



**JASPER COUNTY COUNCIL
VIRTUAL MEETING**

**Jasper County Clementa C. Pinckney Government Bldg
358 3rd Avenue Ridgeland, SC 29936**

**April 19, 2021
MINUTES**

FY 2021-2022 Budget Workshop: 4:00 P.M.

Scheduled Presenters:

Duffie Stone – 14th Circuit Solicitor’s Office

Dr. Al M. Panu - USCB

Richard Gough –Technical College of the Lowcountry

Kimberly Sullivan – Boys & Girls Club

Summer Williamson – Jasper / Ridgeland Youth Baseball

Mary Lou Franzoni – Palmetto Breeze

Ms. Summer Williamson – Jasper / Ridgeland Youth Baseball asked to be rescheduled to another time.

Dr. Al M. Panu – USCB

Dr. Panu was the first presenter for his budget request for USCB. Dr. Panu provided a history of the school. This included a review of the school, its programs and the partnership that has helped to train and support workforce development in the county. He also reviewed the budget request that they had made for this fiscal year. He further noted how Jasper County had supported USCB with financial support during the years from 2001-2020. He thanked Council for their 2020 and 2021 allocations to USCB in the amount of \$10,000 for each of those years. He noted that over the next four years they would like to restore the historic funding levels of \$300,000 per year. He explained that his budget request for the FY2021-2022 from Jasper County would be for the \$75,000 in order to get them started toward the restoration amount of \$300,000 they desired from Jasper County in the years to come.

Councilman Dr. Brantley asked some questions regarding the students who are in dual enrollment. Dr. Panu noted that for students in dual enrollment it is an excellent choice. He said that a contribution comes from the students and is a very small contribution amount. He said the rate per credit hour for a dual enrolled student is \$66 per credit hour versus regular students who have a cost of \$433 per credit hour. He noted that the \$66 per credit hour comes from the students and not the county. Chairwoman Clark stated she was happy to see the programs USCB are doing and how they

are working with dual enrollment. Chairwoman Clark thanked them for taking the time to make their presentation to Council.

Richard Gough – Technical College of the Lowcountry

Mr. Gough was the second presenter during the workshop for his budget request of the Technical College of the Lowcountry. Mr. Gough reviewed the budget request that they had made for this fiscal year in the amount of \$20,000. He noted that they are Jasper County's Community College and that prior to the pandemic they had seen a steady increase in their enrollment. He noted that ½ of their campus is located in Jasper County. He said they are offering new programs for example such as HVAC and CDL. He also noted that opening in the Fall of 2021 would be the Culinary Institute. He noted they currently had between 47-50 students enrolled in dual enrollment this year.

Councilman Adkins had questions about the age for students who wanted CDL training. Mr. Gough noted that they had to be 18 years or older per state law. Councilman Kemp questioned whether they went to companies that require drives and solicit for scholarship funding. Mr. Gough said they did not because they are fully funded for this program. Chairwoman Clark noted that some of this money comes from scholarships and lottery tuition assistance. Chairwoman Clark thanked them for taking the time to make their presentation to Council.

Duffie Stone – 14th Circuit Solicitor's Office

Mr. Stone was the third presenter during the workshop for his budget request of the State Solicitor's Office. He noted that their budget request had a historical reference to it. Mr. Stone mentioned that 8 or 9 years ago the Solicitor's Office, Jasper County, the Town of Ridgeland and the City of Hardeeville all came together and agreed that the Town of Ridgeland and the City of Hardeeville would fund the Career Criminal Prosecution Unit. He noted it had been a struggle to get the municipalities to pay their money over to the state solicitor's office in the amount of \$37,500 per municipality per year. He noted that neither municipality will pay their portion so now his office is short \$75,000 per year without their money. He mentioned that they run an SVU that is federally funded, and have a children center in the Jasper County area that has been there for 1 1/2 years for sexual assault victims including children. He noted that since they had opened the center in 2018 they had seen over 600 victims including children. He said their budget request for this fiscal year was for \$75,000 which would make up the money they are not receiving from the two municipalities. Councilman Dr. Brantley asked why the municipalities had stopped paying their portion. Mr. Stone noted that they seemed to think it was not their responsibility since their cities were inside Jasper County. The prior agreement was discussed and it was noted by Mr. Fulghum that it had expired. Chairwoman Clark thank solicitor stone for sharing this information and his budget request with Council.

Kimberly Sullivan – Boy's and Girls Club

Ms. Sullivan and Mr. Pratt were the fourth presenter during the workshop for the budget request for the Boy's and Girls Club. Ms. Sullivan noted that they had served over 6,300 meals to children during

the year. She discussed the services they perform and how valuable they are to the children in the community as well as to the families. She noted that this club has a significant impact on the children's lives and that creates a future impact to the county. Ms. Sullivan said their requested budget amount was for \$20,000 which would be \$10,000 for the Ridgeland Club and \$10,000 for the Hardeeville Club. She mentioned that this funding allows them to be there for the children that need them most.

Councilman Dr. Brantley asked if the data they received represent Jasper County or Beaufort County. Ms. Sullivan noted that the request they had submitted was for Jasper County only which included Hardeeville and Ridgeland.

Councilman Kemp asked if they spoke with other agencies in the area to make sure there is not a redundancy of services. Mr. Pratt noted that they to find ways to prevent overlap of services within the same areas.

Councilman Adkins asked what time the Boys and Girls Club is operational. During the school year the hours are from afterschool until 6:00 or 6:30pm; during the summer the hours are 7:30 to 4:30 or 5pm. They said that the afterschool program makes sure it is fun for the children, they get nutritious snack, academics, sports, and recreation. She said they strive to make it fun for the children with also addressing critical areas that they need attention in.

Chairwoman Clark said it is a great program and that they even gave gift cards to buy foods during the pandemic along with projects that the children could do. She thanked them for coming and making their presentation to Council.

Mary Lou Franzoni – Palmetto Breeze

Ms. Franzoni was the fourth presenter during the workshop for the budget request for Palmetto Breeze. She noted that their budget request was for \$37,801 for this fiscal year. She noted that they cover a lot of the Jasper County area in their routes and that they had purchased 3 new MCI Motorcoaches. She also mentioned that they were looking to get three more coaches later on this year. Ms. Franzoni stated that the buses are sanitized daily and that they did operate throughout the pandemic using masks and hand sanitizer. This year they added a few new staff people, launched a new website, developed new brochures. She also provide their revenue summary for council and noted that the Jasper County ridership share for the local match is the amount of \$37,801 which they are requesting in lieu of the prior amount of Jasper County funding they received in the past in the amount of \$18,000, so this was an increase request.

