

AGENDA

PUBLIC WORKS COMMITTEE

Thursday, October 6, 2016

6:00 P.M.

The Sunset Hills Public Works Committee will hold a meeting on Thursday, October 6, 2016 at 6:00 P.M. in the Public Works Conference Room located at 3939 S. Lindbergh Blvd.

1. Approval of Minutes from September 1, 2016
2. Citizen Comments (10 Minutes Set Aside For Comments)
(Comments Only – No Questions – 2 Minutes Per Citizen)
3. Public Works Building Roof – Bid Results
4. City Hall Interior Improvements – Bridge Documents
5. Project Updates:
 - West Watson
 - Eddie and Park Sidewalk
 - East Watson Sidewalk
 - Lindbergh Sidewalk
6. Announcements:
 - Hadley Hill Road Improvements Meeting – October 19, 2016 at 6pm. City Hall.
7. Other Matters Deemed Appropriate

CITY OF SUNSET HILLS, MISSOURI

MEMORANDUM

To: Public Works Committee:
Alderman Dr. Thomas Musich, Chairman
Alderman Richard Gau
Alderman Kurt Krueger
Alderman Thompson Price

From: Bryson E. Baker, P.E.
City Engineer/Public Works Director

Date: October 5, 2016

Subject: October 6, 2016 Public Works Committee (PWC) Meeting

The following will provide information for the various items on the agenda for the October 6, 2016 meeting of the Public Works Committee that will be held at 6:00 PM.

1) Meeting Minute Approval

Approval of the meeting minutes from the September 1, 2016 meeting of the Public Works Committee.

2) Citizen Comments

3) Public Works Building Roof – Bid Results

- The roof of the Public Works Building is approximately 17 years old. It has some staining but has never had any other problems.
- During recent storm events in August and September several leaks were found penetrating the roof.
- Staff had multiple roofing contractors inspect the roof and provide their assessment. Wes Searcy, Assistant City Engineer, also performed an inspection of the roof.
- The inspections resulted in the unanimous agreement that the roof needed replacement as soon as possible. Temporary repairs were made to the roof for the short term.
- Staff proceeded to bid the replacement of the roof on September 26, 2016. Bids were due on October 4, 2016.

- The City received four (4) bids. Please see attached memo from Wes Searcy.

| Bid Order | Bidder | Lump Sum | Plywood Replacement (/SF) |
|-----------|-----------------------------|-------------|---------------------------|
| 1 | Reger Roofing | \$27,765.00 | \$1.50 |
| 2 | Baumstark Roofing | \$46,364.00 | \$1.88 |
| 3 | Dyllon Marsolf Construction | \$51,100.00 | \$2.90 |
| 4 | Allen Roofing | \$64,302.00 | \$1.87 |

- The low bid was Reger Roofing in the amount of \$27,765.00. After further review the bidder had an error in the bid and did not bid the correct shingle.
- The second lowest bidder is Baumstark Roofing in the amount of \$46,364.00.
- Staff is currently contacting the bidders references and performing other background information checks.
- Staff expects to have a recommendation at the October 6, 2016 Public Works Committee Meeting.

4) City Hall Interior Improvements – Bridge Documents

- City staff is working with the selected consultant to develop the scope and contract for professional services to prepare Bridge Documents.

5) Project Updates

- **West Watson**
 - Construction has begun on the east end of the project at Lindbergh Blvd.
 - Ameren is relocating lines/poles at the west end of the project at Robyn Road.
 - The project is scheduled to be completed by summer 2017.
- **Eddie and Park Sidewalk Contract**
 - Construction has been completed.
 - The project is in the process of being closed out.
- **East Watson Sidewalk**
 - Easements, letter reports and right-of-way documents are currently being prepared.
 - Staff is working with Oates Associates on the final plans for the project.
- **Lindbergh Sidewalk Project**
 - The consultant is preparing preliminary plans for the project.

6) Other Matters Deemed Appropriate

Hadley Hill Road Improvement Meeting

Wednesday, October 19, 2016

6pm at City Hall

AGENDA

PUBLIC WORKS COMMITTEE

Thursday, September 1, 2016

6:00 P.M.

▶ The Sunset Hills Public Works Committee will hold a meeting on Thursday, September 1, 2016 at 6:00 P.M. in the Public Works Conference Room located at 3939 S. Lindbergh Blvd.

