

The Public Works Committee met at the Highway Department Office.

Present: Supervisors Uselding, Kletti, Leider, Grosklaus and Marchese. Staff: County Administrator Meaux, Public Works Director Dreblow, Planning & Parks Director Struck, Golf Course Supervisor Lesar, Human Services Director Haupt, Buildings Superintendent Behlen, Emergency Management Director Owen, and County Clerk Winkelhorst.

Others Present: County Board Chairperson Brooks, Supervisors Szatkowski, Geracie, and Nelson. Ryan Raskin- Beyer Construction, Steve and Eric Rathke – Hartmann Sand & Gravel, Bert Fredericksen-Fredericksen Engineering, Inc., Mike Ehrlich- Port Washington Soccer Club, Christina Schneck-American Red Cross, Nathan Check- City of Mequon Engineering Services Manager, Jim Karrels- Karrels Trucking Sand & Gravel, Inc.

Call to Order/Proper Notice/Adoption of Agenda: The meeting was called to order by Chairperson Uselding at 8:05 AM. 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 Kletti reported on the Wisconsin Counties Highway Association meeting that he and Mr. Dreblow attended.

Chairperson Uselding commented that he has had several calls as to why there are no flashing lights at the intersection of Pioneer and Granville roads. Mr. Dreblow explained that intersection is not under county jurisdiction but rather under the City of Mequon. Mr. Check further commented that discussion on the intersection will be on the City of Mequon's Public Safety agenda next month.

8:08AM Construction Superintendent Banton joined the meeting.

Approve Minutes from the April 15 Meeting: Motion made by Supervisor Leider, seconded by Supervisor Kletti to approve the April 15 meeting minutes as presented. All members present voting aye. Motion carried. (5-0)

Facilities Management:

Action Items:

Review/Approve Lease Extension for Port Washington Soccer Club to Include Authorization of Construction of Storage Building: The PW Soccer Club has been leasing the Justice Center soccer field since 1995. The lease expires at the end of 2015. The club would like authorization to construct a storage building and to extend the lease for another 20 years.

Mr. Ehrlich explained that the club would like to construct a storage building that as the club grows could be used for a concession stand in the future and along with that extend the lease. He is concerned as to long term plans by the County for the property.

Mr. Dreblow stated that long range there is no plans for that area. If there would be an addition to the Justice Center it would not expand into the area where the soccer fields are. The original site plan of the field in 1995 did depict a possible future building/concession stand.

Chairperson Uselding would like the building to be owned by the County. Mr. Ehrlich will present it to the Board of the Soccer Club to see if the club could build it and donate it to the county. Discussion.

Supervisor Leider wants to be certain that this is a quality built building, maintained as such and owned by the county. Mr. Ehrlich explained that it will be low maintenance and a quality building.

Mr. Meaux stated that there is very preliminary discussion on a possible addition of a Huber facility and that language should be added to the lease agreement to protect the County for possible future use if needed. Mr. Dreblow said that there is some language that is reflective of that need already in the contract. CB Chairperson Brooks further commented that there was preliminary discussion not only of a Huber facility but storage for emergency vehicles as well. This has not been discussed at committee level.

Mr. Behlen stated that he has had preliminary discussions with Captain Johnson and that the area measured is directly east of the Justice Center for possible improvements.

The recommendation by the committee is for Corporation Counsel to draft a lease agreement to include the club constructing and maintaining the building, to donate it to the county, insurance requirements and protection for the County for possible future use of the property. This will be brought to the committee for action next month.

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

8:15AM Richard Mueller, Town of Fredonia Chairperson joined the meeting.

Highway

Action Item:

Review/Approve Sale of Hetzel Pit to Milwaukee Audubon Society: The Milwaukee Audubon Society has expressed an interest in acquiring the Hetzel Pit property. At the last meeting staff was directed to do a follow up to the offer and report back to the committee.

Mr. Karrels addressed the committee, providing estimated figures of the cost of selling the material and then selling the property after the material is extracted for approximately \$2700 per acre, would be a total of \$450,000.

Mr. Mueller addressed the committee stating that when the conditional use permit was applied for, the chairperson of this committee, Fred Kaul, stressed how important the resources were and felt it was important to conserve those resources. Mr. Mueller feels that at the very least it should go for public sale not to Milwaukee Audubon Society.

