

**THE BOARD OF COUNTY COMMISSIONERS  
DURHAM, NORTH CAROLINA**

Monday, November 6, 2006

9:00 A.M. Worksession

**MINUTES**

Place: Commissioners' Room, second floor, Durham County Government Administrative Complex, 200 E. Main Street, Durham, NC

Present: Chairman Ellen W. Reckhow, Vice-Chairman Becky M. Heron, and Commissioners Lewis A. Cheek, Philip R. Cousin Jr. (arrived at 9:20 a.m.), and Michael D. Page

Absent: None

Presider: Chairman Reckhow

**Introduction of Interim General Manager of Triangle Transit Authority (TTA)**

Chairman Reckhow introduced this item by stating that the Triangle Transit Authority Board of Trustees appointed Mr. David King as Interim General Manager of the Authority effective October 9, 2006. Mr. King is well respected throughout the state and among transportation professionals across the country. He recently retired from the North Carolina Department of Transportation having last served as a Deputy Secretary.

Mr. King discussed the future direction of Triangle Transit Authority.

Vice-Chairman Heron commented about TTA providing transit services to RDU and working with NCDOT regarding the Human Services transportation study. She wished Mr. King much success in his conquest.

Commissioner Cheek expressed gratification to Mr. King regarding his plans to examine Durham County's bus system.

**Directives**

1. Review the corridor in northern Durham County.
2. Bring periodic updates of TTA's progress to the Board.

**Request from Campaign for Decent Housing**

Ray Eurquhart, Southside Neighborhood, stated that the Campaign for Decent Housing requests that the Board implement the policy to donate surplus County properties to qualified nonprofits for affordable owner-occupied, single-family housing; amend the policy to allow

donation of surplus County properties to qualified nonprofits for affordable rental and special needs housing; and improve the maintenance of vacant properties in tax foreclosure. He encouraged adoption of the recommendation.

Miguel Rubiera, Habitat for Humanity, expressed concern about affordable housing. He asked that the Board implement the policy for conveying real property for affordable housing.

Gene Cook, Executive Director for Rebuild Durham, asked that the Board amend the policy to provide nonprofits in the market place with surplus properties for housing for the special needs and general population.

Terry Allebaugh, Executive Director of Housing for New Hope, encouraged the Board to approve the amendment to make county-owned property available for developers of affordable housing. He informed the Board that 10 additional units would be available for individuals with mental illnesses.

In response to Chairman Reckhow's concern regarding conveying real property to nonprofit entities for the development of affordable housing, Jane Korest, Open Space and Real Estate Manager, stated that the Open Space and Real Estate Division is responsible for developing the list of properties that would be available under the policy.

County Attorney provided legal direction for amending the policy.

In response to Vice-Chairman Heron's question regarding the upkeep of the rental properties, Mr. Allebaugh stated that the nonprofit developing the property would be responsible for maintenance.

The Board held a discussion about amending the policy.

#### Directives

1. Refer the item back to staff.
2. Look at rental property for special needs housing; present a recommendation for consideration.
3. Provide a list surplus properties before the policy is amended; place the list on the County's website by January 1, 2007.
4. Revisit the timeframe mentioned in the policy.
5. Place on the January Worksession agenda.

#### **Durham Comprehensive Bicycle Transportation Plan**

Mark Ahrendsen, City Transportation Director, made comments to the Board about the Durham Comprehensive Bicycle Transportation Plan. He stated that the Plan incorporates various recommendations of the 1991 Regional (Durham/Orange County) Bicycle Plan, the Bicycle Element of the DCHC MPO's 2030 Long Range Transportation Plan (LRTP), the

2007-2013 Transportation Improvement Program (TIP) Regional Priority List for NCDOT Division 5, the Center of the Region (CORE) Bicycle/Pedestrian/Greenspace Plan, and the City of Durham's 2001 Trails and Greenways Master Plan.