Councilman Dr. Brantley asked what percentage of their funds come from actual riders. Ms. Franzoni said it was about 10%, however she asked Council to remember that the fares don't reduce their local match requirements.

Councilman Kemp asked what impact the Antioch Buses had on them. She noted that she believed they are targeting different areas that they do not run. She also noted they had earlier trips than Antioch and that they go throughout the different counties where Antioch does not. Chairwoman

Clark thanked them for their presentation and also thanked everyone for coming to the workshop. The workshop ended at 5:20pm.

Chairwoman Clark called the meeting to order at 5:21pm.

Officials Present: Chairwoman Barbara B. Clark, Vice Chairman Dr. Curtis Brantley, Councilman L. Martin Sauls, Councilman Pastor Alvin Adkins and Councilman John Kemp.

Staff Present: County Administrator Andrew Fulghum, Clerk to Council Wanda H. Simmons, County Attorney David Tedder, Administrative Services Director Kimberly Burgess, Emergency Services Director Chief Russell Wells, Lisa Wagner Director of Planning and Building, Arthur Benjamin, Director of the Detention Center and Jonathan Dunham.

Others Present at the Regular Session: Todd Davis and Dan Mace

Call to Order: Chairwoman Clark called the meeting to order at approximately 5:30 PM.

Clerk of County Council, Wanda Simmons read the report of compliance with the Freedom of Information Act for the record.

Chairwoman Clark read the information below for the executive session and asked for a motion to go into executive session.

Motion to go into executive session: Councilman Sauls

Second: Councilman Adkins

Vote: Unanimous

The motion passed and Council moved into executive session.

Executive Session

SECTION 30-4-70. Meetings which may be closed; procedure; circumvention of chapter; disruption of meeting; executive sessions of General Assembly.

(a) A public body may hold a meeting closed to the public for one or more of the following reasons:

- (2) Discussion of negotiations incident to proposed contract arrangements and proposed purchase or sale of property, the receipt of legal advice where the legal advice related to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the public agency in other adversary situations involving the assertion against the agency of a claim – Sections 30-4-70(a)(2) – [Exit 3; Intergovernmental Agreement \(IGA\) with City of Hardeeville for construction of new communications tower; IGA with City of Hardeeville and AHJ Regional Library System; Somesso v Sheriff's Dept. et.al.](#)**

- (5) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by a public body -- Section 30-4-70(a)(5) – Jasper Ocean Terminal (JOT); Project Cooler**

ANY EXECUTIVE SESSION MATTER ON WHICH DISCUSSION HAS NOT BEEN COMPLETED MAY HAVE DISCUSSION SUSPENDED FOR PURPOSES OF BEGINNING THE OPEN SESSION AT ITS SCHEDULED TIME, AND COUNCIL MAY RETURN TO EXECUTIVE SESSION DISCUSSION AFTER THE CONCLUSION OF THE OPEN SESSION AGENDA ITEMS

Return to Open Session:

Motion to return to open session: Councilman Dr. Brantley

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

Business from Executive Session:

Motion concerning the IGA with the City of Hardeeville for a New Communications Tower to authorize the County Administrator to amend the previous IGA approved by the County Council to reflect a new County Financial commitment of \$665,712.50: Councilman Kemp

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

Motion concerning the Hardeeville Library MOU to approve the financial terms of the MOU and authorize the County Administrator to execute the MOU, delegating to the County Administrator the authority to approve such non-substantial changes in connection with library operations agreed to by the other parties so long as such changes do not adversely affect the rights of the County thereunder:

Councilman Sauls

Second: Councilman Brantley

Vote: Unanimous

The motion passed.

Motion to approve the contract for the professional services proposal of the Ball Maritime Group and authorize the Administrator to execute the contract: Councilman Dr. Brantley

Second: Councilman Sauls

Vote: All votes yes, except Councilman Kemp who voted no stating he wanted to wait to see what Georgia was going to do.

The motion passed.

The Pledge of Allegiance was led by Councilman Sauls and the Invocation was given by Councilman Adkins.

Approval of Agenda:

Motion to approve the agenda: Councilman Dr. Brantley

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

Approval of the Minutes March 15, 2021:

Motion to approve the minutes of March 1, 2021: Councilman Kemp

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

Proclamations and Presentations:

A: Andrew Fulghum - Detention Center Bed Needs Projections and Law Enforcement Facility Needs Assessment by Moseley Architects

Mr. Fulghum introduced this study and he introduced Mr. Dan Mace and Mr. Todd Davis. He noted that this was a presentation put together by Moseley Architects showing the Detention Center Bed Needs Projection and Law Enforcement Facility Needs Assessment.

Mr. Dan Mace started this discussion and overview by saying he was there to discuss the findings of the issues they had been asked to investigate. He presented the steps that had been taken to evaluate the jail needs for a 20-year projection forecast. He said they had evaluated the existing facility and recommended repair, replacement, and renovation. Mr. Mace also discussed the fact that they had developed expansion options for this area.

He noted that currently they are rated for 134 beds and that the determined needs assessment by the year 2040 would be approximately 244-247 beds. He discussed historic admission into the facility and the projected admissions for 2025-2045. The preliminary improvement plans were reviewed. It was noted that this would add additional parking for the Magistrate, enlargement of the area and a drive thru sally port. He discussed the Sheriff's building that was in the plan as well as the need for land for the new Sheriff's facility. A copy of the presentation will be attached as Attachment "A".

Open Floor to the Public per Ordinance 08-17 any citizen of the County may sign to speak before the Council on matters pertaining to County Services and Operations.

Chairwoman Clark asked if there were any public comments. Clerk to Council Wanda Simmons said no public comments had been received.

Resolution:

A: Kimberly Burgess – Consideration of Resolution No. 2021-11 authorizing the County Administrator and Chief Finance Officer to take appropriate action to exercise the county’s special partial option to redeem \$60,000 principal amount of the special redemptions term bonds of the 2014 bonds that are due on June 1, 2039, CUSIP# 85233A BD8, and related matters.

Ms. Burgess represented this request. She noted that this would save 18 years of interest for an approximate \$45,000 in savings.

Motion to approve: Councilman Sauls

Second: Councilman Dr. Brantley

Vote: Unanimous

The motion passed.

Ordinances:

A. Lisa Wagner – Public hearing and 2nd reading of an Ordinance No. 2021-12 to amend the Official Zoning Map of Jasper County so as to transfer a property bearing Jasper County Tax Map Number 062-00-06-019 from the Residential Zone to the Community Commercial Zone on the Jasper County Official Zoning Map.