Mr. Rathke addressed the committee stating that sand and gravel reserves are in short supply. For the sand and gravel companies it is difficult to future plan. This was designated as a future parcel for sand and gravel on the Comprehensive Plan for Ozaukee County. He is concerned about another parcel of property taken out of existence for the option for mining sand and gravel. If the County chooses to sell the property, Hartmann Sand & Gravel is an interested party in purchasing this parcel as a source of material for the residents of the area including the farmers who utilize the sand for bedding cattle.

Supervisor Leider stated that with the increase in repairing roads due to the prevailing wage law, she doesn't want the property sold to a nonprofit organization and have it taken off the tax rolls. The towns need a tax base to survive. It was noted that the property has been off of the tax rolls for over 40 years. Ms. Leider is in agreement with selling it on the open market after the mining is completed as it isn't fair to Mr. Karrels as the County went through a lot of work to get permission to mine the gravel.

Supervisor Grosklaus is not in support of selling until the materials have been extracted and then put on the open market.

Mr. Dreblow explained that under the current conditional use permit, there are four years remaining of the five years to extract material. 100,000 yards of sand needs to be removed by Mr. Karrels before the County can extract the gravel which is estimated at one year's supply of material. Due to the state of the economy Mr. Karrels has extracted only 5,395 cubic yards of sand. Mr. Mueller stated that the conditional use permit could be extended given the economy. Mr. Dreblow further explained that another consideration is the final restoration plan which is very costly at an estimated cost of \$50,000 or more. Part of the permit requires that the tree planting is done now before the extraction starts.

County Board Chairperson Brooks stated that per the committee last month the direction was to pursue with the Audubon Society. Mr. Brooks, Mr. Meaux, Mr. Dreblow and Mr. Uselding met with Milwaukee Audubon Society (MAS). Mr. Brooks authorized Didier Appraisals to do an appraisal. This was not a full blown appraisal. The sale price determined was estimated at \$250-300,000 for the real estate. This did not include the material as that was not their expertise. Nobody has endorsed this sale. MAS has presented an offer of \$275,000.

Mr. Dreblow recommended pursuing the offer. Previously the committee had taken action that the property should remain in public use after the mining was completed. The Wisconsin Department of Natural Resources early on had offered \$175,000 but the decision was to proceed with mining. The up front soft costs for soil testing, professional services for developing, the restoration plan, etc. and the anticipated costs for landscaping would essentially use up the monies that would be received from Karrels Trucking for the sale of the sand. If there is interest in selling to retain as public use this is a good offer. The offer would require filling back the disturbed area, removing the black top pad and doing a level 1 environmental assessment.

Supervisor Kletti is concerned about where the County would be able to obtain gravel. That has been a continuing issue. Chairperson Uselding stated that the one year of gravel seemed very important to the County operations at the time that this was all discussed. Mr. Dreblow commented that originally he had suggested selling the property and didn't feel it was worth the effort to extract given the amount of work required to obtain permits and restore the land after. The decision of the committee was to pursue the mining efforts.

Mr. Dreblow stated that if the committee chooses not to accept the MAS offer, it will most likely go away as the MAS wants to preserve the sand hills and wanted the mining stopped immediately. Discussion on whether or not to put on the market.

Mr. Brooks clarified to all present that this motion can always be changed at anytime by this committee or the County Board. The motion is not binding. Further discussion.

Supervisor Leider's intent is to reject the offer and reaffirm the previous commitment for sand removal under the terms of the conditional use permit and put on the open market after completed. Supervisor Grosklaus further stated that this is not fair to Mr. Karrels, who waited four years to extract the sand. Mr. Brooks stated that if the committee reaffirms the original plan then the mining would be done and it would be sold for public use as that was the original intent.

Mr. Brooks reviewed the process that could occur if the county wanted to consider potential sale. There is no commitment but would provide options to possible sale.

Motion made by Supervisor Leider, seconded by Supervisor Grosklaus to reject the offer from the Milwaukee Audubon Society. All members present voting aye. Motion carried. (5-0)

Discussion continued. Mr. Brooks stated that the committee needs to direct staff as Mr. Dreblow was following the direction of the committee to retain the property for public use.