▶ **Roll Call.**

Present: Thompson Price, Tom Musich, Kurt Krueger, Rich Gau.

Mike Swoboda – 10231 Kennerly

Frank Hardy – 421 Rayburn

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1. Approval of Minutes from July 7, 2016

Motion: July minutes accepted as submitted,

Action: Approve,

Moved by Kurt Krueger,

Seconded by Rich Gau.

Motion passed unanimously.

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2. Citizen Comments (10 Minutes Set Aside For Comments)
(Comments Only – No Questions – 2 Minutes Per Citizen)

Mr. Swoboda asked the Public Works Committee for lesser side setbacks with the zoning re-write.

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3. Forest Path – Sanitary Sewer Issues

Mr. Baker reported that there was nothing new since the last agenda. Alderman Gau recommended removing this from the agenda until something new comes up. The Committee agreed with this suggestion.

▶ 4. City Hall Interior Improvements – Lobby/Chamber/Office

Mr. Baker stated that interviews happened today. He recommended LNB Interiors and Architects from Kirkwood.

Alderman Gau asked what the scope of the project was. Mr. Krueger responded that would be determined as a part of the negotiation process. Mr. Baker indicated it would include Lobby & Chamber enhancements, as well as security and functionality matters with regard to walk up windows to all departments at City Hall.

Chairman Musich asked what the next step will be. Mr. Baker responded that he will make contact with LNB. Chairman Musich asked if funds were being expended to negotiate. Mr. Baker said no.

Alderman Price asked if a budget was discussed yet. Mr. Baker responded no, that this was not a part of the procedure of per state law for the Qualification Based Selection process. Alderman Price asked if a budget has been assigned for this purpose yet. Mr. Baker responded with a history on the subject that included some consolidation of funds toward this general purpose in the amount of about \$50,000.

Alderman Gau mentioned that there is Capital Improvement Funds that will likely be made available toward this purpose via suggestion of the Capital Improvements Committee. Mr. Baker mentioned that there could also be leftover Capital funds from last year that may be available too. Alderman Gau cautioned that amount has yet to be determined until a complete review at all City department expenditures. Mr. Baker agreed with Alderman Gau's point.

Chairman Musich asked if there were definitive monies for this design this year. Mr. Baker responded that \$50,000 is budgeted for this year, more will be figured and budgeted next year, then we will be able to move forward with this project as deemed acceptable by the Board.

Motion: To allow Mr. Baker to enter into negotiations with LNB Architecture Interiors,

Action: Approve,

Moved by Rich Gau,

Seconded by Thompson Price.

Motion passed unanimously.

▶ 5. Zoning Code Update

Chairman Musich pointed out this matter had been covered earlier. He asked if Mr. Baker had further input. Mr. Baker said he was still working on the matter and he planned to have this on the street before the next Public Works Committee meeting.

Alderman Krueger asked if Houseal-Lavigne has been helpful in this matter. Mr. Baker said yes, especially with regard to examples they've provided in use by other cities.

▶ 6. Public Works Capital Budget

Mr. Baker asked for the Committee's approval of this budget.

Chairman Musich asked the Committee to consider adding \$150,000 to Phase 1 of the City Hall Renovation Project.

Motion: To approve this budget and add \$150,000 to the Capital Improvement Budget plan for 2017 for City Hall Renovation work,

Action: Approve,

Moved by Kurt Krueger,

Seconded by Rich Gau.

Motion passed unanimously.

Alderman Gau asked about Rott Rd. design and the status of that project. Mr. Baker responded that the design is about done. He said the only delay is currently utility related and TCE's from County Parks for the work. Mr. Baker indicated that these items will take a couple of months. He said he expects to bid and perform this work in 2017.

Alderman Gau asked about the status of the design with regard to road grade change, associated headwalls, the crosswalk, and associated stairs. Alderman Krueger pointed out that the stairs were roped off. He asked if the City condemned the stairs from Laumeier Office Park. Mr. Baker responded no. Alderman Krueger said he thought the stairs were recently repaired. Mr. Baker asked Mr. Searcy if he knew about the history of the stairs. Mr. Searcy responded that his recollection was that the office park was originally called Geyer Office Park and with subsequent further development and the addition of later buildings, the name was changed to associate the office park with the sculpture park and that the stairs may have been part of that addition to encourage employee walks into the park during their lunch time. Mr. Baker said the department can look into the status of the stairs and report back.

