

A Joint Public Property, Streets & Sidewalks and TIF Committee – June 25, 2018

A Joint Public Property, Streets & Sidewalk and Tax Increment Financing (TIF) Committee meeting of the City of Aledo met in Open Session in the Council Chambers of the City Hall building on June 25, 2018. ALD. BARRY COOPER called the Committee meeting to order at 6:15 P.M. The roll was called, whereupon the following committee members answered present:

Aldermen MICHAEL CHAUSSE, BARRY COOPER, JAY DOHERTY, and CHRIS KOPP. Mayor CHRIS HAGLOCH was excused. Alderman TERRY BEWLEY was absent.

Also present ILA BERTRAND, Alderman, JIM HOLMES, Alderman, ERIN KNACKSTEDT, City Administrator, JUSTIN BLASER, Director of Public Works & Utilities, and JAROD DALE, City Clerk.

The following was discussed:

Approval of Committee Minutes: Motion was made by ALD. Chausse and seconded by ALD. Doherty to approve the Public Property, Streets & Sidewalks Committee meeting minutes of 05/14/18 as presented. A Unanimous voice vote followed in agreement.

***Old Business: No Report.***

***New Business: Discussion on Right-of-Way Parking & Sidewalk Improvements at Bowlyou's Ice Cream & Grill – 300 SE 3<sup>rd</sup> Street:*** DPW Blaser reported on 2/9 the City entered into an agreement for professional services with Hutchison Engineering to design and provide construction plans for the sidewalk replacement at Bowlyou's Ice Cream & Grill. Hutchison Engineering submitted the plan sheets to IDOT for review of the highway construction permit. The permit was approved and has been issued.

City staff obtained an estimate to install new sidewalk along the north and west sides of the establishment to see if this project was feasible. The estimate only includes the installation of the new concrete. Demolition will be performed by the Street Division, and the concrete would be paid for by the City. The estimate to perform this work was listed in the amount of \$13,000. The estimated concrete cost is \$2,880.

After review, the Committee requested the project move forward and to inquire if Bowlyou's Ice Cream & Grill would prefer the project be completed in fall, 2018 as to not interrupt current customer traffic flow.

*Discussion on the use of Motor Fuel Tax (MFT) Funds to Resurface Streets in the Northeast Quadrant of the City of Aledo:* DPW Blaser reported the F/Y 18 CIP budget for the NE Quadrant Resurfacing project listed in the amount of \$350,000. Hutchison Engineering to complete the plans, specifications, and construction observation in the amount of \$45,000 which leaves a total budget amount for the project at \$305,000.

City staff provided a list of 25 blocks within the NE Quadrant that have a fair / poor / serious / failed pavement condition index rating from the street pavement analysis. These streets are also the only remaining streets that do not have an asphalt surface. Provided was a list of those streets with the estimate for resurfacing. The total do to all 25 blocks is estimated at \$377,890.54. Approximately \$72,000 will need to be omitted to remain in budget. DPW highlighted the sections of locations to coordinate with the map and added the cost of each section for Committees review.

DPW provided an opinion, approving the Avenues (2<sup>nd</sup> and 4<sup>th</sup>) would complete all avenues in the quadrant. Also, including NE 7<sup>th</sup> Street would tie into 2<sup>nd</sup> Avenue and complete that area. The remainders of the streets were left for the Committee to discuss, noting NE 5<sup>th</sup> Street being in the worst shape.

- NE 3<sup>rd</sup> St – N. College Ave to NE 2<sup>nd</sup> Ave; NE 3<sup>rd</sup> St – NE 2<sup>nd</sup> Ave to 3<sup>rd</sup> Ave, 4<sup>th</sup> Ave, 5<sup>th</sup> Ave, 6<sup>th</sup> Ave, 7<sup>th</sup> Ave, and to dead-end: **\$103,003.54 - Poor**
- NE 4<sup>th</sup> Street – NE 3<sup>rd</sup> Ave to NE 4<sup>th</sup> Ave, 5<sup>th</sup> Ave, 6<sup>th</sup> Ave, 7<sup>th</sup> Ave to dead-end: **\$80,302.46 - Poor**
- NE 5<sup>th</sup> St – NE 2<sup>nd</sup> Ave to NE 3<sup>rd</sup> Ave, 4<sup>th</sup> Ave, 5<sup>th</sup> Ave, 6<sup>th</sup> Ave, 7<sup>th</sup> Ave: **\$70,220.27 - Poor**
- NE 7<sup>th</sup> St – N College Ave to NE 3<sup>rd</sup> Ave - **\$15,986.43 - Failed**
- NE 4<sup>th</sup> Ave – NE 2<sup>nd</sup> St to NE 3<sup>rd</sup> St, 4<sup>th</sup> St, 5<sup>th</sup> St, and 6<sup>th</sup> St: **\$80,872.10 - Fair**
- NE 2<sup>nd</sup> Ave – NE 5<sup>th</sup> St to NE 6<sup>th</sup> St & NE 6<sup>th</sup> St to NE 7<sup>th</sup> St: **\$27,505.79 - Serious**

The Committee requested estimates for the NE 2<sup>nd</sup> & 4<sup>th</sup> Avenue, and NE 3<sup>rd</sup> St, NE 5<sup>th</sup> St, NE 7<sup>th</sup> St. The Committee also requested NE 4<sup>th</sup> Avenue be placed as an alternate.

DPW Blaser and Administrator Knackstedt also reported that in F/Y 19 or F/Y 20 preventative maintenance be completed for the SE quadrant, which was completed in F/Y 17. ADMINISTRATOR Knackstedt then provided an estimate that the NW Quadrant of Aledo would not be able to be addressed for a period of 5 – 7 years. It was noted, the MFT fund would need to be built back-up for the NW Quadrant project.

*Discussion on Change Requests for City Hall Exterior Repairs:* DPW Blaser reported Klingner & Associates submitted three (3) change requests for the City Hall exterior project.

- Change Request #4: Changing the finish of the door hardware from silver to bronze to match the selected door color. Cost to perform listed in amount of \$1,347.00.
- Change Request #5: to replace the lintels and beams over the existing garage door and two (2) window openings on the north-side of the building. The existing lintels and beams at these locations were found to be decayed to the point of failure. This was an unforeseen condition, and the cost to perform the work listed in the amount of \$19,458.
- Change Request #6: (Pending) to provide labor and materials to address unforeseen conditions around the window / jambs, heads, and sills. When the old windows were removed, it was discovered that the 3 wythe brick wall is not consistent for installing new windows, and blocking will need to be installed so the new windows can be fastened to something solid and secure. Cost can be priced by time & materials or by unit cost. Staff seeks direction by the Committee on how to proceed.

The project had a \$25,000 construction contingency. To date, \$15,269 has been used, (waterproofing and brick replacement above north entrance) leaving a balance of \$9,731.

After review, the Committee recommended approval of Change Request #4 and #5 and to receive unit costs for Change Request #6.

**ADJOURNMENT:** There being no further business, motion was made by ALDERMAN KOPP and seconded by ALDERMAN DOHERTY that the meeting be adjourned. Unanimous voice vote followed in agreement. Meeting was adjourned at 6:48 P.M.

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Jarod Dale, City Clerk