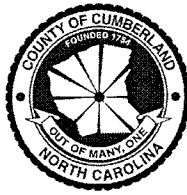


JEANNETTE M. COUNCIL
Chairman

KENNETH S. EDGE
Vice Chairman

CHARLES E. EVANS
MARSHALL FAIRCLOTH
JIMMY KEEFE
BILLY R. KING
EDWARD G. MELVIN



CUMBERLAND ★ COUNTY ★ NORTH CAROLINA

BOARD OF COMMISSIONERS

CANDICE WHITE
Clerk to the Board

KELLIE BEAM
Deputy Clerk

MEMORANDUM

TO: Facilities Committee Members (Commissioners Edge, Evans, and King)

FROM: Kellie Beam, Deputy Clerk to the Board **KB**

DATE: September 26, 2014

SUBJECT: Facilities Committee Meeting – October 2, 2014

There will be a regular meeting of the Facilities Committee on Thursday, October 2, 2014 at 8:30 AM in Room 564 of the Cumberland County Courthouse.

AGENDA

1. Approval of Minutes – September 4, 2014 Regular Meeting **(Pg. 2)**
 2. Consideration of Approval of Change Order to Classic Window and Glass, Inc. for Department of Social Services Window Project **(Pg. 8)**
 3. Consideration of Approval of Relocation of Employee Clinic/Risk Management **(Pg. 9)**
 4. Update on County-Owned Facilities and Surplus Properties
 - A) County-Owned Facilities **(Pg. 10)**
 - B) Surplus Properties **(Pg. 12)**
 5. Update on Property Located at 800 Old Wilmington Road **(Pg. 20)**
 6. Update on Vander Sewer Extension Project **(Pg. 21)**
 7. Other Items of Business **(NO MATERIALS)**
- cc: Board of Commissioners
Administration
Legal
Communications Manager
County Department Head(s)

CUMBERLAND COUNTY FACILITIES COMMITTEE
COURTHOUSE, 117 DICK STREET, 5TH FLOOR, ROOM 564
SEPTEMBER 4, 2014 - 8:30 A.M.
MINUTES

MEMBERS PRESENT: Commissioner Billy King, Chairman (arrived at 9:00 a.m.)
Commissioner Kenneth Edge
Commissioner Charles Evans (arrived at 9:04 a.m.)

OTHER COMMISSIONERS
PRESENT: Chairman Jeannette Council
Commissioner Jimmy Keefe
Commissioner Marshall Faircloth

OTHERS PRESENT: Amy Cannon, County Manager
James Lawson, Deputy County Manager
Melissa Cardinali, Assistant County Manager for Finance /
Administrative Services
Sally Shutt, Governmental Affairs Officer
Rick Moorefield, County Attorney
Jeffery Brown, Engineering and Infrastructure Director
Vicki Evans, Finance Accounting Manager
Chuck James, Johnson Controls, Inc.
Candice White, Clerk to the Board
Kellie Beam, Deputy Clerk to the Board
Press

Commissioner Billy King called the meeting to order.

1. APPROVAL OF MINUTES – AUGUST 7, 2014 REGULAR MEETING

MOTION: Commissioner Edge moved to approve the minutes.
SECOND: Commissioner Evans
VOTE: UNANIMOUS (3-0)

2. REPORT ON JCI GUARANTEED ENERGY SAVINGS PROJECT ANNUAL
REPORT

BACKGROUND:

In November 2004, the Board of Commissioners partnered with Johnson Controls, Inc. (JCI), to install energy conservation measures in select county facilities through a guaranteed energy savings contract. The conservation measures included energy efficient lighting retrofits, water conservation measures, energy efficient motor replacements, new chiller/cooling towers, boilers, and heat exchangers, and new HVAC controls. The work

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was completed in January 2006. The cost of the work will be paid back over twelve (12) years through the energy savings guaranteed by JCI. As a part of the continued services provided by JCI, they monitor the energy usage and savings for the duration of the guarantee period (12 years).

Chuck James, Solutions Engineer, with JCI will present the results of the report. A copy of the report for calendar year 2013 will be provided to the Facilities Committee at the time of the presentation.

RECOMMENDATION/PROPOSED ACTION:

No action required. This is for informational purposes only.

Chuck James, JCI, reported the annual avoidance for the eighth year performance and compared energy and dollar savings for years seven and eight. Mr. James stated the total project target over twelve (12) years remains at \$6.2 million.

Mr. James reported electrical and gas energy avoidance savings for this year equated to 9,741 tons of greenhouse emissions that were not produced. Mr. James further stated Cumberland County to date has reduced emissions by 55,212 tons. Mr. James reported the Cumberland County environment has become a cleaner, more comfortable place to stay or work, resulting in higher productivity and satisfaction.

Mr. James stated during year nine JCI will continue to work diligently to discover more ways to help make progress toward key objectives. Mr. James further stated JCI is currently investigating the opportunities of retro-commissioning.

Mr. James stated the benefits of retro-commissioning include:

- improved system operation
- improved equipment performance
- increased staff capabilities and expertise
- increased asset value
- energy savings
- improved occupant comfort
- improved indoor environmental quality
- improved building documentation

Mr. James stated future objectives of JCI include: continuing the verification of building automated systems network to increase the integrity and reliability of system performance and energy savings and proactive design review/analysis of upcoming projects based upon operation and energy management savings.

Commissioner Council asked how much it cost the County initially to get the contract started with JCI for Phase I and Phase II because she is interested in knowing the overall

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savings including the costs. Mr. James stated he would provide Jeffery Brown the schedule of the contract so that Mr. Brown could distribute to the Facilities Committee.

3. CONSIDERATION OF APPROVAL TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH US INFRASTRUCTURE OF CAROLINA, INC. TO EVALUATE PAVEMENT CONDITIONS OF COUNTY PARKING LOTS

BACKGROUND:

The Engineering and Infrastructure Department issued a Request for Qualifications (RFQ) for the services of a consultant to provide a pavement condition survey for all County parking lots at the end of May. Firms submitted their qualifications to the County for review toward the end of June. All submittals were reviewed and ranked by a selection panel based on the qualifications that each firm had submitted. US Infrastructure of Carolina, Inc. (USI), was the top ranked firm by each member of the selection team.

