



# **Facility Advisory Committee: Final Report**

**Infrastructure, Planning, and Sustainability Committee  
September 27, 2023**





# OUTLINE

- Problem Statement
- FAC Overview
  - Process Direction
  - Scope
  - Calendar
- Criteria and Scoring System
- Prioritized Project List
- Noteworthy Facilities
- Additional Recommendations
- Accountability Mechanism
- Conclusion
- Next Steps





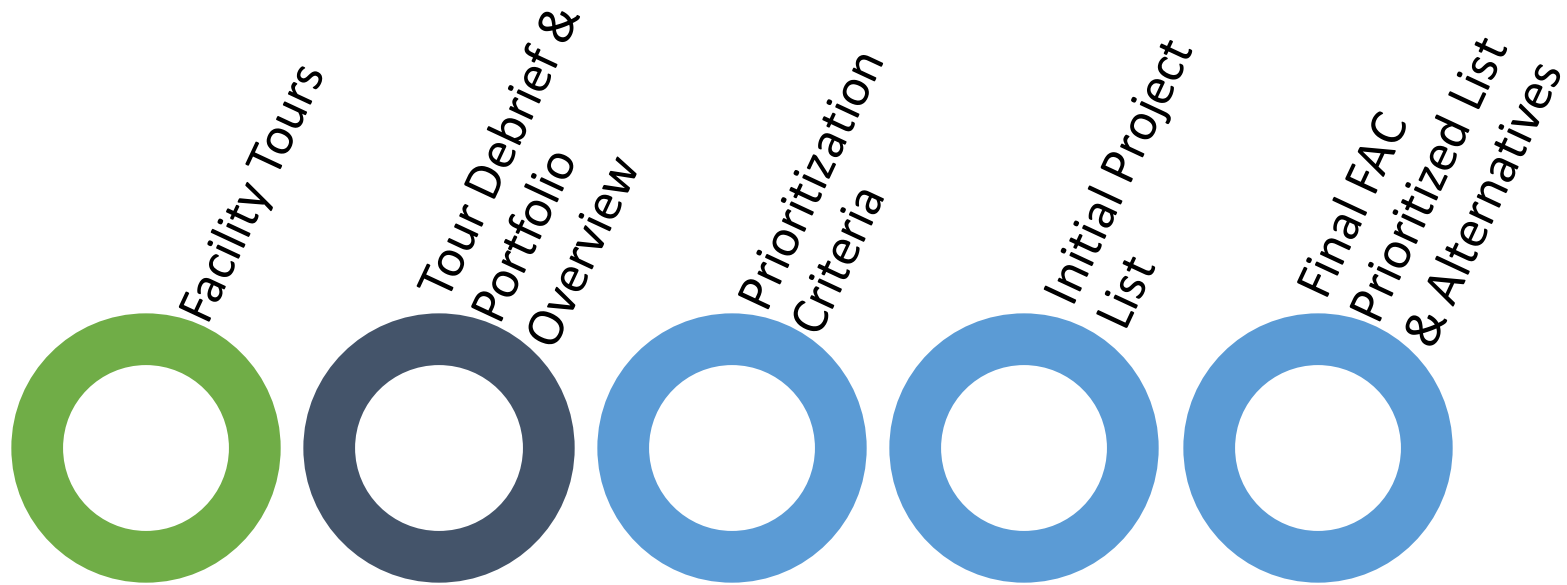
# GENERAL GOVERNMENT FACILITIES

## **Problem Statement:**

"A majority of General Government Facilities are aging beyond their useful life, and many do not meet operational or level-of-service requirements."



