

Port Washington, WI
May 21, 2009

The Public Works Committee met at the Highway Department Office.

Present: Supervisors Uselding, Grosklaus, Rothstein, Kletti and Leider. Staff: County Administrator Meaux, Public Works Director Dreblow, Planning & Parks Director Struck, Golf Course Supervisor Lesar, Building Superintendents Behlen and Hicks, Technology Resources Director Buhler, Lasata Administrator Luedtke, Lasata Assistant Administrator Fogel and County Clerk Winkelhorst.

Others Present: County Board Chairperson Brooks, Supervisors Richart, Stumpf, Walerstein, Geracie, Marchese and Kaul (8.20am), Bryan C. Fisher-BCF Construction Corp., Bill Hoffmann-Louis C. Hoffmann & Sons, Inc., William P. Grunwald – Wisconsin Antique Power Tractor Reunion Club, and Ryan Raskin – George Beyer & Sons Construction.

Call to Order/Proper Notice/Adoption of Agenda: Chairperson Uselding called the meeting to order at 8:00 A.M. Ms. Winkelhorst assured the committee that the meeting was properly noticed. Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to adopt the agenda as presented. All members present voting aye. Motion carried. (5-0)

Public Comments/Correspondence/Communications: Supervisor Leider stated that Milwaukee County is joining the East Wisconsin Railroad Consortium. She thanked Mr. Meaux for his efforts in working with Milwaukee County. This will bring the total to 9 counties in the consortium. 10,000 ties will be installed between Saukville and Plymouth through State Grant funding. The next meeting will be July 8 in Green Lake County.

Supervisor Kletti and Mr. Dreblow reported on the Wisconsin County Highway Association meeting that they attended. Discussion topics included the fall convention; budget related cut-backs in summer maintenance activities on state highways and refocusing more on safety related items.

Supervisor Rothstein complimented Mr. Hicks and Mr. Dreblow on the new signage on the west side of the Administration Center.

Mr. Hoffmann addressed the committee on behalf of Louis C. Hoffman & Sons, Inc. commenting on the Lasata bidding process. It was his understanding that local bidders would be given preference. He read their letter that was sent to Mr. Dreblow requesting consideration in their bid.

Approve Minutes from the April 23 Meeting: Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to approve the April 23 minutes as presented. All members present voting aye. Motion carried. (5-0)

Facilities Management:

Action Items:

Approve Award of Contracts for Lasata RCAC Package No. 1 – Site Grading/Utilities: Mr. Dreblow introduced Mr. Raskin, the Construction Manager for the Lasata project. Bids have been received for bid package #1 for earthwork and site utilities. Mr. Raskin explained the reason for the creation of the early bid package and the selection process.

8:20AM Supervisor Kaul and Mary Sayner-President Ozaukee County Historical Society joined the meeting.

Mr. Raskin reviewed the three alternate bids that were requested in the bidding process along with the base bid. Alternate bids are optional.

Alternate #1 work is on the north parking lot. This work has to be done because of the new grading plan to lower the existing parking lot for water runoff and is budgeted outside of the project.

Alternate #2 is utility work bringing in new water and sanitary lines to the Care Center. Mr. Dreblow reviewed the design that was done last year. This is budgeted outside of the project but does not need to be done for this project to move forward.

Alternate #3 is the southern driveway, which will be the main driveway for the new building. Currently it is not in good condition and after construction traffic, it is expected to need replacement. This is budgeted outside of the project. The recommendation is to absolutely accept this.

Discussion on alternate #2. Mr. Dreblow stated that originally this was going to be a standalone project. It was held off to be included as an alternate in this project. It does not have to be done at this time but it needs to be done. Mr. Raskin agreed that it will not impact the \$10 million project. It is also noted that some contractors may not have bid on this smaller project because of the larger part of the project. By including this project there is some level of oversight that can be shared between the projects. The cost for this alternate alone cannot be accurately determined because there is the thought process, that included in a larger bid the costs would come down because of overhead and incidentals. In this bid all the utility spoil will be left on site and berms will be built. If the project is done later any spoils generated may have to be trucked off site adding to the cost.

