



City of Clearwater MSB Relocation

October 21, 2024

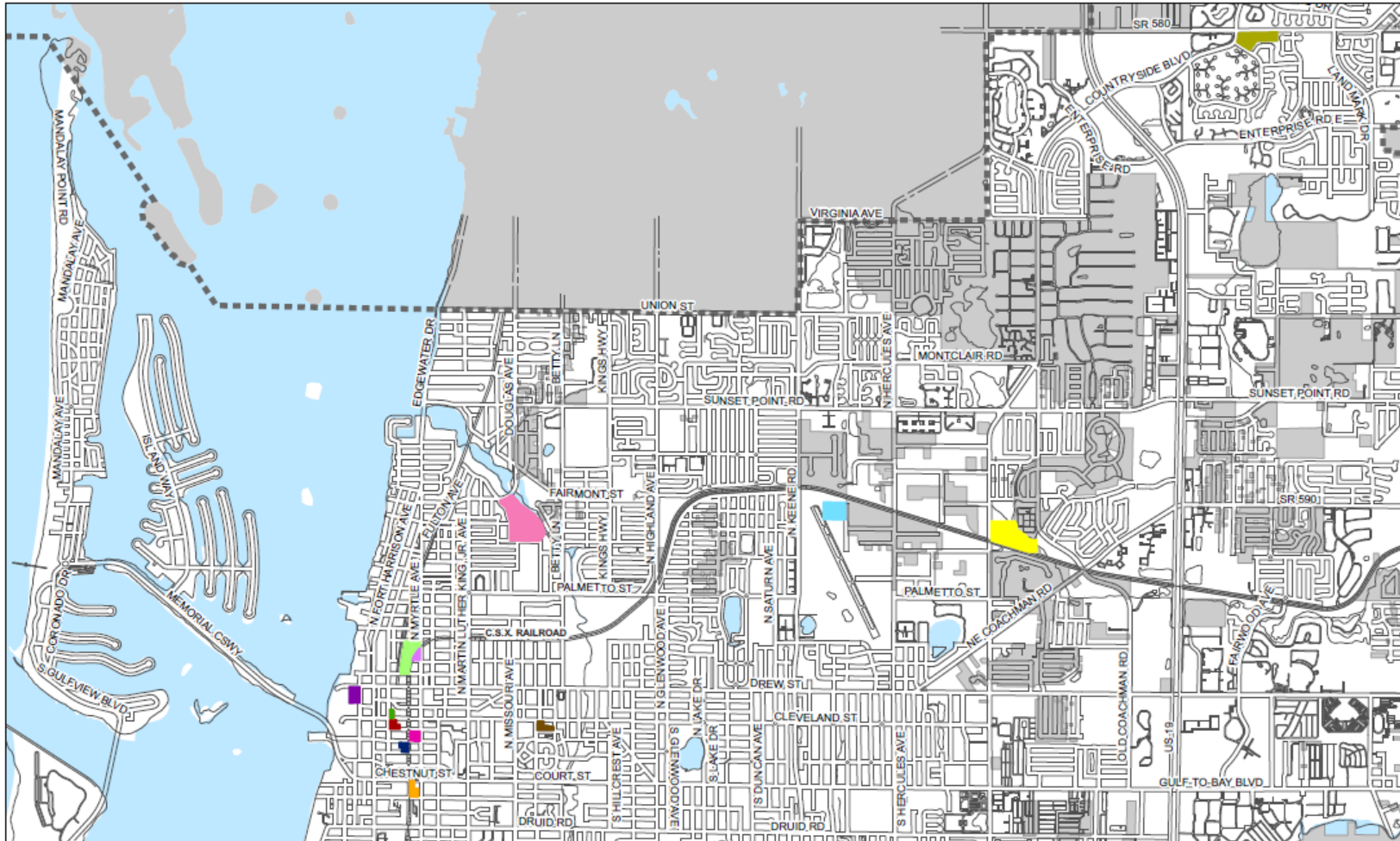
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& ASSOCIATES*

Why Multiple Spaces?

Department	Personnel	Location	Rationale	FF&E
Public Comms	12	City Hall	Available space; proximity to leadership	Available
HR	17	Library/FS48	Proximity to leadership; training spaces	Required
Planning	53	Countryside Library	Public Ease of Use; proximity to MSB; remain collocated w/ other dept	Required
Public Works	42	Countryside Library	Public Ease of Use; proximity to MSB; remain collocated w/ other dept	Required
Public Utilities	9	Marshall Lab	Public Ease of Use; proximity to MSB; remain collocated w/ other dept	Required
Parks & Recreation	17	Leased Space (UMC)	Long term flexibility for all P&R	Provided in Lease, Minimum
Finance/Budget/ Procurement	34	Leased Space (UMC)	Doesn't require public interaction; Council chambers/County Comm for solicitations	Provided in Lease, Minimum
Customer Service	27	Gas Building	Combine gas customer service	Required
Call Center	17	PD Substation	Comms availability	Required
IT	37	various	Availability to support multiple spaces	Varies

- City Hall finished June 26 and MSB Aug 25. HR & PC will both be going to Main Library and City Hall to move them just once.
- Cost effective Approach to leverage City properties & cost-effective county properties.
- Rehab of Countryside Library provides future savings as renovations remain for future swing space use (Public Service Complex, SW Master Plan, etc.). Use existing MSB Furniture in Countryside Library to minimize rental costs and long-term savings.

