

**City of Ferndale – Revised Alternatives
October 15, 2008**

	Credit Union ONE – Option A	City Hall Site – Option B
Court	\$2,282,000 – Renovation of vacated City Hall Space	\$3,558,000 - Construction of 11,904 s.f.
Police	\$1,942,000 – Renovation of 10,619 s.f. and construction of 600 s.f. sallyport	\$1,942,000 – Renovation of 10,619 s.f. and construction of 600 s.f. sallyport
City Hall	\$3,819,000 – Purchase of 2 nd floor, interior build out and new entrance	\$2,282,000 – Renovation of 13,662 s.f.
Total Costs – Facilities	\$8,043,000 – Total Cost for Option A	\$7,782,000 – Total Costs of Option B
Total Square Footage	39,381 SF	36,785 SF
Cost per Square Foot	\$204	\$211
Schedule	20 to 26 Months	24 to 30 Months
Advantages	<ul style="list-style-type: none"> • Eliminates additional phased moves for each area. • Allows each department to realize closer to required square footage • Creates a municipal campus 	<ul style="list-style-type: none"> • Allows City to address greatest need first • Eliminates the need to purchase property from a third party • Creates a municipal campus • Ability to use the current Court facility for staging during the renovations. • Maintains tax revenue from Credit Union ONE • Ability to phase in the project
Disadvantages	<ul style="list-style-type: none"> • Lost tax revenue • Sale of building 	<ul style="list-style-type: none"> • Departments must make some space compromises

PARKING SURVEY

(TOTAL # OF UNOCCUPIED SPACES AT 10 AM AND 2 PM)

	COURT	CITY HALL WEST	CITY HALL EAST
	TOTAL SPACES: 11	TOTAL SPACES: 103*	TOTAL SPACES: 18
9/23/2008			
10 a.m.	2	65	4
2 p.m.	0	49	3
9/24/2008			
10 a.m.	1	60	6
2 p.m.	2	55	2
9/25/2008			
10 a.m.	2	66	5
2 p.m.	2	55	4
9/26/2008			
10 a.m.	3	61	8
2 p.m.	1	56	4
9/29/2008			
10 a.m.	5	64	8
2 p.m.	6	54	8
9/30/2008			
10 a.m.	3	63	4
2 p.m.	0	53	5
10/1/2008			
10 a.m.	3	62	7
2 p.m.	1	50	8
10/2/2008			
10 a.m.	3	64	9
2 p.m.	3	42	10
10/3/2008			
10 a.m.	3	66	9
2 p.m.	7	69	9
		*Includes 6 East Troy Parking Bay spaces and 14 East Nine Mile Parking Bay spaces (up to Library)	

25-30 SPACE
PARKING LOT

This is an aerial photograph of a city block. A yellow line runs horizontally across the middle, labeled 'E 9 Mile Rd'. To the left, a vertical line is labeled 'Bermuda St'. A red location pin with the letter 'A' is placed on E 9 Mile Rd. A large green rectangular area is highlighted in the upper right quadrant. A red arrow points from a text box to this green area. In the lower right quadrant, a yellow L-shaped area is highlighted, with a red arrow pointing from another text box to it. The rest of the image shows various buildings, parking lots with cars, and green spaces.

PROPOSED COURT SITE WILL
REQUIRE THE RELOCATION OF
17 SPACES.

THE NEW PARKING LOT AT
PREVIOUS COURT SITE WILL
ACCOMMODATE 25-30 SPACES

NEW 2-STORY
11,000 s.f.
COURT

E Troy St

