



# City Hall Space Analysis

- Meeting objectives
  - Achieve consensus on path forward with soon-to-be vacated fire station at City Hall
  - Identify additional City Hall objectives/desires
    - Chambers
    - Exterior appearance
    - Efficiency
    - Finishes updates
  - Begin considering long term space / project impacts relative to vertical infrastructure



# Major CIP Projects

Below is a list of projects that have been identified, requested, and or discussed that represent significant future financial outlays

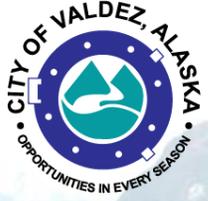
- Pavement Management (Phases 2-8)
- Sewer Force Main Replacement
- 10 Mile Flood Project
- Housing (Infrastructure Support)
- Senior Center Expansion
- New Museum
- Waterfront Masterplan Projects – Near Term
  - Old Harbor Rebuild (H-K, Launch Ramp, Uplands, Utilities)
  - New Harbor Build-out (Uplands, Fuel Float)
  - Sea Otter
- VCT Upgrades / Repairs
- Elementary School Renovation
- High School Renovation
- City Hall Programming
- Utilities Expansion
- Meals Hill
- Parks & Rec Masterplan Projects
  - TBD
- Yellow Building
- Additional Aging Civic Infrastructure
- Hospital Expansion
- Child Care Facility



# Major CIP Projects (Vertical)

Below is a list of projects that have been identified, requested, and or discussed that represent significant future financial outlays

- Elementary School Renovation
- High School Renovation
- New Museum
- Harbormaster's Office
- Senior Center Expansion
- Hospital Expansion
- Child Care Facility
- Recreation Center
- City Hall
- City Wide Storage



# City Hall Options To Consider

## Option A: Convert Fire Station into storage (Recommended)

Cost range \$250-600K

- Opportunity to renovate restrooms for ADA and update office spaces to create functional space

## Option B: New City Hall expansion

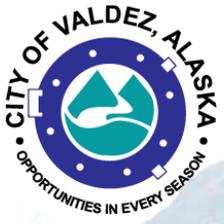
Cost range \$10-15 Million

- Opportunity to renovate existing City Hall (1983)
- Opportunity to incorporate Council Chambers into addition