Leveraging County & City Properties





City

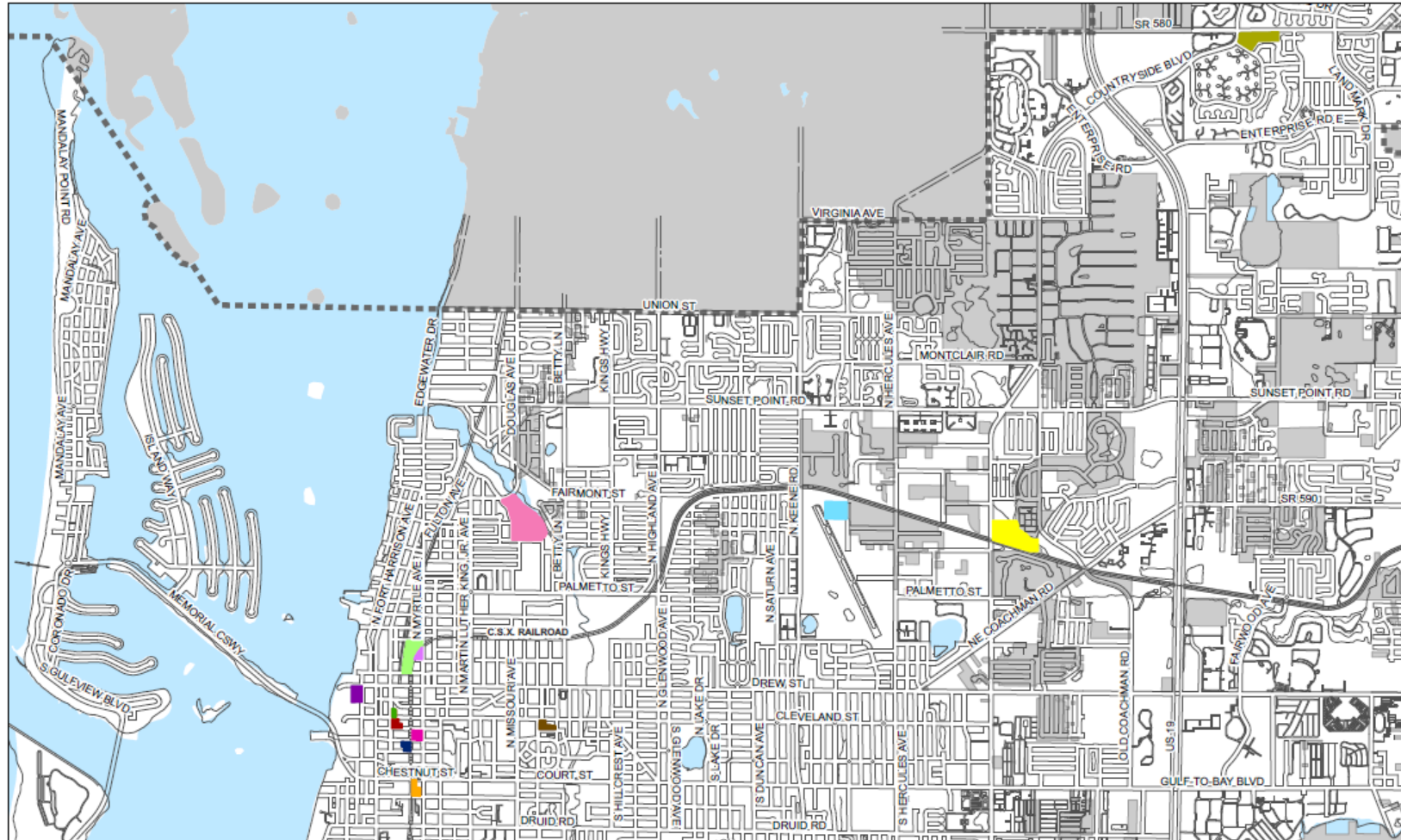
- Clearwater Police Department
- Clearwater Gas
- Clearwater Main Library
- Marshal Plant
- Old Countryside Library

Leased

1255 Cleveland (UMA)

 <p>Prepared by: Publio Works/Engineering Geographic Technology Division 100 S. Myrtle Ave, Clearwater, FL 33758 Ph: (727)682-4750, Fax: (727)628-4766 www.MyClearwater.com</p>	City Properties <ul style="list-style-type: none"> Building A&B CPD City Hall Building Clearwater Gas Clearwater Main Library Jolley Trolley MSB Marshall Plant Old Countryside Library The Long Center 	Possible Leased Locations <ul style="list-style-type: none"> Atrium City Hall Building (Over Lapped) Pinellas Swisher Building UMA 	<ul style="list-style-type: none"> Service Area Area not in Clearwater Jurisdiction 	
	Map Gen By: KF	Reviewed By: JR	Date: 9/23/2024	

