

City Council
Study Session

January 23, 2020

FUTURE MAINTENANCE AGREEMENTS

**(HOBSON, 2ND AVENUE, LESUEUR, UDALL,
MAIN STREET, AND MESA DRIVE)**

1ST AVENUE MAINTENANCE AGREEMENT

Jeff McVay

Manager of Downtown
Transformation

Angelica Guevara

Downtown Transformation
Project Manager

OVERVIEW OF THE GROVES ON MAIN AND TEMPLE RENOVATION PROJECTS

➤ The Grove on Main: southeast corner of Mesa Drive and Main Street

➤ Phase 1:

- Development of 243 market-rate apartments
- New Discovery Center for Mesa Temple
- 450 space underground parking garage

➤ Phase 2:

- One duplex
- 23 townhomes
- 8 new single-family detached homes
- Renovation of 9 historic homes on 1st Avenue

➤ Mesa Temple Renovation

- Complete interior renovation of Temple
- Removal of visitor center on north side of Temple
- Complete renovation of Temple grounds



STREET IMPROVEMENTS

PUBLIC STREET IMPROVEMENTS

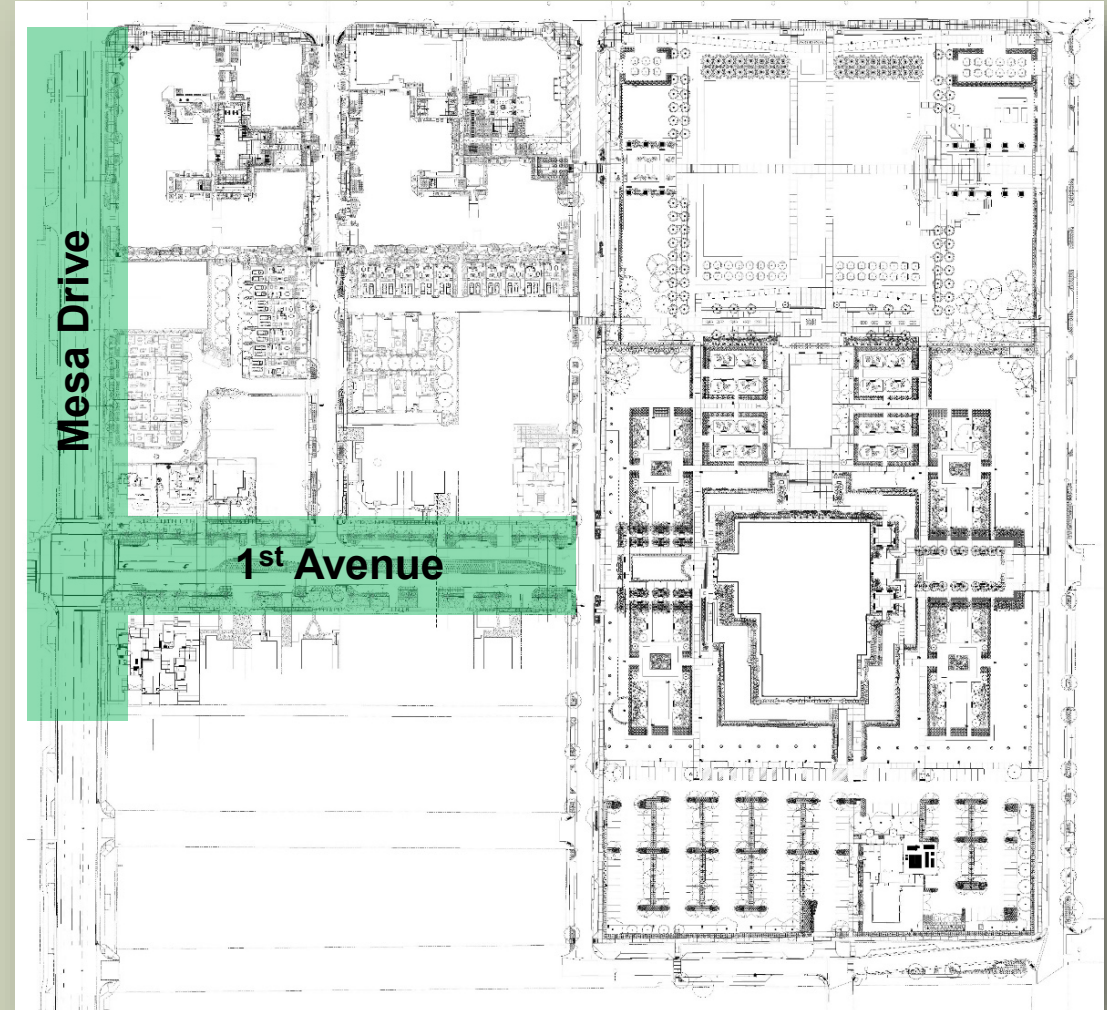
➤ City CIP Projects

➤ 1st Avenue Streetscape Project

- 2013 Transportation Bonds and 2014 Gas, Water, and Electric Bonds
- Full street reconstruction, new median, and public utility improvements

