



Engineering Services Committee Committee Room- 5/7/2007- 1:05 PM
Meeting

ENGINEERING SERVICES

1. Motion to approve the acquisition of right-of-way and easement between Melaver/Enterprise Mill, LLC, as owner, and Augusta, Georgia, in connection with the St. Sebastian Way Project for 0.124 acre in fee and 0.071 acre (3,098.65 sq. ft.) of permanent construction and maintenance easement for the following property located at Greene Street for a purchase price of \$37,180.00. ☐ [Attachments](#)

2. Motion to approve an Option for Right-of-Way between The Housing Authority of The City of Augusta, Georgia, as owner, and Augusta, Georgia, as optionee, in connection with the St. Sebastian Way Project, for property located at 1425 Walton Way (046-1-064-00-0) for a purchase price of \$172,900.00. Said property consisting of 0.159 acre (6,939.17 sq. ft.) in fee and 0.053 acre (2,313.02 sq. ft.) of permanent construction and maintenance easement. ☐ [Attachments](#)

3. Approve Option Year One of Heery's Contract for management of capital improvement projects. ☐ [Attachments](#)

4. Motion to authorize condemnation of a portion of property # 052-0-092-00-0 Barrett Street, which is owned by Lisa Norwood and Margaret Brodie for 1,008 square feet of temporary easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)

5. Motion to authorize condemnation of a portion of property # 051-0-242-00-0 Barrett Street, which is owned by Stephen Waters and Terry Waters, for 2,938 square feet of permanent drainage, utility & maintenance ☐ [Attachments](#)

easement and 850 square feet of temporary construction easement. PW Project: Belair Hills Subdivision Improvement Project.

6. Motion to authorize condemnation of a portion of Property #051-0-038-03-0 Saybrook Drive, which is owned by Frank T. Delley, for 1,151 square feet of temporary construction easement. PW Project: Belair Hills Project. ☐ [Attachments](#)
7. Report from staff regarding the D'Antignac Street Drainage Improvements Project. (Referred from April 9 Engineering Services) ☐ [Attachments](#)
8. 1) Approve initial annual budget in the amount of \$500,000 for fire hydrant protection devices, of which the first \$150,000 will be dedicated to the Davidson ATV device, and the remaining annual budget may also be applied to the Davidson ATV device or a competing equal device, should one become available. 2) Approve creating two additional positions within AUD to work with the existing fire hydrant crew for the sole purpose of maintaining fire hydrants and retrofitting existing fire hydrants with protection devices. ☐ [Attachments](#)
9. Presentation by Ms. Louise Page regarding business hardship due to construction on Laney Walker Blvd. ☐ [Attachments](#)
10. Motion to authorize condemnation of a portion of property 012-0-092-01-0 Washington Road, which is owned by MJ Properties of Augusta LLC, for 917.09 square feet of right of way, 1,334.37 square feet of permanent construction and maintenance easement, 435.28 square feet of temporary construction easement. PW Project:: Washington Road Intersection Improvements Project. ☐ [Attachments](#)
11. Motion to sell the "Alley off of Curran Street". ☐ [Attachments](#)
12. Motion to sell Augusta Avenue Tract. ☐ [Attachments](#)

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Engineering Services Committee Meeting

5/7/2007 1:05 PM

Acquisition of Right-of-Way and Easement St. Sebastian Project #10 036-3-101-04-0

Department:	County Attorney - Stephen E. Shepard, Attorney
Caption:	Motion to approve the acquisition of right-of-way and easement between Melaver/Enterprise Mill, LLC, as owner, and Augusta, Georgia, in connection with the St. Sebastian Way Project for 0.124 acre in fee and 0.071 acre (3,098.65 sq. ft.) of permanent construction and maintenance easement for the following property located at Greene Street for a purchase price of \$37,180.00.
Background:	The property owner has agreed to convey a certain right-of-way and permanent construction and maintenance easement to Augusta, Georgia for the St. Sebastian project.
Analysis:	The purchase of the referenced property is necessary for the project.
Financial Impact:	The costs necessary for this purchase will be covered under the project budget. The County will advance the necessary funds for the purchase and the Georgia Department of Transportation will reimburse the funds advanced by Augusta, Georgia after acquisition of the property.
Alternatives:	Deny the motion to approve the purchase of the referenced property.
Recommendation:	Approve the motion to purchase the referenced property.
Funds are Available in the Following Accounts:	Will be reimbursed by Georgia DOT.

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



Engineering Services Committee Meeting

5/7/2007 1:05 PM

Acquisition of Right-of-Way and Easement St. Sebastian Way/Greene St.'15th St.

Department:	County Attorney - Stephen E. Shepard, Attorney
Caption:	Motion to approve an Option for Right-of-Way between The Housing Authority of The City of Augusta, Georgia, as owner, and Augusta, Georgia, as optionee, in connection with the St. Sebastian Way Project, for property located at 1425 Walton Way (046-1-064-00-0) for a purchase price of \$172,900.00. Said property consisting of 0.159 acre (6,939.17 sq. ft.) in fee and 0.053 acre (2,313.02 sq. ft.) of permanent construction and maintenance easement.
Background:	The property owner has agreed to convey the referenced right-of-way and easement for a total of \$172,900.00.
Analysis:	The purchase of the referenced right-of-way and easement is necessary for the project.
Financial Impact:	The costs necessary for this purchase will be covered under the project budget. The County will advance the necessary funds for the purchase and the Georgia Department of Transportation will reimburse the funds advanced by Augusta, Georgia after acquisition of the property.
Alternatives:	Deny the motion to approve the purchase of the referenced right-of-way and easement.
Recommendation:	Approve the motion to purchase the referenced right-of-way and easement.
Funds are Available in the Following Accounts:	Will be reimbursed by Georgia DOT

REVIEWED AND APPROVED BY:

Clerk of Commission



Engineering Services Committee Meeting

5/7/2007 1:05 PM

Approve Option 1 of Heery Contract to Extend Program Management Services

Department:	Administration
Caption:	Approve Option Year One of Heery's Contract for management of capital improvement projects.
Background:	Heery's Contract, dated May 6, 2004, is for three years, with two annual renewal options, for a total of five years. The initial 3-year term has expired. Heery is currently actively involved in managing the following projects: • Expansion of the Webster Detention Center • New Downtown Library • Candy Factory demolition • Exterior Renovations of the Municipal Building • HVAC Renovations of the Augusta Museum of History
Analysis:	The project's noted above have benefited from Heery's management expertise. With the exception of the Main Library, which is experiencing delays that are beyond the control of Heery, the other projects are moving forward in a satisfactory manner. The management of these projects is likely to suffer, should Heery's involvement be terminated. In addition, there are other upcoming SPLOST projects that are referenced in Heery's Contract, that would likely benefit from Heery's managerial oversight, including the Exhibition Center, Judicial Center and relocation of the Sheriff's Administration Building. The current full-time, on-site Heery team consists of Bob Munger (Heery) and Jacques Ware and Sasha McCraw (Dukes, Edwards and Dukes). Gallop & Associates fills the position of community liaison, in a part time capacity.
Financial Impact:	Heery's annual billings have averaged approximately \$267,000 per year over the initial 3-year term. This represents approximately 20% of the projected maximum fees for that period. These figures would be expected to rise, should the responsibilities, number of staff and projects

increase. During the last year, the staff has grown from 1 to 3 employees, in response to increasing responsibilities.

Alternatives: 1. Utilize ARC staff to manage projects. 2. Seek proposals from competing Program Management companies.

Recommendation: Approve Option Year One of Heery's Contract for management of capital improvement projects. Utilizing ARC staff places a heavy burden on staff that are not professionally-trained to manage capital improvement projects. Furthermore, they do not have the experience or resources of a corporation such as Heery, with over one thousand professionals, including Program Managers, Construction Managers, Architects, Engineers, Interior Designers and Facility Managers. Past attempts by internal staff to manage capital improvement projects have not proven satisfactory. It is not recommended that proposals be sought from competing companies at this time. Heery was selected by a competitive, RFQ process, and they have performed acceptably. Changing the project management team would be disruptive to the progress of the ongoing projects

Funds are Available in the Following Accounts: SPLOST

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

HEERY

March 29, 2007

Mr. Fred Russell
County Administrator
City of Augusta
530 Greene Street - Room 801
Augusta, GA 30911

Re: Heery Contract Extension

Dear Mr. Russell:

We have enclosed a current status report on all of the projects that we have provided Program Management Services for Augusta-Richmond County over the past three (3) years. As you know, we have recently added a Project Manager and an Administrative Assistant because of the increased workload.

According to Paragraph 10 on Attachment A4 of our contract, the initial term of our contract was for three (3) years. We are approaching the three (3) year anniversary date of our contract and we hereby request that you exercise Option Year #1 to extend the contract to May 5, 2008. There is also another Option Year #2 that would extend the date until May 5, 2009.

Our original contract amount was approved for approximately \$7 million and we have only billed the County about 12% of the total amount to date.

We look forward to continuing our services and working together with you and your staff. Please let me know if you need any other information to support this request.

Sincerely,

Heery International, Inc.

Don Green, CCM, CCC, LEED® AP
Executive Associate

C: Bob Munger

Architecture
Construction Management
Engineering
Facilities Management
Graphic Design
Interior Design
Program Management
Specialty Services
Strategic Facilities Planning

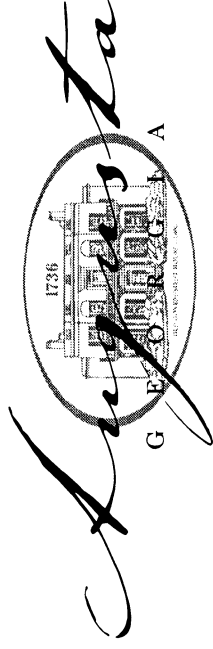
Heery International, Inc.

A group of professional service practices

999 Peachtree Street, NE, Atlanta, Georgia 30309-3953
Telephone 404 881-9880 Fax 404 875-1283

ATLANTA BALTIMORE BEND, OR BERLIN BOSTON CHICAGO CLEVELAND DALLAS DENVER EDINBURGH HOUSTON IOWA CITY
JACKSONVILLE LONDON LONG BEACH LOS ANGELES MADRID MIAMI NASHVILLE NEW YORK NEWARK, NJ ORLANDO PHILADELPHIA
PHOENIX PORTLAND RALEIGH SACRAMENTO SEATTLE TACOMA TAMPA TRENTON TUCSON WASHINGTON, DC YOUNGSTOWN, OH

o:\04\04001-augusta-richmond county cip\01-program management\administration\01-correspondence\01-01 by heery\fred russell\032207-contract extension.doc



SPILOST UPDATE

PREPARED BY

HEERY INTERNATIONAL, INC.

