

OWENSBORO BOARD OF COMMISSIONERS

Special Called Meeting
June 14, 2022 12:00 PM
Trolley Tour of City Projects

1. CALL TO ORDER - Mayor Tom Watson

Present: Mayor Tom Watson, Commissioners Larry Maglinger, Mark Castlen, Bob Glenn and Jeff Sanford, city staff and media.

2. TROLLEY TOUR OF CITY PROJECTS - The meeting was held aboard an Owensboro Transit System trolley that departed from the Owensboro Convention Center and toured the following city projects:

- Downtown Community Development projects - 50, 70, 76 and 81 Woodford Avenue and 1530, 1531, 1532 and 1535 Herr Avenue; information sheet attached. Community Development Director Abby Shelton gave details of these projects.
- Owensboro Fire Department Training Center – 1323 Daviess Street; information sheet attached. Lelan Hancock gave details of this project.
- Police Training Center – 1500 Hillbridge Road. Lieutenant Courtney Yerington described this project.
- Owensboro Fire Department Station #2 – 1900 E. Parrish Avenue. Lieutenant Eric Conder explained details of the project. Mayor Watson and Mayor Pro Tem Maglinger departed the tour during this site visit due to extreme weather conditions.

3. CITY PROJECT LIST – Project list attached.

4. ADJOURNMENT

There being no further business to discuss, the meeting adjourned by acclamation at 2:00 p.m. and the trolley returned to the Owensboro Convention Center.

Thomas H. Watson, Mayor

ATTEST:

Adrienne Carrico, Acting City Clerk

First Street Improvements—Public Improvements (federal and local grants)

The city will be using federal (CDBG) and local funds to complete utility undergrounding and intersection improvements from Elm Street to Hanning Lane. The design for these seven intersections will be an extension of the downtown streetscape. The estimated cost is \$2.7 million.

81 Woodford Avenue—Down Payment Assistance (federal grant)

This is a first-time homebuyer down payment assistance / closing cost grant paid for through the HOME Investment Partnerships Program. The public investment is \$12,490 and the private investment (purchase price) is \$112,410 for a total investment amount of \$124,900.

76 Woodford Avenue—Single-Family New Build (local grant)

This vacant lot was purchased by the developer in 2020. This project used Community Catalyst Grant funds with a public investment amount of \$14,250 and private investment of \$95,000 for a total investment amount of \$109,250.

70 Woodford Avenue—Single-Family Rehabilitation (local grant)

This is a single-family rehabilitation grant through the Community Catalyst Grant Program. The public investment amount is \$25,920 and the total private investment is \$90,000 for a total investment amount of \$115,920.

56 Woodford Avenue—City New Build (federal and local grants)

This vacant lot was purchased by the city in December of 2021. The city will construct a single-family home using HOME Investment Partnerships Program funding and the city's revolving loan fund (\$75,000) for a total anticipated investment of \$271,250. The house will be sold to an income qualifying first time homebuyer at a subsidized cost based on final appraisal.

1530 and 1531 Herr Avenue—Rental Rehabilitation Program (local grant)

The properties will use Community Catalyst Grant funds for interior and exterior rehabilitation of the rental properties. This is a \$4,000, 100% matching grant for a total combined investment of \$16,000.

1535 Herr Avenue—City New Build (federal and local grants)

This vacant lot was purchased by the city in 1993. The city will construct a single-family home using HOME Investment Partnerships Program funding and the city's revolving loan fund (\$75,000) for a total anticipated investment of around \$250,000. The house will be sold to an income qualifying first time homebuyer at a subsidized cost based on final appraisal.

1532 Herr Avenue—Single-Family Rehabilitation / Down Payment Assistance (federal and local grants)

The home was originally built in 1915 and was extremely dilapidated. Private investors worked with the City of Owensboro's Community Development Office to completely flip this home to provide rehabilitated and affordable housing in the Northwest NRSA / Riverview area. Using private funds paired with a Community Catalyst Grant, the home underwent extensive work including plumbing, electrical, flooring, heating/air duct work, ceiling, wall, and other major renovations. Upon completion of the property, it was sold to a first-time homebuyer, utilizing the city's down payment assistance / closing cost program funded through the HOME Investment Partnerships Program. The total public investment amount (federal and local) in this project was \$32,154, and the private investment including original rehabilitation property investment combined with first-time homebuyer investment is \$217,000.