Mr. Ahrendsen stated that the City of Durham and Durham County jointly hired local consultants at Greenway Incorporated to complete a countywide Comprehensive Transportation Plan. The project scope included public involvement, a bicycle conditions evaluation, policy analysis and recommendations, issue and opportunity identification, project prioritization, evaluation and recommendation of ancillary facilities and programs funding analysis and implementation plan, and the final comprehensive plan development.

Charles Flink, FASLA President, and Brian Bergeler, Bicycle Planner/GIS Specialist, provided a brief overview of the Durham Comprehensive Bicycle Transportation Plan.

Mr. Flink recommended that the Board adopt the Durham Comprehensive Bicycle Transportation Plan as a guiding document for bicycle improvements throughout Durham County.

In response to Vice-Chairman Heron's concerns about including bicycle lanes on Durham County's rural roads, Mr. Flink stated that Greenway Incorporated has been working with NCDOT regarding plans for rural road improvements.

#### Directive

1. Place the Durham Comprehensive Bicycle Transportation Plan on the November 13 consent agenda.

#### **Health Trust Fund**

George Quick, Finance Director, introduced this item. He stated that Charles L. Curry Jr., Vice President and Director of Fixed Income Investments for Piedmont Investment Advisors, LLC, would speak to the BOCC concerning the management of fixed income and equity portfolios and the evaluation of the performance of these portfolios.

Mr. Curry provided the Board with a comparative analysis of the yield of the Fund Balance achieved through the external managers of the Health Trust Fund.

Mr. Curry responded to questions from the Board.

No directives were given.

#### **Durham County Human Services Complex Design Update**

Glen Whisler, County Engineer, stated that the Board is being requested to receive an update on the design development phase for the proposed Durham County Human Services Complex to be located on East Main Street. This project is to build a new Human Services Complex to

house the Department of Social Services, Public Health Department, and The Durham Center (formerly Mental Health). This facility was included in the Durham County Facility Master Plan completed in 2000 and amended in 2003 to reflect the changes generated by the downsizing and reorganization of Mental Health.

Mr. Whisler also stated that the BOCC received presentations on the schematic design phase of the project on May 1 and June 5, 2006. Since then, efforts have progressed on the design development, incorporating revisions that respond to BOCC and Appearance Commission comments. The intent of this update is to receive input from the Board on the exterior appearance of the building, which will allow the project to advance to the construction document phase.

Philip Freelon, President, The Freelon Group Inc., led the presentation by introducing his staff and thanking the Commissioners for the opportunity to be heard.

Rick Kuhn, Principal, and Eric Davis, Landscape Architect, provided a brief overview of the current design and landscape.

The Board held a discussion regarding the design of the Human Services Complex.

Zena Howard, AIA, The Freelon Group Inc., responded to questions by the Board.

#### Directive

1. Discuss with the architect the possibility of installing a message board to convey announcements to citizens.

#### **South Regional Library Design Update**

Glen Whisler provided an update on the design development phase for the proposed Durham County South Regional Branch Library to be located on the former Lowe's Grove School property purchased in May 2004 for development of the Library and a future EMS Station. On June 27, 2005, the Board of County Commissioners awarded a design contract to The Freelon Group, P.A., to provide architectural services for this branch. At the December 5, 2005 Worksession, the BOCC approved the current site location of the library and directed staff to proceed with the design.

Mr. Whisler stated that a prototype plan developed and built for the East and North Branches has been refined for the South Branch and the architect will provide an update to the Board. Refinements include a larger meeting room and reconfigured entrance, a larger periodicals room, and exterior elevation modifications. The updated floor plan contains approximately 26,500 square feet with required parking spaces and provisions for a future addition of 10,000 square feet. The project received Appearance Commission approval on September 20, 2006; the site plan was submitted for approval on September 28, 2006. The intent of this update is to receive the Board's input on the updated plan for this branch, which

will allow the project to advance to the construction document phase and maintain the July 2008 target date for construction completion.