March 15, 2007

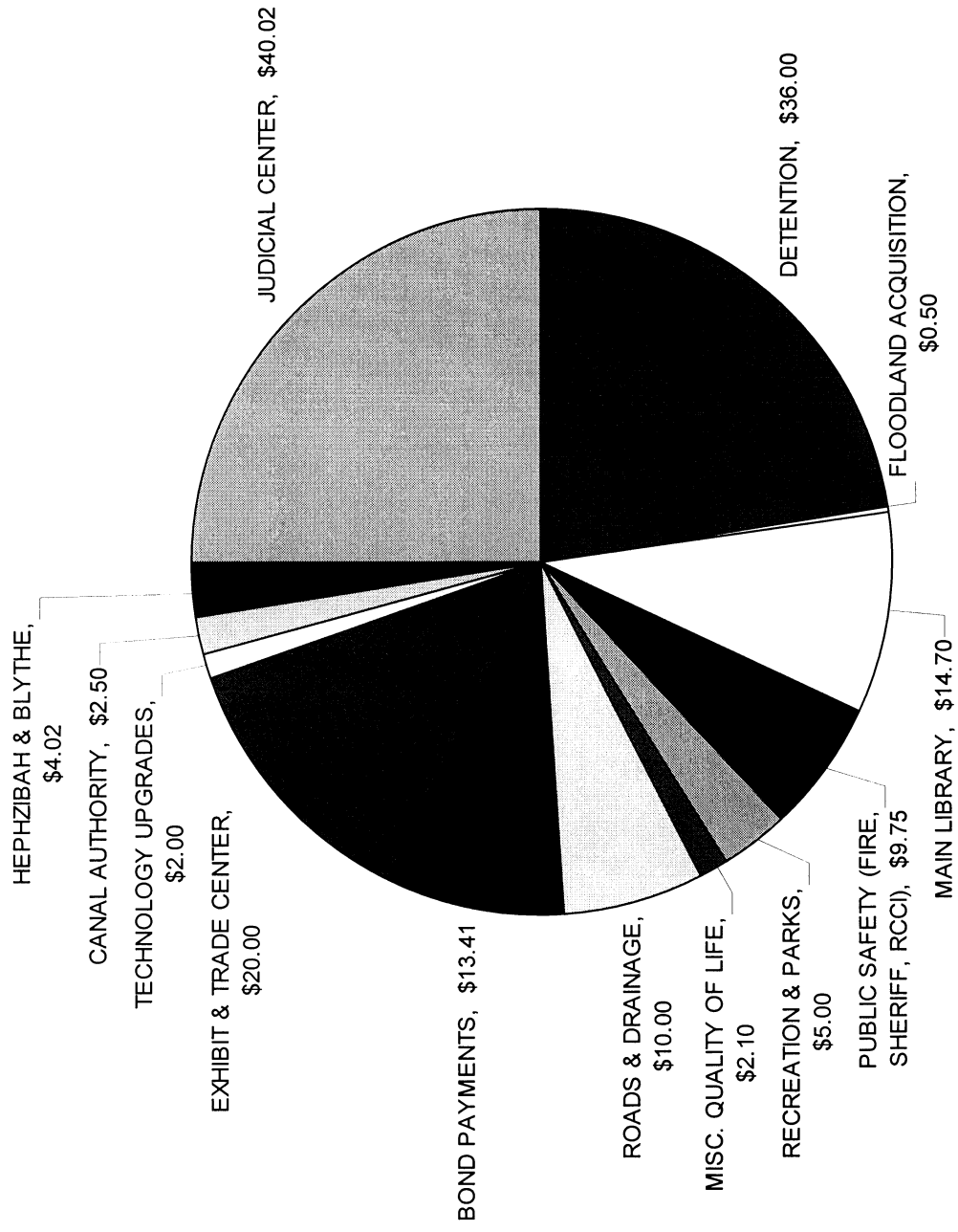


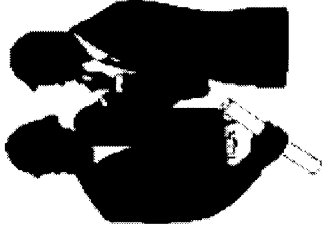
SPLOST V PROJECT BUDGETS

PUBLIC FACILITIES		SPLOST V
Judicial Center		\$ 40,016,200
* Expand Phinizy Rd. Jail; Replace LEC		\$ 36,000,000
Relocate Sheriff Admin		\$ 3,000,000
Renovations to RCCI		\$ 750,000
Main Library		\$ 14,700,000
* Exhibit Hall		\$ 20,000,000
Augusta Canal Improvements		\$ 2,500,000
Augusta Canal Bond Repayment		\$ 8,000,000
* Bond financed		\$ 124,966,200
INFRASTRUCTURE & EQUIPMENT		
Fire Stations & Training Center		\$ 6,000,000
Roads & Drainage		\$ 10,000,000
Information Technology		\$ 2,000,000
Flood Land Acquisition		\$ 500,000
		\$ 18,500,000
QUALITY OF LIFE		
Imperial Theater		\$ 500,000
Augusta Mini Theater		\$ 500,000
Lucy Craft Laney Museum		\$ 200,000
The MACH Academy		\$ 100,000
Recreation, Historic, Cultural and Other Buildings		\$ 400,000
Augusta Museum		\$ 400,000
Parks & Recreation		\$ 5,000,000
		\$ 7,100,000
BOND DEBT SERVICE		
\$24M Jail + \$20M Ex Hall		\$ 5,417,800
		\$ 5,417,800
INTERGOVERNMENTAL AGREEMENTS		
City of Blythe		\$ 912,000
City of Hephzibah		\$ 3,104,000
		\$ 4,016,000
	TOTAL, SPLOST V BALLOT	\$ 160,000,000

SPLOST V BUDGET ALLOCATIONS

\$ MILLIONS





PROJECTS MANAGED BY HEERY:

- Webster Detention Center Expansion
- Main Library
- Exterior Renovations to the Municipal Building
- HVAC Renovations to the Augusta Museum of History
- Judicial Center
- Exhibition Center
- Sheriff's Administration Relocation
- RCCI Renovations

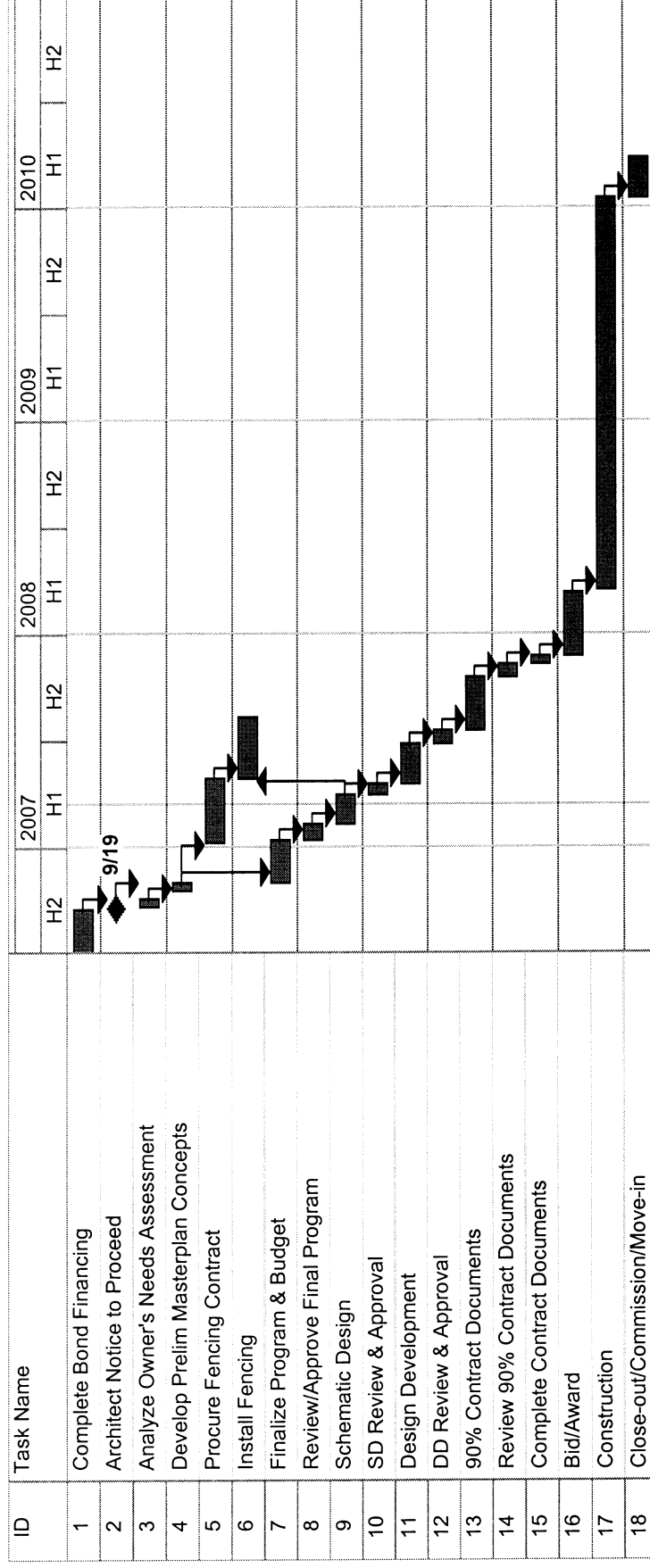
EXPAND WEBSTER DETENTION CENTER

- | | | |
|----|---|---------------------|
| 1. | TOTAL PROJECT BUDGET: | \$36M |
| 2. | SPLOST V AMOUNT: | \$36M |
| 3. | SCHEDULE: | See Following Slide |
| 4. | WORK COMPLETED TO-DATE: | |
| | • Bond Financing | |
| | • Topographical Survey | |
| | • Geotechnical Engineering | |
| | • Architect Selection & Contract Award | |
| | • Facility Master Planning to Year 2030 | |
| | • Programming | |
| | • Schematic Design | |
| | • Design & Bidding of Security Fencing | |

NOTES:

- The expansion of the Webster Detention Center on Phinizy Road will eventually consolidate the County's two primary detention facilities into a single location. This will increase efficiency and security, greatly reducing operational costs. This project is Phase I of that process.
- Two pods will be added in this phase, raising the combined total of beds (LEC plus Webster Detention Center) from 910 to 1242.
- A new Medical/Mental Health Facility (MMHF) will be added. By relocating this operation from the LEC, it will accomplish several goals, including:
 - Replace the undersized facility
 - Locate the facility where 70% of the prisoners will be (at completion of Phase I), thereby reducing significantly transportation costs.
 - Further the goal of consolidating all detention center operations at a single location. The MMHF will be sized for the projected jail population growth to the Year 2030.

