

PUBLIC WORKS COMMITTEE

11:00 a.m., Monday, July 17, 2017

The regular meeting of the Public Works Committee was held at 11:00 a.m., Monday, July 17, 2017 in the City Hall Conference Room, 1207 Palm Boulevard, Isle of Palms, South Carolina. Attending the meeting were Councilmembers Kinghorn and Ward, Cahir Ferencz, Administrator Tucker, Assistant Administrator Fragoso, Public Works Director Pitts and Clerk Copeland; a quorum was present to conduct business.

1. Chair Ferencz called the meeting to order and acknowledged that the press and public were duly notified of the meeting in accordance with the Freedom of Information Act.

2. Approval of Previous Meeting's Minutes

MOTION: Councilmember Ward moved to approve the minutes of the regular meeting of June 9, 2017 as submitted; Councilmember Ward seconded and the motion PASSED UNANIMOUSLY.

3. **Citizens' Comments** – None

4. Departmental Reports for June 2017 – Director Pitts

The focus for the month of June was clearing the beach of debris; Eadies completed the year's maintenance plan with ditch restructuring on June 30, 2017. The collections of yard debris were down slightly from June 2016 due to the department being short a truck for a couple of days, and household garbage was down a small amount from June 2016. The Director stated that debris collection was behind and that he planned to run a shift on Saturday. The Director was pleased to announce that the Department had completed the year under budget in the category of vehicle maintenance.

5. Old Business

A. Update on NPDES Project

Mark Yodice of Thomas and Hutton was present to inform the Committee on the status of the project and to review the most recent change order from Hitt Construction. The project is progressing, but is behind schedule; Hitt is now estimating a completion date of July 28th, but Mr. Yodice does not believe they will make that date.

According to Mr. Yodice, Change Order #5 from Hitt in the amount of twenty-one thousand four hundred one dollars (\$21,401) is a compilation of several small change orders along with a request for six (6) additional days due to adverse weather. The components of the change order are as follows:

• The disposal of unforeseen debris	\$11,858.00
• Required foundation modification	5,175.00
• Remove and replace soil under footers	2,473.00
• Addition of electric meter (SCE&G)	<u>1,895.00</u>
	\$21,401.00

If the Committee agrees with the Change Order, it will reduce the contingency to approximately sixty-one thousand five hundred dollars (\$61,500).

Mr. Yodice stated that several credits have been issued by Hitt on the project and they total seven thousand two hundred eighty dollars (\$7,280). He recommended that the galvanized members not be painted; if this were to be agreed to, it would result in a savings of five thousand seven hundred fifty dollars (\$5,750).

When asked about future change orders, Mr. Yodice stated that Hitt has now asked for extended overhead based on lengthening the contract forty-nine (49) days in the amount of thirty-two thousand dollars (\$32,000).

Councilmember Kinghorn suggested that the City not approve any additional change orders until the project was completed.

Administrator Tucker reminded the Committee that the City was paying Thomas and Hutton to supervise the contract and that, before any change order is presented to the Committee, it has been thoroughly vetted by Thomas and Hutton.

Responding to Councilmember Kinghorn's suggestion about withholding payment on change orders until the project was complete, the Administrator stated it would be counter to the terms of the contract with Hitt.

When asked about the level of satisfaction with the contractor's work, both Mr. Yodice and Director Kerr indicated that they were very satisfied.

MOTION: Councilmember Ward moved to recommend approving Change Order #5 to the Ways and Means Committee; Councilmember Kinghorn seconded and the motion PASSED UNANIMOUSLY,

B. Update on City compactor

At Councilmember Ward's request, Brett Jones, owner of The Dinghy, was allowed to join this discussion since his business operates in close proximity of the compactor.

Chair Ferencz and Councilmember Ward stated that among the items left at the compactor were a fifty-inch (50 in.) television, mattresses, tires, paint cans, shelving and other miscellaneous trash. Included in the meeting packet were two (2) drawings showing the compactor moved to the center of the parking lot behind The Dinghy. Mr. Jones stated that the compactor draws rats and flies and is a breeding area for mosquitoes and rats and, then there is the odor the materials in the compactor produce. To offset the cost of relocating the compactor, Mr. Jones offered to lease the current space from the City if the City did not want it for additional parking; the net gain in parking spaces was seven (7). To reposition the compactor as suggested, people would not have the opportunity to drop-off the miscellaneous debris because parking spaces would exist around it.

