

MEMORANDUM

DATE: August 11, 1992

TO: Michael G. Herring, City Administrator

FROM: William C. Hawn, Director of Public Works/City Engineer *WCH*

RE: Minutes - Meeting (8/4/92) Public Works/Parks Committee

A meeting of the Public Works/Parks Committee was held on August 4, 1992. Those in attendance included Councilmember Dick Hrabko, Chairperson, (Ward IV), Councilmember Alan Politte (Ward III), Councilmember Nancy Greenwood (Ward I), Councilmember Ed Levinson (Ward II), City Administrator Michael G. Herring, Director of Public Works/City Engineer William C. Hawn and Assistant City Engineer Michael O. Geisel.

The following is a listing of those items discussed by the Committee at this meeting:

1. Councilmember Politte introduced Linda Hosack, the new Recreational Activities Coordinator, to the Committee. Ms. Hosack was welcomed by the Committee and commended on her previous work and experience. Councilmember Hrabko stated that the Committee is looking forward to working with her on upcoming projects.

2. City Administrator Herring opened the discussion on the Buckingham Storm Sewer project. Mr. Herring stated that the project was initially brought to the City's attention in the fall of 1991 with a letter to the Ward III Councilmembers. The City inspected the situation and determined that the storm sewer line that runs between Mr. Bergoudian's and his neighbors property was inadequate. The issue was submitted to the City Attorney, who advised the City that we had an obligation to fix the problem. The Public Works/Parks Committee concurred with his recommendation and recommended to the full Council that the City proceed with the design and contract for the necessary repairs. Funds were transferred from the Contingency fund to cover the estimated expense. This was approved by the Council in February, 1992. Since then, bid specs have been compiled, let and bids received. Mr. Herring advised that the City needs to move forward with this project due to our legal exposure. The original project estimate was \$20,000.00. The bid came in \$4,500.00 above this amount. Councilmember Politte made a motion to Recommend transfer of an additional \$4,500.00 to cover the bid cost. Councilmember Levinson seconded the motion, which passed unanimously.

3. Director of Public Works Hawn updated the Committee on the Street Study by Havens & Emerson. Mr. Hawn stated that there were two representatives from Havens & Emerson at the last meeting to discuss the Street Study and asked the Committee if there were any questions or comments. Councilmember Hrabko stated that he had read the report and did not have any comments. Mr. Hawn stated that Mr. Herring and himself had reviewed the data in detail and requested that Havens & Emerson provide information with regard to projected future costs, in terms of actual dollars allowing for inflation. Mr. Herring stated that the Finance & Administration Committee suggested the possibility of taking the amount of money that is being spent annually on capital improvements and leveraging same for the financing of a bond issue. If so, the work could all be completed within 3-5 years and be paid off with bond payments for 20 years. Councilmember Levinson noted his areas of concerns to the Committee. One being the system of which slabs are determined to be replaced and how they are scheduled. Mr. Levinson preferred to concentrate on replacing those slabs rated 3 or 4. Director of Public Works Hawn explained the department's procedure in further detail as to how the slabs are determined to be replaced and when they should be replaced. The objective is not to attempt to take care of the worst slabs first. These projects are scheduled using the project priority ranking. The City's street department repairs smaller areas concentrating on the most severely distressed slabs. Mr. Levinson's second concern was that the report did not identify lack of backfill behind the curb. He feels this is a serious problem. Director of Public Works Hawn assured the Committee that the Public Works Department is aware of this problem and is addressing same through the work order system. Councilmember Politte made a motion to accept the Havens & Emerson Report. Councilmember Greenwood seconded the motion which passed unanimously.

4. Councilmember Levinson informed the Committee that the City's request to the St. Louis County Office of Community Development for construction of a sidewalk at 15150 Highcroft was turned down. Councilmember Politte was concerned that Councilmember Levinson had received the response letter. Discussion followed and all agreed that these communications are to be directed through City Staff. St. Louis County inappropriately sent this letter to Councilmember Levinson.

5. Director of Public Works Hawn addressed the construction of sidewalks near schools. Three locations are scheduled for sidewalk construction, per this Committee's direction: River Bend, Highcroft and Ladue. Mr. Hawn has spoken with Miles Midgely of St. Louis County to see if they will construct a sidewalk at the Ladue location. Mr. Hawn is awaiting a response from St. Louis County. Mr. Geisel is in the process of checking on the other locations, River Bend and Highcroft. Mr. Geisel stated that the location at River Bend does not seem to be a problem and he will be meeting with the property owners, Mr. Holt & Mr. Kelley, this week. The location at Highcroft is not going as well. A

PUBLIC WORKS/PARKS COMMITTEE MEETING Cont'd
Page Three

meeting has been scheduled to talk with the property owner on August 11. The utility pole cannot be relocated until the location of the walk is finalized. Union Electric has indicated they will require 3 weeks to relocate the pole. The Committee accepted this as information.