Ms. Wagner presented this request. She noted that the subject property consists of 5 acres and is located at 2144 Grays Highway. The Applicant has requested a Zoning Map Amendment to have the property designated as Community Commercial (CC). The property is currently zoned Residential. A house and an accessory structure are located on the subject property. The applicant is interested in establishing an animal rescue mission.

She noted that according to the 2018 Jasper County Comprehensive Plan, the Future Land Use Map identifies this area as “Urban Transition,” which are pockets of unincorporated Jasper County that are partially or entirely surrounded by the municipality. For these areas that experience new development or redevelopment, consideration should be given to working with the adjacent municipality for annexation. The adjacent parcels are zoned Rural Preservation and is adjacent to the Town of Ridgeland with Residential Zoning nearby. She mentioned that the adjacent land uses are institutional, commercial, and vacant property.

Ms. Wagner stated that the subject property is accessed by Grays Highway, which is a two-lane state maintained highway, classified as a minor arterial road. She noted that from a land use perspective, the Planning Commission recommends approval of the request to have the property designated as Community Commercial.

Ms. Wagner and Ms. Simmons stated that they had not received any public comments on this item.

Motion to approve: Councilman Sauls

Second: Councilman Adkins

Vote: Unanimous
The motion passed.

B. David Tedder – 3rd reading of Ordinance No. [2021-07](#) required for the reassessment to delay the countywide reassessment for one year (Public hearing held on 04.05.2021).

Mr. Tedder was present to address this request. He reviewed the reason for the requested made by the Assessor. Mr. Tedder stated that they requested approval of this ordinance.

Motion to approve: Councilman

Second: Councilman

Vote: Unanimous

The motion passed.

New Business:

A. Kimberly Burgess – Request to authorize divisional transfer pursuant to Section 7 of the General Operations Budget for the purchase of the Sheriff Animal Control Vehicle.

Mrs. Burgess addressed this request. She noted that they were asking for Council’s authorization for divisional transfer for the purchase of a Sheriff Animal Control Vehicle. She noted that on June 15, 2020, the Jasper County Council adopted the Fiscal year 2020-2021 budget. An amount of \$50,000 was included in the budget for the purchase of an Animal Control Vehicle for the Sheriff’s Department. The Sheriff’s Department has begun pricing the vehicle and the current price is estimated to be \$80,000, including the truck, animal control bed, equipment, on board computer and applicable sales tax.

Motion to approve: Councilman Dr. Brantley

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

B. Kimberly Burgess – Request to authorize a reclassification of a position in the Register of Deeds Office.

Mrs. Burgess presented this request. She noted that currently there are two employees in the Register of Deeds’ office, the Register of Deeds and a Senior Records Clerk. She noted that the Senior Records Clerk position would be vacated in early June, and the Register of Deeds would like to change the position to a Deputy Register of Deeds. She noted that this would increase the duties of the position, including providing a backup for the Register of Deeds. She said it will also require a greater level of education and/or experience. She noted that the pay would also increase from a current starting salary of \$12.73 per hour to \$15.50 per hour. She noted that the request on the table was to approve to reclass the budgeted position in the Register of Deeds office from Senior Records Clerk to Deputy Register of Deeds with an increase in duties, hourly rate and benefits.

Motion to approve: Councilman Kemp

Second: Councilman Sauls

Vote: Unanimous

The motion passed.

Old Business: There was no old business for this meeting.

Council Members Comments:

Councilman Sauls:

Councilman Sauls stated that he had went to the State of the County Luncheon. He said the Lt. Governor was the guest speaker and that Chairwoman Clark had also spoke at the luncheon. He thanked Kendall Malphrus and the Chamber of Commerce, Juan Singleton and Taylor Horton. He noted that the Jasper on the Move at Chelsea Plantation was coming up and the deadline was Friday for several awards. He noted there were two ribbon cuttings coming up tomorrow at 5pm. He thanked the first responders, police, emergency responders in our prayers. He also asked that everyone remember Mr. Adolph Sauls and his service.

Councilman Adkins:

Councilman Adkins thanked everyone for their hard work and encouraged them to stay safe.

Councilman Kemp:

Councilman Kemp said in the last 2 weeks Mitchellville was cleaning up litter and so was Ridgeland. He said it is a shame that people can just throw litter all over the place and encouraged people to look around at that and see what could be done. He said he had done a ride along with Sgt. Johnson on the roads in the County and said he saw a lot of junk yards. He also noted that the Sheriff's Dept. is the eyes and ears of the county. He mentioned that the Chamber of Commerce is doing an outstanding job. He also mentioned that he wanted to know when the opening of the county would be. He also noted that the City of Hardeeville had talked about a transportation study and what they are doing on Argent Blvd. He said he would also like to find out when ordinances can be placed on the agenda and get an update on the Levy Fire Dept.

Councilman Dr. Brantley:

Councilman Dr. Brantley extended his sympathies to all the families who had lost loved ones and asked that God Bless everyone.

Chairwoman Clark:

Chairwoman Clark reminded everyone that on ride alongs with officers they are not trained to assist the Sheriff's Department and that this could be dangerous. She noted that Hardeeville should have contacted

Andy about Argent Blvd., via letter or phone call. She noted there had to be communication between everyone.

Administrator's Report:

Mr. Fulghum said his report was in the packet if there were any questions from Council. He noted that he would be getting with Chief Wells regarding COVID-19 and the building reopening.

Chief Wells provided the COVID statistics. He noted there had been a slight rate increase as follows: State of SC was at a 4.8% positivity rate which was a .06 increase.

Jasper County was at a 3.9% positivity rate which was also a .06 increase.

He also noted that there had been 1 additional death in the county.

He mentioned that the State of SC had also entered into phase 2 of the vaccination plan. He provided COVID testing times and dates.

Mr. Fulghum said that Council had delegated the opening of the Administration Building to the Administrator in June 2020. He noted that given the numbers of the positivity rate and vaccination rate that there was a soft opening target date of 5/3/2021 with limited access to the 2nd and 3rd floors. He said there would be a receptionist in the lobby to assist customers. He said employees would still be allowed to work from home if their position allowed for it and the work could be met. He said they would be following the CDC guidelines and that if Council went to physical meetings they recommended only staff and Council. He said electronic meetings would still be allowed per the Ordinance and that June 1st was the reopening plan date.

Chairwoman Clark asked if this included the Auditor and Treasurer's Offices. Mr. Fulghum said had had confirmed with the Treasure's Office and that he would keep trying to get an answer from the Auditor's office. Councilmembers agreed that they were getting a lot of complaints because the Auditor and Treasure's Office was not open. Other discussion was made by Council relating to the County.

