2009 with funding from building projects. Fiber to the new detention center location is nearly completed and includes ability to serve the Animal Shelter, future Waste & Recycling Facility Office and future Ag Building.

Operating Impact

The recommended centralized system, once purchased will require annual software assurance (SA) and support fees. The software assurance ensures continual updates and new versions of the software in perpetuity. Without the software assurance, the ability to receive updates and releases would require either a repurchase of the software or a 'catch up' on the unpaid software assurance as it stood at that time.

Voting Equipment Replacement

Approved-No Contracts

Replace voting equipment for Chatham County elections.

Project Budget	Current										
	Budget	Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	Project Totals
Project Element											
Contingency	50,094	0	0	0	0	0	61,494	0	0	0	61,494
Equipment	500,940	0	0	0	0	0	614,940	0	0	0	614,940
Total Project Element	551,034	0	0	0	0	0	676,434	0	0	0	676,434
Funding Source											
Capital Reserves	551,034	0	0	0	0	0	676,434	0	0	0	676,434
Total Funding Source	551,034	0	0	0	0	0	676,434	0	0	0	676,434
Operating Effect											
Contribution to Capital Reserve	0	0	0	169,109	169,109	169,109	169,109	0	0	0	676,434
Decreased Operating Costs	0	0	0	0	0	0	-27,088	-27,088	-27,088	-27,088	-108,352
Increased Operating Costs	0	0	0	0	0	0	28,445	29,298	30,177	31,083	119,003
Total Operating Effect	0	0	0	169,109	169,109	169,109	170,466	2,210	3,089	3,995	687,085

Define Problem

The M-100 Optical Scan voting equipment owned by Chatham County has an average expected life span of 12-14 years or slightly longer if maintained properly. The county currently owns 30 optical scanners and 21 Automark ballot marking devices. This equipment was purchased and maintained with State grant funds which are no longer available. By 2019, the county's voting equipment will be approximately 15 years old. Maintenance has been performed each year since purchase. Potential changes in Federal and State laws will require voting systems to perform in new ways as technology changes. A change in state law this year eliminated the use of direct record electronic (DRE) voting systems beginning 2018, which some of the larger counties use. This may prompt voting systems manufacturers to develop new equipment and the state to certify new equipment.

Recommended Solution

Purchase new equipment that is certified by the State of North Carolina and the National Testing Group, the most current software, and required licenses and maintenance agreements. Figures in the CIP are based on the original cost of the existing equipment inflated by 3% per year but it is not likely that the same equipment will be purchased. Therefore, the figure in the CIP should be considered a placeholder until more is known.

There are many different types of voting equipment but most are not certified for use in North Carolina. Only one optical scanner is certified for use in North Carolina, and the cost is approximately \$6,250 per unit. The optical scanner will not replace the Automark ballot-marking devices. Based on current law, some type of equipment will be needed that meets access requirements for disabled voters. The current replacement for the Automark is the Expressvote ballot-marking system. The Expressvote uses touch screen technology to produce a paper ballot that can be inserted into the optical scanner. The cost is approximately \$6,000 per unit, and 19 units are needed.

Alternatives

State statutes require the use of voting equipment for most elections. Hand counting of paper ballots is not permitted, except in the case of audits or recounts. The county could replace existing equipment with newer versions of the same equipment or different equipment, if it is state certified. Equipment maintenance becomes more expensive as the equipment ages, and the policies of the seller prohibit using anyone other than the seller for service. The current Automark was purchased in 2008 and may be able to be used for several more years. Another alternative is to replace the Automark units as they fail.

Operating Impact

Additional funds will be needed for equipment maintenance, but costs for the new system should be roughly the same as the old system. Generally, the licensing and software upgrade for the first year is included in the purchase, and is renewed yearly. Beginning the second year after purchase, an annual maintenance and licensing plan would likely be necessary.

Solid Waste & Recycling Fund Projects

Solid Waste & Recycling - Replace Waste & Recycling Facility Office

Construct an approximately 5,100-square-foot office building adjacent to the existing modular office and demolish the modular upon completion of the new structure.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	1,187,047	0	1,060,000	127,047	0	0	0	0	0	0	1,187,047
Contingency	51,504	0	25,000	11,504	0	0	0	0	0	0	36,504
Design, Engineering & Construction Ad	103,008	69,531	33,477	0	0	0	0	0	0	0	103,008
Feasibility Study	10,750	10,750	0	0	0	0	0	0	0	0	10,750
Furnishings & Equipment	79,760	0	94,760	0	0	0	0	0	0	0	94,760
Owner Contracts/Admin Costs	16,480	0	16,480	0	0	0	0	0	0	0	16,480
Total Project Element	1,448,549	80,281	1,229,717	138,551	0	0	0	0	0	0	1,448,549
Funding Source											
Operating Revenue	10,750	10,750	0	0	0	0	0	0	0	0	10,750
Waste Management Fund Balance	1,437,799	69,531	1,229,717	138,551	0	0	0	0	0	0	1,437,799
Total Funding Source	1,448,549	80,281	1,229,717	138,551	0	0	0	0	0	0	1,448,549
Operating Effect											
Increased Operating Costs	0	0	0	7,095	7,308	7,527	7,753	7,986	8,225	8,472	54,367
Total Operating Effect	0	0	0	7,095	7,308	7,527	7,753	7,986	8,225	8,472	54,367

Define Problem

The current 1,400-square-foot modular office unit was installed in 1997. The modular unit is in need of new carpet, wallpaper, roof repairs, and possibly two new HVAC units in the near future. The condition of this modular unit conveys an unprofessional appearance for the county's award-winning program and provides poor working conditions for professional staff. Additionally, the modular unit has limited storage space, no conference room to hold meetings or trainings, and no room for future growth. The Solid Waste & Recycling Division has 13 employees who are currently spread between the modular unit (five employees) and the 300-square-foot scale house (eight employees) at the end of County Landfill Road near the closed landfill.

