

**PUBLIC WORKS COMMITTEE
MINUTES
MARCH 19, 2012**

Chairman Peterson called the regular meeting of the Public Works Committee to order at 5:30 P.M. Present were: Trisha Nelson, Cory Magnus (arrived a 5:34), John Peterson, Atty. Cox, Mayor Adams, Lisa Wolf, CES; and Gordy Nygren. Also present: Scott Wallace, Scott Fridly, Dave Sockness, Jordan Towne, and Mrs. and Mrs. Bill Watson.

Motion by Mrs. Nelson, second by Mr. Peterson to waive the reading of and approve the minutes of March 5, 2012, as presented. All ayes. Motion carried 2-0.

PUBLIC COMMENT

1. Bill Watson-Summit Streets. Mr. Watson approached the committee in regard to the Village taking over the streets in the Summit. Mayor Adams stated that he would appoint someone from the Public Works Committee and someone from Administration Committee, Gordy Nygren, and possibly a citizen who does not live in the Summit. Mr. Watson, someone else from their association, and their head of grounds maintenance will represent the condo association. They will sit down and talk with the Mayor and put all the issues on the table and report back to this committee.
2. Jordan Towne-123 Eaglewood Pl. Mr. Towne reported that Eaglewood Place is falling apart and wondered what could be done with their street. Mr. Peterson stated that Eaglewood Place is on the list of streets proposed for repair this year. Mr. Peterson stated that Eaglewood would absolutely be looked at and the committee should have a decision on streets to be repaired in two weeks.
3. Scott Wallace-734 E. Warren. Mr. Wallace asked on what grounds would you consider taking on the streets in the Summit. Would that mean that every condo association is going to have their blacktop maintained and their snow plowed by the Village. He questioned whether he can submit his commercial property to be maintained by the Village. He stated he was involved when that development was approved. He feels the Village would open a huge can of worms if you allow one association to have their roads maintained by the Village.
4. Scott Fridly. Mr. Fridly stated that each condo owner signed a contract that their responsibility is the roads and that is the condo association's private property. They do not have to allow people to drive on it, they can have a gated community, and they can post it for no trespassing, private road. They choose not to. They now, as a lack of personal responsibility, come to the Village and ask us as citizens to take over their property once it needs maintenance. They will tell you that they pay taxes and don't get any benefit for it. Their benefits of roads and streets starts at their property line same as mine. Their private roads are part of their property and that is why they need to maintain them. The numbers for costs to take over the streets was presented to the condo association in 2008 and they decided not to proceed.
5. Parking Lot-Hawick St. Another business is moving into the commercial area on Hawick St. and it was noted as that develops we are going to have to provide more parking. Originally this property was going to house a building furthest west with parking between that and the main building. In today's economy, the building is not probable. They are in a position to

building a parking lot there. He stated that the Village can get involved with that parking lot either by leasing it, owning it or sharing ownership. They are open to whatever the Village would like to do. The cost is between \$210,000 and \$215,000 which includes the lot, sidewalks, and lighting which includes the cost of the land. The land is valued at \$68,000 lowered from \$85,000. They suggested a sign with a message board for some time for their tenants and the Village could use the rest of the time on the message board. ADA compliance will present some challenges and affect the price.

Mr. Sockness presented a drawing of the lot. There is already a curb cut on Blackhawk Blvd. And there will have to be an expanded curb cut on Hawick St. There is a trash enclosure inside a retaining wall. There is a significant grade change from the Village lot to this lot. The manhole that was planned behind the Village hall lot would not be necessary if the Village Hall lot is reconstructed and the water is moved to the east. There would be concrete curb and gutter all around. One concern is the accessibility from Blackhawk and the reconstruction of Blackhawk by the State. Mayor Adams stated that the State is going to mill and resurface the area from the river to the railroad tracks this summer with complete reconstruction in two years. You have to walk in the street to get from the Rockton Inn to this parking lot. There is a sidewalk between the Rockton Inn and the Village Hall. The traffic could come down this way. We did not show any concrete stairs here but the grades would not allow it to be ADA compliant. They will have to see how they can obtain ADA compliance there if they cannot obtain it along Blackhawk. Mr. Peterson questioned whether the spaces along their existing building would be reserved during business hours for the businesses along Hawick St. They would like to have some reserved during business hours, but at night that lot does fill up. Mr. Peterson questioned that the Blackhawk access should be an exit only because of the traffic jam it could cause on Main St. They stated that the handicapped access would be on Blackhawk for that short distance to the parking lot unless they change the grade and put the handicapped access between the two parking lots. If the Village is not involved in the construction, the ADA compliance could be on Blackhawk and steps could be placed behind the Village Hall parking lot. The lot will have 36 spaces with 2-5 handicapped spaces since there are already two handicapped spaces on Hawick. They also offered to redo the village parking lot at the same time. This will be discussed and the committee will get back to them.