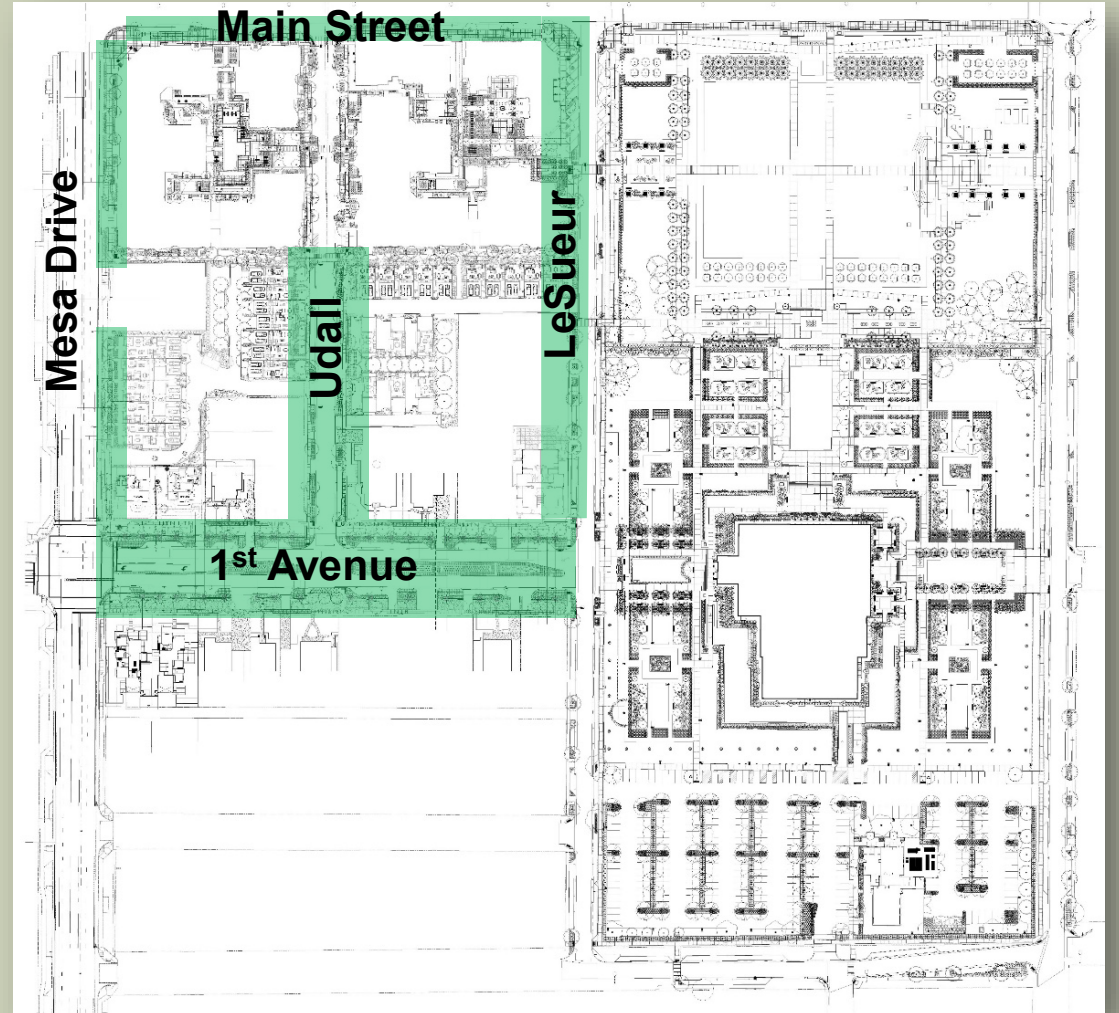
➤ Mesa Drive Phase 2 Project

- Full street reconstruction
- Reconstruction of 1st Avenue intersection



SUBURBAN LAND RESERVE STREET IMPROVEMENTS

- **The Grove on Main**
 - **1st Avenue**
 - Design and construction of Enhanced Streetscape Elements
 - Currently estimated at \$580k
 - **Udall**
 - Reconstruction of street with enhanced landscaping
 - **LeSueur**
 - Reconstruction of street with enhanced landscaping
 - **Mesa Drive**
 - Installation of enhanced landscaping
 - **Main Street**
 - Construction of new on-street parking and landscape improvements
- **Public On-Street Parking**



