

Stokesdale's

# Talk of the Town

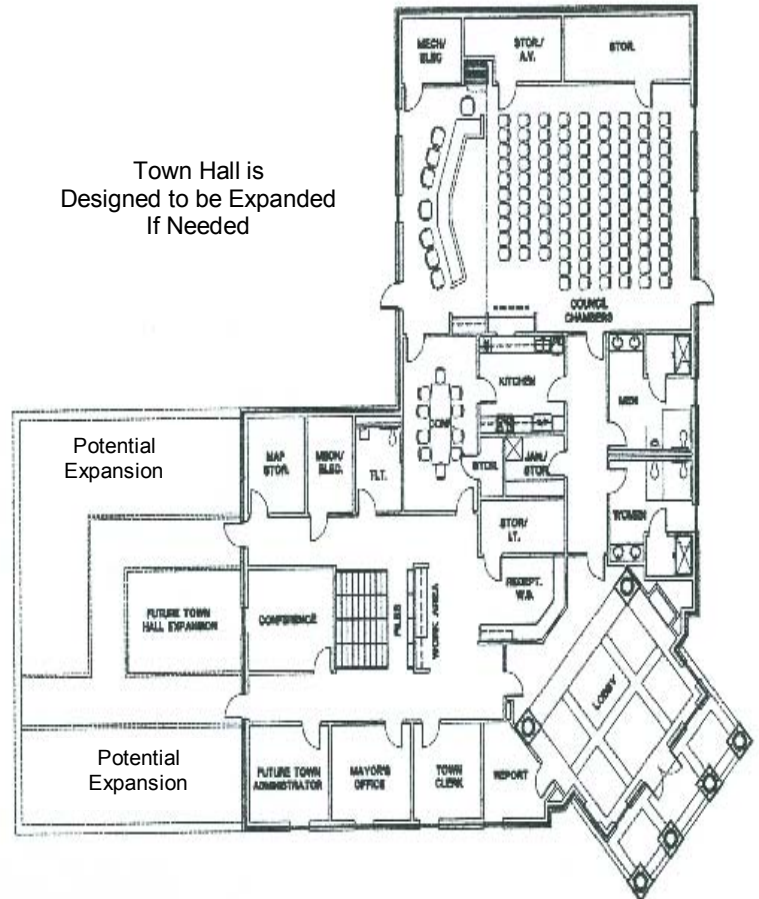
Volume 2009, Issue 1

October 2009

In June 2004 the Town purchased 25 Acres of Land on Angel Pardue Road for \$375,000.00. The property was paid for with Town Funds. The property adjoins Stokesdale Elementary School and was envisioned as a future site of not only a town hall and community center but a governmental complex with recreation fields, a park and perhaps a library. The Council has developed a comprehensive architectural plan which will provide not only for citizens needs now but also in the future. Council invited citizen input into the development process. The Town was named as a recipient of PART F Grant Funding of one half million dollars for the Park portion of the property. Construction began on the Park on June 15, 2009.

June 18, 2009: Council decided to accept bids for the Town Hall building with the option of rejecting the bids and considering other proposals for a Town Hall including the status quo. Cost of the building is estimated to be \$1.4 million for the 6,600 sq. ft. building.

Town Hall is  
Designed to be Expanded  
If Needed



## Features of Proposed Town Hall

*Designed to Meet the Needs of the Citizens*

- Town Hall will be used for:
  - **TOWN FUNCTIONS:**  
Town Council Meetings  
Town Committees & Boards
  - **PUBLIC USES:**  
Civic Groups  
Senior Citizens Groups  
Educational and Public Information Courses  
Disaster Relief Shelter  
Public Events  
Holiday Events  
Birthdays  
Reunions  
Award Banquets
- Kitchenette/Warming Kitchen for Disaster Relief Shelter and Public Use
- Audio & Recording System in Large Conference Room for Educational and Public Information Courses
- On-Site Administration of Stokesdale Town Park
- The building is designed so the public use areas can be accessed by the public outside of business hours.
- Area for preservation of historic items
- Future Site for a library and post office
- Addition office space can be added if needed

## FINANCES

- The Town Hall Project will not require a tax. The Project will be funded with funds on hand.
- Revenues/Income have been consistently greater than expenditures.
- The Town has over \$5 Million in current assets and over \$4 Million more than the required reserve amount set by NC State law.
- Rent: From July, 1998 through September 2009, the Town has paid \$87,000 for the current Town Hall facility.
- ESTIMATED Insurance, Utilities & Maintenance for Proposed Town Hall:

\$22,000 per year  
 - \$11,000 per year paid for 8416 US Hwy 158  
 +\$11,000 NET Increase for a New Facility

### FUTURE PLANS:

- The Stokesdale Park is scheduled to be completed by December 2009.
- Phase Two of the Park will include seeking grants for a recreational building or a gymnasium thru the North Carolina Parks & Recreation Trust Fund (PARTF).
- Grant funding can be requested for these items
- Proposals have been submitted to Council for relocating the Town Offices. Council will consider each of these proposals as well as maintaining the status quo should the bids for a new Town Hall be unacceptable.

**November 9, 2009**  
Stokesdale's  
**20th Birthday!!!!**

### Reasons to Consider Building a Town Hall Building

1. Construction costs are lower due to the current economic climate
2. Previous Councils have planned for the construction of a Town Hall Facility beginning with the 1991-1992 Budget.
3. \$935,000 has accumulated in the Town Hall—Future Planning Reserves for this purpose.
4. Bids for the Town Park were lower than the estimated cost projections
5. By paying for the Town Hall out of General Fund Balance, approximately \$750,000 would be saved in interest payments if a 20 year loan was secured. In addition, there will be money saved by not paying rent.
6. Stokesdale has not had a property tax and will not levy one to build this project
7. \$13,000 has been included in the 09-10 Budget for Park Expenditures.
8. Fees paid to the Architects for the Master Plan, Town Hall Plan and the Park Plan total about \$150,000 to date for plans and overseeing construction.
9. This is the result of 5 years of planning and design work.

### Town of Stokesdale

#### Elected Officials:

Randle L. Jones                      Mickie Halbrook  
Mayor                                      Mayor Pro Tem  
James Attaway                      Cheryl Steele  
Bobby Richardson

#### **Town Attorney:**

William B. Trevorrow

#### **Town Staff:**

Carolyn L. Joyner  
Town Clerk/Finance Officer

#### **Guilford County Sheriff's Dept.**

Deputy Steve Christman

#### **Guilford County Planning Department**

Trevor Nuttall

#### **TOWN HALL HOURS:**

Tuesday - Friday

8:30 AM - 2:30 PM

Phone: 336-643-4011

Fax: 336-643-4016

E-mail: Stoksdll@bellsouth.net

#### **WEBSITE:**

WWW.STOKESDALE.ORG

Meetings are held at the Stokesdale Town Hall at 8416 US Hwy 158 and are open to the public.

#### **Town Council Meetings**

Third Thursday of each month at 7:30 PM

#### **Planning Board Meetings**

First Thursday of each month at 7:30 PM

### TOWN OF STOKESDALE

8416 US Hwy 158  
PO Box 465  
Stokesdale, NC 27357

U.S. POSTAGE  
PAID

RESIDENT  
STOKESDALE  
NORTH CAROLINA 27357