At this location, the county currently provides land clearing debris disposal, inert debris disposal, electronics recycling, tire recycling, waste oil recycling, pesticide container recycling, household hazardous waste disposal, scrap metal recycling, and common household material recycling for small businesses. Customers have to weigh their loads at the old scale house, unload near the modular unit, go back to the scales to weigh empty and then come back to the modular unit to pay, if required. This is an inconvenient and confusing process for many customers.

Recommended Solution

Build a new office facility adjacent to the existing modular unit and demolish the modular unit upon completion of the new office. The new office should have ample storage space, room to consolidate all staff and provide for future growth, and a conference room large enough for department meetings and potential education and training events. New above-ground scales would be installed at the new office to provide more efficient flow of traffic and ease of access to services. The existing scales are 22 years old and would be left in place as a backup, as it would be more expensive to move these scales than to purchase new ones. Staff recommends proceeding with the project now rather than delaying the project to 2017. The funds for this project are available in the Solid Waste and Recycling Enterprise Fund. The inflation costs associated with a delay would be much more than the interest earned and would save approximately

\$220,000.

Alternatives

- 1) The Environmental Quality Director explored other options, including a pre-fabricated building. Preliminary numbers indicated the possibility for savings, but there would be trade-offs in the quality of the building.
- 2) The existing modular unit could be upgraded and an additional unit could be brought in to house the eight employees currently in the scale house. The scales would also need to be replaced or relocated in order to locate the scales nearer to the disposal and recycling services provided.

Current Stage of Project

The Board of Commissioners approved a budget ordinance authorizing the construction on August 18, 2014. Hobbs Architects was contracted to perform the design and construction administration. Muter Construction was selected to complete the project and is expected to break ground in October 2014 and should be completed July 2015.

Description of Land Needs

Adjacent to existing building on county land.

Professional Services Needed

Architectural, design, and construction management services are needed.

Solid Waste & Recycling - Single Stream Recycling

New

Upgrade the Collection Center recycling program to single-stream. This means that all household recyclables would be collected in one container as opposed to the current source separated program with nine containers.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	0	0	0	390,629	0	0	0	0	0	0	390,629
Contingency	0	0	0	39,063	0	0	0	0	0	0	39,063
Engineering & Construction Administrati	0	0	0	20,000	0	0	0	0	0	0	20,000
Furnishings & Equipment	0	0	0	88,630	0	0	0	0	0	0	88,630
Total Project Element	0	0	0	538,322	0	0	0	0	0	0	538,322
Funding Source											
Capital Reserves	0	0	0	538,322	0	0	0	0	0	0	538,322
Total Funding Source	0	0	0	538,322	0	0	0	0	0	0	538,322
Operating Effect											
Decreased Operating Costs	0	0	-80,884	-89,684	-153,735	-245,472	-252,796	-260,319	-268,048	-275,988	-1,626,926
Decreased Revenue	0	0	0	0	65,959	67,938	69,976	72,075	74,237	76,465	426,650
Increased Operating Costs	0	0	0	150,000	7,354	9,560	9,840	39,525	40,684	50,721	307,684
Increased Revenue	0	0	0	0	-146,020	0	0	0	0	0	-146,020
Total Operating Effect	0	0	-80,884	60,316	-226,442	-167,974	-172,980	-148,719	-153,127	-148,802	-1,038,612

Define Problem

Chatham County's current recycling program is inefficient and inconvenient. Recyclables are separated at the source, requiring residents to sort into 9 categories: aluminum cans; steel cans; cardboard; mixed paper; newspaper; plastic; brown glass; clear glass; green glass. These 9 categories require multiple bins at the Collection Centers.

Each Collection Center has at least 8 recycling bins and busier sites have more than 10, with up to 18 at the busiest site, Cole Park. Given the limited space at the Collection Centers, the recycling bins are spread around the site, requiring visitors to make multiple stops in their vehicle or walk back and forth across the site to deposit recyclables. Residents walking around bins and through traffic lanes create safety hazards for other vehicles and county trucks.

The layout of recycling bins also increases the amount of time that each visitor spends in the Collection Center. Coupled with rising visitation (up 13% overall in the past five years), this leads to increased congestion in the sites and more activity for site attendants to oversee.

Source-separated recycling requires frequent hauling, including many hauls of containers that are not full. For example, aluminum and steel cans are collected in compartmentalized 30-yd containers. When one side fills up, the entire box must be hauled. The same is true for glass containers, which are compartmentalized into three sections for brown, clear, and green glass.

County drivers make 2,840 hauls per year from the Collection Centers and travel a total of 64,000 miles hauling those recyclables. Paper products are picked up and hauled directly to market in Burlington or Raleigh. Cans are hauled directly to market in Siler City, and plastic and glass are hauled to the Main Facility to be consolidated before going to market in Raleigh.

Solid Waste & Recycling - Single Stream Recycling

New

In addition to inefficiencies at the Collection Centers, residents report frustration with the inconvenience of separating recyclables at home. In a survey conducted in the summer of 2013, residents were asked what obstacles prevent them from recycling more, or recycling at all. Results showed that 23% of residents' recycling habits are inhibited by the current source separated system.

The opportunity to increase recycling is evident in the results of two waste characterization studies completed in 2011 and 2014. The 2011 study revealed that 34% of waste collected in compactors was recyclable material. Despite education and outreach methods over the past 3 years, the diversion of recyclable material from the waste stream has remained stagnant. The 2014 study revealed that 36% of the waste collected in compactors was recyclable and that 12% of waste collected in bulky containers was recyclable. This amounts to 2,890 tons of recyclables being sent to the landfill each year, costing the county \$138,718 annually in tipping fees and perpetuating our reliance on out-of-county landfills.

Recommended Solution

Upgrade recycling program to single-stream collection.

Single stream recycling would improve customer service by making recycling more convenient and streamlining visits to the Collection Centers, thereby alleviating crowding and traffic congestion.

Recycling participation is anticipated to increase approximately 25% by weight, which would divert more materials from the waste stream, save the county money on tipping fees and decrease our dependence on out-of-county landfills. With only one recycling bin and an easier choice at home, we anticipate receiving more recyclables from current recyclers and new recyclables from households that did not previously recycle.