TEMPLE RENOVATION STREET IMPROVEMENTS

➤ Mesa Temple Renovation

➤ Hobson

- Reconstruction of street with enhanced landscaping

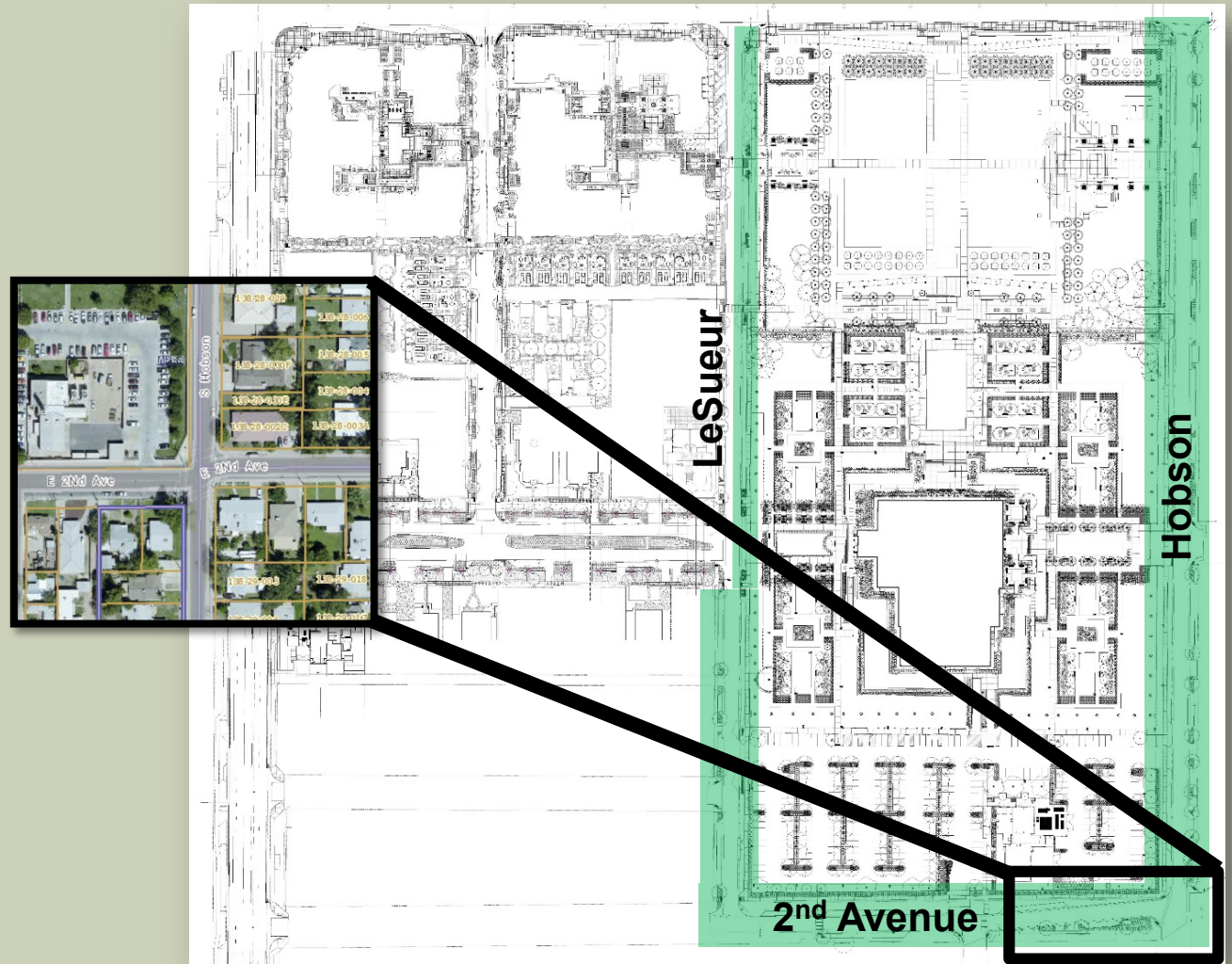
➤ 2nd Avenue

- Construction of realigned intersection with Hobson
 - Improves current east-west street alignment
 - Includes landscape improvement on SWC of intersection

