

# City Council Agenda Memo

**From:** John R. Thompson, Public Works Director

**Council Meeting:** February 10, 2026

**Subject:** Resolution 26-017: Construction Manager at Risk Procedures

**Presenter(s):** John R. Thompson, Public Works Director

**Summary and Recommended Action:**

Staff recommends the approval of the proposed resolution which will amend the procedures for Construction Manager at Risk (CMAR) to include separate Police and Fire facilities.

**Item Details:**

In December of 2021 the City, per State requirements, established procedures related to the CMAR process via Resolution 21-113. The CMAR procedures expressly limited the scope of work to the renovation or replacement of the Brookings Police Building.

Over the past four years, the City has worked collaboratively with Tegra Group, the City's owner's representative; JLG Architects; and HCC to evaluate more than 20 potential sites for a Public Safety Facility. As a result of this extensive site evaluation process, the City has determined that no viable site exists within the core of the community that is both readily available and appropriately sized to accommodate a combined Public Safety Facility.

As a result, the City is now considering the construction of two separate public safety facilities at different locations. Due to this change in project scope, staff is recommending an amendment to the CMAR procedures to include multiple facilities.

**Legal Consideration:**

N/A

**Strategic Plan Consideration:**

**Fiscal Responsibility** – The City of Brookings will responsibly manage resources through transparency, efficiency, equity, and exceptional customer service.

**Safe, Inclusive, Connected Community** – The City of Brookings will create an environment for inclusive programs, gathering places, and events where the community can safely live, work and come together to participate in opportunities for learning, recreation and enjoyment.

Service and Innovation Excellence – The City of Brookings will provide an accessible environment committed to ongoing innovation and outstanding service through listening and engagement.

Sustainability – The City of Brookings will meet environmental, community and economic desires and needs without compromising future generations' quality of life by strategically planning, implementing and maintaining infrastructure and facilities.

**Financial Consideration:**

There is no increase to General Fund Cost associated with the recommended action.

**Supporting Documentation:**

Resolution

Resolution 21-113 - marked