Single-stream recycling would also limit the number of containers required at each Collection Center and reduce the number of recycling hauls for county drivers. Improvements would be made at the Main Facility to consolidate recyclables before hauling them to market.

By increasing recycling participation by 25% and diverting these materials from the landfill, the county would save \$19,900 annually on tipping fees and fuel for transportation.

Alternatives

1) Upgrade recycling program to single stream collection. The county would collect all 9 categories of household recyclables in one container at each Collection Center.

2) Upgrade recycling program to single stream minus glass collection. The county may be able to receive a higher rebate for single stream recyclables without glass. To maintain current glass revenue, the county would continue to separate green, brown, and clear glass, requiring residents to continue sorting.

3) Build new northeast Collection Center to alleviate congestion at Cole Park, which is the most crowded Collection Center. Since 2010, we have seen the following increases in visitation:

Cole Park: 12%

Pittsboro: 33%

Siler City: 26%

All 12 Collection Centers: 13%

Cole Park has experienced nearly the same rise in visitation (12%) as all 12 Collection Centers combined (13%) over the past 5 years. This alternative would not alleviate the increase in visitation at the next two busiest Collection Centers, Pittsboro and Siler City.

4) Do nothing. The problems associated with the current recycling program would continue. Visitation at Collection Centers will continue to rise as population in the county increases, resulting in more crowding. Recycling participation is anticipated to remain stagnant, despite continued education efforts. Recyclable materials will continue to be thrown away and the county will pay for disposal of these items at the landfill.

Solid Waste & Recycling - Single Stream Recycling

New

Professional Services Needed

Engineering design work and construction management are needed.

Operating Impact

Project will result in one-time operational costs and capital outlay for start-up. Additionally, annual recycling revenue will decrease. However, these costs will be partially offset by savings in transportation and hauling due to improved efficiency.

Water Fund Projects

Water - Haywood Water Main Replacement

Approved-No Contracts

Replace the existing four-inch water main under the railroad tracks on Haywood Road with a six-inch water main.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	112,100	0	0	112,100	0	0	0	0	0	0	112,100
Contingency	11,210	0	0	11,210	0	0	0	0	0	0	11,210
Design, Engineering & Construction Ad	15,000	0	11,250	3,750	0	0	0	0	0	0	15,000
Total Project Element	138,310	0	11,250	127,060	0	0	0	0	0	0	138,310
Funding Source											
Capital Reserves	138,310	0	11,250	127,060	0	0	0	0	0	0	138,310
Total Funding Source	138,310	0	11,250	127,060	0	0	0	0	0	0	138,310

Define Problem

As part of the Southeast Water District project completed in 2010, a six-inch water main was installed along Haywood Road, Moncure Loop and River Point Road. These lines do not provide adequate fire protection because of a four-inch section that crosses the CSX railroad tracks on Haywood Road. North Carolina Department of Environmental and Natural Resources (NCDENR) requires all fire hydrants be served by a minimum six-inch water line. This four-inch section prevents the fire department from utilizing fire hydrants in the area. Instead, fire departments must fill pumper trucks with water from the nearest water point. If the fire hydrants were usable, the fire department rating might improve and the insurance premiums might decrease.

Recommended Solution

Replace the existing four-inch water main under the railroad tracks with a six-inch water main and connect the six-inch water main along old US 1 with the six-inch water main on Haywood Road.

Alternatives

The only alternative is to do nothing, which would prevent the fire department from utilizing the hydrants.

Current Stage of Project

Project will begin late 2015 and is projected to end January 2016.

Relation to Other Projects

The project is related to the Southeast Water District completed in 2010. Because of funding limitations, the budget did not cover replacing this section of the water line.

Description of Land Needs

None

Professional Services Needed

Engineering and surveying services will be needed. Railroad, North Carolina Department of Transportation (NCDOT) and Moncure Fire Department approvals will be needed.

Operating Impact

None.

Water - Increase Capacity

Substantially Complete

Provide for the long-term needs of the county water system through a combination of system improvements and negotiated bulk purchases from other jurisdictions.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	4,528,048	4,155,745	99,167	0	0	0	0	0	0	0	4,254,912
Contingency	221,988	0	0	0	0	0	0	0	0	0	0
Design, Engineering & Construction Ad	222,333	204,108	1,000	0	0	0	0	0	0	0	205,108
Land	28,446	36,323	0	0	0	0	0	0	0	0	36,323
Other Administrative Costs	0	9,148	0	0	0	0	0	0	0	0	9,148
Total Project Element	5,000,815	4,405,324	100,167	0	4,505,491						
Funding Source											
Capital Reserves	4,326,239	3,730,748	100,167	0	0	0	0	0	0	0	3,830,915
Debt--Installment Purchase (Transfer fro	674,576	674,576	0	0	0	0	0	0	0	0	674,576
Total Funding Source	5,000,815	4,405,324	100,167	0	4,505,491						
Operating Effect											
Additional Revenues	0	0	-33,000	-36,300	-39,930	-43,923	-48,315	-53,147	-58,462	-58,462	-371,539
Increased Operating Costs	0	0	50,510	54,335	58,506	63,057	68,023	73,446	79,369	79,369	526,615
Total Operating Effect	0	0	17,510	18,035	18,576	19,134	19,708	20,299	20,907	20,907	155,076

Define Problem

Increased water capacity is needed in the northeastern and southeastern parts of the county. Currently, in Northeast Chatham, the peak summer demand is 2.5 million gallons per day. The existing plant can provide 3 million gallons per day. Additional supply is needed in the future to ensure adequate water for developments that have already been approved and will be served by county water. The 2009-2013 CIP included a project to expand the Jordan Lake Water Treatment Plant and construct a new transmission line across the lake. Together, these projects totaled \$36,000,000 and would have required an additional one-cent on the tax rate to pay debt service.

The severe drought during the fall of 2007 through the summer of 2008 prompted the City of Durham to look for a more reliable water source. Chatham County has been in discussions with Durham, Orange Water and Sewer Authority (OWASA) and Pittsboro to build a regional water plant on the west side of Jordan Lake. Because of the lengthy planning and permitting process, that project is expected to take at least 10 years. Until the regional water plant can be completed, the Public Works Director has negotiated a long-term water purchase agreement with Durham to provide up to four million gallons per day. In order to receive this water, the county must upgrade its transmission line from Durham.

