



CITY COUNCIL STAFF REPORT

MEETING DATE: May 12, 2025

ITEM TITLE: Receive a Presentation and Provide Direction to Staff on the Design of the Pavilion, Restrooms, and Water Feature as Part of Improvements to the 700 Block of Laurel Street and Harrington Park.

RECOMMENDATION:

Receive a presentation and provide direction to staff on the design of the pavilion, restrooms, and water feature as part of improvements to the 700 block of Laurel Street and Harrington Park.

FISCAL IMPLICATIONS:

There are no fiscal impacts associated with the Council discussing and providing direction on the design of the pavilion, restrooms, and water feature improvements for the 700 block of Laurel Street and Harrington Park. Funds for this process, including development of design engineering (i.e. "shovel ready") drawings, were appropriated by the City Council on October 28, 2024, through CIP Fund C2215 – Downtown Implementation. Based on the City Council's two-year Budget Study Session held on April 29, 2025, a total of \$9,750,000 will be budgeted in C2215 for anticipated adoption by the City Council on June 9, 2025. The budget will be allocated as follows: \$1,800,000 for design/engineering of the full span of 700 block Laurel plus Harrington Park; \$7,600,000 for the first phase of construction; and \$350,000 for financing and election campaign consultants. At the next City Council study session on for June 9, 2025, the project team will present the complete design for the full block of 700 Laurel plus Harrington Park and seek Council direction to pursue construction of Phase 1A, Harrington Park improvements.

BACKGROUND:

Design-Engineering for Improvements to 700 Block Laurel Street and Harrington Park

Tonight's meeting is the third in a series of four City Council study sessions scheduled to develop the schematic design for the 700 Block of Laurel Street and Harrington Park.

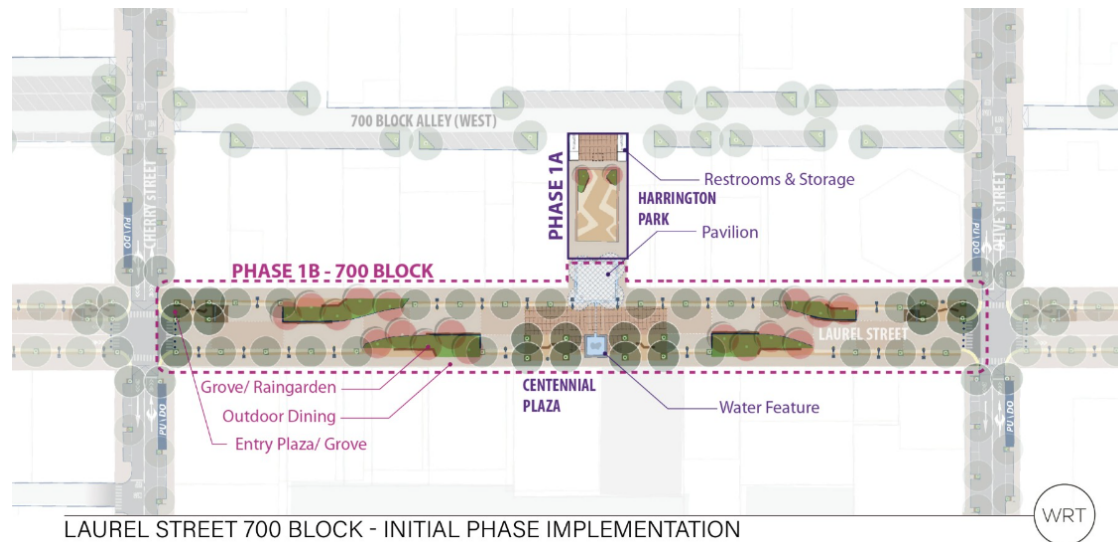
Project Overview

This project will implement the Downtown Streetscape Master Plan, which was recently adopted by the City Council on April 28, 2025.

