

Jackson County

Capital Projects Priority List Worksheet

February 4, 2016

1. **Renovation to Cashiers Inspection Office:** Update office to include ADA restrooms, covered accessible entryway, improvements to energy efficiency, and roof repairs.
Estimated Cost - \$175,000 (Funds Available in FY 15-16 Budget)
2. **Renovations to Skyland Services Center for Cooperative Extension and Soil and Water.**
Renovate remaining space formerly used as retail space by the original owner. Cooperative Extension and Soil Water would have space for current and foreseeable future needs. This would free up the space they currently occupy in the Community Services Center that could possibly be renovated for Inspections/Code Enforcement and Planning. The plans as drawn would have 1497 sq. ft. of undesignated space and space for a commercial kitchen.
Estimated Cost - \$2,032,946 (Includes \$150,000 allowance for commercial kitchen equipment and \$74,370 for other furniture and fixtures). (Funds Available in FY 15-16 Budget)
3. **Renovate Old Rescue Squad Building:** This building would be converted into a public meeting space and multi-purpose space for community use. In addition, the earth bank behind the building would be stabilized and the outside of the building would be enhanced.
Estimated Cost - \$400,000
4. **Green Energy Park Arts Building – Phase 1** – Renovate a portion of the existing steel structure to add 2557 sq. ft. for space to accommodate potters, glazing/spray area, kiln area, and restrooms.
Estimated Cost - \$443,000.
5. **Improvements to Parking Lot at Department on Aging and add additional parking at DSS:** The existing gravel parking lot adjacent to the Heritage Dining Room would receive drainage, curb and guttering, and pavement. This is the primary parking for all special functions held in the Heritage Dining Room. Additional parking for DSS staff would be provided.
Estimated Cost - \$275,000
6. **Animal Shelter:** Acquire property and construct a new animal shelter. This is a preliminary estimate until needs assessment has been conducted.
Estimated Cost: \$2,500,000
7. **Health Department:** Acquire property and construct a new health Department (38,000 sq. ft. * \$250 per sq. ft.)
Estimated Cost - \$9,500,000
8. **Community Parks and Greenway Expansions:** Provide funds to complete the Savannah Community Park, the Qualla Community Park and have a reserve for future greenway expansions.
Estimated Cost - \$250,000
9. **Indoor Swimming Pool:** This project is the number one item on Recreation Advisory Committee priority list and was number one on recreation survey.
Estimated Cost - \$2,500,000

10. Renovations to Courtroom space and technology: Completely renovate existing court room and provide new furniture and updated technology. Renovate existing law library space into small court room.

_____ Estimated Cost - \$1,000,000

11. Jackson County Schools – Five Year Capital Plan: In January 2015, Cort Architectural Group evaluated all existing structures of the Jackson County Public School system and identified the critical facility needs for the entire system as well as the athletic improvements at Smoky Mountain High School to complete the master plan of that campus. The projects totaled \$14,618,094 and \$1,686,528 was provided in the FY 15-16 budget leaving an unmet need of **\$12,931,566**. Of this amount, approximately \$3.2 million is allocated for athletic improvements at Smoky Mountain High School.

_____ Roofing/Renovations/HVAC - \$7,503,252

_____ Athletic Facilities - \$3,205,000

_____ Testing, Fees, and Contingency - \$1,607,217

_____ Emergency Reserve – \$616,097

12. Southwestern Community College Master Plan: Begin addressing needs of the SCC as identified in priorities established by the SCC Board of Trustees.

_____ New Health Sciences Buildings and Balsam Renovations - \$21,314,000

_____ New Library, existing Library renovations, Oaks Hall renovations and additions, and a new maintenance building - \$9,200,270

_____ Firing Range Improvements and Summit renovations - \$622,000

_____ Campus Signage - \$250,000

Chuck Wooten

From: Don Tomas
Sent: Thursday, February 04, 2016 11:27 AM
To: Chuck Wooten
Subject: Capital Projects

Mr. Wooten and Jackson County Board of Commissioners,

Southwestern Community College respectfully submits the following list of capital projects for SCC Jackson Campus for your consideration over the next five or more years. SCC would like to retain the right to add to or make revisions as necessary to the submitted list.

New Health Science Occupation Building- The Balsam Building was built 30 years ago when SCC had only 4 HSO programs, and today the college is home to 15 programs and awaiting approval for one additional program. To accommodate our growth, faculty office space was created in a heavily-traveled corridor. SCC relishes the fact it has an outstanding reputation for its HSO programs as students travel to study at SCC from as far away as Graham County to the West and McDowell County to the East.

Cost: \$16,314,000

Renovate Balsam Building- A new HSO building would allow the renovation of antiquated science classrooms and labs to 21st century real-world educational and training environments to accommodate the growing demands for healthcare professionals and STEM-trained employees. This would also allow SCC provide a top-notch educational experience for College Transfer students.

Cost: \$5,000,000

New PreEngineered Maintenance Building- The present Maintenance building is extremely overdue for replacement. It is a very old building. A new Maintenance building would also allow SCC to relocate Shipping and Receiving from the top of campus to a more-centralized location at this new building, keeping delivery trucks out of congested student pedestrian and vehicular traffic areas.

Cost: \$700,000

Renovate Summit Building- Relocating Shipping and Receiving to a new Maintenance building would allow SCC to renovate the Summit building, allowing the College to expand the Welding and HVAC programs to meet growing program needs.