Additional supply and storage is also needed in southeastern Chatham. Currently, the county pays the Town of Siler City \$3.84 per 1,000 gallons compared to \$3.35 four years ago. Water storage for the Southeast District is provided by an existing 300,000-gallon elevated water tank located at the 3M site. Unfortunately, 150,000 gallons of the available 300,000 gallons are reserved for fire protection for the 3M plant. If the tank falls below one-half full, 3M must cease production. This restriction severely limits the useable volume of the tank. The Western Transmission line is not easily useable without a new tank due to this restricted volume. Also, the new Alex Cockman pump station will draw the existing 3M tank down to one-half volume in in approximately one hour of pumping.

Recommended Solution

After reviewing all options, staff has determined that the most cost-effective solution is the current system configuration, with the Jordan Lake Water Treatment Plant providing water to the northeast and some portions of the Southeast District; purchasing additional supply when needed from Durham; and purchasing water from Sanford for the majority of the Southeast District and Asbury. With steadily increasing rates from Siler City, it appears that purchasing water from Sanford may now be the most cost-effective long-term solution for water supply to the Southwest District; the current rate for Sanford water is \$2.67 per 1,000 gallons. Durham can supply 100,000 to 200,000 gallons of water per day to the lower portion of Governor's Club and adjacent areas with a minimum of new infrastructure and reconfiguration of the existing system. In order to bring larger amounts of water from Durham to the northeast area, an upgrade to the distribution system is needed. A 16-inch and 12-inch water line has been constructed, starting at the end of the existing 16-inch main from Durham to the Governor's Club tank. Along with the new water mains, a booster pump station was required, which allows the removal of the antiquated and under-sized below-ground pump station in Governor's Club. To provide more water to the Southeast District from Sanford, the county constructed two booster pump stations. That project was funded from the Western Transmission project so that low-interest funds could be used to finance it. In addition, construction of a 500,000-gallon elevated water tank adjacent to the existing 3M tank is complete and is in use. The tank allows additional water purchases from Sanford and allows the county to reduce purchase of Siler City water in the future.

Current Stage of Project

The project is complete. Retainage is being held until warranty issues are completed.

Relation to Other Projects

The project is related to supplying water to the Northeast and Southeast Water Districts.

Description of Land Needs

Most of the water lines will be located in DOT right-of-way, but additional easements have been obtained.

Professional Services Needed

Professional engineering services and construction administration were needed.

Operating Impact

Additional operating funds will be needed for purchasing water, maintenance and electricity.

Water - Nature Trail Water Main Replacement

Approved-No Contracts

Replace all the existing water mains in the Nature Trail Mobile Home Park.

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Construction	543,800	0	0	407,850	135,950	0	0	0	0	0	543,800
Contingency	54,380	0	0	0	54,380	0	0	0	0	0	54,380
Design, Engineering & Construction Ad	53,000	0	39,750	10,600	2,650	0	0	0	0	0	53,000
Total Project Element	651,180	0	39,750	418,450	192,980	0	0	0	0	0	651,180
Funding Source											
Capital Reserves	651,180	0	39,750	418,450	192,980	0	0	0	0	0	651,180
Total Funding Source	651,180	0	39,750	418,450	192,980	0	0	0	0	0	651,180
Operating Effect											
Decreased Operating Costs	0	0	0	0	0	-24,000	-24,000	-24,000	-24,000	-24,000	-120,000
Total Operating Effect	0	0	0	0	0	-24,000	-24,000	-24,000	-24,000	-24,000	-120,000

Define Problem

The County took over responsibility for operating and maintaining the Nature Trail Mobile Home Park water distribution system in 1983. The existing water mains are very old and were improperly installed. Some of the water mains were installed under and around the residences. When employees have to repair water mains located under these homes, their structural stability could be compromised. The county spends approximately 288 employee hours per year repairing these water lines, at an estimated annual cost of \$24,000.

Recommended Solution

Replace all of the existing water mains in the Nature Trail Mobile Home Park. The project will allow the county to reduce the amount of time county employees spend on maintenance and eliminate the problems with lines being installed too close to residences.

Alternatives

The only alternative to doing the necessary repair is to do nothing and continue to have problems with the old, improperly installed lines.

Current Stage of Project

The Water Department has applied for a Community Development Block Grant (CDBG) that could potentially fund the majority of the project. Notification of funding is anticipated in mid-December 2014. The project is recommended to begin in FY 2015, because any further delay will increase the county's maintenance costs.

Water - Planning Western Intake and Plant

Approved-No Contracts

Construct a water intake and treatment plant on the west side of Jordan Lake

Project Budget	Budget	Current									Project Totals
		Prior to FY 2015	Year: FY 2015	Year 1: FY 2016	Year 2: FY 2017	Year 3: FY 2018	Year 4: FY 2019	Year 5: FY 2020	Year 6: FY 2021	Year 7: FY 2022	
Project Element											
Design, Engineering & Construction Ad	2,200,000	26,120	33,172	500,000	500,000	500,000	500,000	0	0	0	2,059,292
Total Project Element	2,200,000	26,120	33,172	500,000	500,000	500,000	500,000	0	0	0	2,059,292
Funding Source											
Capital Reserves	2,200,000	26,120	33,172	500,000	500,000	500,000	500,000	0	0	0	2,059,292
Total Funding Source	2,200,000	26,120	33,172	500,000	500,000	500,000	500,000	0	0	0	2,059,292

Define Problem

Chatham County is approaching the capacity of the existing Jordan Lake Water Treatment Plant and additional supply will be needed in the future. The existing maximum demand for water is approximately 2.8 million gallons per day (mgd). Expanding the capacity at the existing plant requires constructing a pipeline across Jordan Lake which is extremely expensive due to the cost of boring the lake.

