

**MINUTES OF THE SPECIAL CALL MEETING  
OF THE MAYOR AND BOARD OF ALDERMEN  
OF THE CITY OF STARKVILLE, MISSISSIPPI  
June 20, 2019 at 10:00 a.m.**

Be it remembered that the Mayor and Board of Alderman met in a Special Call Meeting on June 20, 2019 at 10:00 a.m. in the second floor conference room of City Hall, located at 110 West Main Street, Starkville, MS. Present were Mayor Lynn Spruill, Aldermen Ben Carver, Sandra Sistrunk, David Little, Hamp Beatty, and Henry Vaughn, Sr. Attending the Board was City Clerk / CFO Lesa Hardin.

The meeting was properly noticed pursuant to Miss. Code Ann §§21-3-21 and 25-41-13 and a copy of that notice is included in the minutes. The public and media were welcomed and attended.

**OFFICIAL AGENDA OF  
THE MAYOR AND BOARD OF ALDERMEN  
OF THE  
CITY OF STARKVILLE, MISSISSIPPI  
SPECIAL MEETING OF TUESDAY, JUNE 20, 2019  
10:00 A.M., SECOND FLOOR CONFERENCE ROOM, CITY HALL  
110 WEST MAIN STREET**

- A. CALL THE MEETING TO ORDER**
- B. DISCUSSION OF PARKS – DALHOFF THOMAS DESIGN**
- C. ADJOURNMENT OF MEETING**

*The City of Starkville is accessible to persons with disabilities. Please call the ADA Coordinator, Joyner Williams, at (662) 323-2525, ext. 3121 at least forty-eight (48) hours in advance for any services requested.*

Mayor Lynn Spruill called the meeting to order.

Representatives of Dalhoff Thomas, Neel-Schaffer and Shafer Zahner and Zahner were present to discuss options for the proposed Cornerstone Park and renovations to current City Parks. The Board and Mayor discussed various priorities and the phases in which they will be built. Several options will be reviewed as to cost and brought back to the City.

Following discussion and review of the proposed Cornerstone Park and renovations, Mayor Spruill adjourned the meeting.

SIGNED AND SEALED THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2019.

Attest:

\_\_\_\_\_  
D. LYNN SPRUILL, MAYOR

\_\_\_\_\_  
LESA HARDIN, CITY CLERK

(SEAL)

## WORK SESSION

Cornerstone Park (18.367)  
June 20, 2019

## AGENDA

1. Master Plan Overview
2. Phase 1 Overview
  - a. Budget
    - i. Still considering \$18 million as Phase 1 overall project budget?
    - ii. Phase 1 to include primarily Cornerstone Park, with some improvements to the Sportsplex and McKee Park
  - b. Current Cornerstone Park Site Program – Based on Preliminary \$18 million budget
    - i. 10 Fields (2 Quads + 2 Fields)
    - ii. Entry Pavilion
    - iii. Park Road
      1. Streetscape and signage
    - iv. Parking Lot ( $\pm 550$  Spaces)
    - v. (6) Outdoor Batting Cages
    - vi. (10) Bullpens
    - vii. Maintenance Building ( $\pm 2200$  SF)
    - viii. Walking Trail Network ( $\pm 1.6$  miles)
      1. Bid with Unit Cost
    - ix. Signage/Wayfinding
    - x. Potentially Sponsored Elements
      1. Turf
      2. Lighting
      3. Clock Tower
      4. Cool Papa Bell statue
      5. Mississippi Baseball Player Plaques
  - c. Proposed Alternates:
    - i. Championship Field
    - ii. Indoor Facility
    - iii. ADA Field
    - iv. Spray Park
    - v. Playground
    - vi. Add two 250' Fields South of Parking Lot
    - vii. Complete 250' Quad
    - viii. Synthetic Turf Outfields
  - d. Sportsplex Improvements
  - e. McKee Park Improvements
  - f. Future Phase Site Elements:
    - i. RV Park
    - ii. Softball Field
    - iii. High School Field
    - iv. Extend Walking Trail Network