Leveraging County & City Properties





Sequence

1. 600 Cleveland St
2. Marshal Street Lab
3. Clearwater Gas
4. Clearwater Main Library
6. Clearwater PD
7. 1255 Cleveland St
8. Old Countryside Library
9. Clearwater Gas
10. Clearwater Main Library

Archive

11. Clearwater Main Library
12. Jolley Trolley (TBD)
13. Long Center (TBD)
14. Building A,B (TBD)

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Staff Distribution into Temporary Space

Marshall Street Lab

1190 Russell St

- Public Utilities (9)

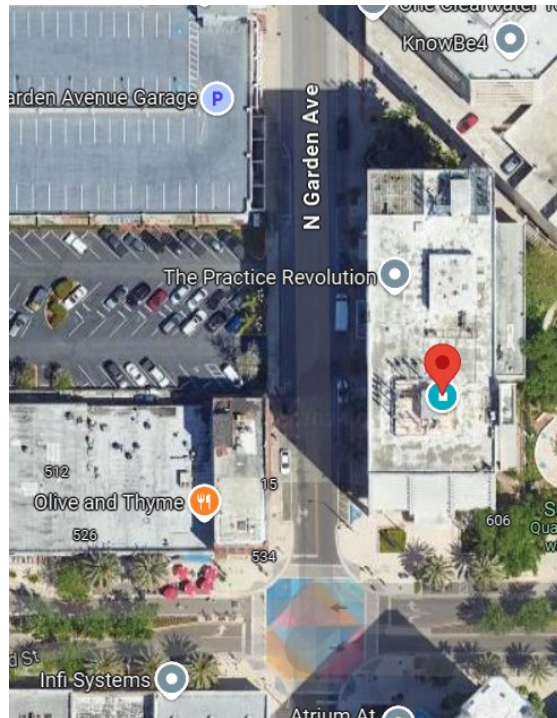


- Adequate Parking
- 5 8x6 systems from Old Countryside Library
- Minimum IT needs

City Hall

600 Cleveland St

- Public Communications (12)



- Adequate Parking
- No furniture needs
- No IT needs

CFD 48

1700 N Belcher Rd

- IT (9)



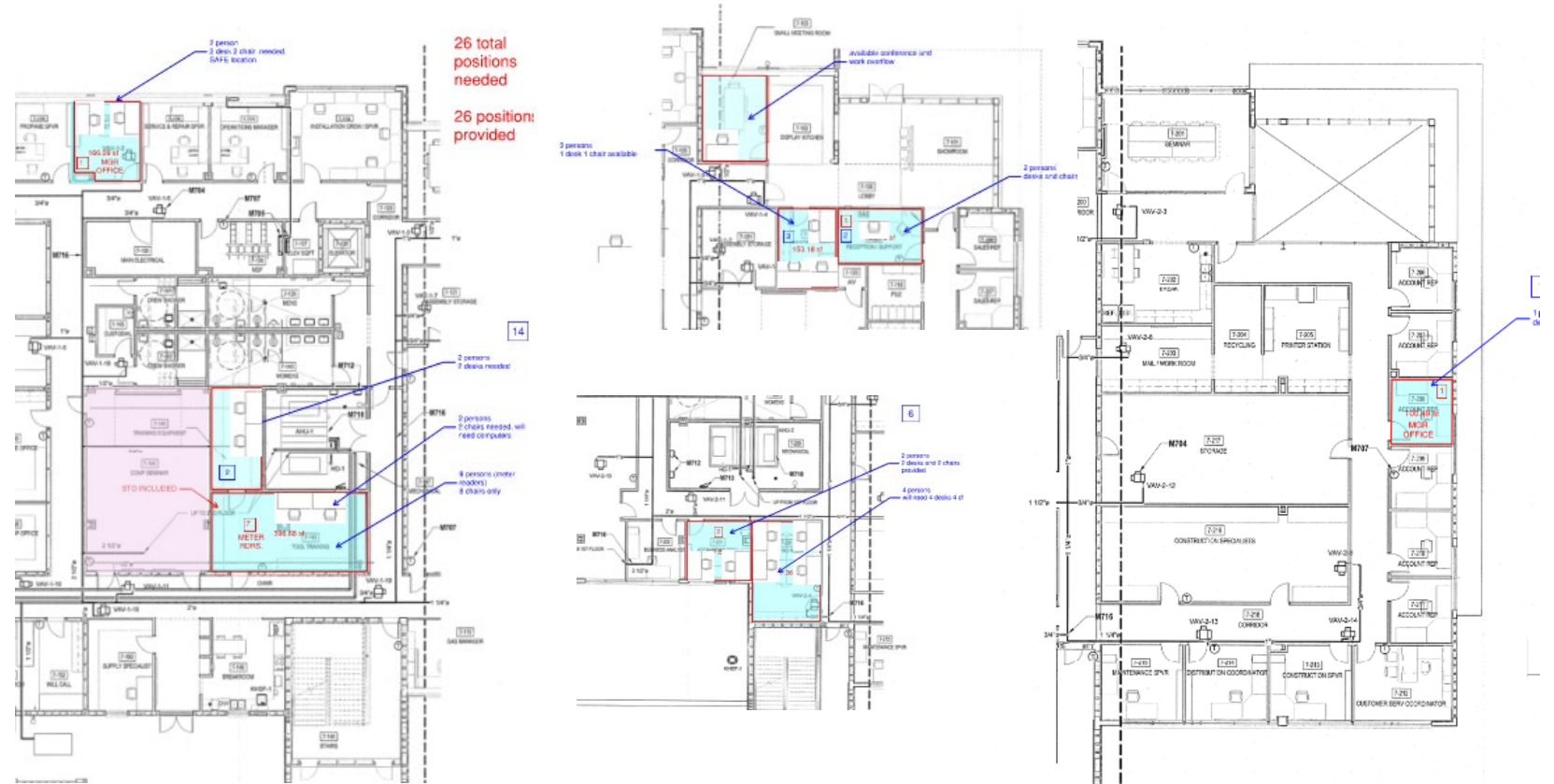
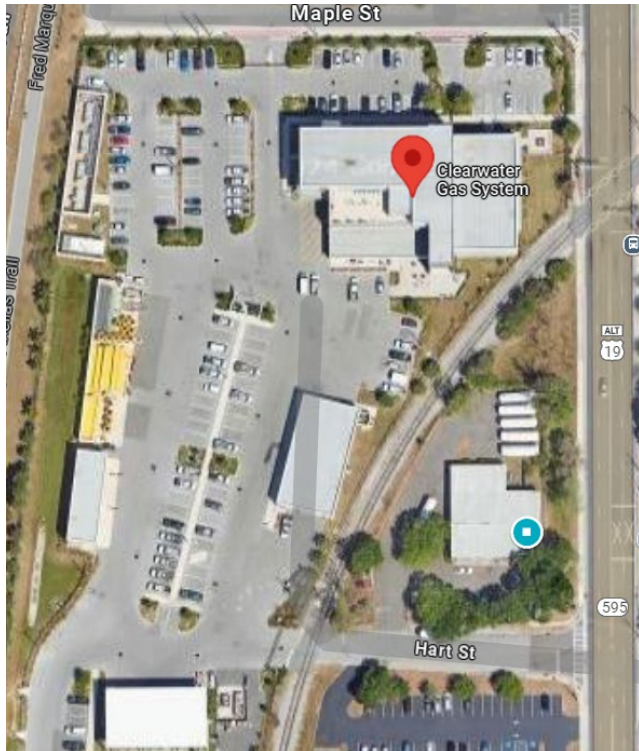
- Adequate Parking
- No furniture needs
- No IT needs