ENGINEER'S REPORT

1. Well #7. Layne Christensen has reinstalled the pumping equipment and completed the required testing which showed that the well is producing almost exactly what it produced after being drilled in 1992. The well will go back into service Wednesday.
2. New Well #10. Ms. Wolf stated that they have completed the design and specifications for the first phase of Well #10 which is to drill and develop the well. We have completed the EPA Permit package and after signing by the Village, we should hopefully have a permit in 60-90 days. She stated that they have been working with the architect on the footprint for the new well house. She had two sets of specifications, one for just the well house for \$162,000 and one for the well house, garage and bathroom for \$287,000. Pumps, electrical, treatment equipment, and HVAC will cost an additional \$80-90,000. This well house will be

the same as Well House #8. The building is staked out now. The construction costs are \$190 per square foot.

3. Athletic Field Improvements. N-TRAK is planning to begin construction the week of April 2 to bring sewer and water under the tracks and into the park. We would anticipate 3-4 weeks to have all piping in place and tested. She noted that the contractor can submit a pay request once a month. The county money will be available in April.
4. 2012 Street Maintenance. Ms. Wolf presented a list of streets to consider for overlay for 2012. The committee will prioritize this list at the next meeting.
5. Village Hall Parking Lot. Ms. Wolf stated that the blacktop and base material needs to be removed and re-grade that area to drain correctly at a cost of \$59,000.

MAYOR ADAMS

1. Sanitary District Contract with Water Management. Mayor Adams stated that the contract requires the Village to pay a 3% increase every year. At the time that was put together, we were adding 200 houses every year with money coming into the sanitary district. We now have no hook-up fees, our systems are getting older and we are putting more money into the plant, and he now feels we need to renegotiate that contract which doesn't expire until 2017. Atty. Cox stated that this is a contract that is voidable by state law since it is a contract that is longer than is allowed by law. This was done in Pecatonica last fall with the same company through litigation. One of the things we would definitely negotiate is that 3%. Mayor Adams stated that he would rather renegotiate and keep the company than go out for bid again. Since they lost in litigation to Pecatonica, the chances of them litigating it again are slim. The contract is up to \$137,000 now. This will be discussed further at the next meeting.
2. RoRo. Mayor Adams stated that two couples asked to have a Pickle Ball court which is 22x40 like a small tennis court. They use paddles and a whiffle ball. Several older people asked what we could do at Rockton Athletic Fields for Seniors.
3. Picnic Tables at Settlers Park. Mayor Adams stated that requests were also made for picnic tables at Settlers Park. Mrs. Nelson stated that she had found some picnic tables that would match the benches in the park. This will be discussed further in two weeks.

STREETS & WALKS-MR. MAGNUS

1. Horse Drawn Carriage Ordinance. This is a revamp of an old ordinance with the first reading at the board meeting tonight.

Mr. Magnus commented that he felt we should do more complete reconstruction street projects rather than overlays that only last a few years. He feels we should finish some of the downtown projects and quit band-aiding them. Mr. Peterson likes fixing as many as we can now. Mayor Adams stated we could do everything on the list with MFT and General Fund. We could do all these streets or do two blocks. There is no reconstruction planned this year.

BUILDINGS & PARKS-MRS. NELSON

1. YMCA Contract. The numbers are the same as last year. Mr. Magnus noted that the YMCA can, under Item E, allow the YMCA members to use the pool for free. We are paying them

to allow their members to come in free. We are losing money. This will be laid over to the next meeting for further discussion with YMCA representatives.

WATER, SEWER & GARBAGE-MR. PETERSON

1. Swimming Pool Bid Award. There was one bid for the Swimming Pool project from Stenstrom for \$83,650 within \$600 of the estimate. This will be awarded at the Board Meeting tonight.
2. Welder Purchase. Mr. Nygren stated that the welder was a budgeted item for \$3,000. The cost for the new welder was \$2,045, which will be approved tonight.
3. Rehire Summer Employees. The rehire of summer employees, the same employees as last year, will be approved at the board meeting for mowers and Hut staff, a total of 5 people.
4. Emergency Truck Repair. The 2004 truck repair included removal and installation of injectors and glow plugs. Mr. Nygren commented that he has in five years had that truck back to Ford 3 times because the turbos went out of it. The truck only has 22,000 miles on it.
5. Berm Area by Farm & Fleet. Mr. Peterson questioned whether the Village should go out to bid for all of the projects including mowing, weeding and berm maintenance. A proposal was received from S&H for trees and mulch and maintenance of the berm by Farm and Fleet. Lookin Good Turf has agreed to mowing the athletic fields at the same cost as last year with additional reimbursement for weeding and maintaining the beds at Settlers Park and the triangles. After discussion, it was decided to allow S&H to go ahead with the berm at Farm and Fleet and let Lookin Good Turf handle the mowing and other bed maintenance. This is the only thing that Farm and Fleet asked us to do. It was decided to go with this plan for this year because of the early growth and the delay that bidding the whole project would cause. Next year, we will start earlier to bid these projects. This will be on the agenda in two weeks.

Mr. Peterson stated that a letter was received regarding the washing of the mulch from the berm by Farm and Fleet onto the dead end street. The committee members will check this out and bring a solution to the next meeting.

Hearing no further business, motion by Mr. Magnus, second by Mrs. Nelson to adjourn at 6:30 P.M.

Respectfully submitted,

Judy Rossi
Recording Secretary