- v. Additional Improvements to Sportsplex/McKee/Other Parks
  - g. Discussion Items
    - i. Building Programming
      - 1. Entry Pavilion Alternative Floorplan
      - 2. Restroom/Concession Buildings at Each Quad
    - ii. Food Truck/Mobile Concession Stand Access
    - iii. Synthetic vs. Natural Grass
      - 1. Cool Turf Option
    - iv. Theme/Branding
3. Phase 1 Timeline – All Timeframes are Approximate
- a. Cornerstone Park Rough Grading Package
    - i. Design = 2 months
    - ii. Approvals = 2 months
    - iii. Construction (Grading Only) = 6 months
  - b. Cornerstone Park 100% CD's
    - i. Design = 4 months
    - ii. Approvals = 2 months
    - iii. Construction = 12 months
  - c. Cornerstone Park Phase 1 Estimated Completion = Spring/Summer 2021
  - d. Sportsplex & McKee Improvements – Construction to Begin After Cornerstone Park Completion
    - i. Design = 2 months
    - ii. Approvals = 2 months
    - iii. Construction = 6 months
  - e. Phase 1 (All 3 Parks) Estimated Completion = Fall/Winter 2021
4. Immediate Action Items
- a. Neel Schaffer to begin process to have initial topo survey completed.
  - b. DT and Neel Schaffer to create proposal for construction package.
  - c. DT to begin schematic revisions upon receiving final Phase 1 construction scope (base bid and alternates).
  - d. DT and Neel Schaffer to begin rough grading package.
5. Sponsorships
- a. Marketing materials (print/web/video/signage) for sponsorships, to be given to interested businesses
  - b. Dollar amount to be determined for each field, for designating sponsorship levels

**STARKVILLE PARK IMPROVEMENTS  
CONCEPTUAL CONSTRUCTION COSTS BUDGET - JUNE 2019**

<b>Cornerstone Park Phase 1 Bid Items</b>	<b>Quantity</b>	<b>Unit</b>	<b>Total Cost</b>
Site Prep and Grading	1	LS	\$ 1,420,392.50
Road and Parking Lot	1	LS	\$ 1,738,600.60
Hardscape (sidewalks, pavers, brick columns, site fencing, signage, 6 batting cages)	1	LS	\$ 1,928,545.00
Entrance Pavilion	1	LS	\$ 1,200,000.00
Maintenance Building	1	LS	\$ 410,300.00
(4) 225' Fields (turf infield, grass outfields, backstop, fencing, dugouts, shade covers, lighting, restroom building)	1	LS	\$ 1,766,968.40
(4) 275' Fields (turf infield, grass outfields, backstop, fencing, dugouts, shade covers, lighting, restroom building)	1	LS	\$ 2,225,782.20
(2) 250' Fields (turf infield, grass outfields, backstop, fencing, dugouts, shade covers, lighting, restroom building)	1	LS	\$ 1,078,304.68
Landscape (sodding outside fields, hydroseeding, trees)	1	LS	\$ 860,358.00
Total Project Storm Drain	1	LS	\$ 816,165.81
Total Project Water and Sewer	1	LS	\$ 282,432.10
Electrical Distribution	1	LS	\$ 55,000.00
		Contingencies (20%)	\$ 2,756,569.86
		Design (5%)	\$ 826,970.96
		Construction Admin. (1%)	\$ 165,394.19

<b>Cornerstone Park Phase 1 Total</b>	<b>\$ 17,531,784.30</b>
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<b>Cornerstone Park Add Alternates</b>	<b>Quantity</b>	<b>Unit</b>	<b>Total Cost</b>
ALT 1 250' Championship Field (synthetic turf)	1	LS	\$ 862,670.00
ALT 2 Indoor Facility	1	LS	\$ 1,440,086.30
ALT 3 ADA Field	1	LS	\$ 763,207.66
ALT 4A Park - Site prep, parking lot, sidewalks, shelter, landscape	1	LS	\$ 317,472.75
ALT 4B Park - Playground	1	LS	\$ 446,400.00
ALT 4C Park - Spray Park	1	LS	\$ 450,000.00
ALT 5 - Completing 250' Quad in Base Bid	1	LS	\$ 1,078,304.68
ALT 6 Synthetic Turf Outfields (10 Fields)	1	LS	\$ 1,750,000.00
ALT 7 (2) 250' Fields (south of park road)	1	LS	\$ 2,089,185.28
		Contingencies (20%)	\$ 1,839,465.33
		Design (5%)	\$ 551,839.60
		Construction Admin. (1%)	\$ 110,367.92





