



Mayor
NELSON P.
CRABB

October 2, 2015

HONORABLE MAYOR & CITY COUNCIL MEMBERS

City
Administrator
SCOTT
FLORY

The next regular meeting of the Clear Lake City Council is scheduled for Monday, October 5, 2015, at 6:30 p.m., in the Council Chambers, at City Hall. Please refer to the attached agenda for the items discussed below.

COUNCIL MEMBERS

DANA
BRANT
Ward 1

TONY J.
NELSON
Ward 2

JIM
BOEHNKE
Ward 3

MIKE
CALLANAN
At Large

GARY
HUGI
At Large

ITEM #6A. **2015 Buddy Holly Place Storm Sewer Project**. At its regular meeting on September 8th, the Council set the date for receiving competitive quotes for the proposed project, as September 30th, at 11:00 a.m. The Project consists of the extension of the municipal storm sewer collection system from the intersection of 14th Ave N. & Buddy Holly Place south approximately 450 LF past the proposed future W. 12th Ave N. street extension from Buddy Holly Place that will be part of the future Sunset Ridge subdivision. Proposed improvements include 24" diameter piping material, storm sewer intakes & manholes, minor ditch grading, pavement restoration, and seeding.

A total of three (3) sealed quotes were received. There were four (4) general contractor holding plans. The engineer's opinion of the probable cost of construction was \$40,095. Bids ranged from roughly 24% to 105% over the estimated cost of construction. McKiness Excavating (Mason City) submitted the lowest responsive responsible quote for the project at \$49,987.50. It should be noted that a portion of the project improvements are to be reimbursed by the developer of the Sunset Ridge subdivision (\$4,350). This would result in a "net" construction cost to the City of \$45,637.50.

It is anticipated that construction would begin in mid-October and be completed by November 18th. The construction contract is a 10 working days contract. Liquidated damages are set at \$300/day per the contract documents. There is also a 2-year maintenance bond required on the improvements.

ITEM #6B. **NW Water Tower Improvement Project**. On July 1, 2013, the Council awarded a construction contract for the NW Water Tower Improvement Project to Landmark Structure Inc. (Fort Worth, TX). The scope of the project entailed the construction of a 1 million gallon elevated water storage tower, including: concrete foundation and support column, 1 million gallon steel water storage tank, painting, electrical, site work, fencing, LED lighting, and seeding. Landmark submitted a base bid of \$2,183,000. Additionally, there were two alternate bid items on the project: Alternate "A" was for LED flood lighting



(\$21,000) and Alternate "B" was for upgraded paint (\$25,000). The total construction contract was in the amount of \$2,229,000.

On September 30th, the Project engineer filed the Certificate of Completion with the City. The Certificate indicates that substantial completion was achieved on July 7, 2015, and that the total value of work completed was \$2,229,516. There were a total of three (3) change orders on the project, which resulted in a net increase to the contract of \$516.

The final completion date was revised through negotiation with the City and Landmark Structures Inc. Originally, the project completion date was set by contract as November, 2014. As the result of Project delays by the contractor and sub-contractors, the City revised the completion date to July, 2015. In exchange, Landmark performed the demolition of the former Four Winds Water Tower and related work.

ITEM #6C. Main Avenue Brick Paver Sidewalk Improvement Project.

Following completion of the City's "Strategic Sidewalk Improvement Plan", the consensus of the Council was to proceed with improving the brick paver sidewalks in downtown Clear Lake. The Report identified this as the highest priority project because many sidewalks in the downtown were aging, in disrepair, and in some ways ADA non-compliant. As a result, it was proposed that the City initiate brick paver sidewalk improvements in the Main Avenue corridor.

The Main Avenue brick paver sidewalks were originally installed in conjunction with street paving improvements between 1994 and 1996 and have come to define and brand Downtown Clear Lake as a distinctive place. The existing brick pavers were installed between the back of curb and the building fronts and set on a sand base only and have deteriorated significantly over the last 20 years. In more recent projects involving brick paver walks, the City has placed the brick pavers on top of a 4" PCC base and then locked them together with sand in order to eliminate the settling and heaving issues that have contributed to trip hazards.

