



CITY COUNCIL MINUTES

Richfield, Minnesota

Special Worksession

August 17, 2009

CALL TO ORDER

The meeting was called to order by Mayor Goettel at 5:35 p.m.

ROLL CALL

Members Present: Debbie Goettel, Mayor; Sue Sandahl; Pat Elliott; Fred Wroge; and Tom Fitzhenry.

Staff Present: Steven Devich, City Manager; Mike Eastling, Public Works Director; John Stark, Community Development Director; Jim Topitzhofer, Recreation Services Director; Brad Sveum, Fire Services Director; Bill Fillmore, Municipal Liquor Operations Director; Barry Fritz, Public Safety Director; Chris Regis, Finance Manager; Dave Conrads, Building Maintenance Supervisor; Rick Regnier, Chief Building Official, Pam Dmytrenko, Assistant to the City Manager; and Cheryl Krumholz, Recording Secretary.

Item # 1	DISCUSSION REGARDING UNRESOLVED ISSUES RELATED TO DESIGN DEVELOPMENT PHASE OF NEW POLICE/FIRE/CITY HALL FACILITY (MEMO NO. 132)
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Mike Cox, WOLD, requested the City Council discuss and provide direction on a few unresolved issues related to the new facility so they can proceed with developing contract documents.

Mr. Cox discussed the proposed exterior materials and colors to be used.

The City Council consensus was to proceed with the materials and colors presented.

Mike Klass, WOLD, discussed the proposed exterior vertical fins and horizontal sun shelf louvers, including spacing and depth.

Mr. Klass also discussed the proposed interior light shelves.

Steve Orfield, Orfield Laboratories, discussed the purpose of the fins/louvers/shelves is to control glare and brightness, not energy. He also discussed automated shades for the common work areas and their associated high cost.

Mr. Orfield was provided a copy of a summary from the Weidt Group findings on their energy audit of the new facility. He stated he would be surprised if the report found energy savings to be cost neutral.

Council Member Elliott questioned the effectiveness of the fins, including the additional costs and Mr. Orfield's comments regarding energy savings.

City Manager Devich discussed the concerns expressed by staff related to the fins and light shelves.

Council Member Sandahl expressed support for the design of the fins, light shelves/louvers to control light and that staff would get used to them.

Mr. Cox stated his opinion that performance standards manifest as an image and shows on the outside so there needs to be a comfortableness to portray that image in a way that works.

Council Member Wroge questioned the cost of the fins and the analysis of sun positions.

Mr. Klass estimated the cost to be \$200,000 installed. They are most prominent on the east and south sides of the building.

Mr. Orfield stated there is an analysis of the sun and it will be provided to the City Council.

Mayor Goettel acknowledged the importance of staff feedback and that being progressive can sometimes be difficult the first time.

City Manager Devich questioned the need for interior light shelves, difficulty of dust control, and the cost of maintenance.

Mr. Cox replied the shelves or blinds would be needed.

The City Council discussion included the size of the fins being minimal and the interior shelves being acceptable with pivotal positioning for easier maintenance.

Mr. Cox stated the shelf cost is undetermined at this time.

City Manager Devich requested the City Council discuss the retaining of Orfield Laboratories or doing a request for proposals for consulting services on the acoustical, lighting, and audio visual design of the Council Chambers. He added the original Orfield Laboratories agreement was for a proposal of a minimum of \$100,000 and is not included in the project budget.

Mr. Orfield encouraged the City Council to utilize a professional design with superb lighting and acoustics for the Council Chambers and meeting rooms.

City Manager Devich discussed the current equipment upgrades were made with the intention of moving them into the new building.

Council Member Sandahl asked Mr. Orfield if his agreement included the Council Chambers and all other meeting spaces.

Mr. Orfield said yes.

Council Member Fitzhenry expressed support for using one vendor to do all the work.

Council Member Elliott asked WOLD about the Farmington Council Chambers.

Mr. Cox stated WOLD did the lighting, acoustical and format design of the City of Farmington Chambers. An outside group performed the technological audio visual equipment.

Council Member Elliott stated Farmington was pleased with the result and he believed WOLD could do the work for Richfield.

Council Member Sandahl stated Orfield Laboratories should be hired and held accountable for the work.

Council Member Elliott stated the City Council may not have the adequate knowledge on these issues to hold Orfield Laboratories accountable.

Mr. Orfield stated he could work within the budget.

City Manager Devich requested the City Council discuss the type of flooring for the lobby.

Building Maintenance Supervisor Conrads explained ceramic tile lasts 25 years and terrazzo flooring last 50 years at an additional cost of \$42,000 which is outside the budget.

City Manager Devich suggested the flooring options could be an alternate in the bid process.

Building Maintenance Supervisor Conrads asked Mr. Orfield how long the fins have been made, where they are in use, and their maintenance life.

Mr. Orfield stated the fins have been used in Europe and the modern fins have been made of aluminum for 30 years.

Council Member Wroge requested a budget amount for Council Chamber audio costs.

ADJOURNMENT

The meeting was adjourned by unanimous consent at 7:09 p.m.

Date Approved: _____

Debbie Goettel
Mayor

Cheryl Krumholz
Recording Secretary

Steven L. Devich
City Manager