



# City of Racine Meeting Minutes

City Hall  
730 Washington Ave.  
Racine, WI 53403  
www.cityofracine.org

## Public Works and Services Committee

*Chairman Ronald D. Hart, Vice Chair Thomas M. Sollman,  
Alderman Robert Anderson, Alderman Raymond DeHahn,  
Alderman Keith Fair*

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Tuesday, August 29, 2006

5:30 PM

City Hall, Room 301

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### Call To Order

*The meeting was called to order at 5:30 p.m.*

### Approval of Minutes for the August 8, 2006 Meeting.

*On a motion by Fair, seconded by Anderson, the minutes were approved as printed.*

1. [06-2177](#)

**Subject:** Communication from Riverbend Lofts, LLC, 720 Marquette Street, requesting permission to build decks over city right-of-way.

**Recommendation:** The Mayor and City Clerk be authorized and directed to enter into an agreement with Riverbend Lofts, LLC for the construction of balconies which extend over the public right-of-way of Racine Street with the following stipulations:

A. Riverbend Lofts, LLC provide a hold harmless agreement with liability insurance from the date of construction to the date of closing for the condominiums associated with these proposed balconies.

B. Riverbend Lofts, LLC agrees to place a deed restriction upon all aforementioned condominiums which requires the condominium owners to enter into a hold harmless agreement with liability insurance with the City of Racine.

**Fiscal Note:** There will be no cost to the City of Racine.

*Jim Walter appeared before the Committee and indicated the architect can not effectively shield ice from falling from the decks built over the public right-of-way. He noted that in lieu of that, they have agreed to execute a hold harmless agreement and that it be extended to the condo owners for the decks.*

*On a motion by Fair, seconded by DeHahn, the Committee approved the request.*

**Recommended For Approval**

2. [06-2346](#)

**Subject:** Communication from the Commissioner of Public Works requesting that formal bidding be waived and that the City of Racine enter into a service contract with Johnson Controls, Inc. for building automation system upgrades for the City of Racine community centers.

**Recommendation:** The proposal from Johnson Controls, Inc. for the upgrading of temperature controls and HVAC control equipment for the Humble Park, Cesar Chavez, Tyler-Domer, Bryant, and Martin Luther King Community Centers be approved for the lump sum price of \$77,400.00.

Further recommends that funds to defray the cost of these services be appropriated from Account 892.030.5790, Community Center Temperature Control Upgrades.

**Fiscal Note:** Funds are available as herein delineated.

*Rick Jones read the communication and noted that money became available from the CDBG Short Round program. He noted the application was to apply for funds for building automation system upgrades for the community shelters. He noted the equipment for HVAC has been used in several other city buildings, such as City Hall, the Safety Building, the Annex and Festival Hall, and wish to have the continuity of the same type of equipment in the other community centers for the installation and continuation of the Metasys System, which controls the buildings.*

*On a motion by DeHahn, seconded by Fair, the Committee approved waiving formal bidding and authorized the City to enter into a service contract with Johnson Controls.*

**Recommended to be Awarded**

3. [06-2356](#) **Subject:** Communication from the Commissioner of Public Works/City Engineer submitting a street dedication for the extension of Phillips Avenue.

**Recommendation:** The following parcel of land from the north line of the abandoned Chicago-Milwaukee-St. Paul and Pacific Railroad to the north line of DeKoven Avenue, and more particularly described as follows, be dedicated for street right-of-way purposes:

That part of the west ½ of the Northeast 1/4 of Section 20, Township 3 North, Range 23 East in the City of Racine, Racine County, Wisconsin, described as follows:

Begin at the intersection of the north line of DeKoven Avenue and the center line of vacated Phillips Avenue; run thence South 87 degrees 52 minutes 49 seconds West along said north line, 74.90 feet to the point of curvature of a non-tangent curve, concave to the northwest, having a radius of 45.00 feet, a chord of 63.57 feet bearing North 42 degrees 56 minutes 27 seconds East; thence northeasterly along said curve 70.59 feet to the west line of vacated Phillips Avenue; thence North 01 degree 59 minutes 55 seconds West along said west line extended north, 943.73 feet to the north line of the abandoned Chicago, Milwaukee, St. Paul and Pacific railroad right of way; thence North 81 degrees 34 minutes 30 seconds East along said north line, 60.38 feet to the east line of vacated Phillips Avenue extended north; thence South 01 degree 59 minutes 55 seconds East

along said east line 99.63 feet to the south line of the abandoned Chicago, Milwaukee, St. Paul and Pacific railroad right of way; thence South 81 degrees 34 minutes 30 seconds West along said south line, 30.19 feet to the centerline of vacated Phillips Avenue; thence South 01 degree 59 minutes 55 seconds East along said centerline, a distance of 892.32 feet the POINT OF BEGINNING and the north line of DeKoven Avenue. Containing 33,130 square feet or 0.7606 acres, more or less.

Further recommends that a resolution be introduced to the Common Council and referred to the City Plan Commission.

**Fiscal Note:** Not applicable.

*Rick Jones submitted the right-of-way plat for the extension of Phillips Avenue and noted that at one time, Phillips Avenue was vacated and the r-o-w went to the adjoiners on each side. He noted now, with the development of the Southside Industrial Park, the r-o-w has to be established again. John Rooney went into a brief overview of the Southside Industrial Park and some of the construction that will take place over the next year.*

*On a motion by Fair, seconded by DeHahn, the Committee approved the street dedication.*

**Recommended For Approval**

4. [06-2165](#) **Subject:** Vacation of north-south and east-west alleys in the block bounded by Washington Avenue, West Blvd., 13th Street and Grove Avenue.

**Also refer to the City Plan Commission.**

**Recommendation of the Public Works and Services Committee:**

Defer

*Rick Jones requested this item be deferred.*

*On a motion by Fair, seconded by DeHahn, the Committee deferred the item.*

**Deferred**

5. [06-2166](#) **Subject:** Partial vacation of the 700 block of Racine Street.

**Also refer to the City Plan Commission.**

**Recommendation of the Public Works and Services Committee:**

Defer

*Rick Jones requested this item be deferred.*

*On a motion by Fair, seconded by DeHahn, the Committee deferred the item.*

**Deferred**

6. [06-2167](#) **Subject:** Vacation of Reichert Court.

**Also refer to the City Plan Commission.**

**Recommendation of the Public Works and Services Committee:**

Defer

*Rick Jones requested this item be deferred.*

*On a motion by Fair, seconded by DeHahn, the Committee deferred the item.*

**Deferred**

7. [06-2415](#) **Subject:** Direct Referral. Communication from the Commissioner of Public Works/City Engineer submitting bid results on Contract 39-06 (K6-041), Pritchard/Reservoir Park Pond Retrofit.

**Recommendation:** Contract 39-06 (K6-041), Pritchard/Reservoir Park Pond Retrofit, be awarded to K&L Construction, Inc., Whitelaw, WI, at their bid price of \$376,336.80, they being the lowest responsible bidder.

Further recommends that funding to defray the cost of this public works project be appropriated from the following accounts:

\$ 77,000.00 - Account 104.986.5520, Highridge Pond Retrofit  
\$ 77,000.00 - Account 104.986.5530, Pritchard Pond Retrofit  
\$222,336.80 - Account 104.985.5420, Storm Sewers, Various Locations  
\$376,336.80 - Total

**Fiscal Note:** Funds are available as herein delineated.

*Rick Jones submitted bid results on the above contract and noted the lowest responsible bidder was K & L Construction, Inc., with a bid price of \$376,336.80 and recommended they be awarded the contract and that funding is available.*

*On a motion by DeHahn, seconded by Anderson, the Committee approved awarding the contract to K & L Construction, they being the lowest responsible bidder and authorized the Mayor and City Clerk to enter into the contract.*

**Recommended to be Awarded**

8. [06-2402](#) **Subject:** Direct Referral. Communication from the Transit Planner submitting a request for final payment on Contract 25-04 (K4-035), Racine Railroad Depot Restoration, Tri-North Builders, Inc., contractor.

