

Minutes of the Public Works and Public Utilities Committee for Monday, December 5, 2016.

The meeting was called to order by Alderman, Jim Lee, and Chairperson at 7:00 p.m.

Present also were Aldermen Landon Magley, Don Rodgers, David Wilkins, Andrea Vollrath, Dick Ward and. Absent – Mayor, Tim Grenke. Also attending were City Administrator Matt Harline, Electric Foreman Jeff Armontrout, Water & Sewer Foreman Mike Forsee, Don Bormann, Police Chief Larry Dudgeon, and James Smith of the Fireside Guard.

Pledge of Allegiance

Chairman Lee led those present in the Pledge of Allegiance.

Comments from Citizens.

Don Bormann of Bormann Surveying 101 W. Singleton spoke to the Board. Mr. Bormann addressed the Committee about the RFQ (Request for Qualifications) for on-call engineering firms. Bormann said that he found several problems with the wording. Bormann said that the RFQ seemed to only ask for engineers when the requirement for an engineering license was unnecessary for surveying, for materials testing and for project management. Bormann stated that the document showed an obvious bias against small firms versus big firms with more marketing resources. He said the insurance requirements were too high and gave a detailed explanation of why (7:05). Bormann said that he was not an engineer and had drafted the current City of Centralia Subdivision regulations. Bormann said he had made comments before when he was on the Board of Alderman and he felt they had been ignored. Bormann said that he had done more surveys and knew more about surveying than anyone else in Centralia. Bormann felt the process should be stopped and reviewed. Harline stated that the insurance requirements had been lowered and some of the comments were new. Harline mentioned there would be a meeting for interested firms on Thursday (December 8, 2016). Wilkins asked at what time the meeting would start. Harline replied 10:00 am.

Electric Department

A. ACTIVITY REPORT

Lee asked for comments and questions on the monthly report and there were none.

B. GENERATION / PURCHASE.

Harline reported that the final round of approvals has been granted by the USDA Rural Utility Service and by the Kentucky Public Service Commission and therefore our contract for the purchase of electric capacity for the next three years has met all regulatory hurdles. The only item left is to have MISO sell our capacity in MISO Zone 5 and replace it with the capacity from Big Rivers in MISO Zone 6 this coming spring.

C. DISTRIBUTION

Harline noted that we were continuing the boring project. Harline said that last year we installed the conduit and this year we will pull the wire in accordance with our 2008 plan.

D. OTHER – None.

Public Works

A. ACTIVITY REPORT Lee asked for comments and questions on the Public Works activity report and there were none.

B. STREETS

Damage to fence on Columbia Street walking trail – Harline stated that the police report was not signed and ready for viewing but the fence by the walking trail along Columbia Street had been damaged by a car Sunday evening or early Monday morning. Marilyn with Angell and Company is checking to see if the fence is covered by insurance even though it is not specifically mentioned on our inventory of assets. Chief Dudgeon said in answer to a question from Lee that the man who damaged the fence was not from Centralia. Chief Dudgeon had contacted Curt Kelly, who had originally installed the fence for a bid. Harline noted that Phil Hoffman, Street Foreman, had called James Fencing to get a bid and he understood as well. Chief Dudgeon suggested that when we replace it maybe we should have a section that would break away from the rest as it is possible it would be hit again.

C. SANITATION

Shared solid waste services agreement – Harline noted that a draft policy resolution and agreement is included in the packet. Harline reported that the Board had discussed the idea of shared service among commercial or mixed use customers and he now had a specific proposal that could make trash collection more efficient. Harline gave a detailed explanation of the advantages in his opinion (7:20) Lee asked for comments. Rodgers asked about multiple buildings on the same property. Harline said that was exactly what he had in mind. Harline said that there are already some informal existing agreements where commercial enterprises share service and this would formalize those, provide a framework where others could be set up and define what is not allowed. Harline said it would not be offered for residential customers

D. STORM SEWER – None.

E.-OTHER - None.

Water and Sewer Department

A. ACTIVITY REPORT Jim Lee asked for comments and questions on the monthly report and there were none. Lee thanked Forsee for his efforts to find a much lower bid from Flynn for installing the aerator.

B. WATER

Aerator installation – Forsee reported that the installation went great and that it was operating within an hour of installation. Forsee said that he felt the staff was finally getting a handle on the problem with the lime slaker. Forsee said that Chemco, the company from who we bought the slaker had made several suggestions but none fixed the problem, however, Scott Keith of Ecco Electric made some suggestions that seem to be helping. Forsee said that they were going to move forward on replacing the media in the sand filters and would begin to order supplies. Forsee said he would need help from other departments. Lee asked if there was rock too. Forsee replied yes, rock of various size down to sand. Forsee explained that the lime issues sped up the need to replace the filter media.

C. SEWER. – None.

D. OTHER – None.

OTHER

Engineering RFQ update – Harline reported that there was an optional meeting for firms to attend and ask questions about the RFQ process. Harline said that five or six firms have already

expressed some interest. Harline noted that he intended to enter into agreements with more than one firm. Harline added that having firms on-call selected through a good process would make it easier to start a project quickly and it would satisfy selection process requirements for some grants.

Harline reported that Darren Adams was considering developing the remaining lots in the Thomas-Owen subdivision along Campbell Street. Harline stated that Adams is considering putting in a concrete street with an "inverted" design. Harline added that the lots were platted and the City could not require Adams to build a concrete street. Harline said in answer to a question from Ward that it was currently a gravel road. Lee asked about how his design would fit with the existing utilities and lots. Harline explained the history of how the original three rows of nine 70' wide lots had been adjusted to 18 lots that were 105' wide but only the houses on Gano Chance were built. Harline explained further that no lot splits were recorded on Campbell Street. Lee asked if the sewer had been put in and Harline replied in the affirmative. Harline said that they were working with Adams to minimize the City's stranded cost.

CLOSED MEETING

Wilkins made a motion for the Committee to go into closed session with the possibility of holding a closed vote, and the purpose of such closed session and closed vote shall be for leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor; such closed session and closed vote shall be for as provided for under Section 610.021 (2) of the Revised Statutes of Missouri. **Rodgers seconded the motion. Voting to go into closed session: Magley, Rodgers, Vollrath, Wilkins, Ward and Lee. Against: none. (7:40)**

A brief discussion on the topic of land purchase or lease took place in closed session. **Vollrath made a motion to return to open session. The motion was seconded by Magley. Voting to return to open session: Magley, Rodgers, Vollrath, Wilkins, Ward and Lee. Against: none. (7:55)**

Lee noted that the only motion made was to return to open session.

AS MAY ARISE

Magley asked about progress on the problem buildings. Harline stated that letters were under review by the attorney and he was planning to move forward on a dangerous building abatement on one, but not the one Magley was most concerned about. Harline noted that we had had ten demolition permits issued this year including eight for single family houses and one for the old Saddle Saloon. Harline added that he was proceeding against four houses and one had already been demolished. Harline noted that he had visited the other house with the roof problem and had taken pictures and was preparing a letter.

Wilkins made a motion to adjourn the meeting that was seconded by Vollrath and approved by unanimous voice vote.

The Committee adjourned at 7:57 p.m.