Staff Distribution into Temporary Space

Gas Building

2741 State Rd 580

- Customer Service (27)
- IT Partial (12)



- Counter service for Customers
- Existing furniture. Repurposed 5 6x8 systems and desks

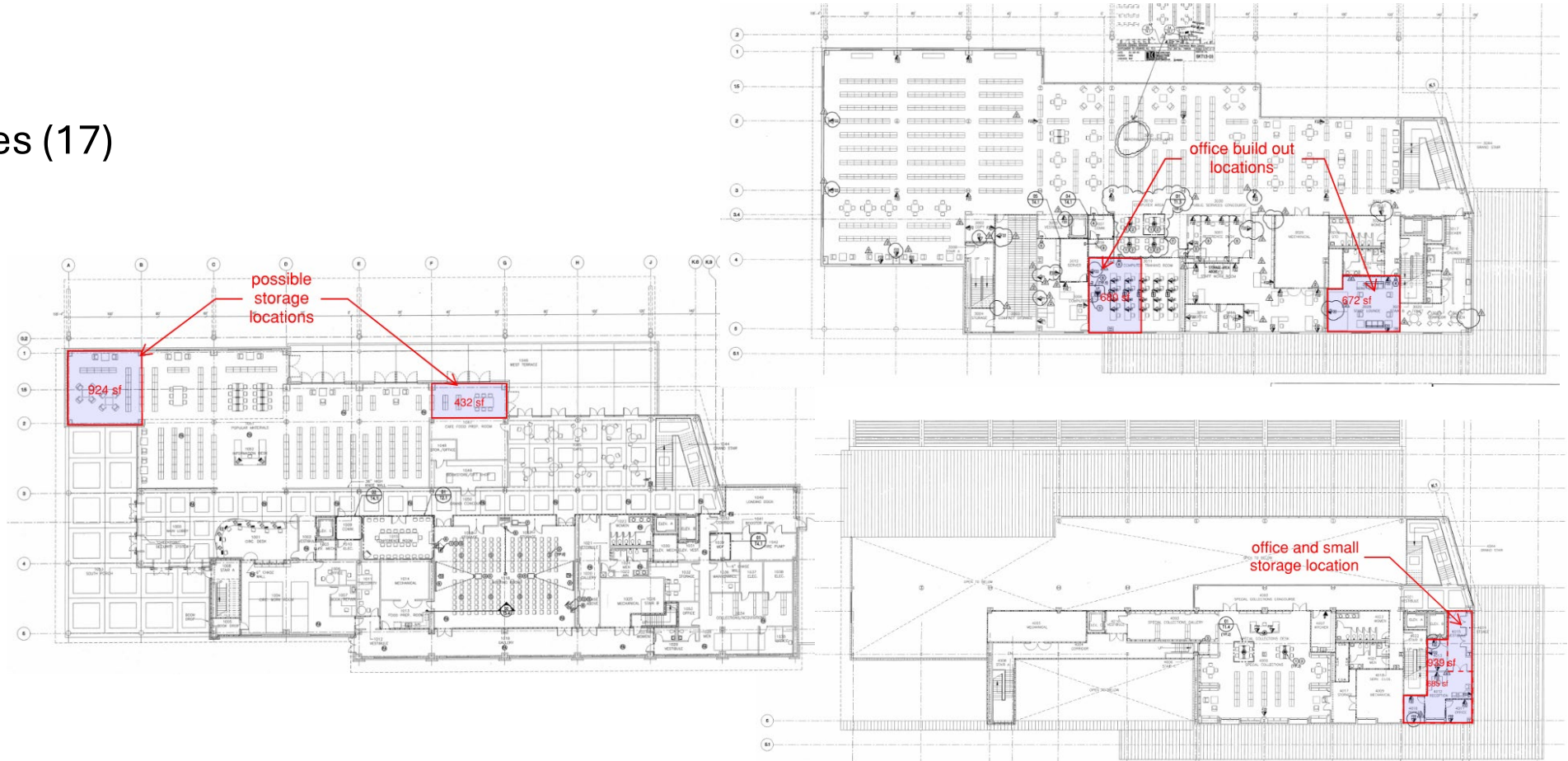
- Existing city network, IT install for access (vault) and cameras
- Parking concern.

