

**CITY OF INDEPENDENCE  
STREETS & SIDEWALKS COMMITTEE  
MEETING MINUTES  
JUNE 4, 2019 AT 4:00 P.M.  
COUNCIL CAUCUS ROOM**

Present: Chairman Dale Veverka  
Vice Mayor Dave Grendel  
Councilperson Tom Narduzzi

Also Present: Mayor Anthony Togliatti  
Councilperson Carl Asseff  
Councilperson James Trakas  
City Engineer Don Ramm  
Finance Assistant Maggie Osysko

Chairman Dale Veverka called the meeting to order at 4:01 p.m.

Chairman Veverka said first thing we need to do is to approve the Minutes of April 23, 2019.  
Can I have a motion?

**Moved by Grendel seconded by Narduzzi, to approve the Minutes of the Streets & Sidewalks Committee meeting of April 23, 2019. Voice Vote: 3 yes/0 no; motion carried.**

Chairman Veverka said this time around we received a comprehensive report from the Service Department on their plans for crack seal and other things from the last meeting; so you already should have those in hand from the past meeting.

Today, because of the number of comprehensive projects, the magic five you might call them; we are going to put Don Ramm right to work and bring us up to speed.

City Engineer Ramm said thank you Mr. Chairman. So, going down through the agenda here, trying to utilize this presentation here to help follow through an order of things. The first order of business is the discussion of the alternate bids for Bramley. Just to circle you back, this whole meeting actually has five or six projects that we want to focus on, at least this is from the meeting a month ago, the ones highlighted are the ones we will be talking about here shortly.

The Brookside/Bramley project; so if you recall, I think at the May meeting we awarded the contract to DiGioia. It was the base bid plus all the alternates. So, at the time, everything that could have been awarded was from a financial standpoint. We are ready to have the pre-

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construction meeting this Friday for this contract and will get kicked off. We will issue a Notice to Proceed on the job. What the contractor needs to know is for the Bramley portion; we had an Alternate C that's highlighted. It was to substitute full depth seven inch concrete pavement in lieu of the base bid which was full depth asphalt with concrete curb and gutters which is our traditional typical section that we utilized here recently on Beverly, and Oakwood of course always had the curb and gutter. So this alternate, along with all the others, were already authorized and contained in the \$5,400,000; but I just want to confirm that indeed that's what we desire to do.

Councilperson Narduzzi asked what was that upgrade? I know what it consists of, the dollar amount?

City Engineer Ramm said that's the highlighted number on the right.

Councilperson Narduzzi said so \$148,000.

City Engineer Ramm replied right.

Councilperson Narduzzi asked we will get how many more years out of the concrete than you would the asphalt?

City Engineer Ramm said it's significant. I mean it's a 50 year life, and as long as you are sealing joints. Now the full depth flexible pavement is good, but you have to resurface it traditionally every 18, 20 years for a residential. So, here you wouldn't have to touch it for a while. I tried to show down here, give you a flavor for \$148,000 out of the \$5,400,000 is 2.74% of the total cost of the job. So, it's somewhat negligible when you look at the overall cost of the project.

Councilperson Narduzzi said so I have another question. So, when we do aprons now, when we put the concrete in, and people have a blacktop driveway; what do you do the apron in?

City Engineer Ramm said everything is concrete in the right-of-way.

Councilperson Narduzzi asked our apron is going to be concrete?

City Engineer Ramm said yes, and if we have to go back for transitions because of grading behind the sidewalks, that will all be concrete as well even if somebody has an asphalt drive.

Councilperson Narduzzi asked is there a number back there that we think if we went with concrete, how many concrete pavements we are going to do? Are we going to do all of them?

City Engineer Ramm said that's in the base bid anyway. That's all in the base bid regardless.

Councilperson Narduzzi said I'm just worried about it being an extra tack on, all of those aprons.

City Engineer Ramm said it's in there, every one of them is getting redone. That's what I recommend, and it was in the authorization, I just wanted to make sure. That's enough to talk about for me then; we will tell the contractor on Friday that we are going with the concrete.

Then the other ones were alternates for the premium asphalt, which we will know, it's the right thing to do; but if it gets cold late in the season they don't even make it. So, then we would refer back to, either holding off the paving altogether or just use the base asphalt material which is in the base bid anyway. So, we are covered.

Chairman Veverka asked is there a time for a meeting with any related residents on Bramley and Brookside?

City Engineer Ramm said soon. I think once we know Friday. We asked the contractor to bring his baseline schedule so it gives us a flavor for where he will be and what he will be doing at what times; and I think we are better armed to have a meeting that really is of some value for the residents telling them specifics.

Chairman Veverka said right. I had an e-mail this morning about a resident on the corner of Bramley with some concerns or questions, and I didn't want to respond until I had a handle on that. Very good.

City Engineer Ramm said it's coming soon. I know it seems like it's been long overdue; and we could have had a meeting, but we wouldn't have had much to say when specific questions would have come up. We would have said we will get back to you. So, hence why we just postponed it; and the same with all these jobs really.

Vice Mayor Grendel said now Mayor didn't you say as far as that quality of the asphalt, getting back to Brecksville Road years ago when we did Brecksville Road and Brecksville did it at the same time. They got the higher quality asphalt, and we got the lower quality.

Councilperson Narduzzi said we used to laugh about it because theirs looked so much better.

Mayor Togliatti said you could see the deterioration in ours.

Vice Mayor Grendel said that shows you that the higher quality asphalt, you get more life out of it, especially if we go on this maintenance and some of the things we are doing.

