

Item D-2

Discuss next steps on Old Town Keller Phase II project.

OTK Phase I Objectives Recap

- Update infrastructure
- Reduce visual clutter
- Provide safe space for pedestrians
- Trail connectivity
- Encourage economic development
- Establish OTK as entertainment destination for residents and visitors



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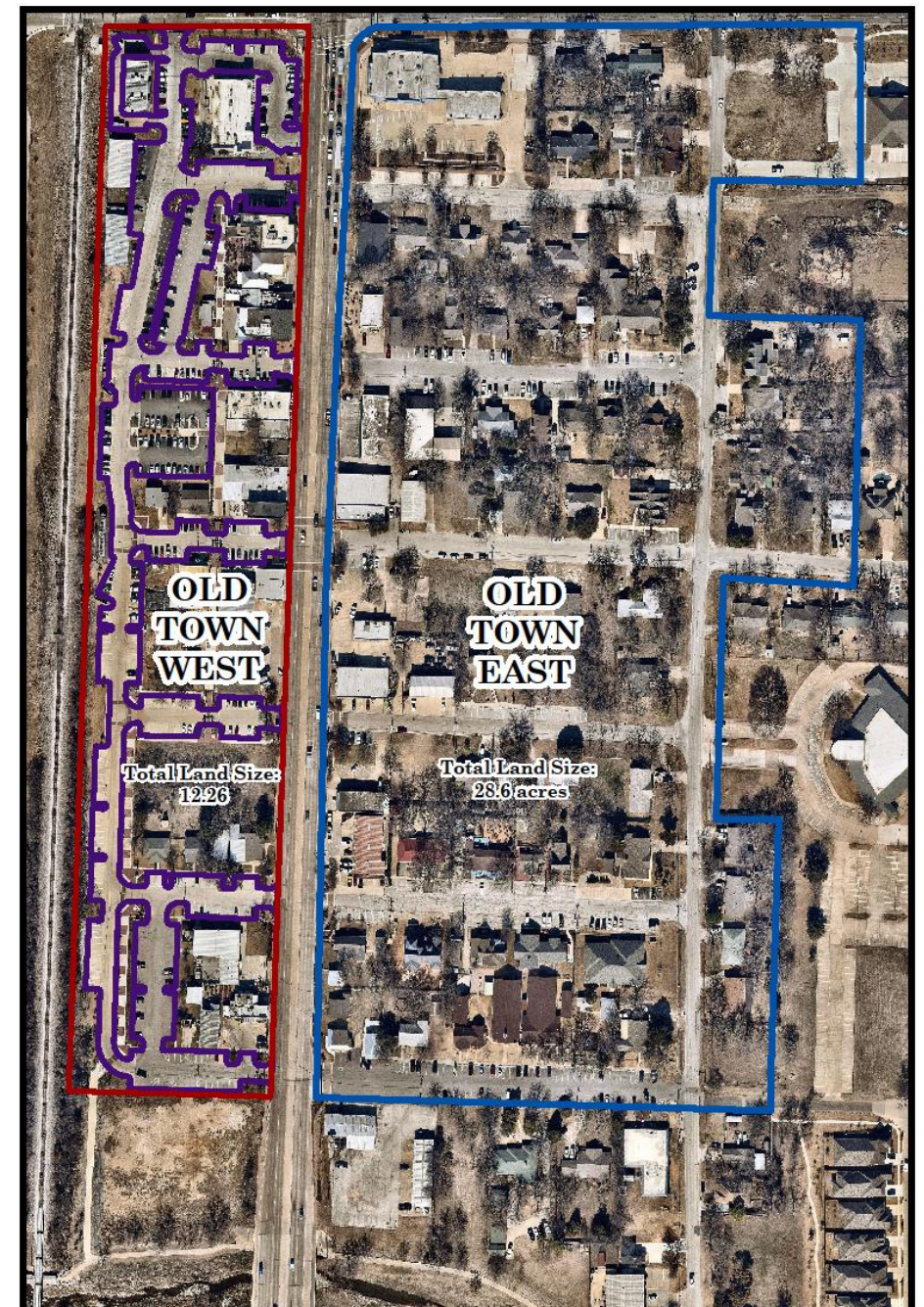
OTK Phase I Total Cost: \$4.5 million



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OTK West/East Comparison

	WEST	EAST
Land Size	12.26 acres	28.6 acres
No. Commercial Parcels	32	62
No. Residential Parcels	3	23



OTK Phase II



Major Components:

1. Capital Improvements
2. Bates Park Enhancements
3. Art and Pedestrian Improvements
4. Public/Private Partnerships

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OTK Phase II

- Dec. 2017: Professional services agreement awarded by City Council tasked engineering consultants at Kimley-Horn with developing conceptual layout and implementation plan
- Jan. – Nov. 2018: City of Keller/Kimley-Horn project team oversaw:
 - Public engagement activities including a survey and two community workshops
 - Data collection and analysis
 - Opportunity evaluation/layout and plan development
 - Two City Council work session discussions
- Dec. 2018: City Council acceptance of conceptual layout and implementation plan – next steps to be taken pending conclusion of the Future Land Use Plan update
- March 3, 2020: City Council work session to review project details and revisit Council preference on next steps in preparation for FY 2020-21 budget planning, including possible hiring of TIRZ consultant

OTK Phase II Proposed Step I

	OTK Tunnel Cash	GF Cash	KDC	Public Art	W/WW Fund	Total
Bates Street	\$2,510,000				\$170,000	\$2,680,000
Main Street Crossing	\$530,000					\$530,000
Bates Park			\$685,000			\$685,000
Public Art				\$50,000		\$50,000
Elm, Side Streets, & Walkway Design	\$960,000	\$560,000				\$1,520,000
Total	\$4,000,000	\$560,000	\$685,000	\$50,000	\$170,000	\$5,465,000

OTK Phase II Proposed Step I-Reduced Scope

PROJECT COMPONENT	COST*
Bates Street/Main St. Crossing Design	\$331,540
Gateway Feature Design	\$27,040
ROW Documentation, PHB Bidding/Construction and other Services	\$256,150
Total	\$614,730

*All project components in reduced scope to be funded out of \$4 million tunnel cash

OTK Phase II Next Steps

- June 2, 2020: City Council direction on Step 1 Reduced Scope
- June 16, 2020: Professional services agreement consideration
- TBD: City Council work session discussion on funding/debt options for future project steps



Questions?
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