

A work session of the Astoria Common Council was held at the above place at the hour of 9:00 am.

Councilors Present: Nemlowill, Herzig, Warr, Price, Mayor LaMear

Councilors Excused: None

Staff Present: City Manager Estes, Police Chief Johnston, Community Development Director Cronin, Parks and Recreation Director Cosby, Finance Director Brooks, Library Director Tucker and Public Works Director Cook. The meeting is recorded and will be transcribed by ABC Transcription Services, Inc.

Mayor LaMear explained this work session was scheduled because City Council must discuss certain topics publicly. This will provide everyone the opportunity to express their opinions so that City Council can come to a consensus or decide how to move forward. City Council wants to make progress and fully understand each Councilor's position. Therefore, public comments may or may not be part of the work session. Public comments can be given at a regular City Council meeting.

STRATEGIC PLAN

City Manager Estes explained that at a previous work session, a discussion about implementing the City Council goal to develop a strategic plan indicated City Council wanted to review elements of the strategic planning process and wanted Staff to keep the process affordable. Since that work session, he has spoken with Marty Jaeksh, who recently completed a strategic plan for the Astoria School District and was recommended by Craig Hoppes, Astoria School District Superintendent. Considering Staff's workload with all of the City's ongoing projects, Staff recommends outside assistance with the strategic plan. After speaking with Mr. Jacques, he recommended hiring Mr. Jacques who could assist with all aspects of the strategic planning process. The fee for this fiscal year would be under \$10,000, which is within the City Manager's spending authority. However, he would like feedback from City Council about moving forward with a contract with Mr. Jacques. He presented City Council with Mr. Jacques's resume, briefly reviewing Mr. Jacques's employment history, strategic planning experience, and qualifications. He described the process Mr. Jacques would use to develop a strategic plan, which would take about six or seven months considering Staff's current work load, and first steps. He recommended City Council's goal setting sessions be replaced with strategic planning work sessions.

Councilor Warr confirmed that City Manager Estes believed Mr. Jacques would provide the City with the level of service Astoria needed and in a manner that City Council wanted. However, he believed that Mr. Jacques should make a short presentation to City Council first because Council also needs to be comfortable with the person directing the strategic planning process. Councilor Price agreed.

Councilor Nemlowill said she wanted to meet Mr. Jacques as well. She was concerned with the process, which she believed did not include enough public participation. While Mr. Jacques is qualified, she preferred to choose a consultant through the request for proposals (RFP) process because the person chosen will have a large influence on the outcome of the strategic plan. Hiring a consultant will be a big investment that will save the City money in the end because the plan will allow the City to prioritize and operate more efficiently. She was happy Staff had a viable candidate, but preferred choosing from a larger pool of candidates after City Council has interviewed them.

City Manager Estes noted that opportunities for public involvement are an option.

Councilor Herzig said Mr. Hoppas told him the school district was very happy with Mr. Jacques, who completed the process with community outreach for \$7,000. He believed City Council should move forward with Staff's recommendation.

Mayor LaMear said City Manager Estes has met with Mr. Jacques several times. Both City Manager Estes and Mr. Hoppas have recommended Mr. Jacques because his planning process ensures buy-in from all parties

involved and continuous evaluations of the final plan. Therefore, she was comfortable allowing Staff to move forward with their recommendation. She did not believe an RFP was necessary.

City Manager Estes stated he would schedule a work session with City Council and Mr. Jacques.

HERITAGE SQUARE

City Manager Estes announced that Library Director Jane Tucker would retire on June 1, 2016.

Director Tucker said giving the City five months' notice of her retirement would allow time for continuity. She encouraged the City to use this change in Staff as an opportunity to reevaluate, reorganize, and make changes, especially since strategic planning is about to begin. There will be surprises along the way, but she hoped they would be good surprises. She said it has been a pleasure to work with City Manager Estes, Mayor LaMear, City Council, and her fellow department leaders, adding her decision to retire was not easy. Astoria's library is one of the oldest in the State, so the Library Director must be a steward and she has been a good steward.

Councilor Warr believed that before City Council could move forward with the development of Heritage Square, Council needed to come to a consensus on basic aspects of the project, including what would be developed, how the development would be funded, and how long development would take.

City Manager Estes confirmed for Councilor Price that the dirt work at Heritage Square was proceeding as scheduled.