Possible Return to Executive Session to Continue Discussion on Matters Regarding Agenda Item II.
There was no reason to return to executive session for this meeting.

Adjourn:

Motion to adjourn: Councilman Sauls

Second: Councilman Kemp

Vote: Unanimous

The motion passed.

Respectfully submitted:



Wanda H. Simmons
Clerk to Council

Approved:



Barbara B. Clark
Chairwoman

Attachment "A"



Jasper County Detention and Law Enforcement Facility Study
Presentation of Findings

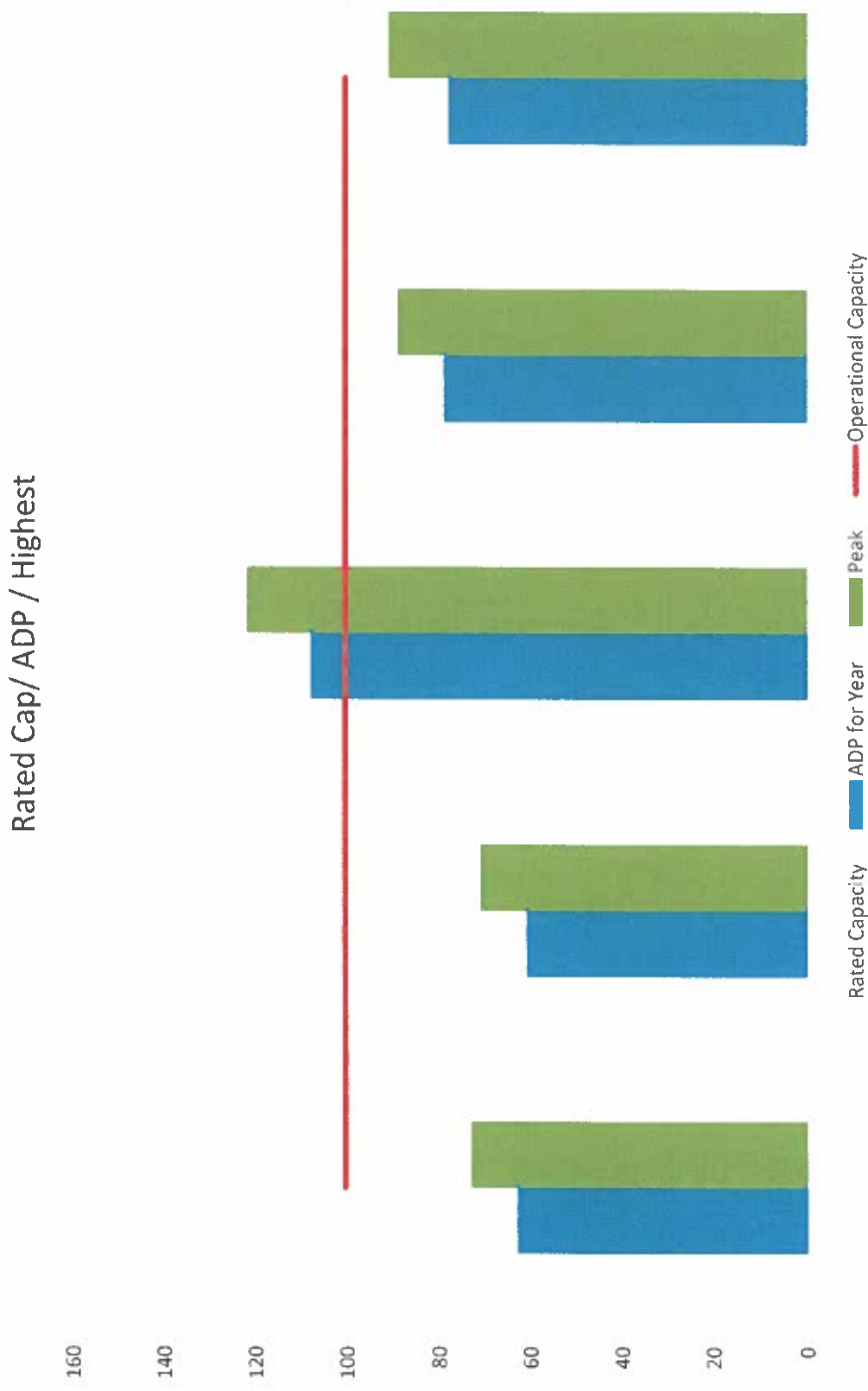
April 19, 2021

MOSELEYARCHITECTS

