



MINUTES
Committee of the Whole
Monday, September 23, 2024 @ 6:30 p.m.
Tony Benavides Lansing City Council Chambers

CALL TO ORDER

Council President Garza called the meeting to order at 6:30 p.m.

PRESENT

Councilmember Peter Spadafore
Councilmember Adam Hussain
Councilmember Tamera Carter
Councilmember Trini Pehlivanoglu
Councilmember Jeffrey Brown
Councilmember Ryan Kost
Councilmember Jeremy Garza
Councilmember Brian T. Jackson

OTHERS PRESENT

Sherrie Boak, Council Staff
Lisa Hagen-Lawrence, OCA
Greg Venker, OCA
Mark Lawrence, Mayors Office
Emily Linden, Ovation
Dominic Cochran, Ovation
Roy Plowman, City Construction Manager
Dymaxion Representatives
John McGraw, Public Safety Complex
Dan Wisinski, Public Safety Complex
Rob Crowe, Public Safety Complex Construction Manager
Martin Ruiter, Public Safety Complex
Loretta Stanaway
Ben Dodson, Ironworkers Union
Carl Tielking
Doug Seely
Corey Hake

Minutes

MOTION BY COUNCIL MEMBER HUSSAIN TO APPROVE THE MINUTES FROM SEPTEMBER 9, 2024, AS PRESENTED. MOTION CARRIED 8-0.

Public Comment

Ms. Stanaway spoke in opposition to the Ovation asking for more funds, request for more funds for the Public Safety Complex under construction. Ms. Stanaway continued speaking on City projects that continue to come in over budget.

Mr. Dodson spoke on the issues ironworkers are having on the Public Safety complex where out of the Lansing area contractors are being awarded the contracts and materials suppliers. Mr. Dotts spoke in opposition to the contractor Christman contracting to Grand Rapids businesses, after at the groundbreaking statements made that all bids would be going to local.

Mr. Tielking spoke on getting homeless veterans off the street into their own home and in support of "tiny homes" in the City.

Presentations

Project Update on Public Media and Performing Arts Center (Ovation)

Mr. Cochran and Ms. Linden summarized the activity on the development. Mr. Cochran stated the current activity includes the interior demolition, asbestos removal, future movement of the Media Center into the current structure in 2025. There is a 2-year gap from now until when they open in 2026, but the media center is phase 1 which will open in 2025.

Ms. Linden bullet pointed the funding status which included \$28 million in bonds to be repaid. There is continues to be community outreach at this time for additional sponsorship. The money spent thus far is the pre-construction cost, with \$795,482 spent and that being large amounts for architectural, engineering, environmental testing, and construction management. The overall project is on budget, and they continue to hold bi-weekly meetings with architects and the construction firm to review their estimates. In terms of future spending, she believes they are completely on budget for the \$26.4 million construction cost, architectural and engineering of \$1.46 million, and environmental. The consulting, temporary screening, the program manager, a sound and lighting grant, programing and administrative is all coming from the public media authority, not the bond money.

Council President Garza asked about the statement made regarding a large donation from DART, and asked what the impact of that is since they have also just eliminated 160 people at their Michigan location. Mr. Cochran stated this is from the Dart Foundation, which is separate funds.

Project Update on Public Safety Consolidated Facility

Mr. McGraw, Mr. Wisinski, Mr. Crowe, and Mr. Ruiter summarized the project. They stated the overall project was on budget, and briefly went through a timeline that Council did not have from the Administration. (The timeline was sent after the meeting from the Administration and inputted into the packet.) They acknowledged all City departments that have been working together with the contractor. It was noted that they have spent \$11.5 million so far and the remaining funds will be spent per the schedule.

Council Member Kost asked for clarification on the bidding and award of bids based on the statement earlier from the Ironworkers Union employee. Mr. Crowe acknowledged they are obligated to comply with the public bidding, and they did. They evaluate each bid, and in this case it was awarded to the contractor was the lowest qualifier. The contractor complied, met the specifics and met prevailing wages. Council Member Kost asked what the difference was between the two because the City ordinance does say that local bidders have preference up to \$1 million. Mr. Crowe admitted that the two lowest bidders were not local. Council Member Kost asked if the Grand Rapids company employs local workers. Mr. Crowe could not confirm that. Council Member Kost stated his frustration with the fact that City resident tax payer

dollars are funding the public safety complex, but with not using local labor, they are taking those City of Lansing tax dollars back to Grand Rapids and supporting the economy there. Mr. Crowe assured Council that they will comply with all city requirements for bidding. Council Member Kost asked the City will see more contractors and materials from Grand Rapids. Mr. Crowe stated he cannot speak to what has not happened yet. Council Member Kost concluded by stating it appears that the contractor is passing on local contractors.

Council President Garza asked what the difference was between the bids, and Mr. Crowe was not able to provide that but stated they would provide that.

Adjourn

The meeting adjourned at 6:55 pm

Respectfully Submitted by,

Sherrie Boak Recording Secretary,

Lansing City Council

Approved by the Committee September 30, 2024