

TO: Public Works Committee
FROM: Don Carney, Capital Projects Manager
DATE: April 20, 2023
SUBJECT: Briefing of Service Provider Agreement with TCF Architecture, PLLC, for the City Operations and Maintenance Facility Design

1) Recommended Action:

None. This is a discussion item.

2) Background:

In 2014, the City acquired property at 79th Avenue and Trails End Drive (former Trails End Arena) for the purpose of locating a future Public Works Operations and Maintenance Facility. In 2016, the City entered into a Service Provider Agreement with TCF Architecture for development of a Master Plan for the site and the pre-design work necessary to determine space needs, a preferred site alternative including identification of potential park opportunities, conceptual building designs, project estimates, and community engagement.

The master plan, pre-design, and community engagement work has been completed, most of the buildings on the site have been demolished, a habitat conservation plan for the project has been prepared and is being reviewed by United States Fish and Wildlife Service, mitigation for habitat impacts has been established and paid for. The next steps are to begin formal design of the facilities.

A draft agreement for design of the facility using the same Consultant (TCF Architecture) that produced a master plan and pre-design for the facility in 2016 is nearly complete. The City's standard Service Provider Agreement will be used. A continuing relationship with this firm provides continuity in concepts and design. The design fee is estimated at \$2,450,000 and will include full plans, specifications, and cost estimate. A construction timeline has not been determined.

3) Policy Support:

Build a Community Recognized for Quality, Compassion and Humanity

- Provide high quality municipal facilities and parks

Refine and Sustain a Great Organization.

- Develop and implement strategy for construction of a new public works operations and maintenance facility.
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4) Alternatives:

☐ N/A

5) Fiscal Notes:

This project and the funding necessary to complete this work is included in the 2022-2027 CFP.

6) Attachments:

None.