Councilor Nemlowill wanted to address housing and library needs. She believed the library projects' ability to attract financiers was more important than the projects' costs and suggested Library Advisory Board conduct a study on expanding the library in its current location, compare that study with information on Heritage Square, and make a recommendation to City Council. Mayor LaMear explained the library has already done this. She reviewed the options for remaining in same location and why none were feasible. This has put City Council and the entire community in a quandary and she has given the issue a lot of thought. She distributed a document at the dais that listed pros and cons for four scenarios, 1) building a new library at Heritage Square, 2) renovating the current library building and using the Merwyn building, 3) renovating the current building and using the parking lot, and 4) renovating the current building and using the basement.

Councilor Herzig said the project must begin even before all of the money is raised. He agreed with Councilor Nemlowill that development of Heritage Square could address several issues, including the Safeway parking lot, housing, and the library.

Councilor Price said she was opposed to a bond to fill the funding gap for a library at Heritage Square. She preferred a plan with professional designs for use of the existing library space.

Council and Staff discussed renovating the current library building, as follows:

- Councilor Warr did not believe a library at Heritage Square or the Merwyn site was affordable. Previous plans for use of existing library building should be revisited. He strongly believed in expansion of the library in its current location, however the Flag Room would need to be altered and the library would close during construction.
- City Manager Estes explained why expansion of the library into the parking lot was not recommended by the Ruth Metz study.
- Director Tucker noted that in addition to construction costs, City Council should also consider labor costs and operation costs. She explained how a one level building would result in lower construction, labor, and operation costs. She also suggested City Council consider multiple age groups when discussing parking.
 - Library Staff is currently unable to supervise the Flag Room and mezzanine with 4.5 full time employees. Lines of sight in the building are important because cameras have not deterred bad behaviors. Walls would need to be removed in the current building in order to open up the lines of sight.
 - Councilor Warr believed extending the building to the sidewalk would accommodate the recommended 18,000 square feet. Meeting rooms could be located in the basement and the library could be on the main floor, which would be about 10,000 square feet. The cost savings of this option would provide funds for more library staff.

- Councilor Price did not believe the public would support a brand new library because of the cost. Therefore, the existing building should be renovated for less money and library staff increased.
 - Finance Director Brooks explained that personnel costs are an ongoing expense that tends to rise over time with the cost of living. Staffing costs are paid from property taxes, which are limited. This means the City has a finite amount of money it can spend on staff. Increasing library staff will only be possible if costs or staff in other departments are decreased.

Council and Staff discussed development at Heritage Square, as follows:

- Councilor Warr believed Heritage Square should accommodate parking and the Sunday Market, which is a huge economic driver for Astoria. He did not believe there was any other development that would benefit the city. While a public/private partnership would provide some good possibilities, construction costs in that area are too high to accommodate affordable housing.
 - Councilor Nemlowill reminded that Astoria needs all types of housing. It is important to focus on affordable housing for service workers. However, Columbia Memorial Hospital is the largest employer in Astoria. Healthcare workers are paid higher wages. Also, Coast Guard members receive housing subsidies. Housing on Heritage Square does not necessarily have to be workforce housing. The City has the ability to facilitate a certain type of development through incentives like property tax abatements or payment deferrals. Parking is important, but she did not believe Heritage Square could solve Astoria's parking needs. A parking study needs to be completed. If the block is developed, the Sunday Market could still be located at Heritage Square on a festival street. The site is not currently providing any benefit to Astoria, but housing would provide daily economic vitality to the downtown area. She wanted to find out if there were developers interested in building housing at Heritage Square.
 - Councilor Herzig said he has spoken to downtown merchants who say the Sunday Market is not a good economic driver. The market is moveable and has been located in other locations in the past. The city is not locked into a seasonal event, so keeping the parking lot open year-round is not a profitable use of the space.
- Councilor Price stated the community wants Heritage Square to be a plaza. Other city-owned lots in the downtown area could be used for housing. Public comments made during this most recent study of Heritage Square indicated the majority of the community has rejected building at Heritage Square and favored a public plaza as Phase 2 of this three-phase project. She reminded that the Garden of Surging Waves was Phase 1.
 - Councilor Nemlowill reminded that the Parks master planning process has received comments indicating more housing is desired and the City already has too much open space. Expanding the Garden of Surging Waves has never been vetted to the public.
 - Councilor Herzig explained the community began referring to the Safeway parking lot as Heritage Square when the community became upset that the Garden of Surging Waves would only represent one ethnicity. The name Heritage Square indicated future development would honor other ethnicities in the community, but no formal plans were made.
 - City Manager Estes noted that City Council did formally adopt the name Heritage Square.
 - Councilor Nemlowill asked how much it costs to maintain the Garden of Surging Waves. She also wanted to know how the Parks Department would maintain a public plaza at Heritage Square.
 - Director Cosby said traditionally, when new facilities are added, the maintenance of other facilities decreases so that all facilities can be maintained without adding additional resources. She excused herself to obtain information on the annual maintenance costs of the Garden of Surging Waves.

