

CITY COUNCIL STUDY SESSION MINUTES

April 14, 2020

The City Council of the City of Norman, Cleveland County, State of Oklahoma, met in a virtual meeting Study Session at 5:00 p.m. in the Municipal Building Council Chambers on the 14th day of April, 2020, and notice and agenda of the meeting were posted at the Municipal Building at 201 West Gray 48 hours prior to the beginning of the meeting.

PRESENT: Councilmembers Bierman, Carter, Hall, Holman, Petrone, Scanlon, Scott, Wilson, Mayor Clark

ABSENT: None

Item 1, being:

CONTINUED DISCUSSION REGARDING POSSIBLE GENERAL OBLIGATION BOND ELECTION FOR NORMAN FORWARD PROJECTS, MUNICIPAL FACILITY PROJECTS AND AN ECONOMIC STIMULUS PACKAGE FOR SMALL BUSINESSES.

Mr. Jason Cotton, Director of Program Management Services for ADG, said tonight's discussion will be a continuation of prior discussions regarding NORMAN FORWARD (NF) and other municipal projects currently needing additional funding to meet the vision of the projects. He highlighted previous topics that included an update on a recent funding analysis; current juncture of whether to reduce scope of projects or find a funding mechanism to supplement current project budgets; project groupings; NF original vision/funding; current funding needed for each project; and an aggregate funding analysis. He highlighted the current status of each project and what would be needed to keep momentum going for all of the projects based on an August election.

Multi-Sport Facility

Conceptual design has been submitted
Architect awaiting direction
Contract amendment May 2020 to get through schematic design
Pencils down August 2020

Senior Wellness Center

Conceptual design has been submitted
Architect awaiting direction
Contract amendment May 2020 to get through schematic design
Pencils down July 2020

Softball and Football Complex

Conceptual design has been submitted
Architect awaiting direction
Can wait until after election
Pencils down June 2020

Ruby Grant Park

Reduced scope currently in construction
Completion anticipated November 2020
Contract amendment August 2020

Griffin Park

Reduced scope currently in construction
Completion anticipated December 2022
Contract amendment May 2020
Pencils down July 2020

Reaves Park

Reduced scope ready to bid
Construction manager needs direction
Contract amendment May 2020
Pencils down July 2020

Parks Maintenance Facility

Currently in design development
Contract amendment on April 14, 2020
Anticipated completion of design June 2020

Municipal Complex

Architect under contract – schematic design complete
Construction Manager selected and under contract
Teams currently scoped per 2008 Bond Election
Contract amendment August 2020
Pencils down August 2021

Emergency Operation Center (EOC)

Final construction design submitted of reduced design
Staff awaiting direction on bidding
Contract amendment May 2020
Pencils down July 2020

Fire and Fleet Maintenance

Currently in design development
Co-located with Park Maintenance
Contract amendment April 14, 2020
Substantial completion December 2020

Mr. Cotton said the direction needed from Council is timing of the potential election; whether to amend the architectural contracts for the initial phase of the expanded design work; inclusion of a homeless project and a Business Recovery Package.

Mayor Clark said since Council was already considering a bond election it is the perfect time to consider helping our business community. It also allows enough time to do a thorough needs

assessment of what businesses actually need. She said we have the opportunity to develop a well-rounded package to submit to the voters.

Mayor Clark supports waiting until the election happens to move forward with the projects.

Councilmember Holman would prefer not to move forward with Reaves Park unless we can do everything the citizens wanted. He said since the bond package is already a large package, he wanted to make sure everything was included for the projects and nothing gets left out.

Councilmember Wilson felt landlords should be considered in the business recovery program just like other businesses.

Councilmember Bierman asked if any additional work had been done on the operation agreements for some of the facilities. She felt like the operation agreements need to address who will cover the costs of the facilities if enough revenue hasn't been collected from events to cover expenses.

Councilmember Bierman asked what the annual property taxes would be for commercial properties. Mr. Anthony Francisco, Finance Director, said the taxes are based on property value so it wouldn't matter if it is a residential property or a commercial property.

Councilmember Bierman said she is optimistic about the small business recovery program, but wanted to make sure it would benefit all business types and sizes. She would like to prioritize businesses who were not able to receive federal assistance.

Councilmember Bierman said she was still not comfortable with an August election.

Councilmember Scanlon said it is important to have the EOC facility built adequately to meet the needs.

Mayor Clark said she wants to make sure the homeless question is tied to the result of the needs assessment and supports an August election. She would also like to see the Griffin Ad Hoc Advisory Group come back together to discuss the indoor soccer facility.

Councilmember Petrone wants to wait until after the election before moving forward with the contract amendments and expanded project scopes. She said she was not opposed to the business recovery package, but would need to know more about what would be included before she could support it.

City Clerk Brenda Hall said this discussion will continue at Council's Conference on April 28, 2020, and encouraged Councilmembers to submit any questions and/or concerns via email to City Manager Pyle or herself as soon as possible so staff can be prepared to address them at the next meeting.

Items submitted for the record

1. PowerPoint presentation entitled, "City of Norman Municipal Project Funding Analysis," Norman City Council Study Session dated April 28, 2020 prepared by ADG, Inc.

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The meeting adjourned at 9:33 p.m.

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ATTEST:



City Clerk



Mayor

