

**MINUTES OF THE
IMPROVEMENT & SERVICE COMMITTEE
Wednesday, March 23, 2016
ROOM 207, CITY HALL
5:30 p.m.**

MEMBERS: Brian Danzinger, Joe Moore, David Nennig, Jerry Wiezbiskie

1. Approval of the minutes from the regular meeting on March 9, 2016.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Moore to approve the minutes from the regular meeting on March 9, 2016. Motion carried.

2. Approval of the agenda.

To accommodate those in attendance, item number 7 will be discussed first and then the Committee will return to the proposed agenda.

A motion was made by Ald. Moore and seconded by Ald. Wiezbiskie to approve the agenda as modified. Motion carried.

3. Request by 360 Development to place objects in the right-of-way of the Public Alley north of Cherry Street, south of Pine Street, west of Washington Street, utility services for redevelopment of the Watermark Building.

360 Development is the property manager for the Watermark Building. The original bank of natural gas meters is inadequate for the number of tenants in the building. The number of meters in the meter bank will be increased to satisfy the number of tenants. Department of Public Works (DPW) recommends approval of the Hold Harmless Agreement contingent upon receiving the applicable insurance, the owner receiving all necessary City approvals and authorize the Mayor and City Clerk to execute the agreement.

A motion was made by Ald. Moore and seconded by Ald. Wiezbiskie to approve the request by 360 Development to place objects in the right-of-way of the Public Alley north of Cherry Street, south of Pine Street, west of Washington Street, utility services for redevelopment of the Watermark Building contingent upon receiving the applicable insurance, the owner receiving all necessary City approvals and authorize the Mayor and City Clerk to execute the agreement. Motion carried.

4. Request by Blue Viper LLC to enter into a Developer's Agreement for the construction of public infrastructure to support the Bradley Estates and Superior Heights subdivisions.

Bradley Estates is a proposed subdivision that will be located adjacent to the southwest corner of Ontario Road and Sitka Street and Superior Heights is a proposed subdivision that will be located north of Sitka Street between Superior Road and Easy Street. A separate Developer's Agreement will be created for each subdivision. Under the Developer's Agreement the developer builds all the infrastructure per City Standards. Once accepted by DPW the infrastructure is dedicated over to the City.

DPW recommends approval of the request and authorization for the Director to enter a Developer's Agreement with Blue Viper LLC for each subdivision.

Blue Viper LLC is the same developer that constructed Kristy Lee Estates in the same vicinity as these two proposed developments.

A motion was made by Ald. Nennig and seconded by Ald. Wiezbiskie to approve the request by Blue Viper LLC to enter into a Developer's Agreement for the construction of public infrastructure to support the Bradley Estates and Superior Heights subdivisions. The executed Developer's Agreement will be reported to the Committee. Motion carried.

5. Request by University Avenue Center LLC to enter into a Developer's Agreement for the construction of public infrastructure to support the development in the general location bordered by Fred Street, Van Deuren Street, Sturgeon Bay Road, and University Way.

The recently approved Developer's Agreement for this project did not include the infrastructure improvements. A specific Developer's Agreement will be created for the infrastructure. DPW recommends approval of the request and authorization for the Director to enter into a Developer's Agreement with University Avenue Center LLC for the infrastructure for the development to include storm and sanitary sewer, water, pavements, and traffic.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Nennig to approve the request by University Avenue Center LLC to enter into a Developer's Agreement for the construction of public infrastructure to support the development in the general location bordered by Fred Street, Van Deuren Street, Sturgeon Bay Road, and University Way. The executed Developer's Agreement will be reported to the Committee. Motion carried.

6. Request by Ald. Zima, on behalf of all people who cross the Walnut Street Bridge, that the Department of Public Works provide emergency repairs to the railroad crossing at about 100 West Walnut Street.