Mayor LaMear believed Heritage Square should be the community's square and that the library is the center of the community. She read a statement outlining the pros and cons of building a new library with housing at Heritage Square and renovating the existing library. Costs sound prohibitive; however, she believed the costs were broad and inflated. She recommended the City publish a request for proposals (RFP) to find out the real costs of each option, taking into consideration all of the pros and cons. If the existing library is renovated, she did not want the Merwyn to remain because it is causing damage to the library building. It would be short sighted to renovate the library without making a decision about the Merwyn building.

City Manager Estes said Staff has been working on cost estimates for both the Heritage Square proposal and renovation of the existing site. Director Cronin added that he would give the consultants more direction after receiving feedback from City Council during this work session. Once City Council agrees on their options, Staff will be able to get a cost estimate.

Councilor Herzig said he wanted to know the costs for the mixed-use library in Cornelius. He did not believe the cost estimates presented to City Council were realistic. City Manager Estes explained the mixed-use library in Cornelius is constructed of wood, which is a cheaper type of construction than concrete. The Cornelius library cost \$4.8 million and the housing is being funded by a Housing and Urban Development (HUD) grant for affordable senior housing. Cornelius has also received a Community Development Block Grant. The City of Astoria would not be eligible for this grant because the City is too wealthy. Taxpayers in Cornelius did not approve a bond for the project. Funds are still being raised for their new mixed-use library.

Councilor Nemlowill said she was concerned about the costs and asked if Staff believed the taxpayers would approve the Heritage Square site if it cost a lot more than the existing site.

Mayor LaMear believed it would be tough to sell any decision made by City Council because there are pros and cons to each option. Many developers have looked at the Merwyn building and no projects have been proposed. She questioned how long the City would allow the building to deteriorate in the name of preservation. The Merwyn is damaging both buildings next to it and would hold up the renovation of the existing library. The problem must be addressed.

Councilors Nemlowill and Warr agreed. Councilor Nemlowill was also concerned that a new library at Heritage Square would leave the existing library vacant. Mayor LaMear did not believe the building would remain vacant for more than a week. The structure is good and the building could be turned into affordable housing. She also believed the City could sell the building.

Councilor Price supported Mayor LaMear's recommendation to move forward with RFPs for each option. She also wanted local architects, designers, and developers to respond to the RFPs. Staff could provide cost estimates for bonds.

Director Cosby returned to the work session and noted the annual maintenance costs for the Garden of Surging Waves are about \$10,000 per year. She confirmed the garden was built with amenities that keep the required maintenance to a minimum. This garden is one of Astoria's most affordable parks to maintain.

Council and Staff discussed options for next steps:

- Director Cronin confirmed that Staff could send out RFPs for as many options as Council would like. However, the cost increases as the number of options increases. Staff would need clear direction from Council on the scope of each option they want to request proposals for. City Manager Estes suggested a contract amendment with an existing contractor instead of new RFPs because it would be faster and less expensive.
- Councilor Price wanted three or four proposals from developers that included their ideas for renovating the existing library. The developers would be told they had the option to make use of the parking lot and/or the Merwyn site.
 - Director Cronin reminded that Staff asked developers to join the last round of RFPs. Developers are not interested in this phase of the project because the project is not that far along yet. City Council must agree on next steps before developers will be interested. He confirmed for Councilor Price that Staff could request architectural designs.
 - Councilor Price agreed City Council needed to see some designs with cost estimates and timelines.
- Councilor Herzig suggested Staff ask the entities working on the Cornelius library to visit Astoria's potential sites and give their opinion. City Manager Estes believed Cornelius was using the design/build process. The construction company working on the Cornelius library is very busy right now because of the amount of construction currently going on in the Portland area. Councilor Herzig clarified he was not suggesting Astoria offer that company the job. He just wanted someone from the company to visit Astoria and give their opinion. City Manager Estes said Staff could ask, but the construction company is not able to begin working on the Cornelius library for another year and a half. Councilor Herzig believed it would be smart to tap into the expertise of a company that is constructing the same mixed-use library that Astoria is interested in.
- Councilor Warr said architectural designs are generally 10 percent or more of the total project costs. Therefore, architectural designs for a \$15 million project would be about \$1.5 million. He believed loose cost estimates were necessary at this point.
 - City Manager Estes explained that concept architectural drawings for both the exterior and interior for three sites would cost much more than the City has already spent. Staff believed three sets of drawings would cost between \$50,000 and \$70,000.