BEFORE



AFTER



To date, the Owensboro Community Development Department has received 152 applications for projects within the Northwest NRSA / Riverview area. These projects have a combined total of over \$9 million (\$4.85 million in private funds and \$4.5 million in public funds). This includes single-family rehab, single-family new builds, existing homeowner exterior rehab, down payment assistance, First Street improvements, demolition of dilapidated structures and commercial façade rehabs.



HAFER

architects • designers • engineers



GRAPHIC SCALE

[illegible]

PLANS PREPARED BY:



OWNER / DEVELOPER:

CITY OF OWENSBORO
CITY HALL
PO BOX 847
OWENSBORO, KY 42302

SHEET TITLE:

PLAN

PROJECT TITLE:
OWENSBORO FIRE DEPARTMENT
TRAINING CENTER
1323 DAVIESS STREET

PL

05-06-2022

8

AS NOTED

3

22-6439

10

PROJECT MILESTONE

CO.00

City Projects List
June 14, 2022

CONCRETE STREETS

DESCRIPTION: Annual maintenance of concrete pavement throughout City.
START DATE: On-going
EST. COMPLETION: On-going
BUDGET: \$165,000
DEPT: Street
MONTHLY CHGS: **Crew has completed repairs on Hickman Ave and has moved to Wathens Crossing from O'Bryans Blvd to End to make repairs for 2022 Paving list.**

FIRE STATION #2 RENOVATION

DESCRIPTION: Renovation to the Station to address the additional staff covering the Highway 54 area and consisting of remodeling the daytime area, and expanding the nighttime area of the station, as well as adding training space and equipping the station to address future expansion of the 54 corridor.
START DATE: March 2021
EST. COMPLETION: July 2022
BUDGET: \$1,000,000
DEPT: Administration/ Fire Department
MONTHLY CHGS: **This project is substantially complete! The Punch list walk through was held this week, and all final issues are being completed. Move in date has been set for June 15th.**

NORTHWEST NRSA

DESCRIPTION: Revitalization of the northwest area of Owensboro
START DATE: May 2021
EST. COMPLETION: June 2025
BUDGET: \$8 Million
DEPT: Community Development
MONTHLY CHGS: The Northwest NRSA (Riverview) is generally bounded on the north by the municipal limits, Ohio River, West First Street, Ebach Street and Schroth Street; on the south by the north side of 5th Street; on the east by Walnut Street and on the west by Ewing Road and Texas Avenue. Our downspout disconnection partnership with RWRA will begin in **summer 2022. The new name will be used for signage within the neighborhood boundaries.** Over the next four years, roughly \$8M in public and private funds will be used for revitalization through various local and federal grant programs:

Applications Received:

Existing Homeowner Exterior Rehab Grant – 54
Down Payment Assistance - 4

Commercial Façade Grant – 9
Single Family New Build – 9
Private Projects - 3
Rental Rehab Grant – 53
Single Family Rehab – 13
Single Family Demolitions – 2

TOTAL: **147**

In addition, there will be beautification measures applied to First and Second streets within the NRSA.

PUBLIC INV.	PRIVATE INV.	TOTAL INV.
\$4,546,468	\$4,467,607	\$9,014,075

OUTDOOR TENNIS COURTS

DESCRIPTION: Construction of three additional outdoor tennis courts at the Tennis Facility on Bittel Road.

START DATE: June 2022

EST. COMPLETION: September 2022

BUDGET: \$450,000

DEPT: Engineering

MONTHLY CHGS: **Danco Construction signed the contract and is working on submitting other documents to the Purchasing Department. We will schedule a preconstruction meeting with the contractor in the coming weeks.**

PAVING PROGRAM

DESCRIPTION: Street paving program within city. There is a prioritized list of additional streets and alleys if additional funds become available.

START DATE: On-going

EST. COMPLETION: On-going

BUDGET \$2 Million

DEPT: Engineering & Street Depts.

