

Emory Valley Site/Daniel Arthur Center Building (DARC)

Ownership:	Anderson County Government
Total Acreage:	1.5 Acres (Approximately)
Location:	728 Emory Valley Road
Availability:	Purchase available at end of the City of Oak Ridge's current lease with Anderson Government

Condition: The DARC building was built in the early 1960's as a rehabilitation school. The building is in poor condition as is and has several major issues that must be addressed if renovation is to be considered as an option for permanent location of the Senior Center.

Options:

1. Buy building, demolish and build a new Senior Center.
2. Buy building and renovate to suit needs of a Senior Center.
3. Buy building and use in current state.

Costs: The lease agreement between the City of Oak Ridge and Anderson County states that the City of Oak Ridge can purchase the DARC building from Anderson County for \$1.00.

Parking: Parking at the Emory Valley Site is currently shared with the Anderson County Clerk's Office with a total of 111 spaces with 18 of those dedicated as handicapped.

Advantages of Emory Valley Site:

- Low purchase cost
- Awareness of Location
- Centrally located
- Parking (Covered drop off)
- Sufficient space
- New construction or renovation could provide banquet facilities for Senior Center and other organizations

Possible concerns/issues:

- Cost of continued building maintenance would be assumed by the City of Oak Ridge if purchase is made. Currently both the Emory Valley Center and the Oak Ridge Montessori School are tenants in the building.
- Lacking curb appeal
- Entrance/Exit on to main road
- Condition of building
- Heating and Cooling
- Windows
- Roof
- Electrical
- Plumbing
- No multipurpose room
- Lack of City Council support and money