



FY2016 Major Facilities Capital Projects Funding Review Team Report



Major Facilities Capital Projects Process

- \$3.35 million available for award from Occupancy and Food/Beverage Tax Revenues
- Limited to sports, culture, arts, or convention
- Competitive process
- Complete process this summer

FY 2016 Major Facilities Capital Funding Process

April 18, 2016:	Board Approval of FY 2016 Process
May 2, 2016:	RFP Distributed & Posted on Wakegov.com (Attachment 2)
June 15, 2016:	Submittals due to Wake County
July/August 2016:	Work Group Convenes and Interview Top 10 Scoring Projects
September 12, 2016:	Review Team Presentation to Board of Commissioners

Guidelines

To be considered, proposals must:

- Be consistent with enabling legislation...enhance sports, cultural, convention or arts facilities
- Propose funding for capital only...no operational expenses
- Cap request at \$1,500,000 per project
- Demonstrate non-county funding for at least 65% of the total project capital budget

14 Proposals Received (1-7)

Requester	Project Name	Request	Total Project Cost	Description
CAP Sports	The CAP (Capital Athletic Pavilion)	\$ 1,500,000	\$ 11,000,000	Indoor sportsplex for basketball, volleyball, soccer, futsal, lacrosse, football and wrestling.
City of Raleigh	Raleigh BikeShare	\$ 200,000	\$ 2,061,000	Deploy first phase of bikeshare with 300 bikes at 30 station in 6.7 square mile area
Hibernian Hospitality	Morgan Street Foodhall & Market	\$ 510,000	\$ 1,545,000	Create a 21,000 sq. ft. food hall and market with 60 shops, kiosks and food carts
Marbles Museum	PLaY-stallation: A Fresh Welcome to Marbles and Moore Square	\$ 100,000	\$ 351,000	Create a public art and open space gateway to Marbles and Moore Square
Museum of Art	Museum Park Expansion Project	\$ 1,500,000	\$ 14,610,000	Create new garden pavilion, restrooms, concession, information kiosk, garden observation deck and educational support areas
Town of Cary	Major Sports Venues Enhancements	\$ 1,219,500	\$ 3,485,000	Transition fields to artificial turf and add public wifi at soccer facility and add spectator seating, lighting and court resurfacing at tennis facility
Town of Fuquay Varina	Fuquay-Varina Arts Center	\$ 875,000	\$ 3,675,000	Create Arts Center with performance space, studios, classrooms and gallery space

14 Proposals Received (8-14)

Requester	Project Name	Request	Total Project Cost	Description
Town of Fuquay Varina	Fleming Loop Recreational Park	\$ 500,000	\$ 2,700,000	36-acre outdoor multisport complex for soccer and other athletics
Town of Holly Springs	Gymnasium and Convocation Center	\$ 1,500,000	\$ 9,000,000	Construction of new 3-court gymnasium/convocation center with offices, rehab facility, tennis pro shop and locker rooms
Town of Morrisville	Church Street Park Cricket Fields Lights Proposal	\$ 258,000	\$ 737,000	Purchase and install LED lights for the multi-purpose/cricket field at Church Street Park
Town of Rolesville	Athletic Complex	\$ 1,500,000	\$ 17,185,000	Create 100-acre outdoor athletic complex for baseball, softball, soccer, lacrosse and tennis
Town of Wake Forest	Reanissance Centre for the Arts	\$ 348,530	\$ 995,800	Renovate, repair and enhance performing arts and conference center
Triangle Sports Commission	Wake County Rowing Facility	\$ 22,000	\$ 62,500	Install rowing facility/buoy system at Lake Wheeler for rowing, canoe/kayak and Drag Boats
TriSports	The MAC Sports & Entertainment Park	\$ 1,500,000	\$ 4,436,000	Create 23-acre outdoor sports & entertainment venue for soccer, sand volleyball courts, practice field, and other sports and social events

Major Facilities Review Team Members

Community:

- Eleanor Oakley
 - Jim Hobbs
 - Cyndi Tomblin
 - Loren Gold
- United Arts Council
Wake Hospitality Alliance
Wake Hospitality Alliance
Greater Raleigh Convention
and Visitors Bureau