The intent of the committee is to sell on the open market and not for public use.

Motion made by Supervisor Marchese, seconded by Supervisor Grosklaus to direct staff to have as the ultimate goal, after the conditional use permit requirements have been met, to sell the property on the open market. All members present voting aye. Motion carried. (5-0)

Chairperson Uselding reverted back to the order of the agenda.

Review/Approve Facilities Study for Justice Center: Mr. Fredericksen stated that the impetus for the study started with the chillers that are currently serving the original portion of the Justice Center. Repair costs are increasing and staff determined they were in need of replacement. This wanted to be done in a way to maximize energy savings. Fredericksen Engineering, Inc. was hired to do an energy study to look at the chillers, the boiler plant, the domestic hot water heating plant, and the lighting in the facility, looking for potential energy upgrades that would pay for themselves in the short term. The study was partially funded by Focus on Energy grant.

The report investigates a number of options for the chiller replacement. The most cost effective option is to install new high efficiency chillers with dedicated heat recovery. The cost would be approximately \$655,000 with a net savings of \$118,000 per year for 5 years.

The report finds that continuation of the current practice of heating domestic hot water from the central boiler plant remains the best option. The recommendation is to install a new heat exchanger and storage tank in the existing boiler room at a cost of approximately \$80,000. Solar was looked at but the cost relative to the energy savings remains high, therefore it was not recommended.

The report recommends for the lighting, the installation of new T8 electronic ballasted fluorescent fixtures. The cost is approximately \$87,000 with a savings of \$10,000 per year over an 8-9 year payback.

Currently the county spends in excess of \$400,000 per year in electric and gas utility costs. Implementation of all of the recommendations from the report, the potential annual savings is approximately \$128,000. The total cost of recommended options is \$822,000 which does not include professional design fees, construction management fees or contingencies estimated at \$152,000.

Mr. Fredericksen commented that there is Focus on Energy grant potential of just over \$100,000. However, there is no guarantee on full funding. It is dependent upon availability of funds in the program. The next step is to go to Focus on Energy and they would give an indication of what support they may give.

Mr. Meaux explained that the funding is the \$1M that was authorized by the County Board for both facilities and receipt of a \$211,000 grant. The grant requires spending to start by July 30. The intent was for both facilities but as it was looked at more closely it was determined to prioritize the Justice Center given the 24/7 operation and the payback. The chillers in the Administration Center will need to be addressed in the 2011 budget.

Mr. Dreblow's recommendation is to proceed with the improvements as recommended in the report and move forward as quickly as possible. At least \$200,000 of the work needs to be out for bids as soon as possible so that a contract can be entered into and work started by the end of July.

Motion made by Supervisor Marchese, seconded by Supervisor Kletti to approve the technical recommendations as contained in the Facilities Study for Ozaukee County Justice Building dated May, 2010 and direct the Public Works Director to negotiate a contract with Fredericksen Engineering, Inc. in an amount not to exceed \$822,000 plus an amount not to exceed 6% for design services and option to award 2.5% for Construction Management Services. All members present voting aye. Motion carried. (5-0)

Review/Approve Use of Facilities by Emergency Management and Red Cross: Mr. Owen has been working with the Public Works Department and Human Services to identify county facilities to be used in the case of an emergency, to shelter individuals with special needs. The County has a legal obligation to the citizens with special needs therefore; the county buildings were identified first.

The facilities may include but not limited to the facilities listed in the proposed Memorandum of Understanding (MOU). Mr. Dreblow stated that there are two agreements, one with the American Red Cross and one with Emergency Management. The Red Cross has toured the shelter sights and they have all been approved.

Supervisor Marchese questioned the proposed Curling Club building being listed before it is built. Mr. Haupt explained that it was listed because it was on the table and wanted the agreement to have examples of what buildings may be used. The smallest building would always be the first option. This population is very limited and it would have to be a significant disaster to use a large building. These are individuals that may need one on one assistance and have no friends, neighbors or relatives to assist them. Evacuations for the general public would be at pre-identified locations such as Concordia and the schools.