An initial meeting was conducted with representatives of USI to discuss in detail the scope of the project. Following the meeting, the Engineering & Infrastructure Department began negotiating a fee with USI to complete the project as outlined initially in the RFQ and subsequently in the scoping meeting. USI has submitted a formal proposal in the amount of \$130,000 to complete a pavement condition survey for all paved County parking lots. It is important to note that 30% of the overall contract (\$39,000) will be charged to the Crown as the paved parking at the Crown represents 30% of all the County's paved parking areas. Funding in the amount of \$75,000 was budgeted in the FY 2015 budget. Savings from the DSS Window Project will be used to make up the cost difference between what was budgeted and the proposed cost.

RECOMMENDATION/PROPOSED ACTION:

The Engineering and Infrastructure Director along with County Management recommend that the Facilities Committee approve awarding a contract to US Infrastructure of Carolina, Inc. in the amount of \$130,000 for a pavement condition survey of all paved County parking lots along with necessary budget revisions and forward this to the Board of Commissioners for its consideration at their September 15, 2014 meeting.

Jeffery Brown, Engineering and Infrastructure Director, reviewed the background information and recommendation as recorded above and responded to questions.

Commissioner King asked if there were any local companies qualified to complete the pavement condition survey project. Mr. Brown stated he went to the North Carolina Department of Transportation to locate the firms that were pre-approved for pavement condition survey projects and no local firms qualified at this time.

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MOTION: Commissioner Edge moved to recommend to the full board consideration of approval of the request to award a contract to US Infrastructure of Carolina, Inc. in the amount of \$130,000 for a pavement condition survey of all paved County parking lots.

SECOND: Commissioner King

VOTE: UNANIMOUS (3-0)

4. CONSIDERATION OF APPROVAL OF EXPANSION OF COURTHOUSE PARKING AT FORMER LEGAL AID SITE

BACKGROUND:

At the Board of Commissioners meeting held December 21, 2009, the Board unanimously approved the demolition of the Legal Aid Building and to convert the property into paved parking. The structure has now been demolished. At the May 8, 2014, meeting the Facilities Committee voted to approve the hiring of Call Sign Engineers to design the expansion of the courthouse parking into this area. This was approved by the Board of Commissioners on May 19, 2014.

At this time, Call Sign Engineers have developed two different schematic layouts of how this vacant parcel can be utilized for parking.

RECOMMENDATION/PROPOSED ACTION:

The Facilities Committee is being asked to provide County staff direction as to which parking layout they would prefer to move forward with in constructing the vacant space of the former Legal Aid Building.

Mr. Brown reviewed the background information and recommendation as recorded above and responded to questions.

Mr. Brown presented the two different schematic layouts of how the vacant parcel could be utilized for parking to the Facilities Committee. Mr. Brown stated the first layout would gain nine parking spots. Mr. Brown stated the second layout also provides a gain of nine parking spots but he feels it provides a more serviceable area for the customers coming and going to the courthouse than the first layout. Mr. Brown stated his recommendation would be the second layout.

Mr. Brown stated the goal is to have the parking layout constructed before the end of December 2014.

MOTION: Commissioner Evans moved to recommend to the full board consideration of approval to direct County staff to move forward in constructing the vacant space of the Former Legal Aid Building with the second parking layout as presented by staff.

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SECOND: Commissioner Edge
VOTE: UNANIMOUS (3-0)

5. OTHER ITEMS OF BUSINESS

Update on Courthouse Steps:

Mr. Brown stated he would like to give a brief update on the Courthouse steps. Mr. Brown further stated he has tried to expedite the process as quickly as possible by cutting the bid advertisement down. Mr. Brown stated RKM Construction Systems has been selected to perform the specialty work on the repairs of the Courthouse steps. Mr. Brown stated the prep work and cleaning has begun and the materials have been ordered. Mr. Brown stated the projected time of completion of the Courthouse steps is two to three weeks depending on the weather.

County-Owned Property at 800 Old Wilmington Road:

Mr. Brown stated as part of the CIP plan, he requested a list of county owned properties with structures from the Tax Department to ensure it matched the information he maintains. Mr. Brown stated he discovered the County owns a facility at 800 Old Wilmington Road that was constructed in 1989 and operates as a group home. Mr. Brown stated the tax records list the County as the owner so Mr. Brown visited the facility and determined that RH Management Services, a mental health service provider for group homes located out of High Point is in operation at the facility. Mr. Brown stated in researching the history of this facility, it appears there is no existing lease for the building. Mr. Brown stated RH Management Services is very interested in purchasing the building from the County. Mr. Brown stated in talking with County Management and the County Attorney, the best alternative may be looking into the option of selling the property. Mr. Brown stated based on the information he has gathered the clients have been in the building since construction in 1989. Mr. Brown stated he recommends having the building appraised and looking into marketing the building for sale.

Commissioner Edge stated he feels it would cost the County more in the long run to maintain the building so his suggestion is to pursue having the building appraised and marketed for sale. Rick Moorefield, County Attorney, stated he feels if the County can clear it to sell the property it needs to be sold.

Commissioner King stated he would like to receive a summary of county-owned or county-operated properties with structures at the October Facilities Committee meeting.

MOTION: Commissioner Edge moved to direct County staff to provide a list of all county-owned structures at the October 2, 2014 Facilities Committee meeting.
SECOND: Commissioner Evans
VOTE: UNANIMOUS (3-0)

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MOTION: Commissioner Edge moved to recommend to the full board consideration of approval to direct staff to get an appraisal done of 800 Old Wilmington Road and move forward with the sale of the building.
SECOND: Commissioner King
VOTE: UNANIMOUS (3-0)

Mr. Moorefield stated there is also a county surplus property list and it may be time to consider an auction since the last auction was held in 2005.

There were no other items of business.

MEETING ADJOURNED AT 9:29 AM.