Over the years, the City and its insurance liability carrier have had to process a number of claims as the result of pedestrian trips and falls on the brick paver sidewalks on Main Avenue. In order to avoid future claims and litigation, it is proposed that the Main Avenue brick paver sidewalks be re-constructed so that they remain safe for the public.

The proposed project would entail the replacement of the brick paver sidewalks on Main Avenue, beginning at 8th Street and continuing west to N. Lakeview Drive. On some blocks, the brick pavers are located on only one side of the street. The design will also look at incorporating streetscape furnishing such as:

benches, bike racks, and trash cans where appropriate. Existing wheelchair ramps within the project limits will also need to be fully re-constructed in Portland cement concrete (PCC) to meet current ADA standards.

City staff has negotiated an engineering services agreement for preliminary engineering services related to the design of the proposed project. The cost of the proposal is \$5,600.

Smart Quote: *“People won’t have time for you if you are always angry or complaining.”* – Stephen Hawking, Theoretical Physicist

Scott Flory
City Administrator

PUBLIC NOTICE IS HEREBY GIVEN that the following governmental body will meet at the date, time, and place herein set out. The tentative agenda for said meeting is as follows:

TENTATIVE AGENDA
CLEAR LAKE CITY COUNCIL
CITY HALL – 15 N. 6TH STREET
MONDAY, OCTOBER 5, 2015
6:30 P.M.

1. Call to Order and Pledge of Allegiance led by Mayor Nelson P. Crabb.
2. Approval of Agenda.
3. Consent Agenda:
 - A. Minutes – September 21, 2015.
 - B. Approval of the bills & claims.
 - C. Licenses & Permits:
 - **Liquor License**: Class C Beer Permit (BC), Class B Native Wine Permits, with Sunday Sales, Casey's General Store #1427, (renewal).
 - **Excavator's License**: Clouser Plumbing, Ames, (new).
4. Citizens opportunity to address the Council on items not on the agenda:
 - In conformance with the City Council's Rules of Procedure, no action can occur on items presented during the Citizens forum.
 - Please walk to the lectern, state your name (spell last name), address, and subject of your discussion.
 - Speakers are limited to a maximum of five (5) minutes per person.
5. Unfinished Business:
6. New Business:
 - A. 2015 Buddy Holly Place Storm Sewer Extension Project:
 - Introduction by Scott Flory, City Administrator.
 - Review of bids and recommendation, Jason Petersburg, P.E., Veenstra & Kimm.
 - **Motion** to approve **Resolution #15-47**, A "Resolution making an Award of Contract."
 - Discussion and consideration of **Motion** by City Council.

B. Northwest Water Tower Improvement Project:

- Introduction by Scott Flory, City Administrator.
- Review of Pay Estimate #14 (final) and Change Order #3, Jason Petersburg, P.E., Veenstra & Kimm.
- **Motion** to approve Pay Estimate #14 (final) and Change Order #3 by City Council.
- Discussion and consideration of **Motion** by City Council.
- **Motion** to approve **Resolution #15-48**, A “Resolution Accepting the Work.”
- Discussion and consideration of **Motion** by City Council.

C. Main Avenue Brick Paver Sidewalk Improvement Project:

- Introduction by Scott Flory, City Administrator.
- Review of proposed engineering services agreement, Jason Petersburg, P.E., Veenstra & Kimm.
- **Motion** to approve engineering services agreement by City Council.
- Discussion and consideration of **Motion** by City Council.

7. Chief of Police’s Report:

8. Mayor’s Report:

9. Public Works Director’s Report:

- Project update: Water Treatment Plant High Service Pump(s) Replacement Project and W. 7th Avenue N. Water Main Improvement Project.

10. City Administrator’s Report:

11. Other Business:

12. Adjournment.

NEXT REGULAR MEETING – OCTOBER 19, 2015

This notice is given pursuant to Chapter 21.4(1) of the Code of Iowa and the local rules of said governmental body.