Ms. Schneck explained that once an agreement is signed the Red Cross will come in and do a facility survey at every location. The standard is 40-60 square feet per person in a shelter.

Mr. Haupt stated that every school district and high school has MOU's with the Red Cross. They are trying to maximize the number of places that would be needed in the case of an emergency and that needs to be done ahead of time.

Corporation Counsel has reviewed the MOU and had no comments or revisions.

Motion made by Supervisor Marchese, seconded by Supervisor Leider to approve the MOU's with the American Red Cross and Emergency Management. All members present voting aye. Motion carried. (5-0)

Discussion Item:

Report from Construction Manager Regarding Status of Lasata Crossings Project: Mr. Raskin reviewed the project status report for April. The contractors will be receiving all punch lists next week. The Highway Department started with paving work. All asphalt work will be done in a couple of weeks.

Information on the job progress schedule, budget, contingency log and change order log was included. The tracking is right on with the milestone schedule for target date of June 1.

The overall budget is doing well. The percentage complete on the contracts is 88% and 23% of the contingency has been used through March. Current budget is at \$9,664,000 including the contingency.

Supervisor Geracie stated that the common areas will be furnished as soon as it is turned over for the VIP open house on June 16 with the public open house on June 19.

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

Mr. Dreblow stated that he wanted to compliment Mr. Hicks on work that he and his staff did on restoring the floor in the hallway and remodeling of the adjacent office near the County Board room.

Chairperson Uselding requested to move ahead in the agenda. There were no objections.

10:15AM Transit Superintendent Wittek joined the meeting.

Transit Services:

Action Items:

Review/Approve Sale of Used Taxi Van to Lasata: Supervisor Geracie explained that Lasata Campus is in need of an ADA equipped vehicle for transporting residents on short shopping and field trips in the local area. Transit Superintendent Wittek has a vehicle from the Shared Ride Taxi Program that is ready to go to auction. It is a 2006 Ford Starcraft Mini-Bus with 195,000 miles on it. Another van may be available in the fall.

Mr. Dreblow stated that this would be a good intergovernmental cooperative effort. Vehicles could be rotated through Lasata. The estimated mileage that would be put on the vehicle is 5-7,000 per year. At auction two similar vehicles sold for \$1,232 and \$528. The "Blue Book" value is \$3,500. A suggested price for this vehicle is \$1,500.

Activity staff and volunteer coordinators will be able to drive as it is under the limit of the amount of passengers needed to require a Commercial Driver's License.

Motion made by Supervisor Kletti, seconded by Supervisor Marchese to approve the sale of a Transit van to Lasata for \$1,500. All member present voting aye. Motion carried. (5-0)

Chairperson Uselding reverted back to the order of the agenda.

Planning & Parks:

Discussion Item:

Update on the Milwaukee River Fish Passage Program – Construction Process: A public informational meeting was held on May 19 in the Village of Grafton. The discussion at the meeting was to recommend an alternative to the Village Board on the fishway design at the Bridge Street Dam.

Mr. Struck explained that one major criteria is for the entrance to the fishway to be as close to the dam face as possible. The one alternative for the west shore and the two alternatives for the east shore were presented to the Village.

The preferred and recommended alternative to the Village Board was one of the east shore options. It is similar in design to the west shore option, but with easier construction, better fishway design (lower slope) and better construction access. The east shore alternative was recommended by the Village Public Works Committee to the Village Board. There was not a specific option chosen as this is conceptual and the alternative may be a hybrid of both east shore options; however, the east shore location was recommended. The Village Board will give final approval on June 7. The estimated timeline would be for preliminary design to occur in June, final design in July and out for bids in August depending upon permitting. Discussion.

Advertisement for bids went out for phase two of the Mequon-Thiensville Dam Fish Passage Project. A Mandatory Pre-Bid meeting will be held on June 1 with bid opening on June 9.

The estimated timeline for the Lime Kiln Dam removal was reviewed. Under the best case scenario, construction would start in August. Additional permit information has been requested of the Village / County by the Army Corps of Engineers for the Lime Kiln Dam removal. A report is currently being prepared to respond to this request.