- Councilor Herzig suggest the City use the drawings created by students studying architecture. City Manager Estes agreed those drawings were good for idea development. However, functionality will require drawings based on more realism.
- Councilor Price believed the cost for architectural drawings was appropriate. Councilor Warr agreed and asked how Council should proceed. Mayor LaMear believed design concepts and cost estimate would help City Council come to a consensus.
- Director Cronin suggested City Council agree on a set of criteria for Staff to use and create a vision statement for Staff to work toward. This will help Staff narrow down the options. The consultant team has been asking Staff what criteria they should be using, but Staff does not have the answer yet. City Manager Estes explained that Staff would have to draft a set of criteria for Council to approve.
 - Councilor Herzig suggested Staff use the criteria listed in the Metz study.

Mayor LaMear wanted architectural drawing for four options, 1) Heritage Square, 2) renovating the existing library and the Merwyn buildings, 3) renovating the existing library by expanding into the parking lot, and 4) renovating the existing library, including the basement. Councilor Warr believed both the parking lot and basement would be needed to achieve 18,000 square feet. Mayor LaMear believed meeting rooms in the basement would be difficult.

Councilor Nemlowill said there is no real indication that renovating the existing library would cost less than building a new library at Heritage Square. Some Councilors are skeptical of the cost estimates for Heritage Square, so the Council is working with numbers it does not believe to be credible.

Mayor LaMear noted that comparing the costs of renovating versus building new is like comparing apples to oranges because a new library at Heritage Square would include housing.

Councilor Nemlowill believed both sites could work well. However, she wanted to know more about the options for renovating the existing library and a critique of the cost estimate for the development of Heritage Square. She also wanted to know if each project would be dependent on taxpayers. She suggested the Finance Department develop cost estimates for each option. City Manager Estes explained that the Finance Staff are not architectural cost estimators and would not be able to determine the costs of things like an HVAC system. However, the Finance Department could consider how the Community Development's costs estimates might be funded.

Councilor Warr added that the Library Foundation is committed to raising a large part of the funding. Councilor Nemlowill said she had spoken to David Oser, who indicated most foundations raise money for materials and operations, but they are not the bedrock for construction fundraisers. However, raising small amounts of money from many people shows the support necessary to attract larger donations. City Council needs to know what the funding package would look like. Councilor Warr agreed and suggested Council direct Staff to move forward with two options, a new mixed-use library at Heritage Square and renovating the existing library.

Mayor LaMear did not believe the existing library should be renovated without a plan for the Merwyn. City Manager Estes confirmed that demolition of the Merwyn would cost \$150,000 plus the purchase price of the property, which is unknown. Councilor Warr suggested protection of surrounding buildings be added to the nuisance law. This would lower the purchase price of the Merwyn. Council and Staff briefly discussed the history of the Merwyn property and the owner's attempt to demolish the building.

Councilor Price suggested the RFPs request proposals for renovating the existing library, expanding it to as close to 18,000 square feet as possible, and allow the architect or decide whether that includes the parking lot and/or basement. Councilor Warr agreed. He believed two RFPs were appropriate because of the cost.

Councilor Herzig reminded that the existing library is not ADA compliant and he wanted the designs to include ADA accommodations.

City Council discussed their concerns and preferences for next steps with Staff as follows:

- Director Cronin explained that City Council has two options, a contract amendment with the current consultant or RFPs to find a new consultant. The RFP process will take much longer than a contract amendment because Staff would have to develop a scope, Council would need to authorize it, and then Staff would need to evaluate the proposals before choosing the new consultant. This will take about two or three months.