PROJECT SCHEDULE – EXPANSION OF WEBSTER DETENTION CENTER



NEW MAIN LIBRARY

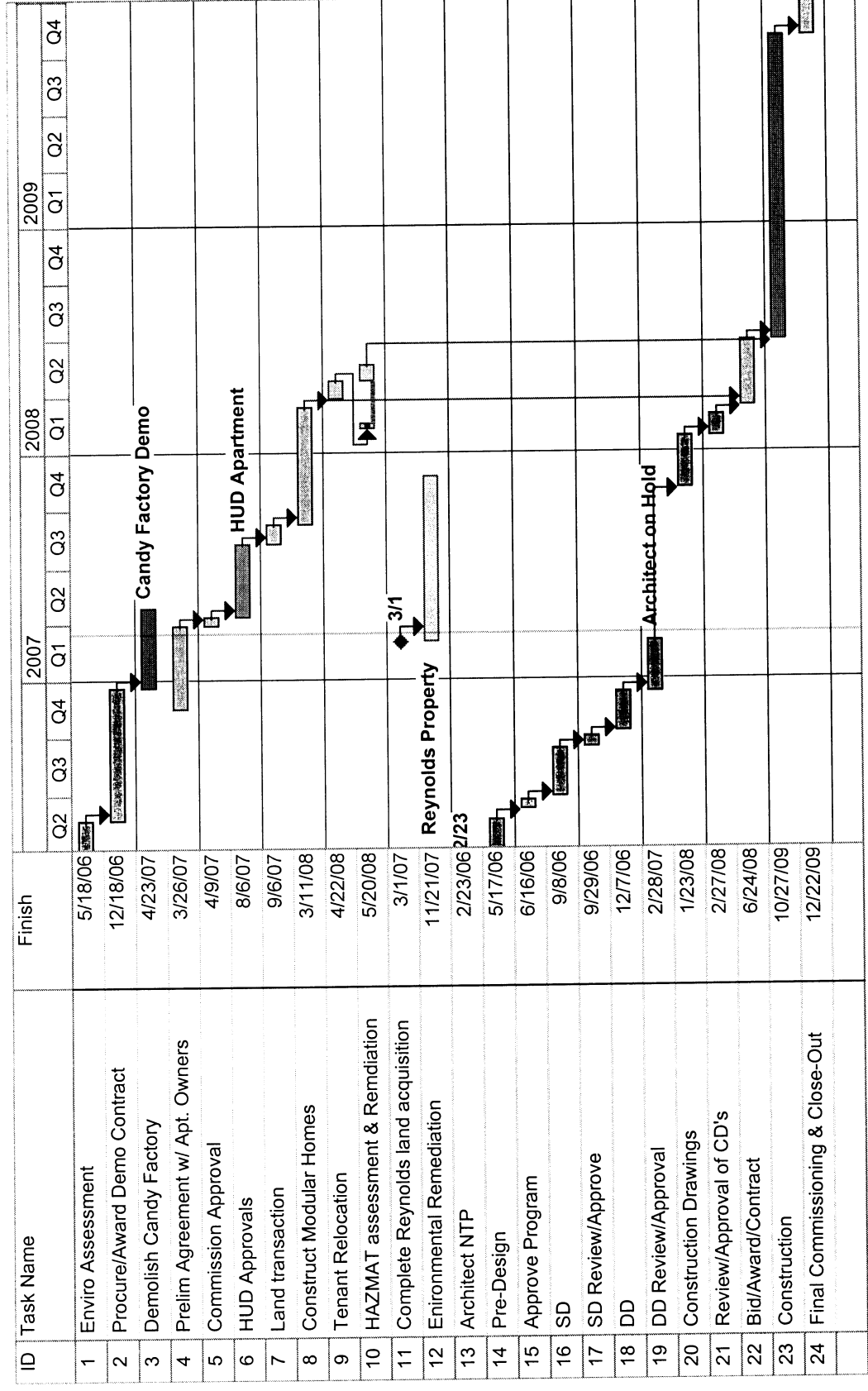
1. TOTAL PROJECT BUDGET: \$24.075M *
2. SPLOST V AMOUNT: \$14.7M
3. SCHEDULE: See Following Slide
4. WORK COMPLETED TO-DATE:
 - Programming
 - Architect Selection & Contact Award
 - Topographic Survey
 - Geotechnical Engineering
 - Environmental Engineering
 - Demolition of the Candy Factory (80% complete)
 - Schematic Design
 - Design Development

NOTES:

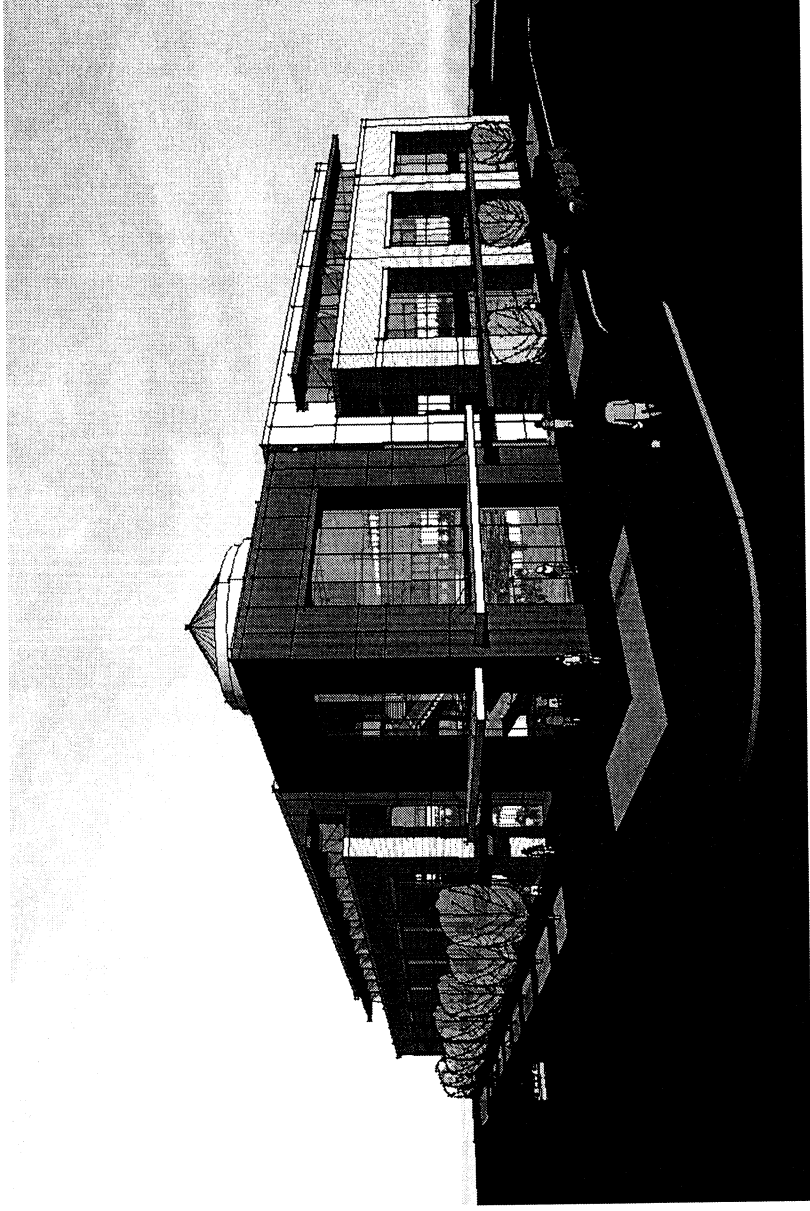
- The new Main Library will more than double the size of the existing Main Library, bringing Augusta's library up to a size consistent with other Southeastern cities of comparable size.
- * The Total Project Budget includes SPLOST IV and State funds.
- The expanded size will allow many books that are currently housed in the closed stacks to be placed in public access areas.
- The Library will include separate historical and genealogical research areas, and a separate children's area.
- The New Main Library will be located on the NW corner of James Brown Boulevard and Telfair Street, replacing the recently-demolished candy factory. The location will bolster efforts to rejuvenate the James Brown Boulevard corridor.

PROJECT SCHEDULE

NEW MAIN LIBRARY



RENDERING OF PROPOSED NEW LIBRARY



VIEW FROM INTERSECTION OF TELFAIR STREET AND JAMES BROWN BOULEVARD
Architects: Studio 3 Design Group & Craig, Gaulden Davis

EXTERIOR RENOVATIONS TO THE MUNICIPAL BUILDING

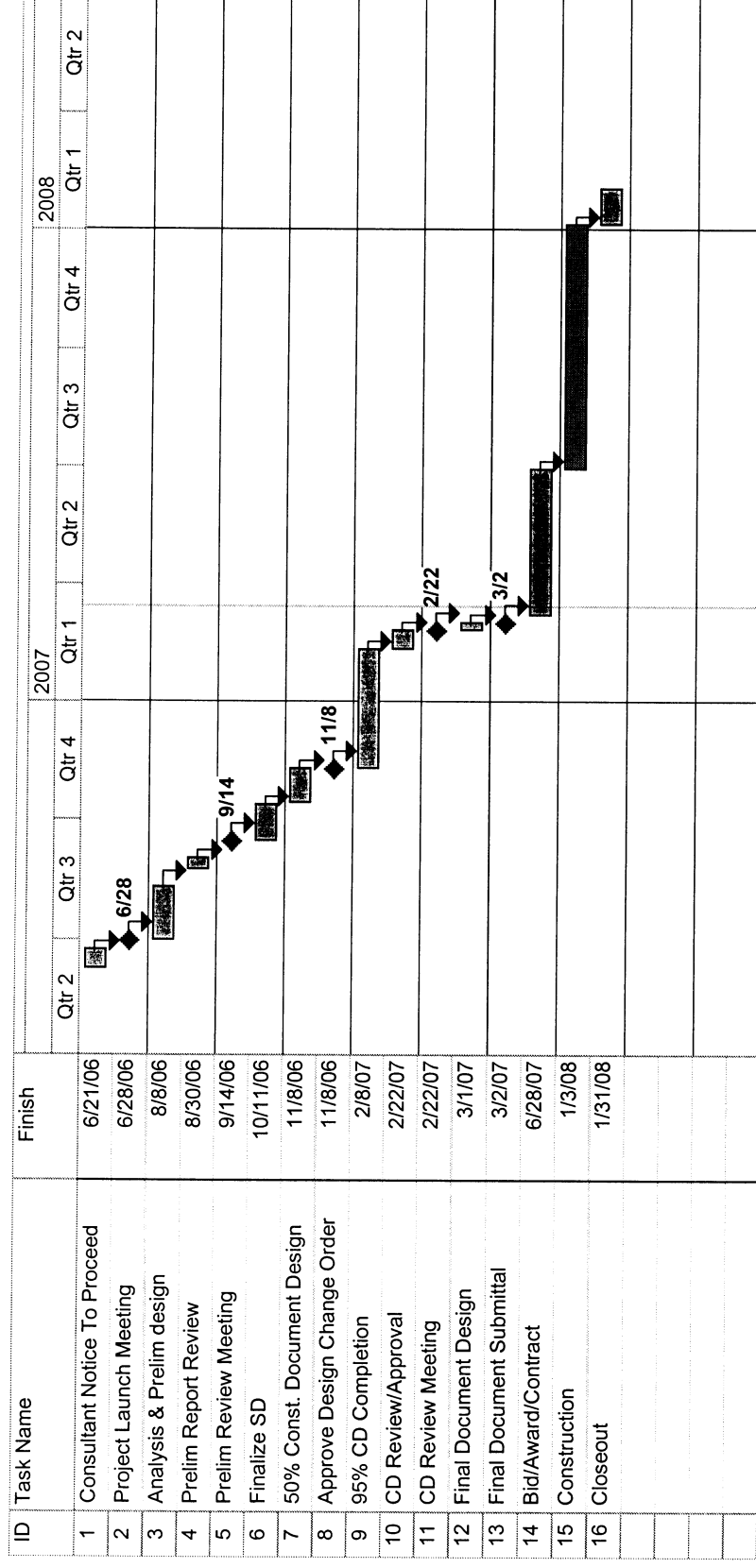
- | | | |
|----|--|---------------------|
| 1. | TOTAL PROJECT BUDGET: | \$2.83M |
| 2. | SPLOST III AMOUNT: | \$2.83M |
| 3. | SCHEDULE: | See Following Slide |
| 4. | WORK COMPLETED TO DATE: | |
| | • Needs Assessment | |
| | • Design Consultant Selection & Contract Award | |
| | • Preliminary & Final Design Drawings and Specifications | |
| | • Issuance of Bid Documents | |

NOTES:

The renovations will:

- Address ongoing water leaks
- Improve thermal and energy efficiency of the building
- Bring roof into code compliance
- Reduce temperature swings and thermal discomfort
- Improve acoustics by reducing volume of unwanted noise (such as freight trains).