6. Director of Public Works Hawn updated the Committee on the Green Trails South sidewalk project. The bid specifications are complete and the project will be going out to bid. This project will be funded by a check from St. Louis County, in the amount of \$4,819.00, which came from attached escrow funds.

7. Director of Public Works Hawn updated the Committee on the proposed City limit signs. Mr. Hawn has photographed city limit entrance signs of surrounding communities and is asking for additional direction from the Committee. Councilmember Greenwood made a motion to send this issue to the Highway Beautification Committee, with the stipulation that the City's population be posted on the signs. Councilmember Politte seconded the motion which passed unanimously.

8. Assistant City Engineer Geisel updated the Committee on the Capital Street Projects. In Wards 1-4, slab construction is complete. The placement of sod is being deferred until September and a letter has been sent to the residents. Slab replacement in the annexed area is also complete, with the exception of sod placement. Driveways in the annexed area should be replaced, starting the 5th of August. The Chip & Seal Project on Hog Hollow and River Valley is out to bid. This will be on the agenda for the August 17th Council meeting. The Slurry Seal Project in the annexed area will be advertised in two weeks and will be on the September agenda.

9. Public Works Director Hawn provided the Committee members with the Public Works Department work schedules, as information. There was no discussion.

10. City Administrator Herring opened the discussion on the Wilson Road grant application. Mr. Hawn filed the application with the East-West Gateway Coordinating Council and Mr. Herring informed St. Louis County and St. Louis Municipal League that the City has submitted this application. Both entities need to endorse the application. Mr. Herring informed the Committee that the City's total share of the cost is \$222,000.00 for over \$1,000,000.00 worth of work. Councilmember Politte made a motion to sign the form that needs to be sent stating that the City intends to provide its share of the costs, if our application is approved. Councilmember Hrabko seconded the motion which passed unanimously. Mr. Herring noted that this item would typically go to the full Council for review/approval. However, the deadline for submission of this form is August 14. The Committee authorized Chairperson Hrabko to contact at least one other Councilmember to seek approval. If so, Mr. Herring will be authorized to submit this form in advance.

11. Director of Public Works Hawn updated the Committee on the Spirit Airport easement acquisition. Booker & Associates is in the process of preparing the easement plat documents. When these are in the City's possession, the owners of two parcels will be contacted in an attempt to acquire the easements, at no cost to the City. Councilmember Hrabko stated that he anticipated problems with the owner of the Corrigan tract, but not with Holthaus. Mr. Ed Holthaus has offered to donate the 12" pump and share in the cost of the move.

12. City Administrator Herring opened the discussion on the subject of sprinkler systems in the City's right-of-way. City Attorney Doug Beach responded to Mr. Herring's letter stating that a permit and hold harmless agreement should be required to install sprinkler systems in the City's right-of-way. Mr. Beach's recommendation was to amend Ordinance #335, removing the requirements for a design plan, bond and insurance, while still requiring a hold harmless agreement and special use permit. Councilmember Politte made a motion to endorse this recommendation and send it to the full Council. Councilmember Greenwood seconded the motion which passed 3-1, with Councilmember Levinson opposing.

13. Assistant City Engineer Geisel updated the Committee on the City's policy concerning early escrow release for private streets. Mr. Geisel is proposing that the current policy be retained and exceptions be granted on a case-by-case basis by this Committee. Mr. Geisel commented that the City has responsibility for public streets, but also, he feels, to residents who are going to be assuming the financial responsibility for the repair of private streets. Councilmember Hrabko pointed out that the City has no legal responsibility, which raises the question of why the City should hold any escrow for these subdivisions. Mr. Geisel stated that if a developer subdivides property, he is required to install the improvements, or guarantee the improvements by an escrow prior to recording a subdivision plat. Councilmember Politte made a motion to accept Staff's recommendation for this policy. Councilmember Greenwood seconded the motion and it passed unanimously.

14. Assistant City Engineer Geisel updated the Committee on the Green Trails Estates storm sewer study. The study initially was requested by Mr. Shel Surhoff, a resident at 394 Branchport. There is a storm sewer located on the benched area between two 6' high railroad tie retaining walls. City crews have been out at least twice to make repairs to the storm sewer. Mr. Surhoff requested that the City look into the problem. The City inspected this area and reported that there is a problem with the retaining wall, not the storm sewer. The storm sewer is perfectly functional. The resident was informed that the tiwall is his responsibility and the storm sewer is the City's responsibility. Councilmember Greenwood informed the Committee that she had gone to the Greentrails subdivision meeting and they understand that the problems are their responsibility. The subdivision is working at a solution to this problem. This report was received and filed by the Committee.