- Councilor Price wanted to move forward with the RFP process because she wanted local architects and designers to have the opportunity to weigh in. Director Cronin noted the current consultant team includes a local consultant. Councilor Price believed that local consultant had very little ability to give input. She believed a local consultant team should lead the project. She preferred a fresh start.
- Mayor LaMear wanted to know what the existing consultant team would be asked to do if Council approved a contract amendment. Director Cronin explained the team would expand on the work it has already completed to answer more questions for Council. All options will be approved by City Council before Staff directs the consultant to begin working on them. He could present those options to Council for approval at the first City Council meeting in February.
 - Councilor Price said she did not have any specific objections to the work done by the existing consultant team. However, other options should be explored by local professionals who have indicated they are interested in redeveloping the area. She believed it was appropriate to ask a new consultant to refine the work done by the existing consultant. She wanted designs for the existing building to be completed by a new consultant.
 - Councilor Herzig added he did not have a positive impression of the consultant team when they made a presentation to City Council. His impression was not a reflection on Staff, but he believed the presentation was unfocused and included extraneous material that distracted from the essence of the project. He was not satisfied with the consultant's refusal to make a recommendation because the advisory committee vetoed their proposal. Also, the cost estimates were inflated and unrealistic.
 - Director Cook explained the cost estimates were high because sidewalks would need to be replaced and retaining walls would have to be built in order to fill the hole. Most people do not realize the east parking lot is hollow. When the Garden of Surging Waves was built, the necessary fill work and replacement of the sidewalks cost almost \$300,000. Councilor Herzig said the consultants presented cost estimates for streetscape designs, not building above empty space. He did not believe the consultants were familiar with the topography of the site, nor did they have the ability to assess the real costs of the site. Director Cook confirmed that the Engineering Department did discuss replacing sidewalks and building retaining walls with the consultant team.

Councilor Nemlowill wanted the cost estimate for a mixed-use library at Heritage Square to be refined and wanted more information about costs to renovate the current library building, purchasing and demolishing the Merwyn site, and expanding the existing building into the parking lot. She also wanted to know how each option would be funded. City Manager Estes confirmed the Finance Department could provide funding package details for each scenario. However, at least two Councilors have indicated they want a fresh look at the options with the understanding that it will take more time. If Council wants RFPs, Staff would develop a scope, present the scope to City Council in February for approval, and then request proposals.

Councilor Price wanted the scope to include the option of using the Merwyn building. City Manager Estes reminded that Council needed to agree on which options should be included in the RFPs. He reviewed all of the options that had been mentioned and asked how many options should be included. Councilor Price wanted RFPs for all options.

Mayor LaMear did not agree that use of the Merwyn building should be considered. The library would not be able to use the bottom floor of the Merwyn building but an entrance on that floor would be necessary. Councilor Price said she had not seen evidence of this.

Councilor Warr said the cost estimates for incorporating the Merwyn into the library indicated a higher per-foot cost versus options that did not include the Merwyn. The building is very deteriorated and has been sitting vacant for 20-some years. Councilor Price said she was not particularly attached to the building. She just wanted people to think freely about the options. Councilor Warr explained the people who must make the decision, City Council, must begin focusing on which decision should be made. Otherwise, this conversation will continue into the future. Councilor Price believed the decision should be based on designs and money. She could not make a decision because she had not seen any designs.

Councilor Warr noted the design concepts included many different facets. He asked how confident Staff was about the cost estimates for each facet. Director Cronin responded that the numbers are good, but the 40 percent contingency is quite high. This makes the total amount high as well. If the contingency can be reduced and actual costs can be determined, the total cost will decrease. Costs will also decrease Council makes decisions about where to spend money. Eliminating the streetscape and resolving parking issues through other

means will bring down the costs of this project. He confirmed that he could show City Council how eliminating certain options would impact the total project costs and get the cost estimate down to a reasonable amount.

City Manager Estes believed, and Mayor LaMear agreed, this exercise should be completed before RFPs are issued. This would allow the new contractor to understand exactly what City Council wants to focus on at Heritage Square. Councilor Nemlowill liked the idea of having the new contractor work from the cost estimate that has already been completed. Councilor Warr believed City Council would be in a good position if they can refine the numbers and agree on what is acceptable for Heritage Square, even if there is still disagreement about the appropriateness of the site itself. In order to get a valid comparison, it might be a good idea to get a rough estimate on the existing library building as well.

Councilor Nemlowill asked if it was appropriate to ask Walker Macy to provide cost estimates for the existing building. Councilor Warr was not particularly impressed with Walker Macy. He heard from meeting attendees that their presentation included irrelevant details. The City wanted a final figure on the housing above the library. However, he was told that most people at the meeting were not be interested in putting housing above a library at Heritage Square. City Manager Estes said the consultant team was also trying to respond to ideas submitted by the citizen task force. If there are aspects of the report that City Council does not believe are important, Staff can prioritize and refine the cost estimates. Director Cronin added that at the next Development Commission meeting, Staff could recommend specific components that should be deleted from Walker Macy's report.

