

RESOLUTION NO 20-21

A RESOLUTION APPROVING THE DESIGN AND CONSTRUCTION OF A NEW CITY HALL FACILITY FOLLOWING REMOVAL OF THE EXISTING STRUCTURES ON THE UNDERHILL SITE AND ADOPTING PROJECT PRINCIPLES

WHEREAS, the City of Manzanita needs a new City Hall to consolidate city services in a single location, promote more efficient government, and to accommodate future growth; and

WHEREAS, the City has purchased the Underhill Plaza property for a new City Hall; and

WHEREAS, a new structure can be designed to meet the City's program requirements and would have lower life cycle costs as new building expected to have significantly longer useful life; now, therefore

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MANZANITA:

Section 1. The City will pursue a design and construction of a new City Hall.

Section 2. The City will remove the existing structures (old school) on the City Plaza site.

Section 3. The City will adopt the following seven project principles to provide direction and guide future decision making for the new City Hall project design and construction.

1. ESSENTIAL

There is an urgent need for a new City Hall.

- City staff moved out of the current City Hall due to hazardous conditions in the building. Current temporary offices are less than one third of the space necessary for efficient day to day operations and to provide good customer service. A new City Hall has been under discussion for many years, and the time is now to move forward with the project.

2. CONSOLIDATION.

The Project will include a consolidation of Administration and Public Safety into one building.

- Consolidating all City departments into one facility will improve administrative efficiency and provide better service to the community.

3. LOCATION.

The new City Hall will be located on the City Plaza site (formerly Underhill Plaza).

- The City purchased the City Plaza property in 2017 for the expressed purpose of locating a City Hall or other City facility on the property. This property is large and can accommodate the City Hall, and potentially other public/community uses.
- Importantly, the property is outside the tsunami inundation zone, making it an excellent location for emergency response coordination and possible shelter following a seismic event.

4. NEW BUILDING

The new City Hall will be designed and constructed on the City Plaza site following demolition of the existing structures on site.

- This decision is based on analysis by experts and a review of that information by the City's third party Project Manager.
- The City is developing a schedule for demolition and continues to work with existing tenants to find alternative business locations.

5. COMMUNITY OUTREACH

The City is developing a community outreach plan to seek input from community to inform decisions regarding the City Hall project.

6. PROJECT MANAGER.

City will retain an outside Project Manager to assist City staff and the City Council with project direction, planning and implementation.

7. FUNDING

Following the Community Outreach effort, City Council will determine final funding approach for the project, including possible sale of City owned property, loans and other funding sources.

Passed by the City Council and signed by me in authentication of its passage this 5th day of August, 2020.

Michael Scott, Mayor

ATTEST:

Cynthia Alamillo, City Manager/Recorder