

OSC Meeting

Thursday, September 26, 2024

10:00 AM

Alamance Community College Boardroom

Present: John Paisley (Alamance County), Steve Carter (Alamance County), Donna Westbrook (ABSS), General Williams (ACC) Heidi York (Alamance County), Brian Baker (Alamance County), Susan Evans (Alamance County), Jessica Mooty (Alamance County), Dr. Aaron Fleming (ABSS), Greg Hook (ABSS), Dr. Ken Ingle (ACC), Tom Hartman (ACC) and Libba Thomas (ACC)

Welcome

John Paisley called the meeting to order at 10:03 am and welcomed everyone in attendance.

Minutes

Minutes of the August 23, 2024 meeting were reviewed by the committee. Steve Carter made a motion to accept the minutes, John Paisley seconded, minutes were approved.

Project updates were shared by the County, ABSS and ACC.

Alamance County

Brian Baker reported on a formal presentation to the Board of County Commissioners concerning the priority list for HVAC and Roof projects. John Paisley spoke to the priority list and providing information on the Courthouse expansion project. Renovations hope to be completed by FY 26-27.

ABSS

Greg Hook provided a handout with project updates.

County funded driveway projects to improve traffic safety

AW Elementary – Meets MTSA design - \$750K Spot Mobility Approved – Summer 2025 mill and resurface top layer of driveway

AO Elementary – project complete - \$150K Spot Mobility Approved – awaiting final billing to submit for DOT reimbursement

EM Holt Elementary – project complete - \$750K Spot Mobility Approved - awaiting final billing to submit for DOT reimbursement – Need to use some remaining funds to construct an awning along new sidewalk

County funded roofing projects

Haw River Elementary – complete

Graham Middle School – work in progress

Graham High School – work in progress

B. Everett Jordan – work in progress

Southern Alamance High School – work in progress

Western Alamance Middle School – under contract – awaiting notice to proceed

Eastern Alamance High School – in engineering design – should bid before EOY

Western Alamance High School – in engineering design – should bid before EOY (Needs-Based Grant submitted)

South Mebane Elementary – in design (Needs-Based Grant submitted)

Southern Alamance Middle – in design (Needs-Based Grant submitted)

County funded HVAC projects - in design – plan to take construction contract to 10/8 BOE

Haw River Elementary

Graham High School

Southern Alamance High School

Western Alamance High School

Eastern Alamance High School

B. Everett Jordan

Smith Elementary

Hillcrest Elementary

Alexander Wilson Elementary

NC Capital Building Fund Projects

Cummings High Track – Lottery Funds/Galey Grant Funds/Athletic Grant Funds – Complete -working out final pay application with engineer/contractor

Western High Track – Lottery Funds – Complete – awaiting final pay apps

Hawfields Middle 6th grade carpet removal/tile install – R&R Funds – Complete

Sylvan Well Project – R&R Funds – work ongoing – well in place – working out piping and well house

Eastlawn, Sylvan, Elon – Security Camera and door access – NC DPI Safety Grant– under contract

Original Bond Sites

Eastern High and Western High – working with attorney on roofing issues – could go to litigation – no payments made to contractor since July 2023.

Cummings – final work with security camera/door access company in progress. Bleacher repairs are complete.

Southern High – complete

Southeast High – final work on greenhouse project and door access in progress

Williams High – complete

South Mebane – complete

Pleasant Grove – awaiting final pay app from architect and door access in progress

Graham High – awaiting final pay app from electrical company for welding lab work

Larger PayGo Funded Projects from 24-25 Plan

Garrett Elementary/Hawfields Middle Fire Panel Replacement – under contract
Haw River Elementary Fire Panel Replacement – under contract
BEJ Elementary Fire Panel Replacement – under contract
Woodlawn Middle Fire Panel Replacement – under contract
Eastern High Camera Replacement and Door Access – under contract
Graham High Camera Replacement and Door Access – under contract
TMS/GMS/RSA Camera Server Replacement – work in process
Door Replacements – working on pricing
Window Blind Replacements – (entire school replacment SHS, SMS, and Newlin) – under contract
Turrentine Middle Asbestos Abatement/Tile Replacement – (library and front offices) – work complete
Cafeteria Hood Systems Engineering and Connections – work in progress

There were questions concerning information the NCDOT reimbursements. Susan Evans reported those funds are transferred back to the Schools Capital Reserve Fund to be used for future projects.

Dr. Fleming has been to multiple schools and will request a building assessment to give an idea of deferred maintenance and what is needed for the future. Dr. Fleming expressed appreciation to Greg Hook and ABSS staff for their efforts.

ACC

Tom Hartman provided an update on the College's bond projects. The Main/Powell/Gee is close to completion right before Thanksgiving. The Public Safety Training Center is also on schedule.

An update was also provided on other projects funded from other sources.

EV Charging Stations – installed and waiting on Duke Energy

Veterinarian Farm – Interviews with designers have taken place

I40/85 Exit Updates – planting will begin in the coming weeks

Other Business

John Paisley discussed the structure and purpose of the OSC meetings. The question was also raised if the meetings were beneficial. Greg Hook responded the process of vetting projects for boards was very helpful. Donna Westbrooks also agreed with Greg Hook. Dr. Fleming suggested keeping this method until the new finance officer is in place. Dr. Ingle appreciates the ability to meet and keeping items in the loop. County Manager York asked if the process is helpful and suggested a reconstruction of the agenda may need to be made. Steve Carter spoke to how the meetings was an asset of not being in the weeds and getting a synopsis on a monthly basis to know where projects are. General Williams added the meeting keeps everyone actable. John Paisley suggested having a more detailed agenda with more information provided. Staff was asked to implement this for the October meeting. ABSS and ACC would provide information to Susan Evans five working days prior to the meeting and keeping the County update on the agenda. This shows we are being transparent to the public.

Closing Remarks

The next meeting will be held on October 31, 2024, 10am, ACC, Gee Building, Second Floor Boardroom.

A motion to adjourn the meeting was made by Steve Carter and seconded by Donna Westbrooks. The meeting was adjourned at 10:50 am.