



Quarterly Meeting
of the
City of Hickory Bond Implementation Commission
City Hall Council Chambers 1:00 pm- 2:00 pm
February 28, 2018

A quarterly meeting of the Bond Implementation Commission was held in the Council Chambers at Hickory City Hall, on Tuesday, October 17, 2017 at 4:00 p.m., with the following members present:

Staff Present: Communications and Marketing Manager Dana Kaminske, Communications Specialist Sarah Killian, Alderman David Williams, Bond Project Manager Kyle Butler, Assistant City Manager Rick Beasley, Assistant to the City Manager/ Governmental Affairs Manager Yaidee Fox, Public Services Director Kevin Greer, Planning Director Brian Frazier, Morgan McIlwain Freese and Nichols Consultant, Charles Archer Freese and Nichols Consultant, and Executive Assistant to the City Manager Deisy Zavala Vazquez.

Bond Commission members present: David Baldwin, Alan Barnhardt, Jenifer Beane, Eloise Bradshaw, Paige Brigham, Jim Campbell, Rob Dickerson, Ed Farthing, Sandi Fotheringham, Allison Holtzman, Alan Jackson, Clise Johnson Plant, Anthony Laxton, Matthew Maulding, Cliff Moone, Meg Nealon, Rachel Nichols, Stacey Rash, David Roberts II, Jim Rogers, Kay Schmucker, Dan Shabeldeen. Ernie, Sills, Walter Smith, Mike Thomas, James Tilton, Suzanne Trollan, Nick Walden, Jason Yates, & Frank Young.

Bond Commission members absent: Mike Bell, Jennifer Clark, Kimberly George, Emma Lail, Katherine Rogers, Lisë Swensson, Susan Walker, Bob Warmuth, Burk Wyatt.

I. Call to Order - 1:00 pm

Allison Holtzman, Bond Commission Vice-Chair called the meeting to order at 1:06 pm.

II. Introduction of New Members

Ms. Holtzman welcomed the group and thanked them for coming. She shared the two purposes of the meeting, to approve the City Walk plans and introduce new members. Ms. Holtzman proceeded to call out all of the new members as follows: Eric Brandon, Emma Lail, Matthew Maulding, Jim rogers, Dan Shabeldeen Walter Smith, Lisë Swensson, Bob Warmuth, & Meg Lail (Nealon). She added that the group was excited to have several new members and is looking forward to hearing new ideas from them.

III. Approval of Minutes from November 2, 2017

Cliff Moone moved for approval of the minutes from November 2, 2017, Mike Thomas seconded this motion, all were in favor.

IV. Update on Bonds

Yaidee fox, Assistant to the City Manager, introduced herself and welcomed the new members. Ms. Fox added that they would be passing around a clipboard for everyone to update their contact information. She thanked everyone again and introduced Rick Beasley, Assistant City Manager.

Mr. Beasley said that he was excited to be part of Hickory and very excited to be part of this project. He added that the bond projects that they had embarked on were very exciting and would promote several positive benefits, not just economically.

Mr. Beasley introduced Morgan McIlwain and Charles Archer, Freese and Nichols Consultants.

a. City Walk Subcommittee Recommendations

Charles Archer introduced himself and mentioned that Freese and Nichols had been working with the City on the Bond Projects since 2015. Mr. Archer reiterated that they may only be focusing on the City Walk today but they are still working on different aspects of the other projects simultaneously. He added that during this meeting they would be reviewing the process they are using, giving a City Walk Update, and talking about the next steps.

Mr. Archer reminded the group that the Bond Commission is made up of 42 members, divided into three subcommittees. These subcommittees focus on the project assigned and speak to the designers about the detail, the full Bond Commission focuses on the larger picture. He added that the Bond Commission members are community representatives, the projects are taking a while to be built because the City wants the community's feedback, so the process becomes a bit longer.

Mr. Archer showed the group a chart that explained the bond process. The designers would report to the subcommittees and they focused on the details of the projects. The subcommittees would report to the full Bond Commission and then they would report to City Council, who ultimately made the final decision. The next slide showed the timeline of the City walk process which showed the thirty percent review done at the beginning of 2017, followed buy the sixty percent review in September, a follow-up meeting in October 2017, and the final review happening in February 2018. Mr. Archer added that as the project gets closer to its final review, the subcommittees would not be giving as much input since the project would be close to being finalized and construction would begin soon. He mentioned that all of the projects would have a similar timeline, including the Riverwalk.