Chairman Musich asked Alderman Gau what he desired from this discussion. Alderman Gau suggested that now would be the time to look at sidewalks in this area. Mr. Baker responded that our ultimate goal is to apply for STP funds for Rott Rd. all the way down to Robyn Rd. He said this was submitted for and rejected a couple of years ago because it was way down on MoDOT's list at the time. Mr. Baker said might become a higher priority via a roundabout contemplated and a more cohesive project all the way to S. Lindbergh. He commented that with the other development in the area such as the retirement center, this may become eligible for such a grant, taking more time, but making more sense for all of the stakeholders. Alderman Gau expressed concurrence with this plan and objective.

▶ 7. Project Updates:

Chairman Musich asked Mr. Searcy for an update to the Eddie & Park Sidewalk project. Mr. Searcy said that the crosswalk striping was recently completed. He said that the sod is the lone outstanding item. He detailed that the temporary grass in this area will be scarified and replaced with sod on about September 27th to work toward the best weather for this activity. Chairman Musich was complementary of this project.

Chairman Musich asked about the West Watson project. Mr. Baker stated that the Pre-Construction meeting is scheduled for next Tuesday. He said the City has been given permission by MoDOT to issue a Notice to Proceed, so a construction start is anticipated soon. Chairman asked about notification of the affected residents. Mr. Searcy pointed out how the department uses the City website and field placards as effective communication as standard operating procedures for all street construction projects in the City.

Chairman Musich asked about the East Watson Sidewalk Project. Mr. Baker stated that this project is still in design and that he has all the easement reports prepared to start working with City Attorney Bob Jones to start acquiring all necessary easements for this project.

Chairman asked about the Lindbergh Sidewalk Project. Mr. Baker responded that Oates is working on the preliminary plans for this project with regard to right of way. He commented that this project is naturally following the East Watson project and easement acquisition should occur in 2017 in preparation for this improvement.

▶

8. Other Matters Deemed Appropriate

Chairman Musich reported to the Committee that Mayor Fribis asked about the Public Works Roof discoloration. He said she received this as a complaint from a resident. Chairman Musich explained that Mr. Baker responded that the Police Department is looking at their roof in this regard and that the Public Works Garage roof might be added into such a project at the same time to realize some cost savings if we decide to address this concern.

Chairman Musich also reported to the Committee the concern of the need of a possible stop sign by South County Technical School parking lot exit. He said Mr. Baker responded that a sign would not be warranted to address a private property exit due to potential liability issues. Chairman Musich said that Mr. Baker intends to try to address the matter to the school principal to see if the matter could be rectified in that manner.

Alderman Krueger brought up a morning problem on northbound S. Lindbergh with students accessing the suicide lane much too early as a left hand turn lane. He suggested that part of the discussion with the principal include this issue.

Mr. Searcy pointed out that the school used to stage a traffic guard at the school exit. He asked Chairman Musich if he's seen this recently. Chairman Musich responded negatively.

▶
Adjournment

Motion: To adjourn,
Action: Adjourn,
Moved by Rich Gau,
Seconded by Thompson Price.
Motion passed unanimously.

The meeting concluded at 6:35pm.

Respectfully submitted:



Bryson E. Baker, PE
City Engineer / Director of Public Works

DRAFT

CITY OF SUNSET HILLS, MISSOURI

MEMORANDUM

To: Bryson E. Baker, PE

From: Wesley E. Searcy

Date: October 5, 2016

Re: Public Works Garage Roof Replacement Bids

Bryson,

Per your request, we put together a bid package to replace the roof at the Public Works Garage. I checked with Reger Roofing and they said they had a 30-year shingle (not 40 year GAF) and a bust in their quantity. They have a \$1,388.25 bid surety check. The question becomes if we should cash that check and consider it applied to the next bid by Baumstark Roofing of Wentzville. I have calls into 2 references listed in the Baumstark response. The 3rd one was not a valid number. Hopefully I will have references on Baumstark by tomorrow night.

The bids received came in as follows:

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