



SPLOST 2020 - Monthly Project Update

For Period Ending 09/01/2021

01 – Facilities Space Modernization

Project Manager:	Laura Leigh Barrett	Project Sponsor:	Central Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$76,342,000		
Total Spent or Encumbered:	\$128,348	0%	

Project Details: This project has 2 primary phases. Phase I (Sub-Project #1) involves the site selection, design, and construction of a new, modern Judicial Center approximately 142,000 square feet in size. The Judicial Center will be a multifunctional facility expected to house courts, judicial staff, and other related functions as well as building space for community functions. Phase II involves the renovation of the existing historic courthouse and annex to convert it into a facility for multiple ACCGov operations and possibly commercial, retail, or other community function uses.

Sub-Project #1-Judicial Center

Project Update: User Group has been established and the initial kick-off meeting was held on March 12, 2021 to begin the process of developing a Project Concept.

Since the initial User Group meeting, several meetings have been held to help craft the Request for Qualifications/ Proposals for procuring the services of a Design Professional Team. The RFQ/P was issued the first week of July 2021 with Qualification Proposals being due by August 2, 2021. [Seven \(7\)](#) proposals were received and [were](#) evaluated to determine which Design Teams [were to](#) be shortlisted for interviews. [Four \(4\) firms were shortlisted for Step 2 proposals and interviews and evaluated by the Selection Committee \(User Group\).](#) Interviews will be held on September 1, 2021, and the highest scoring firm will be recommended to the Mayor and Commission for approval on September 7, 2021.

02 – Affordable Housing

Project Manager:	Robert Cheshire/ Keith Sanders	Project Sponsor:	Housing & Comm. Development
Project Status:	Active	Current Phase:	Demolition
Total Project Budget:	\$43,610,000		
Total Spent or Encumbered:	\$18,915,938	43%	

Project Details: Of the \$43,610,000 budgeted for this project, \$38,220,000 has been designated to develop a Master Plan for the North Downtown area, for the Athens Housing Authority purchase of the Bethel Midtown Village property and for the design and installation of the horizontal public infrastructure needed to create buildable city blocks within the Bethel Midtown Village & the Hoyt/College apartment community. The remaining \$5,390,000 is designated for other affordable housing related sub-projects that are not yet currently defined.

Project Update

On July 7, 2021, the User Group reviewed the revised Preliminary Plans. The Plans incorporated revisions based on the feedback received during the User Group meeting held May 27, 2021. The User Group voted unanimously to recommend the Preliminary Plans to the Mayor and Commission. The Athens Cultural Affairs Commission also provided a letter of support for the proposed public art locations identified in the Preliminary Plans. AHA representatives presented the Proposed Preliminary Plans to the M&C during the July 20, 2021 Agenda Setting session.

At the August 3, 2021 M&C meeting, the Preliminary Plans for Phase 1 horizontal infrastructure installation and demolition were approved. The Preliminary Plans are based on the previously approved Project Concept for the redevelopment of Bethel Midtown Village.

Phase I Infrastructure Construction Plans were submitted to ACCGov for approval on 8/17, in accordance with the approved Project Concept. Demolition services are currently in procurement, with an award expected to be made by mid-September, subject to ACCGov approval.

Relocation Plans have been approved by DCA and HUD approval is in progress. All Bethel residents currently in the Phase I area (6 buildings) have received relocation notices and met with the relocation service provider. On-site relocations are scheduled to begin in September followed by off-site relocations in late September-early October. Demolition of Phase I is expected to take place in 4th quarter 2021. Grading and installation of horizontal infrastructure will immediately follow and is expected to be completed in Q2 2022.

