

October 16th, 2020

Mayor's Blue-Ribbon Committee on Prescott Park Master Plan Implementation

9-10:30am

Online / Zoom Meeting

Meeting Minutes

ATTENDEES

- Nancy Colbert Puff, Deputy City Manager (NCP)
- Beth Margeson (BM)
- Councilor Petra Huda (PH)
- Robin Lurie-Meyerkopf (RLM)
- Genevieve Aichele (GA)
- Tom Watson (TW)
- Cheri Ruane, Vice President, W&S (CR)
- Savy Kep, Landscape Designer, W&S (SK)

SUMMARY OF PRESENTATION AND COMMENTS

Following the regulations of the COVID-19 emergency response the requirement has been waived that a quorum be physically present. Remote attendees will introduce themselves and identify their location; votes will be counted by roll call.

Public Outreach Review – Presentation (CR):

- What we heard
 - What is meant by “Park First”?
 - There was also some slight concern that the arts festival is being served a larger role than before in the masterplan
 - Transitioning of the Formal Garden
 - Accessibility throughout the park
 - Current flooding in the neighborhoods and the park
 - Construction timeline
 - Overall: Everyone was in pretty much alignment – there was a lot of review and clarifications on the plan itself, but no drastic changes
- Specific Concerns
 - Tupelo tree in honor of Jeff W. Ott needs protection and preservation
 - Preserve the Trial Garden's integrity
 - Improve public meeting outreach – it's not just this project, every project it's always a bit difficult to get word out to the entire public
 - Celebrate the industrial waterfront
 - Including interpretive signage
- Next Steps
 - Confirm Phase 1 Program and Overall Budget for presentation to City Council
 - Listing the order of operations – what must be done first and what strategies need to be accomplished in conjunction with each other
 - Then we prescribe a new scope of work for Phase 1
 - Illustrate the “before and after” resiliency improvements
 - Make sure the plans are labeled and can stand on their own
 - Develop plan graphics that show phased implementation for future phases
- Updated Project Schedule

- Will need to push back construction to the fall (after the summer arts festival)
- Diagram of Proposed Phase 1 Moves
 - This is the summary of the order of operations of phase 1A
 - Add relocate the stage to description
 - We are meeting on Monday with Peter with our engineers so we can go over the resiliency strategies
 - Labelled numbers will be updated
 - We want to communicate all these strategies clearly
 - The raising the seawall is the most important to protect from sea water and then improving the infrastructure so the coastal water doesn't come back into the park
- Phase 1 Cost Summary
 - Base development of improvements: seawall improvements, stormwater strategies, electrical service
 - Additions to the base development include: raise & relocate the Shaw, proposed maintenance facility, temporary stage rental, renovate the Shaw, new construction addition, proposed stage facility (cost not factored in this summary because that is a future assessment), renovate the sheafe
 - Total high-end cost: \$10.41 million (not including the proposed stage facility) with a minimum cost of 7 million
- Questions and Comments
 - NCP: We have about a little over 2 million and expect to bond 1.7 more later and some money from the general fund, overall close to 4 million
 - PH: The city also has a stormwater improvement plan so can we collaborate on that and figure out what the city had planned to do in the beginning and then determining what is the real cost on the area that we are looking at
 - CR: When we meet with Peter to discuss the stormwater, we will ask that question
 - PH: If we already have a plan in place and we are just doing a little piece of it here we should see how much of the price it would cut down
 - NCP: We are at conceptual stage and these are ball park price and this is in anticipation of hiring W&S to go forward - we have some CDBG to help with the accessibility within the park (possibly it's a couple hundred grand)
 - BM: Is that the Community Development Block Grant?
 - NCP: yes
 - TW: At what level can we get more of the detail for the pricing?
 - CR: We can't get into the detail until we get into the design, we have been encouraging people to bid during this time because the contractors are hungry for work, but we can't know for sure the bid prices will be low when we are ready to put this to bid
 - TW: Do you see this cost summary sheet as a necessary component to present to the city council?
 - CR: Yes
 - NCP: There is a project here and we will get more precise numbers as we get a bid package
 - CR: We also have utilities and building work with different kinds of contractors and should break this up anyways
 - GA: What does the city council need to make decisions? Is it financial or Phase approval?
 - PH: I believe there are two pieces – for the base development we need to tighten up the numbers. Before we move forward, what adjustments are we going to make to the city council – we're going to have to look at what changes we are going to

make to the master plan and line up the phases to the master plan. If we move forward with the base development, can we decrease the cost by DPW's stormwater management plan? Also, before we move the Shaw, etc. we need to figure that out as it aligns with the master plan