**Recommendation:** The work of Tri-North Builders, Inc. under Contract 25-04 (K4-035), Racine Railroad Depot Restoration, be accepted and final payment authorized for a total contract amount of \$1,491,124.85, from

funds heretofore appropriated.

**Fiscal Note:** Contract was authorized under Resolution No. 6438 of April 6, 2005.

*Rick Jones noted the work has been completed satisfactorily and recommended final payment be made.*

*On a motion by Fair, seconded by DeHahn, the Committee approved final payment.*

**Recommended For Approval**

9. [06-1822](#)

**Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works/Operations submitting a proposal from HNTB for professional services for Railing Replacement at Memorial Hall and the Safety Building.

**Recommendation:** Defer

*Rick Jones requested the item be deferred and also requested it be placed on the long term Deferred Agenda.*

*On a motion by Fair, seconded by DeHahn, the Committee moved the item to the deferred agenda.*

**Deferred**

10. [06-2403](#)

**Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works/Engineering, submitting Change Order No. 3 on Contract 24-06 (K6-025), Concrete Street Reconstruction and Paving, Milwaukee General Construction Co., Inc., contractor.

**Recommendation:** Change Order No. 3 on Contract 24-06 (K6-025), Concrete Street Reconstruction and Paving, Milwaukee General Construction Co., Inc., contractor, as submitted, be approved in the amount of \$4,736.00.

Further recommends that funding to defray the cost of this change order be appropriated from Account 986.908.5020, Concrete Pavement Replacement, Miscellaneous Locations.

**Fiscal Note:** Funds are available as herein delineated.

*John Rooney described the change order in the amount \$4,736 and noted it is for clearing and grubbing of a tree on Jefferson Street for the purposes of putting in new curb and gutter.*

*On a motion by DeHahn, seconded by Anderson, the Committee approved the change order.*

**Recommended For Approval**

11. [06-2404](#)

**Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works/Engineering submitting Amendment No. 1 on Contract 40-06 (K6-042), Professional Services - Marino Park and State Street Storm Sewer, Earth Tech, Inc., consultant.

**Recommendation:** Amendment No. 1 on Contract 40-06 (K6-042), Professional Services - Marino Park and State Street Storm Sewer, Earth Tech, Inc., consultant, as submitted, be approved in the not-to-exceed amount of \$8,100.00.

Further recommends that funding to defray the cost of these professional services be appropriated from Account 104.986.5420, Stormwater Sewers - Various Locations.

**Fiscal Note:** Funds are available as herein delineated.

*John Rooney explained the amendment is in the not-to-exceed amount of \$8,100 and is for the investigation of a two-foot deep washout in a deep storm manhole at the intersection of Grove Avenue and Thirteenth Street and noted it is beyond the scope of the Engineering Department.*

*On a motion by DeHahn, seconded by Anderson, the Committee approved the amendment and authorized the Mayor and City Clerk to enter into the agreement.*

**Recommended For Approval**

12. [06-2410](#)

**Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works/Engineering submitting a three-party agreement between the City, Wisconsin DOT and HNTB for Design of 6th Street (STH 20) from Main Street to Grand Avenue.

**Recommendation:** The Mayor and City Clerk be authorized and directed to enter into a three-party agreement with the State of Wisconsin Department of Transportation and HNTB for the Design of 6th Street (STH20) from Main Street to Grand Avenue, at the not-to-exceed cost of \$257,713.72, which is funded 75%, or \$193,285.29, by the State of Wisconsin, and 25%, or \$64,428.43, by the City of Racine.

Further recommends that funds to defray the cost of these professional services are available in the 2007 CIP.

**Fiscal Note:** Funds are available as herein delineated.

*John Rooney submitted a three-party agreement with HNTB for preparing plans and specifications for the reconstruction of Sixth Street from Grand Avenue to Main Street. He noted this is a WDOT project and is in the amount of \$257,713.72 and is funded approximately 75% by state and federal funds. The City's portion is included in the 2007 CIP.*

*On a motion by DeHahn, seconded by Anderson, the Committee approved the contract and authorized the Mayor and City Clerk to enter into the agreement.*

**Recommended to be Awarded**

### Miscellaneous Business

13. [06-2451](#) **Subject:** Direct Referral. Communication from the Commissioner of Public Works requesting permission to waive formal bidding procedures for the purchase of a Case tractor.