## Option C: Convert Fire Station into City Hall expansion

Cost range \$7-12 Million

## Option D: Do nothing



# Pros & Cons – Option A

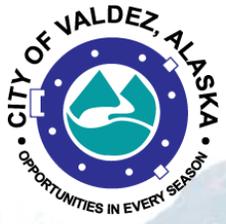
## Option A

### Pros:

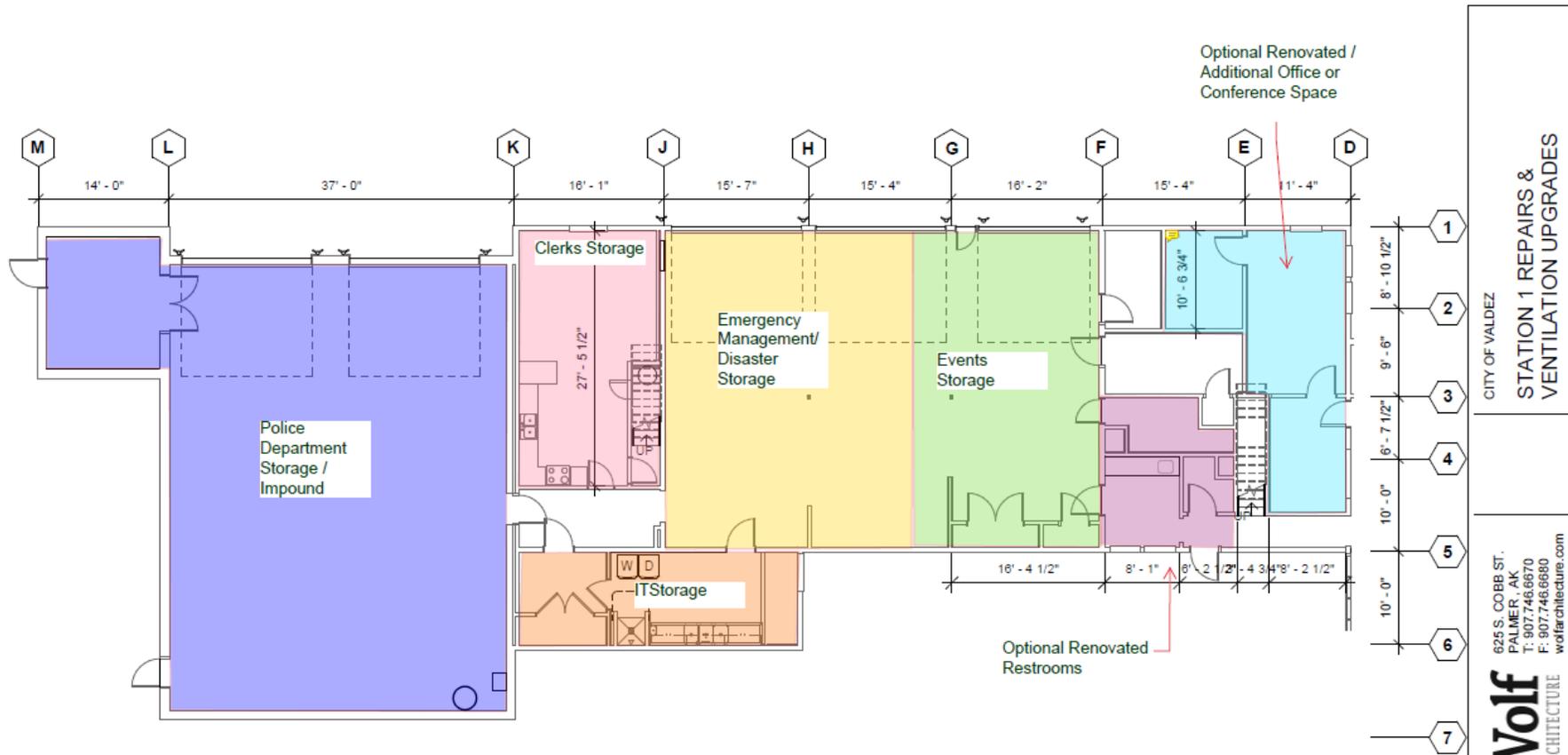
- Minimal financial outlay
- Addresses indoor storage need
- Interim solution until target reached for City Hall expansion
- Continue to utilize Airport investment
- Minimal employee/operational disruption
- Operational efficiencies
- Scope is scaleable

### Cons:

- Employees at multiple facilities
- Minimal upgrades to aged infrastructure
- Doesn't address City Hall deficiencies



