

Buildings and Grounds Committee Minutes
February 11, 2013 3:00 p.m.

Present: Chairman Wright; Supervisors Barrett, Hargrave, Raymond, Southworth; Steve Dorsey, County Attorney; Keith Manz, Public Works Commissioner; Ryan Moore, Management Analyst; Karen Levison, Public Health Nursing Director; Frank Zilka, John Zilka, North American; Ron Rios, R & R Aviation Supply Co.; Mike Churchill, McFarland Johnson; Press.

Chairman Wright called the meeting to order and welcomed all in attendance.

On a motion by Mr. Hargrave, seconded by Ms. Raymond the minutes of the January 7th 2013 meeting were unanimously approved.

Mr. Dorsey presented the Committee with the recommendations for conveyance of Woodlawn Avenue Office Building Walkway. He went over his recommendations which included the following:

- Fee interest conveyance and not an easement
- City provides a survey and legal description
- City provide a revised parking lot layout plan
- City and County to agree on an appraiser
- City at its own expense must provide: moving of the existing guiderail, adequate lighting, re-stripe the Woodlawn Ave. parking lot, post appropriate signage directing pedestrians to the walkway.
- If the final parking lot plans shows a net loss of parking spaces, City will designate equal number of spaces in City-owned lot on Woodlawn Ave.
- City will wait any fees required to obtain subdivision approvals of the walkway area and will reimburse the County for any expenses incurred by County in obtaining subdivision approval.

Ms. Raymond asked if there was a map showing what is to be conveyed. Mr. Wright said there was a sketch and explained what the City is trying to accomplish. Mr. Manz showed Ms. Raymond the sketch that he had been given.

Mr. Barrett asked why the County would require lighting if it's not our property and not our liability. Mr. Dorsey replied it is for safety reasons. Mr. Barrett said that once the property is theirs and the County has no liability; then, why that requirement. That decision should be up to the City.

Mr. Wright asked Mr. Dorsey what he needed from the Committee. Mr. Dorsey is looking for direction in proceeding. He is looking for a resolution from the Board. Mrs. Raymond suggested sending the recommendations to the City to make sure they agree to them. Once that is done then the Committee can make a resolution. Mr. Barrett asked if this has been discussed with the City. Mr. Dorsey said he has had some discussions with the City but not all points have been discussed. Mr. Manz asked about the appraisal. Mr. Dorsey said an appraisal needs to be done to determine worth. Mr. Barrett said he believes the County should give the City the property and reduce the amount of recommendations. Mrs. Raymond said she was more concerned about the parking spots. Mr. Manz said that it's possible the County could negotiate some parking spots in one of the City owned parking garages. The Committee directed Mr. Dorsey to send the recommendations to the City and ask for a layout of the parking lot and survey.

Ms. Levison said parking is an unbelievable problem at Woodlawn Avenue and told the Committee of all the issues. She asked the Committee for their suggestions on how to enforce current parking and how to deal with this issue. Ms. Raymond asked if she could have the cars towed. Mr. Dorsey said he is looking into what would need to be done to beef up the regulation. Ms. Raymond suggested the County owned vehicles be parked in the parking garage overnight. Ms. Raymond asked how many vehicles that department is assigned. Ms. Levison responded 24. Mr. Hargrave suggested there may be a solution at the Topper building. He said in the rear of the building there is parking. If the owner agreed, the County owned vehicles could park there. When the nurses go to work, they would go to the Topper building first. Park their personal vehicles and take their assigned County vehicle. That would free up that many spaces around the Woodlawn Avenue parking lot. Mr. Manz said he would contact the owner of the Topper building to see if that could be done.

Mr. Rios, R&R Aviation Supply, said he is proposing a seven (7) airplane T-hangar to be constructed at the County Airport. This would be a brand new building. Mr. Manz said the proposal does coordinate with the current Airport Master Plan. He said there are some questions regarding access because it does have to cross exclusive lease hold areas that North American has. Mr. Zilka said he is opposed for the following reasons: their responsibility to the ramp, the liability issues on the ramp, being in control of the vehicles on and around that ramp, monitoring as this will be an absentee owner of this T-hangar. North American is on their lease 7 days a week. Mr. Zilka said he is not opposed to any new business coming to the airport because that is good for everyone. And with 7 more planes being at the airport that is 7 more opportunities for fuel sales and maintenance on those planes. The plowing and maintenance is also an issue which now is their responsibility. He said his opposition is logistics. Mr. Churchill spoke on the lease, the gray areas of the lease and the taxiways.

Mr. Wright asked Mr. Manz and Mr. Rios go over the logistics and the proposal.

On a motion by Mr. Hargrave, seconded by Mr. Barrett, the meeting was unanimously adjourned.

Respectfully submitted,

Pamela Hargrave, Clerk