Staff Distribution into Temporary Space

Main Library

2741 State Rd 580

- Human Resources (17)
- Training Center



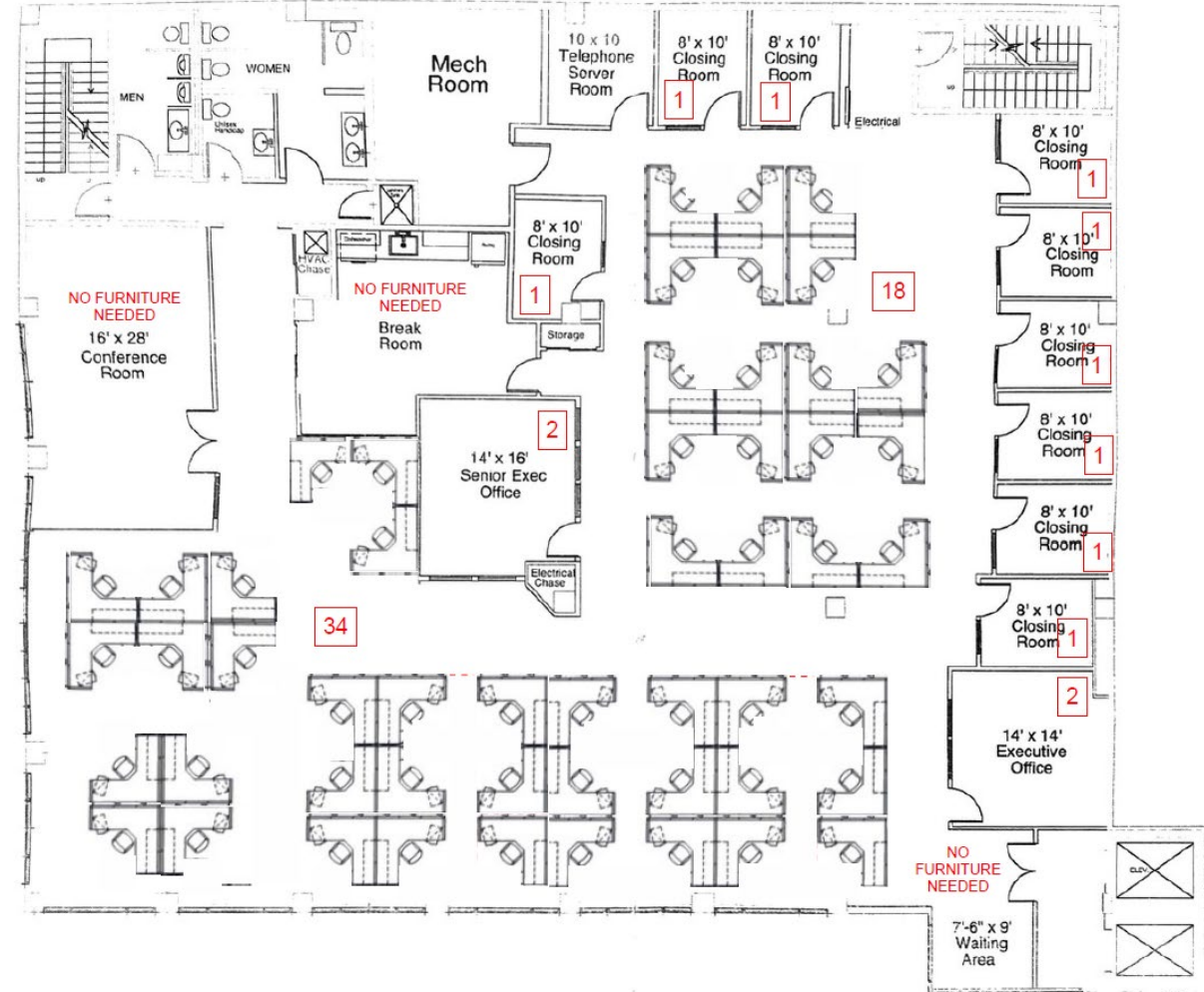
- Centrally located
- Reuse existing MSB Modular Systems Furniture
- City IT Network
- Adequate parking
- Data room to Training Center conversion