Recommended Solution

Construct a new intake and water treatment plant on the west side of Jordan Lake in cooperation with the partnering jurisdictions of Orange Water and Sewer Authority (OWASA), the City of Durham and the Town of Pittsboro. Only funds for engineering services required to plan the project are currently budgeted.

Current Stage of Project

A scope of work for the initial feasibility study for the new intake and water treatment plant has been developed and the engineering firm Hazen and Sawyer has been selected to complete the study. The study is still in progress. Durham is the lead agency and is paying 100% of the cost for the initial feasibility study. Chatham is incurring costs for its allocation request, the regional water supply plan, and an interconnection study.

Relation to Other Projects

The Durham interconnect project will provide additional water supply while the new intake and water plant are planned and constructed.

Description of Land Needs

Land is needed on the western shore of Jordan Lake. The number of acres is not yet determined.

Professional Services Needed

Environmental and engineering services will be needed.

Operating Impact

There will be significant operational impact, but the scope of that impact will be determined as the project becomes more refined.

Future Projects

Future Projects

Currently, the county lacks sufficient data, revenue, or debt capacity to schedule these projects. If these issues are resolved, these projects may appear in a future CIP.

Community College - Health Sciences Building

Future

Construct a 46,000-square foot Health Sciences Building with an additional 8,500-square foot convention center attached through a common corridor.

Define Problem

The population of Chatham County is expected to grow exponentially over the next 25 years. Projections indicate approximately 140,000 people by the year 2028. This growth is fueled by the development of Chatham Park and by the potential impact of the Chatham-Randolph Megasite located within the county. Currently, there is a significant amount of growth taking place in northeastern Chatham County with the potential for a medical facility to be constructed near the Briar Chapel area. This growth provides additional challenges for CCCC to meet the needs of the residents of Chatham County as well as the potential increased workforce within the county.

A new Health Sciences Building located in northeast Chatham County offers many opportunities. Employment projections for healthcare programs continue to be very positive. There continues to be significant job growth potential for healthcare-related occupations within surrounding areas. Graduates from associate-degree programs in health sciences and nursing have much higher than average continued employment and wages five years after graduation.

Central Carolina Community College (CCCC) is poised to meet the growing needs of Chatham County. A new Health Sciences Building would allow the college to expand programs for health careers.

Recommended Solution

The county currently lacks the debt capacity to construct a college building. The college will continue its current program, which provides some clinical training at Chatham Hospital, while gathering information that will be necessary to properly evaluate alternatives.

Alternatives

- 1) Do nothing. One option is to not take any action. CCCC will continue to offer existing programs. This option could become problematic for students as the population of the county grows and health sciences programs become more competitive to enter. Students may seek educational opportunities outside the county
- 2) Construct a building located in Briar Chapel. Briar Chapel has expressed interest in this alternative. The location would be ideal as it is close to planned health care sites and would serve a growing area of the county.
- 3) Construct a building on one of the existing campuses in Pittsboro or Siler City. This option would lose the impact of being close to the currently planned health care sites in the Briar Chapel.
- 3) Since Chatham Park plans to build a hospital, another option is to locate a health sciences building nearby.
- 4) Rent or repurpose already owned space for health sciences programming by the college. This option could become problematic because of the space needs and requirements of various accrediting agencies. Health sciences programs often require very specialized space to best meet the needs of students and provide the best educational offerings to our students.

Description of Land Needs

Approximately 4 acres would be needed.

Professional Services Needed

Professional design, architecture, and construction would be needed.

Operating Impact

Additional funding would be needed for utilities and building maintenance.

Community College - Pittsboro Campus - Roof Replacement

Future

Replace the roof on Building 42 on the Pittsboro Campus.

Define Problem

The roof on Building 42 on the Pittsboro campus is original to the building (1996). The roof is a membrane-type roof and will need replacing in approximately 7 years. The college is not currently experiencing issues with the roof; however, college officials anticipate the likelihood that it will need to be replaced sometime within the timeframe of the county's CIP. Since the roof is no longer under warranty, the repair costs will be paid for by the College and the County.

Recommended Solution

A new roof should be planned for this building by 2022.

Alternatives

- 1) Replace the roof with a new roof. A roofing engineer would need to be hired to determine the best roofing option available.
- 2) Make minor repairs to the roof as issues develop and work with a roofing engineer to determine whether there are short-term solutions that will alleviate the need for a roof replacement.

Professional Services Needed

A roofing engineer would be needed.

Community College - Pittsboro Campus - Weatherproof Administration Building

Future

The Administration Building (Building 41) on the Pittsboro campus has had issues with moisture entering the building and needs weatherproofing.

Define Problem

The Administration Building (Building 41) on the Pittsboro campus has had issues with moisture entering the building. The college has made minor repairs to the building to keep water out, but a more long-term solution should be considered. If moisture continued to enter the building for a sustained period of time, it could lead to structural issues with the building and mold.

Recommended Solution

The college has made minor repairs to the building to keep water out, but a more long-term solution should be considered. The college will explore the availability of grants that might fund the project.

Alternatives

- 1) Continue to make minor repairs to the building to continue keeping moisture from entering the building. Some repairs have been successful, but new leaks occur.
- 2) Ask an engineer/architect to develop plans to address the issue more permanently and protect the building for the long term.

Professional Services Needed

A professional engineer/architect would be needed.

County Buildings - Assessment of Existing Agricultural Building

Future

Assess the condition of the current agricultural building to determine whether it should be renovated for other use when the new agricultural center is completed.

Define Problem

When the new Chatham County Agricultural Center is completed the existing building will become vacant. The building was constructed in 1956 and has never been renovated. Concerns have been raised regarding asbestos and the structural integrity of the building, and additional problems include the plumbing, electrical wiring and heating and cooling system. An assessment will be needed to determine whether the building should be renovated for other use or demolished.

Recommended Solution

Perform an assessment of the existing Agricultural Building to determine whether the building should be renovated for use or demolished.

Relation to Other Projects

This project is related to the new Chatham County Agricultural Center project.

Professional Services Needed

Architectural and engineering services will be needed.

County Buildings - Emergency Operations Center Expansion

Future

Construct a second floor on top of the existing Emergency Operations Center (EOC) building in order for the Communication Division to expand its operations into the existing first floor EOC meeting room.