Mayor Togliatti said it pays off in the long run.

City Engineer Ramm said and when you bid out big quantities, the economy to the scale makes it very affordable and cost effective.

Councilperson Narduzzi said those two lines come together.

City Engineer Ramm said right. They are not, when you are talking small jobs then it becomes amplified the difference; but not so much for big jobs.

So, this is the Concrete Road Maintenance Contract, and we had a pre-construction meeting last Wednesday; and C.A. Agresta was chomping at the bit, so they are already out tearing stuff up and pouring on Braewood. We got notices out, so it's the quick moving contract which is a good thing; but the reason I am bringing it up now is because the alternates there that I have circled in yellow on the map is rather time sensitive that I wanted to talk about it now. It really pertains to Alternate B which was the Rockside Woods Blvd. North, so the older section. That's in need of some treatment. We had Alternate B in this Concrete Contract which was for the concrete repairs and catch basin repairs. So, that ended up being \$240,000, \$440,000 by Agresta; and then similarly in the Asphalt Contract the same Alternate B from Ronyak. By the way, we are having the pre-construction meeting for this contract also on Friday afternoon. So, the asphalt component of that same Alternate B was \$445,000; so what I tried to show you here at the bottom is between the concrete work and the asphalt work it sums up to the \$685,000. So, that's where, because of the timing, so we are coming up on the June meeting; and I feel like we really need to know if we want to move forward with this or not. It would come as a form of a change order for both contracts on Tuesday's Council meeting to authorize this Alternate B; and then by the time we ramp up, the concrete would have to get done first. That would probably take a month and a half; and then Ronyak would fall behind. I think we are pushing the season where in time for Topgolf's big opening. That was the intent to get it done before their facility opened officially; and that's kind of going to tie in I think anyway with the end of the construction season, summer season. I don't know that we have the luxury to wait any further. So, I just feel like I wanted to get some opinions as to if you wanted to move forward with it or not, and just give you the opportunity to discuss it.

Mayor Togliatti said we are also are getting complaints from our current customers in Beacon Place, at the Embassy Suites and Kent State.

Vice Mayor Grendel said that road is horrible.

Mayor Togliatti said it's terrible.

City Engineer Ramm said and I do have, I tried to take some photos of the existing conditions to kind of emphasize.

Councilperson Narduzzi said it's terrible when you get down there.

Mayor Togliatti said it's an embarrassment.

Councilperson Asseff said it's got to be fixed because it's really going to be a black eye with everything else we are doing.

Vice Mayor Grendel said with the grand opening and to have a street like that leading to that.

City Engineer Ramm said at the Kent State entrance it's really noticeable on the southbound side; and not only is it aesthetically unappealing, but the ride quality is washboard, it's up and down. It's not good.

Vice Mayor Grendel said and the number of cars that go to Embassy Suites too.

Councilperson Narduzzi asked so is that going to be grind and overlay?

City Engineer Ramm said so the concrete work is fixing some bad joints and slabs, all these catch basins would be repaired. A lot of the panels have completely kind of heaved, so you get this, so a lot of those panels can't be ground through, the profile we will be removing and then ultimately those partial depth repairs and asphalt, we think are only about three inches deep. So, the plan is to grind off three inches of the entire concrete surface and really get down to a single layer across the whole curb to curb and then put back three inches of asphalt.

Chairman Veverka asked so you are saying that makes more sense than to just try to do concrete repairs and slab repairs and not put asphalt on top?

City Engineer Ramm said you could walk away, but this stuff is, cosmetically it wouldn't look too good to just do the concrete. So, that's why we felt it was a dual approach to try to do both; and the end product would be curb to curb all asphalt on the surface.

Mayor Togliatti asked and the curbs would be repaired as well?

City Engineer Ramm said right. So, there's sections of curbs that are blown out, failed, those would all be repaired so it would look like a nice whole project. We anticipate for the money of the \$685,000; I think we are probably pushing \$2,000,000 on complete, \$2,000,000 or \$3,000,000 to complete removal and replacement of the concrete like we did on Quarry Lane. We ripped everything out and built it back up. So, this project we think for what would be a nominal cost compared to \$3,000,000; we could get 10 to 12 years out of it. So, we feel it's a decent investment.

Chairman Veverka said well this is a more comprehensive repair than was done on Cheryl Ann. This will last longer and have a much more stable surface for a long time.

City Engineer Ramm said right.

Vice Mayor Grendel said hopefully by that time whatever else gets developed in there would be in place too; and then the big repair work would be redone, that will almost be built out then at that point.

Chairman Veverka said and it would alleviate traffic issues once Topgolf opens if we got this all done ahead of time, and it's just done.

Councilperson Narduzzi said as long as you don't mention Topgolf, I am all in.

City Engineer Ramm said the road was bad before Topgolf.

Councilperson Narduzzi said don't even mention it. You know where I'm going.

Vice Mayor Grendel said this would have to be done Tom even if there was nothing there.

City Engineer Ramm said it was in our plan.

Councilperson Narduzzi said I'm just telling you.

City Engineer Ramm said so there's consensus.

Vice Mayor Grendel said we have to do this.

City Engineer Ramm said so that would come on our agenda then on Tuesday, there would be two change orders; one for the concrete and one for the asphalt.

Vice Mayor Grendel asked if we do approve that in June, you would be able to get started with the concrete work?

City Engineer Ramm said we could get the contractor to get into his schedule because right now it's already turned loose on some other work; but now we would pull him back and say you have to fit this in. We would give them a window so that they could be done and gone for the asphalt guy to come in and get his work done before August or September.