CUMBERLAND
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NORTH CAROLINA

ENGINEERING & INFRASTRUCTURE DEPARTMENT

JEFFERY P. BROWN, PE
Engineering & Infrastructure Director

**MEMO FOR THE AGENDA OF THE
OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE**

TO: FACILITIES COMMITTEE
FROM: JEFFERY P. BROWN, PE, E & I DIRECTOR
THROUGH: AMY H. CANNON, COUNTY MANAGER *ah*
DATE: SEPTEMBER 25, 2014
SUBJECT: APPROVAL OF CHANGE ORDER TO CLASSIC WINDOW
AND GLASS, INC FOR DEPARTMENT OF SOCIAL
SERVICES WINDOW PROJECT

Requested by: AMY H. CANNON, COUNTY MANAGER
Presenter(s): JEFFERY P. BROWN, E & I DIRECTOR

Estimate of Committee Time Needed: 10 MINUTES

BACKGROUND:

The Board of Commissioners approved a contract in the amount of \$464,505 to Carolina Classic Window and Glass, Inc on August 18, 2014. On September 11, 2014, Engineering Staff met with representatives from Carolina Classic Window and Glass, Inc. along with Walter Vick to select a replacement glass from the various samples provided by the contractor. The contract requires the contractor to replace 50% of the glass on the north side of the building based on the fact that it has failed. While we selected the glass that was the closest match, it was determined that there still could be a slight variation with the new glass next to the existing glass. This in turn led to a discussion about the possibility of replacing 100% of the glass on the north side for not only the concern about the color but more importantly the likelihood that it may fail in the future. All the existing glass is being removed per a requirement of the contract anyway, so the cost of installing all new glass will simply be the glass itself as the labor has already been factored into the base bid.

The Engineering Infrastructure Department received a quote of \$82,835 to replace all the windows on the north side instead of the glass that has currently failed. There is sufficient funding in the project budget for this additional cost.

RECOMMENDATION/PROPOSED ACTION:

The Engineering and Infrastructure Director along with County Management recommend that the Facilities Committee approve increasing the cost of the existing contract with Carolina Classic Window and Glass, Inc. by \$82,835 for the additional work and forward this to the Board of Commissioners for its consideration at their October 20, 2014 meeting.

MELISSA C. CARDINALI
Assistant County Manager/Finance Director



VICKI EVANS
Accounting Manager

FINANCE OFFICE

4th Floor, New Courthouse • PO Box 1829 • Fayetteville, North Carolina 28302-1829
(910) 678-7753 • Fax (910) 323-6120

MEMO FOR THE AGENDA OF THE OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE

TO: FACILITIES COMMITTEE
FROM: MELISSA C. CARDINALI, ASSISTANT COUNTY MANAGER
DATE: SEPTEMBER 23, 2014 *mc*
SUBJECT: RELOCATION OF EMPLOYEE CLINIC / RISK MANAGEMENT

Presenter(s): Melissa C. Cardinali, Assistant County Manager / Finance Director

Estimated of Committee Time Needed: 10 Minutes

BACKGROUND

Recently the CommuniCare offices were relocated to 109 Bradford Avenue (the old mental health building). This move left the building at 226 Bradford Avenue vacant. The vacancy at 226 Bradford Avenue presents an opportunity to begin to address some existing as well as future needs of the County.

The first proposed relocation is to move the employee clinic from the E. Newton Smith building to the former CommuniCare building. This building is well suited for use as an employee clinic. The offices and entry are designed similar to a doctor's office. More importantly, the location provides greater privacy for the patient and has ample parking. This facility is well suited to accommodate future growth of the clinic. The cost to enable use of the space will be minimal at \$25,000.

Since the space at 226 Bradford is approximately 4,900 square feet, there is sufficient room to include the Risk Management department, which is responsible for the clinic. Not only will this assist in consolidating areas of responsibility, the move will begin to address pressures for County offices to vacate the court house. The relocation of the employee clinic and Risk Management will allow an overcrowded Information Systems (IS) department access to much needed space within the court house.

RECOMMENDATION

Approve renovation costs of \$25,000 to 226 Bradford Avenue in order to move the employee clinic and Risk Management to that location. Allow IS to occupy court house offices vacated by Risk Management.

Celebrating Our Past...Embracing Our Future



CUMBERLAND
★ **COUNTY** ★
NORTH CAROLINA

ENGINEERING & INFRASTRUCTURE DEPARTMENT

JEFFERY P. BROWN, PE
Engineering & Infrastructure Director

**MEMO FOR THE AGENDA OF THE
OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE**

TO: FACILITIES COMMITTEE
FROM: JEFFERY P. BROWN, PE, E & I DIRECTOR
THROUGH: AMY H. CANNON, COUNTY MANAGER *AKC*
DATE: SEPTEMBER 25, 2014
SUBJECT: LIST OF COUNTY OWNED FACILITIES

Requested by: FACILITIES COMMITTEE
Presenter(s): JEFFERY P. BROWN, E & I DIRECTOR

Estimate of Committee Time Needed: 10 MINUTES

BACKGROUND:

At the September 4, 2014 the Facilities Committee requested staff to present a list of County owned facilities at their next meeting. Please find attached a list of County owned facilities per your request. The list includes the location of each facility as well as the building occupant. The highlighted facilities are the facilities in which the County is currently leasing to other organizations.

RECOMMENDATION/PROPOSED ACTION:

The Facilities Committee is not being asked to take action. This purpose of this item was to provide the Committee a list of facilities that was requested during the September 4th meeting.