Staff Distribution into Temporary Space

1255 Cleveland St (UMC)

1255 Cleveland Street

- Parks and Recreation (17)
- Finance, Budget, Procurement (34)
- IT Partial (5)



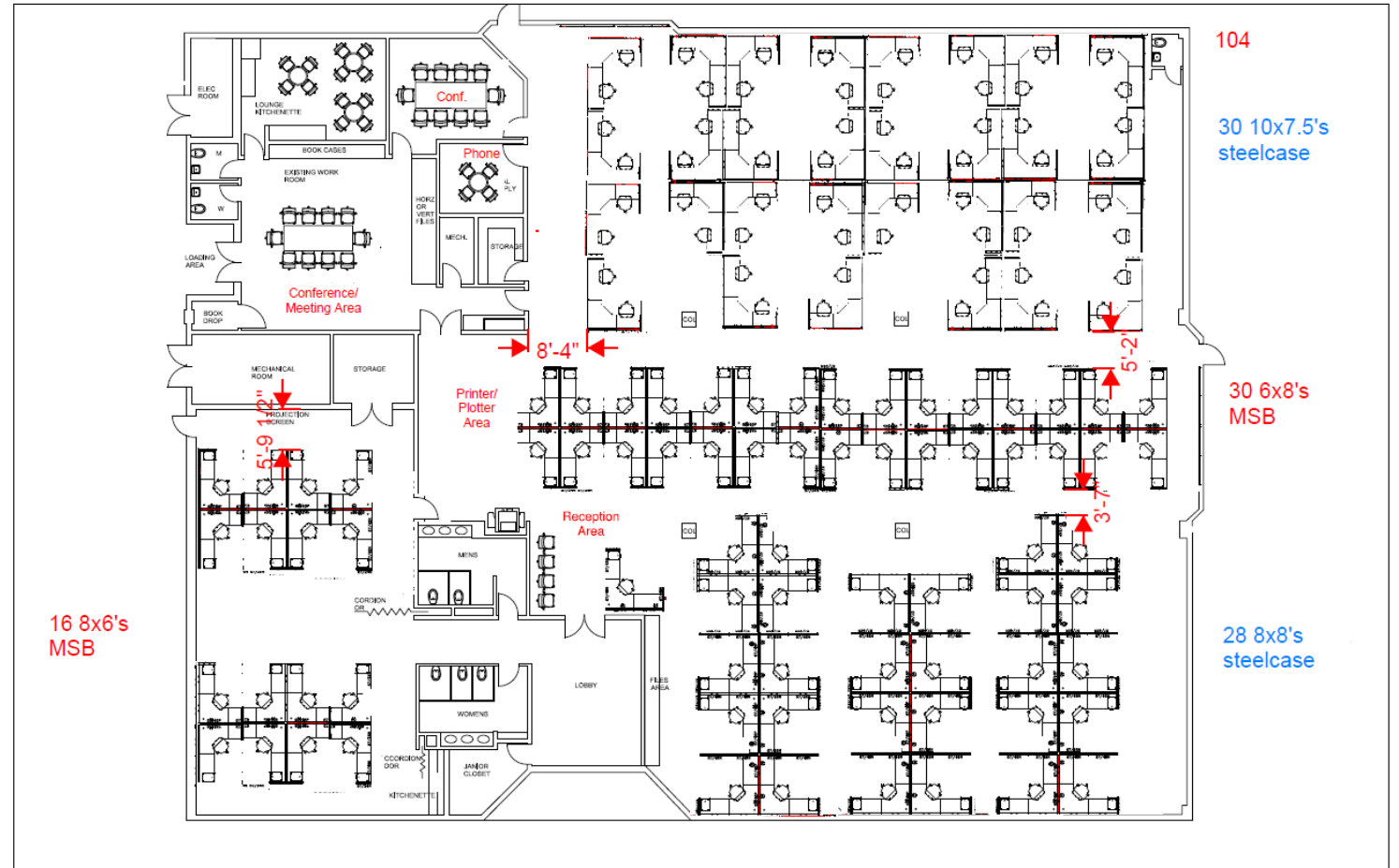
- Approx. 12,632 Square Feet
- City vendor to prep IT for space
- Furniture systems provided
- Public access, adequate parking

