



City of Racine

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

Meeting Minutes - Final Public Works and Services Committee

*Chairman Gregory Holding, Alderman Ronald D. Hart, Alderman Jeff Coe, Alderman
Raymond DeHahn, Kelli Stein*

Tuesday, December 8, 2009

5:30 PM

City Hall, Room 301

Call To Order

PRESENT: 3 - Ronald D. Hart, Raymond DeHahn and Alderman Holding

EXCUSED: 2 - Jeff Coe and Kelli Stein

Also Present: Rick Jones, Tom Eeg, John Rooney, Brian O'Connell, Nicole Loop, Alderman Weidner, Alderman Shields, Mary Osterman

Approval of Minutes for the November 24, 2009 Meeting.

1. [09-4479](#) **Subject:** Communication from Mrs. Lance McClure, 2716 Northwestern Avenue, requesting that the sidewalk along the side of her home be closed.

Recommendation of the Public Works and Services Committee

on 12-8-09: That the item be referred to the Parks, Recreation and Cultural Services Commission with the request that the Parks Department maintain the sidewalk during winter months so that school children can use the sidewalk for access to Wadewitz and Gilmore Schools in an easier and safer fashion.

Fiscal Note: Not applicable at this time.

Rick Jones read the request by Mrs. McClure of 2716 Northwestern Avenue, requesting the sidewalk along the side of her home be closed. He noted the sidewalk is in public right-of-way adjacent to her home and noted that for the sidewalk to be closed, the right-of-way would have to be abandoned. He noted all four property owners would have to agree to abandon the property, and there may be other residents within a certain distance that may also have the right to object to the vacation of the right-of-way. He also read the sidewalk removal policy approved by the City several years ago and noted the sidewalk met most requirements for the need for sidewalk.

Alderman Weidner spoke on behalf of some of the residents who would like to have the sidewalk removed. She inquired why the Parks Department had closed the sidewalk for the winter.

Rick Jones noted the item probably should be referred to the Park, Recreation and Cultural Services Committee since the Parks Department is in charge of the maintenance of that right-of-way. He noted, that if at that time, the residents still wanted to have the sidewalk removed, they should petition for a vacation process.

After further discussion, motion made by Hart, seconded by DeHahn to refer this to the Park, Recreation and Cultural Services Committee. Passed unanimously.

Recommended For Further Consideration

2. [09-4496](#)

Subject: Communication from the Downtown Racine Corporation requesting to use city right-of-way in conjunction with the Racine Carves Its Niche Event to be held on January 9, 2010.

Recommendation of the Public Works and Services Committee

on 12-08-09: The Mayor and City Clerk be authorized and directed to enter into an agreement with the Downtown Racine Corporation granting permission to place snow and ice sculptures on city sidewalks along Sixth Street and Main Street from State Street to 7th Street, from January 9, 2010 until they melt, with the following stipulations:

A. That a clear area be established along the building line of a minimum of five feet in order to meet ADA requirements.

B. That any ice sculptures be set back a minimum of two feet from the back of the curb in order to meet Wisconsin Department of Transportation requirements.

C. That a hold harmless agreement be filed with the City Attorney's office.

D. That a Certificate of Liability Insurance be filed with the City Attorney's office.

Fiscal Note: Not applicable.

Mary Osterman appeared before the Committee and asked for approval of the Racine Carves Its Niche event to be held on January 9, 2010. She noted it was similar to the past event.

Rick Jones noted it was approved last year and read the similar stipulations that would have to be approved, such as the hold harmless and liability insurance be filed.

After further discussion, a motion was made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

3. [09-4500](#)

Subject: (Direct Referral) Communication from Susan Liapis, 3456 Erie Street, wishing to donate to the City a 12-lot parcel of land in the 1700 block of Eleventh Street.

Recommendation of the Public Works and Services Committee

on 12-8-09: That the donation of 12 lots, described as follows:

1707 Eleventh Street, Block 8 Herricks Partition Plat Lot 2
1711 Eleventh Street, Block 8 Herricks Partition Plat Lot 3
1715 Eleventh Street, Block 8 Herricks Partition Plat Lot 4
1719 Eleventh Street, Block 8 Herricks Partition Plat Lot 5
1723 Eleventh Street, Block 8 Herricks Partition Plat Lot 6
1727 Eleventh Street, Block 8 Herricks Partition Plat Lot 7
1731 Eleventh Street, Block 8 Herricks Partition Plat Lot 8
1735 Eleventh Street, Block 8 Herricks Partition Plat Lot 9
1741 Eleventh Street, Block 8 Herricks Partition Plat Lot 10
1745 Eleventh Street, Block 8 Herricks Partition Plat Lot 11
1747 Eleventh Street, Block 8 Herricks Partition Plat Lots 12 & 13
1757 Eleventh Street, Block 8 Herricks Partition Plat Lot 14

be accepted with the stipulation that the City of Racine covers all current charges and back taxes.