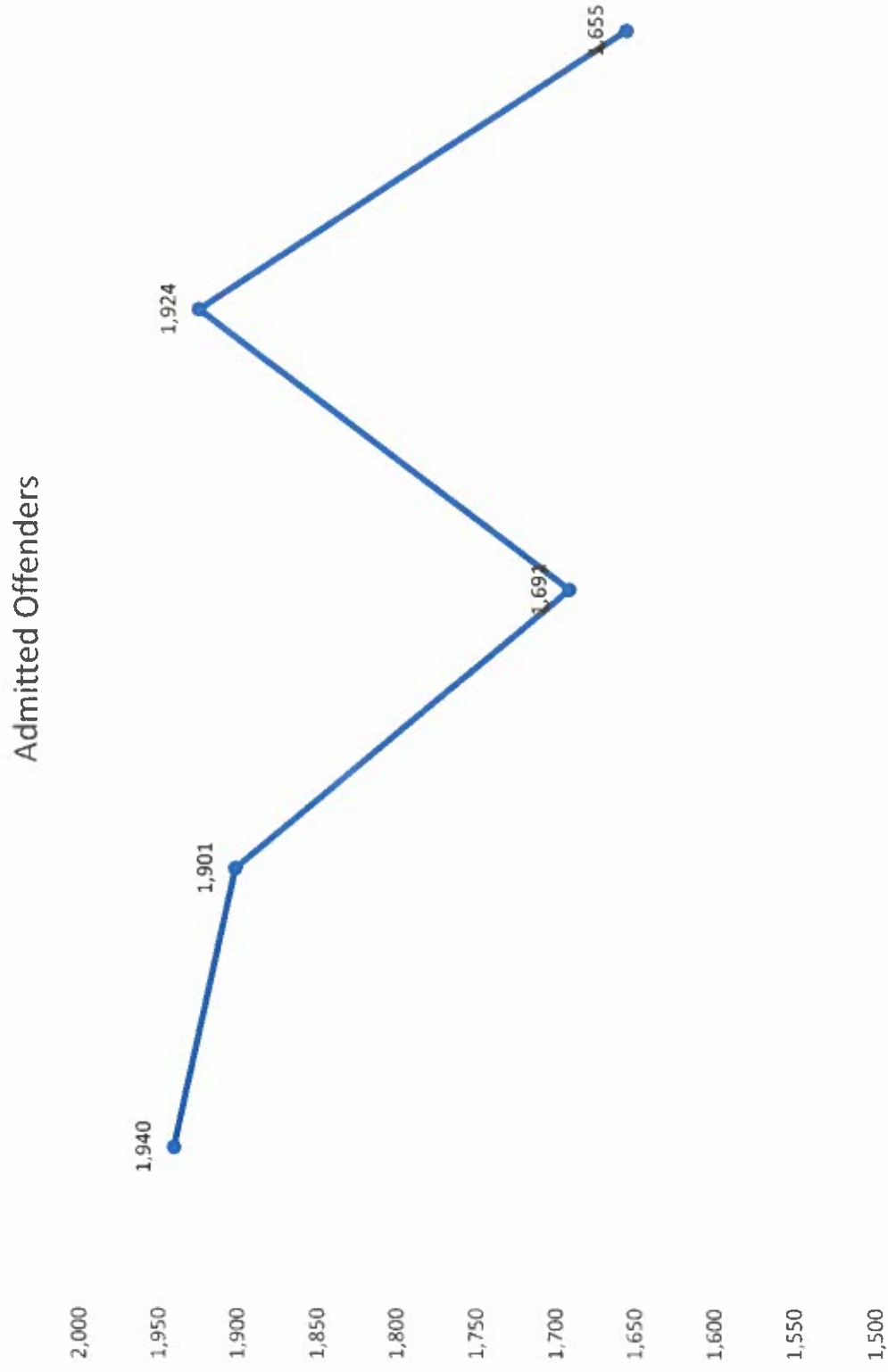
Steps Taken

- The Moseley Architects team evaluated jail needs for a 20-year projection forecast
- Evaluated the existing facility and recommended repairs, replacement, and renovations / additions needed to include Magistrate spaces as well
- Developed expansion options with estimated costs
- Programmed and planned a replacement Sheriff's Law Enforcement Facility on a remote site TBD
- Present findings to Council

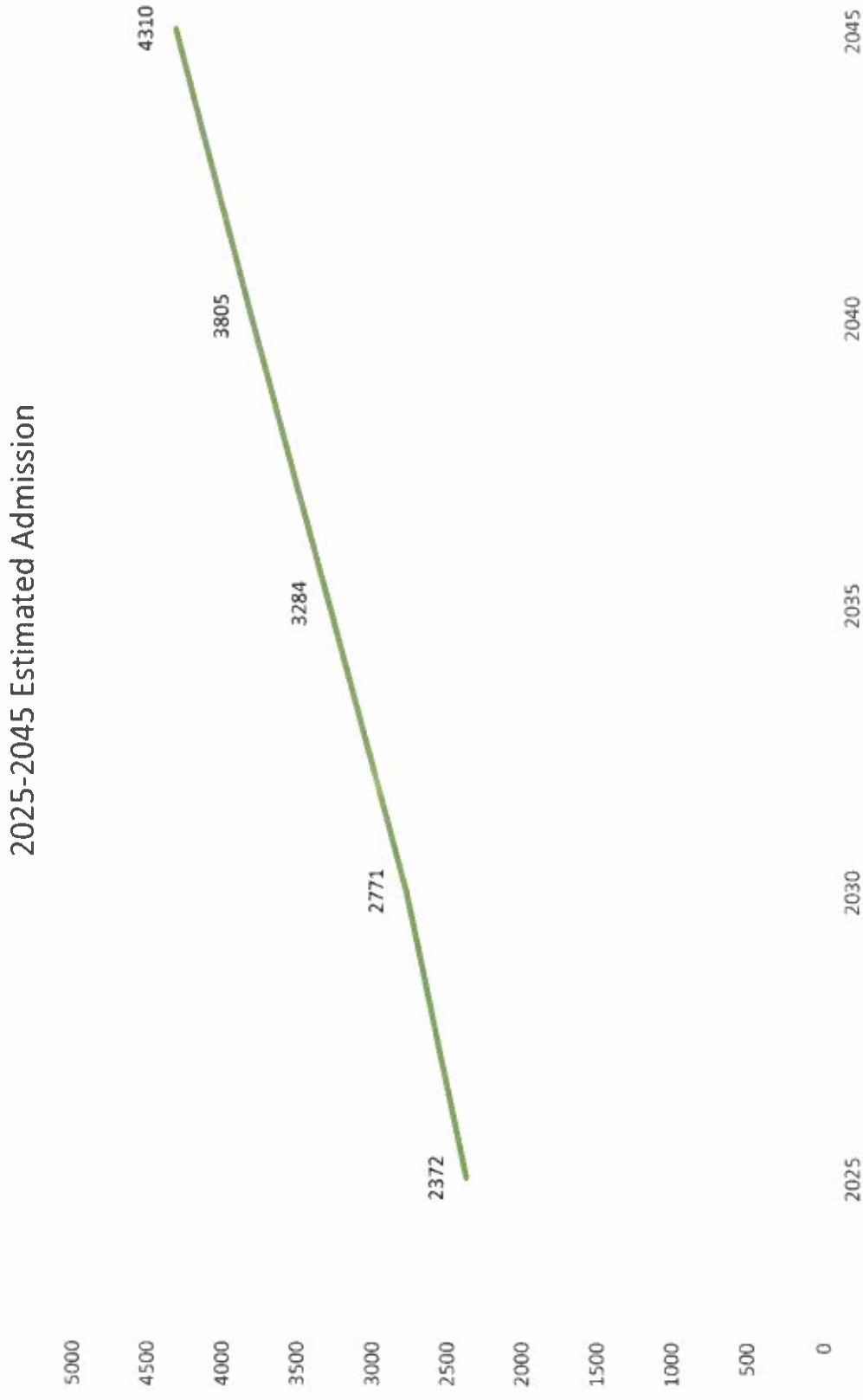
Rated Capacity/ADP/Peak/Operational Capacity