CUMBERLAND COUNTY OWNED FACILITIES

#	NAME	ADDRESS	OCCUPANTS
1	AG-OFFICE BLDG	301 E MOUNTAIN DR.	COOPERATIVE EXTENSION/SOIL CONSERVATION
2	ALPHIN HOUSE	2736 CEDAR CREEK RD.	FORT BRAGG REGIONAL ALLIANCE
3	AMES STREET PROPERTY (MULTIPLE BUILDINGS)	786 BLUE STRET	EMPLOYMENT SOURCE, INC.
4	ANIMAL SERVICES CENTER	4704 CORPORATION DR.	ANIMAL SERVICES
5	ANN ST LANDFILL (MULTIPLE BUILDINGS)	704 ANN ST.	SOLID WASTE
6	ARNETTE PARK ADMIN BUILDING	2165 WILMINGTON HWY	VACANT
7	BACOTE HOUSE	2130 BURNETT AVE.	DSS GROUP HOME
8	BORDEAUX LIBRARY	3711 VILLAGE DR.	LIBRARY SERVICES
9	BRADFORD PLACE	109 BRADFORD AVE.	CHILD ENFORCEMENT/COMMUNICARE
10	BUILDING MAINTENANCE FACILITY (BMF)	420 MAYVIEW ST.	FACILITES MANAGEMENT/PRINT SHOP/SIGN SHOP
11	CENTRAL MAINTENANCE FACILITY (CMF)	426 MAYVIEW ST.	VEHICLE MAINTENANCE
12	CLIFFDALE LIBRARY	6882 CLIFFDALE RD.	LIBRARY SERVICES
13	COMMUNICARE BUILDING	226 BRADFORD AVE.	VACANT
14	COMMUNITY CORRECTIONS CENTER (C5)	412 W RUSSELL ST.	PROBATION/TASC
15	CONVENTION & VISITORS BUREAU	245 PERSON ST.	CONVENTION & VISITORS BUREAU
16	CROWN ARENA & THEATER	US HIGHWAY 301 S	CROWN VENUE
17	CROWN COLISEUM	1960 COLISEUM DRIVE	CROWN ADMINISTRATION/VENUE
18	CROWN EXPO CENTER	EAST MOUNTAIN DRIVE	CROWN VENUE/OFFICES
19	DEPARTMENT OF SOCIAL SERVICES (DSS)	1225 RAMSEY ST.	DSS
20	DETENTION CENTER	204 GILLESPIE ST.	JAIL ADMINISTRATION
21	DORTHY SPAINHOUR SCHOOL	223 HULL ROAD	EASTER SEALS
22	E. NEWTON SMITH CENTER	227 FOUNTAINHEAD LN.	BOARD OF ELECTIONS/WELLNESS CLINIC/PHARMACY
23	EAST REGIONAL LIBRARY	4809 CLINTON RD.	LIBRARY SERVICES
24	EASTOVER REC CENTER	3637 PEMBROKE LN.	CITY/COUNTY RECREATION
25	GROUP HOME	800 OLD WILMINGTON ROAD	RHA MANAGEMENT SERVICES, INC.
26	HISTORIC COURTHOUSE	130 GILLESPIE ST.	PLANNING/INSPECTIONS/ENGINEERING
27	HOPE MILLS LIBRARY	3411 GOLFVIEW RD.	LIBRARY SERVICES
28	HQ LIBRARY	300 MAIDEN LN.	LIBRARY SERVICES/LIBRARY ADMINISTRATION
29	JP RIDDLE STADIUM (MULTIPLE BUILDINGS)	2823 LEGION ROAD	SWAMPDOGS - CITY/COUNTY RECREATION
30	LANDSCAPING	807 GROVE ST.	LANDSCAPING
31	LAW ENFORCEMENT CENTER	131 DICK ST.	SHERIFF'S OFFICE/LAW ENFORCEMENT
32	NEW COURTHOUSE	117 DICK ST.	COUNTY ADMIN/BCC/JUDICIAL SYSTEM
33	NORTH REGIONAL LIBRARY	855 MCHARTHUR RD	LIBRARY SERVICES
34	PUBLIC HEALTH (NEW)	1235 RAMSEY ST.	PUBLIC HEALTH
35	RIGHT TRACK GROUP HOME	162 SALLY HILL CIR.	DSS GROUP HOME
36	SAFE LANDING GROUP HOME	4675/4679 MCKINNON FARM RD.	DSS GROUP HOME
37	SHERIFF ANNEX	1515 S EASTERN BLVD.	LAW ENFORCEMENT
38	SHERIFF FIRING RANGE (CROWN)	3351 OWEN DRIVE	LAW ENFORCEMENT
39	SHERIFF TRAINING CNTR	4710 CORPORATION DR.	LAW ENFORCEMENT
40	SPRING LAKE LIBRARY	101 LAKETREE BLVD.	LIBRARY SERVICES
41	SPRING LAKE RESOURCE CENTER	103 LAKETREE BLVD.	DSS/WIC
42	VETERANS SERVICES	301 E RUSSELL ST.	VETERANS SERVICES
43	WELLS HOUSE	111 BRADFORD AVE.	VACANT
44	WESTERN BRANCH LIBRARY	7469 CENTURY CIRCLE	LIBRARY SERVICES
45	WILKES ROAD LANDFILL	771 WILKES ROAD	SOLID WASTE
46	WINDING CREEK ANNEX	707 EXECUTIVE PL.	COMMUNITY DEVELOPMENT/SENIOR AIDES
47	WINDING CREEK EXECUTIVE PLACE	711 EXECUTIVE PL.	ALLIANCE BEHAVIORAL HEALTHCARE

NOTE: Highlighted facilities are leased.



CUMBERLAND
COUNTY
NORTH CAROLINA

ENGINEERING & INFRASTRUCTURE DEPARTMENT

JEFFERY P. BROWN, PE
Engineering & Infrastructure Director

**MEMO FOR THE AGENDA OF THE
OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE**

TO: FACILITIES COMMITTEE
FROM: JEFFERY P. BROWN, PE, E & I DIRECTOR
THROUGH: AMY H. CANNON, COUNTY MANAGER *AK*
DATE: SEPTEMBER 25, 2014
SUBJECT: LIST OF SURPLUS PROPERTIES

Requested by: FACILITIES COMMITTEE
Presenter(s): JEFFERY P. BROWN, E & I DIRECTOR

Estimate of Committee Time Needed: 10 MINUTES

BACKGROUND:

At the September 4, 2014 the Facilities Committee requested staff to present a list of surplus properties at their next meeting. Please find attached a list of surplus properties owned by the County. Please note that there are actually two separate lists as the first list is properties owned solely by the County and the second list is properties owned by both the County and the City of Fayetteville. The last page of the lists is the guidelines in which individuals must follow to purchase surplus property. This list is maintained and updated by the County Attorney's office.

RECOMMENDATION/PROPOSED ACTION:

The Facilities Committee is not being asked to take action. This purpose of this item was to provide the Committee a list of surplus properties that was requested during the September 4th meeting.