03 – Classic Center Arena

Project Manager:	Marcus Vess	Project Sponsor:	Classic Center
Project Status:	Active	Current Phase:	Design
Total Project Budget:	\$33,320,000		
Total Spent or Encumbered:	\$5,249,147	16%	

Project Details: The CC Arena project is envisioned to provide a 5,500-seat public assembly facility/arena space (when configured for a sports event) which can be increased to accommodate up to 6,500 seats when configured for a public assembly or concert event. The Arena is to include a connecting, elevated plaza to Foundry Street as well as all of the requisite support spaces such as: suites, a commissary, retractable seating, locker rooms and storage areas for a multi-use arena facility. At their meeting on Feb. 2, 2021, the M&C approved the recommendation of the User Group to engage Perkins+Will/Smallwood to provide Architectural Design Services for the project. On Feb. 5th, an RFQ/P for Pre-Construction and Construction Management at Risk Services was advertised. Design is anticipated to be complete late in 2021 with completion of construction targeted for Fall of 2023. On April 6, 2021, M&C approved a Pre- Construction and Construction Management at Risk Services Contract to JE Dunn. The Project Concept was recommended for approval by the SPLOST Oversight Committee on May 19, 2021 and approved by M&C on June 1, 2021.

Project Update:

On July 28, 2021, the Draft Schematic Plans were reviewed and unanimously approved for recommendation by the User Group. A presentation was made at the August 10, 2021 M&C Work Session regarding the proposed [Agenda Report including Schematic Design, a Guaranteed Maximum Price Contract Amendment based on the 75% CDs, the revised total project budget, a Change order to the design professional’s contract, approval of the first round of bond financing, and adoption of an IGA to provide the secondary backing to support the first bond financing](#) for the Arena. The M&C will consider these items for approval at their September 7, 2021 voting session.

05 – Fire Department Equipment

Project Manager:	Robert Cheshire	Project Sponsor:	Fire Department
Project Status:	Active	Current Phase:	Purchase
Total Project Budget:	\$2,685,004		
Total Spent or Encumbered:	\$ 415,338	15%	

Sub-Project #1 – Structural Turnout Gear

Status: In-Progress

Sub-Project Details: Sub-Project #1 consists of providing for replacement of fire safety equipment with safer, more effective models to sustain and improve services to the community.

Sub-Project Update: On April 6, 2021 M&C approved the Project Concept and awarded the Contract for Sub-Project #1. This will provide for the purchase of 154 sets of Globe Structural Turnout Gear for Athens-Clarke County Fire & Emergency Services (ACCFES) use.

08 – Public Safety Vehicle & Equipment Replacement

Project Manager:	Robert Cheshire	Project Sponsor:	Central Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$7,797,615		
Total Spent or Encumbered:	\$ 1,441	0%	

Status: Planning

Project Details: This project will provide funding for the life cycle replacement of public safety vehicles and equipment. Depending upon costs and funding availability, replacements may include, but not be limited to, Fire and Emergency Support vehicles and equipment, Police and Sheriff Vehicles, fire engines, ladder trucks, other fire apparatus, and other vehicles associated with public safety services and operations. Replacement vehicles purchased would include energy efficient options where available and appropriate, including hybrids and alternative fuel vehicles that are compatible with the vehicle's primary use. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

19 – Bishop Park Improvements

Project Manager:	Robert Cheshire	Project Sponsor:	Leisure Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$4,900,000		
Total Spent or Encumbered:	\$ 1,441	0%	

Status: Planning

Project Details: This project will provide funding for the most critical improvement needs as identified in the Bishop Park Master Plan, as may be amended by the Mayor and Commission from time to time. Depending upon costs and funding availability, examples of eligible sub- projects may include, but not be limited to, reconstruction of the aquatics area, including replacement of the pool and ancillary structures, new splash pad, and pool house with restrooms, new playground with an adjacent pavilion and restrooms. To the extent available, remaining funds may be used to target the pedestrian improvement and fence project along Hawthorne Avenue. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

Sub-Project #1, Park Improvements

Project Update: User Group has held its Kick-Off meeting and is currently working on developing the Project Concept.