Director Pitts reported that three (3) recycle bins were in the parking lot as well as a grease trap; he stated that he has contacted the County about moving them closer to the businesses in hopes that they will be used more. Currently the employees who take the waste to the compactor are comingling it with recyclables and dumping it all in the compactor because it is closer than the recycling bins.

Councilmember Kinghorn suggested that a comprehensive maintenance plan should be initiated for both the compactor and the area surrounding it before any actions were taken to relocate the compactor. He asked if the City could do more and do it better in an effort to rid Mr. Jones of the problems.

Councilmember Ward reported that the enclosure for the compactor was too large, allowing people to dump these large items there; he indicate that the enclosure for the compactor should be made of concrete blocks and only large enough for the compactor.

Administrator Tucker opined that, in order to get the compactor and surrounding area acceptable, an attendant must be on duty from 7:30 a.m. to clean up what was left the night before and to remain there throughout the day. Without an attendant, maintenance would be done when the Public Works Director has managed to “manufacture time” or to deal with a problem when it happens.

Responding to the Chair, Administrator Tucker stated that, to move the compactor would involve a survey of the site, check for permitting requirements, construction of a new pad and fencing, removal and disposal of the existing pad and fencing and the rehabilitation of the existing site. She added that this was a task that the City should plan for and include in the next budget cycle; she asked that the Committee consider moving the compactor to the middle of the parking lot since doing so would inhibit a future change in use. In the interim, the City could construct a concrete wall, add camera surveillance and arrange to keep the area clean.

MOTION: Councilmember Ward moved to authorize staff to explore improvement(s) to the compactor and its location; Councilmember Kinghorn seconded.

Councilmember Ward stated that the compactor and the surrounding area create a public health hazard as they are today.

AMENDMENT: Councilmember Kinghorn amended the motion to include exploration of a comprehensive plan for maintenance at the existing location; Councilmember Ward seconded.

Chair Ferencz commented that staff seemed to come up with money for other items not included in the budget and she thought they could find the money for this project as well.

According to Director Pitts, the new landscaper's area of responsibility ends at the recycling dumpsters, but he thought the compactor area could be added to their responsibilities to get weekly attention and not to be dependent on Public Works.

Mr. Jones stated that something must be done about the compactor because the fencing is falling down and the gate no longer closes. He expressed the opinion to make those corrections in the current location will not eliminate his problems.

VOTE on AMENDMENT: The amendment PASSED UNANIMOUSLY.

VOTE on AMENDED MOTION: The amended motion PASSED UNANIMOUSLY.

MOTION: Councilmember Kinghorn moved for Director Pitts and staff to come to the next meeting with a plan to improve the current situation; Councilmember Ward seconded and the motion PASSED UNANIMOUSLY.

C. Results of RFB 2017-03 – Phase II Drainage and update on project

Administrator Tucker stated that the City received four (4) bids on this project, and the bids ranged from two million three hundred eighty-one thousand dollars (\$2,381,000) to three million six hundred seventeen thousand dollars (\$3,617,000) – all of which were over-budget. The City's project engineer, Civil Site Environmental (CSE), is currently vetting the low bidder as well as meeting with them. Included in meeting packets were the project worksheet which shows the construction budget to be one million eight hundred seventy thousand seven hundred thirty dollars (\$1,870,730) without a contingency. If that amount were to be compared to either the low or second low bid, the City needs to find either five hundred ten thousand dollars (\$510,000) or five hundred ninety-seven thousand dollars (\$597,000). If the contingency were added in, the gap is a little less concerning at two hundred twenty-two thousand dollars (\$222,000) when looking at the lowest bid. A portion of that difference can come out of fund balance in this year's budget in the line "General Drainage for Roads and Assigned Fund Balance." In addition, the Administrator spoke with the person managing CTC and TST funds for Charleston County who suggested that the City submit an amended request adding the drainage project. They will present the request for TST funds to County Council in August; they have one hundred ninety-three thousand dollars (\$193,000) available. If the City is awarded those funds, the balance of the gap can come from the fund balance in the line item identified previously; the Administrator reiterated that taking these actions leaves no contingency for the project. She also pointed out that the timing of this project is critical since the construction of the outfall will require that a section of the golf course in Wild Dunes be closed for a period of time, and the five hundred thousand dollar (\$500,000) Rural Infrastructure Grant has a time limit on its use.