Vice Mayor Grendel said now the Braewood work, that was part of the main concrete.

City Engineer Ramm said right, we put it in the base bid for the concrete, and so let me focus really quick back to the concrete.

So, the other small little alternate was Alternate E which pertained to the Hemlock Trail, and Agresta's price was quite high; and he blew a number. In speaking with him, he agreed to a different unit price and it pulled the number down. It's still pretty lofty at \$94,866.

Councilperson Narduzzi asked and that's just to make the sidewalk bigger?

City Engineer Ramm said right, it's to kind of complete the trail, give it more of a logical terminal at the parking lot, more of a trailhead.

Mayor Togliatti said more of a trailhead on City owned property with a water fountain and bathroom facilities there at the trailhead as opposed to the back corner of the Cleveland Clinic parking lot.

Vice Mayor Grendel asked and appropriate signage too for people from out of town?

Mayor Togliatti said yes.

City Engineer Ramm said yeah, I think that was part of it, a kiosk and some nice signage. So, there again, from a timing standpoint, the hope was that the trail is done in July or August and

here again, sitting here, if the intent was to get this work done in time for that ribbon cutting; then we probably ought to consider pulling the trigger now as an alternate, as a change order for the June meeting next week. There's nothing to say that it couldn't come later, but we are working on the kiosk I think and some signage. It would just be a matter of putting it over there instead of somewhere else.

Vice Mayor Grendel said so the price is down to \$94,000.

City Engineer Ramm said right. So, that would be the total of the change order request if we were going to consider that.

So, I don't know what Council's, I can include it with the memo that's going to have Alternate B on it and take a vote on Tuesday. Or, if there was a consensus now and you said don't do it. I would take whatever feedback you had.

Councilperson Narduzzi said keep them separate. In my mind, keep them separate.

City Engineer Ramm said okay.

Mayor Togliatti asked so then you would have two change orders? That's what you are saying?

Councilperson Narduzzi said yeah because I won't vote for the other one.

City Engineer Ramm said so as to not say no to everything, say yes to something, no to the other thing.

Councilperson Narduzzi said I mean Rockside Woods North is a no-brainer to me. It's terrible, but this here is another luxury.

City Engineer Ramm said alright, that was pretty much what I wanted to discuss for the maintenance contracts.

So, then Upper Brookside; this contract was bid. I do believe this one was on the agenda that was published this past Friday. So, we had some good bids. Five contractors submitted bids, and the goal would be to try to capture the construction season, get this thing awarded next week on Tuesday. That is the premise why bringing it up here today. These were the totals, and the engineer's estimate was \$2,400,000; and Catts came in as the low bidder. Alternate A and B are just for the asphalt upgrades, for the polymer modified asphalt.

The takeaway here that I want to bring up pertains to, and I think we mentioned it last month about the easements. So, the hard 90 degree turn, and I think Councilperson Trakas you mentioned this. Right now I believe there's an encroachment of this very corner on that one parcel on the interior of that turn where the road physically sits on a little bit outside of the right-of-way and on private property. We are not going to amplify that too much, but with the grading work that is needed I feel like we need to kind of take this opportunity to make a formal easement on this area. So, for grading and the little piece of roadway curb, we feel like this area

that's hatched out is necessary. It has 1,746 square feet, and then similarly down at the other end, so this is down at the other end where it turns up by the highway there it's by the right. It's the same thing, on the inside of that curve to get the sidewalk through there, and we have a big storm sewer that's coming around the corner there. There's significant elevation changes that warrant an easement across the whole frontage of this one side of this corner parcel that we feel like is necessary. So, we have sent these documents over to Dean Smith to appraise them, and we hope to get that back soon; and unfortunately I don't have it. I don't have that value in front of me, but these would be permanent easements; and there's the chance that if for whatever reason the homeowners didn't take it, we would have to go through that same process we just lived through on 21 where it goes to legislation to appropriate it. If they didn't want to accept the fair market value on it; and the risk is of course is that we don't have these secured yet. By awarding the job on June 11<sup>th</sup> which is next Tuesday, I feel like it typically takes a month to get contracts signed, issue a Notice to Proceed, and then another month for the contractor to ramp up. In that 45 to 60 days, we could be pursuing these easements and having discussions with the owners. It's a little bit not ideal, but it's running concurrently then where we are ramping things up; but at that time we are pretty much committed to an appropriation action.

Councilperson Narduzzi asked did we meet with the homeowners here?

City Engineer Ramm said not yet. This is kind of in the same boat that until we had the bids and knew what we were doing moving forward and getting a schedule; but my intent, we are getting questions. We have yet to even really show the information. So, we feel like we owe, if nothing else, in a package for everybody's parcel to show them the sidewalks and the impacts of the proposed work that is coming. I feel like if not in a formal meeting, but a packet. We sent letters and detailed drawings to the residents on 21; so it would be very similar. It's just time-consuming, and we have yet to do it; but we have time here now as we are ramping things up, we definitely want to do that most urgently for the two that need the easements. The others we feel like we can get a lot of the work done in the right-of-way, we can make things better if they let us come on private property to grade things out better; but it wouldn't squash the job to not get others participation like these easements could, not so much this one.

Councilperson Narduzzi said but that stretch from Brookside to Sprague, those people on the east side that are saying you are not doing anything for us. It would help to have some kind of alternate that at least we are taking care of the culverts or something. I don't think that they are really asking for sidewalks, but some people have culverts, some people don't. So, the people who have them, all their water goes onto the people who don't. It goes down to their houses. All their houses are lower than the street. So, they get those flash floods. I think if we fix that side of the street up it's going to help them; and they are not crying for sidewalks. They just want to fix the water problems, and unfortunately it's another bad year for water problems.

