



MINUTES
REAL ESTATE, FACILITIES & LAND MANAGEMENT
COMMITTEE MEETING
March 13, 2010, 9:00 a.m.

COMMITTEE MEMBERS

Mr. Mario Suarez, Chairman, District III
Mr. Paul Corbeil, District I
Mr. Joel Thrift, District IV

The Real Estate, Facilities & Land Management Committee met Saturday, March 13, 2010 at 9:00 AM in Council Chambers, 415 South Pine Street, Walhalla, SC with all members present & Elizabeth G. Hulse Clerk to Council present.

Press:

Pursuant to the Freedom of Information Act, notice of the meeting, date, time, place of meeting and agenda were posted on the bulletin board at the County Administrative Offices, 415 South Pine Street, Walhalla, SC, and the County Council website [www.oconeese.com/council]. In addition it was made available to the newspapers, radio stations, television stations and concerned citizens.

Members of the press present: Dick Mangrum – WGOG Radio & Ray Chandler – Anderson Independent

Call to Order:

Chairman Suarez called the meeting to order at 9:00 a.m.

Approval of Minutes:

Mr. Thrift made a motion, seconded by Mr. Corbeil, approved 3 – 0 to approve the minutes from the November 14, 2009 meeting as presented.

Mr. Corbeil made a motion, seconded by Mr. Thrift, approved 3 – 0 to approve the minutes from the January 23, 2010 meeting as presented.

New Business:

Seneca Magistrate Office Space Discussion:

Mr. Todd Simmons, Seneca Magistrate Judge, addressed the Committee regarding his office space in Seneca. Mr. Simmons noted that both a long term lease and additional space are needed for his office. Mr. Simmons stated that the primary need for space is to allow for live jury strikes which include between 40-50 citizens at a time for jury strikes for a week's term of court.

Mr. Corbeil made a motion, seconded by Mr. Thrift, approved 3 – 0 to bring to full Council the recommendation that Council approve the magistrate's proposal for additional space with a maximum approved monthly rent of \$1,800 and also contingent upon Mr. Simmons meeting with the Administrator and Facilities Director to verify that there is not any practical alternate office space available for his office.

Public Defender Request to Purchase Leased Space:

Mr. Robert Gamble, Public Defender, addressed the Committee stating that he recently leased office space at 202 W. Main Street, Walhalla, for office space at a cost of \$700 per month. Mr. Gamble noted that the asking price for the building is \$150,000 but he negotiated an option for \$135,000. Mr. Corbeil noted that the County has excess building capacity at present and that it is important to have the Administrator and Facilities Director provide detailed information regarding all structures for future decisions. Discussion followed.

Mr. Thrift recommended to the Committee, approved unanimously, to instruct the Public Defender to continue with their 1 year lease arrangement and to request the Administrator to investigate further possible permanent office space for the Public Defender's office.

House adjacent to LEC/Emergency Squad:

Mr. Thrift noted that he had been contacted by Mr. Abdulltef "Abby" Yassen [h-864-638-2570] regarding the rental home located adjacent to the LEC / Emergency Squad on Church Street. He noted that the owner wishes to get out of the rental business and would be willing to discuss selling the property to the county. Mr. Thrift stated that the owner is willing to pay 50% of the appraisal to move the project forward.

In addition, Mr. Thrift noted that Mr. Yassen owns property adjacent to the Walhalla Police Station that might suit the Public Defender's needs.

It was the consensus of the committee to request the Administrator to look into this matter further and report back.

Policy Request re: Real Estate:

Mr. Corbeil asked that the Administrator begin to formalize a policy regarding real estate rental and acquisition.

Old Business:

Historic West Union School:

Mr. John Powell provided the Committee with a letter and cost estimate for roof replacement on the school [copy filed with these minutes]. Lengthy discussion followed.

It was the consensus of the Committee to do the following: [1] Clerk to provide Mr. Powell with a copy of the letter sent to the Mayor of West Union outlining specific information needed to make a decision regarding the funding request, and [2] Request the Administrator to review the request and report back to the committee.

Heritage Fair Needs:

Mr. Tim Donald, Carolina Foothills Heritage Fair Board President, addressed the Committee to request a 5 year commitment to allow the fair to be held at the Golden Corner Commerce Park [GCCP]. He noted that assistance would be needed from the County regarding roads, water and power lines and a parking area. Discussion followed.

Ms. Gwen McPhail addressed the Committee noting that County assistance would be required to lay the water and power lines at the GCCP as the student labor utilized last year would not be available to the Fair.

Mr. Thrift made a motion, seconded by Mr. Corbeil, approved 3 – 0 to recommend to full Council that approval be granted for the Carolina Foothills Heritage Fair to hold the fair at the GCCP for the current year only and that the Fair Board work with Administration to identify a long term site for future years.

Follow-up to November 2009 / Facility Listing & Old Courthouse Roof:

The Committee reviewed and discussed briefly the facility listing provided and the two roofing estimates for the old courthouse.

Mr. Corbeil made the recommendation Administration compile a full inventory and have available prior to the first budget workshop so that the full Council can make informed decisions during the budget process.

Adjourn:

Mr. Suarez having no other business adjourned the meeting at 10:15 AM

Respectfully Submitted:

Elizabeth G. Hulse
Clerk to Council