
**MEETING MINUTES
CAPITAL INVESTMENT COMMITTEE
CITY OF FRANKLIN, TENNESSEE
CITY HALL BOARDROOM
THURSDAY, NOVEMBER 14, 2013, 4:00 PM**

Committee Members

Alderman Pearl Bransford, Chair
Alderman Clyde Barnhill, Vice Chair
Alderman Margaret Martin
Alderman Dana McLendon

Other Attendees

P	Eric Stuckey, City Administrator	P
P	David Parker, City Engineer/CIP Executive	A
P	Paul Holzen, Engineering Director	P
P	Joe York, Streets Director	P
	William Banks, Staff Engineer	P
	Russ Truell, ACA Finance & Administration	P
	Mayor Ken Moore	P
	Alderman Ann Petersen	P
	Alderman Michael Skinner	P
	Lanaii Benne, Assistant City Recorder	P
	Linda Fulwider, Board Recording Secretary	P

CALL TO ORDER

Alderman Pearl Bransford, Chair, called the meeting to order at 4:00 p.m.

1. Approval of Minutes

Alderman Martin moved to approve the October 10, 2013 minutes as submitted. Seconded by Alderman Barnhill. Motion carried unanimously.

2. Consideration of a Professional Services Agreement (COF Contract No. 2013-0180) with Neel-Schaffer, Inc. for the Design of the 100 Block Battle Avenue Drainage Improvements Project

David Parker, City Engineer/CIP Executive

Project manager William Banks related the 100 and 400 blocks of Battle Avenue were studied for existing flooding issues. The project was split into two. The consultant is ready to move forward with the construction project. Contract 2013-0180 pertains to the 100 block of Battle Avenue.

Paul Holzen explained the two options for consideration. Staff recommends this Design PSA utilize a combination of both Alternative 1 and Alternative 2, which is a more feasible and economical solution (pump station with dual pumps, dual generators, and 25-year maintenance cycle). The cost is an amount not-to-exceed \$63,500.00 and includes the existing detention facility.

Alderman Petersen asked if the cost for the other area of Battle Avenue would be comparable in cost. Mr. Holzen responded that it would probably exceed the cost of the 100 block, but it would not double the cost.

Questions regarding location of flooding and easements were asked and answered during discussion. Eric Stuckey related the design work would allow staff to establish a budget; there is capacity in the Stormwater Fund.

Alderman Martin moved to approve Design PSA (COF Contract 2013-0180) with Neel-Schaffer for the 100 Block Battle Avenue Drainage Improvement Project, and forward recommendation to

the Board of Mayor and Aldermen. Seconded by Alderman Barnhill. Motion carried unanimously.

3. Consideration of a Professional Services Agreement (COF Contract No. 2013-0182) with Neel-Schaffer, Inc. for the Preliminary Engineering of the Figuers Drive Area Drainage Improvements Project

David Parker, City Engineer/CIP Executive

Mr. Banks explained the plan for the 400 Block – preliminary engineering of the Figuers Drive Area Drainage Improvement project. He reported 50 people attended the meeting with residents. This PSA allows the City to move forward with preliminary engineering.

Mr. Holzen said the area is pretty much built-out without much vacant land available, and to include the entire sub-basin is the best solution. The original recommendation to do buyouts is not feasible. Alderman Barnhill asked if any water was getting in these houses.

- Matthew Johnson, 1504 Figuers Drive, asked if this included the rock quarry. Mr. Holzen indicated that it did. Mr. Johnson said the water runs to the top of the big ditch that goes through his property. He said the size of the pipes in the area is smaller than the ones connected to it. Mr. Banks advised the consultant would address this.
- Diana Ragsdale, 503 Perkins Drive, said she was glad research was being done to back up their complaints. It is more than a nuisance to clean mud out of your garage each time it rains. It's gotten worse in the last five years.

Alderman Martin moved to approve an additional study for the Figuers Drive Area Drainage Improvements Project, and forward recommendation to BOMA. Seconded by Alderman Barnhill. Motion carried unanimously.

4. Consideration of Amendment 1 (COF Contract No. 2013-0016) to the Road Impact Fee Offset Agreement with Trillium Farms, L.P.