During previous meetings with the City Council (September 23, 2024 and June 10, 2024), the Council expressed a strong desire to begin construction on a portion of the proposed Downtown Streetscape Master Plan. On October 28, 2024, the Council authorized WRT to prepare design engineering (i.e. "shovel ready") drawings for the 700 block of Laurel Street, plus Harrington Park, with the direction to begin construction on Harrington Park sometime in 2025.

The 700 Block of Laurel Street, plus Harrington Park, comprise Phase 1 of the implementation plan for the Downtown Streetscape Master Plan. Phase 1 further divided into two subphases: Phase 1A consists of Harrington Park and Phase 1B consists of the entire span of the 700 block of Laurel Street, from Cherry to Olive Streets. Phase 1A and 1B will be designed as one complete project, however construction of Phase 1A is anticipated to commence in 2025, while construction of Phase 1B (Laurel Street) is undetermined at this time. See Figure 1 below.

Figure 1. Phase 1 Downtown Streetscape Implementation: 700 Block Laurel and Harrington Park



SCHEMATIC DESIGN PROCESS (700 LAUREL STREET & HARRINGTON PARK):

A total of four study sessions with the City Council were planned to develop the final schematic design for the 700 block of Laurel Street and Harrington Park. The community is invited to participate in all sessions. A summary of the four study sessions is listed below.

- 1) February 10, 2025: **Completed.** The goal of this meeting was to ensure the program elements are in the right place before continuing to develop detailed design drawings (See City Council input in Attachment 3).
- 2) March 10, 2025: **Completed.** The goal of this meeting was to receive the Council's input on site furnishings, paving design and materials, special elements, lighting, planting palette, and design choices for the water feature.
- 3) May 12, 2025: The goal of tonight's study session is to confirm the designs for the pavilion and water feature.
- 4) June 9, 2025: The fourth Study Session will present the final schematic design to be used for the next phase of design development drawings. In addition, staff will present a cost estimate and seek the Council's direction on the construction of Phase 1A.

PAVILION, RESTROOMS, AND WATER FEATURE:

The proposed designs for the pavilion and water feature were derived from the Downtown Streetscape Master Plan with additional input from the City Council received on March 10, 2025.

Pavilion and Restroom

Ware Associates (“Ware”) will present rendered model views, plan drawings, and material swatches to share an overall review of the schematic designs for the pavilion (stage), and restroom and storage building in Harrington Park. Ware will present the project objectives and design considerations for both structures. After sharing views and material palettes for both structures, Ware will present plan drawings of the proposed features and accessories (such as plumbing fixtures, loudspeakers, lighting, ledge seating, and changing tables). Expected durability/maintenance and ADA code compliance will also be discussed. Finally, rendered model views of the design in a couple of different conditions will be presented, including regular daytime use, use during events, and the structures at night. To view graphics, see Attachments 1, 2, and 3.

Water Feature

The refined design of the water feature reflects changes based on input received from the City Council during the March 10, 2025 study session (see the Council’s comments in Attachment 6). For the water feature narrative, see Attachment 4, and for the water feature design, see Attachment 5. For this evening’s study session, staff seeks clear direction from the City Council on the design of the pavilion, restrooms, and water feature.

NEXT STEPS:

Following tonight’s session, staff and the consultant team will refine and complete design for the full span of the 700 block of Laurel Street, plus Harrington Park. At the June 9, 2025 study session, the project team will present the complete design for the full block of 700 Laurel, plus Harrington Park, and seek the Council’s direction to pursue construction.

Respectfully submitted by:

Al Savay, Community Development Director

Approved for submission by:



Jeff Maltbie, City Manager

ATTACHMENT(S):

1. Pavilion Design
2. Restroom Design
3. Additional Details – Pavilion and Restroom Designs
4. Water Feature Narrative
5. Water Feature Design
6. City Council Input from Second Schematic Design Meeting of March 10, 2025
7. City Council Input from First Schematic Design Meeting of February 10, 2025
8. Public Comment