

Project Name

MUSEUM ASSET MANAGEMENT

PROJECT SUMMARY SHEET

A. **Submitting Department, Agency, or Association:**

AUGUSTA MUSEUM OF HISTORY

B. **Project Name / Brief Description:**

The Augusta Museum of History is requesting infrastructure funding: to expand and create a James Brown Entertainment wing and to be the future permanent home of the James Brown Academy of Musik Pupils (J.A.M.P.). This project will require the purchase of property adjacent to the Museum's parking lot on Broad Street, the construction of a hallway which will join the two properties, and the installation of an elevator. Also required is to tie in HVAC, fire suppression, and electrical lines into these structures. This project will also provide a more attractive streetscape for future economic development projects along and around 500 block of Broad Street.

Check box if project represents a continuation from a previous SPLOST:

C. **Project Location / Address:**

560 Reynolds Street, Augusta GA 30901

Check box if Site Selection required:

(If site selection is required, fill out section **VI. Site Criteria & Standards**)

Current Property Owner (if applicable):

Augusta Museum of History and Augusta-Richmond County Government

D. **District:**

All

E. **Proposed Project Budget (round to nearest thousands):**

Total SPLOST VIII Request: ¹	\$ 7,040,000.00
Annual Operating Cost: ²	\$ 9,750.00

¹ Figure from section III. Project Costs, first column (Total) for SPLOST V Project Total

² Figure from section V. Operating Costs, first column (Annual Costs) for Total Operating Costs for Project.

F. **Contact Person:**

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G. **Project Classification**

Basic Facilities and Infrastructure

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I. PROJECT JUSTIFICATION:

A. Project Mission Statement / Goals & Objectives:

The goals are to build a facility honoring the legacy of Mr. James Brown, and to provide a permanent home for the outstanding program - J.A.M.P. The building would house a much expanded "The Godfather of Soul" exhibition (currently 2,500 s.f to become 15,000 s.f.) There is so much more to Mr. Brown's story and career that should be presented. The Augusta Museum of History has maximized the current exhibit space. Moving and expanding Mr. Brown's exhibition would provide a larger gallery space for the popular "Local Legends" exhibition and in turn would provide a changing exhibition space in one of the Museum's Rotunda galleries.

B. How will this project help meet the Public Safety, Basic Facilities / Infrastructure, and/or Quality of Life needs in Augusta Richmond County?

This Museum Asset Management project will expand the infrastructure of the Museum and meet economic and educational development needs of the community by expanding gallery space for other potential popular exhibits.

C. Why should this project be considered for SPLOST VIII type funding?

The Museum Asset Management expansion should be considered for SPLOST VIII funding to assist the overall economic development of downtown, and increase national and international tourism for Richmond County. The Augusta Museum of History has become a major repository (over three million items in the collection), with a significant portion of the collection being Richmond County heritage and history. It also makes available staff expertise to a variety of local private and public agencies in the care and management of important historical records and artifacts. The project would have a significant impact on development of Augusta-Richmond County and most importantly would honor an international music icon, Mr. James Brown. This is a capital project in keeping with on-going ARC government discussion of making Richmond County known as the home of Mr. Brown.

D. To meet the Project Goals & Objectives, when should this project be completed?

2021-2022

E. Is this project recommended / included in any existing Augusta Richmond County Land Use Plan or Masterplan? If yes, please explain and

The project has been discussed as part of future downtown and county development and has been formally approved by the Museum's Board of Trustees. Mostly importantly it has the blessing the Mr. Brown's family. In addition, each county commissioner has been introduced to the project with a special tour and shown a conceptual drawing of the visual appeal of the building on Broad Street. This project would be part of the Cultural District, as presented in the most recent Master Plan.

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II. PROJECT DESCRIPTION:

A. Project Construction Program / Description:

(Provide within this space a Construction Program / Description for the project. Agencies and departments submitting requests should be prepared to

The Augusta Museum of History proposes to expand the "The Godfather of Soul, Mr. James Brown" exhibition from its current 2,500 square feet, to 15,000 square feet. It will also be the future permanent home of the J.A.M.P. .The project would require the city-county to purchase the property adjacent to the Museum's parking lot and construct a museum facility of 40,000 square feet. The Museum and the James Brown family would raise \$1.2 million for the expanded exhibition. Augusta-Richmond County would own the property and the building. This project would afford the Augusta Museum of History the opportunity to be part of the major destination point for the area's tourism and residents, as well as an opportunity to significantly expand exhibitions.

B.

Projected Useful Life of Project:

Twenty (20) Years

C. Site Specific Information: (address, tax map parcel #, etc.)

The properties to purchase include: 553 and 559 Broad Street front of stores, two separate warehouse structures and one concrete pad (047- 1-023-00-0). In addition, a portion of the "alley" or old railway line (047-2-036-01-0) directly in front of the Knox Center of Research and Preservation (already a part of the current museum complex) would be part of the construction project.