David Parker, City Engineer/CIP Executive

Paul Holzen explained the amendment and that the financial impact would be an additional \$139,346.10 paid out of Road Impact Fees. The total financial impact to include the original agreement would be \$1,015,448.10. It should be noted that the developer, or persons purchasing lots from the developer, have already paid \$576,087 (as of August 1, 2013) in road impact fees. Based on the current concept plan it is anticipated an additional \$3,330,000 in road impact fees will be collected.

Alderman Barnhill moved to approve Amendment 1 to the Road Impact Fee Offset Agreement with Trillium Farms, and forward recommendation to BOMA. Seconded by Alderman McLendon.

Alderman Petersen pointed out a typo on page one. Eric Stuckey advised a correction would be made.

Motion to approve Amendment 1 and forward to BOMA carried unanimously.

5. Funding Discussion for the Third Avenue North Trail/Greenway Project (Bicentennial Park, Phase II) (COF Design Contract No. 2012-0069)

David Parker, City Engineer/CIP Executive

Paul Holzen said the current estimate for the trail project is \$1,580,000.00 (including a 10% contingency.) This brings the total budget up to nearly \$7,136,823.97. With the reimbursement of \$630,000 in Federal Funds for Phase II, the City is responsible for \$6,506,826.97. Recovery Zone bonds for Third Avenue North Phases I and II are totaled at \$7.9 million. The project is currently fully funded.

Phase I is nearing completion and staff wants to bid Phase II at the completion of Phase I.

Options to Proceed:

- ▶ The full Third Avenue North Trail/Greenway Project includes the Greenway Trail, the Overlook at the Harpeth River, a Concrete Structure at the Overlook, Decorative Railing on the Overlook, Point Park with circular walking trail, the Obelisk at Point Park, Stone Pavers at Obelisk, Cut Stone Park Benches, Landscaping and Irrigation, and other smaller features
- ▶ **Option 1:** Move forward with the complete Trail project. All items above are installed. No modifications to plans or permits are required. Project cost estimate is \$1,580,000.00 (\$630,000 Federal/\$950,000 City).
- ▶ **Option 2:** Eliminate the Concrete Structure at Overlook (Exhibit B) and the Obelisk at Point Park (Exhibit C). Other items to reduce costs would include changing from stone cut park benches to ornamental steel benches to ornamental steel benches, use cheaper Overlook Railing, change from stone pavers at Obelisk to concrete or sod, and other small reductions. See Exhibit A for a detailed breakdown for possible savings. Small revisions to plans are required. Project cost estimate is around \$1,100,000.00 (\$630,000 Federal/\$470,000 City).
- ▶ **Option 3:** Include all cost savings from Option 2, as well as eliminate Point Park (Exhibit C, Page 2). This will realize another \$140,000 cost reduction. Plans will need revisions, and State permits will need to be resubmitted. Project cost estimate is around \$950,000 (\$630,000 Federal/\$320,000 City).

Staff recommends moving forward with Option 1.

Discussion ensued:

- ♦ Some things could be eliminated and perhaps done later
- ♦ Money saved could be put to use in other City parks
- ♦ The area will continue to flood
- ♦ Removing Point Park would make the project just a wide spot on the trail system
- ♦ The Plan was conceived at a time the City was not under budget constraints
- ♦ Objections to the Obelisk
- ♦ Leaning toward Option 2

Alderman McLendon moved to approve Option 2, and forward recommendation to BOMA. Seconded by Alderman Barnhill.

Discussion:

- ♦ Alderman Martin was opposed to arbitrarily removing some of the decorative features.
- ♦ Paul Holzen said the decorative features are essentially the decorative railing, the stone pavers, the concrete benches, and some enhancements along the trail.
- ♦ Alderman Bransford wanted a clarification as to what is in and what is out, and a clarification of what is included in Point Park.
- ♦ Mayor Moore asked about the concrete roof-type structure at the overlook and the steps going down from Point Park.
- ♦ Option 2 deletes the Obelisk, exchanges cut stone benches for steel benches, and removes the concrete structure at the Overlook. More detailed information will be presented to the entire Board.
- ♦ Eric Stuckey suggested this item go to Work Session for discussion and to the voting meeting on November 26, 2013.