Define Problem

The existing Emergency Operations Center (EOC) houses the EOC meeting room where decision makers gather during disasters to make informed decisions on response and recovery efforts. It also houses the Chatham County Public Safety Answering Point (PSAP) better known as the 911 Communications Center. The EOC was completed and occupied in 1994. The communications room was built to hold four telecommunicator consoles and associated telephone and radio equipment. In the past few years, the number of consoles has increased to six, with one of those being placed in the corner of the EOC meeting room because the communications room is full. With the expected population growth in Chatham County over the next few years, the Communications Division will need to hire more full-time telecommunicators, which will require more consoles and associated equipment. Since the communications room is currently filled to capacity there is no room for this needed expansion.

Recommended Solution

Construct a second floor addition on the existing EOC building and move communications into the existing EOC meeting room. The EOC was designed to be expanded by adding a second story. Staff recommends that be evaluated to determine if current building codes would allow the second floor. Construction of a complete second floor would provide a new, larger EOC meeting room, badly needed office space, and bunk rooms. An additional second floor would also allow the communications function to expand into the existing EOC meeting room, which is large enough for years of expansion.

Alternatives

- 1) Do nothing. Continue to place the consoles in the EOC portion of the building. This would reduce the space in the EOC, which is already too small and is filled to capacity during activations.
- 2) Construct a new EOC meeting room attached to the north end of the existing building. This option would not offer any other benefit, such as more office space, storage room or bunk rooms needed when the EOC staff have to work for days without going home.

Professional Services Needed

A feasibility study would be required for cost estimates and to determine if current building codes would allow the second story. If allowed, additional architectural design, and construction administration services would be needed.

Operating Impact

Additional funds will be needed for utilities and building maintenance.

County Buildings - Jail Renovation for Sheriff's Office

Future

Renovate the current jail when the new detention center opens to provide additional space for the Sheriff's Office

Define Problem

When the new detention center opens, the 8,941 square feet of space that currently houses inmates and staff will be available for other use. The space needs study indicated the need for 1,943 square feet of additional space in the Sheriff's Office immediately and an additional 2,697 square feet within the next 5 to 10 years.

Recommended Solution

Renovate the unused jail space. Staff recommends retaining an architect for feasibility, cost estimates and schematic design for an approximate cost of \$18,000 to evaluate the best use of the space and the cost of renovation. The additional space could meet the Sheriff's Office medium-term needs for additional storage and office space.

Alternatives

- 1) The current jail could be renovated and provide space for the Sheriff's Office.
- 2) Keep the current jail in operation for overflow and weekenders.
- 3) Do nothing. If the space is left unused, the area will still require heating and cooling to prevent the formation of mold and mildew.

Current Stage of Project

Staff is working with an architect to evaluate two options for renovation of the jail.

Professional Services Needed

Architectural and engineering services will be needed for a feasibility study.

County Buildings - Northeast Library

Future

Build a library branch in the northeastern area of the county.

Define Problem

Population growth in the northeastern area of Chatham County has far out-paced that of other areas. Although growth has slowed considerably with the recession, there have been indications of growth picking up again. Library services to this area have not followed this growth. The 2001 Strategic Plan for Library Facilities in Chatham County recommended building a 25,000-square-foot library in the northeast; however, the economic advantages of building the new library on the Central Carolina Community College (CCCC) Pittsboro campus made it a more attractive option. The assumption was that the people in the northeast would travel to Pittsboro and use the new facility.

The former county bookmobile served for many years as a stop-gap, de facto branch; however, technology demands and low usage made this an inadequate service. The bookmobile averaged only 537 users county-wide, did not provide public Internet access nor children's programming, and had a very limited collection. The citizens who used this service were vocal in their opposition to the discontinuation of the bookmobile. Many of these citizens have voiced their inability or unwillingness to use the existing branches, either due to distance of travel or physical disability.

In November 2011, the library launched its e-Resources collection to address some of the concerns about the discontinuation of the Bookmobile. Using technology to provide library services is more cost-effective than building a new branch and also meets the needs of those with mobility and

transportation restrictions. The introduction of e-readership has warranted the creation of in-house classes for new owners to familiarize themselves with the devices. The library has joined a consortium to maximize its purchasing power to provide more new titles and is introducing a program to lend e-readers to the public to minimize access concerns. The start-up cost of establishing a full-service library branch would be approximately \$1,000,000 (including the collection, furniture, computers, and equipment) if the space was leased and far more if the space was newly constructed. In addition, the library would have recurring yearly costs of approximately \$450,000. The Briar Chapel subdivision planned to provide land and infrastructure for a 10,000-square-foot facility under its conditional-use agreement. Briar Chapel officials have estimated that the land and infrastructure would be valued at \$80,000. Earlier this year, the Board of Commissioners agreed to accept the \$80,000 as a payment in lieu of providing space within the development. That funding has been set aside to address library services in the northeast. Some residents are under the impression that Briar Chapel is required to build the library, but if the developers did that, they would lease the building back to the county and this lease would count as debt.

Recommended Solution

The county currently lacks the debt capacity to construct a library. Leasing space is a more viable option in the short-term, but operating and start-up costs are substantial.

The library obtained state grant funding to hire Phil Barton, a consultant, to develop an updated strategic plan that will include all the changes that have occurred over the past decade and the changes on the horizon, such as Chatham Park and the megasite. The plan, which included surveys, public input sessions and meetings with key stakeholders, was completed this past summer. The updated strategic plan confirmed the original 2001 recommendation to add space in a northeast location. However, other issues with the potential for greater urgency were also identified, such as the growing need for improvement to library services in the western portion of the county. Meanwhile, the e-reader program should be continued in order to provide an option to serve the former bookmobile patrons.

