

## In regard to the Maintenance and Renovation of the Hall County Courthouse:

As stated in the LOCAL GOVERNMENT CODE: TITLE 9. Subtitle B, Chapter 291, Sec. 291.001 (*the "Code"*): The Commissioners Court is obligated to maintain the County Courthouse. Accordingly, the cost to the county of maintaining the Courthouse to remain in compliance with the Code is inevitable.

At this time, the money needed to make even the minimum of required maintenance repairs is outside the means of our county's budget, and the funds will have to be borrowed to comply with the Code. The required repairs are estimated to cost between \$3.5 million to \$4.0 million plus interest. The building's roof, its 100-year-old electrical wiring, deteriorating plumbing and the elevator must be addressed and corrected to keep the building sound. The elevator must be repaired to remain ADA compliant.

The Texas Historical commission has conditionally granted Hall County \$6.0 million toward the cost of a total restoration of the Court house. This grant would not have to be paid back and would be used only for a total restoration project. The County's Contribution toward the total restoration project would be around \$3,5 million plus interest over the next 30 years.

The decision going forward will be, does the County spend \$3.0 to \$4.0 million dollars on required repairs OR spend a comparable amount on the total Restoration of the Hall County Courthouse by accepting the \$6.0 million dollar grant from the Historical Commission.

The details of the County Courthouse restoration project can be found on the County's Website. <https://www.co.hall.tx.us>.

PROJECTS WITHOUT GRANT		RESTORATION PROJECT WITH GRANT	
1. New Electical system		1. Electrical Rehabilitaion	7. Repair elevator and upgrade Handicap Access
2. Heating and Air		2. Masonary Restoration	8. Building Code Remediaton
3. New plumbing		3. Window and Door Restoration	9. Remove Radio Tower
4. Elevator		4. New Bldg Heating and Air	10. Place Electical and Telephone utilities underground
5. Roof		5. 1st Floor Foundation heaving corrections	11. Restoration of Building Interior
		6. New Building Plumbing	12. Repairing and refurbishing Existing original funishingings
		Total estimate of Courthouse Restoration	
			\$9,388,650.00
		Less Grant funds	
			-\$6,000,000.00
Estimated cost to County w/o Grant		Estimated cost to County With Grant	
\$4,264,444.00			\$3,388,650.00