Fiscal Note: The City will be waiving an invoice in the amount of \$289.04 which was for the removal of tree debris and \$1,964.98 in back taxes owed on these lots.

Rick Jones read the letter from Susan Liapis regarding the donation of 12 lots in the 1700 block of Eleventh Street. He noted in the letter, Mrs. Liapis could no longer maintain the property and she was asking the City to take the land as a donation. He noted the parcels are vacant, however, they have been deemed unbuildable by the Building Department due to the severe slope on the properties. He read a geotechnical report from K. Singh and Associates done several years ago and the recommendation to do some slope stabilization. He noted this would have been done in conjunction with part of the Root River Pathway system. He noted before the City could acquire the property to do the work, the County sold it to Mrs. Liapis' late husband. He noted Mayor Becker killed the project in the budget and nothing further was done with the property. He noted he had no objection of the City taking control of the property. He noted the City could control destiny of the property, where if the property went through foreclosure through the County, then the County would control the disposition of the property.

Alderman Shields had no objections to the acquisition.

After further discussion, a motion was made by Hart, seconded by DeHahn to accept the donation. Passed unanimously.

Recommended For Acceptance

4. [09-4483](#)

Subject: Communication from the Director of City Development requesting authorization to enter into a revised agreement with E.G. Developments, LLC, for the acquisition of 1425 N. Memorial Drive.

Recommendation of the Public Works and Services Committee on 12-8-09: That the Mayor and City Clerk be authorized and directed to enter into an agreement with E.G. Developments, LLC for the acquisition of 1425 N. Memorial Drive with the following terms and conditions:

1. Lease terminates December 31, 2010, rather than December 31, 2013;
2. Sale is conditional upon County granting waiver of tax arrearage;
3. City would pay \$316,000 at time of closing (before April 2010 to allow the County time to consider tax waiver) rather than at the end of the lease period;
4. Lease would not be renewable for a 3 year term upon its expiration;
5. There would no longer be an option to purchase granted to E.G. Developments at the time of its lease;
6. We would remove the right of E.G. Developments to assign its lease interest.

Fiscal Note: The City would pay \$316,000 at the time of closing in order to acquire this property. Funds are available in the Intergovernmental Sewer Revenue Share fund for the purchase of this property.

Brian O'Connell and Nicole Loop explained the shortened term agreement through 2010. They noted the new stipulations and a payment of in-kind services to do demolition work for the Department of City Development.

After further discussion, a motion was made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Acceptance as a Professional Services Agreement

5. [09-4334](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer requesting final payment on Contract 52-05 (K5-059), Citywide Brownfield Assessment (EPA Grant), Sigma Environmental Services, consultant.

Recommendation of the Public Works and Services Committee on 11-10-09, 11-24-09 and 12-8-09: Defer

Tom Eeg asked that this item be deferred.

Motion made by Hart, seconded by DeHahn to defer. Passed unanimously.

Deferred

6. [09-4522](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Operations submitting Change Order No. 2 on Contract 51-08(09) (K8-059), City Hall Exterior Renovations, RAM Construction Services of MI, Inc., contractor.

Recommendation of the Public Works and Services Committee on 12-8-09: That Change Order No. 2 on Contract 51-08(09) (K8-059), City Hall Exterior Renovations, RAM Construction Services of MI, Inc., contractor, be approved in the amount of \$7,285.08.

Further recommends that funding to defray the cost of this change order be appropriated from Account 989.100.5020, City Hall Tuckpointing.

Fiscal Note: Funds are available as herein delineated.

Tom Eeg submitted Change Order No. 2.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

7. [09-4465](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer submitting a request for final payment on Contract 51-08(09) (K8-059), City Hall Exterior Restoration, RAM Construction Services, contractor.

Recommendation of the Public Works and Services Committee

on 12-8-09: The work done by RAM Construction Services of MI, Inc. under Contract 51-08(09) (K8-059), City Hall Exterior Restoration, be accepted and final payment authorized for a total contract amount of \$139,348.08.

Fiscal Note: Contract was authorized under Resolution No. 09-1563, dated August 18, 2009.

