



MINUTES
OCCONEE COUNTY
CAPITAL PROJECT SALES TAX COMMISSION
March 17, 2014

MEMBERS

Mr. Russell Price, Chairperson, County Representative
Ms. Thelma Miller, Vice Chairperson, City of Walhalla Representative
Ms. Brenda Davis, City of Westminster Representative
Mr. Don Fuller, County Representative
Mr. Glen McPheeters, County Representative
Ms. Mollie Smith, City of Seneca Representative

The Oconee County Capital Sales Tax Commission [CPSTC] met at 6:30 PM in the Council Chambers, 415 South Pine Street, Walhalla, SC with all representatives present [except Ms. Miller & Ms. Smith] and Clerk to Council Elizabeth G. Hulse 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 [upon request] to the newspapers, radio stations, television stations and concerned citizens.

Member of the press present: Dick Mangrum-WGOG Radio, Ray Chandler - Anderson Independent, Carlos Galarza -The Daily Journal.

Call to Order:

Mr. Price called the meeting to order at 6:32 p.m.

Approval of Minutes:

Mr. McPheeters made a motion, seconded by Mr. Fuller, approved 4 - 0 to approve the minutes from the March 13, 2014 meetings as presented.

DISCUSSION: Scoring Review, Ranking Review, Project List

Mr. Price initiated discussion with the Commission noting that a Ranking Summary Sheet has been provided for review/discussion.

The Commission discussed each project and either removed the project from consideration or made preliminary decisions regarding funding recommendations.

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NOTE: Actions regarding each project are presented here grouped for clarity [except the Library project] and not always in the order in which the Commission addressed each project.

Museum of the Cherokee Annex

Mr. Price made a motion, seconded by Mr. Fuller, approved 4 – 0 to **REMOVE** this project from further consideration for funding.

Walhalla Water Plant Upgrade

Mr. Fuller made a motion, seconded by Mr. McPheeters, approved 3 – 1 [Mr. Price opposed] to **REMOVE** this project from further consideration for funding.

Oconee County Indoor Recreation / Aquatic Center

Mr. Price made a motion, seconded by Mr. McPheeters, approved 4 – 0 to **APPROVE** funding for this project in the amount of \$11,000,000 as requested.

Oconee County Library System Enhancement

Lengthy discussion took place regarding various aspects of this project with various opinions offered.

Mr. Fuller made a motion, seconded by Mr. Price, to approve the Seneca, Walhalla & Westminster branch libraries for a total project cost of \$10,500,000. This motion failed on a 2 – 2 vote [Mr. McPheeters & Ms. Davis opposed].

Lengthy discussion followed regarding the Providence studies recommendations for the Seneca branch to include needed square footage of 29,712 and their cost estimate of \$250 per square foot for construction.

Mr. McPheeters made a motion, seconded by Ms. Davis, to **APPROVE** funding for the Seneca branch library in the amount of \$7,725,120. This motion failed on a 2 – 2 vote [Mr. Price & Mr. Fuller opposed].

Mr. McPheeters made a motion, seconded by Mr. Fuller, approved 4 – 0 to **APPROVE** funding for the Seneca branch library in the amount of \$7,700,000.

Mr. Price made a motion, seconded by Mr. McPheeters, approved 4 – 0 to **APPROVE** funding for the Seneca branch [\$7,700,000], the Walhalla branch [\$1,040,000] and the Westminster branch [\$1,300,000] libraries for a total amount of \$10,040,000; to combine the Salem branch library in the amount of \$2,034,280 with the Recreation & Senior Center, and to combine the southern Oconee branch library in the amount of \$2,074,280 with the Golden Corner Community Center project.

[See additional action after Recess – page 3 of 4]

Oconee 9/11 Memorial

Mr. Fuller made a motion, seconded by Mr. McPheeters, approved 4 – 0 to **REMOVE** this project from further consideration for funding.

Golden Corner Community Center

Lengthy discussion took place regarding various aspects of this project with various opinions offered. Mr. Tom Martin, County Attorney, and Mr. Mike Burns, McNair Attorneys, addressed the Commission regarding issues with funding project where a government entity does not own the property.

Mr. McPheeters made a motion, seconded by Mr. Fuller, approved 4 – 0 to **APPROVE** funding for this project in the amount of \$3,300,000 as requested **AND** to **APPROVE** inclusion of a southern Oconee Library Branch in this project.

Oconee Heritage Center Multi Site Renovations

Lengthy discussion took place regarding various aspects of this project with various opinions offered.

Mr. Price made a motion, seconded by Ms. Davis, to APPROVE funding for this project in the amount of \$425,000 as requested. This motion failed on a 2 – 2 vote [Mr. McPheeters & Mr. Fuller opposed]

Mr. Price made a motion, seconded by Ms. Davis to APPROVE funding for the Heritage Center Site only in the amount of \$250,000. This motion failed on a 2 – 2 vote [Mr. McPheeters & Mr. Fuller opposed]

Mr. Fuller made a motion, seconded by Mr. McPheeters to REMOVE this project from further consideration for funding. This motion failed on a 2 – 2 vote [Mr. Price & Ms. Davis opposed]

Lengthy discussion followed regarding ownership options for part of this project.