Historic Admissions

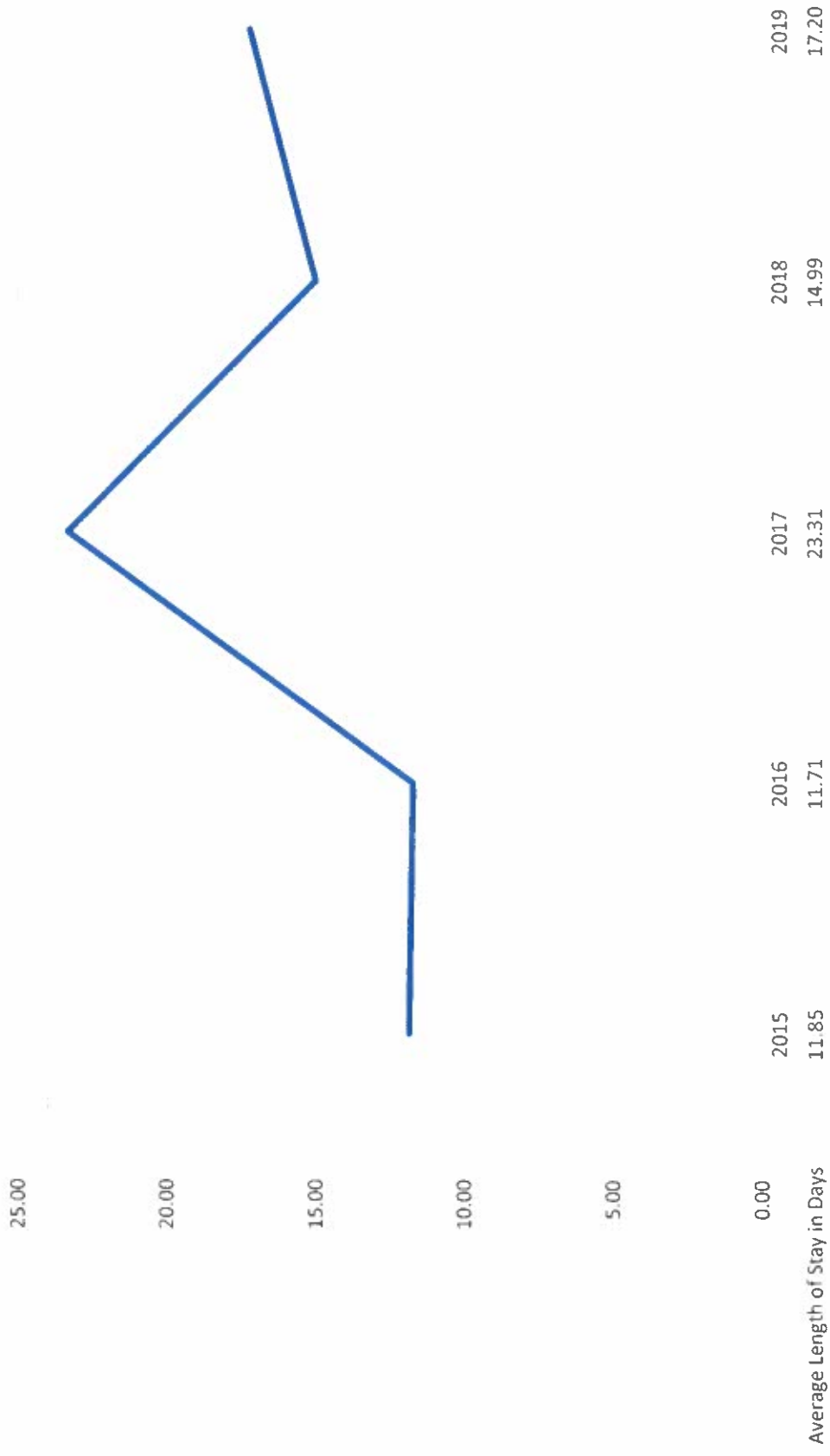


Projected Admissions



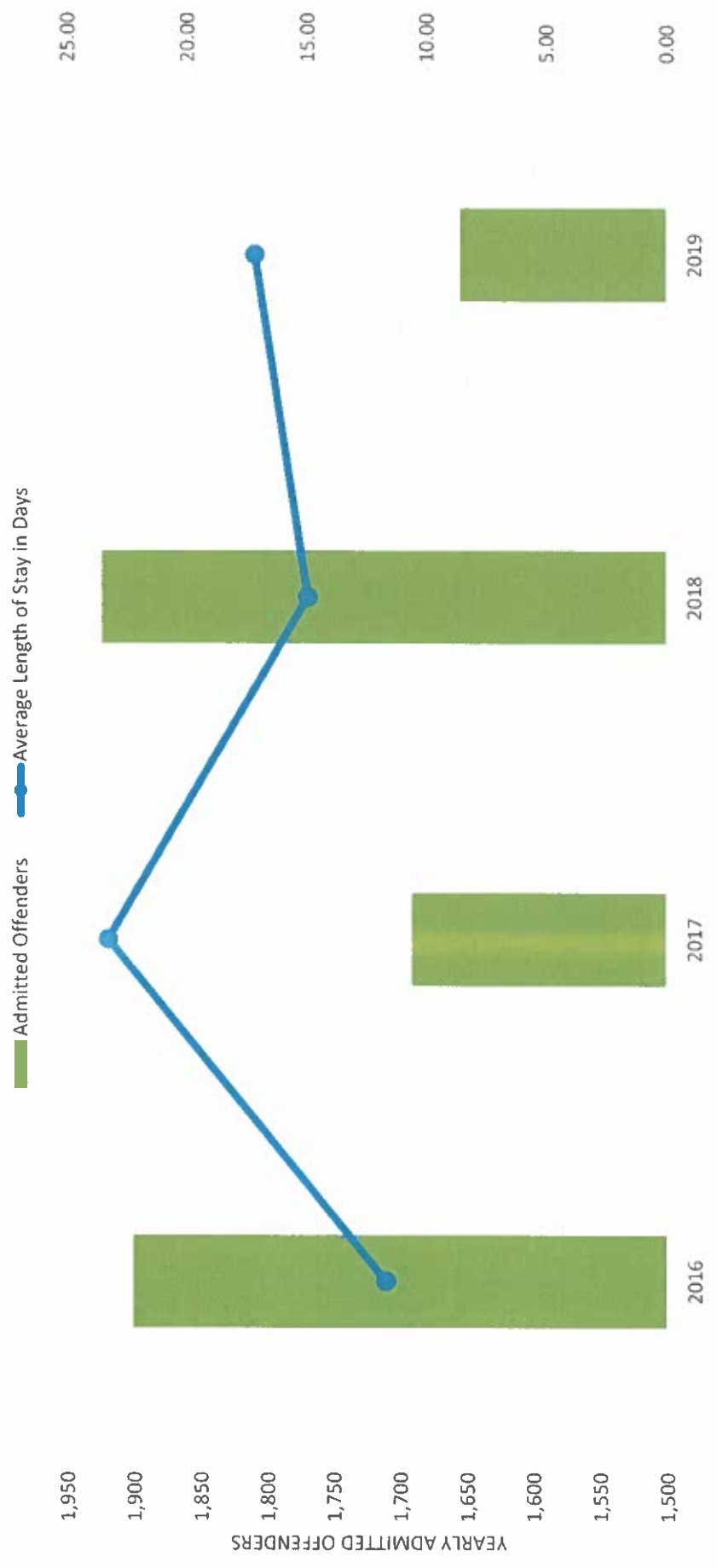
Average Length of Stay (ALOS)