Staff Distribution into Temporary Space

Old Countryside Library

2741 State Rd 580 12,632 sqft.

- Planning (53)
- Public Works (42)
- IT Partial (2)



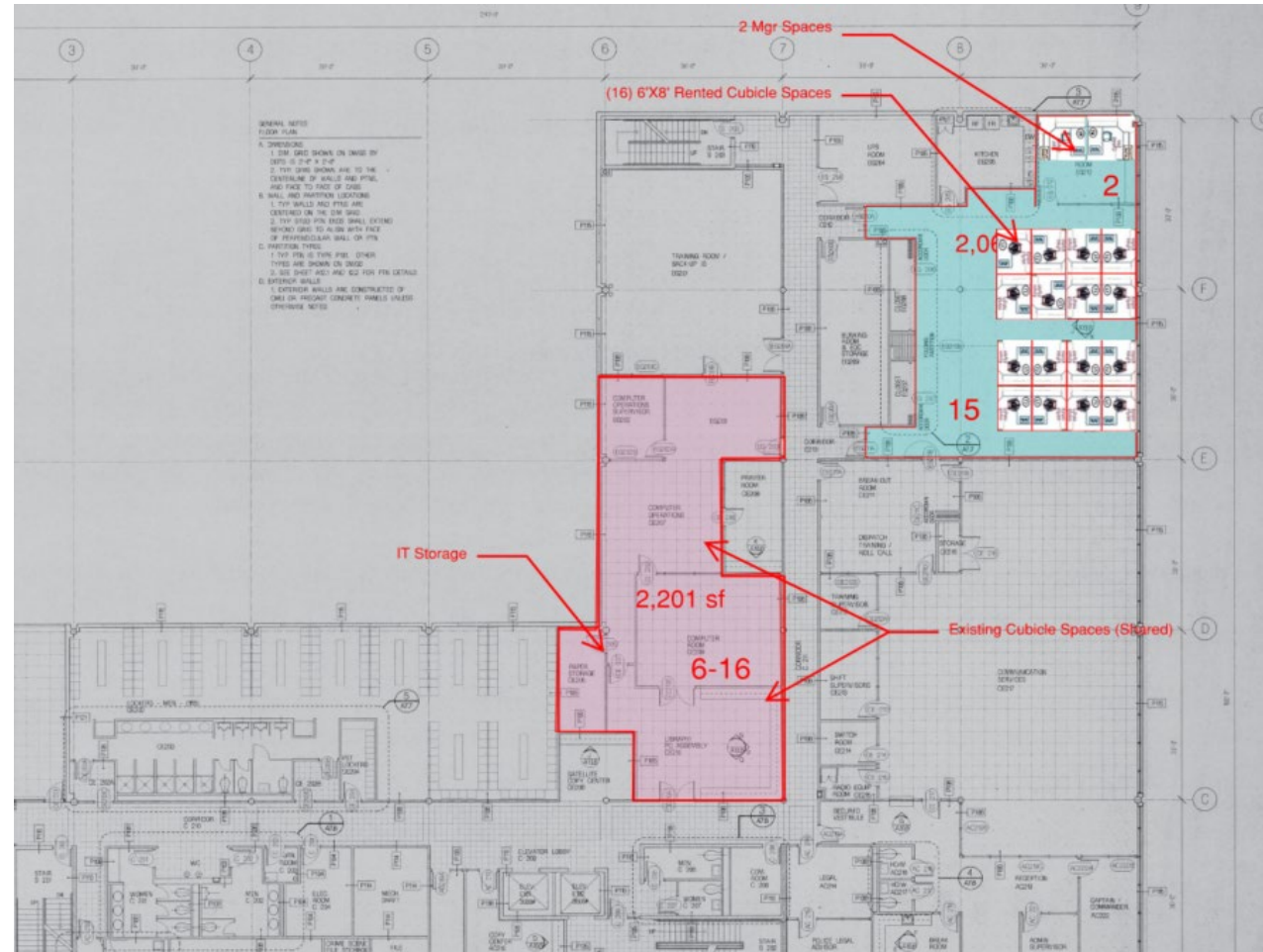
- B&M Staff prepared space, IT to provide data and network\
- Acquired (108) 8x6, 8x10, 8x10 systems and 44 desks to initiate move.
- Investment remains as Future Flex Space (Public Services, SW Master Plan. etc.)
- Parking concern. New Country Library provides possible overflow.