Mr. Archer introduced Morgan McIlwain, Freese and Nichols Consultant who would be going over a few updates and some changes that the City Walk has faced since the last meeting in the fall.

Ms. McIlwain said that they would be discussing Union Square, progress with Norfolk Southern, and the section from 4th Street to 9th Street that they had added to City Walk and the bid alternates.

Ms. McIlwain reminded the group that their role as Bond Commission members is to gather input from the community and bring it back to the group. One of the biggest concerns they had heard at the 60% stage was that the Union Square stakeholders had not had an opportunity to voice their input. At this point they stopped and concentrated on getting further input from these stakeholders. The main part of City Walk, which is from Lenoir-Rhyne University to 9th street, also referred to as the spine had NCDOT (North Carolina Department of Transportation) funding attached to it so they are able to fast track it and get it ready for bidding as soon as possible and still allow for stakeholders to provide their input on Union Square. She explained that this would mean breaking City Walk into two bid packages. The first one would include the spine and the second bid package would include Union square, the artwork, and the restrooms.

Cliff Moone asked how this would work from 4th street to 9th street. Ms. McIlwain explained that it was considered part of the spine so it would be included in the first bid package.

Ms. McIlwain moved on to the railroad update. She explained that the railroad has a narrow right of way through most of the City Walk project. At 3rd Avenue, it extends out to a 200-ft. right-of-way which encompasses the entire road and both sides of the road, including the sidewalk. Norfolk Southern had provided letters of support for the TIGER grant and had been aware of the project, but once they saw the design and asked that they review the design. Ultimately, they decided to move that part of the City Walk from the South side of the road to the North side of the road.

Ms. McIlwain moved on to the addition of 4th Street and 9th Street. She reminded the group that the City Walk originally stopped at 4th Street and they were able to extend that to 9th Street thanks to NCDOT funding. She added that they brought a strip map that they can view after the meeting so they can see the newest portion. Ms. McIlwain moved on to explain the process for alternates in the bid packages. She said with the spine portion of City Walk, NCDOT would be funding some parts and not some of the larger parts. They decided to look at these bigger parts that NCDOT would not be funding and list them as alternates. She explained that when they bid off a project, they have a base bid and a list of alternates. The alternates are projects that they may or may not proceed forward with when they award a contract to the bidder. She reported that everything is within budget at the moment but they wanted to have the option to move things around in case things came in over budget. They had the City Walk

subcommittee look over the alternates at their last meeting. Morgan read through the alternates so the group was familiar with them:

The iconic bridge arches on 127, fences, she added that NCDOT pays for a basic chain link fence, so they are definitely having a fence along the train tracks but they would be upgrading it to a nicer fence, retaining wall, benches, both of which would be included in the base bid but the alternates would list both with upgrades, making them look nicer, wayfinding signs, medallions in the pavement, the sidewalk patterns and Main Avenue SE/ Main Avenue SW.

Ms. McIlwain added that the City Walk Subcommittee had a chance to rank these items in order to give City Council an idea of what they found to be most important. They are as follows:

1. Iconic bridge arches
2. Railroad fencing upgrades
3. Retaining wall façade upgrade
4. Wayfinding signs
5. Sidewalk pattern and retaining wall benches tied
6. Medallions
7. Main Ave SE
8. Main Ave SW

Cliff Moone asked if everything was still within budget. Ms. McIlwain said yes, this information would only be used if the bids come back higher than they expected.

Hani Nassar asked if the roundabout would still be included. Ms. McIlwain replied that the roundabout is in the base bids and will be done regardless.

Mike Thomas explained that the purpose of having alternates is to put a separate price tag on the nicer amenities and updates so that NCDOT is aware that they are not using their funding for nicer upgrades.

Ms. McIlwain thanked him for his explanation and asked if there were any further concerns from the group. No further questions were asked and Ms. McIlwain turned the presentation back over to Mr. Archer who would be discussing the next steps.