City Engineer Ramm said right.

Councilperson Narduzzi said it's something. We are doing it down the street, we might as well look at them. There are six or seven houses left. It's like we are taking care of half of the street, and the other half we are saying nah. Let's think about what we are doing, it doesn't even sound like something Independence would do.

Mayor Togliatti said we are doing pavement all the way on Sprague.

Councilperson Narduzzi said that's not fixing the problem, and right around the corner we are fixing the problem. It's almost like come on what are we doing, we are not doing the right thing here.

City Engineer Ramm said we could easily accommodate some of that work, depending on how extensive it would be in some contingency items of this contract; but if it got to be, you are not talking about extending curbs, drainage.

Councilperson Narduzzi said no. I'm just saying, drainage issues, that's what they are mad about. That is what Gary is upset about.

City Engineer Ramm said I think we could probably accommodate some of that. We are going to have big equipment. We have a lot of pipe in the job. We could kind of look and see what the needs are.

Councilperson Narduzzi said if that was a straight street, just think about. Well we would say we are going to fix half of the street, and the other half you are on your own. It's the same street guys. It's another 800 or 900 feet, whatever it is.

City Engineer Ramm said right. I understand. I know at one point we talked about potentially that could be a Phase 2 or a Phase B of this job, depending on how glorious it needed to be. If it's just some drainage work, either with these guys with this job or even with Geotech on our creek maintenance contract we could facilitate some improvements to make it more holistic.

Vice Mayor Grendel said that should be done before we do any of the paving.

City Engineer Ramm said it's July to November. The paving will be the last thing that gets done. So, that's when all the underground work and all the concrete work will be done ahead of the paving. So, we are good I think from a timing standpoint if we decided to do anything, we could do it for sure before the road got paved.

Councilperson Narduzzi said and I think the people on the west side, they aren't even complaining; it's the people on the east side.

City Engineer Ramm said which is the low side.

Councilperson Narduzzi said because they get all the west side's stuff.

Vice Mayor Grendel said the west side just has, besides the house Jerry built, how many houses?

Councilperson Narduzzi said Jim Crooks' is on the corner, and then the three lots that Jerry has, and that newer house, and two others before the development; but their culverts they dump on the street because they end by that new house that was built, and then they go right to Gary's

yard. They cross the street and go right into Gary's. If you stand there and really look at what happens because I went up there during that last rain. Then Gary gets the brunt of it.

City Engineer Ramm said we made a good amount of improvements a number of years ago to try to remediate some of that water that was coming out of Kurt Hill's property.

Councilperson Narduzzi said if we fix that side over there.

City Engineer Ramm said the low side. Our work was focused on the upstream side, which we thought we were trying to minimize some of that over spillage; but we didn't do much of anything on the east side. I don't dispute that.

So, that's what I wanted to share with you, the status of this job and the easements and things that are moving on parallel tracks.

Chairman Veverka said I have a question related to easements. When we think we need to have one, are there any conversations that take place ahead of time, or you build that for sure need and then circle back around to have the conversations after the valuation?

City Engineer Ramm asked conversations internally or with the residents?

Chairman Veverka said with the resident. If we know for sure that a specific resident is going to need, you are going to need to be able to edge onto the edge of their property, is that something that is useful to discuss early on or not?

City Engineer Ramm said I don't think it hurts. Ideally, we would have had a chance to do that. We haven't, and getting back to that. So here we were trying to maintain the five foot tree lawn; so the gap between. So, we could try to push that sidewalk up against the curb to try to keep it out of that private property. You still have elevations to deal with, but then you could build retaining walls. You could pinch yourself into the right-of-way at an astronomical cost, and then safety is an issue because on that hard bend I don't think. Of all places not to have people up against the curb, it's on the hard turn. So, this one was somewhat of a pickle to try to.

Councilperson Narduzzi asked where is that person's driveway at? Is it to the west there?

City Engineer Ramm said you know that's an apron, but there's really no glorified drive. The actual garage is around the other side. This is somewhat of an auxiliary drive. We don't see many cars there, but we felt like it's a drive, and we are going to give them an apron. The garage where we see the cars parked is on the other side, the front side, the highway side to answer your question.

So, yeah whenever possible we try not to go outside of the right-of-way just because it's complicated.

Chairman Veverka said but they are on the inside of the curve where you have the traffic sometimes likely to be closer anyway. You don't want to put the sidewalk closer.

City Engineer Ramm said no, and you can see some of that dark material on the outside of the curve, we are actually kind of pushing that road and widening on the outside to help maintain two 12 or 13 foot lanes and still get curves. We have all kinds of space over there. The right-of-way goes to a 90 degree turn up at the highway; but you can only do that so much before you are still working back on yourself. So, we were trying to make the most prudent decisions from a design standpoint.

So, we are going to reach out to these folks real soon and start that dialogue on the easements.

So, that moves us to Lafayette. This one is one that didn't get submitted yet, but our intent is try to get it awarded here next Tuesday. The engineer's estimate was \$3,000,000. The amount of Catts Construction was a little better again on this job. There were four bids, and it was pretty competitive. They were pretty tightly spaced, and we are comfortable with Catts for the base bids. Now there's four alternates here that I just want to talk about that are highlighted.