Staff Distribution into Temporary Space

Police Department

2741 State Rd 580

- Customer Service Call Center (17)
- IT Partial (6-16)



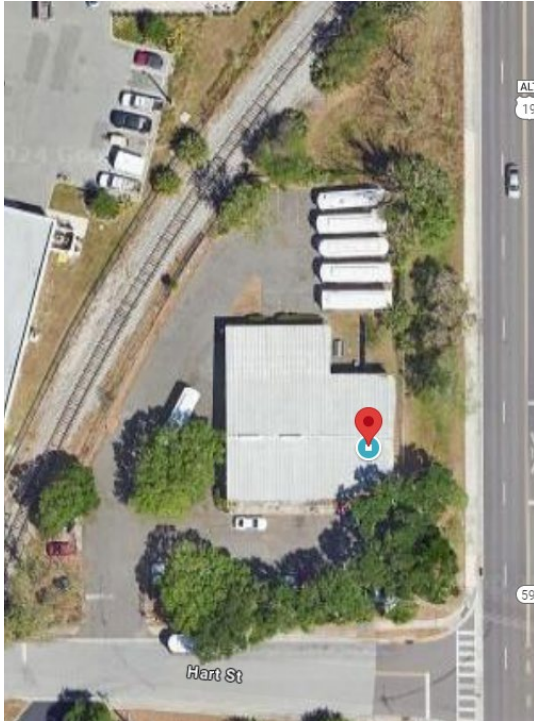
- Isolated location for Call Center
- 15 6x8 systems from OCL, MSB
- IT installation minimal

- Center Location for IT
- Minimal need for Furniture (shelving, supply)
- No new IT needed for IT department move

Archival Distribution Space

410 N Myrtle Ave

2,100 sq ft.



- Centrally located
- Secure
- Not climate controlled

Long Center

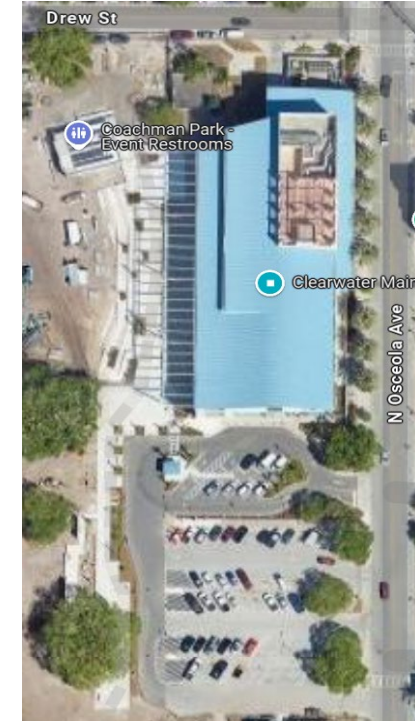
2,400 sq ft.



- Not centrally located (Closer to Old Countryside Library)
- Secure
- Climate controlled

Main Library

1,356 sq ft.



- Centrally located
- Not secure (will need adjoining space partitioned)
- Climate controlled

Budget

Initial Temporary Furniture Rental Estimations

Department	Staff	Location	Furniture Rental Est.
Public Communications		600 Cleveland St	
Public Utilities	9	Marshal Lab	\$ 13,133.05
Customer Service	5	Clearwater Gas	\$ 7,296.14
IT	12	Clearwater Gas	\$ 20,726.45
Parks and Recreation	17	1255 Cleveland St	\$ 24,806.87
Finance, Budget, Procurement	34	1255 Cleveland St	\$ 77,339.06
Human Resources	17	Clearwater Main Library	\$ 20,726.45
Planning (53)		Old Countryside Library	
Public Works (42)	95	Old Countryside Library	\$ 138,626.61
Call Center	15	Clearwater PD	\$ 21,888.42
	204		\$ 324,543.05

Initial Commercial Lease Estimations

Department	Staff	Location	Commercial Lease Est.
Human Resources	17	1150 Cleveland (5/3 Bank)	
Customer Service	27	1150 Cleveland (5/3 Bank)	
Call Center	15	1150 Cleveland (5/3 Bank)	
IT	8	1150 Cleveland (5/3 Bank)	\$ 201,155.00
Parks and Recreation	17	1255 Cleveland St (UMC)	
Finance, Budget, Procurement	34	1255 Cleveland St (UMC)	
IT	8	1255 Cleveland St (UMC)	\$ 239,840.00
Planning	53	509 E Ave (Swisher Bld)	
Public Works	57	509 E Ave (Swisher Bld)	
IT	4	509 E Ave (Swisher Bld)	\$ 257,000.00
	240		\$ 697,995.00

Current Furniture Costs

Department	Qty.	Location	Furniture Rental Est.
Cubicle Move and reassemble	110	Old Countryside Library	\$ 26,950.00
Tampa Purchase	46	Old Countryside Library	\$ 30,344.00
Project Management Service		Old Countryside Library	\$ 9,994.00
	156		\$ 67,288.00

\$257,000 reduced costs in furniture reuse and purchase.

Current Commercial Lease Costs

Department	Staff	Location	Commercial Lease Est.
Parks and Recreation	17	1255 Cleveland St	
Finance, Budget, Procurement	34	1255 Cleveland St	
IT	8	1255 Cleveland St	\$ 239,840.00
	59		\$ 239,840.00

\$458,000 reduced costs in commercial lease by using Clearwater Property.

\$715,000 reduced costs in total budget.



Thank You!

October 21, 2024

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& ASSOCIATES**