PROJECT SCHEDULE EXTERIOR RENOVATIONS TO THE MUNICIPAL BUILDING



HVAC RENOVATIONS TO THE AUGUSTA MUSEUM OF HISTORY

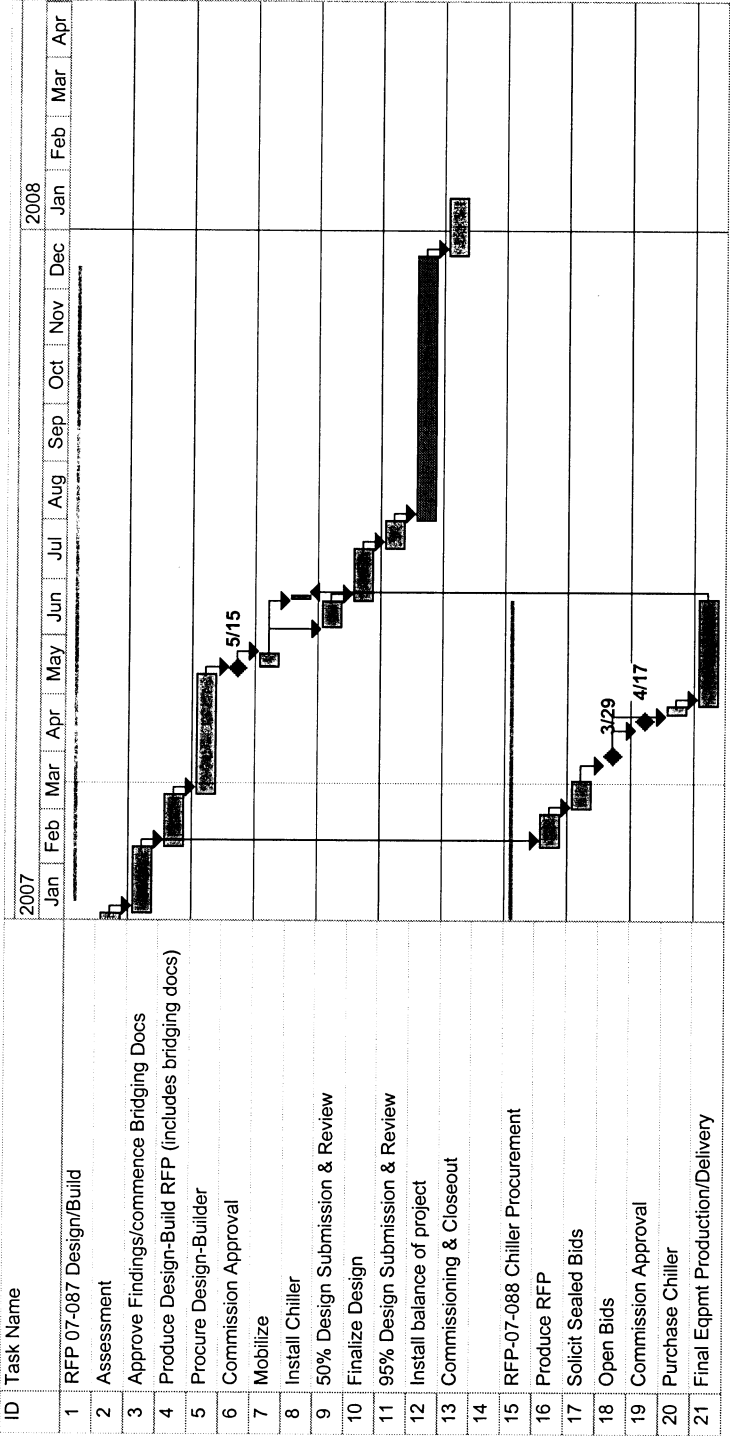
1. TOTAL PROJECT BUDGET: \$1.05M
2. SPLOST IV AMOUNT: \$1.05M (reprogrammed)
3. SCHEDULE: See Following Slide
4. WORK COMPLETED TO DATE:
 - Needs Assessment
 - Production of Early Award Chiller Replacement RFP
 - Production of Design-Build RFP with Drawings and Specifications

NOTES:

The renovations will:

- Address ongoing temperature & humidity problems that are jeopardizing Museum artifacts
- Improve thermal and energy efficiency of the building
- Reduce temperature swings and thermal discomfort
- Reduce maintenance costs
- Provide automatic fire protection systems to Annex (budget permitting)

PROJECT SCHEDULE- HVAC RENOVATIONS TO THE AUGUSTA MUSEUM OF HISTORY



NEW JUDICIAL CENTER

- | | | |
|----|-----------------------------------|----------|
| 1. | TOTAL PROJECT BUDGET: | \$65M |
| 2. | SPLOST V AMOUNT: | \$40.02M |
| 3. | SCHEDULE: | TBD |
| 4. | WORK COMPLETED TO DATE: | |
| | • Land Acquisition | |
| | • Selection of Architect | |
| | • Demolition of Several Buildings | |
| | • Topographic Survey | |
| | • Geotechnical Engineering | |

NOTES:

- The new Judicial Center will consolidate all of the County’s existing, scattered, judicial operations into a single facility. This will reduce operating costs and increase efficiency and security.
- Completion will allow judiciary to abandon the problematic LEC facility and create space in the Municipal Building for consolidation of County operations that presently occupy leased facilities.
- The Judicial Center will be located near the intersection of Walton Way and James Brown Boulevard

NEW EXHIBITION & TRADE CENTER

- | | | |
|----|---|---------|
| 1. | TOTAL PROJECT BUDGET: | \$20M |
| 2. | SPLOST V AMOUNT: | \$20M |
| 3. | SCHEDULE: | Unknown |
| 4. | WORK COMPLETED TO DATE: | |
| | <ul style="list-style-type: none">• Market Feasibility Analysis and Program Completed | |

NOTES:

- The new Exhibition Center will enhance Augusta’s ability to attract conventions and trade shows. Attendees to such events will bring money to spend, which will benefit Augusta’s economy and increase income tax revenues.
- The Exhibition Center will boost area tourism.
- The project is indefinitely on hold, pending a final decision on the location, and resolution of operational agreements.

RELOCATION OF SHERIFF ADMINISTRATION

1. TOTAL PROJECT BUDGET: \$3M
2. SPLOST V AMOUNT: \$3M
3. ESTIMATED SIZE 38,000 GSF
4. SCHEDULE: 2008 Project kickoff
5. WORK COMPLETED TO DATE:
 - Investigation of several potential buildings for County purchase and retrofit as a new administrative home of the RCSO.

NOTES:

- Need a downtown location with ample parking.
- Will enable Sheriff to move from problematic LEC facility.

RCCI RENOVATIONS

1. TOTAL PROJECT BUDGET: \$750K
2. SPLOST V AMOUNT: \$750K
3. EST. # OF BEDS ADDED: 50
4. SCHEDULE: 2008 Project Kickoff

NOTES:

- Renovations to RCCI will increase prisoner capacity and increase potential inmate work force.
- Additional beds will have the potential to alleviate crowding at the County Jail.
- Planned work includes modernization of environmental control systems and enhancements to security and supervisory facilities.



SPLOST UPDATE

PREPARED BY

HEERY INTERNATIONAL, INC.

March 15, 2007

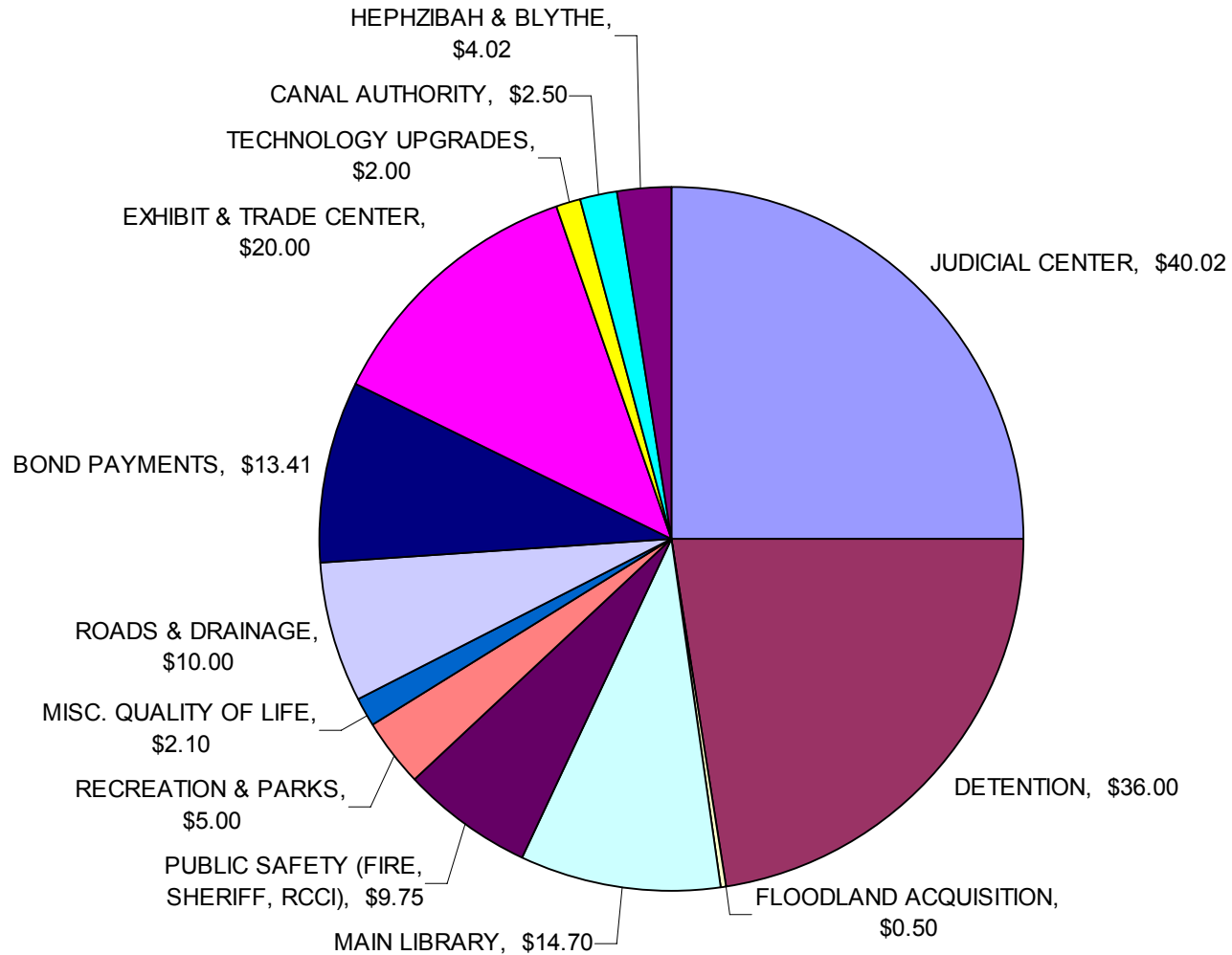


SPLOST V PROJECT BUDGETS

						SPLOST V
PUBLIC FACILITIES						
	Judicial Center					\$ 40,016,200
*	Expand Phinizy Rd. Jail; Replace LEC					\$ 36,000,000
	Relocate Sheriff Admin					\$ 3,000,000
	Renovations to RCCI					\$ 750,000
	Main Library					\$ 14,700,000
*	Exhibit Hall					\$ 20,000,000
	Augusta Canal Improvements					\$ 2,500,000
	Augusta Canal Bond Repayment					\$ 8,000,000
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INFRASTRUCTURE & EQUIPMENT						
	Fire Stations & Training Center					\$ 6,000,000
	Roads & Drainage					\$ 10,000,000
	Information Technology					\$ 2,000,000
	Flood Land Acquisition					\$ 500,000
						\$ 18,500,000
QUALITY OF LIFE						
	Imperial Theater					\$ 500,000
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INTERGOVERNMENTAL AGREEMENTS						
	City of Blythe					\$ 912,000
	City of Hephzibah					\$ 3,104,000
						\$ 4,016,000
TOTAL, SPLOST V BALLOT						\$ 160,000,000

