

**CITY OF HIGHLAND HEIGHTS
MINUTES OF A COUNCIL MEETING
AS A COMMITTEE OF THE WHOLE
HELD: MAY 14, 2019
7:30 PM**

PRESENT: Mayor Brunello; Council Representatives D'Amico, Hargate, Lombardo, Mastrangelo, Murphy, Stickan; Clerk of Council Cahill; Fire Chief Turner, Police Chief Cook, Service Director Evans; Building Commissioner Grabfelder, Engineer Mader, Finance Director Filippo; Law Director Paluf.

EXCUSED: Council Representative DiLalla

AGENDA

Award 2019 Concrete Road Repair Bid
Roof and Building Evaluations
Drainage Case – 6024 Blakley Dr.

APPROVAL OF MINUTES: The reading of the Minutes of the Committee of the Whole Meeting held April 23, 2019 was dispensed with. A motion was made by Mrs. Murphy to accept the Minutes as written; seconded by Ms. D'Amico. Ayes: D'Amico, Hargate, Lombardo, Murphy, Stickan; Abstain: Mastrangelo. Motion carried.

Award 2019 Concrete Road Repair Bid

Mr. Mader submitted a bid tabulation and award recommendation for the 2019 Concrete Road Repair Bid. Five sets of plans were purchased, and three bids were received at the bid opening on May 9, 2019. Vandra Brothers Construction was the lowest bid at \$905,504.00 which was under the Engineer's estimate. Mr. Mader received favorable references for Vandra Brothers Construction and recommends award to them.

Ms. D'Amico questioned if there were recent projects in the area that Vandra Brothers Construction has worked on. Mr. Mader responded that Vandra Brothers Construction has been working on County projects and received favorable remarks. Mayor Brunello stated he is familiar with Vandra Brothers Construction and agrees that they will perform quality work.

Mrs. Murphy questioned the range of difference in charges for line #68 Mobilization. Mr. Mader stated mobilization is a cost for contractors to arrive at a project.

Mrs. Murphy requested more information on the streets that would be included south of Wilson Mills Road. Mr. Mader stated all the concrete streets south of Wilson Mills Road which are basically located in Ward 4.

Mr. Mader stated the sidewalk program is included in the bid. Mr. Mastrangelo stated the budget reflects \$1.4 million and the project is approximately \$1 million. Mr. Mader stated \$1.4 million includes the asphalt program, concrete program and street striping. Mr. Evans stated engineering and construction observation fees are items that are also included. Fifty-thousand dollars will be requested to be authorized in the fall to begin engineering for next year's road program.

Mr. Evans stated the sidewalk program is included in the project. The concrete repair program will do a spot repair on certain streets and include crack sealing. Mr. Evans stated due to the inclusion of the sidewalks in this bid, he requested suspension of the second and third reading to award the contract this evening. Mr. Mastrangelo requested the engineering study and bid process for the concrete program next year be scheduled to allow for more readings of the award legislation. Mayor Brunello stated the road program and inclusion of the sidewalks was discussed during the budget hearings. Mayor Brunello stated the process will be initiated in the fall this year to allow for readings of the award legislation next year.

Mr. Evans stated with the authorization of the waterline projects with the City of Cleveland, the road projects will be evaluated and coordinated with the waterline projects.

Mayor Brunello questioned how many sidewalk blocks will be repaired. Mr. Mader stated the square footage of sidewalks to be repaired are divided per neighborhood.

ROOF AND BUILDING EVALUATIONS

Mr. Evans submitted a memo dated May 9, 2019 explaining the Roofing Systems Evaluation and Consult Award. Mr. Evans stated five consultants were solicited for evaluation of roofs and building systems on the municipal complex buildings.

The buildings are 36-37 years old and the roofs are 18 years old since the last re-roofing project. There are problems not only with the roofs but the original design and build of the buildings. The buildings are an economic-style of government building. The problems are occurring due to the interaction between the flat roofs and sloped roofs, termination of the flashing and gutters. Also, the mechanical systems, attic ventilation, attic insulation, and other building system elements will be incorporated. The professionals were contacted to provide a comprehensive plan to address all of these systems.

A Quality Based Selection (QBS) process was used to select professional services. A set of criteria was created, and five consultants were solicited to provide proposals. The five proposals were individually reviewed and scored by Mr. Mader, Mr. Zibbel and Mr. Evans. The group met and agreed CT Consultants would provide the best solution.

CT Consultant's fee schedule was opened. The fee schedule was distributed to Council. The fee was in line with and lower than the proposed estimate for the work.

Mr. Evans recommended to approve an agreement by motion to allow CT Consultants to begin the evaluation. The report is expected to be received within 6-8 weeks. Mr. Evans anticipates the report will provide information on improvements that can be incorporated to alleviate the reoccurring problems. This may require additional funding through multiple budget cycles. The project is anticipated to be initiated this year. Temporary repairs will be performed to address current roofing issues.

DRAINAGE CASE – 6024 Blakley Drive

Mrs. Murphy stated this area has been a long-standing problem and has been reviewed and recommended by the Drainage Committee. The scope of the project will be within the public easement only. There will be no private property work performed.

Mr. Mader stated the project has been under investigation for several years. The property is located in the rear yards of properties along Blakley Drive. The drainage area is 14 wooded acres from Wilson Mills that empties into the swale. The swale was designed to capture the water and carry to Lander Road's existing basin. The swales in the backyards are very flat; however, during heavy rains or snow melt, there is heavy ponding. The proposal is to extend the sewer from the drainage swale and install a basin in the rear yard of 6024 Blakley Drive. This will allow the water to drain to the basin.

Mr. Mader reiterated that this is a flat grade. The swale will still be established and carry water to Lander Road. On heavy rains there will still be drainage from the 14 acres. Positive grades will be established, and the basin will alleviate extended ponding.

Mr. Mastrangelo questioned how many properties would be affected. Mr. Mader stated the project will extend to three properties. The old high point of the rear yard swale two doors away will be investigated to determine if grading is required. The grading of those additional properties is included in the estimate; however, if the grading will not produce a substantial benefit, it will not be performed.

Mr. Mastrangelo sent a video to Council showing the wide amount of water flowing.

Mrs. Murphy requested a motion be added to tonight's Council Meeting to approve adding the drainage project to the 2019 Sewer Improvement Program. Reimbursement will be requested from the Northeast Ohio Regional Sewer District's Community Cost Share program. Mayor and Council were in support of adding the motion.

Mr. Evans stated the capital budget's line item for miscellaneous drainage projects will be utilized to have the work performed. An application will be submitted to the Regional Sewer District for reimbursement. The project is anticipated to be performed in August.

ADJOURNMENT: A motion was made by Mrs. Murphy and seconded by Ms. D'Amico to adjourn the meeting at 7:58 p.m. Ayes all; motion carried.