<b>Alternates Total</b>	<b>\$ 11,698,999.52</b>
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<b>Additional Park Items</b>	<b>Quantity</b>	<b>Unit</b>	<b>Total Cost</b>
Sportsplex - Site prep, grading, parking lot, landscaping	1	LS	\$ 526,362.80
Sportsplex - (1) Synthetic Soccer Field	1	LS	\$ 603,948.00
McKee Park - Site prep, demo, shelter, utilities, landscape, dog park	1	LS	\$ 175,390.10
McKee Park - (2) Basketball Courts	1	LS	\$ 99,400.00
McKee Park - Spray Park	1	LS	\$ 315,000.00
McKee Park - Walking Trail	1	LS	\$ 81,403.30
		Contingencies (20%)	\$ 360,300.84
		Design (5%)	\$ 108,090.25
		Construction Admin. (1%)	\$ 21,618.05

<b>Additional Park Items Total</b>	<b>\$ 2,291,613.34</b>
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**RECORD OF SERVICE**  
**OF SPECIAL CALLED MEETING TO BE HELD**  
**ON THURSDAY, JUNE 20, 2019**  
**AT 10:00 A.M.**

**OFFICIAL      DATE/TIME/PLACE      OFFICER      ELECTED OFFICIAL'S SIGNATURE**

MAYOR SPRUILL CITY HALL	6-20-19 12:00	—	Mayor signed notice
ALDERMAN CARVER 703 GREENSBORO ST. 662-769-0792	6-26-19 3:00		Br C
ALDERMAN SISTRUNK 522 CHESTNUT DR 662-418-4574	6-20-19 2:00	—	— served by email / receipt attached
ALDERMAN LITTLE 100 CYPRESS ROAD OR FARM BUREAU 515 ACADEMY ROAD / 418-5430	6-20-19 1:30pm	—	— served by email — receipt attached
ALDERMAN WALKER 204 N NASH ST 662-617-0130			Spoke to him on the phone. In Omaha.
ALDERMAN BEATTY 112 ST CHARLES AVE 662-418-8978	6/20 <sup>19</sup> /19 2:50 p.m.		Hay Beatty
VICE MAYOR PERKINS 628 Hospital RD OR 309 Dr Martin Luther King Jr Dr E Suite # 104 / 324-7300	6/20/19 2:40pm		Vice Mayor Troy Perkins
ALDERMAN VAUGHN 105 HENDERSON ST 494-3420 / 323-2004	6/19/19 2:50pm		Henry N. Vaughn SR.
ATTORNEY LATIMER	SERVED BY EMAIL	-----	



IN ACCORDANCE WITH THE PROVISIONS OF SECTION 21-3-21 OF THE MISSISSIPPI CODE OF 1972, AS AMENDED,  
MAYOR D. LYNN SPRUILL DOES HEREBY GIVE NOTICE OF

**A SPECIAL CALLED MEETING / WORK SESSION OF  
THE MAYOR AND BOARD OF ALDERMEN  
OF THE CITY OF STARKVILLE, MISSISSIPPI  
TO BE HELD**

**THURSDAY, JUNE 20, 2019 AT 10:00 AM**

**IN THE SECOND FLOOR CONFERENCE ROOM  
OF STARKVILLE CITY HALL  
LOCATED AT 110 WEST MAIN STREET**

The specific subject of the meeting is as follows:

DISCUSSION OF PARKS – DALHOFF <sup>Thomas</sup> ~~PARKS~~



MAYOR D. LYNN SPRUILL

Date / Time Signed: JUNE 19, 2019, 11:55 A.M.