# FAC PROCESS OVERVIEW



## City Council and Implementation

- Share Prioritized List with Infrastructure Planning and Sustainability Committee
- IPS Submits Recommendations to Full Council
- City Council to Consider Funding Options and Implementation Approach
- Strategic Implementation – includes design, final site selection, and Construction and Operations approach



# FAC SCOPE

## **In Scope**

- Creation of a prioritized list
- Where should City start with its investments?
- Consideration of Council resolutions and City regulations
- Compare across services
- Cost estimates

## **Out of Scope**

- Detailed design of projects
- Strategic implementation
- Funding mechanisms



# MEETING CALENDAR DETAIL

- February 9, 2023 - Setting Expectations, Meet and Greet, Calendar Discussion
- March 9, 2023 - Tour Debrief, Meeting Expectations, Review of Building Portfolio, City regulations (e.g., decarbonization)
- March 23, 2023 - How Did We Get Here?, General Government Facilities
- April 6, 2023 - Breakouts from March 23, Equity Discussion
- April 13, 2023 - Library Current Portfolio and Brief Library Studies Preview
- April 27, 2023 - Fire Stations
- May 11, 2023 - Prioritization Criteria
- May 25, 2023 - Refinement of Studies, Budget/Financing Considerations, Prioritization Criteria, Draft List, Draft List Debate,
- June 8, 2023 – Continuation of List Discussion, Final List
- June 22, 2023 (If needed) – Additional Deliberation Time, Final List
- August 2023 – Review Final Report
- **September 2023 – FAC Report to Infrastructure, Planning, and Sustainability Committee**



# CRITERIA AND SCORING SYSTEM

- Scoring System Method
  - Develop Criteria
  - Score based on influence on criteria
  - Weighting score
- Criteria
  - Public and User Safety
  - Emergency Services
  - Equity
  - Community Value
  - City Vision and Goals
  - Condition



# PRIORITIZED PROJECT LIST

- Safety is Paramount
- Public Safety Facilities Scored Highly
  - Street Operations Campus
  - Fire Stations and Other Fire Facilities
- Emergency Service Facilities in Need
- Investment in Community Space Essential
  - Ensure inclusion of additional facilities
  - New TPL Locations, Historic Rialto Theater
  - Operating Impacts
- Council Must Continue Repair and Replacement Program Funding





# NOTEWORTHY FACILITIES

- Tacoma Municipal Complex
  - Lack of consensus about the future of the facility
  - Study about the future of the building recommended
  - Exterior repair needed
- Senior Centers, Community Centers, and City-Owned Parks – Work with Partners
- Shared Fire Facilities
  - Engage with Fife, Fircrest, Appropriate Fire Districts
  - Fire Stations #12 & #17



# ADDITIONAL RECOMMENDATIONS

- Leverage Additional Funding
  - Other Levels of Government
  - Private Sector Partners
  - Be Creative!
- Continued Investment in Deferred Repair and Replacement Projects
- Implementation Process Considerations
  - Design for Adaptive Reuse
  - Consider Life Cycle Costs
  - Local Economic Considerations
  - Climate Change and Decarbonization
  - Reducing Exposure, Ensuring Safety



# ACCOUNTABILITY MECHANISM

- Provide Updates on Project Progress
- Create Reporting Similar to Streets Initiative Online, Publicly Accessible
- Regular Reports to Council AND Community Group
  - Community Group Could be:
    - Planning Commission
    - Customized Group



# CONCLUSIONS

- Successful FAC Process and Group Engagement
- Focus on Safety, First City Staff and Then Public
- Recommended List
  - Community Safety Facilities
  - Community Space Also Essential
- Need to Fund Adequate Repair and Replacement Program
- Provide Transparent Access to Program Progress and Implementation
- Need to Plan Regular, Debt Replacement, and Comprehensive Capital Funding Program
- Ensure Local Benefits to Local Investments



# NEXT STEPS

- Seeking IPS Approval of FAC Recommendations for full Council Consideration
  - Study Session: October 24, 2023
- Council Discussion of Funding Mechanism
- Council Approval of Funding Mechanism and Resolution for Voter Consideration
- Develop and Implement Public Campaign
  - November 2023-April 2024
- File Required Documents with Washington State
  - February 2024
- Initiative Proposed to Voters
  - April 2024



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