SPLOST V BUDGET ALLOCATIONS

\$ MILLIONS





PROJECTS MANAGED BY HEERY:

- Webster Detention Center Expansion
- Main Library
- Exterior Renovations to the Municipal Building
- HVAC Renovations to the Augusta Museum of History
- Judicial Center
- Exhibition Center
- Sheriff's Administration Relocation
- RCCI Renovations

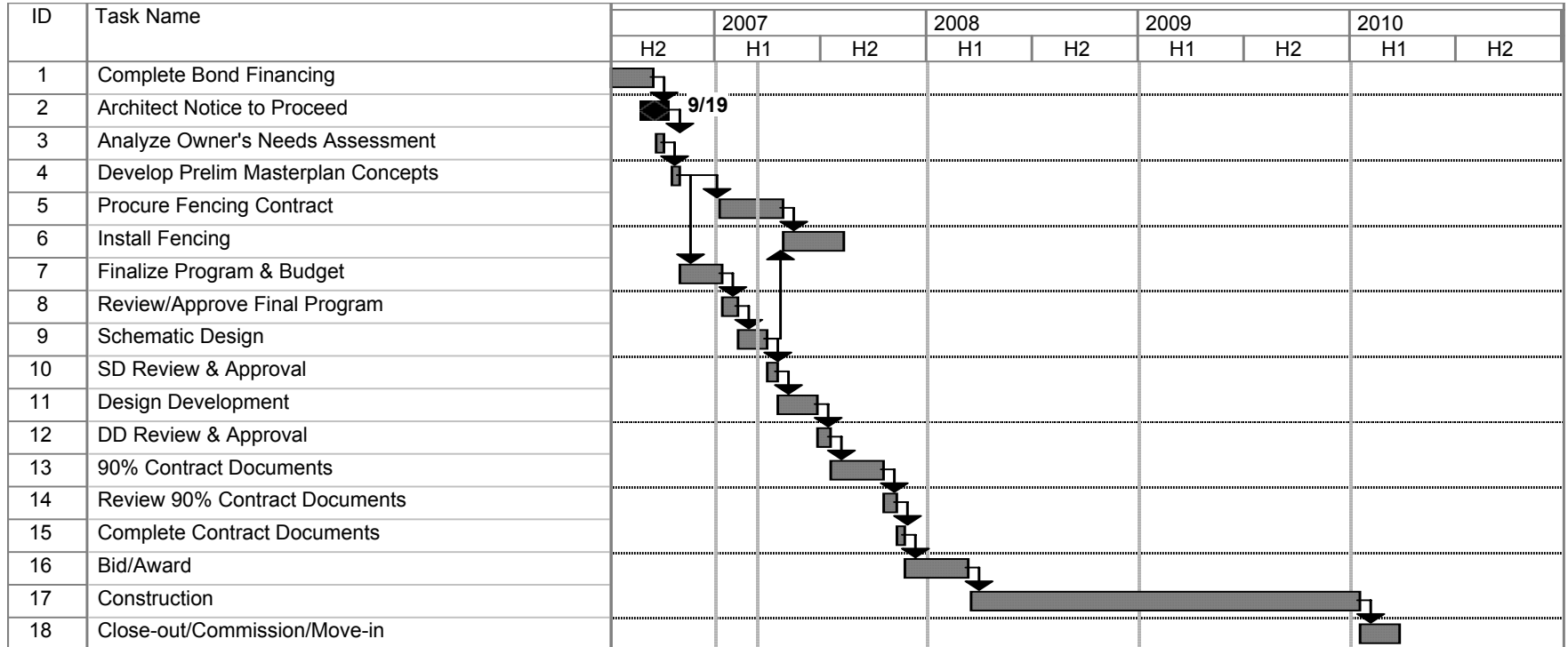
EXPAND WEBSTER DETENTION CENTER

1. TOTAL PROJECT BUDGET: \$36M
2. SPLOST V AMOUNT: \$36M
3. SCHEDULE: See Following Slide
4. WORK COMPLETED T0-DATE:
 - Bond Financing
 - Topographical Survey
 - Geotechnical Engineering
 - Architect Selection & Contract Award
 - Facility Master Planning to Year 2030
 - Programming
 - Schematic Design
 - Design & Bidding of Security Fencing

NOTES:

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- Two pods will be added in this phase, raising the combined total of beds (LEC plus Webster Detention Center) from 910 to 1242.
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 - Locate the facility where 70% of the prisoners will be (at completion of Phase I), thereby reducing significantly transportation costs.
 - Further the goal of consolidating all detention center operations at a single location. The MMHF will be sized for the projected jail population growth to the Year 2030.

PROJECT SCHEDULE – EXPANSION OF WEBSTER DETENTION CENTER



NEW MAIN LIBRARY

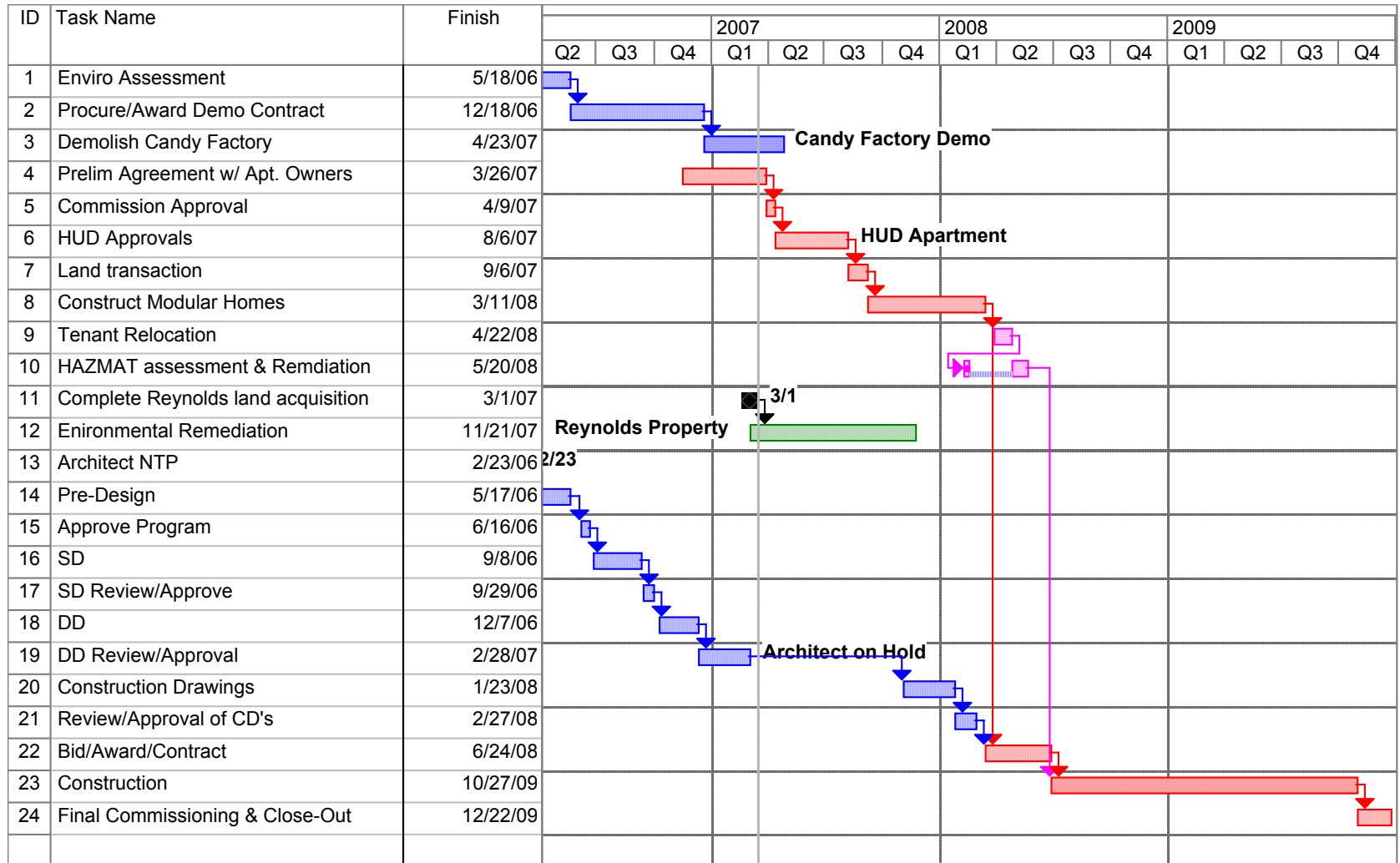
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2. SPLOST V AMOUNT: \$14.7M
3. SCHEDULE: See Following Slide
4. WORK COMPLETED TO-DATE:
 - Programming
 - Architect Selection & Contract Award
 - Topographic Survey
 - Geotechnical Engineering
 - Environmental Engineering
 - Demolition of the Candy Factory (80% complete)
 - Schematic Design
 - Design Development

NOTES:

- The new Main Library will more than double the size of the existing Main Library, bringing Augusta's library up to a size consistent with other Southeastern cities of comparable size.
- * The Total Project Budget includes SPLOST IV and State funds.
- The expanded size will allow many books that are currently housed in the closed stacks to be placed in public access areas.
- The Library will include separate historical and genealogical research areas, and a separate children's area.
- The New Main Library will be located on the NW corner of James Brown Boulevard and Telfair Street, replacing the recently-demolished candy factory. The location will bolster efforts to rejuvenate the James Brown Boulevard corridor.