Wake County:

- Eric Staehle
 - Heather Drennan
 - Jason Horton
 - Denise Foreman
 - Johnna Rogers (Advisor)
- Facilities Design and Construction
Budget
Community Services
County Manager's Office
County Manager's Office

Project Scoring

- Scope of Project (20 Points)
 - Unmet need
 - Consistent with Board Goals
 - Track and measure success
 - Need for County investment
 - Community partnerships
- Project Budget and Funding Sources (15 Points)
 - Mix of funding sources
 - Funding on hand
 - Detailed schedule of revenues and expenditures
- Project Timeline (15 Points)
 - Readiness
 - Land ownership/acquisition status
 - Specific project plan

Project Scoring (Cont'd)

- Project Operating Plan (20 Points)
 - Consistent revenues to sustain operations
 - Viable operating plan
- Estimates on Visitors and Return on Investment (15 Points)
 - Ability to attract countywide and out of county visitors
 - Period for return on investment
- Organizational Information (10 Points)
 - Organizational leadership
 - Proven track record
- Total Points Available = 100

Review Process

- Proposals were reviewed and recommended to receive funding through a competitive, analytical process.
- Scoring matrix with rating scales used to identify finalists
- Finalist interview were used to determine funding and timing recommendations

Projects with Review Team Score

Review Team Project Rank	Requester	Project Name	Review Team Consensus Score	Request
3	Hibernian Hospitality*	Morgan Street Foodhall & Market	78	\$ 510,000

Upon review, it is the opinion of the County Attorney and the County Manager that the Morgan Street Foodhall & Market is not a qualified use for this funding source.

Projects with Review Team Score

Review Team Project Rank	Requester	Project Name	Review Team Consensus Score	Request	County Manager Recom.	Cumulative
1	Town of Cary	Major Sports Venues Enhancements	85	1,219,500	\$1,067,150	\$1,067,150
2	Town of Morrisville	Church Street Park Cricket Fields Lights Proposal	82	\$ 258,000	\$ 258,000	\$1,325,150
4	Marbles Museum	PLaY-stallation: A Fresh Welcome to Marbles and Moore Square	74	\$ 100,000	\$ 100,000	\$1,425,150
5	Town of Wake Forest	Reanissance Centre for the Arts	74	\$ 348,530	\$ 348,530	\$1,773,680
6	Museum of Art	Museum Park Expansion Project	73	\$1,500,000	\$1,050,000	\$2,823,680
7	Town of Fuquay Varina	Fleming Loop Recreational Park	68	\$ 500,000	\$ 500,000	\$ 3,323,680

Projects with Review Team Score

Review Team Project Rank	Requester	Project Name	Review Team Consensus Score	Request	County Manager Recom.	Cumulative
8	CAP Sports	The CAP (Capital Athletic Pavilion)	66	\$1,500,000	\$ -	\$ 3,323,680
9	City of Raleigh	Raleigh BikeShare	65	\$ 200,000	\$ -	\$ 3,323,680
10	Town of Fuquay Varina	Fuquay-Varina Arts Center	65	\$ 875,000	\$ -	\$ 3,323,680
11	Town of Holly Springs	Gymnasium and Convocation Center	59	\$1,500,000	\$ -	\$ 3,323,680
12	TriSports	The MAC Sports & Entertainment Park	59	\$1,500,000	\$ -	\$ 3,323,680
13	Triangle Sports Commission	Wake County Rowing Facility	49	\$ 22,000	\$ -	\$ 3,323,680
14	Town of Rolesville	Athletic Complex	34	\$1,500,000	\$ -	\$ 3,323,680

In Summary:

- Competitive process to award \$3.35 million yielded 14 projects with total request of \$11 million
- Review team evaluated and scored projects
- County Manager recommends funding for 6 projects totaling \$3.32 million

Next Steps:

- Board consideration of project funding
- Options include:
 - Moving forward with County Manager Recommendation
 - Receiving presentations from project representatives
 - Other?