So, here's an exhibit aerial of where these alternates are to get your bearings. The one on the bottom left is a drainage issue that is up against the CEI easement. The one long lateral thing in the center is rear yard drainage problems between Laurel and East Ash. The dead end at East Ash is the road just ends. So, we are looking at maybe a cul-de-sac.

Vice Mayor Grendel asked was the corner house Jean (inaudible)?

City Engineer Ramm said yes.

Vice Mayor Grendel said she passed away last year.

City Engineer Ramm said there are people living in the home.

Vice Mayor Grendel said unless title has transferred.

City Engineer Ramm said that is the name.

Vice Mayor Grendel said it's on the map there.

Chairman Veverka said her daughter lives there.

Vice Mayor Grendel asked so she hasn't changed the title? Sometimes people pass away, and the family doesn't do any legal work to change the title. You have a deceased person owning it.

Chairman Veverka said that was part of the reason I asked if it was in the discussion ahead of time because.

City Engineer Ramm said ahead of time, no.

Mayor Togliatti asked so if it's a deceased person, who grants the easement?

Vice Mayor Grendel said that's the thing.

City Engineer Ramm said that's something we didn't see. Now I assume that Bohning took this maybe from the County taxes. Things could be in process, and the records maybe haven't changed. This exhibit is pretty fresh.

Vice Mayor Grendel said it's 2019, so they probably haven't done anything yet.

City Engineer Ramm said or it hasn't maybe gotten its way in the County Auditor system.

Vice Mayor Grendel said she might not have had a survivorship or beneficiary designation, and it's going through Probate.

Councilperson Asseff said it will take a long time if it's going through Probate.

City Engineer Ramm said our goal would be to even in advance of a formal easement agreement, would be a right of entry agreement that kind of gives us permission and gets us moving along.

Councilperson Asseff asked who would sign it?

Vice Mayor Grendel said if it's in Probate maybe the Executor would be able to do that, but sometimes people don't even. They just sit on it, and there's nothing being done. It's kind of like in limbo then. I was just wondering from a standpoint of.

City Engineer Ramm said so the east end of East Ash is kind of the road just ends. We were looking at a cul-de-sac improvement, and then up at the north end of Daisy. We have had some requests from the owners of those parcels that are pretty much non-traditional flag lots that have no frontage. The road is pretty beat up.

Mayor Togliatti asked are we dedicated through there?

City Engineer Ramm said well only but for these improvements. So, the goal would be to upgrade it with this job, if there was a palate for it. It's a chunk of money, but then right, then dedicate it. Now what doesn't show up on any of this information is the frontage will become, they would have to have a variance because the frontage right now is somewhat. I don't even know if you would consider it frontage because the frontage is way down the street; but now if we push that roadway out, the homes would sit extremely close to the right-of-way. That would just have to be part of the platting that the homeowners would be granted a front yard variance. We would be creating the non-compliance by the roadway dedication. So, it would have to become part of the parcel with the dedication.

This one was \$57,000, and was Catts' low bid; and basically the right-of-way ends right here. That is the end of the right-of-way, and the street continues through. You could see there are three driveways off of this private property in essence. The water main goes through all of the way regardless because that's where it exists now anyway; but then \$57,000 is what it would

cost. We have not reached out to the DiGeronimos at all yet. So, there's no rush to award this; but I just wanted you to see where it was and intended to have the discussions.

Councilperson Narduzzi asked that's Moore's on the north side up there and then DiGeronimos and that Sanchez house?

City Engineer Ramm said it was a very odd pie-shaped. So, it's been like this forever. We are not married to this. We just wanted to show you that we went through the exercise, and if there were willing parties that this is another job that's going to be four or five months. So, we will have time if we so chose to facilitate this sort of work.

Councilperson Narduzzi asked what does the bus do? Does the bus go down there?

City Engineer Ramm said I don't know.

Councilperson Narduzzi said they surely aren't turning around now.

City Engineer Ramm said they would have to be pulling in driveways and making some sort of backup maneuver. That's why we thought it would be. We looked at all of them really, all the streets; and this one really was the only one that seemed to make sense and had room. The other ones are kind of tight, and we didn't even bother. So, again, we are not under any time to get this one approved; and again, we don't even know if the owners would be willing. We are going to intend to pursue that.

Vice Mayor Grendel said if they aren't willing.

Councilperson Narduzzi asked is that all on private property?

City Engineer Ramm said yeah. The right-of-way is back here on the left by that hydrant, and everything else beyond that would be. We would have to get the easements.

Vice Mayor Grendel said but there's homes.

City Engineer Ramm said there are three driveways.

Vice Mayor Grendel said I would think some phone calls just to see if they are willing. The DiGeronimos have how many of those houses?

Councilperson Narduzzi said just one, Bobby's is back there, and then Moore's and then Sanchez. Well there's somebody across from Moore's too. It's right across the street, and it's affecting them too.

Mayor Togliatti said I think that might be Indexco property.

Councilperson Narduzzi asked an empty lot?

Several people began speaking at once.

City Engineer Ramm said or it's a drive to a bigger property.

So, now focusing on the north end of Daisy; those are the two homes there on the right. You can see the pavement. It's kind of very deteriorated, and so we went through the exercise of having CT lay it all out. We are going to have similar work components going on up there with this job, and we felt now would be the time to consider it to be able to bring you a dollar value just to have the conversation. So, again, we are not married to this. So, that line might be to the north of that north side of that drive in terms of where that road is currently dedicated to. It might be a little deceiving where we drew the border.

Mayor Togliatti said so that's all a private drive right.