Motion to approve Option 2 and forward recommendation to Work Session and BOMA on November 26, 2013 carried unanimously.

6. Consideration of the Professional Services Agreement (PSA) with CDM Smith (COF Contract No. 2013-0136) for an Evaluation of the City's Stormwater Management Ordinance in an Amount Not to Exceed \$39,500

David Parker, City Engineer/CIP Executive

This is a proposal from CDM Smith to test and validate components of the City's development requirements related to water resource buffer requirements. Zone 2 will be reevaluated to be more flexible. Mr. Stuckey said the process provides additional opportunities for those who want to have input and look at the regulations, an outside perspective.

Alderman Barnhill moved to approve a PSA with CDM Smith (COF Contract 2013-1036) for an evaluation of the City's Stormwater Management Ordinance in an amount not to exceed \$39,500, and forward recommendation to BOMA. Seconded by Alderman McLendon. Motion carried unanimously.

7. Consideration of the Professional Services Agreement (PSA) with Duncan Associates (COF Contract No. 2013-0200) for a Road Impact Fee Study/Update in an Amount Not to Exceed \$30,800

David Parker, City Engineer/CIP Executive

This PSA with Duncan Associates is to reevaluate road impact fees. There are multiple options for the Board to look at, such as whether to include collector roads or beneficiary zones.

Alderman Martin moved to approve a Professional Services Agreement with Duncan Associates for a Road Impact Fee Study/Update in an amount not to exceed \$30,800, and forward recommendation to BOMA. Seconded by Alderman Barnhill. Motion carried unanimously.

8. Street Projects Status Reports

A. Mack Hatcher Parkway Northwest Quadrant Extension	
B. Mack Hatcher Parkway Northeast Widening Project	
C. Hillsboro Road Improvements (SR 96 West to Independence Square)	Extended contract on Phase I. Sewer main replacement slowed the work.
D. Hillsboro Road Improvements (Independence Square to Mack Hatcher Parkway)	Want to begin Phase II as soon as Phase I is finished. Appraisals done. Approval to go to into ROW phase, thus allow to bid next summer.
E. McEwen Drive Temporary Connector	Complete except for milling and striping. Waiting for warmer weather. Want to do before asphalt plants close for the year.
F. Third Avenue Extension	
G. Carothers Parkway South Extension	
H. Carlisle Lane/Boyd Mill @ SR 96 West Signalization	
I. McEwen Drive and Wilson Pike Intersection Improvements	
J. Access Road to the Public Works Facility (across Lasko)	
K. Century Court/Beasley Drive Connector	
L. Eastern Flank Battlefield Park Access Roadway	Finished except for landscaping.
M. Hunter's Bend Safe Routes to School	
N. Columbia Avenue and Southeast Parkway	

9. Water Management Projects Status Reports

A. Mack Hatcher Northwest Extension Water and Sewer Line Relocations	
B. I-65 Goose Creek Utility Relocation	
C. Seventh Avenue to Hillsboro Road Sewer Rehabilitation Project	
D. Eleventh Avenue Water and Sewer Rehabilitation Project	Will open bids November 25. Can install utilities and patch roadway between Natchez and West Main.

E. North Petway Sewer Rehabilitation Project	Sewer design done. Working with Water department to do work in-house. Alderman Martin requested striping on the sides of the roadway because of the deep ditches. Mr. Holzen said that would be evaluated.
F. Spencer Creek Basin – South Prong Interceptor Upgrade	

10. Stormwater Projects Status Reports

A. Jackson Lake Dredging Improvements	
B. Green Branch Stream Restoration	
C. Ralston Creek (Victoria Court) Stream Restoration	
D. Battle Avenue Drainage Improvements	
E. Ralston Creek (Cheswicke Farms) Stream Restoration	

ADJOURN

Alderman Barnhill moved to adjourn. Seconded by Alderman Martin. Motion carried unanimously.

Meeting adjourned @ 5:05 p.m.

 Pearl Bransford, Chair