20 – Parks Facilities Improvements

Project Manager:	Robert Cheshire	Project Sponsor:	Leisure Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$6,566,000		
Total Spent or Encumbered:	\$ 0	0%	

Status: Planning

Project Details: This project will provide for infrastructure improvements, replacements, and/or additions at various parks and Leisure Services Department facilities. Depending upon costs and funding availability, examples of eligible sub-projects may include, but not be limited to, renovations and replacements at aquatic facilities, gym floors and tennis courts, playground improvements, athletic field renovation and improvements, lighting replacements, replacement of bridges and boardwalks, addition or replacement of park equipment including picnic tables and grills, addition and replacement of signage, repaving, equipment replacements, general improvements to park access, infrastructure, and/or erosion control issues at park areas. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

and

22 – Broadband Connectivity Enhancement

Project Manager:	Derek Doster	Project Sponsor:	Central Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$6,330,800		
Total Spent or Encumbered:	\$ 11,840	0%	

Status: Planning

Project Details: This project will provide funding to assist with the process of implementing and providing for the enhancement of broadband connectivity throughout Athens-Clarke County. Depending upon costs and funding availability, and to the extent allowed by law, this project may include, but not be limited to, the following: providing broadband connectivity for governmental use; construction of a high speed wireless network loop around the county to provide high speed broadband access to the Internet for citizens of Athens-Clarke County; land acquisition, design, construction, and other related costs for building out the infrastructure and incorporating it into the Unified Government workflow; providing Wi-Fi connectivity in the downtown area and targeted advertisements for business development; connectivity enhancements to increase phone and/or internet service geographically in Athens-Clarke County; and partnerships with local, regional, state, federal, and/or private entities. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

25 – Eastside Public Library

Project Manager:	Laura Leigh Barrett	Project Sponsor:	Athens Clarke Co. Libraries
Project Status:	Active	Current Phase:	Planning
Total Project Budget:	\$14,060,120	0%	
Total Spent or Encumbered:	\$0		

Project Details: The Eastside Public Library Project involves the planning, site selection, land acquisition, design and construction and equipping of now a new facility in order to extend library related services to residents on the eastside of Athens-Clarke County. This annex facility will be a full-service library consistent with the level of resources and services provided at other similarly situated libraries in the County. The facility may include spaces such as meeting rooms, study rooms, children’s areas, reading space, computer spaces, creation and innovative spaces complete with digital and modern technology. Project could also include associated parking and required infrastructure services. Project may also include future Sub-Projects for the purchase of enhanced technology, access improvements for the dis-abled, and the purchase of library resources for the Athens-Clarke Co. Libraries.

Project Update: A User Group has been named and the initial Kick-off meeting was held on 8/31/21.

27 – Facilities Equipment Systems Replacement Program

Project Manager:	Robert Cheshire	Project Sponsor:	Central Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$7,721,910		
Total Spent or Encumbered:	\$ 512,439	7%	

Status: Planning

Project Details: This project will provide funding for life cycle capital replacements of critical building and facility components of the Unified Government. Depending upon costs and funding availability, examples of eligible sub-projects may include, but not be limited to, capital repairs to or replacing items such as generators, uninterruptable power supplies, HVAC equipment, interior and exterior walls and finishes, plumbing components, structural components, facades, and roofs, and may also include unplanned replacements due to unexpected early failures. Sub- projects could also include minor facility renovations or upgrades to improve building performance. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

Sub-Project #1, Roof & HVAC replacements

Project Update: Roof replacements/ repairs have been approved for the following facilities; Welcome Center, Memorial Park Rec. Ctr and Offices, Police Family Protection Center, DFACS, Sandy Creek Nature Center Log Cabin. HVAC replacements have been approved for the following facilities; Welcome Center, Fire Station #9, Memorial Park Bldg. & Offices, Mental Health Facility, Civic Hall, Correctional Institution Admin./ Dorms, Information Technology.

