

AGENDA

COUNCIL MEETING

Tuesday, June 23, 2015

5:30 P.M.

CITY HALL COUNCIL CHAMBERS

I. CALL TO ORDER:

II. OPEN FORUM: This is a time for any concerned citizen to speak to the Council on an item that is not on the agenda.

III. CONSENT ITEMS:

- A. 6/9/15 council minutes.
- B. Waive \$140 sign permit fee for Greene County Medical Center
- C. Wild Rose Jefferson LLC Class C Liquor License

IV. NEW BUSINESS:

- A. Second reading of ordinance adopting Planned Unit Development zoning classification for property in Water Tower Subdivision:
- B. Consider resolution approving final subdivision plat for GCDC Business Park No. 1:
- C. Consider resolution setting date for public hearing on the July 2015 Amendment to the Urban Renewal Plan for the Jefferson Urban Renewal Area:
- D. Consider resolution setting date for public hearing on a development agreement with JCorp, Inc:
- E. Consider bid from Hydro Klean for removal and installation of media for softener at Water Plant:
- F. Consider bid from Westech for media for softener at Water Plant:
- G. Consider additional \$43,000 in Engineering costs to MHF Engineering for NW Utility Improvements:
- H. Presentation by Main Street Committee on alley next to Doc's Stadium -113 N. Chestnut:

V. REPORTS:

- A. Mayor
- B. Engineer
- C. City Clerk
- D. Attorney
- E. Council & Committees

VI. ADJOURN.

AGENDA SUMMARY

DATE 6/9/15

NEW BUSINESS

- A. **Second reading of ordinance adopting Planned Unit Development** zoning classification for property in Water Tower Subdivision.
- B. **Consider Final Plat for GCDC Business Park 1:** Attached is a copy of the Final Plat. Planning and Zoning has met and is recommending approval of this Plat.
- C. **Consider resolution setting date for public hearing on the July 2015 Amendment to the Urban Renewal Plan for the Jefferson Urban Renewal Area.**
- D. **Consider resolution setting date for public hearing on a development agreement with JCorp, Inc**
- E & F. **Consider bid from Hydro Klean and Westech for removal and installation of media in softener at Water Plant:** The media inside one of the four softeners is no longer usable to help in softening process at the plant. It has exceeded its life expectancy. This softener has been taken off line. The media needs replaced and the softener put back on line. This has not been budgeted and will come from the Water Capital Improvement Account Fund Balance. This account is for well repairs and repairs/replacements such as this at the plant. Attached are a quote for the removal/installation of the media and a quote for the new media. Water and Wastewater Committee is recommending approval.
- G. **Consider additional \$43,000 in Engineering costs to MHF Engineering for NW Utility Improvements:** See attached letter from John Milligan/MHF Engineering. John will have explanation/information at the meeting. Water/Sewer Committee reviewed and discussed this request with John and did not make a recommendation.
- H. **Presentation by Main Street Committee on alley on north side of Doc's Stadium:** A committee of Main Street has been working on and working with Brett Cranston on the renovation of this alley. They will be presenting drawings and information regarding this project.



LEADERSHIP, AT YOUR SERVICE!

www.hydro-klean.com

855-84KLEAN

Des Moines, IA

Mankato, MN

Sioux Falls, SD

Watertown, SD

PROPOSAL

Bill To: City of Jefferson
220 N Chestnut Street

Jefferson, IA 50129

Ship To: City of Jefferson
1000 N Cedar St

Jefferson, IA 50129

Date	Expires
5/26/2015	7/25/2015
Hydro-Klean Quote Number	Delivery / Availability
QTE033221	Schedule Permitting
Prepared By	
Chad Sparks	
Freight On Board	
Des Moines, IA	
Terms	
Net 30	

Quantity	Units	Description	Price	Amount
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Projected probable project cost to perform the following tasks on a time and materials basis:

- Remove and Install media from (1) pressure water softener.
- All collected material will be disposed of on-site.
- The customer will supply the media.

