

Memorandum

Public Works Department



To: City Manager
Subject: Riverfront Development
Date: December 4, 2012
Number: 2012-285

Jeff Eder and I met with the Corps of Engineers to learn the permitting process for constructing a building in Schwiebert Park east of the stage. Since the construction will be close to the flood protection system, a Section 408 Permit from the Corps is required. If the construction is outside the flood protection system easement (approximately 30 feet from the toe of the levee), it will probably be classified as a minor modification and the Section 408 Permit review can be accomplished in a couple months. However, if the work is classified as a major modification, the Section 408 Permit is much more complex and the review will take at least a year. The Corps makes the minor/major modification decision based upon its review of preliminary plans and a draft Section 408 Permit application.

Since the appearance of the new building needs to be compatible with the park buildings, I contacted the local architect for the park design, Gere/Dismer Architects. Gere/Dismer Architects and its engineering sub-consultant, Stanley Consultants, will prepare the documents needed for the Corps review for a cost of \$28,000. The work can be completed in about two months from the authorization to proceed.

RECOMMENDATION

The Public Works Department recommends that the City Council authorize the hiring of Gere/Dismer Architects to prepare the preliminary plans and a draft Section 408 Permit application for submittal to the Corps.

Submitted by: Robert T. Hawes, P.E., Assistant City Manager/Public Works Director
