

Proposed 2026 Limited Obligation Bonds not to exceed \$25,000,000

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February 16, 2026



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Today's request

- Final of two required Board actions for issuance of 2026 LOBs
- Prior action on Feb 2 - Board adopted findings resolution, directed filing of application with LGC, and scheduled today's public hearing
- Today's request - Board conducts public hearing and adopts issuance resolution for 2026 LOBs
- 2026 LOBs to provide needed debt funds for public safety facilities
 - Hammond Road Annex renovation
 - Whitaker Mill EMS construction
 - Sandy Plains Public Safety Station construction



Projects

Hammond Road Annex renovation

- Existing facility: 72,457 sq ft at 3400 Hammond Road (Raleigh)
- Constructed 1988; new phase 2001; closed for detention use 2013
- Several updates necessary to reopen for detention use again
 - replace plumbing, HVAC, lighting, security, fire alarm, smoke control
 - addition of warming kitchen and laundry facility
 - replace finish millwork and furniture
- Upon completion, 240 beds available for detention operations
- Projected use until Detention Center Phase 3 expansion completed
- Board awarded construction contract at its Jan 5, 2026, meeting
- Construction begins Feb 2026; Projected completion Dec 2026

Hammond Road Annex funding

Professional Services	\$	1,500,000
HVAC Replacement Construction & Contingency		3,500,000
Renovation Construction Contract		12,115,350
Renovation Construction Contingency		1,210,000
Total Cost	\$	18,325,350
Cash	\$	8,325,350
Debt		10,000,000 ¹
Total Funding	\$	18,325,350

¹ *proposed LOBs*

Whitaker Mill (Five Points) construction

- Replaces existing EMS station at 2020 Noble Road (Raleigh)
 - existing station 1,770 sq ft, 2-vehicle bays, built 1978
 - functional and serviceable lifespan far exceeded
 - demolished to make room for new facility
- New Five Points EMS station:
 - 4,400 sq ft, 3-vehicle bays
- Schematic design approved Apr 21, 2025
- Construction contract awarded Sep 15, 2025
- Construction began Oct 2025; Projected completion Oct 2026

Whitaker Mill (Five Points) funding

Construction Cost	\$	3,556,144
Engineer/Architect Fee/Owner's Consultants		550,000
Contingency		308,856
FF&E	\$	<u>85,000</u>
Total Cost	\$	4,500,000

Cash	\$	400,000
Debt		<u>4,100,000</u> ¹
Total Funding	\$	4,500,000

¹ *proposed LOBs*



Whitaker Mill (Five Points) EMS

Sandy Plains Station construction

- New public safety station at 15224 Creedmoor Road (Wake Forest)
 - site acquired by County in 2024
 - To be co-location station for Wake County EMS, Wake County Sheriff's Department, and Northern Wake Fire
 - 8,500 sq ft, 3-vehicle bays
- Schematic design approved Feb 17, 2025
- Construction contract awarded Sep 15, 2025
- Construction began Nov 2025; Projected completion Nov 2026

Sandy Plains Station funding

Construction Cost	\$	7,044,900
Engineer/Architect Fee/Owner's Consultants		950,000
Land Acquisition		500,000
Contingency		385,100
FF&E	\$	320,000
	\$	<u>9,200,000</u>
Cash	\$	2,800,000
Debt		<u>6,400,000</u> ¹
Total Funding	\$	9,200,000

¹ *proposed LOBs*



Sandy Plains Public Safety Station

Collateral required for 2026 LOBs

- Debt issued under *NC G.S. 160A-20* requires collateral pledge
- As part of today's action, the site of Hammond Road Annex will be transferred to Deed of Trust to support proposed 2026 LOBs

2026 LOBs financing structure

- Staff meets with rating agencies week of February 23rd
- Local Government Commission (LGC) to consider approval of County's 2026 LOBs at their April 7th meeting
- Bonds to be sold on April 16th through competitive bid process managed by LGC
- Semi-annual fixed interest rate; Level principal repayment
- 19-year maturity as planned in Debt and Capital Model
- Closing on April 30th

2026 LOBs - final takeaways

Timing & Purpose

- Long anticipated and matter of due course
- Necessary to renovate and construct public safety facilities
- Provides enhanced public safety for citizens

Fiscal Impact

- No unplanned budget impacts in FY26
- Associated closing costs included in FY26 adopted budget
- New debt service begins FY27 and to be included in FY27 Proposed Budget

Strategic Plan

- Supports routine County operations



Questions



Public Hearing

Staff Recommendation

At this time, staff recommends the Board Adopts a resolution authorizing the execution and delivery of LOBs of the County in an amount not to exceed \$25,000,000 and related documents in connection with the financing of certain public safety facilities for the County of Wake, North Carolina.



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