

VILLAGE OF WESLEY CHAPEL
SPECIAL COUNCIL MEETING MINUTES
WESLEY CHAPEL TOWN HALL
6490 Weddington Road, Wesley Chapel, NC 28104
September 29, 2016 – 6:00 PM

The Village Council of Wesley Chapel, North Carolina met in the Town Hall at 6490 Weddington Road, Wesley Chapel, North Carolina.

Council Present: Mayor Kapfhammer, Mayor Pro Tem Kenary Council Members Como, Kaperonis and Rodriguez

Union County Public Schools Representatives Present: Superintendent Dr. Houlihan, EdD; Gary Sides, District 3 Representative; Don Hughes, Director Facilities Department

Others Present: Clerk Cheryl Bennett

Gary Sides, District 3 Representative, reviewed the \$54 million bond referendum for seven projects: a new Transportation Facility, and renovations to Monroe High, Porter Ridge High, Sun Valley High, Piedmont High, Porter Ridge Middle and Western Union Elementary. There would be a \$0.16 tax increase per \$1,000 of valuation to pay for the bonds. The bond proceeds can be spent for construction and renovation of facilities, to acquire land and purchase capital items, but not for operating costs or salaries.

A question and answer session followed the presentation. They were asked if privatizing transportation had been considered; Don Hughes said they went to bid on landscaping services and it would have cost one million more than to do it in house.

Regarding the idea of builders kicking in funds, they noted the APFO (Adequate Public Facilities Ordinance) had failed.

Will the funds budgeted be guaranteed to each school; if one project comes in under budget the funds can be spent at another school. A transportation facility was on the list of projects for the last bond issue, but then the economy tanked.

Has the Board of County Commissioners prioritized the list of projects – no they have not. Confidence was expressed on the numbers budgeted. Sun Valley is not the first project on the list; the projects will be staggered. Dr Houlihan added that they will do priority exercises.

Noting a couple of the schools to be renovated are old, having been built in the 1950's and 1960's a question was asked has a cost benefit analysis for new facilities versus upgrades been done. Don Hughes stated that facilities and transportation share a 20,000 square foot building, and transportation alone needs 50,000 square feet. The cost for a new Sun Valley high school plus academies was \$90 million. There is no written cost benefit analysis. Stadium/athletic facilities renovations at Sun Valley and possible options were discussed.

2016.09.29 minutes

A citizen noted there is a problem within the school for students trying to navigate the hallways and not having time to use bathrooms between classes, and expanding the capacity will make this worse. Dr. Houlihan stated they will analyze the master schedule flow.

Gary Sides stated his intention in December when new school board members are on board is to direct staff to realign students based on neighborhood schools, with a grandfathering option, and have a panel to engage professionals to analyze where the kids are and where the schools are.

Dr. Houlihan stated if the bond passes, they will form a quarterly bond oversight committee.

The meeting ended at approximately 7:30 pm.

Respectfully submitted,

Cheryl Bennett, Clerk

Mayor Dr. David Kapfhammer