The railroad crossing in question is not located in City right-of-way. DPW does not have authorization to work in the railroad's right-of-way. DPW recommends this item be received and placed on file.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Moore to receive and place on file the request by Ald. Zima, on behalf of all people who cross the Walnut Street Bridge, that the Department of Public Works provide emergency repairs to the railroad crossing at about 100 West Walnut Street. Motion carried.

7. Request by Ald. Moore to delay construction of an all-purpose trail on the south side of University Avenue from Humboldt Road to Curry Lane until a sufficient time for public comment has passed.

Assistant Director, James Brunette, referred Committee members to Item No. 7 in their packets, here are some of the highlights:

Early in the University Avenue Corridor Redevelopment plan discussions of a pedestrian trail were talked about. Public involvement meetings were held March, May, and November 2013 and February, June, and September 2014. Pedestrian/bike accommodations were discussed at least four of these public meetings. The final plan was adopted at the Plan Commission, November 2014, Redevelopment Authority (RDA) December 2014 and Common Council February 2015. I&S Committee discussed the pedestrian corridor at the May, June, and July 2013 meetings.

The section of trail from Clement Street to University of Wisconsin – Green Bay (UWGB) was identified as a high priority item to be completed in 1-3 years. At the June 2014 meeting 55% of the public agreed with this rating, high priority. At the February 2014 meeting 69.2% of the public attendees voted that a trail should connect Clement Street to UWGB. The remaining attendees voted a sidewalk should be constructed. ZERO attendees thought that pedestrian/bike improvements should not be added in this section of the corridor.

Plans in the approved Corridor plan show a trail concept from Clement Street to UWGB.

No grant money will be used for the construction of the trail. Residents along the route will not be assessed for the trail. Unlike sidewalk, the City will remove the snow from the trail.

In addition to the public meetings held during the Corridor Plan development, DPW also held a Public Information Meeting (PIM) to unveil and discuss the trail design. There were only six entries on the sign-in sheets of which only four actually front/back the trail. The PIM was advertised like a normal project.

DPW is of the opinion that the public has had an active role in planning the pedestrian/bike trail and the construction shall be allowed to proceed with no further delays.

The floor was opened for discussion.

Steve Below, 2448 University Avenue, stated he has a “T” section on the lower portion of his driveway and he is concerned about the effect the trail will have on that section of his driveway. He did attend several of the Corridor Plan meetings and he recalls that the trail was not discussed much. He and several of his neighbors were under the impression that the trail was going to stop at St. Anthony Dr. He has concerns about snow storage and leaf storage in the fall.

Kathy Jerry, Schmitt Park Neighborhood Association President, stated she recalls that the Public Information Meetings for the Corridor Plan did not focus a lot of discussion on the trail. The Neighborhood Association was not aware of the Public Information Meeting on the trail design held by DPW.

The floor was closed for discussion.

DPW staff stated that the terrace will be maintained at or about seven (7) feet wide from the trail to the back of curb. Staff discussed Mr. Below's "T" section driveway with him and had given him a sketch of a proposed grading plan in the area of his driveway.

All Committee members stated that they have areas in their districts where there is little or no terrace. DPW has figured out a way to appease the residents in those situations for leaf collection and snow plowing. They believe that DPW will figure out a way to remove leaves and snow in Mr. Below's situation as well.

Ald. Moore stated that DPW staff should plan on attending the next Neighborhood Association meeting on Monday, April 11, 2016 so that the details of the construction can be further explained to its members. The Alderman suggested that DPW staff or the contractor notify the residents along the project route of the construction schedule.

A motion was made by Ald. Moore and seconded by Ald. Wiezbiskie to receive and place on file the request by Ald. Moore to delay construction of an all-purpose trail on the south side of University Avenue from Humboldt Road to Curry Lane until a sufficient time for public comment has passed. Staff or the Contractor shall notify all the residents along the project route of the construction schedule. Motion carried.