Sept 4, 2014

To place a bid on any of these properties please visit the
County Attorney's Office, Cumberland County Courthouse, 5th Flr, RM 551, 117 Dick Street, Fayetteville, NC (910) 678-7762
Properties can be searched on GIS mapping and lists can be obtained on the County's Website, www.co.cumberland.nc.us

PROPERTIES OWNED BY COUNTY – OBTAINED BY TAX FORECLOSURE

	DESCRIPTION	DATE AQUIRED	VALUE	COUNTY'S TAX LIEN	DEED	PIN NO.
1.	Lot 88 Twin Oaks Sec. 4 Pt 15 (0.46 ac) Location: 6103 Canadian Ave	09/28/05	\$10,000.00	\$4,909.43	7022/611	0442-67-1253
2.	Lot 114 Twin Oaks Sec. 4 Part 6 (0.46 ac) Location: 6347 Canadian Ave.	08/18/09	\$10,000.00	\$4,918.94	8226/503	0442-65-5638
3.	Lot 103 Twin Oaks Sec 4 Pt 20 Rev Location: 6229 Canadian Ave	11/01/07	\$10,000.00	\$5,817.18	7737/533	0442-66-9594
4.	.55 ac Annie J. Hill Land (Landlocked) Location: Off 6416 AB Carter Rd Pt Corner Lot	06/30/06	\$ 4,000.00	\$4,264.50	7287/321	0465-44-1576
5.	Lot 38 Live Oak Sec 3 (0.45 ac) Location: 4412 Serenity Pl	07/06/06	\$5,000.00	\$5,924.57	7292/724	0471-68-2414
6.	Lot 58 Broadell Sub Sec. 2 Location: 2028 Corrina St.	06/19/06	\$15,000.00	\$9,479.30	7273/151	0438-28-2788
7.	Lot 14 McNeill Sands Sec 1 Rev Location: 4210 Scary Creek Rd	10/25/07	\$7,500.00	\$5,614.39	7730/859	0472-08-4858
8.	Lots 79-81 Oakland Sub Pt 4 Location: 325 Bonnie St.	03/27/03	\$ 5,063.00	\$3,194.26	6037/361	0418-19-4368
9.	Lot 4 H. L. Dawson Sub Location: 1700 Stansberry Dr.	06/30/06	\$11,000.00	\$4,143.77	7286/515	0438-27-2286
10.	N 1/3 Lot 148 and N/W 1/3 Lot 147 Location: Near Pelt Dr. (Landlocked)	06/27/02	\$1,875.00	\$2,894.78	7122/614	0428-57-5392
11.	Lots 5 & 6 Block L College Hgts Location: 1417 Church St.	07/16/02	\$5,000.00	\$7,597.18	5793/219	0438-01-0959
12.	Vac Pt. Lot 12 Block B Stubbs Acres Location: Off Stubbs St. & Plantation Rd.	04/12/01	\$7,500.00	\$1,855.24	5445/589	0439-41-3155
13.	Lot 94 Sunny Acres Location: 1604 Staley Dr.	08/01/94	\$2,250.00	\$2,887.72	4196/678	0446-47-0298
14.	Lots 34-35 Chandler Hgts: Location: 217 Preston Ave.	01/17/06	\$3,000.00	\$23,964.17	7122/614	0428-57-7978
	Lots 36-39 Chandler Hgts Location: 219 Preston Ave.	01/17/06	\$3,750.00		7122/614	0428-57-7932
15.	0.38 ac John E. Candy Ld Location: 625 Chapel Hill Rd.	05/25/10	\$5,000.00	\$3,812.07	8399/636	0502-92-2384
16.	0.5 ac Cogdell Ld Location: 3615 Lamboll Dr.	03/30/10	\$6,375.00	\$3,095.33	8363/792	0440-66-0538

PROPERTIES OWNED BY COUNTY – OBTAINED BY TAX FORECLOSURE

	DESCRIPTION	DATE AQUIRED	VALUE	COUNTY'S TAX LIEN	DEED	PIN NO.
17.	Maj Pt. Lt. 19 Helena S. Perry Prop Location: 212 Dallas St.	11/27/07	\$7,000.00	\$6,300.79	7760/855	0436-02-5629
18.	.044 Acre Gillis Ld Location: 7653 Maggie Cir	09/22/06	\$15,149.00	\$4,648.68	7369/774	9486-57-0335
19.	0.53 Acre Bryant Land Location: Off Magnolia Church Rd (Landlocked)	11/18/10	\$6,000.00	\$4,264.55	8525/174	0486-88-1941
20.	.41 Acre Jacobs Ld Location: Off Hummingbird Pl	11/18/10	\$5,200.00	\$4,072.81	8525/169	0467-44-5967
21.	Lots 76-80 Map 3 Fairview Location: Off Ingram St.	02/06/12	\$4,375.00	\$3,235.38	8826/083	0438-82-8039
22.	PT Lots 54-55 S. Linden Vac Location: Wall Street (Landlocked)	09/10/07	\$38,900.00	\$4,793.12	7695/726	0574-75-0999
23.	0.55 ac Hall Land Location: 1716 Bladen Ct (Landlocked)	06/20/11	\$6,000.00	\$2,299.62	8665/80	0466-39-8246
24.	Lot 11 Manness Prop Location: 2709 Larry St	06/20/11	\$15,201.00	\$6,540.45	8665/82	0415-78-1330
25.	Store S/S Turnpike Location: Located on Turnpike Rd	04/23/07	\$3,7500.00	\$3,108.72	8885/242	0427-81-9722
26.	Lots 114 & 116 Savoy Hgts Sec 1 Lot 216 Weiss Ave Lot 311 Savoy Hgts Lots 403 & 405 Savoy Hgts & Vac to Creek Location: ALL OFF WEISS AVE Lot 104 Savoy Hgts Location: OFF ASHLEY ST 4.05 ac Land adj Briarwood Hills Sec 3 Location: OFF ELDORADO RD	08/16/11	\$22,700.00 \$10,000.00 \$ 5,625.00 \$ 6,250.00 \$ 3,500.00 \$55,688.00	\$9,830.00	8955/530	0437-11-4516 0437-11-0345 0437-00-6970 0437-00-0500 0437-12-4190 0426-54-8992
27.	Lot 22 Block W Colonial HGTS Add NO 1 Location: on Betsy Ross Dr.	01/26/10	\$3,250.00	\$2,899.02	8328/840	0423-07-4266
28.	Lot 149 Twin Oaks Sec 4 Pt II Location: 1709 Albacore Cir	02/15/12	12,500.00	4,519.61	8832/369	0442-66-5794
29.	Lot 19 Riverpoint REV Location: 4110 Riverpoint Dr Lot 20 Riverpoint REV Location: 4118 Riverpoint Dr	11/01/12	\$17,500.00 \$7,549.00	\$5,075.78	9033/168	0454-43-6052 0454-42-6788
30.	Lot 11 David N. Girard Location: 4691 Matt Hair Rd	02/15/12	\$19,477.00	\$17,255.08	8832/375	0462-14-6903
31.	Lot 86 Gilcrest Sands Sec 8 Location: 4900 Panda St	07/19/13	\$13,500.00	\$10,139.08	9248/756	0413-45-4990
32.	Lot 60 McNeill Sands Sec 4	07/19/13	\$10,000.00	\$9,815.44	9248/754	0462-99-0762