Mr. Archer shared that the City Walk Subcommittee met the week before and their unanimous recommendation to the full Bond Commission is to recommend to the City Council to proceed with the two separate bid packages, the bid alternates, and to proceed with the spine as soon as possible while the talk to the Union square stakeholders.

Mr. Archer proceed to explain that if this is approved by the Bond Commission, the recommendations would go to City Council in March and NCDOT and the Federal Highway Administration would have to give their final approval. The bids would be advertised in May and would be opened in June, City Council would approve the bids in

June and would hopefully give notice to proceed with construction in July. He explained that while this timeline is running its course, they would also be meeting with stakeholders in regard to Union Square.

One of the Bond Commission members asked about the stakeholders and who they would be and how they will be able to meet everyone's desires. Mr. Archer replied that they would not be able to meet everyone's desires but they would like to try to come together and reach a consensus that made sense and they would need to go through a process to do this.

James Tilton asked if they were still connecting the City Walk to the Riverwalk. Mr. Archer said yes, that was still the plan.

Mr. Archer continued discussing the stakeholder meetings and mentioned that Ernie Sills had already facilitated a few meetings with the Union Square stakeholders.

Allison Holtzman added that it is very important to hear the input of Union Square stakeholders, however, she would like those discussions to also involve the Bond Commission members.

Ed Farthing asked if they knew what the separate budget would be for downtown since they would be bidding on it separately. Mr. Archer replied that it should not impact the set budget. Rick Beasley added that once they proceeded with the bidding for the spine, they will know how much money they have left for Union Square. Ed Farthing asked if this meant that Union square would really just be number 9 on the list of alternatives. Mr. Archer explained that this was not the case, the Union Square updates would still occur.

Cliff Moone asked if they knew what part of construction would begin first. Mr. Archer said that they do not know yet, but they are aware of the different events happening downtown throughout the year and want to minimize the inconvenience to all citizens.

Ernie Sills added that they had developed a survey for all Union Square businesses to pass out to their customers in order to gauge their opinions on the updates at Union Square in order to get more encompassing feedback.

Charles Archer added that they would really be starting the Union Square design from zero. They want to hear feedback from everyone and make sure that all stakeholders have an opportunity to voice their concerns.

David Roberts II asked if they would also be building on the other side of town as well. Cliff Moone added that if the City is awarded the TIGER Grant, the Book Walk would connect everything together.

Yaidee Fox added that in the TIGER grant application they had submitted, it provides regional connectivity and they would be hearing back from them any day now and would keep everyone updated.

Charles Archer asked the group if there were any questions in regard to the recommendation that was presented to them which is to recommend that City Council proceed with advertising the construction bids for the spine. Mike Thomas moved of the recommendation, Cliff Moone seconded, all were in favor.

Allison Holtzman asked for an update on the Riverwalk project. Charles Archer replied that the 30 percent design has been presented to the Riverwalk Subcommittee and they are currently working on the rest of the define and finding the costs for these options.

Yaidee Fox added that the 321 Gateway documents are being prepared and they are looking at getting it approved by NCDOT and the timing for construction will be very similar to the City Walk.

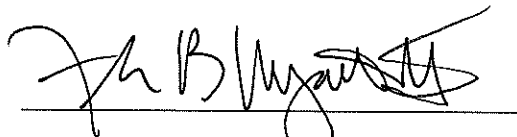
Mr. Archer added that there will be another quarterly meeting in June and they will have an update on the Riverwalk and the Streetscapes at that time.

Cliff Moone asked when the 60% design for the Riverwalk would be ready. Morgan McIlwain said that it should be ready within the next few months, but they would let them know within the next few weeks.

Allison Holtzman added that there are several bond commission members rolling off and they would like to thank them for the time and effort that they put into the bond projects.

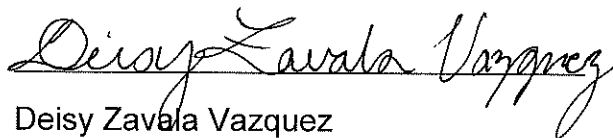
V. Adjourn - 2:00 pm

There being no further business, the meeting adjourned at 2:15 pm.



Frank B. Wyatt II, Chair

Hickory Bond Commission



Deisy Zavala Vazquez

Executive Assistant to the City Manager