

City of Aledo Municipal Complex FAQ (Frequently Asked Questions)

Q. What public input has been sought to date for this proposed City Hall?

A. The current City Hall was built more than fifty years ago and only provides approximately 3,000 square feet of space. It housed a handful of employees and served a few hundred residents for decades. This building is too small to host Council Meetings and other city services. Today there are about 22 employees. Many staff members that office in the current building must share insufficient space. To temporarily alleviate some of these space issues, the City had to purchase a modular building for Public Works staff to office from.

The proposed 32,000 square foot municipal complex is planned to accommodate current needs and some future growth needed to service Aledo's rapidly growing community.

The new municipal complex will be a one-stop-shop to better serve Aledo constituents by optimizing city services and it will have space for 50-75 employees. The new building will house City Administration, City Council, City Secretary, Finance, Human Resources, Information Technology, Parks Department, Development Services, Municipal Court, Utility Billing, Community Rooms and eventually a new Police Department. The facility will also extend the outdoor placemaking and walkable downtown community.

Q. How does the proposed municipal complex fit with the City's new Downtown Master Plan?

A. A part of the adopted Aledo Downtown Master Plan includes a Civic Center District, which will be the municipal core of downtown. The Downtown Master Plan says: *"The City Hall will be an important addition to solidify the Civic Center and provide much-needed parking for downtown events."*

Q. What public input has been sought to date for this proposed municipal complex?

A. An estimated 20 years of discussion, previous needs assessments, and planning efforts have resulted in a new municipal complex proposal. The new facility is part of the vision for downtown, which was developed through community engagement and resulted in the Aledo Downtown Master Plan.

Community feedback on the Downtown Master Plan included visual preference surveys, map exercises and plan status updates. Exceeding the 2% engagement goal, 10% of the City's total population of 4,764 participated.

A Town Hall to specifically discuss the municipal complex is scheduled for Thursday, February 17, from 6 - 7:30 p.m. at the Aledo Community Center with a group presentation at 6:45 p.m., which will also be Livestreamed virtually at: <https://cityofaledo.webex.com/cityofaledo/j.php?MTID=m7b7761f22d38c771180edc48e248c9a8>.

Q. What has happened thus far regarding the timeline for approval of this project?

A. Public actions by the Council have included public meetings where they solicited and gave permission for an RFQ, selected a firm to help lead the process, as well as held a meeting with staff and Council. While it is estimated that community discussions regarding a new municipal building have been happening for years, there have also been several occasions where the Council has taken formal, public actions.

Q. Why was this location selected for the new municipal complex?

A. This location is in the center of the community and is part of historic downtown. The site provides a convenient location for residents that will maximize services to the community. Also, building on City property is prudent and helps fulfill the vision of the Downtown Master Plan.

Q. When will the City Council determine any proposed action?

A. A decision is anticipated by Spring 2022.

Q. What will be the cost of the municipal complex?

A. City staff believes that the total cost for the building, site work and all furnishings will be approximately \$20M.

Q. How will the municipal complex be financed?

A. The City Council is considering issuing Certificates of Obligation

Q. How will this affect property taxes?

A. City projects and services are funded through rates, sales tax, and property taxes. This facility will be funded through property taxes. The current tax rate is \$ 0.32714 per hundred dollars. Based on property values in 2021, it is estimated that the new facility will increase taxes by \$ 0.13 per \$100 of value, or \$130 for a value of \$100,000.

Q. What will other public feedback opportunities be available before the City decides whether to proceed?

A. After reviewing feedback provided during the Town Hall meeting, the Council could move to issue the Certificates of Obligation. The action would be publicly posted on City Council meeting agendas. Such action would require readings over multiple public meetings, at which public comment opportunities will be available.

Q. Will the existing municipal facility be repurposed?

A. No. The current City Hall will be leveled to build the new municipal complex in the same location.

Q. Where will city services be provided during the construction phase?

A. It is anticipated that city services will be provided on or near the same site. The decision hasn't been made, but one option is to bring in another modular building during construction to serve as City Hall until the new building is completed.

Q. Will the City continue to use the community center across the street?

A. Upon completion of construction, meetings will be able to be held in the new municipal building. Additionally, since the community center will not regularly host city business meetings, more public use will be available.

Q. What amenities will be offered at the municipal facility?

A. Both the Utility Department and Municipal Court will offer business services at separate service counters. Additionally, there will be a multi-purpose/training room on the first floor, similar to the space used at the community center.

However, the most significant benefits will be adequate and appropriate space for staff. Working in sub-standard environments or insufficient space reduces the City's ability to serve residents efficiently and adequately. A proper facility like the one proposed would allow the City to optimize its services and deliver more effectively.

Q. Why does the proposal have an area for a police department?

A. The proposed municipal facility is planned to have space for current needs and some future growth needed to service Aledo's rapidly growing community. This vision includes a police department. Aledo does not currently have its own police department but has been and will continue working towards adopting this service to better protect its citizens and the safety in Aledo.

Q. What will be around the new municipal complex?

A. The City worked with the community to create a larger vision for the area, outlined in the Aledo Downtown Master Plan. In addition to the new municipal complex, ideas include an enhanced community center property and trails and sidewalks that connect throughout the community.

The City is also working with property owners and others to attract businesses to downtown and has already taken steps by starting with the Pine Street revitalization. You can learn more [here](#).

Q. If approved, what are the next steps? How quickly would construction start? How long would construction take?

A. The City Council will determine if they wish to proceed and issue the Certificates of Obligation. Should they do so, plans would move forward, including items like giving contractors the Notice to Proceed, finalizing plans, and an estimated 16-18 months of construction. It is estimated that construction would not begin for several months and that the entire project would take approximately three years.