City Engineer Ramm said it's all private after the dedicated portion, and you can see the curb and gutters just end, and the roadway pavement is very deteriorated. There's no drainage, the water just drains down; and you can tell something is different, and the residents have complained. I do believe we plow the snow like when we are plowing the streets. I don't know that we stop right there. I am sure we push the snow, but for doing some hot mix patching, we have not done any significant upgrades because it's outside of the right-of-way, and I think that's the rub that these residents feel like the road is just in a deplorable condition. They were the ones who brought it up, but I felt like.

Vice Mayor Grendel asked is one Boehnlein's?

City Engineer Ramm said that's one. There was one prior. I think Boehnlein is the back. Now one treatment you could do or consider doing, which would be more cost effective, would be just to kind of grind and overlay which is what the whole neighborhood is getting anyway. So, this \$75,000 is a complete tear out and building up a traditional asphalt pavement that meets City standards. That is why it's so costly. You are bringing it up, but because if we are going to dedicate it, we would want it to meet our design standards. So, if you just chose to consider, I am not saying we have to do anything, but the other alternative is to just to try to grind it and overlay it while the asphalt guy is out there, get their permission; and you can make an improvement that would be fractions of the cost. That's another way to go.

Vice Mayor Grendel asked have the bids come back for Lafayette?

City Engineer Ramm said yes.

Vice Mayor Grendel asked will that be on the June meeting?

City Engineer Ramm said that one is not time sensitive, so that was Alternate 2. It was the Daisy Blvd. extension. So, \$75,000 is what that is, but here again, it's not time sensitive. We don't need to consider that for the award on Tuesday.

Councilperson Narduzzi asked could we just grind and overlay these alternates?

City Engineer Ramm said no, that cul-de-sac would be a traditional City roadway with curb and gutters and concrete. That's the other thing, the cul-de-sac did show some sidewalks going around. So, the sidewalks are on the ends, and you could keep that sidewalk going around. Or you see the curb ramps that we terminated it. That's the other option to terminate it right there near the right-of-way and be done with it. You could still build a cul-de-sac and not do the sidewalks. The sidewalks where you end them and just facilitate the turnaround for the vehicles, the garbage trucks and plows and school buses; and that would probably take off some of that cost because I do believe the sidewalks were in that \$57,000. That was everything.

Vice Mayor Grendel said so probably the garbage trucks have to back up.

City Engineer Ramm said they might back up.

Councilperson Narduzzi said back up into a driveway and turn around.

Vice Mayor Grendel said so Catts got both the Upper Brookside and the Lafayette.

City Engineer Ramm said if you notice they didn't bid Brettin because I think they were biting off all they could chew.

So, that's all, I won't belabor this one. The other one is the drainage improvement. So, there's just a really low area here by the easement, by the highway easement that puddles water significantly. This alternate would be to put a storm sewer in, and it gets expensive because we have to chase into the street to tie into the sewer. The main is running down the center of the road. So, that's where some of the costs get a little bit pricey, but we had a complaint.

Councilperson Narduzzi asked is that private property for that easement?

City Engineer Ramm said it is. No, it's actually, we snuck that sewer in. You see that line. That's the rear property line of the lots which also is the easement.

Vice Mayor Grendel asked is there just one home there?

City Engineer Ramm said there are two that would benefit, the corner and then the one north of the corner would benefit from this improvement, and then the big one here that we feel has some significant value because it benefits ten parcels.

Mayor Togliatti asked they would lose all those trees?

City Engineer Ramm said no. It's deceiving. There are a lot of trees, but where this pipe would be we feel that there is a nice gap that we can get this pipe in and but for one or two trees. We feel like we can make it work. It runs right down the property line, which is kind of nice because it's right down the property line.

Vice Mayor Grendel said that would alleviate the backyards of flooding because they still haven't even cut their grass in the back yet.

City Engineer Ramm said it's significant, and it's been on our books since I have been here of a target area that's in need; and now would be the time. This one was \$65,000, and when you divide it by ten property owners, it's pretty cost effective in terms of a cost per lot if you were looking at that versus the other one is \$23,000 for two lots. It's a higher cost when you are looking at just the hard facts of benefiting properties for the cost. So, this one I'm trying to emphasize that I would recommend this one. It's been on our books. Unfortunately, this would be another perfect candidate for the Regional Sewer District's money, Community Cost Share money, but we have somewhat squandered it for five years from now. This is just an example that there's numerous potential candidates for that money for those projects.

Vice Mayor Grendel said this one here benefits ten residents. I am definitely for that.

City Engineer Ramm said I would recommend that, and I recommended the other one too; it's pretty significant and the water is six inches deep over there.

Vice Mayor Grendel said now's the time to get that done while we are there.

City Engineer Ramm said so that takes care of that and moving on. This is the last one, Brettin Drive. We opened bids I believe last week Thursday. The estimate was \$1,400,000. Tri-Mor was the apparent low bidder at \$1,186,000; and this one also we hope to be hitting the sweet spot of the summer construction.

Vice Mayor Grendel asked this is their first job here?

City Engineer Ramm said no, they are historically, they have been in business for years, for decades. They are traditionally a concrete contractor, concrete pavements; but they have had to diversify to kind of stay competitive and do underground utility work. So, this job is a water main, and it is also a complete roadway reconstruction.

Councilperson Asseff asked how long is going to take them to do this one?

City Engineer Ramm said this is a five month job.

Councilperson Asseff said there's going to be a lot of tie ups and delays because of the street.