Alternatives

1. Build a branch at Briar Chapel: Briar Chapel officials had discussed the possibility of providing the county with one of two possible tracts on US 15-501 to satisfy the requirements of their conditional use permit from the county. The county could build a new library on this land, however the presence of a library in a commercial development raised potential safety and security issues, especially in the parking areas and the location on US 15-501 is not much closer than the Chatham Community Library for some residents in the northeast sector of the county. For these reasons, the county opted to accept the payment in lieu.
2. Lease commercial space in the northeast sector of the county for a library: The County could apply the funding from Briar Chapel towards startup costs and rent space to establish a library in the northeast, although, as discussed above, there are potential safety and security issues involved with housing a library in a commercial development. The cost to upfit the space and rent it would be approximately \$180,000/year.
3. Construct another joint-use facility: The joint-use Chatham Community Library has worked well due to the careful collaborative planning of the county and the college. The building and operations were specifically designed, not an “add on” to an existing facility. Both partners agreed on a single staff structure (all staff are County employees) and computerized operating system. The most obvious partner for a new joint-use library in the northeastern area of the county is Chatham County Schools.
4. The use of e-readers has continued. Chatham County usage has followed the national trend with a leveling off from the initial surge in e-readership. While not all citizens have access to e-Reader devices, the library has responded with circulated devices pre-loaded with selected titles.
5. Vending machines that dispense library books are being offered as a new and creative solution to the problem of making library resources more widely available. These machines can store hundreds of books and also serve as a drop-off for returns. This alternative could provide citizens in the northeast with a way to check out and return books without having to drive to the Pittsboro branch. Some federal grants have been available to help fund purchase and installation. The staffing costs would be more affordable. The strategic plan indicated that this would merely be a limited, temporary solution because downloading content will be a more prevalent format in the future.

Description of Land Needs

Approximately three acres would be needed for a new library.

Professional Services Needed

Professional design, architecture and construction would be needed.

Operating Impact

Additional funding would be needed for operational expenses.

Emergency Communications - Radio System Upgrade

Future

Replace current emergency radio system infrastructure and radios with a modern state-of-the-art system.

Define Problem

The existing VHF frequency radio system used by county public safety and other agencies is approximately 30 years old. The system has been maintained by replacing and upgrading equipment as needed, but rapidly increasing communication demands are rendering the system obsolete. The county currently has five different tower sites that broadcast communications to fire, emergency medical services, law enforcement, school system, animal control, and the public works radio systems. Each site has a generator backup, and is monitored 24/7 for issues that may arise, such as insufficient power during transmission or electrical service failure. The current system covers about 90% of the county. The mandated adoption of narrow banding created some unanticipated degradation of communications. Responders in northeast (particularly Carolina Meadows) and southwest Chatham cannot communicate back to the 911 center at all times on their portable radios, but instead must use a vehicle radio. Also, because the frequencies are closer, Chatham County can hear other counties when they are paging, and vice versa. A short-term solution to the problem can be addressed in the operating budget with the addition of remote radio sites in Goldston and Carolina Meadows. However, a permanent replacement for the existing system will be needed in the future and the cost of the project will be significant because it will include both construction of the towers and equipment to operate them as well as the radios for all agencies. A recent analysis conducted jointly by the Emergency Operations Communications Division and Motorola determined that a total of twelve towers are necessary to provide 95% coverage inside buildings in Chatham County. The cost to construct a new tower is approximately \$1,200,000 and that would include the land purchase, tower construction, equipment to run the tower and a building to house the equipment and the generator.

Recommended Solution

An ad hoc advisory committee with representation from each affected organization identified alternatives and the advantages and disadvantages of each. Because the project is extremely complex, involving obtaining land, constructing towers, and selecting the best technology, the county would benefit from hiring a consultant who can better define the overall project plan and the associated costs. When a project plan is in place, along with a recommendation for a system and the associated costs, the county will better understand how to plan for the project and ensure adequate funding is available.

Alternatives

Staff has identified all possible alternatives but will need input from other agencies to fully define the advantages and disadvantages of each one:

- 1) 800 MHZ VIPER: The state is currently promoting this system, although other jurisdictions often experience busy signals when trying to use the frequency. The county would have to keep its existing VHF system for paging responders.
- 2) 700 MHZ: The federal government is considering a mandate to require that public safety agencies use 700 MHZ. If this happened, grant money may become available to cover the costs, which are unknown at this time.
- 3) Simulcast: Simulcast would use current tower sites and agencies would not have to choose the channel they wish to use for transmission as they must do currently.
- 4) Chatham County 800 MHZ: Chatham County could choose to set up its own 800 MHZ radio system, which would be compatible with other counties on VIPER and other 800 systems. This option would be the most costly.

Description of Land Needs

2-4 acres will be needed for one tower site.

Schools - New Central Services Building

Future

Construct a new building for Central Services.

Define Problem

The existing Central Services Building has exceeded its capacity resulting in the creation of inefficient satellite offices around the county. In addition, a 2014 facility conditions assessment indicates the building has surpassed its intended lifespan and is in need of costly repairs. The necessary repairs do not address the space issue.

Recommended Solution

Construct a new central services building to accommodate all departments in one location.

Alternatives

Repair existing building and continue to operate with inefficient satellite offices.

Professional Services Needed

Architectural design, construction, and engineering services will be needed.

Operating Impact

Additional funds will be needed for equipment, supplies, and maintenance.

Schools - New Schools

Future

Construct up to two elementary or middle schools as growth requires.

Define Problem

Based on ORED projections, growth associated with Chatham Park, and the potential of the Siler City megasite bringing new residents, up to two new schools, elementary or middle, could be needed within the next 10 years to accommodate student population growth.

Recommended Solution

The population figures will be monitored on a yearly basis, and financial and architectural planning for up to two new schools will begin when it is apparent that the schools are needed.

Alternatives

Add mobile units to the affected schools and/or redistrict as needed.

Professional Services Needed

Architectural and design services will be needed.

Operating Impact

Additional funds will be needed for equipment, supplies, maintenance, and staff.

Schools - Northwood High School Expansion

Future

Expand Northwood High School.

Define Problem

The current student population has surpassed rated capacity and additional classroom spaces is needed for the present and future population growth. In addition, the following core capacity issues need to be addressed:

- Media center does not meet current DPI guidelines.
- Dining area square footage does not allow for multiple lunch options.
- Current gymnasium is over-used.
- Student parking is limited to less than half of eligible drivers.
- Current office suite has no capacity for additional administrators or counselors.