PROPERTIES OWNED BY COUNTY – OBTAINED BY TAX FORECLOSURE

	DESCRIPTION	DATE AQUIRED	VALUE	COUNTY'S TAX LIEN	DEED	PIN NO.
	Location: 5950 Abco Ln					
33.	Lot 29 Windfield Sec 1 Location: 3445 Dandelion Ln	06/05/12	\$19,000.00	\$5,782.81	8916/255	0441-51-3552
34.	1.19 ac with house & store Location: Slocomb Rd	11/01/11	\$15,000.00	\$4,874.65	8754/585	0542-51-7136
35.	Lot 63 Twin Oaks Sec 4 Pt 5 Location: 633 Beauchamp Dr	11/10/08	\$10,000.00	\$4,392.24	8018/008	0442-56-9352
36.	Lot 149 Twin Oaks Sec 4 Pt II Location: 1709 Albacore Cir	02/15/12	\$12,500.00	\$4,519.61	8832/369	0442-66-5794
37.	Lot 8 McNeill Sands Sec 2 Location: 6020 Acoma Ct	06/06/13	\$7,500.00	\$3,223.15	9209/477	0472-08-5670
38.	Lot 43 Lakeland Location: Church St	07/19/13	\$5,000.00	\$6,245.23	9248/729	0428-92-8401
39.	Spring Lake Annex 1 3 & 4 Block D Location: 122 N. First St Spring Lake Annex 1 LT6 Block D Location: 118 N. First St Spring Lake Annex 1 LT7 Block D Location: 105 N. First St Spring Lake Annex 1 11 & 12 Block D Location: N. Second St	06/19/12	\$56,551.00 \$25,239.00 \$24,421.00 \$47,482.00	\$10,615.02	8926/884	0501-76-3388 0501-76-4236 0501-76-4252 0501-76-5466
40.	RES 724 North St Location: 724 North St	09/27/13	\$39,500.00	\$11,259.62	9301/326	0437-78-2317
41.	802 N/Barnes St Location: 802 Barnes St. Lot 30x120.5x20x130 Location: Tolar St.	05/06/14 (County Name)	\$25,439.00 \$2,538.00	\$5,061.62	9425/659	0437-30-4031 0437-30-4063

PROPERTIES OWNED BY COUNTY AND CITY – OBTAINED BY TAX FORECLOSURE

	DESCRIPTION	DATE ACQUIRED	VALUE	COUNTY'S TAX LIEN	DEED	PIN NO.
1.	Lot 84x100 Location: 316 McIver St.	06/14/10	\$17,255.00	\$7,395.26	8413/835	0437-23-6252
2.	Lots 11-12 Dawson St. H L Dawson Sub Location: 2220 Roosevelt Dr.	11/18/10	\$11,250.00	\$8,580.98	8525/251	0428-97-9711
3.	Lots 27, 28, 29 & 30 R.D. Jones Ld Location: 100 Triangle Pl	05/25/10	\$30,700.00	\$7,443.44	8399/634	0447-60-3438
4.	Lot 82 & Pt Lots 80 & 84 Atkinson Property Location: 1714 Long St. Lots 78 & Pt Lots 80 Location: 1716 Long St.	09/29/08	\$5,625.00 \$3,750.00	\$5,582.99	7992/507	0447-60-1256 0447-60-2207
5.	W 30' Lt 2 M D Riddle Location: Scott Ave	09/29/08	\$2,275.00	\$3,352.79	7992/509	0438-44-8328
6.	1 Lot Bonnie Doone Location: 119 Laraine St.	09/29/08	\$4,219.00	\$11,534.30	7992/501	0418-29-7064
7.	Vac E/S Murchison Rd. 17 Blk H Slater LD Location: Intersec Of Newark Ave & Normal Ave	10/23/03	\$7,500.00	\$3,827.71	6319/117	0428-95-7010
8.	Lot 17 Windsor Terr Sec 2 Location: 213 Hawthorne Rd	03/14/06	\$ 8,000.00	\$6,447.07	7174/752	0438-42-6620
9.	Bonnie Acres Lots 65-68 Location: 5117 Hodge Street	03/12/08	\$5,625.00	\$12,071.08	7832/153	0419-30-8170
10.	1/2 Acre Olphin Ld 808 Cedar Creek Rd Location: 808 Cedar Creek Rd 1 Lt Matthews Ld Location: Adj to 808 Cedar Creek Lot 58 Cade Hill Sub. Sec. 3. 1317 Jacob Street Location: 1317 Jacob St.	12/09/05 12/09/05 12/09/05	\$4,500.00 \$2,250.00 \$6,000.00	\$10,807.34	7090/722 7090/722 7090/722	0446-66-1468 0446-66-1588 0446-44-7881
11.	Lot 106 Loch Lomond Sec 2 Pt. 1 Location: 6722 Baldoon Dr.	09/29/09	\$10,000.00	\$9,867.94	8254/192	9497-79-1976
12.	0.21 ac Ld Pt Lydia Street Location: Off Ireland Dr.	12/10/09	\$8,100.00	\$3,051.75	8302/698	0416-67-0184
13.	Lot 10 Block 17 Ayers Sub Location: 2012 Powell St Lot 12 Block 17 Ayers Sub Location: Adj 2012 Powell St	12/08/06 12/08/06	\$5,250.00 \$5,250.00	\$5,794.74	7441/576 7441/576	0436-03-8242 0436-03-8108
14.	Maj Pt Lots 9-12 BLK F College Hgts Location: 1009 College St	08/25/11	\$14,560.00	\$12,467.07	8708/054	0438-01-5449
15.	Lots 12-13 Block G College Hgts Location: 1266 Colley Dr	03/14/07	\$10,000.00	\$7,874.46	7530/254	0438-01-8658