The actual time and materials required to complete the project will be invoiced. Variations in the work scope will require execution of a change order.

12.00	Hours	Industrial Vacuum Truck (wet/dry)	\$160.00	\$1,920.00
1.00	Day	Utility Truck	\$300.00	\$300.00
200.00	Foot	Vacuum Hose, 6" Plastic (Disposable)	\$2.00	\$400.00
1.00	Each	Personal Protective Equipment Kit - Level D	\$90.00	\$90.00
2.00	Hours	Confined Space Entry - OSHA 1910.146	\$60.00	\$120.00
8.00	Labor hr	Lead Service Technician - Straight Time	\$80.00	\$640.00
4.00	Labor hr	Lead Service Technician - Overtime	\$100.00	\$400.00
16.00	Labor hr	Service Technician - Straight Time (2)	\$70.00	\$1,120.00
8.00	Labor hr	Service Technician - Overtime (2)	\$95.00	\$760.00
1.00	Each	Fuel Surcharge 18% Total Invoice on Equipment Only (Estimated Amount)	\$399.00	\$399.00

*NOTE: Proposal does not include any applicable taxes

Prepared By: Chad Sparks

Title: Account Manager

6,149.00
*Total

WESTECH QUOTATION

WESTECH	600 ARRASMITH TRAIL AMES, IA 50010	Phone: 515-268-8400 Fax: 515-268-8500	Quotation No. Q16557-121882
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Thank you for the opportunity to quote you with your equipment needs.
Please review the following and contact us to place an order or ask any question.

Date: 5/21/2015	Proj Manager: JEFF JOSLIN	Ship Via: BEST WAY
RFQ No.:	Prime Job No: GF N96-006	Freight: FOB SHIPPING POINT, FULL FREIGHT ALLOWED
Quoted by: JEFF JOSLIN	Prime Name:	
Phone: 515-268-8435 or 515-268-8400	Equipment: VPS	Lead Time: 3WKS
Email: JJOSLIN@WESTECH-INC.COM	Tax Exemption No.: IA-SALES TAX EXEMPTION ON FILE	Quote Valid: 15 days
For Group: 15	Payment Terms: NET 30 DAYS	

Bill To: CITY OF JEFFERSON ATTN: ACCOUNTS PAYABLE 220 NORTH CHESTNUT JEFFERSON, IA 50129 UNITED STATES OF AMERICA	Ship To:	CITY OF JEFFERSON JEFFERSON WTR TREATMENT PLANT 1000 N CEDAR JEFFERSON, IA 50129 UNITED STATES OF AMERICA
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Tel/Fax: Tel/Fax: 515-386-3111 / 515-386-4671

Doc	No.	Part/Dwg Number	Description	Qty	Units	Unit Price	Net Price
38596	10		REPLACEMENT MEDIA FOR ONE EXISTING 108" DIA. VERT PRESSURE SOFTENER CONSISTING OF:	1	LOT	25,415.00	25,415.00
38596	10.1		GRAVEL, GRADED, 0.75 x 1.5, 2.5 SG MIN	16	CUF		
38596	10.2		GRAVEL, GRADED, 0.5 x 0.75, 2.5 SG MIN	16	CUF		
38596	10.3		GRAVEL, GRADED, 0.25 x 0.5, 2.5 SG MIN	16	CUF		
38596	10.4		GRAVEL, GRADED, NO 10 x 0.25, 2.5 SG MIN	16	CUF		
38596	10.5		SAND, TORPEDO, 0.8-1.2 MM EFF SIZE, 1.7 UC MAX, MIN SG OF 2.50	16	CUF		
38596	20		MEDIA, RESIN, CATION EXCHANGE	268	CUF		
38596			FREIGHT	1	LOT		

No sales, GST, PST, use, or other taxes have been included in our pricing.	Quoted in US Dollars	Grand Total	25,415.00
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Please see the attached General Terms and Conditions.

Minimum Order amount is US\$100.00

Pricing is firm through quoted shipment.