The project is expected to take six or seven months (6-7 mos.) with starting in August and completing in February or March 2018. Director Pitts said that the project should have an indefinite life span with proper maintenance.

The Administrator was not looking for the Committee to take action today since the engineer is still vetting the bids.

The Committee was adamant that the City should not enter into this project with no contingency.

D. Drainage issues on Hartnett Boulevard between 29th and 30th Avenues

The Administrator stated that they do not want the ditch re-opened; for them, that is not a viable alternative. The Administrator, therefore, thought an engineer should evaluate the problem, design the solution and estimate the cost for the solution; maybe this could be the next drainage project. Beyond that, she thought the City has done all it can at this time.

MOTION: Chair Ferencz moved to add an item to the Agenda relative to the parking of Eadies' trucks; Councilmember Kinghorn seconded and the motion PASSED UNANIMOUSLY.

Director Pitts reported that Eadies parks its vac trucks in the SCDOT right-of-way on the Connector side of the Harris Teeter parking lot; he stated that he got a complaint last week from the manager of the shopping center with the Beach Company that the trucks were parked too close to the picnic tables Harris Teeter has for its employees. He had Eadies move the trucks closer to the Connector and well inside the SCDOT right-of-way. When she called again today, the Director informed her that the trucks were in SCDOT right-of-way, not on Beach Company property, but he has decided to relocate them. He plans to park the trucks in the back area of the municipal parking lot during the week and behind the Rec Center over the weekends in an attempt to work with the Beach Company.

Councilmember Kinghorn stated that, as elected officials, their role was to provide oversight and to set policy, he has observed that the Committee's agendas tend to lean more toward oversight. He opined that there were longer term policy decisions they could focus on and not take up as much staff time; therefore, he would prefer to see future agendas dealing with more policy issues. He stated that such policy issues could be pathways could be constructed connecting the beach access paths, dealing with stormwater issues, etc.

7. Miscellaneous Business

Discussion of future representation at IOP Water and Sewer Commission meetings

Chair Ferencz recalled that this subject came up at a City Council meeting and that Councilmember Bettelli mentioned that, when he was Chair of the Public Works Committee, he attended IOP Water and Sewer Committee meetings. She stated that, personally, she did not think a member of City Council should be present at their board meetings unless they were going to discuss or consider an issue of import to the entire City. She was concerned that the Commissioners would interpret the Councilmember's attendance as a voice representing the City and ask him/her questions he could not answer since he was not representing the opinion of City Council. She then asked Councilmember Kinghorn what his reasoning was for making the request.

Councilmember Kinghorn expressed the opinion that Council should be engaged, and more importantly be informed about what they were doing; he thought the lack of attendance sent a message of indifference to the Commission. Since they set policy regarding a major part of the City's infrastructure, he stated that he wanted more information and what could be done to build a relationship with them. The Councilmember stated that Council was acting in a vacuum; he wants an information flow.

MOTION: Councilmember Kinghorn moved for someone from the Public Works Committee attend all IOP Water and Sewer Commission meetings; Councilmember Ward seconded and the motion **FAILED** on a vote of 1 to 2 with Councilmember Ward and Chair Ferencz casting dissenting votes.

Next Meeting Date: 11:00 a.m., Wednesday, August 2, 2017

8. Adjournment

MOTION: Councilmember Ward moved to adjourn the meeting at 12:35 p.m.; Councilmember Kinghorn seconded and the motion **PASSED UNANIMOUSLY**.

Respectfully submitted:

Marie Copeland
City Clerk