Mr. McPheeters made a motion, seconded by Ms. Davis, approved 4 – 0 to TABLE further action regarding this project to the next meeting but to include full funding on the project list to allow the administrator to prepare a funding recommendation for all projects at the April 10th meeting.

Footbills Agricultural Resource & Marketing Center

Mr. McPheeters made a motion, seconded by Ms. Davis, approved 4 – 0 to APPROVE funding for this project in the amount of \$6,705,000 as requested.

Northern Economic Development

Mr. Price made a motion, seconded by Mr. Fuller to APPROVE funding for this project in the amount of \$1,150,000.

Mr. McPheeters made a motion, seconded by Mr. Fuller, approved 4 – 0 to amend the approval with the stipulation that the funding be used only for a water line extension and not for repairs to the current system.

Mr. Price called for the vote on the amended motion. The motion passed 4 – 0 to APPROVE funding for this project in the amount of \$1,150,000 with the stipulation that the funding be used only for a water line extension and not for repairs to the current system.

Recreation & Senior Center

Mr. Price made a motion, seconded by Mr. McPheeters, approved 4 – 0 to APPROVE funding for this project in the amount of \$736,200 as requested AND to APPROVE inclusion of a Salem Oconee Library Branch in this project.

Recess

The Commission recessed between 7:49 p.m. to 8:08 p.m. to allow the Clerk to Council to reflect approvals and funding amounts on the Project Listing worksheet.

Oconee County Library System Enhancement

Mr. Fuller made a motion, seconded by Mr. McPheeters, approved 4 – 0 to RECONSIDER THE QUESTION regarding the southern Oconee library branch project.

Discussion followed.

Mr. McPheeters made a motion, seconded by Mr. Fuller, approved unanimously to APPROVE funding for the combined Golden Corner Community Center / Library in the amount of \$4,374,280. *[Also see minutes from April 10, 2014 for further discussion of these projects]*

Mr. Price called for the vote on the project as amended. The motion passed 4 – 0 to **APPROVE** funding for the Seneca branch [\$7,700,000], the Walhalla branch [\$1,040,000] and the Westminster branch [\$1,300,000] libraries for a total amount of \$10,040,000; to combine the Salem branch library in the amount of \$2,034,280 with the Recreation & Senior Center, and to combine the southern Oconee branch library in the amount of \$1,074,280 with the Golden Corner Community Center project.

ADOPTION: Final Project List

Mr. Price noted that additional discussion needs to take place regarding one of the projects; therefore, adoption of the final list was premature at this meeting. Discussion followed.

Mr. Price made a motion, seconded by Ms. Davis. **APPROVED 4 – 0** to adopt the **PRELIMINARY PROJECT LIST** below.

**Capital Project Sales Tax Commission
2013-2014 Project Listing**



Proj #	Project Name	Total \$\$	Share \$\$	\$\$ Requested	APPROVED \$\$\$\$
1	WILD FERN ROAD [\$230,000]	\$ -	\$ -	\$ -	\$ -
2	MUSEUM OF CHEROKEE ANNEX	\$ 300,000	\$ 10,000	\$ 290,000	\$ -
3	WALHALLA WATER PLANT UPGRADE	\$ 500,000	\$ 250,000	\$ 250,000	\$ -
4	OCONEE COUNTY INDOOR RECREATION / AQUATIC CENTER	\$ 11,000,000	\$ -	\$ 11,000,000	\$ 11,000,000
5	OCONEE COUNTY LIBRARY SYSTEM ENHANCEMENT * Seneca Branch = \$7,700,000 * Walhalla Branch = \$1,040,000 * Westminster Branch = \$1,300,000	\$ 15,540,580	\$ -	\$ 15,540,580	\$ 10,040,000
6	OCONEE BATT MEMORIAL	\$ 700,000	\$ 300,000	\$ 400,000	\$ -
7	GOLDEN CORNER COMMUNITY CENTER / LIBRARY	\$ 4,374,280	\$ -	\$ 4,374,280	\$ 4,374,280
8	OCONEE HERITAGE CENTER MULTI-SITE RENOVATIONS	\$ 425,000	possible \$38,200	\$ 425,000	\$ 425,000
9	FOOTHILLS AGRICULTURAL RESOURCE & MARKETING CENTER [Farm Center]	\$ 6,705,000	\$ 745,000	\$ 6,705,000	\$ 6,705,000
10	NORTHERN ECONOMIC DEVELOPMENT	\$ 1,150,000	\$ 250,000	\$ 1,150,000	\$ 1,150,000
11	RECREATION & SENIOR CENTER / SALEM LIBRARY BRANCH * Recreation & Senior Center = \$736,200 * Salem Library Branch = \$2,034,280	\$ 2,770,480	\$ 75,000	\$ 736,200	\$ 2,770,480
12	BROADBAND ACCESS DEVELOPMENT [\$2,000,000]	\$ -	\$ -	\$ -	\$ -
TOTALS		\$ 42,341,540		\$ 40,899,040	\$ 36,464,760

Other Business

None at this meeting

Next Meeting

April 10, 2014

Adjourn

Mr. Fuller made a motion, approved unanimously to adjourn the meeting at 8:23 p.m.

Respectfully Submitted:

Elizabeth G. Hulse, Clerk to Council