➤ LeSueur

- Reconstruction of street with enhanced landscaping

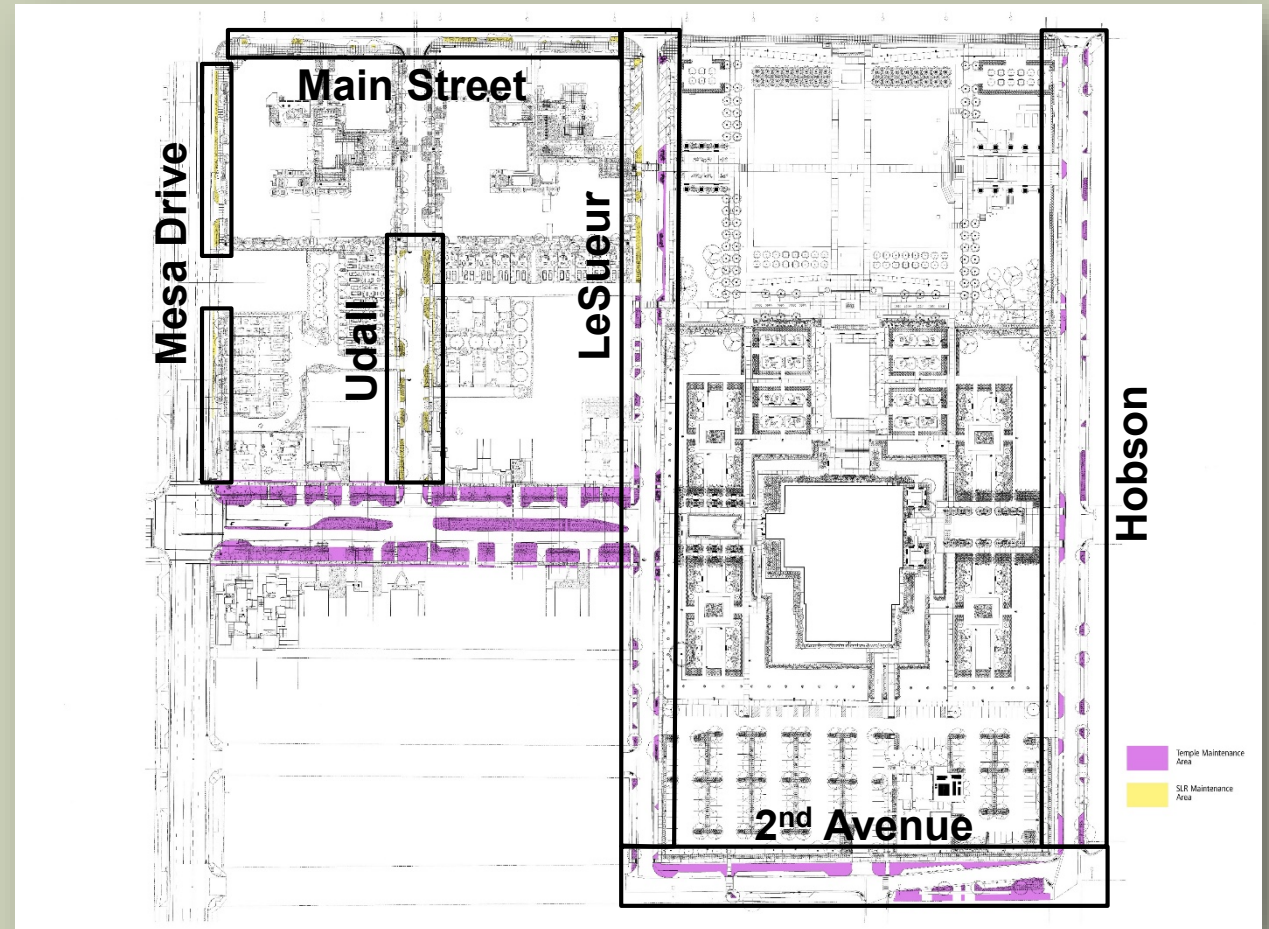
➤ Public On-Street Parking



**FUTURE MAINTENANCE AGREEMENTS WITH
SUBURBAN LAND RESERVE & CHURCH OF
JESUS CHRIST OF LATTER-DAY SAINTS**

FUTURE MAINTENANCE AGREEMENTS

- **Developer responsibilities**
 - Maintenance of enhanced landscape within public ROW
- **City responsibilities**
 - Street improvements



1ST AVENUE MAINTENANCE AGREEMENT

1ST AVENUE MAINTENANCE AGREEMENT

- **Suburban Land Reserve Responsibilities:**
 - Design and construction of upgraded utilities to serve project (sewer, water, gas)
 - Design and construction of Enhanced Streetscape Elements:
- **Temple Responsibility:**
 - Maintenance of Enhanced Streetscape Elements, sidewalk, and streetlight pole
 - City maintenance cost saved is estimated to be \$10k/year
- **City Responsibility:**
 - Maintenance of street, parking, and utilities
- **Term:**
 - Initial 50-year term
 - 10, automatic five-year renewals



DISCUSSION