Average Length of Stay in Days



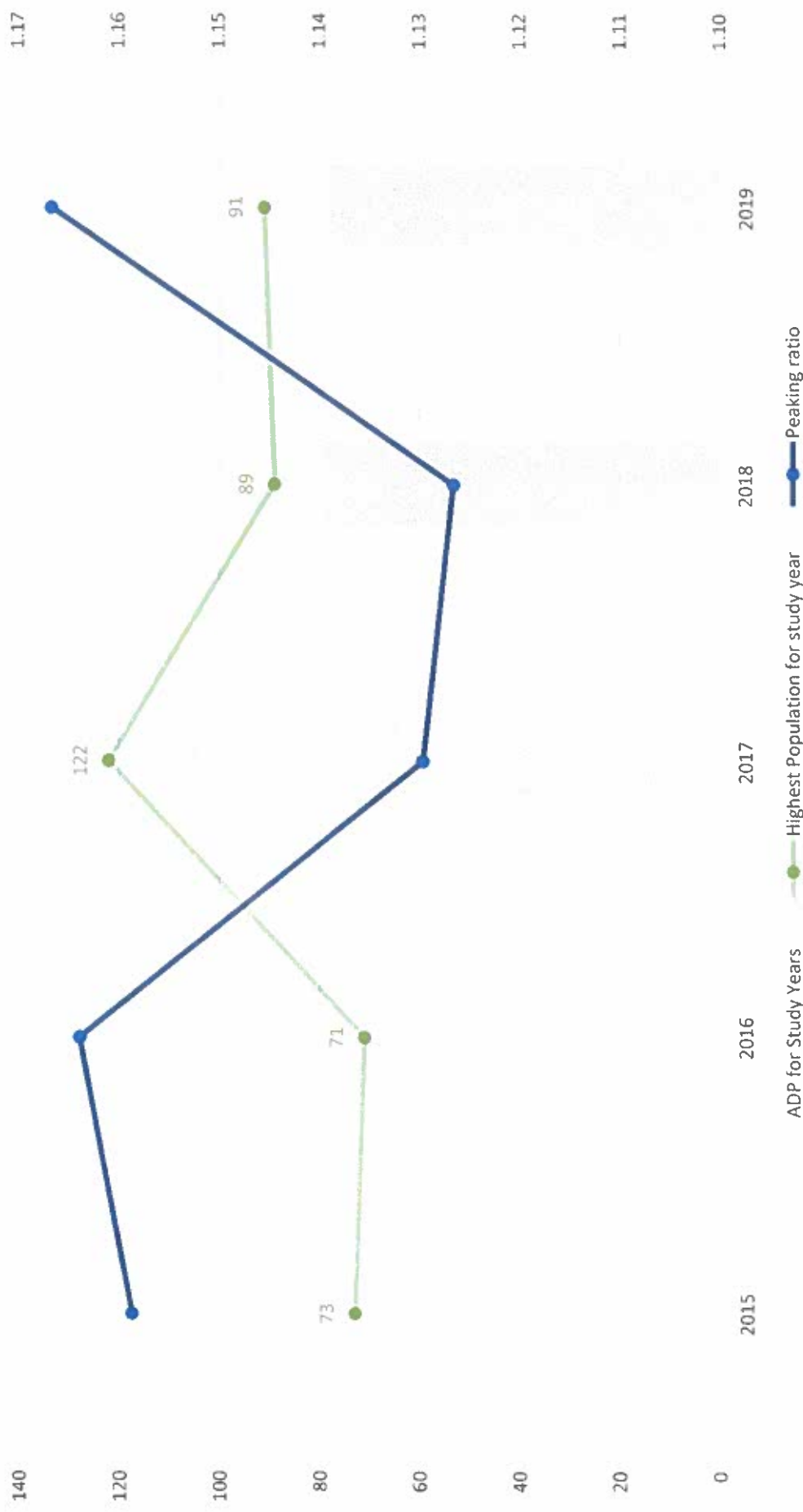
Combined Admissions + ALOS

Yearly Admissions and ALOS



Calculation of Peaking Ratio

Jasper County Detention Center Calculation of Peaking Ratio



Forecasted Population using Admission Rate

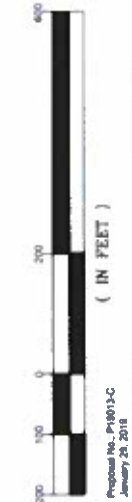
TABLE VI
Jasper County Forecasted Population using the Highest Admission rate

Year	Forecasted ADP	Classified ADP (+20 %)	Peaked ADP 1.15	Classified and Peaked
2025	97.41	116.89	1.15	134.32
2030	113.81	136.57	1.15	156.94
2035	134.86	161.83	1.15	185.96
2040	156.28	187.54	1.15	215.50
2045	177.02	212.43	1.15	244.10