8. Request by Ald. Moore to send out an RFP to receive bids on a consultant to advise the City in implementing a plan for floodwater remediation.

DPW recommends approval of Ald. Moore's request to send out a Request for Proposal (RFP) to receive bids for a consultant to advise the City in implementing a plan for floodwater remediation.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Moore to approve the request by Ald. Moore for DPW to send out an RFP to receive bids on a consultant to advise the City in implementing a plan for floodwater remediation with the award being brought to Committee for approval. Motion carried.

9. Request by Department of Public Works to award a Professional Engineering Service Contract with Brown & Caldwell for the Elizabeth Street Drainage Basin Hydraulic and Hydrology Analysis.

At the December 9, 2015 I&S meeting the Committee approved a contract between the City and AECOM for the Elizabeth Street Drainage Basin Hydraulic and Hydrology Analysis. An agreement on the Professional Service Agreement could not be negotiated with AECOM and they rescinded their proposal. DPW is requesting authorization to enter into a Professional Engineering Service Contract with Brown & Caldwell for the Elizabeth Street Drainage Basin Hydraulic and Hydrology Analysis. Brown & Caldwell's proposal was \$921 higher than AECOM.

A motion was made by Ald. Nennig and seconded by Ald. Wiezbiskie to approve the request by Department of Public Works to award a Professional Engineering Service Contract with Brown & Caldwell for the Elizabeth Street Drainage Basin Hydraulic and Hydrology Analysis. Motion carried.

10. Report of the Purchasing Manager:

A. Request approval to award the purchase of streetlight poles, luminaires, wire, and electrical accessories to the following vendors:

- Cisco Distributing - \$35,556
- TAPCO - \$83,329
- Werner Electric - \$14,672

B. Request approval to award a contract for Sanitary Sewer Televising for 2016 to Northern Pipe for \$292,530.

The items listed in Item A are for street light maintenance and daily repairs.

Every year DPW performs televising of the sanitary sewer system. The televising is a preventive maintenance procedure. The sewers are cleaned and then televised. The results are cataloged and are used for planning future projects and responding to complaints. The contract costs this year is lower than it was last year.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Moore to approve the report of the Purchasing Manager:

A. To approve the purchase of streetlight poles, luminaires, wire, and electrical accessories to the following vendors:

- Cisco Distributing - \$35,556
- TAPCO - \$83,329
- Werner Electric - \$14,672

B. To approve a contract for Sanitary Sewer Televising for 2016 to Northern Pipe for \$292,530.

11. Review and award the following contracts to the low, responsive bidders:

A. PARKS PROJECT 2-16 (ARNIE WOLFF SOCCER FIELDS – PHASE III)

B. PAVEMENT 1-16

C. PAVEMENT REPAIR 2016

D. QUINCY STREET PUMP STATION REROOFING

E. SEWERS 1-16 (INCLUDING WATER MAIN)

F. SEWERS 2-16 (HUMBOLDT ROAD)

Parks Project 2-16 consists of grading and top soiling new soccer fields and providing a sanitary lateral to the new concession building at the park. The low bid was well below the Engineer's Estimate and DPW recommends awarding the contract to the low responsible bidder, Peters Concrete, in the amount of \$198,174.60.

Pavement 1-16 contract is for the University Avenue Trail project. Bidding was competitive and the low bid was below the Engineer's Estimate. DPW recommends awarding the contract to the low responsible bidder, Peters Concrete, in the amount of \$255,869.00.

The Pavement Repair low bid was below the Engineer's estimate. DPW recommends awarding the contract to the low responsible bidder, Sommers Construction Co. Inc., in the amount of \$904,110.00.

The Quincy Street Pump Station Reroofing project entails replacing a membrane roof system and various structural repairs/modifications. The low bid is below the budgeted amount. DPW recommends awarding the contract to Northern Metal & Roofing in the amount of \$64,608.00.