All information provided with and including this proposal is considered proprietary and is not for distribution without express written consent of WesTech Engineering, Inc.

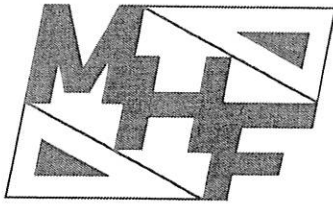
Delivery subject to shop workload at the time of order placement.

This Quotation is subject to all specifications above as well as all attachments included with this document.

Thank you again for your quote request!

Best Regards,





MHF ENGINEERING, P.C.

ENGINEERS - LAND SURVEYORS

P.O. Box 68
300 W. McKinley
Jefferson, Iowa 50129

Ph. (515) 386-4101 • FAX (515) 386-4815 • Web Site: www.mhfeng.com • E-mail: mhf@netins.net

May 22, 2015

Mike Palmer
City Administrator
220 N. Chestnut Street
Jefferson, Iowa 50129

Re: Engineering Services Contract - Amendment No. 1
NW Utility Improvements
Jefferson, Iowa

Mike,

This project is proceeding smoothly despite all the delays and complications caused by the recent rainfall. The sanitary service for the Casino is still scheduled to be completed prior to the June 15th deadline that has been promised to the Wild Rose Casino. The project complexity and scope of work has changed since the approval of our original contract with the City of Jefferson dated July 8, 2014 for Utility Extensions on Mulberry Street and Wild Rose Casino. This contract was an estimate of that required to complete the following:

1. All the engineering services required to construct the water and sanitary service to the Wild Rose Casino. This was let in two projects, Phase 2 – Water and Sanitary Hwy Crossings (J&K Construction) and Phase 3 – Sanitary Extension and Lift Station (Scharnweber).
2. All the engineering services required to construct the Mulberry water and sanitary services to the Hunter project north of the Alliant Electric Maintenance Building.
3. Review the 12 inch interceptor for rehabilitation work between Grimmell Road and Grimmell Lift Station.

Those fees were estimated at \$153,500 for a 6 month construction period. The construction administration fees are very difficult to estimate due to all the variables involved to include the final scope of the project. Additions to the project scope subsequent to the contract approval include the following:

1. 12" Sanitary Interceptor Rehab.
All the work required to clean, televise and line with CIPP the 12" interceptor from Wall Street to the Grimmell Lift Station. That work includes preparation of plans, specifications, letting, construction administration, and observation. Also work was performed by Thorpe Lumber to clear the easement, which was facilitated through this office.

2. Gallup Road Utilities Extension

All that work required to construct sanitary and water to the GDCDC property along Gallup Road, which was included as Division II to the Wild Rose Sanitary Extension and Lift Station project.

3. Grimmell Station Access and Site Improvements

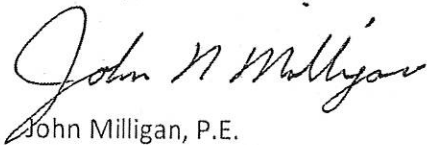
All that work required to bid and construct this project. The project was let twice, however due to the fact that no bids were received (except Diane's) this project will be re-let this winter with anticipated construction in Spring, 2016.

4. Lift Station Modifications

There were 4 lift stations to include the Redwood Station, the Restaurant (Highway 4) Station, the Wilson Avenue Station, and the Grimmell Station, all of which have an impact on the design of the Casino Lift Station. The parts and installation required to bring these stations back to design capacity was all facilitated through this office as part of this project.

We would request consideration of a contract amendment to our original contract for fees already rendered and upcoming for the additional projects that require construction period extensions. Those fees are estimated to increase our contract by \$43,000 to complete those projects currently under contract to construct. If approved we would request a signed "approved" copy of this letter returned for our records.

Sincerely,



John Milligan, P.E.
MHF Engineering, P.C.
13052:jrm

Approved by: _____

Title: _____

Date: _____, 2015