Check box if site currently owned by Augusta Richmond County:

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III. PROJECT COSTS:

A. Detailed project capital budget costs (to be funded from SPLOST VIII only):

Project Costs (round to	Total	YR1 (16)	YR2 (17)	YR3 (18)	YR4 (19)	YR5 (20)	YR6 (21)
1. Land Acquisition / ROW /	\$650,000						650,000
2. Design Fees:	\$200,000						200,000
3. Miscellaneous Fees:	\$500,000						500,000
4. Fixtures, Furniture, and	\$900,000						900,000
5. Construction:	\$4,000,000						4,000,000
6. Testing:	\$20,000						20,000
8. Construction Contingency	\$250,000						250,000
9. Project Management:	\$120,000						120,000
10. Capital Equipment	\$400,000						400,000
11. Other (describe):							
SPLOST VII Project Total:	\$7,040,000	\$0	\$0	\$0	\$0	\$0	\$7,040,000

OTHER : exhibit development and implementation

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IV. PROJECT FINANCING:

A. Detailed project capital budget costs (to be funded from SPLOST VIII only):

Project Sources (round to	Total	YR1 (16)	YR2 (17)	YR3 (18)	YR4 (19)	YR5 (20)	YR6 (21)
1. SPLOST VII *	\$7,040,000	\$0	\$0	\$0	\$0		\$7,040,000
2. ARC General Fund:	\$0						
3. State Grant:	\$0						
4. Federal Grant:	\$0						
5. Previous SPLOST:	\$0						
6. Testing:	\$0						
7. Reimbursement Amount							
8. Other (describe):	\$0						
9. Other (describe):	\$0						
Total Sources:	\$7,040,000	\$0	\$0	\$0	\$0		\$7,040,000

** Amount from section III.A., "Detailed project capital budget costs" (SPLOST V Project Total).*

B. Describe the current commitments for the other sources funding this project:

The Augusta Museum of History has paid for the preliminary conceptual visuals for the project and is committed to raise the necessary funds to design and install a state-of-of-art museum exhibition to honor the Godfather Soul, Mr. James Brown.

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V. OPERATING COSTS:

A. Total Annual Operating Costs when Project is complete:

Operating Cost (round to thousand)	Annual Costs
(Estimated) Operating Revenues	
1. Personnel Costs:	
2. Utilities:	
■ Gas:	300
■ Electrical:	500
■ Water:	250
■ Sewer:	200
■ Phone:	
■ Computers:	
3. Operating Supplies:	2,500
4. Equipment Maintenance:	2,500
5. Facility Maintenance:	3,500
6. Non-Capital:	
7. Other (describe):	
8. Other (describe):	
TOTAL OPERATING COSTS OF PROJECT:	\$ 9,750
NET INCOME (ESTIMATED):	\$ (9,750)

B. Additional Personnel Information:

1. Identify the number of additional staff positions needed when project is completed:

- Full-Time:
- Part-Time:
-

2. Briefly describe the responsibilities of each additional staff position:

Four part-time staff. The responsibilities would be: assist in managing collections, to assist in educational programming, to assist in constructing exhibitions, and to assist in custodial duties.

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3. Identify the projected salary and fringe benefit cost for each additional staff position:

\$12 an hour/20 hours a week. \$480 per pay period. \$12,480 per person a year. Four part-time: \$49,920 per year

VI. Site Criteria and Standards (only applicable if site Selection is required):

A. General Criteria:

1. Acreage:

- **Size:** Minimum acreage necessary for project, inclusive of parking and other
- **Topography:** Describe type of topography necessary to meet Goals and Objectives.
- **Estimated cost per acre:** Provide an estimated cost per acre and an explanation of how

2. Location / Accessibility:

- **Relative to its service area:** Define location relative to the project's service area that
- **Vehicular:** If necessary to meet the Goals and Objectives, describe what types of
- **Pedestrians:** Same as vehicular, but for pedestrians.
- **Bicycle Access:** Same as vehicular, but for bicycles.

B. No further information on site criteria and standards is necessary for the project request form at this time. However, additional information may

- **Development / Adjacent Impacts** (visibility, compatibility with land use plan, buffering,
- **Economy / Financing** (on- and off-site development costs, joint development
- **Environmental** (historic standards, traffic impacts, aesthetic standards, air quality, noise
- **Community Values** (displacements required, security needs, etc.)

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VII. OTHER IMPACTS:

A. Positive / Negative Impacts on ARC Departments, Agencies, or other Organizations:

With this project, if funded by Augusta-Richmond County, the Museum will be able to accommodate the future home of the "Godfather of Soul, Mr. James Brown" exhibition and the future home of J.A.M.P.

B. Positive / Negative Impacts on existing Infrastructure / Systems:

Existing structures will be removed with the exception of the three store fronts. The store fronts will remain to provide a pedestrian friendly feel.

C. Positive / Negative Impacts on Augusta Richmond County Tax Base:

The project will encourage future development on lower Broad Street.

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VIII. OTHER INFORMATION:

A. Provide other information that would assist in the review of this proposed project:

The project would provide a more attractive streetscape for future economic development projects along and around the 500 block of Broad Street.