The Sewers 1-16 contract includes the sewer and water main work for streets in the resurfacing program. The streets were grouped into three parts. The bids were competitive and below the Engineer's estimate. DPW recommends Part A of the contract to be awarded to Feaker & Sons in the amount of \$711,349.95 and Parts B and C be awarded to Degroot Construction in the amounts of \$1,231,216.81 and \$1,094,658.51 respectively.

A motion was made by Ald. Wiezbiskie and seconded by Ald. Moore to approve and award the following contracts to the low, responsive bidders:

- A. To approve to award contract PARKS PROJECT 2-16 (ARNIE WOLFF SOCCER FIELDS – PHASE III) to Peters Concrete Co., in the amount of \$198,174.60.
- B. To approve to award contract PAVEMENT 1-16 to Peters Concrete, in the amount of \$255,869.00.
- C. To approve to award contract PAVEMENT REPAIR 2016 to Sommers Construction Co., Inc., in the amount of \$904,110.00.
- D. To approve to award contract QUINCY STREET PUMP STATION REROOFING to Northern Metal & Roofing, in the amount of \$64,608.00.
- E. To approve to award contract SEWERS 1-16 (INCLUDING WATER MAIN):
 - Part A to Feaker & Sons, in the amount of \$711,349.95.
 - Part B to Degroot Construction, in the amount of \$1,231,216.81.
 - Part C to Degroot Construction, in the amount of \$1,094,658.51.

Sewers 2-16 includes the sanitary sewer and water main for the Humboldt Road project. The low bid was less than the Engineer's estimate and DPW recommends awarding the contract to Peters Concrete in the amount of \$449,860.90.

A motion was made by Ald. Moore and seconded by Ald. Nennig to approve and award the following contract to the low, responsive bidder:

- F. To approve to award contract SEWERS 2-16 (HUMBOLDT ROAD) to Peters Concrete, in the amount of \$449,860.90.

Motion carried.

12. Applications for Concrete Sidewalk Builder's Licenses by the following:

- A. Fisher Concrete Sawing, Inc.
- B. JD Concrete Corporation
- C. T & L Construction
- D. Weise Construction

JD Concrete Corporation has held a Concrete Sidewalk Builder's license in the past and DPW recommends approving their application. DPW will request and review references for Fisher Concrete Sawing, Inc., T & L Construction, and Weise Construction. DPW requests authorization to grant these licenses if the references are acceptable.

A motion was made by Ald. Danzinger, Wiezbiskie and seconded by Ald. Moore to approve the application for a Concrete Sidewalk Builder's License by JD Concrete Corporation and to authorize Department of Public Works to request and review references from Fisher Concrete Sawing, Inc., T & L Construction, and Weise Construction and approve the license applications if the references are acceptable. Motion carried.

13. Application for a Tree & Brush Trimmer License by A to Z Tree Service LLC.

A to Z Tree Services LLC has held a Tree & Brush Trimmer License in the past and DPW recommends approving the application.

A motion was made to approve the application for a Tree & Brush Trimmer License by A to Z Tree Service LLC. Motion carried.

14. Director's Report on recent activities of the Public Works Department.

Operations Manager, Chris Pirlot, stated that operations is starting to gear up for residents performing yard clean-ups. He summarized DPW snow plan for the imminent snow storm.

Ald. Wiezbiskie stated that he has noticed that DPW has addressed the problem areas for snow and ice build-up in his district. He also wanted to thank DPW for the open lines of communication in regards to this snow storm. The information shared by DPW makes it easier for Alderpersons to answer the various calls received from residents during the storm and clean-up operations.

A motion was made by Ald. Moore and seconded by Ald. Wiezbiskie to receive and place on file the verbal Director's Report on the recent activities of the Public Works Department. Motion carried.

A motion was made by Ald. Nennig and seconded by Ald. Wiezbiskie to adjourn the meeting. Motion carried.

Meeting adjourned at 6:20 p.m.