



Special Meeting: Leo A. Daly - Space Needs

Date: January 27, 2021

Location: Public Works - Large Conference Room - 609 S. 26<sup>th</sup> St. Bismarck N.D. 58504

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## MEETING OF THE BOARD OF CITY COMMISSIONERS

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On January 27, 2021 the Board of City Commission met for a Special Meeting, at 3:00 p.m. in the large conference room at Public Works, to receive a presentation from Leo A. Daly, a planning, architecture and engineering firm, on the beginning stages of the space needs plan for the Public Health, Police and Public Works facilities.

Those present included: Mayor Bakken, Commissioners Guy, Zenker and Marquardt, Administrator Keith Hunke, Assistant Administrator Jason Tomanek, Police Chief Dave Draovitch, Public Works Service Operations Director Jeff Heintz, Public Works Utility Operations Director Michelle Klose, Finance Director Dmitriy Chernyak, City Forester Doug Wiles, several representatives of Leo A. Daly, including Todd LaVold, Leif Eikevik and Kristina Johnson, local collaborators for the project, Jake Axtman, of Axtman + Associates, P.C. and Brad Kogstad, of KLJ, Chuck Huber and Kyle Holwagner of CRA Commercial Real Estate Advisors, were present. Commissioner Splonskowski, City Attorney Jannelle Combs, Airport Director Greg Haug, Event Center Director Charlie Jeske, Community Development Director Ben Ehreth, Kate Herzog of the Downtowners, Kevin Magstadt of Kraus-Anderson Construction Company and Bruce Schirado connected via Microsoft Teams.

On November 9, 2020 the City Commission met for a similar Special Meeting at Public Works where the Commission stated Leo A. Daly needed to develop a better idea of the groundwork for these projects, including a set location for each department and a firmer budget before hiring a construction manager, as proposed by Leo A. Daly. Several Commissioners also stated they wanted a variety of options on how to move forward with these projects, with a ballpark cost and a list of pros and cons to go with each

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option.

At the January 27, 2021 meeting, the Leo A. Daly team presented a total of 9 different options, for the space needs for all three facilities. To view all the options presented, visit this [link](#).

After further discussion on how to proceed, Commissioner Guy moved to take a narrowed approach by selecting options with the departments' preferences in mind. These were:

1. A combination of Option 5 and Option 6 - Relocate Public Health to the existing Police Department facility, where all renovations would fall on Public Health using their annual budget.
2. In addition, Commissioner Guy requested they keep the options open for a location in an existing building, in the event the Police Department facility did not work out as the new location for Public Health.
3. A combination of Option 5 and Option 7 - Upon Public Health relocating, the Police Department would move to a new building on a greenfield site.

With this motion, the departments and consultant would be allowed to work with the Budget Committee in order to pursue funding for these projects. In addition, it would allow the City to begin exploring their options for purchasing a greenfield site for the new location.

Commissioner Marquardt seconded the motion.

Upon a roll call vote, all voted aye. M/C.

Commissioner Zenker moved to have the Budget Committee review the options for Public Works. Commissioner Marquardt seconded the motion.

Upon a roll call vote, all voted aye. M/C.

The meeting was adjourned at 4:36 p.m.