PROJECT SCHEDULE

NEW MAIN LIBRARY



RENDERING OF PROPOSED NEW LIBRARY



VIEW FROM INTERSECTION OF TELFAIR STREET AND JAMES BROWN BOULEVARD
Architects: Studio 3 Design Group & Craig, Gaulden Davis

EXTERIOR RENOVATIONS TO THE MUNICIPAL BUILDING

1. TOTAL PROJECT BUDGET: \$2.83M
2. SPLOST III AMOUNT: \$2.83M
3. SCHEDULE: See Following Slide
4. WORK COMPLETED TO DATE:
 - Needs Assessment
 - Design Consultant Selection & Contract Award
 - Preliminary & Final Design Drawings and Specifications
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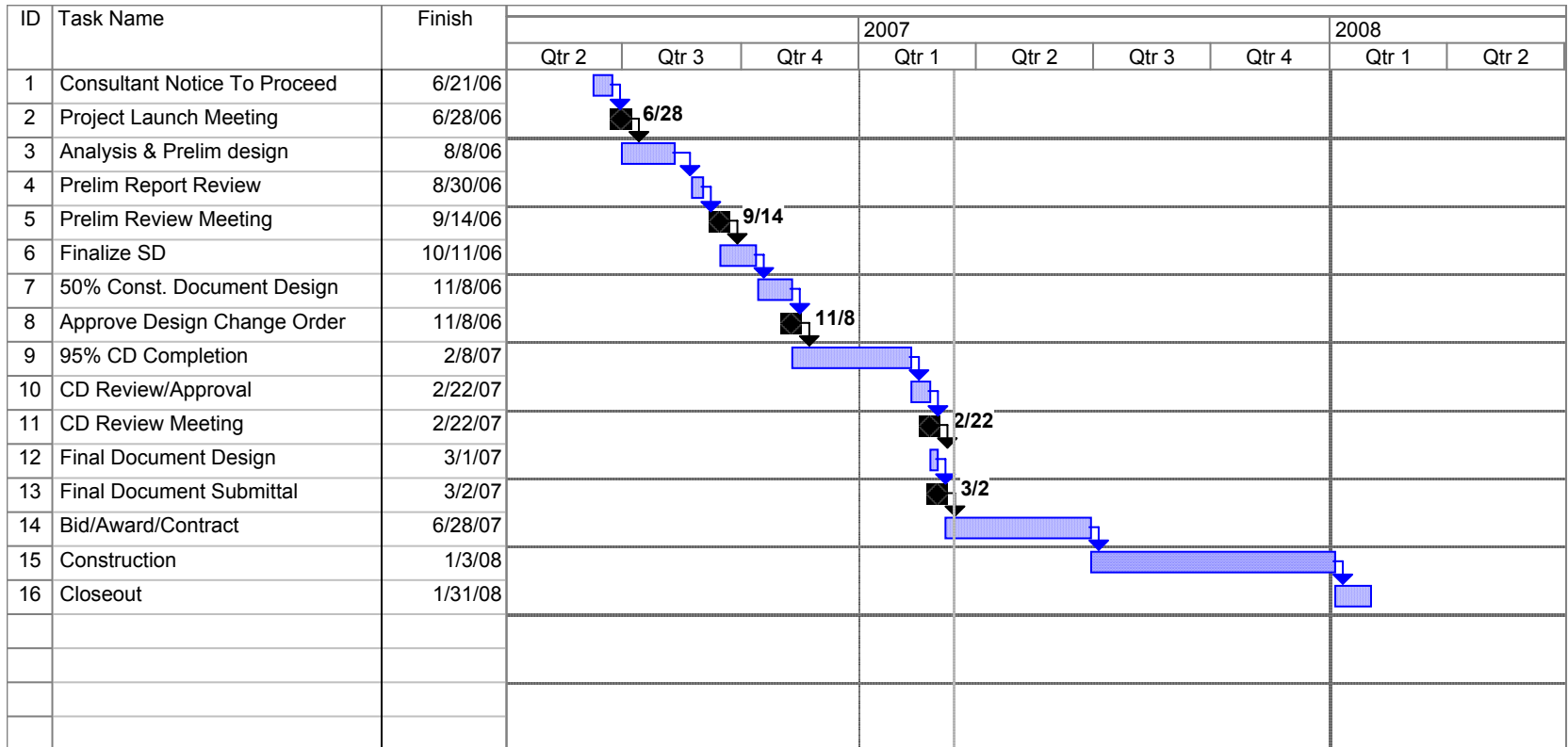
NOTES:

The renovations will:

- Address ongoing water leaks
- Improve thermal and energy efficiency of the building
- Bring roof into code compliance
- Reduce temperature swings and thermal discomfort
- Improve acoustics by reducing volume of unwanted noise (such as freight trains).

PROJECT SCHEDULE

EXTERIOR RENOVATIONS TO THE MUNICIPAL BUILDING



HVAC RENOVATIONS TO THE AUGUSTA MUSEUM OF HISTORY

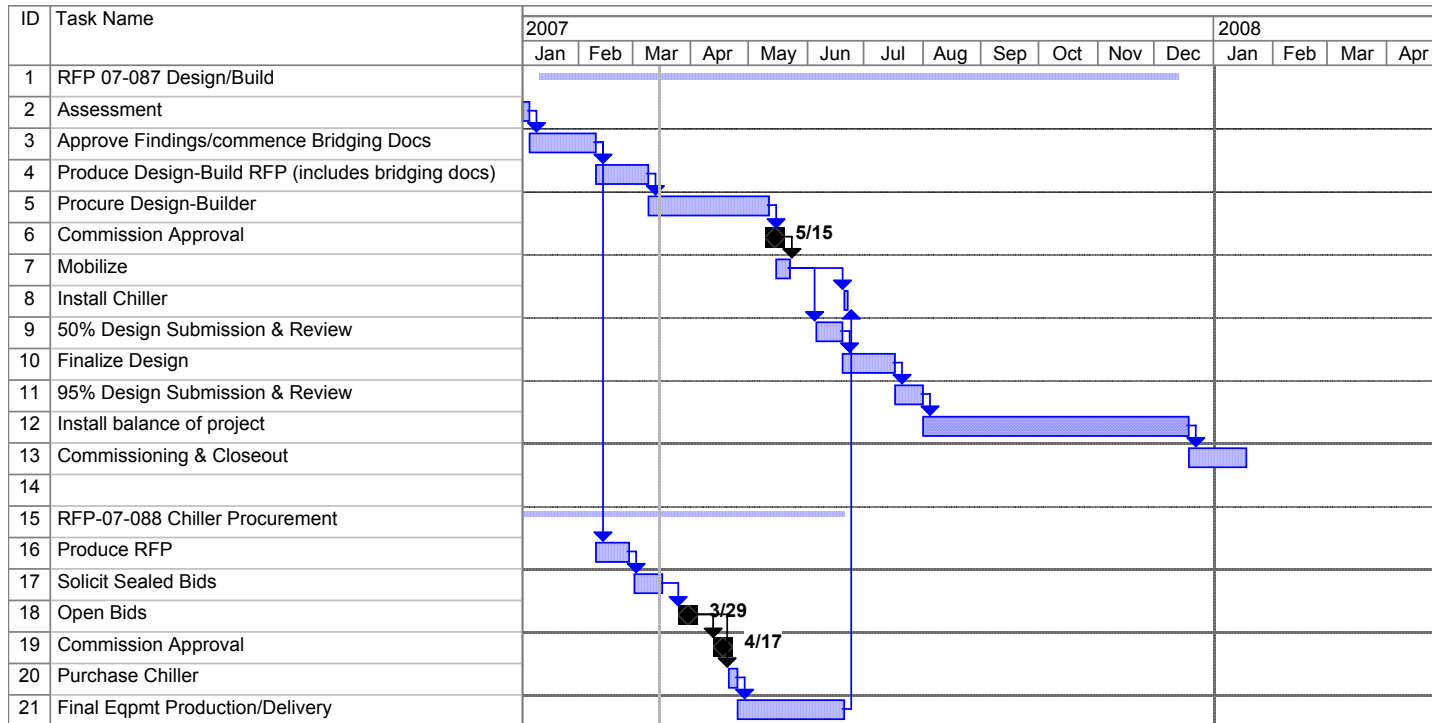
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NOTES:

The renovations will:

- Address ongoing temperature & humidity problems that are jeopardizing Museum artifacts
- Improve thermal and energy efficiency of the building
- Reduce temperature swings and thermal discomfort
- Reduce maintenance costs
- Provide automatic fire protection systems to Annex (budget permitting)

PROJECT SCHEDULE- HVAC RENOVATIONS TO THE AUGUSTA MUSEUM OF HISTORY



NEW JUDICIAL CENTER

- | | | |
|----|-----------------------------------|----------|
| 1. | TOTAL PROJECT BUDGET: | \$65M |
| 2. | SPLOST V AMOUNT: | \$40.02M |
| 3. | SCHEDULE: | TBD |
| 4. | WORK COMPLETED TO DATE: | |
| | • Land Acquisition | |
| | • Selection of Architect | |
| | • Demolition of Several Buildings | |
| | • Topographic Survey | |
| | • Geotechnical Engineering | |

NOTES:

- The new Judicial Center will consolidate all of the County's existing, scattered, judicial operations into a single facility. This will reduce operating costs and increase efficiency and security.
- Completion will allow judiciary to abandon the problematic LEC facility and create space in the Municipal Building for consolidation of County operations that presently occupy leased facilities.
- The Judicial Center will be located near the intersection of Walton Way and James Brown Boulevard

NEW EXHIBITION & TRADE CENTER

- | | | |
|----|---|---------|
| 1. | TOTAL PROJECT BUDGET: | \$20M |
| 2. | SPLOST V AMOUNT: | \$20M |
| 3. | SCHEDULE: | Unknown |
| 4. | WORK COMPLETED TO DATE: | |
| | • Market Feasibility Analysis and Program Completed | |

NOTES:

- The new Exhibition Center will enhance Augusta's ability to attract conventions and trade shows. Attendees to such events will bring money to spend, which will benefit Augusta's economy and increase income tax revenues.
- The Exhibition Center will boost area tourism.
- The project is indefinitely on hold, pending a final decision on the location, and resolution of operational agreements.

RELOCATION OF SHERIFF ADMINISTRATION

1. TOTAL PROJECT BUDGET: \$3M
2. SPLOST V AMOUNT: \$3M
3. ESTIMATED SIZE 38,000 GSF
4. SCHEDULE: 2008 Project kickoff
5. WORK COMPLETED TO DATE:
 - Investigation of several potential buildings for County purchase and retrofit as a new administrative home of the RCSO.

NOTES:

- Need a downtown location with ample parking.
- Will enable Sheriff to move from problematic LEC facility.

RCCI RENOVATIONS

1. TOTAL PROJECT BUDGET: \$750K
2. SPLOST V AMOUNT: \$750K
3. EST. # OF BEDS ADDED: 50
4. SCHEDULE: 2008 Project Kickoff

NOTES:

- Renovations to RCCI will increase prisoner capacity and increase potential inmate work force.
- Additional beds will have the potential to alleviate crowding at the County Jail.
- Planned work includes modernization of environmental control systems and enhancements to security and supervisory facilities.