15. Assistant City Engineer Geisel updated the Committee on the report comparing asphalt overlays to concrete slab replacement. Concrete slab replacement is more cost efficient, but there are other factors to consider. Thin asphalt overlays merely cover the problem and defer maintenance. Mr. Geisel suggested that overlays are an available maintenance strategy, but urged the Committee not to use them instead of slab replacement. Overlays should be funded in addition to the on-going commitment for slab replacements. Councilmember Hrabko commended Mr. Geisel for the report, and suggested overlays for the lightly traveled streets and cul-de-sacs. The Committee directed staff to consider possible applications for overlays in next year's budget request. Councilmember Politte made a motion to receive and file this report. Councilmember Levinson seconded the motion, which passed unanimously. The Committee further discussed the possible use of a bond issue to complete citywide street upgrades/repairs over the next 3-5 years. The Committee is supportive of this possible action.

16. Councilmember Levinson updated the Committee on the Public Works Citizens Advisory Group (PWCAB). One of subjects discussed at the last meeting was stormwater. A system is being put together as to how to compile and evaluate stormwater problems. Another subject discussed was pavement thickness. The Committee has agreed to look at the engineering criteria on this subject. Councilmember Hrabko mentioned the letter from Stan Dolecki, regarding meeting minutes preparation for the PWCAG. Councilmember Greenwood indicated that she expects the F & A Committee to re-open discussion on the responsibility for meeting minutes at meetings of Citizen Committees. The letter was received and filed.

17. City Administrator Herring opened the discussion on the proposed stoplight at Chesterfield Parkway and Justus Post. This was referred from Council to this Committee. Councilmember Politte made a motion to direct Mr. Herring to contact St. Louis County and request that they do an assessment with regard to the need for a stop light at that location. Councilmember Levinson seconded the motion and it passed unanimously.

18. City Administrator Herring opened the next discussion on the composting proposal from the Chesterfield Citizens Committee for the Environment. They are recommending that Council consider adopting an ordinance with regard to regulating composting sights. Mr. Herring and Mr. Hawn both commented that they had not yet received any calls or complaints with regard to this issue. Councilmember Levinson made a motion to table this recommendation until a need arises to address this issue. Councilmember Politte seconded the motion which passed unanimously.

19. Public Works Director Hawn opened the discussion on the request from Mr. Shanfeld, a trustee of River Bend Subdivision, that the City take over maintenance on the cul-de-sac islands and gas street lights. Councilmember Greenwood stated that Mr. Shanfeld was no longer a trustee

of this subdivision and this correspondence was not made on behalf of the other trustees. The Committee agreed to receive and file this request and took no further action.

20. City Administrator Herring opened the discussion concerning maintenance escrows. There were questions raised at the Planning & Zoning meeting as to the status of the HBA letter to Mr. Herring, dated June 24th. Mr. Herring indicated that he had forwarded the letter to City Attorney Beach for review and response. Mr. Beach returned an opinion which stated that if the City wanted to do this, we have the authority to do so. The request for maintenance escrow stems from problems in subdivisions that developers fail to take care of during construction. If this escrow is set up and the developer fails to take care of problems the City has the ability to take the necessary action and charge all costs incurred against this escrow. Councilmember Levinson requested that this be tabled until City Attorney Beach speaks with the HBA attorney, Shu Simon. Councilmember Greenwood made a motion to direct the City Attorney to talk to Ms. Simon, and unless he is convinced by her argument he should prepare an ordinance for submission to Council by the next meeting. Councilmember Politte seconded the motion and it passed 3-0-1, with Councilmember Levinson abstaining.

It was noted that, should this ordinance be adopted, attaching escrow for this purpose would only be done if first recommended by Staff and approved by this Committee

21. Public Works Director Hawn updated the Committee on the new MSD Standard Construction Specifications. These went into effect July 1, 1992. These standards are referred to as the "Black Book", and will supersede the 1986 "Green Book". There are three significant changes: the first deals with payline quantities; the second deals with details of pre-cast structures; and, the third, which requires storm sewer pipe to be gasketed. Mr. Hawn stated that in 1990, the Public Works/Parks Committee approved some additional standards, over and above those of MSD and St. Louis County. Those will remain in effect. MSD will only approve designs that conform to their design criteria, and they will only accept for dedication and future maintenance those systems that meet their criteria. Councilmember Levinson made a motion to have an ordinance prepared to adopt these revised MSD criteria. He suggested that this ordinance not specify an issue date, but that it simply indicate that the "latest revisions were adopted". Councilmember Politte seconded the motion which passed unanimously.

22. Councilmember Hrabko announced that the next meeting of this Committee will be Wednesday, September 9th, at 7:30 A.M.

23. Councilmember Levinson made a motion to have City crews clear the creek blockages in Royalwood Subdivision and a previously identified blockage in Ward II. The motion died due to lack of a second. Chairperson Hrabko reminded Councilmember Levinson that this issue was to be studied/analyzed by Staff later this fall/winter. The Committee will further discuss it at that time.

24. There being no further business to discuss, the meeting was adjourned.