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COLUMBUS CITY HALL

# COLUMBUS CITY HALL UPDATE

City Council Meeting

April 12, 2022

# Executive Building

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COLUMBUS CITY HALL



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# Human Resources Building





Broadway South Building

# Development Resource Center

COLUMBUS CITY HALL



# Parking Facility



# COLUMBUS CITY HALL – PROPERTY ACQUISITION

- 3.5932 +/- acres
- 249,350 square feet of administrative space
- 634 space Parking Facility
- ~~Main Office~~ Executive Building (1146 & 1148 Broadway) = 56,702 sf
- ~~Uptown Center~~ Development Resource Center (14 12<sup>th</sup> Street/1137 1<sup>st</sup> Avenue) = 127,813 sf
- ~~Bradley Building~~ Human Resources (1140-1144 Broadway) = 20,300 sf
- ~~Jordan Building~~ Broadway South (1124-1132 Broadway) = 44,535 sf
- Parking Deck (29 11<sup>th</sup> Street) = 634 parking spaces





# GENERAL TERMS

- Purchase Price: \$25 million
- Closing Date: No later than March 1, 2022
- Occupancy:
  - Synovus to vacate Uptown Center, Bradley and Jordan Buildings no later than July 31, 2022
  - Synovus to vacate Main Office no later than July 31, 2024
- Lease Agreement: \$500,000
- Net Purchase Price: \$24,500,000

# TIMELINE

- Advisory Meeting – Pace Halter-W.C. Bradley, Chris Woodruff-The Cotton Companies, Anthony Slaughter and Jeff Keefe-Moon, Meeks and Associates – March 2022
- Design Completion by SLAM/Barnes Gibson Partners – June 2022
- Renovation of Development Resource Center, Human Resources and Broadway South Buildings by Gilbane/Freeman & Associates – August 2022 – March 2023
- Phase 1 Relocation – March 2023
- Phase 2 Relocation – Summer/Fall 2023
- Renovation of Executive Building – August 2024 – March 2024
- Phase 3 Relocation – March 2025

# ADMINISTRATIVE USE OF FACILITY

- Phase 1 Relocations in 2023
  - Mayor's Office, City Manager's Office, City Attorney's Office, Clerk of Council's Office – Temporarily relocate to the 3<sup>rd</sup> Floor of the Development Resource Center.
  - Finance Department – 1<sup>st</sup> Floor Development Resource Center.
  - Human Resources Department – 1<sup>st</sup> Floor Human Resources Building. This building will also include the Learning Center and Meeting Rooms.
  - Information Technology Department – 2<sup>nd</sup> Floor Development Resource Center.
- Phase 2 Relocations in 2023
  - Print Shop – Basement Broadway South Building.
  - Workforce Investment – 2<sup>nd</sup> Floor Development Resource Center.
  - UGA Cooperative Extension – 1<sup>st</sup> Floor Development Resource Center.

# ADMINISTRATIVE USE OF FACILITY

- Phase 2 Relocations 2023 continued
  - Parks & Recreation Administration – 2<sup>nd</sup> Floor Development Resource Center
  - Health and Wellness Center – 1<sup>st</sup> Floor Broadway South Building
- Phase 3 Relocations 2025
  - Mayor’s Office – 5<sup>th</sup> Floor of the Executive Building
  - City Manager’s Office – 4<sup>th</sup> Floor Executive Building
  - City Attorney’s Office – 3<sup>rd</sup> Floor Executive Building
  - Clerk of Council’s Office/Councilors Offices – 2<sup>nd</sup> Floor Executive Building
  - Engineering Department, Inspections & Code Department, Planning Department, Community Reinvestment Department - 3<sup>rd</sup> Floor Development Resource Center
  - Finance Department-Revenue Division – 1<sup>st</sup> Floor Executive Building

# QUESTIONS