Mr. Raskin reviewed the four earthwork bids with alternates, if included, five site utilities bids with alternate #2 and one combined bid for earthwork, utilities and all alternates.

Mr. Raskin explained questions that do not pertain to cost that were included in the contract. The State of Wisconsin requires a Substance Abuse Policy. If the answer to the question on the form asking if they had one was checked "no", the next question, which was answered by all, is that they would create one. Another question is... if given a notice to proceed, can the milestone schedule that the Construction Manager have input into the specifications be met? Cornerstone Plumbing would need an additional 23 working days to meet the schedule. The risk involved with a delay from a contractor was explained. Another questionDid you receive the addendum? Cornerstone Plumbing did not acknowledge seeing the addendum. Terms have to be accepted as spelled out in the contract, there is no negotiating with the bidders.

Mr. Raskin reviewed all the bid tabulations ranking highest to lowest depending on acceptance or non acceptance of alternates. Mr. Dreblow reviewed the requirements of Wisconsin Public Bidding Law. Supervisor Rothstein questioned as to whether a liquidated damage clause is included in the bid. Mr. Raskin stated they do not include that because there are multiple contracts involved. It would be very challenging to find who is at fault for putting the project behind. Their practice has been the milestone schedule included in the contract. This gives the authority for the Construction Manager of the project to build the binding schedule. The Payments and Performance Bond is how they deal with the contractor not holding the schedule. This is required on public bidding. Discussion on the liquidated damage clause.

Discussion on the bids and alternate #2. Mr. Raskin's recommendation is that the committee reject Cornerstone Plumbing's bid as non responsive.

Mr. Luedtke would like alternate #2 included in this package. This has been budgeted for the last two years. His concern is coordination of more than one company, cost of rebidding and the additional cost of removing spoils may go over the amount budgeted which would delay the project another year. Mr. Raskin's recommendation is to accept BCF Construction combined bid including all three alternates. The numbers for the projects are under budget and there is the unknown cost of bidding #2 separately.

Supervisor Richart has a concern on the timing and two contractors who cannot complete on time. Mr. Raskin noted that Ozaukee Excavating in their bid for site utilities had 15 days. The way the contract is stated the 15 days would have to be honored. Supervisor Rothstein questioned whether those additional days are because of the alternate bids. Mr. Raskin explained that in the milestone schedule alternate #2 work could be done immediately before the base bid work would begin.

Motion made by Supervisor Grosklaus, seconded by Supervisor Rothstein to award the project based on the low bids for the base bid for earthwork of \$177,102, alternate #1 of \$10,350 and #3 of \$5,280 by Heitman Inc. and the base bid for site utilities by Ozaukee Excavating for \$226,323 without alternate #2. All members present voting aye. Motion carried. (5-0)

9:31AM Supervisors Geracie and Stumpf excused.

Approve Parking Lot Maintenance Work for Administration Center North/South Parking Lots:

Mr. Dreblow explained that the work would include crack filling, seal coating and restriping. Mr. Hicks stated that the work would be done over a weekend. The recommendation is to do this every three years and has not been done in 10 years. The restriping will be done per the new layout that was presented previously. Chairperson Uselding questioned as to why the Highway Department was not doing the work. Mr. Dreblow stated that the Highway Department does not do seal coating and it would also require overtime by staff. Three estimates were received- Mac, Inc. \$6,460; Pro-Seal \$5,732 and N/R Asphalt & Pavement Maintenance, Inc \$5,960. Discussion on the bids.

Motion made by Supervisor Grosklaus, seconded by Supervisor Kletti to award the project to N/R Asphalt & Pavement Maintenance, Inc for \$5,960. All members present voting aye. Motion carried. (5-0)

Approve Request to Fill Part-Time Night Janitor Position: Mr. Hicks would like to defer until next meeting after review of possible restructure.

Approve the Remodel Conference Room 43 in Justice Center Basement for Office for New Communications Manager, Document Storage and Smaller Conference Room:

Mr. Behlen explained that this request is to provide office space and storage for the Communications Manager. Estimated cost is \$1,250-\$1,500 for materials and the work would be done in house. Technology Resources budget would be the funding for the cost of materials.

Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to approve the remodeling project. All members present voting aye. Motion carried. (5-0)

Approve Building Superintendent Attendance at "Today's Facility Manager" Conference in Indianapolis: Mr. Behlen stated that the conference begins on Tuesday, June 16 however he would be leaving early on Wednesday, June 17 to attend. He is requesting to stay one night and return after the conference on Thursday. The conference runs June 16-19

Motion made by Supervisor Grosklaus, seconded by Supervisor Rothstein to authorize Mr. Behlen's attendance at the conference in Indianapolis and overnight stay on Wednesday. Supervisor Rothstein offered a friendly amendment to authorize overnight stay on Tuesday as well as Wednesday night. Accepted by Supervisor Grosklaus. The vote was taken. All members present voting aye. Motion carried. (5-0) Supervisor Leider is requesting a report on the conference.

Discussion Items:

Possible Grant Application for Energy Efficiency and Conservation Block Grant: The Wisconsin Department of Energy Independence received monies to distribute through the Energy Efficiency and Conservation Block Grant. There will be \$225,000 per application if accepted. There are three projects at the Justice Center that would pertain. Those being lighting upgrade estimated at \$150,000, chiller replacement \$360,000 and boiler replacement with controls upgrade \$75,000. These are already included in the Capital Improvement Plan (CIP) so some monies would still need to come from the County if awarded the stimulus funds.

Johnson Controls will assist in writing the grant application with the understanding that they would be awarded the work. Mr. Behlen reviewed the benefits to Johnson Controls assisting. Mr. Meaux stated that the full cost would be \$575,000 - \$600,000 and is recommending doing this. He has requested Mr. Behlen to do a cost benefit analysis showing where the savings will be.

Mr. Behlen will be meeting with Johnson Controls representatives on May 27. Applications will need to be in by June 25. Work would need to be completed in 2010. Mr. Behlen stated that there are also different rebates available once installed. Discussion on energy savings.

Management/Financial/Informational Reports: Mr. Behlen reported that the tanks were pumped out at Advocates and there was concern about corrosion in the tanks. It was checked out and it has been put in the maintenance schedule to be checked every year.

Planning & Parks:

Action Item:

Pioneer Village – Proposal by the Tractor Club to Build a Storage Workshop on County Land: Mr. Grunwald is proposing on behalf of the Antique Power Tractor Reunion Club building a facility to house their equipment including an area for the Pioneer Village maintenance staff. The offer would be to build and pay for building and upon disbandment of the club the building would revert to the county. If approved to appoint staff from the county to work with the design of the building.

Discussion on the responsibility for payment of the utilities. Mr. Struck explained that this would be located near the caretaker's house. All buildings currently are owned by the Ozaukee County Historical Society and all utilities except for major infrastructure are paid by the Historical Society.

Ms. Sayner stated that the only concern the Historical Society has is that it wouldn't be a huge structure to over shadow the Pioneer Village and would aesthetically be appealing.

Motion made by Supervisor Leider, seconded by Supervisor Kletti to authorize the Planning and Parks Director and staff to work with the Wisconsin Antique Power Tractor Reunion Club on a building plan, subject to Ozaukee County Historical Society approval, and that there would be no cost to the county for utilities, maintenance or the building and to incorporate it into the lease with the Ozaukee County Historical Society. All members present voting aye. Motion carried. (5-0)

Motion made by Supervisor Grosklaus, seconded by Supervisor Rothstein to move ahead in the agenda to the discussion item. All members present voting aye. Motion carried. (5-0)

Discussion Items:

Request by the Town of Cedarburg to Transfer Ownership of Covered Bridge County Park to the Town: Discussion on how the committee would like to proceed with this request. The suggestion is to put it on a future agenda for a formal motion.

10:30AM Supervisors Walerstein, Kaul, Richart and Marchese excused.