Michael Rantilla, Project Architect, and Rick Kuhn, Principal, both with The Freelon Group, provided a brief synopsis of the site design for the South Regional Library.

Dan Jewell, Coulter, Jewell, Thames, PA, discussed some of the considerations for the site and site design.

Mr. Rantilla responded to questions posed by the Board.

#### Directives

1. Consider setting aside outdoor space for activities and programs.
2. Consider a more traditional roofline.

#### **Social Services Strategic Planning Update**

Sammy Haithcock, DSS Director, stated that a strategic planning process has been initiated called the Family Focus Initiative.

Staff provided information about the planning process and provided a status report on major agency strengths and challenges. They discussed the following:

- Major System Reforms in Social Services in the Past 10 Years
- Major Themes in all Reforms
- Building on Successes
- Challenges
- Areas of Emphasis
- Family Focus Initiative
- Measuring Success
- Advocate for State/Federal Funds

Vice-Chairman Heron inquired about the amount of money owed for child support and the percentage being collected.

#### Directives

1. Bring a report back to the Board regarding the amount of child support owed.
2. Look at collaborating with Lincoln Health Center to figure out ways to get individuals with Medicaid into the system and avoid the cost generated from the hospitals.
3. Bring a report to the Board regarding methods of funding in reference to individuals qualifying for Medicaid.

### **Update on Wellness Initiative**

Marqueta Welton, Human Resources Director, informed the Board that the Wellness Initiative would be launched in January 2007. A Health Risk Assessment Tool would begin the initiative and upon completion, a Wellness Clinic for Durham County Employees would be opened.

Debbie Davidson, Benefits Manager, informed the Board that the Human Resources Department issued a Request for Proposals for a Wellness Center (RFP No 07-006) on September 17, 2006. She stated that three proposals were received by the deadline of October 17, 2006.

Ms Davidson also stated that the Durham County Wellness Initiative's goals are to reduce health claims risk for Durham County's employee population based on the following:

1. Identifying risk potentials;
2. Providing a clinical service professional to treat/manage/advise those persons at greatest risk;
3. Proactively working with individuals by monitoring and evaluating compliance based on their uniquely designed health risk intervention plan.

Ms. Davidson responded to Commissioner Cousin's questions regarding participation costs.

### **Directives**

1. Discuss with the insurance provider the possibility of a health assessment that would allow employee participation.
2. Bring back an update at the December 11 Regular Session.

### **Board and Commission Stipends**

County Manager Mike Ruffin introduced this item by stating that the Board of County Commissioners recently commissioned a survey of stipends paid by the ten most populous counties to members of the Board of Education, ABC Board, Board of Adjustment, Planning Commission, Historic Preservation Commission, Jury Commission, and Airport Authority. The survey results indicate that an adjustment to certain stipends paid to Durham County board and commission members is warranted.

The County Manager recommended the following:

- Board of Education: \$900 per month for chairman; \$800 per month for other members, effective July 1, 2007;
- ABC Board: \$250 per month for the chairman; \$200 per month for other members, effective January 1, 2007;
- Board of Adjustment: \$50 per month for each member (effective July 1, 2007 pending JCCPC approval),
- Planning Commission: \$50 per month for each member (effective July 1, 2007 pending JCCPC approval);

- Jury Commission: \$25 per month for each member, effective January 1, 2007; and
- Board of Equalization and Review: \$85 per diem for the chairman, \$75 per diem for other members, plus \$15 per hour after first three hours for each member.

Vice-Chairman Heron expressed concern regarding the suggested increase of the ABC Board stipend.

Directive

1. Place on November 13 consent agenda for approval.

**Adjournment**

There being no further business, Chairman Reckhow adjourned the meeting at 1:18 pm.

Respectfully Submitted,

Angela M. McIver  
Staff Specialist  
Clerk to the Board's Office