Management/Financial/Informational Reports: Mr. Brooks stated that he has had requests from citizens to look at trail passes for the Interurban Trail. There are a couple of challenges that would have to be looked at though. Those challenges being the rules regarding the use of federal funding, the fact that every municipality maintains their section of the trail, and technically the property is owned by We Energies and leased by the County. Mr. Struck will review and report back to the committee.

Mr. Lesar reported that through April the courses were \$61,000 ahead in revenue compared to last year. The leagues have signed up and begun play. The courses continue to sign more outings, but may have to cut back on “shotgun” outings. They tend to generate a lot of complaints from the regular golfer because these types of outings tend to shut out a lot of other golfers that would otherwise play. Mr. Lesar stated that he continues to work at bringing in more revenue, but he must be careful not to alienate the regular golfers.

The irrigation system is completed at Mee-Kwon Park Golf Course and the contractual work came in \$20,000 under budget and six weeks ahead of schedule. A lot of this has to do with the great job that the course staff is doing there.

The seasonal staffing is all set and they continue to work on improving the courses.

Mr. Brooks questioned having an active military personnel discount. Discussion. Supervisor Marchese would like this brought back at the next meeting for discussion.

Transit Services (cont.)

Management/Financial/Informational Reports: Mr. Wittek reported that ridership for the month of March on the Express Bus was the highest March in 13 years. Good publicity was given in the News Graphic along with the article on buses connecting to the MATC campus. Discussion.

The reports were reviewed. Discussion on cancellations.

Highways:

Action Items:

Review/Approve Proposed Bylaw Changes for Wisconsin Counties Highway Association (WCHA): Mr. Dreblow explained that currently under the bylaws there are two groups of representatives, commission members and committee members, one of each from each of the eight districts. This creates the Board of Directors of which there are the progressive offices of Chair, Vice-Chair and Past Chair. Currently this is a six year commitment and in the new by-laws it will be a three year commitment. This will be voted on at the summer conference.

Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to support the proposed bylaw changes and cast the vote accordingly at the WCHA Summer Conference. All members present voting aye. Motion carried. (5-0)

Review/Approve Pricing for Hot Mix and Gravel for 2010: Mr. Dreblow stated that two bids were received for oil. Meigs was the low bid along with the flexibility pricing alternative that they offer.

Mr. Dreblow reported that with the upgrade at the hot mix plant, larger propane tanks were installed which allowed for the purchase of propane at a significantly lower cost. This will allow the County to reduce the price for hot mix by \$2.00 per ton. The proposed price for 2010 is \$43 per ton compared to \$45 in 2009. This will benefit the municipalities who purchase from the County.

Gravel production has also been reduced by \$.25 per ton. The proposed price for 2010 is \$5.25 per ton compared to \$5.50 per ton in 2009.

Motion made by Supervisor Kletti, seconded by Supervisor Leider to approve the hot mix pricing at \$43/ton and gravel pricing at \$5.25/ton for 2010. All members present voting aye. Motion carried. (5-0)

Discussion Item:

City of Mequon Proposed Reconstruction of Pioneer Road: Mr. Check stated that the City of Mequon, with help from the County, applied for State Municipal Improvement Program (MSIP) Discretionary Funding and was awarded the funding with a 50% match.

Mequon is the lead agency and will be sending out the Request for Proposals (RFP) for design services. Design is expected to be completed in 2010 with construction in 2011. Per the funding the project is required to be bid out.

This project is the area of Pioneer Road from Wausaukee Road to Davis Road. Whether there is a jurisdictional transfer or not the City is bound by the application to build it to specific standards that happen to be the same as the County.

Mr. Dreblow reviewed the jurisdictional issues of that area between the County and the City. In the Southeastern Wisconsin Regional Planning Commission (SEWRPC) Jurisdictional Plan has recommended that Pioneer Road come under one jurisdiction and recommends the County's jurisdiction as the appropriate agency. Mr. Dreblow's intent is to work with the City of Mequon to get the road built to a standard that is a like new condition and have the County take the jurisdiction.

The committee is interested in pursuing a jurisdictional transfer. At some point a Memorandum of Understanding will be created.

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

Next Meeting Date: Thursday, June 17, 2010 – 8:00 AM

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

Meeting adjourned at 11:44AM

Julianne B. Winkelhorst, County Clerk