MONTHLY CHGS: **The consultant completed pavement management inspections and is working on compiling the data. Below is the spring paving list.**

Street	Begin	End	Status
E 4 th Street	JR Miller Blvd	DCMS "Y"	Contractor performing prep work
E 3 rd Street	Frederica Street	JR Miller Blvd	Prep work complete
Martin Way	W 2 nd Street	Wandering Lane	Paved
Deer Trail	Martin Way	End	Paved
W 7 th Street	Crabtree Ave	Castlen Street	Prep work complete
George Street	W 7 th Street	McClarty Ave	Prep work complete
River Road	Ebach Street	W 2 nd Street	Paved
Ebach Street	River Road	CSX RR Tracks	Paved
Hickman Ave	W 9 th Street	W 12 th Street	Paved
W 9 th Street	Omega Street	Pennbrooke Ave	Paved
Mill Run	Yewells Landing W	End	Prep work complete
Yewells Landing W	Yewells Landing N	Southeastern Pkwy	Prep work complete
Yewells Landing N	Yewells Landing W	Yewells Landing E	Prep work complete
Briarcliff Trace	End	End	Prep work complete
Heritage Cove	Briarcliff Trace	End	Prep work completed
Treehaven Bend	Copper Creek Dr	End	Prep work complete
Crescent Hills Dr	KY 298	City Limits	Prep Work Complete
Wathens Xing	O'Bryan Blvd	End	Street crew working
Cascade Pointe	McIntire Xing	End	
McCreary Ave	Ford Ave	Griffith Ave	Paved
Rachel Place	Mohawk Drive	Ottawa Drive	Street crew working
Citation Ave	Venetian Way	Westview Drive	Prep work complete
Iron Leige	Citation Ave	End	Prep work complete
Westview Drive	Citation Ave	Clarke Drive	Prep work complete
Windsor Ave	Griffith Ave	Ford Ave	Prep work complete
Crescent Ave	Windsor Ave	Lewis Lane	Prep work complete
Fleming Ave	Crescent Ave	Ford Ave	Prep work complete

POLICE TRAINING BUILDING

DESCRIPTION: New Police Training Building at the Gun Range to replace the current modular police training classroom with a modern conventional constructed building to provide the resources necessary to properly train all OPD personnel.

START DATE: August 2020

EST. COMPLETION: June 2022

BUDGET: \$900,000

DEPT: Administration/OPD

MONTHLY CHGS: **The contractor is waiting for the window delivery, while all other final interior finish work has been completed. Currently we are scheduled to complete this building and move in the week of June 20.**

TAX INCREMENT FINANCING DEVELOPMENT AREA- HWY 54

DESCRIPTION: State incentivized TIF area whereby the state and city partner to pool approximately 80% of their incremental tax gained inside the footprint for a period not to exceed 20 years to pay for qualified infrastructure improvements.

START DATE: Dec 8, 2016

EST. COMPLETION: Dec 1, 2036 or when approved caps are met

DEPT: Administration

MONTHLY CHGS: Request for Reimbursement submitted to State for \$1,180,979.31.

TAX INCREMENT FINANCING DEVELOPMENT AREA- DOWNTOWN

DESCRIPTION: State incentivized TIF area whereby the state and city partner to pool approximately 80% of their incremental tax gained inside the footprint for a period not to exceed 20 years to pay for qualified infrastructure improvements.

START DATE: Dec 8, 2016

EST. COMPLETION: Dec 1, 2036 or when approved caps are met

DEPT: Administration

MONTHLY CHGS: Request for Reimbursement submitted to State for \$353,380.04.

TRANSIENT BOAT DOCK DESIGN

DESCRIPTION: Brandstetter Carroll is working to complete the design for a 500' transient boat dock on the Ohio River just west of the Pier. This dock would accommodate boaters traveling up and down the Ohio with the ability for overnight docking, fuel, electric, water, and sewage facilities.

START DATE: August 2021

EST. COMPLETION: July 2022

DESIGN COST: \$343,290

DEPT: Administration/Engineering

MONTHLY CHGS: Bid documents should be ready by July 1 for this project. We plan on splitting this into two pieces so that the dock portions can be bid out and production started, while we bid the installation to a general contractor. Geotechnical soil borings, site survey, and environmental Phase 1 and Phase 2 are complete. Coordination is ongoing with the permitting agencies (Army Corp of Engineers, Division of Water, and Coast Guard).