

CITY COUNCIL STUDY SESSION MINUTES

November 6, 2012

The City Council of the City of Norman, Cleveland County, State of Oklahoma, met in a study session at 5:30 p.m. in the Municipal Building Conference Room on the 6th day of November, 2012, and notice and agenda of the meeting were posted at the Municipal Building at 201 West Gray, and the Norman Public Library at 225 North Webster 48 hours prior to the beginning of the meeting.

PRESENT: Councilmembers Castleberry, Gallagher, Griffith, Jungman, Kovach, Lockett, Spaulding, Williams, Mayor Rosenthal

ABSENT: None

Item 1, being:

DISCUSSION AND PRESENTATION FROM TEVIS GROUP ARCHITECTS REGARDING THE ANIMAL WELFARE RENOVATION PROJECT.

Mr. Jim Maisano, Deputy Police Chief, said on November 8, 2011, citizens approved the issuance of General Obligation (GO) Bonds to address some of the issues at the Animal Welfare Facility, many of which had been identified in the 2008 Feasibility Study. In June 2012, Council approved a contract with Tevis Architectural Group (Tevis Group) to develop plans and oversee construction of that project. He said Staff and the Animal Welfare Oversight Committee had periodic meetings with Tevis Group to discuss issues identified in their Feasibility Study that includes disease control, holding capacity, work flow, and adoption allocations.

Mr. Aaron Harding, Project Manager for Tevis Group, said Tevis Group has been focusing on major elements such as capacity to make sure there is enough space for intake and holding of animals. He said, currently the Animal Welfare Facility has stacked animal runs and cages that are not ideal for the health of the animals or public viewing of the animals. He said proposed holding areas will include natural lighting and humidity and odor control.

Mr. Harding highlighted the proposed floor plans. He said the new facility will be approximately 13,500 square feet. He said Tevis Group will be salvaging as much of the current building as possible for cost effectiveness. He said parking will be expanded for overflow parking as well as employee parking. There will be a security gate operated remotely by Animal Welfare Officers with a drive-thru area for dropping off animals that will then go into an intake, evaluation, and exam room prior to being placed into separate holding facilities so dogs and cats will not be in the same areas. He said dog runs will be built in tiers and have individual plumbing systems to avoid overflow during cleaning.

Mr. Harding said the floor plans give flexibility in the projection of the number of animals held over the next 15 years as well as seasonal peaks. He said 41 dogs can be held at any one time, but can be expanded to 50 and the adoption area can accommodate up to 55 dogs. He said 32 cats can be held at any one time, but can be expanded to 36 and the adoption area can accommodate up to 44 cats. Healthy animals will be held in separate facilities to segregate them from animals quarantined for disease or illness. The adoption facility will be a separate building from the holding facility to help with the flow of people wanting to adopt animals versus people looking for a lost pet. There will be a multi-purpose room that can be used for animal training for the public or as a socialization area for the animals. Mr. Terry Tevis, owner of Tevis Group, said it is important for the Animal Welfare Facility to provide community outreach and be able to engage the community on the operation of the facility on a continuing basis so the multi-purpose room could be used for a variety of functions.

Mr. Harding said indoor spaces will have a synthetic turf that is sanitary, easy to clean, and looks nice. He said the turf is designed specifically for animals.

Mr. Tevis said there will be two kitchens and Staff rooms large enough to accommodate employees as well as the many anticipated volunteers that will want to help in the new facility. He said he expects a lot of traffic and exposure to the community so adoption rates will increase. He said people will want to be at the facility and adopt the animals there.

Councilmember Gallagher asked how the dog runs will be kept clean and Mr. Harding said there is a trench drain in the center of the room. The runs have a shield instead of a grate that allows water to flow freely, but blocks solid waste. Timed controls allow a flow of water to wash urine to the drain throughout the day. He said there are flushable sinks for solid waste disposal and a hose system with cleaning agents and brush attachments to clean the runs. Councilmember Kovach asked if the dogs will be exposed to the water used to flush the runs and Mr. Harding said no, the animals can be sequestered on the other side of the run. He said by making the cleaning process easy, it will make it more efficient and employees will be more proactive in keeping the facility clean and the cleaner the facility, the more odor-free it will be. Councilmember Kovach asked if gray water could be used and Mr. Tevis said yes, this could be a benefit and is being discussed.

Mr. Tevis said there will be a veterinary clinic contingent within the building that includes pharmaceutical storage and a two table surgery suite for spay/neuter operations. He said there is also a provision for an x-ray machine.

Councilmember Kovach asked about the timeline of construction and Mr. Harding said Tevis Group is ahead of schedule on the design and anticipates it being completed by March 2013, which would keep the schedule of opening the facility within a year from that time.

Councilmember Spaulding asked what the current square footage of the facility was and Mr. Harding said less than 5,500 square feet. Councilmember Spaulding asked what happens to the animals during construction and Mr. Harding said the goal is to maintain occupancy of the facility during construction. He said because the adoption facility will be a separate building than the holding facility, it will be possible to adequately house the animals during construction.

Councilmember Gallagher asked about euthanasia during construction and Mr. Harding said those decisions will have to be made along the way and the disposal process will also need to be considered. He said euthanasia numbers are currently high because of capacity issues and the condition of the current facility. The new facility is expected to push euthanasia numbers down well below the 10% threshold and basically be a "low kill" facility.

Items submitted for the record

1. Memorandum dated November 1, 2012, from Keith L. Humphrey, Chief of Police, to Honorable Mayor and City Council
2. PowerPoint presentation entitled, "City of Norman Animal Welfare Center Addition and Renovation," Norman City Council Study Session, November 6, 2012

The meeting adjourned at 6:00 p.m.

ATTEST:

City Clerk

Mayor