



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Master

File Number: K-2021-47

File ID: K-2021-47

Type: Contract

Status: ATS Review

Version: 1

Reference: Item 38

In Control: City Council

Department: Legal Department

Cost:

File Created: 08/21/2020

File Name: MOU with County - The Well

Final Action:

Title: CONTRACT K-2021-47: A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN THE CITY OF NORMAN, OKLAHOMA, THE NORMAN UTILITIES AUTHORITY, THE BOARD OF COUNTY COMMISSIONERS OF CLEVELAND COUNTY, AND THE CLEVELAND COUNTY HEALTH DEPARTMENT TO MEMORIALIZE THE COMMITMENTS AND OBLIGATIONS OF THE PARTIES FOR THE DESIGN, PLANNING, AND CONSTRUCTION OF THE CLEVELAND COUNTY WELLNESS SQUARE PROJECT.

Notes: ACTION NEEDED: Acting as the City Council and the Norman Utilities Authority, motion to approve or reject Contract K-2021-47, a Memorandum of Understanding with the Board of County Commissioners of Cleveland County and the Cleveland County Health Department; and, if approved, authorize the execution thereof.

ACTION TAKEN: _____

Agenda Date: 08/25/2020

Agenda Number: 38

Attachments: Master, K-2021-47

Project Manager: Kathryn Walker, City Attorney

Entered by: kathryn.walker@normanok.gov

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File K-2021-47

Body

BACKGROUND: The County began work on the Cleveland County Master plan in December 2016. The final plan was adopted by the Cleveland County Commissioners in November 2017. The plan calls for the construction of a number of improvements in Downtown Norman, including

a Wellness Square, a parking garage, and a remodel of the Cleveland County Courthouse. Construction is set to begin on the Wellness Square in the next few weeks.

The Wellness Square concept (the “Well”) was presented to City Council at its Conference on July 23, 2019. It will be constructed on property at 104 W. Comanche and 105 W. Eufaula, adjacent to James Garner Avenue, that formerly served as the site for Food and Shelter, Inc. It will consist of a 16,000 square foot two-story Administration Program Building and a 4,800 square foot multi-use pavilion that can be used for the Farmer’s Market, accommodating up to 57 vendors indoors and outdoors. The Administration Program Building will include a lobby with information desk, public restrooms, administrative offices, meeting rooms, multi-purpose classrooms, event spaces, storage areas, children’s play area, commercial/demonstration kitchen, greenspace for outdoor activity, and community rooms.

Programming at the Well will be managed by the Cleveland County Health Department and will consist of the following components:

Healthy Eating: demonstration garden, cooking classes, chronic disease self-management, total wellness program, mobile farmer’s market, and summer feeding programs/sites.

Active Living: open streets, community fitness classes, Run the Streets program for the Office of Juvenile Affairs, and bike share/trike share hubs.

Promotional Events: block parties and summer concert series

Veteran Services: computer lounge and healthy aging programs for seniors.

Community Forums/Education: legislative forums and emerging health trends.

Child Health: car seat check events, teen dating violence/healthy relationships programs, and the Little Sprouts Program.

Social Determinants: literacy classes, financial health classes, and resume nights.

DISCUSSION: Cities in Oklahoma have limited jurisdiction over counties because of their status as political subdivisions of the State. The purpose of this Memorandum of Understanding is to help coordinate the construction of the Well with the City’s planned James Garner Avenue improvements, building plan review and permitting, and utility issues. There is a pending application for Center City Tax Increment Finance District funds that is not being addressed in this Agreement.

RECOMMENDATION: This agreement sets out the obligations of the County and of the City to ensure a smooth coordination and construction process. Staff recommends approval.