Mayor LaMear asked what each Councilor thought about underground parking. Councilor Nemlowill said underground parking is nice, but she has always heard that it is cost prohibitive. She believed a work session to discuss cost estimates could take an hour and the next Development Commission meeting already has a full agenda.

Councilor Price suggested the City consider housing on Heritage Square without a library. If the existing library is renovated, the City will still need to decide what to do with Heritage Square. This option could also be explored through the RFP process. Councilor Nemlowill agreed. Councilor Warr wanted to keep the discussion about the library and decide whether to build new or renovate.

City Manager Estes suggested adding the review of the Walker Macy report to the agenda for the next Development Commission meeting. Depending on how the meeting goes, the Commission could decide to table the discussion to another meeting or take action. Staff does not know how long the other agenda items will take.

- He confirmed that City Council has directed Staff to review the cost estimates developed by Walker Macy with the Development Commission and remove line items that Commissioners believe should not be part of a potential library housing project. Staff will then develop a new scope of work that will be presented to City Council for authorization and be used to hire new consultant services. The scope of work will include evaluations of the Heritage Square site, renovation of the library building with an expansion into the parking lot, renovation of the library and its basement, and renovation of the library assuming a new building on the Merwyn site.

Councilor Warr believed housing on Heritage Square should be considered, but not as part of this RFP process. The City is currently trying to build or renovate the library and the focus should remain narrowed to that goal. Councilor Price wanted something done with Heritage Square and she believed Council would be hesitant to move forward with plans for Heritage Square until they know whether housing at Heritage Square is a possibility. This means the fence and hole would remain through one more summer. Councilor Warr said he would not object to the desire of the Council.

Councilor Nemlowill asked if the Heritage Square site needed to be researched again by a new consultant after City Council refines Walker Macy's cost estimates. She believed this would be a waste. Councilor Warr agreed and said refining the existing cost estimates will help City Council make a final decision. City Manager Estes suggested the new consultant consider Walker Macy's cost estimate so that the same methodologies can be used and a fair comparison can be made. Director Cronin agreed.

Councilor Nemlowill suggested the City ask for requests for interest (RFI) instead of RFPs. Director Cronin reminded that the project is still in the feasibility study phase. That is why Staff is hiring consultants to help answer feasibility questions. Typically, the feasibility of a project is complete before developers get involved. Once City Council agrees on which option is the most feasible, Staff will begin the RFI process. Councilor

Nemlowill believed the level of developer interest could impact City Council's decision. City Manger Estes explained that a developer team needs to know that City Council had decided on a specific option. Developers will not prepare RFIs for projects that are not supported by City Council. Director Cronin offered to get feedback from developers to gauge interest.

Councilor Nemlowill believed a portion of the property should be sold to get it back on the tax rolls and the housing need should be addressed; however, that may convolute the process of trying to build a new library.

Director Cronin agreed with Councilor Warr that the focus should remain on the library. Other City Council Goals, like the housing needs, may fall into place or Staff can address those goals in other ways. Mayor LaMear and Councilor Herzig also agreed the focus should be on the library.

Mayor LaMear discussed vandalism of the outdoor book drop bins, noting the need for them to be located indoors. Trucks need to be able to deliver new books and ADA parking needs to be available.

City Manager Estes and Director Cronin confirmed they had received clear direction from City Council. Staff would review Walker Macy's cost estimates with the Development Commission at their next meeting on Tuesday, January 19, 2016.

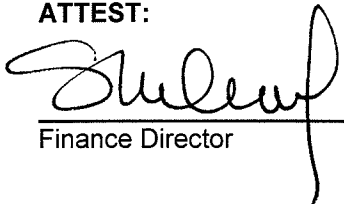
Mayor LaMear invited the public to speak about the library at the next City Council meeting, when City Council has more clarity about how to move forward.

Unidentified Speaker said the library was designed by Brown and Brown Architects and built by a local contractor. It would be great if the City could have the library built by local professionals. Also, the City should not forget its heritage at Heritage Square.

ADJOURNMENT


There being no further business, the meeting was adjourned at 11:00 am.

ATTEST:



Finance Director

APPROVED:



City Manager