City Engineer Ramm said it's going to be a tough, tough project. In fact, we spent a while trying to figure out how best to attack, what to do. We considered recycling asphalt because it's more user-friendly to keep the surface there and just recycle it and then overlay it. The road is in a pretty good failed condition. So, by the time we thought of spending a chunk of money to try and rehab it, just rip it out and start over. Just bite the bullet.

Councilperson Narduzzi asked are you going to do half at a time?

City Engineer Ramm said well we don't know yet. That's another, we have to discuss it. The contractor was given some stipulations that he could keep residents out of their drives for so many days consecutive like we did with Great Oaks Parkway, Beechwood and Maple Leaf. We kind of ripped out half, the neighbors parked across the street for upwards of ten days so the contractor could pour the concrete, do the aprons; and then get them back in and then flip. That's when we had one lane with one way traffic. Here, you are going to have one lane with two way traffic. It's really going to be one of the hardest jobs we have ever done. It will be similar to Beverly.

City Engineer Ramm said you have two homes under construction.

Councilperson Narduzzi asked are you putting sidewalks in?

City Engineer Ramm said sidewalks on both sides, that is included.

Several people began speaking at once again.

City Engineer Ramm said well there's a lot of work in a condensed area. So, it's going to be tough for the residents.

Vice Mayor Grendel said it's long overdue. That's one of our worst roads.

City Engineer Ramm said we are going to tell them to call the Councilperson who lives on the street. He will take care of all of the complaints.

Councilperson Narduzzi said I never thought it was a street when I was growing up.

Several people began speaking at once again.

City Engineer Ramm said so the alternates here, again we chose to consider the \$85,500 is a similar treatment. Right now the base bid is full depth asphalt with concrete curb and gutters which is what is out there now. For \$85,500 we could go to full depth concrete, full width with roll curbs. Here again, I tried to do the math, and it's a little bit more as a percentage. It's not quite the 2.3% or whatever that was. Still I think it's cost effective to consider concrete.

Councilperson Asseff asked would that speed up the project going with concrete versus, they could do it a little quicker?

City Engineer Ramm said we think that the maintenance of traffic could be a little bit easier based on how we saw it get done with Maple Leaf and Hickory and Great Oaks because asphalt curb and gutters is kind of a couple few different processes with different materials, different contractors, sub-contractors. It could amplify.

Councilperson Asseff said with this amount, we know what it's going to be causing, and this would cost a little bit less. It's worth the \$85,000.

City Engineer Ramm said and if you notice they were pretty, there were a couple that were even cheaper; but Tri-Mor is a concrete company. They are lobbying hard to try to get us to approve this alternate because that's kind of what they do. So, that's something we would want to decide ideally with the award of the job.

Councilperson Asseff said that seems good to me.

Several people began speaking at once again.

City Engineer Ramm said they knew the base would be awarded. You have to award the base, and if they load up the money in the base; and would take the risk on the alternates. Sometimes we see some of that.

Councilperson Narduzzi said so at this point you couldn't go back to them and ask if they would do it for \$70,000 because you got a bid for \$70,000 for the alternate?

City Engineer Ramm asked for Tri-Mor? I mean that's kind of why you get the pricing, it locks it down; and then in essence it becomes part of the award. They were pretty low, so even if you would take the base plus the alternate, you look across the numbers there; they are still low.

Chairman Veverka said even with the concrete Don it still puts us below the estimate, \$1,400,000 and \$1,180,000.

City Engineer Ramm said now. Maggie's here so I can't say what was in the budget, what was in the Five-Year Plan. It was probably. Do you know Maggie? It was pushing a million. It wasn't this, but it was close to the base.

Then Alternate B, so down here at the cul-de-sac, here's another street where that cul-de-sac that's there is extremely small; and we looked every way to Sunday to try to figure out what we could do there. There are a lot of challenges. The best thing we could come up was this. So, north is coming down towards the bottom. So this is really just a glorified "T" turnaround off the cul-de-sac on the north side of the cul-de-sac that in essence would be on, kind of run the wood line adjacent to the pond. It would probably be somewhat of a significant impact to this property owner right there which I believe was a former City employee. I can't think of the name.

So, again we have not shared this. We took the bids. So, the cost of getting this concrete turnaround pad was \$20,000; and this could be a moot point as well. If the homeowner wouldn't agree to this, I don't think we would be in a position to appropriate it. We have been turning around there for however long whichever way they have done it. So, we felt compelled to try and see what we could do.

Vice Mayor Grendel said I don't think it makes any sense unless they would want it.

Councilperson Narduzzi said I don't see why they would want it.

City Engineer Ramm said we will still talk with them when we bring them to the public meeting. We might pull them aside or request a separate meeting, but you won't hear from me again on this issue unless there is some positive receipt of the proposal.

So, that's it on Brettin.

Councilperson Narduzzi asked so what did we decide for Brettin?

Several people said concrete.

Vice Mayor Grendel said it's such a difficult thing, why go do it again. I think it makes sense.

City Engineer Ramm said we are thinking that the mailman is not going to want to go anywhere near that street. In the bid we put a gang box just like we did to keep the mailman out of the subdivision. So, it's in the bid for him to set up 25 or 35 that homes are out there.

Chairman Veverka said 25.

City Engineer Ramm said so on Dalebrook, that long lead in to the subdivision, there is a lot of real estate on the edges; and it's right across the street caddy corner from Brettin. We felt like that's where we would target trying to put this gang box, and it would get them off 21. They could go in and turn around and park.

Councilperson Trakas said we used to have one right there at the corner. The mailman wasn't allowed to go down the street.

City Engineer Ramm said so we had to coordinate with the Post Office because they don't know anything about it. It is just a bid.

