STAFF REPORT

Council Meeting Date: June 14, 2022

Subject: Pack Square Visioning Project

Staff Resource(s): Todd Okolichany, Planning and Urban Design Director;
Steph Monson Dahl, Urban Design and Place Strategies Manager

Action Requested: Adoption of a resolution authorizing the City Manager to enter into a contract with the McAdams Company in the amount of $111,000 for community engagement, planning and urban design; and the adoption of a budget amendment in the amount of $111,000 in the Special Revenue Fund for the Pack Square visioning process utilizing General Fund appropriations of $81,000 and Buncombe County contributions of $30,000.

Background:

- City Council allocated funds for the joint City-County planning process after approving a resolution in March 2021 to remove the Vance Monument.
- Buncombe County has pledged an additional $30,000 to support a visioning process for Pack Square.
- The City issued an RFP for a Project Manager to lead this planning process on January 18, 2022; responses were due (under an extended deadline) on February 21, 2022.
- An inter-organizational team of 12 members of Buncombe County and City of Asheville staff assisted in the selection of McAdams as the top-ranked applicant.
- McAdams will use $15,000 from their contract to pay local organizations and/or individuals to collaborate on this project.

Vendor Outreach Efforts:

- In addition to using standard outreach methods, such as posting on the State's Interactive Purchasing System, staff at the City and County made efforts to promote this opportunity to local and national MWBE vendors.
- The City received three proposals, one being MWBE.
- The MWBE firm was not the highest ranked during the proposal review process.

Council Goal(s):

- An Equitable and Diverse Community

Committee:

- None

Pro(s):

- Allows the City and County to begin the visioning process for Pack Square.
- While the McAdams Company is not a Minority/ Women-Owned Business Enterprise (MWBE), the Project Manager is an African American with extensive experience in engaging diverse communities, and the vendor has assured local economic benefit by committing part of the funds to hire local subcontractors.

Con(s):

- None.

Fiscal Impact:

- The City's contribution to this project is already budgeted in the Planning and Urban Design Department's General Fund budget, and Buncombe County has pledged an additional $30,000.
- A budget amendment is needed to move the General Fund budget to the Special Revenue Fund and appropriate the Buncombe County contribution.
- Setting up the budget in the Special Revenue Fund will ensure that budget authority will not lapse on June 30.

Suggested Motion:

- Motion to authorize the City Manager to execute a contract with the McAdams Company to provide planning and urban design services for the Pack Square Improvements Project; and to adopt a budget amendment of $111,000 to support the project utilizing General Fund appropriations of $81,000 and Buncombe County contributions of $30,000.

Attachment(s)

- Resolution
- Budget Amendment

RESOLUTION NO. 22-____

RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH THE MCADAMS COMPANY TO PERFORM PROJECT MANAGEMENT, URBAN PLANNING AND DESIGN SERVICES FOR THE PACK SQUARE IMPROVEMENTS VISIONING PROJECT

WHEREAS, the City of Asheville has authority pursuant to authority pursuant to Article 3 of Chapter 160A of the North Carolina General Statutes to enter into contracts for services with other entities; and

WHEREAS, the City and Buncombe County established a joint task force to provide their respective governing boards with a recommendation on whether the Vance Monument should be removed, replaced, or repurposed, and a recommendation to remove the monument was made; and

WHEREAS, while the substantially-completed removal is currently on hold, pending a determination by the North Carolina Supreme Court, the City and Buncombe County are not legally restricted from conducting a community engagement and planning process for a more equitable and inclusive Pack Square Plaza; and

WHEREAS, City Council has adopted a strategic goal of having a more equitable and diverse community;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ASHEVILLE THAT:

The City Manager is hereby authorized to enter into a contract with the McAdams Company to perform project management, urban planning and design services for the Pack Square Improvements Visioning Project.

Read, approved and adopted this the 14th day of June, 2022

_____ _____

City Clerk Mayor

Approved as to form:

_____

City Attorney

ORDINANCE NO. _____

BUDGET ORDINANCE AMENDMENT

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ASHEVILLE

That Section 2 of the City of Asheville Annual Operating Budget Ordinance be amended to provide an appropriation of $111,000 as follows:

SPECIAL REVENUE FUND

Revenues:

Transfer from General Fund	$ 81,000
Intergovernmental County Participation	$ 30,000
Total Revenues	$ 111,000

Appropriations:

Contracted Services	$ 111,000
Total Expenses	$ 111,000

That this ordinance shall be in full force and effect upon the date of final passage.

Read, approved and adopted this 14th day of June, 2022.

_____ _____

City Clerk Mayor

Approved as to form:

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City Attorney