# Schematic - Option A



1 FIRST FLOOR PLAN-as-built  
Scale: 3/32" = 1'-0"

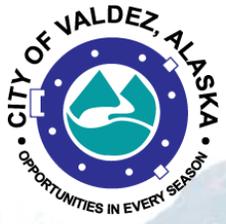
CITY OF VALDEZ  
STATION 1 REPAIRS &  
VENTILATION UPGRADES

625 S. COBB ST.  
PALMER, AK  
T: 907.746.6670  
F: 907.746.6660  
wolfar.chitecture.com

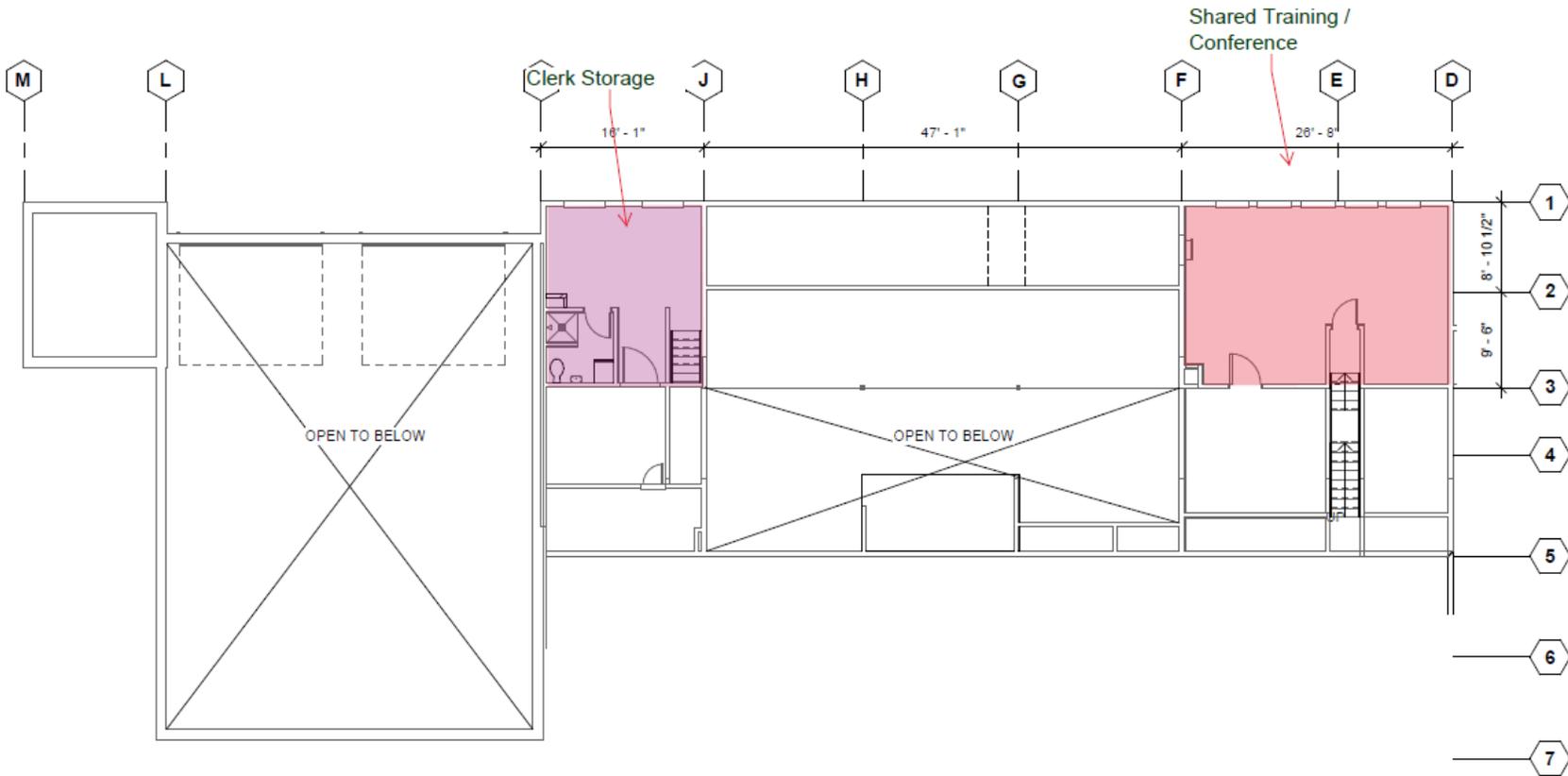
**Wolf**  
ARCHITECTURE

SCALE: 1/32" = 1'-0"  
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DATE: 12-12-2019

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# Schematic - Option A



**1** SECOND FLOOR PLAN--as built  
Scale: 3/32" = 1'-0"

CITY OF VALDEZ  
STATION 1 REPAIRS &  
VENTILATION UPGRADES

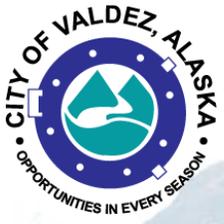
625 S. COBB ST.  
PALMER, AK  
T: 907.746.6670  
F: 907.746.6680  
wolfarchitecture.com