28 – Mental Health Recovery Facility

Project Manager:	Keith Sanders/ Sean Arledge	Project Sponsor:	Athens Behavioral Health Systems
Project Status:	Active	Current Phase:	Planning
Total Project Budget:	\$5,218,500		
Total Spent or Encumbered:	\$0	0%	

Project Details: This project will include the planning, design, construction and equipping of a mental health recovery facility so as to provide a residential style facility for individuals with mental health and potentially co-occurring addictive disease(s). The project is envisioned to provide a facility or facilities to provide a congregate living style that could accommodate group and/or individuals for counseling programming.

Project Update: Project is in the due diligence process and very early pre-planning stage.

30 – Airport Capital Improvements

Project Manager:	Robert Cheshire	Project Sponsor:	Central Services
Project Status:	Active	Current Phase:	Planning
Total Project Budget:	\$5,132,260		
Total Spent or Encumbered:	\$ 89,148	2%	

Project Details: This project will provide funding for airport related capital improvement projects at the Athens-Ben Epps Airport as listed in the Airport’s Capital Improvement Plan, as may be amended from time to time. Depending upon costs and funding availability, examples of eligible sub-projects may include, but not be limited to, the following: New Airport Parking Lot; improvements to the paving on runways, taxiways, and/or aprons; Runway Obstruction Clearing on RWY 9/27 to include Perimeter Fencing; Commercial Terminal Baggage Claim (Carousel) & Rental Car Build Out; Commercial Terminal Pavement Improvements; Runway 9 Displaced Threshold Improvements; Aviation Easement Acquisition and Obstruction Mitigation; Hangars for Daytime and Overnight Transient Aircraft; and, related stormwater and other general infrastructure improvements. Additionally, to the extent allowed by law, funds may be used as matching funds for leveraging grant opportunities.

Sub-Project #1

Project Update: Project will include the design and construction of pavement rehabilitation for runway 2-20 and associated taxiways.

34 – Water Trails

Project Manager:	Keith Sanders	Project Sponsor:	Leisure Services
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$735,000		
Total Spent or Encumbered:	\$ 39,983	5%	

Sub-Project #1 – Macon Highway Launch

Status: Schematic Design

Sub-Project Details: Sub-Project #1, the Macon Highway Launch Project, consists of a parking area, improved walkway to the Oconee river, and a launch for non-motorized vessels such as canoes and kayaks. Proposed site amenities include seating boulders, trash and recycling receptacles, rules and safety signage, and fencing. Additional amenities such as an excluder arm for after-hours closure, trail counters, and trail cameras are proposed in order to address security concerns.

Sub-Project Update: Project Concept was approved by M&C on May 4, 2021. The User Group was selected and has been meeting in order to develop the Schematic Design to present to M&C in the near future.

36 – City of Winterville

Project Manager:	Robert Cheshire	Project Sponsor:	Winterville
Project Status:	Active	Current Phase:	Planning
Total Project Budget:	\$3,021,000		
Total Spent or Encumbered:	\$ 274,636	9%	

Project Details: This project will provide funding for specific improvements identified by an Intergovernmental Agreement between the Unified Government and the City of Winterville. Sub-projects may include, but not be limited to, general facility and infrastructure improvements and the acquisition of related equipment and vehicles. The specific sub-projects are selected and managed by the City of Winterville

37 – Town of Bogart

Project Manager:	Robert Cheshire	Project Sponsor:	Town of Bogart
Project Status:	Active	Current Phase:	Planning
Original Project Budget:	\$378,000		
Total Spent or Encumbered:	\$ 34,364	9%	
Status:	Planning		

Project Details: This project will provide funding for specific improvements identified by an Intergovernmental Agreement between the Unified Government and the Town of Bogart. Sub-projects may include, but not be limited to, sidewalk improvements, construction of entry way signage, and acquisition of associated right-of-way and/or easements. The specific sub-projects are selected and managed by the Town of Bogart.