

City of Washington  
Public Work Committee  
Monday, December 5, 2016 – **Minutes**

CITY HALL CONFERENCE ROOM  
301 WALNUT STREET

Present: Aldermen Bob Brucks, Dave Dingledine, and Jim Gee

Also Present: Ed Andrews, Public Works Director; Mike Brownfield, Alderman; Jim Culotta, City Administrator; Jon Oliphant, Planning & Development Director; and Kevin Schone, Public Works Supervisor.

Alderman Jim Gee called the meeting to order at 5:00 p.m.

1. Alderman Wishing to be Heard on Non-Agenda Item: Alderman Brownfield asked about having speed limit signs placed within Devonshire subdivision. Staff will look into this as part of the FY 17/18 budget. He also thanked staff for the recent placing of the signs near Nofsinger and Boyd Parkway.
2. Citizens Wishing to be Heard on Non-Agenda Item: None.
3. Approval of Minutes – The minutes from the November 7, 2016, meeting was unanimously approved.
4. Business Items:
  - A. Early Certificate of Occupancy Text Amendment – Staff drafted a text amendment that would further clarify the prohibition on certificates of occupancy being issued until all of the public infrastructure improvements are completed and approved by the City. This would withhold public services including street maintenance, snow plowing, and garbage pickup until the approval of the improvements. The language would be placed in both the subdivision and zoning codes. A public hearing is scheduled for a recommendation from the Planning and Zoning Commission at its meeting on January 4 prior to two ordinance readings by the City Council.
  - B. Water Model Update – An update of the water model was discussed with the committee. Items of discussion were in regard to main replacement in the older section of town with 4" mains and fire flow, as well as how to best approach areas of development which fall in between the current IBC requirements for 1000gpm minimum for non-sprinkler protection of residential development.
  - C. Capital Improvement Discussion – Staff have created a form to give a summary of all upcoming or possible capital improvement projects. This can be used to help prioritize different projects and understand the projected costs. Among the projects discussed were: N. Main Street overlay; mill and overlay for all of Lexington Drive; upgrading of all railroad crossings (five) with concrete planks desired instead of composite as long as it is not cost-prohibitive; completing the 2017 sealcoat program earlier in the year, hopefully around July or August; improving Hilldale Avenue and Lawndale Avenue; improving the Diebel Road detention basin (a work permit would

be needed from the TP&W Railroad); purchasing of a new skid steer; and the purchasing of a new paint striper.

- D. Dallas & Cruger Roundabout Design Contract Review – Staff discussed a proposal to initiate a possible contract with Terra Engineering to complete design engineering for a Dallas/Cruger roundabout. Staff would be looking to budget for this project for FY 17/18, though work on a possible 223 property development could expedite the need to have these projects completed sooner rather than later. The Project Development Report for Dallas Road Phase 2 has previously been completed. The committee recommended that a comparison of costs be done on a roundabout versus a traditional four-way stop intersection and to take that to the Committee of the Whole.

5. Other Business:

- A. The Washington Plaza ditch has been cleaned out.
- B. Staff will be sending letters out soon to those owners of lots where there are minimal gaps with incomplete sidewalk. The letters will alert them of the eventual need to finish this construction once the weather is appropriate. A follow-up letter will be sent later this winter/early spring notifying them of the need to finish the work within 90 days.
- C. The engineer and developer for Oak Creek Section 7 have been made aware of the desire for the developer to attempt to reach out to the residents to give them an understanding of why additional lots would be added within Section 7 and to perhaps share the draft restrictive covenants to check on any consistency with prior versions. The final plat will be scheduled on the December 19 City Council agenda.
- D. Staff continues to work on preparing for shutoffs during the start of the AMR program. To date, there are five owners that are not compliant and will be subject to having their water turned off.

Motion to adjourn at approximately 6:18 p.m.