Cost: \$482,000

New Library/Oaks Building Renovation- Renovation to the Oaks Building would allow SCC to replace the current mechanical system and upgrade the electrical system to meet present needs and provide room for the new Library addition. A new Library would expand educational opportunities and enhance the Learning Resource Center already located in Oaks.

Cost: \$6,494,000

Renovate Holt Library- Building a new Library would allow SCC to renovate the existing Holt Library and create a Workforce Innovations and Economic Development Center. This new facility would house the Small Business Center, Customized Business and Industry, Continuing Education and the Personal Enrichment and Professional Licensure departments.

Cost: \$1,000,000

New Faculty Program Office Addition- New faculty offices would enable faculty the office space to meet programs needs. Faculty are currently utilizing closet space, storage space and doubling-up in shared space.
Cost: \$1,006,000

College Signage- New College entrance and way-finding signage.
Cost: \$250,000

Total: \$31,246,000

SCC will provide the Jackson County Commissioners with a final Master Facilities Plan document once it is received from the Architect.

--
Thank you,

Don Tomas, Ed. D.
President
Southwestern Community College
447 College Dr.
Sylva, NC 28779
828-339-4239 (Office Phone)
828-339-4652 (Fax)
d_tomas@southwesterncc.edu
Please visit our website: www.southwesterncc.edu



E-mail correspondence to and from this address may be subject to the North Carolina Public Records Act and shall be disclosed to third parties when required by Chapter 132 of the North Carolina General Statutes.

--
Thank you,

Don Tomas, Ed. D.
President



JACKSON COUNTY PUBLIC SCHOOLS

Dr. Michael L. Murray, *Superintendent*
mmurray@jcpsmail.org

Dr. Kimberly Elliott, *Assistant Superintendent*
kelliott@jcpsmail.org

February 3, 2016

To: Jackson County Commissioners
Chuck Wooten, County Manager

From: Mike Murray, Superintendent

Attached you will find a list of roof repair/replacement needs and HVAC needs for our schools. These needs are prioritized within each school list, and the top 10 for the district have an ** after the cost. In discussing cost, please note that these costs are strictly estimates from the Cort Critical Needs Plan. We have added an emergency contingency line to hopefully mitigate cost increases.

Jackson County Schools is extremely grateful for the annual allocation of \$235,000 to provide for preventive maintenance for our nine school buildings and replacement/repair of equipment and maintenance vehicles. We request you maintain this allocation, so that minor repairs can be accomplished each year and negate the need for future, massive critical facility needs repairs that we each face at present.

It is our plan to obtain one engineer for the roofing projects and one engineer for the HVAC projects through appropriate bid and quote guidelines. The engineers will bid these projects. This will assist the system in allowing our licensed purchasing agent, assistant superintendent, and maintenance director to oversee the bids and project work. As you are well aware, our maintenance staff needs to focus on the preventative maintenance of the buildings.

Thank you in advance for considering our critical facility needs in the areas of roofs and HVAC systems.



JACKSON COUNTY PUBLIC SCHOOLS

Dr. Michael L. Murray, Superintendent
mmurray@jcpsmail.org

Dr. Kimberly Elliott, Assistant Superintendent
kelliott@jcpsmail.org

Critical Facility Needs

Phases 2-6
School Years 2016-17- 2020-21

Roofs (in priority order within school list as of 2/2/16)	Estimated Cost
SMHS- Reroof Buildings B, C and D	\$555,600.00**
SMHS- Reroof Cafeteria	\$212,000.00
FV- Reroof Administration	\$140,440.00**
FV- Commons Roof	\$215,680.00**
FV- Gym Reroof	\$190,000.00**
FV- A Building	\$125,440.00
FV- C Building	\$125,440.00
FV- D Building	\$125,440.00
FV- Repair 2 leaks in Kinder Wing	\$ 54,000.00
SME- Reroof Commons A	\$ 93,120.00
SME- Reroof Commons B	\$ 93,120.00
SME- Special Projects Building Roof	\$ 80,000.00
BR- Reroof Cafeteria	\$ 83,400.00**
BREC- Metal	\$ 50,000.00**
BR- Reroof Buildings A,B,C	\$430,860.00
Total of roof repair/replacement	\$2,574,540
HVAC (in priority order within school list)	
SMHS- HVAC Building C, B, A East, A North, A C is most urgent	\$756,800.00**
SMHS- Boiler/Chiller plant for D, E, and Science	\$600,000.00
SMHS-Locker Room Heat and Air (Auxiliary Gym)	\$520,000.00

Critical Needs (Continued; page 2/2)

Blue Ridge- HVAC Building A, Cafeteria, B, and C	\$ 385,200.00**
Blue Ridge Gym Electric Heat/Heat Pump	\$ 202,000.00**
SME- Complete remaining HVAC 1 wing listed in 2015-16 phase	\$ 988,600.00**
CVS- HVAC	\$1,200,000.00
Total HVAC	\$4,652,600.00
Bus Garage- complete grading and paving	\$ 279,000.00
TOTAL FOR ROOFS, HVAC, bus garage paving/grading	\$7,506,140.00
Emergency Reserve@ 5%	\$ 375,307.00
GRAND TOTAL	\$7,881,447.00

Top 10 District Urgent Critical Needs are designated with an **

The estimates in this document do not include testing fees or contingency items from the Cort Critical Needs Plan.