- NCP: Yes, I believe that we have been meeting with the assumption that the masterplan will need to be amended
- PH: If they approve it - great but, if they deny it then we must figure out what to do from there
- TW: The electrical improvements were part of the master plan and the stormwater is not is that correct?
- CR: I believe that what is represented under the base development is all apart of the master plan, we did talk about the necessary improvements to design a resilient park. The Shaw moving was not, and the relocation of the maintenance facility was originally planned for mechanic street, but it was in the master plan to relocate it
- RLM: When can this get in front of the city council? What is the lead time?
 - NCP: I hoped this could come in front of the council in November, so they have this information before they meet for the capital improvement program
 - RLM: It sounds like we need to coordinate with DPW
- CR: I have October 29th at 6:30pm for virtual meeting number 2 and we can report out what we heard which was mainly to move forward with some things taken into consideration
- BM: I'd like to move back a bit and discuss what has changed in the masterplan? The use of the Shaw was not in the masterplan
 - CR: There were talks about the potential shifts of use for the Shaw – nothing specific but mentioning it could be used by the public
- BM: Going back to the stage issue, Peter had reservations of buying the stage because he was worried about the experience needed to upkeep the stage, but we should bring the option of purchasing a stage back because it is cheaper
- CR: We had put an annual budget on the plan to put up and store the stage so it would not put that responsibility on the city
- TW: I see the decision of the stage as part of the phase 2 component, concerned of going down a path of solving that problem before we are there – we should focus on coming up with the report that addresses the Phase 1 and specifically highlight which parts of the Phase 1 changes aligns with the master plan and which branches off and create a recommendation of what could then be phase 2 later – it's less of the location of the stage but more of the storage of the back of house. Also, we should color code the cost summary - blue aligns with masterplan and the red is the addition/ amendment to the masterplan
- CR: Renovating the Shaw was always in the plan and renovating and preserving the Sheafe was also in the plan – bringing everyone along up to speed
- BM: I wanted to clarify that I was talking about buying vs renting the stage
- CR: Our goal is to get the process started and because the stage is tenuous and we have talked about this previously to defer the conversation, it would help push phase 1 forward more efficiently
- BM: Does the council need to be updated beforehand? They haven't been able to have these conversations with us
- NCP: Not aware of updates to council
- PH: I didn't believe we were ready to update the council. How does this work from looking at the low end to the high end, when you move forward with the bid would we get more

specific numbers?

- CR: What we don't know yet is how structurally sound the existing tide gates or other infrastructure is, if we have to excavate then it'd be at the high end but if some things are solid then it would drop the cost
- PH: We need to ask peter if we could decrease the numbers – do we have to get past the engineering part beforehand?
 - CR: Yes we need to do the engineering to understand what is actually going on, they will either say this wall will need to be removed and rebuilt or this wall is great you can just add some blocks – but some areas will definitely need to be rebuilt
- PH: Will we have the fy20 and if we don't get to it could we get money from the fy21?
 - NCP: We should expect about 4 million total and 2 million on hand but before this we need to bring this to the council to approve the project and then hire Cheri and then we can get more specific numbers
 - PH: This might change as planning comes up again?
 - NCP: Yes, it could change
- PH: I would like the council to understand what we have put aside and how much are things going to be so they can decide how much do they want this
- CR: We could meet on the 29th and we could put together the presentation, our engineers gave us some comments and we will have a presentation consolidated and clear that could stand on its own
- TW: My expectation is that we will have some sort of report submission – you'll be able to have a draft of that by the 29th?
- CR: We could have a package together for the city council by that second presentation yes
- TW: If we have the proposed recommendation by the second meeting and present it to the public then a week later, we can meet again and debrief
- PH: November 16th and 2 more meetings in December is when the city council would meet, so we have 3 meetings to get it in there
- TW: How quickly do we need to have it before the meeting?
- PH: The Wednesday the week before the meeting
- TW: If we have a report before the second meeting then we could have it in front of the city council
- PH: I think it's critical that the public understands that we have to stabilize the wall that's the most important thing – It should be clear that this is not an instantaneous thing and be clear about the timeline
- BM: Echoing that – we need more data to get to the next step, so the sooner we get to the city council then the sooner we could get the funding
- TW: any other questions?
 - NCP: Confirming the time on the 29th?
 - CR: Any time works 6 or 6:30
 - NCP: We are talking about the timing of the second virtual public
 - TW: The last one was 6:30 and so let's give people a chance to grab a bite to eat before they settle down
 - NCP: Tom were you thinking November 6th that we would meet?
 - TW: Lets plan on meeting at 10 am on November 6th then
- TW: do we have people in the public comment section?

Open Public Comment Period

- Stephanie Seacord – will help Nancy get the word out about the meeting on the 29th

Closed public comment

**Motion to Adjourn, seconded
All Approved**

End of Notes: SK