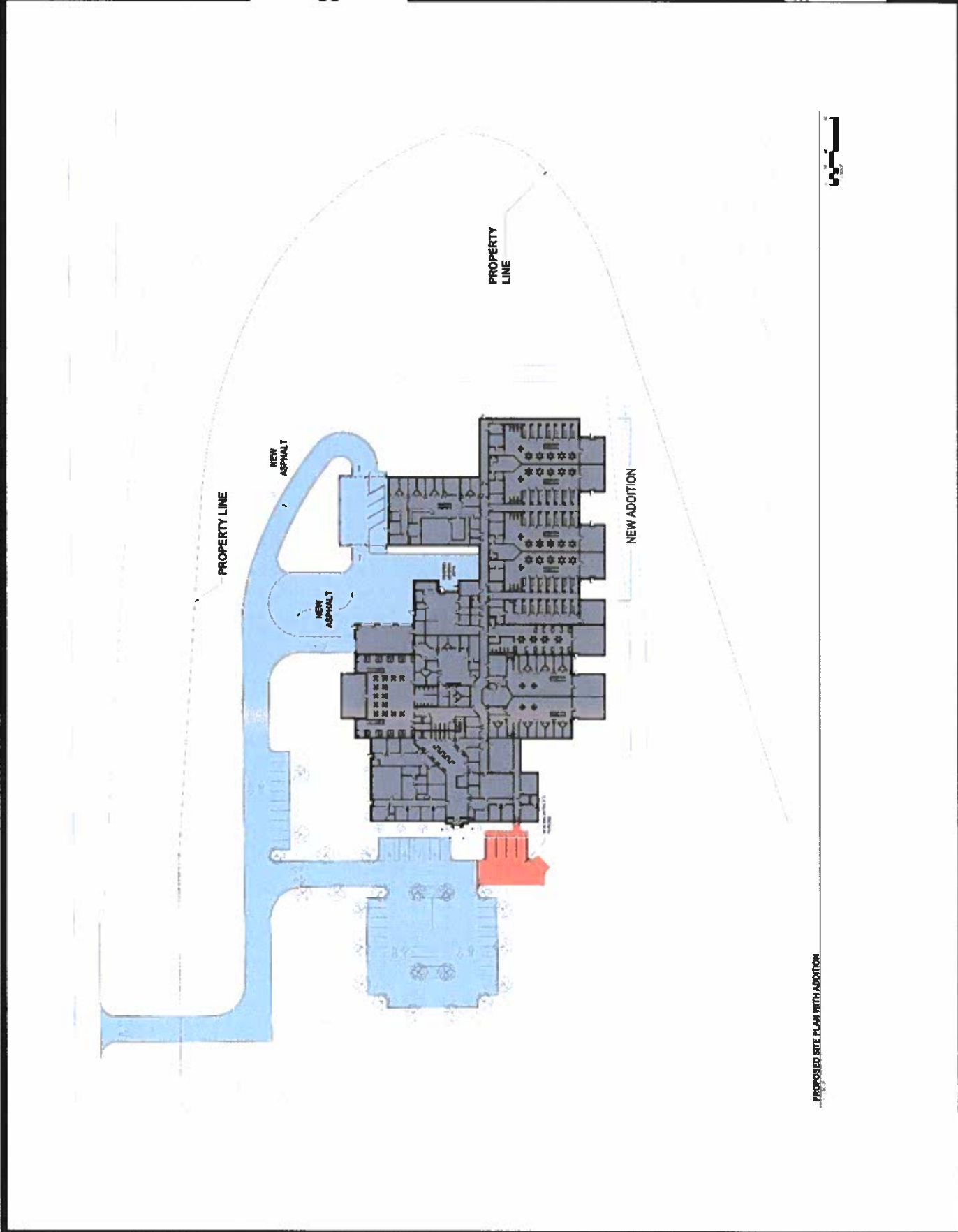
LEGEND

	APPROXIMATE WETLANDS (PER NWI)
	CAPTAIN BILL CREEK
	APPROXIMATE WETLAND SETBACK
	PROPOSED RESURFACING
	EXISTING BUILDING
	PROPOSED PARKING LOOP
	CSX RAILROAD



**Preliminary Improvements Plan for the
Jasper County Detention Center
Jasper County, South Carolina**





PROPOSED SITE PLAN WITH ADDITION

OPINION OF PROBABLE TOTAL PROJECT COST



Client: Jasper County, NC Date: October 31, 2020
 Project Name: Jasper County Detention Facility Additions Computed By: DRM
 Description: Detention Center Expansion and Renovation Checked By: DRM
 Project #571248 132 New Beds Sheet Number: 1 of 1

Item No.	Description	Area	Unit	Unit Cost	Total Cost
Construction Costs					
1	New Jail Construction - Housing	22,300	SF	\$375.00	\$8,362,500.00
2	Recreation Yards	3,700	SF	\$200.00	\$740,000.00
3	New Intake / Booking Area	5,330	SF	\$350.00	\$1,865,500.00
4	New Vehicular Sallyport	2,700	SF	\$225.00	\$607,500.00
5	Magistrate and Entrance Vestibule Addition / Renovations	5,000	SF	\$175.00	\$875,000.00
6	Miscellaneous Interior Renovations / Replacements	N/A	N/A	lump sum est.	\$500,000.00
7	Site Development	N/A	N/A	lump sum est.	\$500,000.00
8	Construction / Design Contingency	N/A	%	5.00%	\$511,875.00
9	Cost Escalation Contingency (12 months)	N/A	%	5.00%	\$537,488.75
	Subtotal				\$14,499,843.75
	Estimated Construction Cost - Building and Sitework	31,000	SF	\$467.74	\$14,499,843.75
Project Costs					
1	Fixtures, Furnishings & Equipment (FF&E of finished space)	N/A	%	2.00%	\$289,996.88
2	Site and Construction Testing	N/A	%	1.00%	\$144,998.44
3	Misc. Fees / Costs	N/A	%	8.00%	\$1,159,987.50
4	Property Acquisition	N/A	N/A	\$0.00	\$0.00
	Subtotal				\$1,594,982.81
	TOTAL ESTIMATED PROJECT BUDGET				\$16,094,826.56
Notes:					
	New Housing - (4) 31 bed double-ceiled units				
	(1) 9 cell segregated housing unit				
	Expanded Magistrate areas and courtroom - additional parking				
	Misc. renovations to existing to include new locker rooms with showers and medical area				
	New Intake / Booking area with Vehicular Sallyport				

OPINION OF PROBABLE TOTAL PROJECT COST



Client: Jasper County, SC Date: May 29, 2020
 Project Name: Jasper County Law Enforcement Facility Computed By: DRM
 Description: Sheriff's New Law Enforcement Facility Checked By: DRM
 Project #590627 New Construction - 27,000 SF Sheet Number: 1 of 1

Item No.	Description	Area	Unit	Unit Cost	Total Cost
Construction Costs					
1	New Single Story LEC	24,500	SF	\$200.00	\$4,900,000.00
2	Site Development	N/A	SF	lump sum est.	\$1,500,000.00
3	Vehicle Storage Warehouse Facility	2,500	SF	\$125.00	\$312,500.00
4	Construction / Design Contingency	N/A	SF	5.00%	\$335,625.00
5	Cost Escalation Contingency			5.00%	\$352,406.25
	Subtotal				\$7,400,531.25
	Estimated Construction Cost	27,000	SF	\$274.09	\$7,400,531.25
Project Costs					
1	Fixtures, Furnishings & Equipment (FF&E of finished space)	N/A	%	5.00%	\$370,026.56
2	Site and Construction Testing	N/A	%	1.00%	\$74,005.31
3	Misc. Fees	N/A	%	8.00%	\$592,042.50
4	Property Acquisition (assume County-owned land)	N/A	N/A	lump sum est.	\$0.00
	Subtotal				\$1,036,074.38
	TOTAL ESTIMATED PROJECT BUDGET				\$8,436,605.63
	Notes:				
	1. Includes a separate vehicle storage facility of 2,500 SF and an impound yard				

Thank You

**for this opportunity to meet with you and
present our study findings**

Questions?