•An additional vehicular entrance is needed for current and future growth.

Recommended Solution

The Board of Education is requesting \$50,000 for a feasibility study in January of 2015, which could be funded from savings in the Moncure and Sage roofs. The goal is to address both classroom and core capacity needs (cafeteria, media center, parking, gymnasium/locker rooms, administrative and counseling spaces).

Alternatives

Do nothing and continue to float up to eight core teachers indefinitely. Purchase a six to eight-modular classroom unit. However, neither of these alternatives address the core needs.

Professional Services Needed

Design and/or engineering services will be needed.

Operating Impact

Additional funds will be required for utilities and maintenance.

Schools - Replace Gymnasiums at Bennett, Silk Hope and Bonlee

Future

Replace gymnasiums at Bennett, Silk Hope, and Bonlee schools.

Define Problem

The gymnasiums at Bennett, Silk Hope, and Bonlee schools are in poor condition. Chatham County Schools has determined that it is more economical to replace them rather than renovate them.

Recommended Solution

Replace the gymnasiums at Bennett, Silk Hope, and Bonlee schools with gyms that meet the current size and features standards recommended by the Department of Public Instruction. The same design will be used on all gyms, with adjustments for site conditions, to reduce design costs.

Alternatives

Chatham County Schools explored adding on to each gym to provide space for spectators and restrooms at a rough estimate of \$400,000 per gym. This option was not pursued because of the age and condition of the gyms.

Professional Services Needed

Detailed architectural drawings and construction management will be needed.

Operating Impact

Utility and maintenance costs are expected to decline because of updated systems and materials.

Technology - Fiber Extension to Siler City

Future

Extend County fiber to Siler City.

Define Problem

Currently Chatham County uses leased lines to provide network access to offices in Siler City, including the Backup 911 Center, Health Department, Social Services, Wren Library, and Sheriff. These departments frequently experience slow network response and would benefit from an extension of county-owned fiber.

Recommended Solution

Extend fiber to Siler City.

Alternatives

- 1) Do nothing: Continue to use leased lines as needed despite slow network response times. Leased lines provide a minimum estimated (not guaranteed) speed. These can be increased, but costs increase as well.
- 2) Extend fiber to Siler City: Fiber has the capacity to run network traffic at near light-speed. Fiber can provide fast speeds well into the future. Once in place, there is no further maintenance required beyond addressing cuts if they occur.

Relation to Other Projects

Since this project would include the extension of fiber to the Emergency Operations Backup Center, E-911 funds could contribute to the funding of the project.

Operating Impact

Extension of county-owned fiber will eliminate approximately \$15,000 per year from the MIS operating budget to lease lines.

Technology - Social Services Software Upgrade

Future

Purchase additional software for the Department of Social Services (DSS).

Define Problem

DSS currently operates several different software systems, many of which have been modified by people no longer employed with the county and, the systems are difficult to maintain and support. For example, the agency uses Laserfiche (LF) for document storage and retrieval. The program has been customized for work flow and requires someone with the appropriate skill set to modify. There are not resources within the county's MIS Department to effectively manage and maintain this system, which has led to problems in adding new DSS programs into the system (e.g. Child Support) and making modifications when needed. Hiring or contracting with someone who can customize our existing program is cost prohibitive and creates risk should that person leave or no longer be available.

Recommended Solution

Evaluate software that will be more functional 'out-of-the-box' without significant customization that will serve as the controlling application for the agency and integrate operations, including document storage, retrieval, and indexing. LF software would be integrated into the controlling application, but used solely for document storage and retrieval. A more effective and efficient system could also slow the growth of our staff in the face of increasing population growth and increasing Medicaid applications due to requirements of the Affordable Care Act.

Alternatives

- 1) Do nothing. While the existing system is still technically functional, the difficulties in support and maintenance and the inability to make any additions to the system make this option unattractive.
- 2) Contract with an agency or individual to provide updates and further customization and consider other document storage solutions. Further customization will provide greater functionality than the existing system; however, this will also require ongoing and expensive costs to identify persons who have the required expertise. There would also need to be coordination with MIS Department for a contractor to be able to access the network, etc.
- 3) Evaluate software to replace the customized workflow component of LF that will provide the standardization and functionality required by DSS and be easier to support and maintain.

Current Stage of Project

Staff is working with MIS and other jurisdictions to identify the best solution.

Professional Services Needed

The county might need professional assistance in writing bid specifications and evaluating bids.

Operating Impact

There will be annual maintenance and support fees.

Water District - Southwest Water District Distribution Lines Construction

Future

Install approximately 48 miles of water distribution mains in the Southwest Water District.

Define Problem

In order to provide county residents with a public source of drinking water, the Chatham County Board of Commissioners formed the Southwest Water District. The district is comprised of Bear Creek and Gulf townships. In November 2004, voters approved a bond referendum for extension of water lines in the district. Funding would be obtained from USDA-Rural Development. Since voting on the district, the county has solicited signups in the area to meet the requirements of USDA funding and needed density for operations. To date, the county has not received enough signups for the project to be viable. In addition, the preliminary engineering report is now outdated and would have to be redone for the project to move forward.

Recommended Solution

Assuming sufficient sign-ups, the project would include installation of approximately 48 miles of distribution main, ranging in diameter from six to eight inches, located on NCDOT rights-of-way. In addition to the new connections, the Southwest Chatham Water District would assume the ownership of the Southwest Chatham area water system currently owned and operated by Chatham County. This system consists of approximately 900 residential, commercial, and industrial customers. Water for the district would be provided through a bulk purchase arrangement with the Chatham County Utilities. Operation and maintenance of the district would also be provided by Chatham County Utilities through a contractual arrangement.

Professional Services Needed

The preliminary engineering report that was completed several years ago will have to be updated to reflect changes in material and labor costs and changes in demand projection based on growth.

Operating Impact

Additional funds would be needed for maintenance of the lines and water production, which should be offset by revenues generated in the district.