

Pursuant to due call and notice thereof, the Workshop of the Brainerd City Council was called to order at 6:00 P.M. by Council President Pritschet.

Upon roll call, the following members were noted present: Lambert, Stunek, Bevans, Badeaux, Johnson, Hilgart, Pritschet, and Mayor Menk. Also present were City Administrator Torstenson, Finance Director Hillman, City Engineer Sandy, and Fire Chief Holmes.

Discussion of the City Facilities

City Administrator Torstenson lead the Council on a tour of City Hall, garage, and Annex.

Based on council's direction from the September 10, 2018 workshop, City Administrator Torstenson presented options of constructing a new City Hall in the current parking lot and deconstructing the current City Hall and Annex. Cost comparisons, including estimating operating costs for 15 years were presented for the following options:

- Status quo – fixing the deficiencies and potential projects in City Hall/Annex, Police and the administration Parks facilities at an estimated total remodeling and operating cost for 15 years of \$9.1 million.
- Building a new one-story City Hall, with underground parking, consolidating City Hall, administrative Parks and Police Department services at an estimated construction and operating costs for 15 years of \$11.0 million.
- Building a new two-story City Hall, with underground parking, consolidating City Hall, administrative Parks and Police Department services and potential space for other tenants at an estimated construction and operating costs for 15 years of \$16.3 million.
- Building a new three-story City Hall, with underground parking, consolidating City Hall, Parks and Police Department services and potential space for other tenants at an estimated construction and operating costs for 15 years of \$20.8 million.
- Adding a parking garage structure with leasable and public spaces where the current City Hall sits at an additional estimated construction cost of \$1.8 million per floor.

Mike Angland from WSN presented conceptual drawings of a new City Hall with parking garage structure.

Council discussion was held throughout the meeting. The general consensus was for staff to continue to explore financing options for a new City Hall and to bring to a future Council meeting for a vote.

Adjourn

The Chair adjourned the meeting at 8:04 P.M.

Cassandra Torstenson
City Administrator