Tom Eeg submitted final payment.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

8. [09-4506](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Operations submitting Change Order No. 7 on Contract 53-08 (K8-061), City Hall Renovations, Phase II (R1), Absolute Construction Enterprises, Inc.

Recommendation of the Public Works and Services Committee

on 12-8-09: That Change Order No. 7 on Contract 53-08 (K8-061), City Hall Renovations, Phase II (R1), Absolute Construction Enterprises, Inc., contractor, be approved in the deduct amount of \$1,566.90.

Fiscal Note: Change Order No. 7 will result in a decrease in contract price.

Tom Eeg submitted a deduct change order for Contract 53-08 to reimburse the City for clean-up expenses after a leak in the project.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

9. [09-4259](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer submitting a request for final payment on Contract 53-08 (K8-061), City Hall Renovations-Phase II (R1), Absolute Construction Enterprises, Inc., contractor.

Recommendation of the Public Works and Services Committee on 11-10-09: Defer

Recommendation of the Public Works and Services Committee on 12-8-09: The work done by Absolute Construction Enterprises, Inc. under Contract 53-08 (K8-061), City Hall Renovations-Phase II, be accepted and final payment authorized for a total contract amount of \$1,171,235.10.

Fiscal Note: Contract was authorized under Resolution No. 08-1066, dated October 21, 2008.

Tom Eeg submitted final payment for approval.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

10. [09-4458](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Engineering submitting Change Order No. 2 on Contract 22-09 (K9-023), 2009 Alley Paving, A.W. Oakes & Son, Inc., contractor.

Recommendation of the Public Works and Services Committee on 11-24-09: Defer

Recommendation of the Public Works and Services Committee on 12-8-09: That Change Order No. 2 on Contract 22-09 (K9-023), 2009 Alley Paving, A. W. Oakes & Son, Inc., contractor, be approved in the amount of \$14,003.29.

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

\$10,000.00 - Account 989.908.5030, Concrete Alley Paving
\$ 4,003.29 - Account 104.900.5420, Storm Sewers, Misc.
\$14,003.29 - Total

Fiscal Note: Funds are available as herein delineated.

John Rooney submitted a rectifying Change Order No. 2 on Contract 22-09.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

11. [09-4503](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer submitting a request for final payment on Contract 22-09 (K9-023), 2009 Alley Paving, A.W. Oakes & Son, Inc., contractor.

**Recommendation of the Public Works and Services Committee
on 12-8-09: Defer**

John Rooney noted they were still waiting on some paperwork to process final payment on Contract 22-09 and asked the item be deferred.

Motion made by Hart, seconded by DeHahn to defer. Passed unanimously.

Deferred

12. [09-4488](#)

Subject: Communication from the Assistant Commissioner of Public Works/Operations submitting the 2010 lease agreements for office space.

**Recommendation of the Public Works and Services Committee
on 12-8-09:** The Mayor and City Clerk be authorized and directed to enter into lease agreements for 2010 for rental of office space in the City Hall, City Hall Annex and Safety Building at the rental rates as submitted.

Fiscal Note: Rental rates will increase in 2010 due to the 2009 Consumer Price Index increasing by 1.2%. These leases will generate a total annual revenue of approximately \$86,559.77.

Tom Eeg submitted the 2010 lease agreements for office space at the City Hall Annex and other locations. He noted the amount of the CPI increase.

After further discussion, motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

13. [09-4499](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Operations requesting to extend the existing Building Complex Janitorial Contract with MJJ, Inc.

**Recommendation of the Public Works and Services Committee
on 12-8-09:** That the agreement with MJJ, Inc., Franksville, WI, for janitorial service for the building complex, which ends March 31, 2010, be approved for a one (1) year extension at the current rate of \$106,800.00.

Further recommend that funding to defray the cost of these professional services are available in Account 404.000.560, Building

Complex, Professional Services.

Fiscal Note: This contract was authorized by Resolution 08-1748, dated March 20, 2008, and will result in no increase in cost for the 2010 calendar year.

Tom Eeg asked to approve a one-year extension for the janitorial contract with MJJ, Inc. He noted the extension included no price increase for next year.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

14. [09-4495](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Operations submitting Amendment No. 2 on Contract 53-09 (K9-054), Professional Services - Generator Replacement at Radio Tower and City Hall Annex, David L. Hanson & Associates, Inc., consultant.

Recommendation of the Public Works and Services Committee on 12-8-09: That Amendment No. 2 on Contract 53-09 (K9-054), Professional Services - Generator Replacement at Radio Tower and City Hall Annex, David L. Hanson & Associates, Inc., consultant, be approved in the amount of \$4,089.00.