Engineering Services Committee Meeting
5/7/2007 1:05 PM
Condemnation - Lisa Norwood and Margaret Brodie

Department: County Attorney - Stephen E. Shepard, Attorney

Caption: Motion to authorize condemnation of a portion of property # 052-0-092-00-0 Barrett Street, which is owned by Lisa Norwood and Margaret Brodie for 1,008 square feet of temporary easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$81.00. Due to an unjustified counter offer proposed by the owners, a negotiations has not been possible.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

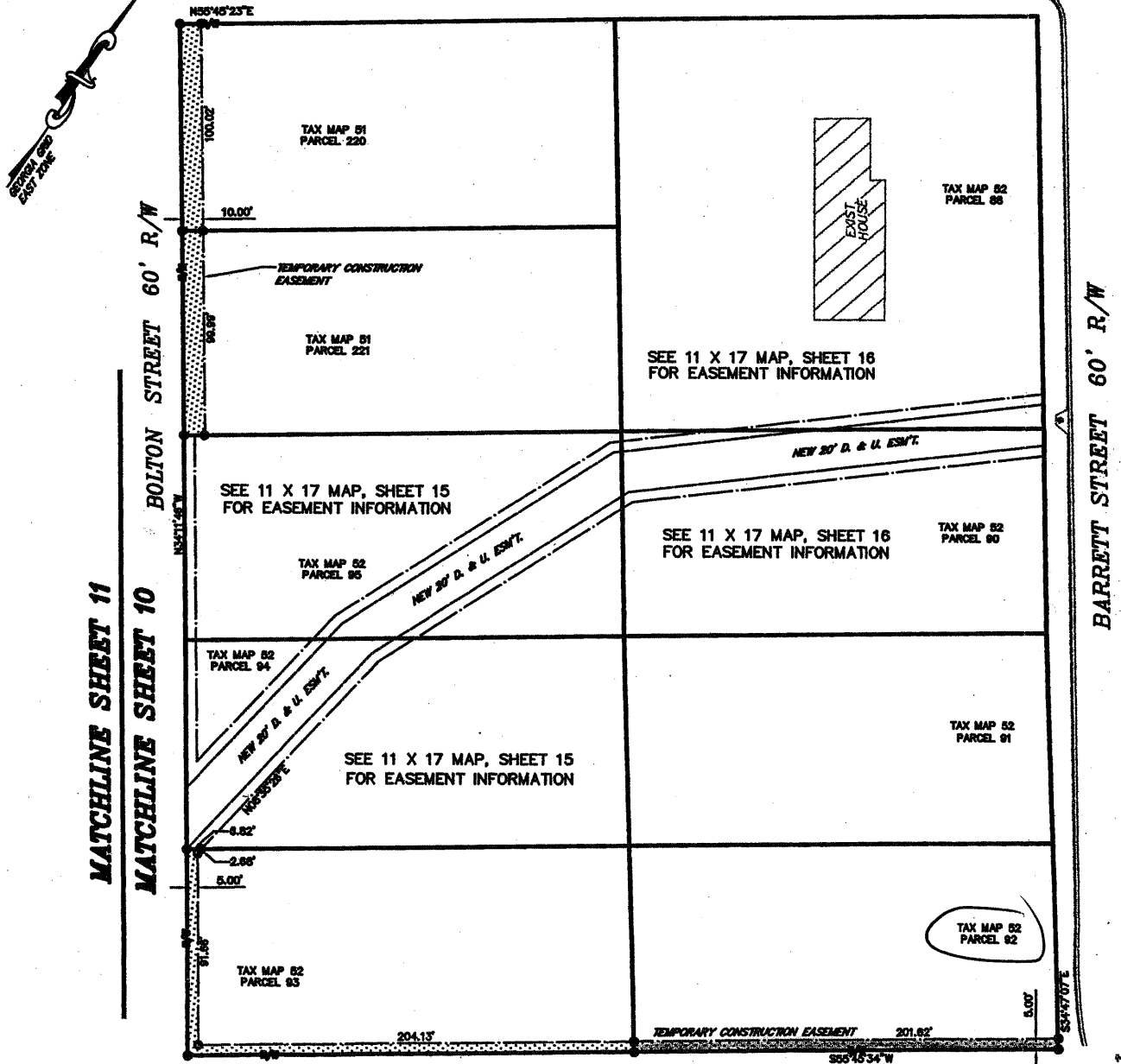
Administrator.
Clerk of Commission

PROPERTIES INFORMATION:

TAX MAP	PARCEL	OWNER	TAX TO BE ASSIGNED
52	92	CYNTHIA BUTLER	1,000 SQ. FT. 0.02 ACRES
52	93	PIONEERS, INC.	1,000 SQ. FT. 0.02 ACRES
51	220	LEONARD M. GAINES	1,000 SQ. FT. 0.02 ACRES
51	221	LEONARD M. GAINES	1,000 SQ. FT. 0.02 ACRES

THIS IS
FOR 1,008 sq.ft.

HILDA COURT 60' R/W



WOODSIDE AVENUE 60' R/W

THIS IS
Temp. Construction
Easement
MAP 52
PARCEL 92



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
Condemnation - Stephen and Terry Waters**

Department: County Attorney - Stephen E. Shepard, Attorney

Caption: Motion to authorize condemnation of a portion of property # 051-0-242-00-0 Barrett Street, which is owned by Stephen Waters and Terry Waters, for 2,938 square feet of permanent drainage, utility & maintenance easement and 850 square feet of temporary construction easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of easement is \$1,243.00. Due to conditions made by the owners, which we cannot meet, we are unable to continue negotiations.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

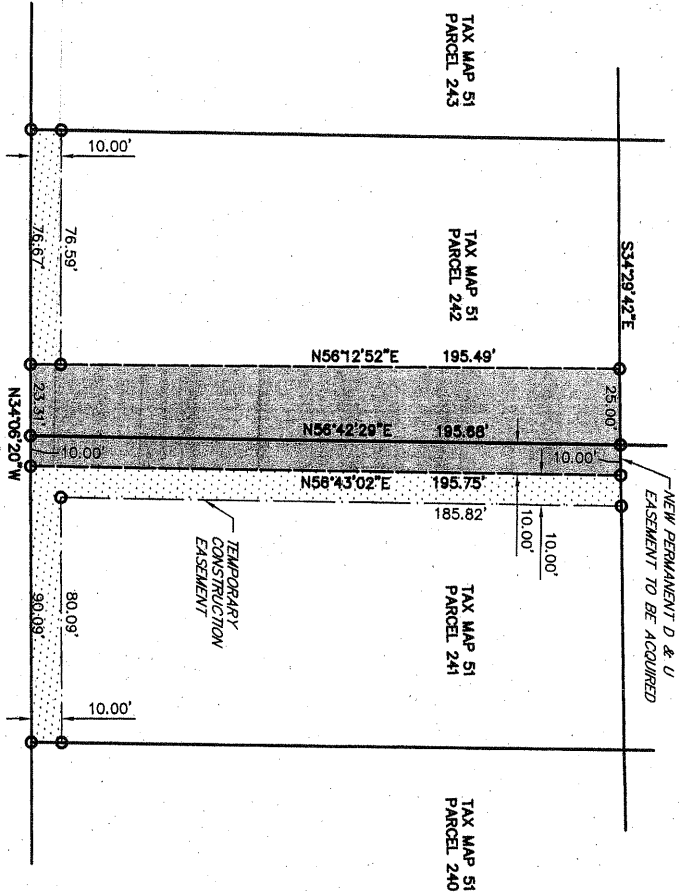
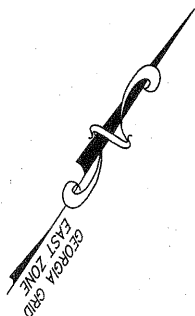
Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

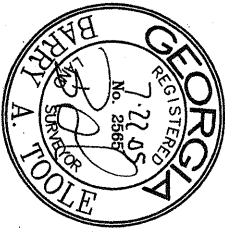
**Administrator.
Clerk of Commission**

PROPERTIES INFORMATION:

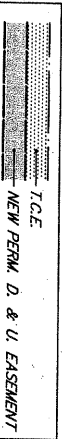
OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED
MICHAEL A. COBB	51	241	2,789 SQ. FT., 0.06 ACRES	1,961 SQ. FT., 0.05 ACRES
STEPHEN (ROSE) WATERS	51	242	786 SQ. FT., 0.02 ACRES	4,724 SQ. FT., 0.11 ACRES



BARRETT STREET



NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCUMBER THIS PROPERTY.

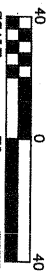


- COMPILED EASEMENT MAP FOR -

AUGUSTA-RICHMOND COUNTY COMMISSION

SHOWING PROPERTY LOCATED IN 90th G.M.D., IN AUGUSTA, GEORGIA.

RICHMOND COUNTY, GEORGIA



1" = 40'

JULY 22, 2005

-Prepared By-



W. R. Toole Engineers, Inc.
349 Greene Street - Phone (706) 722-4114 - Augusta, Georgia 30901

JOB # 03062P DMC



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
Condemnation- Frank T. Delley**

Department: County Attorney - Stephen E. Shepard, Attorney

Caption: Motion to authorize condemnation of a portion of Property #051-0-038-03-0 Saybrook Drive, which is owned by Frank T. Delley, for 1,151 square feet of temporary construction easement. PW Project: Belair Hills Project.

Background: The appraised value of the easement is \$92.00. Due to unsuccessful negotiations with Mr. Delley, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny authorization to condemn.

Recommendation: Approve authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
D Antignac Street Drainage Improvements Project**

Department: Clerk of Commission

Caption: Report from staff regarding the D'Antignac Street Drainage Improvements Project. (Referred from April 9 Engineering Services)

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission



Engineering Services Committee Meeting
5/7/2007 1:05 PM
Fire Hydrant Protection Project

Department: Utilities

Caption: 1) Approve initial annual budget in the amount of \$500,000 for fire hydrant protection devices, of which the first \$150,000 will be dedicated to the Davidson ATV device, and the remaining annual budget may also be applied to the Davidson ATV device or a competing equal device, should one become available. 2) Approve creating two additional positions within AUD to work with the existing fire hydrant crew for the sole purpose of maintaining fire hydrants and retrofitting existing fire hydrants with protection devices.

Background: Over the past few years there has been considerable focus placed on municipal water systems and their vulnerability to attack from terrorism. Municipalities have been directed to perform vulnerability assessments regarding ways in which their water systems may be compromised. One area of vulnerability surrounds the fire hydrant. The Davidson Anti Terrorism Valve (ATV) device is the first of its kind to protect the water system at the point of the hydrant. The installation of this device makes it extremely difficult for a person to compromise the water system through the openings in the fire hydrant. The Davidson ATV staff have held training sessions with AUD staff regarding the installation of these devices. The AUD crew is skilled in the installation process and is now in a position to begin retrofitting our existing hydrants.

Analysis: There are approximately 5,500 fire hydrants in Augusta's water system. The current cost to retrofit each hydrant with ATV device is \$575.00. This represents a total long-term cost of approximately 3.2 million dollars. AUD proposes an annual budget of \$500,000, which will allow for retrofitting all of the hydrants in approximately six years.

Financial Impact: \$500,000

Alternatives: None Recommended.

Recommendation: It is recommended to: 1) Approve initial annual budget in the amount of \$500,000 for fire hydrant protection devices, of which the first \$150,000 will be dedicated to the Davidson ATV device, and the remaining annual budget may also be applied to the Davidson ATV device or a competing equal device, should one become available. 2) Approve creating two additional positions within AUD for the sole purpose of maintaining fire hydrants and retrofitting existing fire hydrants with protection devices.