Action Items Cont.:

Acceptance of Stimulus Funding Through the U.S. Fish & Wildlife Service (USFWS) for the Restoration of the Forest Beach Migratory Preserve in Conjunction with the Ozaukee Washington Land Trust: Mr. Struck provided a brief history on this project, formally the Squires Country Club property. Stimulus funds are available and USFWS is interested in funding through a cooperative agreement. The scope of the cooperative agreement has changed and USFWS may be able to do this without a three party cooperative agreement involving the County, but instead working with only the Ozaukee Washington Land Trust. There is no action at this time as Mr. Struck does not know the current status of the cooperative agreement.

Resolution - Oversight of the Parks, Open Space and Natural Areas Acquisition & Disposition Activities of the Planning & Parks Department per Sec. 27 Wis. Stats: Mr. Struck stated that this was discussed at the last meeting and is the resolution with the revised language for the Policy & Procedure Manual. The only change that was not included in previous discussions was the inclusion of the Land and Water Management Department.

Motion made by Supervisor Rothstein, seconded by Supervisor Kletti to approve the resolution as presented. The majority of members present voting aye. Motion carried. (4-1) Leider opposed.

Management/Financial/Informational Reports: Mr. Lesar provided an update on the golf course revenue. Leagues have started and continuing to sign up outings. New software training is continuing and online tee-time reservations are coming in.

Mr. Struck distributed the new Ozaukee County Tourism Guide and the Interurban Trail maps. He is working with the Highway Department on the layout for the deck construction for Harborview Park. Tonight is the meeting with the City of Port Washington Plan Commission for final approval on the parking lot and landscape plan. Remaining stone from the old jail will be used for a monument sign at Harborview Park and the remainder will go to the parks.

Mr. Struck is in the process of getting bids on a new well for Pioneer Village and also Covered Bridge County Park. Chairperson Uselding questioned as to when the restroom facilities will be built. Mr. Struck clarified that there are no funds for restroom facilities in the budget at this time. It is however budgeted in the CIP. Currently there is approximately \$20,000 budgeted for the demolition of the existing pit toilets, a new well and the repair to the decking of the pedestrian bridge.

Transit Services:

Management/Financial/Informational Reports: Reports are included in the packet. Mr. Dreblow reported that staff is continuing to prepare for the triennial audit. Ridership is stable. The Ozaukee County Express will be providing service for Summerfest from the Target and Walmart lots. This is the same as last year. Five ADA equipped vans and five sedans will be purchased with stimulus funds that have been received. Discussion on a Park & Ride in Mequon.

Highways:

Action Items:

Approve Conveyance of Right of Way for the STH 33 Reconstruction Project: Mr. Dreblow reviewed the request from the State to acquire an easement as part of the Wisconsin Department of Transportation STH 33 reconstruction project. Discussion on conveyance of the easement.

Motion made by Supervisor Kletti, seconded by Supervisor Leider to approve conveyance of the easement requested and authorizes the Public Works Director to execute the documents needed. All members present voting aye. Motion carried. (5-0)

Approve Hot Mix and Gravel Pricing for 2009: Mr. Dreblow reviewed the gravel cost analysis for 2009 rates. Gravel prices will remain the same as last year at \$5.50 per ton. The expected production is 50,000 tons.

Motion made by Supervisor Kletti, seconded by Supervisor Leider to approve the gravel pricing at \$5.50/ton for 2009. All members present voting aye. Motion carried. (5-0)

Mr. Dreblow reviewed the hot mix cost analysis for 2009 rates. The proposed price is \$45/ton. This would be an increase from 2008. The expected production is 38,000 tons. Increase due to the increase in oil.

Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to approve the hot mix pricing at \$45/ton for 2009. All members present voting aye. Motion carried. (5-0)

Management/Financial/Informational Reports: Included in the packet. There were no further questions.

Next Meeting Date: Special Meeting – Wednesday, June 3 8:45AM prior to County Board
Regular Meeting - Thursday, June 18 – 8:00 AM

Adjournment: Motion made by Supervisor Grosklaus, seconded by Supervisor Rothstein to adjourn. All members present voting aye. Motion carried. (5-0).

Meeting adjourned at 11:40AM

Julianne B. Winkelhorst, County Clerk