

# OSC Meeting

Thursday, December 8, 2022

2:00 PM

Impact Alamance

*Present: Steve Carter (Alamance County), Sandy Ellington-Graves (ABSS), General Blake Williams (ACC), Bill Gomory (ACC), Dr. Dain Butler (ABSS), Dr. Todd Thorpe (ABSS), Misty Brown (ABSS), Dr. Gatewood (ACC), Andrea Rollins (ACC), Tom Hartman (ACC), Heidi York (Alamance County), Sherry Hook (Alamance County), Brian Baker (Alamance County), Susan Evans (Alamance County), Selina Campbell (Alamance County), and Jessica Mooty (Alamance County).*

**Next Meeting: Thursday, February 23, 2023**

**2:00 PM at Impact Alamance**

## Introduction

Starting off the Oversight Committee Meeting, Alamance County's County Manager, Heidi York, provided a recap of the Technical Review Committee meeting held on Tuesday, November 29, 2022. County Manager York noted that each of the three organizations provided project updates for TRC. ABSS schools and the county are both on track with their current projects. ACC plans to go before the Board of Commissioners to make a final push for their final safety project.

## ABSS

### *Grant Opportunity*

ABSS would like to apply for a Needs Based Grant from DPI. Alamance County will be required to provide a 15% match. This is only for one project and one school, but one project can be a total renovation. The Board of Commissioners and School Board would need to sign off. Applications to apply for this grant are projected to open in March. Southern Middle would be a potential project because it has multiple mobile units, and needs a larger cafeteria and additional space in the gym. Potential meeting to present to the Board of Commissioners on December 19, 2022, and a joint meeting on January 9, 2023.

## ***CIP***

Ray Street, Graham Middle, North Graham, and South Graham have their safety vestibules installed. This includes safety glass and a panic button. A meeting with 3M to get bullet-resistant glass will be scheduled. Security Vestibules are in design at other school locations.

Broadview and Eastlawn are the two most difficult projects to complete. During Christmas break, ABSS is going to work very aggressively to complete the project.

Williams High stadium bathrooms have been completely renovated with new stalls, toilets, and urinals.

Maintenance Roofing needs a new roof with retrofitting and coating.

Final drawings of the Press box for Eastern High were submitted to DPI on December 1, 2022. DPI had a lot of requirements, but ABSS got it right and is on the right path forward.

Woodlawn's roof construction begins Monday, December 12, 2022.

Marvin B. Smith Elementary will be receiving a rubber gym floor replacement on December 8, 2022.

Haw River's roofing is in the design phase and the masonry project is ready to bid.

Cummings High School track replacement is out for bid and will be funded by the state. Metal has been replaced, and new windows and doors have been installed at Cummings.

Pleasant Grove has new windows and classroom casework installed. A bathroom has been installed in several classrooms due to only having one community bathroom at Pleasant Grove. Southern High and Graham High's roofs are out for design and ABSS plans to have the designs back by January.

South Mebane and Western Middle's roofs are in the design consultant phase.

Southern High has received new modern furniture that can be assembled in different ways. The building is now ADA-compliant with ramps that connect three levels instead of stairs. The science labs have been renovated and follow DPI standards.

Southeast High has a fully updated kitchen area, a new science area, and a two-story cafeteria where students and faculty can see everything.

## **ACC**

### ***Bond Projects***

Biotechnology Center of Excellence – The Biotechnology Center of Excellence is approximately 88% complete and has a completion date of January 11, 2023. This project remains on schedule and budget. Flooring has been installed throughout the building. First-floor classrooms are being completed with a dividing wall creating two classrooms, that can hold 24 students each.

Casework is being installed on the second floor. A glass balcony on the second floor will be installed to look out over the rest of the campus. The third floor's wood slat ceiling has been installed. Mesh wiring needs to be added to the main monumental stairway. Installing the sidewalks on the South end and grading the new remote parking lot is still in progress. The furniture is expected to be delivered in mid-January 2023.

Student Services Center – Grading on the exterior has started and the main lobby receptionist desk has been installed. The Student Service Center is approximately 95% complete and has a completion date of December 16, 2022. Furniture and equipment will start being installed on January 9, 2023, and staff will begin to move back on January 30, 2023. The Student Services Center is on schedule and within budget.

Main, Powell, Gee Building Projects – The new cost estimate from November 2022 shows an 8% escalation due to waiting to bid with the Public Service Training Center. Bidding the project separately in mid-May 2023 would help ACC avoid \$114,064 in an escalation of pricing.

Public Safety Training Center – Bidding on this project continues for the PSTC. Due to inflation, the new estimates would require an additional 5.7 million dollars to complete the project. ACC plans to propose to the Board of Commissioners access to 3 million dollars of bond funds. ACC plans to request access to the authorized, but unissued” 3 million dollars of bond funds. If the firing range is taken out, ACC would be able to continue with the project with its current budget. This project could potentially be phased out once ACC receives more funds to complete the project. Delaying the shooting range could risk a price rise and potentially have students enroll elsewhere. ACC met with the delegation on December 17, 2022, which seemed to be received positively. There is a possibility of a companion bill in both the House and the Senate. ACC will follow up in January to set a date to review this information. The Geotech/soil samples are complete and some buildings had to shift due to the soil samples that were provided back to ACC. The soil samples have also increased in overall price.

### ***CIP***

ACC's main building has begun an upfit of space for the Esports Athletic Program which will be completed by Spring 2023.

The IT server room needs an HVAC replacement, but there is a lead time of 50 weeks. A grant is helping to fund this project.

ACC is working on a master plan for signage.

### **Alamance County**

The HVAC project at the Human Services Center is on schedule and budget, but the County is still waiting for some equipment. The County estimates that this project will be completed by February 2023, if the equipment doesn't keep getting delayed.

Emergency Services Center – Alamance County is working with engineers and architects on designs to determine how to strengthen the facilities to withstand natural and man-made

disasters. Funds are being provided by the State Capital Infrastructure Fund. The project will be put out to bid at the end of January 2023.

Board of Elections Building – The County put this project out to bid last week. The bid opening is on Tuesday, December 13, 2022. This project will be brought before the Board of Commissioners on December 19, 2022.

Court Administration Building and JB Allen Renovation – The County is in the process of working with engineers to right-size the project to ensure the needs of the County are met while maintaining a reasonable budget.

## **Monthly Capital Finance Report**

The Monthly Capital Finance Report was reviewed and has been posted on the Capital Website for review. <https://alamancecapitalprojects.com/oversight-committee/>