Funds are Available in the Following Accounts: 507043410-5425110 / 80700015-5425110

REVIEWED AND APPROVED BY:

**Finance.
Procurement.
Administrator.
Clerk of Commission**



"Keeping our Nation's Drinking Water Safe"

February 10, 2007

Mr. N. Max Hicks
360 Bay Street
Suite 180
Augusta, GA 30901

Re: Letter of Sole Source for the Davidson Anti Terrorism Valve (ATV)

Dear Mr. Hicks,

This letter is to inform you that Davidson Hydrant Technologies Inc. holds the patents on the Davidson Anti Terrorism Valve (ATV). The Davidson patent covers all devices internal to the barrel of the hydrant for the purposes of backflow and check valve configurations. Davidson filed for the first patent December 4, 2002. Currently we have two patents issued. Patent # US 6,868,860 B2 was issued March 22, 2005. Patent # US 7,055,544 B2 was issued June 6, 2006. In addition, we have four patents pending.

Windsor Technologies Inc., of Peachtree City Georgia is the exclusive marketing agent for Davidson Hydrant Technologies Inc.

Mainline Homeland Security Products and Services, LLC is the exclusive distributor for the Davidson ATV in the state of Georgia. Mainline, Windsor and Davidson look forward to working with Augusta Georgia to effectively close this high profile threat to your distribution system.

Sincerely,

Tom Davidson
President

Enc: Davidson Patents



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
Louise Page**

Department: Clerk of Commission

Caption: Presentation by Ms. Louise Page regarding business hardship due to construction on Laney Walker Blvd.

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission

AGENDA ITEM REQUEST FORM

Commission/Committee: (Please check one)

- ☐ Commission
☐ Public Services Committee
☐ Administrative Services Committee
☒ Engineering Services Committee
☐ Finance Committee
☐ Public Safety Committee

Contact Information for Individual/Presenter Making the Request:

Name: Louise Page
Address: 109 E. Main St
Telephone Number: 706 724-4866
Fax Number: 706 724 1019
E-Mail Address: _____

Caption/Topic of Discussion to be placed on the Agenda:

*Hardship due to Construction on Laney Walker
business closed for 4 mos. has caused a very
bad condition, financially no income but the
mortgage and other bills has put me in a
Hardship. I am asking if there is any consideration
that can help me, through this terrible time
Thanks in advance.*

Please send this request form to the following address:

Ms. Lena J. Bonner
Clerk of Commission
Room 806 Municipal Building
530 Greene Street
Augusta, GA 30911

Telephone Number: 706-821-1820
Fax Number: 706-821-1838
E-Mail Address: lbonner@augusta.gov

Requests may be faxed, e-mailed or delivered in person and must be received in the Clerk's Office no later than 5:00 p.m. on the Wednesday preceding the Commission or Committee meeting of the following week. A five-minute time limit will be allowed for presentations.

Commission meetings are held on the first and third Tuesdays of each month at 2:00 p.m.
Committee meetings are held on the second and last Mondays of each month from 12:30 to 3:30 p.m.



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
MJ Properties of Augusta LLC**

Department: County Attorney - Stephen E. Shepard, Attorney

Caption: Motion to authorize condemnation of a portion of property 012-0-092-01-0 Washington Road, which is owned by MJ Properties of Augusta LLC, for 917.09 square feet of right of way, 1,334.37 square feet of permanent construction and maintenance easement, 435.28 square feet of temporary construction easement. PW Project:: Washington Road Intersection Improvements Project.

Background: The appraised value of right-of-way and easement is \$16,437.00. Due to time constraints, the condemnation process must be started in the event a negotiation cannot be settled.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 201824371-54.11120

REVIEWED AND APPROVED BY:

Administrator.

Clerk of Commission

235

SHERWOOD DRIVE R/W



S 9°-08' W

N 9°-08' E

JOHN D. ADAMS, ASA STALLWORTH
& W. J. FORCE
W. F. FRANKE, JR. & JAMES B. WILLIAMS

S 80°-52' E

400'

A
DB
C

R/W

100'

42'

WASHINGTON ROAD

DEPARTMENT OF PUBLIC WORKS

12/31/71

AUGUSTA

GEORGIA

PLAT

SHOWING EASEMENT A, B, C, D, A FROM JOHN D. ADAMS, ASA STALLWORTH,
W. J. FORCE, W. F. FRANKE, JR. & JAMES B. WILLIAMS.
LOCATED: RICHMOND COUNTY, GEORGIA G. R. P. 1269ch.

J. R. MESSERLY, CITY ENGINEER PREPARED BY JACK WIFE, C.E.

SCALE: 1" = 30'

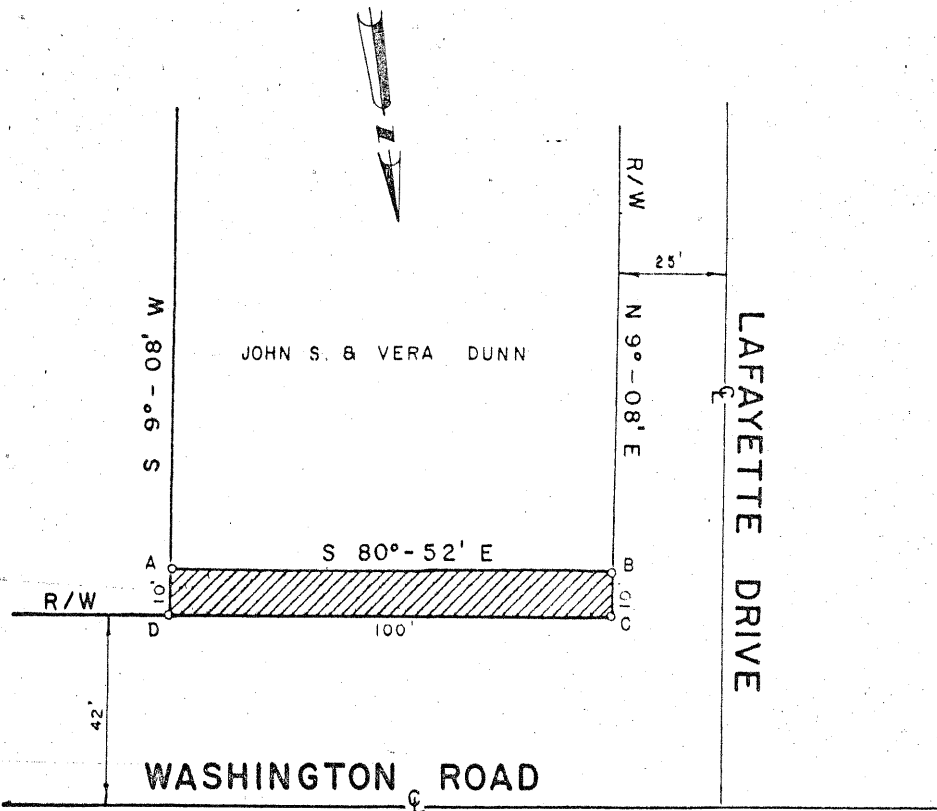
DATE: MARCH 1971

LINE	DISTANCE	BEARING
A-B	100'	E-80-52-W
B-C	10'	N-9-08-E
C-D	100'	S-80-52-W
D-A	10'	S-9-08-W

GEORGIA: Richmond County, Clerk Superior Court

Filed for Record 12/31/71 at 1:00 o'clockRecorded 12/31/71

247



DEPARTMENT OF PUBLIC WORKS

AUGUSTA GEORGIA

PLAT

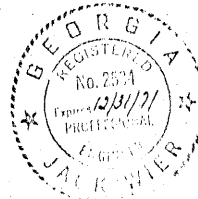
SHOWING EASEMENT A, B, C, D, A FROM JOHN S. & VERA DUNN

LOCATED: RICHMOND COUNTY, GEORGIA G. M. D. // 1269 th.

J. B. MESSERLY, CITY ENGINEER PREPARED BY JACK WIER, C.F.

SCALE: 1" = 30'

DATE: MARCH 1971



LINE	DISTANCE	BEARING
A-B	100'	N-80-52-W
B-C	10'	N- 9-08-E
C-D	100'	S-80-52-E
D-A	10'	S- 9-08-W

Georgia Richmond County Clerk Superior Court
 Filed for Record at 1:25 o'clock
 Recorded 10/31/1971

Tax Map No. 12 Page 1 of 2



Engineering Services Committee Meeting
5/7/2007 1:05 PM
Sale of the "Alley off of Curran Street"

Department: County Attorney-Stephen E. Shepard, Attorney

Caption: Motion to sell the "Alley off of Curran Street".

Background: A proposal for the abandonment of a portion of "Alley off of Curran Street", consisting of approximately 0.08 acre, beginning approximately 106 feet east of Moore Street and running approximately 197 feet from Curran Street, being designated as the "Alley off of Curran Street" as shown on the attached plat, came before the Engineering Services Committee on October 9, 2006, which in turn recommended to the full Commission that such roadway be abandoned. The Commission approved such abandonment on October 17, 2006 and notice of the abandonment has been published as required by law. No objections were made at the December 11, 2006 public hearing.

Analysis: The "Alley off of Curran Street" as shown on attached plat, is deemed abandoned and no longer a part of the Richmond County road system.

Financial Impact: An appraisal valued the property's market value to be \$1,500.00.

Alternatives: Either approve or deny the motion to sale "Alley off of Curran Street" to JWS Investment Properties, LLC for the appraised amount.

Recommendation: Approve the motion to sale "Alley off of Curran Street" beginning approximately 106 feet east of Moore Street and running approximately 197 feet from Curran Street, consisting of 0.08 acre, to JWS Investment Properties, LLC for the appraised amount of \$1,500.00.

**Funds are
Available in the
Following
Accounts:**

N/A

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



**Engineering Services Committee Meeting
5/7/2007 1:05 PM
Sale of the Augusta Avenue Tract**

Department: County Attorney-Stephen E. Shepard, Attorney

Caption: Motion to sell Augusta Avenue Tract.

Background: A proposal for the abandonment of a portion of Augusta Avenue, containing approximately 0.07 acre, measuring 23.24 feet by 140.69 feet, being designated as the "Augusta Avenue Tract" as shown on the attached plat, came before the Engineering Services Committee on December 11, 2006, which in turn recommended to the full Commission that such roadway be abandoned. The Commission approved such abandonment on December 19, 2006 and notice of the abandonment has been published as required by law. No objections were made at the February 12, 2007 public hearing.

Analysis: The Augusta Avenue Tract as shown on attached plat, is deemed abandoned and no longer a part of the Richmond County road system. Because a single owner owns all of the adjacent property, there is no concern that the abandonment will block egress or access to any property owner.

Financial Impact: An appraisal valued the property's market value to be \$1,000.00.

Alternatives: Either approve or deny the motion to sale The Augusta Avenue Tract to Macuch Steel Products, Inc. for the appraised amount.

Recommendation: Approve the motion to sale The Augusta Avenue Tract as shown on attached plat, consisting of 0.07 acre, measuring 23.24 feet by 140.69 feet, to Macuch Steel Products, Inc. for the appraised amount of \$1,000.00.

**Funds are
Available in the
Following
Accounts:**

N/A

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**