**Recommendation:** Waive formal bidding procedures for the purchase of a Case Tractor.

Further recommends that the Purchasing Agent be authorized and directed to negotiate for the purchase of a Case tractor for use by the Department of Public Works.

**Fiscal Note:** The purchase of this equipment was approved in the 2006 budget.

*Rick Jones asked that formal bidding be waived for the tractor and to authorize the Purchasing Agent to negotiate a purchase.*

*On a motion by DeHahn, seconded by Fair, the Committee approved waiving formal bidding.*

**Recommended For Approval**

14. [06-2446](#) **Subject:** Direct Referral. Communication from the Commissioner of Public Works/City Engineer submitting a request for final payment on Contract 19-06 K6-020), 2006 Sidewalk Replacement, Phase I, A.W. Oakes & Son, Inc., contractor.

**Recommendation:** The work of A.W. Oakes & Son, Inc., under Contract 19-06 (K6-020), 2006 Sidewalk Replacement, Phase I, be accepted and final payment authorized for a total contract amount of \$155,985.25.

**Fiscal Note:** Contract was authorized under Resolution No. 6989 of April 17, 2006.

*John Rooney explained the contractor has satisfactorily completed the project and is requesting final payment in the amount of \$155,985.25.*

*On a motion by Fair, seconded by DeHahn, the Committee approved final payment.*

**Recommended For Approval**

15. [06-2447](#) **Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works submitting Change Order No. 1 on

Contract 17-06(K6-018), Asphalt Paving, C.D.B.G., Payne & Dolan, Inc., contractor.

**Recommendation:** Change Order No. 1 on Contract 17-06 (K6-018), C.D.B.G., Payne & Dolan, Inc., contractor, as submitted, be approved in the amount of \$76,609.50.

Further recommends that funding to defray the cost of this change order be appropriated from the following accounts:

\$36,387.05 - Account 986.907.5310, Sanitary Sewer Construction-Variou  
Locations  
\$ 3,477.25 - Account 985.907.5310, Sanitary Sewer Construction  
\$36,745.20 - Account 985.907.5420, Sanitary Manhole Reconstruction  
\$76,609.50 - Total

**Fiscal Note:** Funds are available as herein delineated.

*John Rooney explained the change order is in the amount of \$76,609.50 and funding is available. It adds the work of relaying a deteriorated section of sanitary sewer on Frederick Street. It was discovered during televising this year and is about 450' long and includes manholes and sanitary sewer lateral connections.*

*On a motion by Fair, seconded by DeHahn, the Committee approved the change order.*

**Recommended For Approval**

16. [06-2432](#)

**Subject:** Direct Referral. Communication from the Assistant Commissioner of Public Works/Engineering submitting a proposal from Earth Tech, Inc. for Pond Construction Inspection and Management Services for the Pritchard/Reservoir Park Pond Retrofit.

**Recommendation:** The Mayor and City Clerk be authorized and directed to enter into an agreement with Earth Tech, Inc. for Pond Construction Inspection and Management Services for the Pritchard/Reservoir Park Pond Retrofit at a price not-to-exceed \$40,120.00.

Further recommends that funds to defray the cost of these professional services be appropriated from Account 104.986.5420, Storm Sewers, Miscellaneous Locations.

**Fiscal Note:** Funds are available as herein delineated.

*John Rooney submitted a proposal for construction management services for the Pritchard/Reservoir Park Pond project in the not-to-exceed amount of \$40,120 and funding is available.*

*On a motion by DeHahn, seconded by Anderson, the Committee approved the proposal and authorized the Mayor and City Clerk to enter into the agreement.*



Recommended For Approval

**If you are disabled and have accessibility needs or need information interpreted for you, please contact the Department of Public Works at 262-636-9121 at least 48 hours prior to this meeting.**