**Wolf**  
ARCHITECTURE

NO.:	1523
FILE	
DRAWN	Author
CHECKED	Checker
DATE	12-12-2019

**DD**

Jeremy Talb



# Pros & Cons – Option B

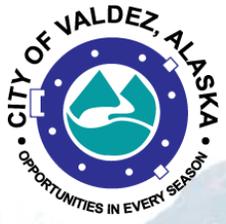
## Option B

### Pros:

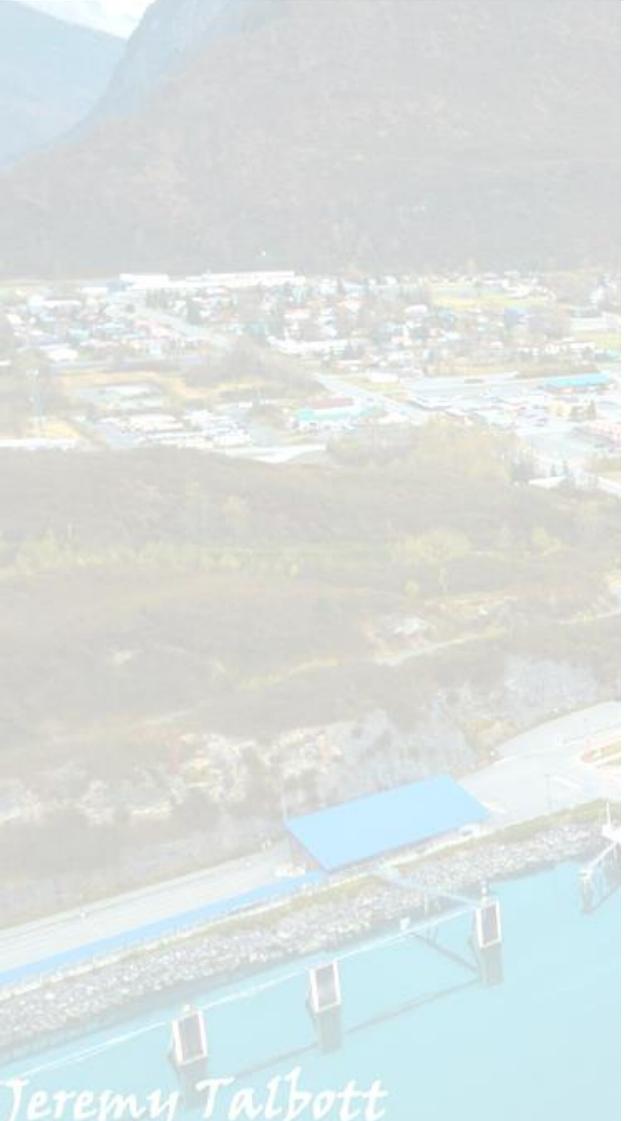
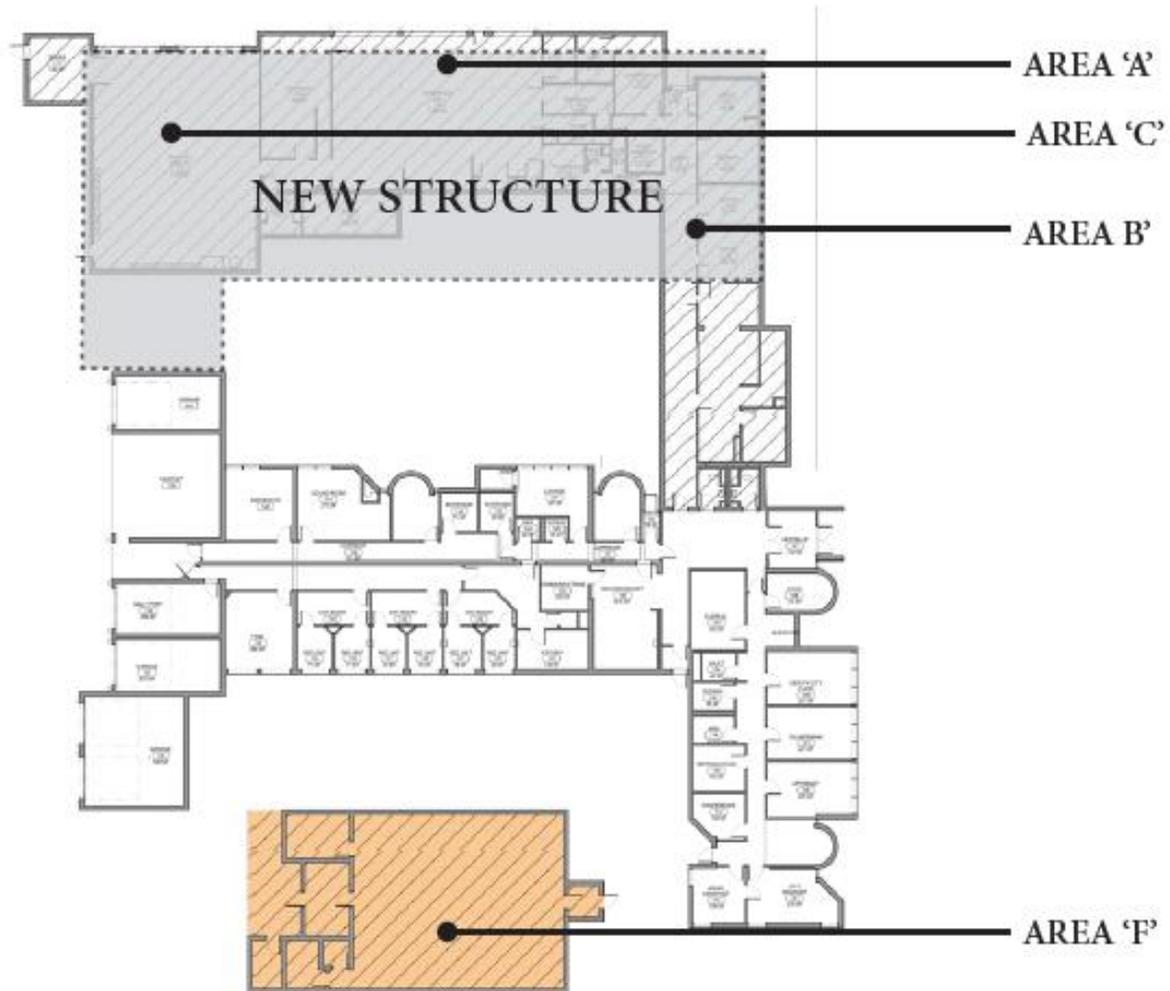
- Most City employees under one roof
- Operational efficiencies
- Energy efficiencies / replaces obsolete infrastructure
- Longer term solution (40-50 yr facility)
- Ability to lease more space at airport

### Cons:

- Significant financial outlay
- Does not address indoor storage need
- Significant employee/operational disruption
  - Need for temporary Planning Dept. home
- Vacant Airport space (minimal cost savings, few lease requests)

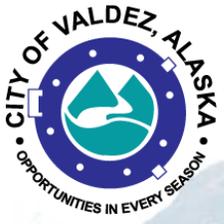


# Pros & Cons – Option B



Jeremy Talbott





# Pros & Cons – Option C

## Option C

### Pros:

- Most City employees under one roof
- Operational efficiencies
- Ability to lease more space at airport

### Cons:

- Significant financial outlay
- Does not address indoor storage need
- Significant employee/operational disruption
  - Need for temporary Planning Dept. home
- Vacant Airport space (minimal cost savings, few lease requests)
- Does not adequately address long term aging infrastructure
- Less energy efficient