Further recommends that funding to defray the cost of these professional services be appropriated from Account 989.310.5040, Annex-Generator Replacement.

Fiscal Note: Funds are available as herein delineated.

Tom Eeg submitted Amendment No. 2 on Contract 53-09 for approval.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

15. [09-4263](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Operations submitting Change Order No. 1 on Contract 52-09 (K9-053), Window Replacement-City Hall Annex, Softer Lite Window Company, contractor.

Recommendation of the Public Works and Services Committee on 10-13-09, 10-27-09, 11-10-09 and 11-24-09: Defer

Recommendation of the Public Works and Services Committee on 12-8-09: That Change Order No. 1 on Contract 52-09 (K9-053), Window Replacement-City Hall Annex, Softer Lite Window Company, contractor, be approved in the amount of \$12,330.00.

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

\$ 1,655.00 - Account 989.200.5020, Annex-Stairwell Windows
\$10,675.00 - Account 987.210.5010, Safety Bldg Precast Panel Repl
\$12,330.00 - Total

Fiscal Note: Funds are available as herein delineated.

Tom Eeg submitted Change Order No. 1 on Contract 52-09 for approval.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

16. [09-4498](#)

Subject: (Direct Referral) Communication from the Assistant Commissioner of Public Works/Engineering submitting Amendment No. 1 on Contract 34-08 (K8-038), 2008 Illicit Discharge Detection and Elimination Program, AECOM, consultant.

Recommendation of the Public Works and Services Committee

on 12-8-09: That Amendment No. 1 on Contract 34-08 (K8-038), 2008 Illicit Discharge Detection and Elimination Program, AECOM Technical Services, consultant, be approved in the amount of \$20,000.00.

Further recommends that funding to defray the cost of these professional services be appropriated from Account 104.000.5330, Monitoring Detection, Stormwater Utility.

Fiscal Note: Funds are available as herein delineated.

John Rooney submitted Amendment No. 1 on Contract 34-08. He noted it was for additional illicit discharge detection and monitoring as required by the City's NPDES and that the item was paid for out of the Storm Water Utility budget.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Approval

17. [09-4528](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer submitting a proposal for a public education campaign for the Racine recycling program.

Recommendation of the Public Works and Services Committee

on 12-8-09: That the Mayor and City Clerk be authorized and directed to enter into a professional services agreement with Corporate Images, Inc., Racine, WI, to develop a public education campaign for the new recycling cart system, at a price not-to-exceed \$29,920.00.

Further recommends that funds to defray the cost of these professional services be appropriated from Account 289.000.5770,

Machinery and Equipment.

Fiscal Note: Funds are available as herein delineated.

Rick Jones gave a short presentation on the public education effort for the Racine recycling program back in 1994 for use of blue bags. He noted there were two proposals and noted Corporate Images was a little more thorough in their proposal and covered some items that were over and above what was requested in the request for proposal. He asked the Committee to approve the agreement with Corporate Images.

Motion made by Hart, seconded by DeHahn to approve. Passed unanimously.

Recommended For Acceptance as a Professional Services Agreement

18. [09-4502](#)

Subject: (Direct Referral) Communication from the Commissioner of Public Works/City Engineer reporting on the environmental initiatives of the Department of Public Works.

Recommendation of the Public Works and Services Committee on 12-8-09: That the item be received and filed.

Fiscal Note: N/A

Rick Jones gave a PowerPoint presentation to the Committee to report on environmental initiatives in the Department of Public Works. He noted not all the projects are just meant to save money, they also have a positive fix on the environment. He went through several examples of environmental initiatives done through storm water utility, such as rain gardens, the English Street outfall, efforts with renovating detention ponds to reduce total suspended solids and filtration systems placed at several locations. He also went through energy efficiency initiatives to reduce the City's carbon footprint, as well as decreased utility cost. He noted projects such as the photo-voltaic panels over at the City Hall Annex, the LED street lights and traffic signals, as well as the automation of the building's HVAC system.

After the presentation was completed, a motion was made by Hart, seconded by DeHahn to receive and file the report. Passed unanimously.

Received and Filed

Miscellaneous Business

A. Rick Jones described an easement that would need to be amended that currently exists on the vacated portion of Lombard Avenue, east of Michigan Blvd. to Lake Michigan. He noted this would appear on the Council floor for approval and gave the Committee members a brief description of what it was about. There was no action required for this item.

Adjournment

The meeting adjourned at 7:07 P.M.

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.