16.	Lot 6 Blk D Tolar Hart Holt Mill Vil Location: 157 Cooper St	07/12/12	\$8,750.00	\$17,628.95	8944/252	0436-36-1127
17.	Pt. Lot 7 Block C Tolar Hart & Holt Mill Village Location: 1229 Hamlet Street	09/25/07	\$7,000.00	\$7,067.84	7707-039	0436-36-5390
18.	E 140 Lot 24 Helena S Perry Prop Location: 222 Dallas St	11/15/07	\$7,000.00	\$8,911.97	7746/780	0436-02-4963

PROPERTIES OWNED BY COUNTY AND CITY – OBTAINED BY TAX FORECLOSURE

19.	Lot 63 Sunny Acres Location: Off Sage St. (Landlocked)	12/17/03	\$3,000.00	\$1,965.58	6376/846	0446-47-2905
20.	Lot 75 and Pt Lots 74 & 76 Pleasantview Location: 869 W. Orange St.	09/29/08	\$3,000.00	\$5,316.89	7992/431	0437-59-5574
21.	Lot 20 Block 16 Ayer Property Location: 2022 Center St.	07/22/08	\$7,000.00	\$6,559.44	7943/825	0436-03-3195
22.	Lot 3 Joe B Raynor Prop Location: 828 Little Ave.	07/30/09	\$9,000.00	\$7,454.32	8213/605	0446-46-7384
23.	Imp. 803 S/S Barnes St. Location: 803 Barnes St.	07/22/08	\$7,000.00	\$6,370.23	7943/823	0436-39-5858
24.	Lots 53-54 H. L. Dawson 0.26 acs Location: 736 Topeka St.	06/23/09	\$9,375.00	\$14,054.15	8183/173	0438-07-4244- NAD
25.	Lot 45 Sunset Pk Sec 1 Location: 780 Vagabond Dr	06/17/11	\$29,800.00	\$13,702.18	8644/352	9487-72-0599
26.	646 Square Feet Location: 512 Moore St	01/04/11	\$25,800.00	\$5,991.83	8559/538	0437-47-4755
27.	Imp 513 Link St Location: 513 Link St	05/03/11	\$5,000.00	\$10,252.11	8636/816	0437-93-8844
28.	Imp 601 Link St Location: 601 Link St	06/20/11	\$29,800.00	\$5,883.23	8665/078	0437-93-9798
29.	Lots 96-97 Wheller Ld Location: 2318 Slater Av Lot 4 Block A Macks Pk Location: 2408 Greensboro St	05/17/11	\$7,500.00 \$4,219.00	\$17,442.04	8644/717	0428-87-3075 0428-87-4394
30.	Lot 21 Golden Properties Investments LLC (0.26 ac) Location: 814 Anita Rd Lot 10 Golden Properties Investments LLC (0.24ac) Location: 751 Johnson St Lot 233 Boonie Ac Location: Off Clyde St Lot 20 Golden Properties Investments LLC (0.25ac) Location: 822 Anita Rd	12/22/10	\$5,962.00 \$40,900.00 \$4,500.00 \$49,100.00	\$28,133.07	8551/173	0419-61-7062 0419-60-8951 0419-50-3201 0419-61-8009
31.	Pt Lots 88-90 2 nd Cedar Rose Add (0.08ac) Location: 521 Martin Rd	10/04/11	\$36,100.00	\$5,206.75	8735/278	0446-49-0036
32.	Res 701 North St Location: 701 North St	06/20/11	\$8,501.00	\$5,160.41	8665/088	0437-78-0030

33.	703 North St Location: 703 North St	06/23/09	\$19,800.00	\$10,747.87	8183/169	0437-78-0035
34.	Lot 214 Savoy Heights Sec 1 Location: 710 Weiss Ave	01/12/12	\$19,900.00	\$9,938.54	8807/489	0437-11-0387
35.	0.25 ac Maynor Ld IMP Location: Off Shaw Rd (Landlocked)	01/12/12	\$ 3,375.00	\$5,838.53	8807/487	0419-53-8150
36.	Res 1320 Ramsey St Location: 1320 Ramsey St	04/12/12	\$31,144.00	\$7,205.97	8875/321	0438-52-6763
37.	.25 AC Lovette LD Location: 1128 Sun Valley Dr	07/11/13	\$6,702.00	\$5,086.72	9241/414	0407-22-3477
38.	Lot 1 Benny R & Grace B Melvin Prop Rev Location: 402 S Plymouth	04/09/13	\$5,000.00	\$4,722.95	9157/524	0446-68-2759
39.	Maj PT Lot 14 Sec 2 PT 1 Loch Lomond Location: 7005 Ryan St	08/08/13	\$9,500.00	\$11,740.37	9264/828	9497-69-3948
40.	Lots 154 & 155 Council Heights Location: 2012 Bain Dr	02/28/13	\$40,000.00	\$14,961.21	9124/674	0428-84-3816
41.	Lot 4 Cumberland Sub Location: 5206 Tara Way Dr	08/08/13	\$12,000.00	\$7,310.82	9264/826	0405-98-0447
42.	420 Bryan St Location: 420 Bryan St	05/23/13	\$29,000.00	\$6,616.23	9197/488	0437-03-3553
43.	1 RES Lot 6 Cade Ave Location: 616 Deep Creek Rd	06/21/11	\$43,200.00	\$6,172.08	8666/024	0446-38-5536
44.	Lot 18 Sunny Acres Location: 837 Deep Creek Rd	10/18/11	\$32,900.00	\$5,867.11	8744/225	0443-37-7380
47.	Lot 33 Lakeland Location: 1419 Church St	11/01/12	\$16,945.00	\$7,868.96	9033/196	0428-92-9173
48.	Lot 350 Sec 10 College Lakes PT A Location: 504 Cateret PL	10/02/12	\$18,000.00	\$9,226.29	9009/427	0520-94-5534
49.	HMP 217 Hedgepeth St 1, Lots 21 & 22 Location: 217 Hedgepeth St	10/29/13	\$10,500.00	\$11,123.37	9320/228	0436-39-7334

PROCEDURE TO BID ON PROPERTY:

1. Bidder comes into our office (not by telephone), fills out an Offer to Purchase Form and makes an initial 10% deposit of the property's tax lien plus \$11.00 towards the advertising cost; with either a money order or certified bank check; **NO CASH or PERSONAL CHECKS.** (10% surplus bid + \$11.00= bid deposit)
2. Upon the Manager's approval of the initial bid, notice will be sent to the newspaper for one day advertisement.
3. After property has been advertised, it is then open for ten (10) days for upset bids.
4. If the bid is upset, the original bidder will be notified with the option to upset the new bid(s) or request a refund; note refunds are only submitted when the bid period closes.
5. If there are no upset bids, the bid period closes and the property will be placed on the Board of Commissioners' agenda for approval.
6. If the Board of Commissioners' approves the sale of this property, the bidder will have thirty (30) days after the approval date to pay the remaining surplus and advertising balance, either by certified bank check or money order; no cash or personal checks.
7. Bidder will also provide a separate payment in the form of certified bank check or money order; for \$26.00 payable to Cumberland County Register of Deeds and our office will record the non-warranty deed.
8. The bidder will receive the original recorded deed in the mail from the Cumberland County Register of Deeds once the sale is finalized and all payments have been made.