One last thing on both of these jobs, the water main jobs, Lafayette and then Brettin. I don't believe we have the Cleveland Department of Water permit. They have reviewed the plans, and sometimes it's tough to get them to give their final blessing which the contractor can't really start until Cleveland Water issues the permit because we have to tap into the mains. So, we are pursuing that both for Lafayette and for Brettin; but again we have some time here. After we award these contracts, we are hopeful that within the next 30 to 45 days we are going to get them. Else if you issue a Notice to Proceed, and the contractor is stuck then all of a sudden he has down time. We were up against it with Oakwood. I don't know if anyone knew that, but Oakwood was a similar condition. We were chomping at the bit. We were ready to go, and we were still waiting for Cleveland Water permit. We just got it in the nick of time. Fabrizi had equipment and pipe on the job.

Vice Mayor Grendel said they had to finish up in the spring.

City Engineer Ramm said so for what it's worth, but CT Consultants has some good contacts down there; and we are hopeful that Lafayette, and Lafayette has been in the queue for quite some time. I am shocked that we don't have it by now; but Brettin is a little bit further behind.

So, we may have some work to do to try to get Cleveland Water's approval for Brettin just so you know. There's a lot of challenges.

So, that's all I have. I appreciate the feedback; so now I will know what to do now on some of these recommendations and legislation.

Vice Mayor Grendel said if you want me to check out Kostrin, I can check out to see what the status is.

City Engineer Ramm said that would be helpful.

Chairman Veverka said the Hemlock Trail, is there a targeted opening? Where do we stand with that?

City Engineer Ramm said the rain has really pushed a lot of that landscaping back; but the goal was the end of July, early August was when we were shooting to get that done. They planted trees, and the deer ate the trees. They put guards on the trees now because of the deer. There were hundreds of trees. We are getting there. Hopefully, the last thing on our way out will be paving the thing, and it will look like it's complete. So, it's still a month or so away. It's coming.

Councilperson Narduzzi said this isn't Streets & Sidewalks, but I have an issue on Renwood, 2677; I think it's Louie Cipriano's house. We were talking about going in the backyards and fixing water problems. When they put that development in, every house had a swale on each side that ran the water to the street. So, the neighbor plants inside that swale trees, shrubs; so now the water comes down and runs right into Louie's backyard. So, we were out there. Our explanation to Louie was well if you put drainage tile across the back of your yard and hit the other swale; and Louie is like well because of somebody else's fault I have to spend \$10,000 to put drainage tile in to get to the swale. So, why don't we just go to the guy who caused the problem and say take the trees out of the swale and put the swale back as you found it. To me that's common sense instead of having to have a homeowner spend the money to fix what the neighbor did. We were out there, and that's what he was told that he has to put drain tile across the back and go to the swale on the north side.

City Engineer Ramm said I had a few people out there recently. So, Milt was out there a while ago, maybe even last year; and then Joe most recently.

Councilperson Narduzzi said Joe was out there.

City Engineer Ramm said I have been meaning to circle back.

Councilperson Narduzzi said when you walk back there it's quite obvious. It's very obvious what the problem is.

City Engineer Ramm said I think what happened was we looked at the topsoil for each house, each lot initially showed swales contained on their own property. So, that's where I think the difference of opinion might be that each owner.

Councilperson Narduzzi said yeah, but you can't plant in that swale.

City Engineer Ramm said well the swale wasn't on the property line. The swale was meant to be inside the property line on each property owners' property. So, that is what the issue was, I think it was the mounding of the landscaping mounding and the trees were right on the line. We are talking about five feet.

Councilperson Narduzzi said but still you shouldn't be able to plant inside of your swale because now you are taking the swale away, right? The swales were put there for a reason, and now you eliminate that swale even if it's on your property; and it affects the neighbor, that can't be right.

Councilperson Asseff asked is there an ordinance where you can't plant in a swale?

City Engineer Ramm said if it's in a dedicated drainage easement; see that's the problem. That plat was older, and back in the day they showed swales down near a property line, but it wasn't platted as a drainage easement where the easement would allow some other entity, an HOA or a City to come in there and make something right or by rights to go in there and do something. So, you have to be a little bit more sensitive in terms of whether it would rise to the level where we would cite somebody for some obstruction, creating a nuisance; that's where we are kind of sensitive to doing something like that. We have to make sure; if it's the right thing to do though, we are okay with it. I just have to take a little bit more time. I know there are people looking at it, but I haven't really spent a whole lot of time to digest it. I owe them a response.

Councilperson Narduzzi said when you walk around the side of the house, it is quite obvious what is happening. You can see where the grass where the water comes it's all mowed down.

City Engineer Ramm said and we have seen photos of the water up against the foundation.

Councilperson Narduzzi said you can see where it's supposed to be going, but it's being obstructed by shrubs and trees and everything else that's in the swale. It's just another bad year with the heavy rains.

City Engineer Ramm said it amplifies a bad condition and makes it much more noticeable.

Councilperson Narduzzi said I was just bringing it to your attention.

City Engineer Ramm said it's on our list. We have had a few with the wet weather.

Chairman Veverka asked anything else?

There was nothing else.

Chairman Veverka said I will entertain a motion to adjourn.

**Moved by Grendel, seconded by Narduzzi, to adjourn the Streets & Sidewalks meeting of June 4, 2019. Voice Vote: 3 yes/0 no; motion carried.**

There being no further business, the meeting was adjourned at 4:56 p.m.

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Debra J. Beal, Clerk of Council  
**Minutes Unapproved at Time of Release 06/05/19**