PLEASE NOTE:

- **All property is sold as is;**
- **All property is subject to any and all outstanding liens and assessments;**
- **All bid deposits are to include the \$11.00 advertising cost fee with the 10% surplus bid deposit;**
- **All payments are to be in the form of money order or certified bank check; NO CASH or PERSONAL CHECKS;**
- **ADVERTISING fees are non-refundable;**
- **We strongly suggest that you conduct a title search;**
- **Before bidding on any piece of property, it is suggested to visit our Mapping Department to search the property of its location and description.**

To place a bid on any of these properties please visit the County Attorney's Office, Cumberland County Courthouse, 5th Flr, RM 551, 117 Dick Street, Fayetteville, NC (910) 678-7762 Properties can be searched on GIS mapping and this list can be obtained on the County's Website, www.co.cumberland.nc.us



CUMBERLAND
COUNTY
NORTH CAROLINA

ENGINEERING & INFRASTRUCTURE DEPARTMENT

JEFFERY P. BROWN, PE
Engineering & Infrastructure Director

**MEMO FOR THE AGENDA OF THE
OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE**

TO: FACILITIES COMMITTEE
FROM: JEFFERY P. BROWN, PE, E & I DIRECTOR
THROUGH: AMY H. CANNON, COUNTY MANAGER *ABC*
DATE: SEPTEMBER 23, 2014
SUBJECT: UPDATE ON PROPERTY LOCATED AT 800 OLD WILMINGTON ROAD

Requested by: AMY H. CANNON, COUNTY MANAGER
Presenter(s): JEFFERY P. BROWN, E & I DIRECTOR

Estimate of Committee Time Needed: 10 MINUTES

BACKGROUND:

At the September 4th Facilities Committee, the Committee was made aware of a property that the County owns at 800 Old Wilmington Road. The property contains a building that was constructed as a mental health group home facility and is still being currently operated as such by RHA Management Services. RHA Management Services indicated to County staff that they were interested in purchasing the property. The Facilities Committee voted unanimously to direct staff to have the property appraised and move forward with the sale of the property. The full Board of Commissioners approved this action at their September 15th meeting.

County staff received an appraisal from Holmes Appraisal Service stating that the subject property had a market value of \$215,000. RHA Management has received a copy of the appraisal and has indicated that they have no issues with moving forward with purchasing the property at the appraised price. However, they would like to complete a phase one environmental survey as well as a title search in order to obtain a title policy prior to purchasing the property. Due to the time it takes to complete these actions, the proposal at this time is to bring a month to month lease at a fair market rate for a term not to exceed four months to the Board of Commissioners for consideration at their October 6th meeting. This will allow time for the lease to be advertised as required by General Statute so that the Board of Commissioners can approve the lease at their October 20th meeting. The purpose of the lease is to provide the occupant sufficient time to complete their due diligence to either make an offer to purchase or vacate the property.

RECOMMENDATION/PROPOSED ACTION:

The Facilities Committee is not being asked to take action. This purpose of this item was to provide the Committee an update as to what actions had taken place since the September meeting.



CUMBERLAND
COUNTY
NORTH CAROLINA

ENGINEERING & INFRASTRUCTURE DEPARTMENT

JEFFERY P. BROWN, PE
Engineering & Infrastructure Director

**MEMO FOR THE AGENDA OF THE
OCTOBER 2, 2014 MEETING OF THE FACILITIES COMMITTEE**

TO: FACILITIES COMMITTEE
FROM: JEFFERY P. BROWN, PE, E & I DIRECTOR
THROUGH: AMY H. CANNON, COUNTY MANAGER *ahc*
DATE: SEPTEMBER 25, 2014
SUBJECT: UPDATE ON VANDER SEWER EXTENSION PROJECT

Requested by: AMY H. CANNON, COUNTY MANAGER
Presenter(s): JEFFERY P. BROWN, E & I DIRECTOR

Estimate of Committee Time Needed: 10 MINUTES

BACKGROUND:

On October 6, 2011, Cumberland County was awarded a grant from The Golden LEAF Foundation in the amount of \$469,218 for the extension of a sanitary sewer line into the Vander community with the ability to serve civic organizations as well as businesses. The initial completion date for this project was to be October 6, 2012. However, due to the fact that the route was changed in order to serve a greater population, the completion date for the project was extended to April 2014 and further extended until October 2014. An interlocal agreement was executed between PWC, the City of Fayetteville, and Cumberland County in August 2012 where PWC agreed to participate in the cost of the project since the relocation of the line would increase their future service area. While PWC initially agreed to fund all additional cost up to one million for the entire project, the PWC Commission voted on September 11, 2013 to increase their contribution to \$1.2 million in addition to the grant to cover the increased cost of the project.

Bids were received on September 5, 2013 and the Board of Commissioners awarded a contract to Utilities Plus, Inc on September 16, 2013 in the amount of \$1,258,638.93. The Notice to Proceed for this project was issued on October 16, 2013. At this point in time, the entire sewer extension has been installed and it expected that the contract should be closed out within the next 30 days. The County has currently received \$375,374 (80% of the grant) in reimbursement from the Golden Leaf Foundation. Upon completion of the project, the County will be able to submit a final grant reimbursement request for the remaining 20% as well getting reimbursement from PWC for their portion of the project.

RECOMMENDATION/PROPOSED ACTION:

The Facilities Committee is not being asked to take action. This purpose of this item was to provide the Committee an update on the project.