

CAPITAL IMPROVEMENTS AND STREET MAINTENANCE COMMITTEE

Date of Meeting: February 12, 2015, at 5:30 p.m. in the Council Chambers of City Hall.

Members Present: Rasmussen, Gisselman, Kellbach, Mielke, Abitz

Also Present: Mayor Tipple, Lenz, Wesolowski, Sean Gehin, Jacobson, Mohelnitzky

In compliance with Chapter 19, Wisconsin Statutes, notice of this meeting was posted and received by the *Wausau Daily Herald* in the proper manner.

Noting the presence of a quorum, at approximately 5:30 p.m. Chairperson Rasmussen called the meeting to order.

Approve minutes of the January 8, 2015 meeting

Mielke moved to approve the minutes of the previous meeting. Kellbach seconded and the motion carried unanimously 5-0.

PUBLIC HEARING: Vacating and discontinuing a portion of the existing Curling Way cul-de-sac

Rasmussen invited those in attendance who wished to speak regarding the proposed vacation to come to the podium and give their name and address for the record. After asking three times, no one appeared and the public hearing was closed.

Gisselman moved to approve vacating and discontinuing a portion of the existing Curling Way cul-de-sac. Mielke seconded and the motion carried unanimously 5-0.

Discussion and possible action on an Amendment to the Official City Map to establish the new exterior lines of the realignment of Bridge Street from Westwood Drive to 28th Avenue and Pine Ridge Boulevard from Plaza Drive to Bridge Street. (This item was postponed from the May 8, June 12, July 10, October 9 and November 13, 2014 meetings.)

Rasmussen and Mayor Tipple received a letter yesterday from Connexus Credit Union. Connexus has been in contact with Aspirus to look at the possibility of a land deal. It appears that will not come to fruition at this time. Connexus is requesting a number of items be considered, but most items would be considered at other committees as the project comes to fruition. However, the letter also indicated that Connexus is not opposing the official city mapping of the land and are willing to work with the City regarding acquisition going forward. The one item in the letter that CISM would address is that sidewalk only be installed on the hospital side of the street, which is something that would be addressed as the project gets closer.

Kellbach moved to amend the Official City Map to establish the new exterior lines of the realignment of Bridge Street from Westwood Drive to 28th Avenue and Pine Ridge Boulevard from Plaza Drive to Bridge Street. Mielke seconded.

Abitz questioned if flashing lights and/or traffic signals would be installed on the corner near Surgical Associates for emergency vehicles. Rasmussen stated the emergency entrance can be addressed once the 70% plans are completed. Wesolowski indicated that CWE was working with the hospital and has a revised site layout plan proposed for the future. Gisselman questioned the timeline for the project. Wesolowski stated staff could apply for STP Urban funding, which would put this project for construction in 2019-2020 at the earliest.

There being a motion and a second, motion to amend the Official City Map to establish the new exterior lines of the realignment of Bridge Street from Westwood Drive to 28th Avenue and Pine Ridge Boulevard from Plaza Drive to Bridge Street passed unanimously 5-0.

Mayor Tipple thanked the committee for postponing this item and allowing time for the right solution for both Aspirus and Connexus.

Hal Osborn of Connexus asked to be kept in the loop as the project moves forward regarding the issues noted in the letter from Connexus. Rasmussen has forwarded the letter to departments that are affected.

Discussion and possible action on potential options to address stormwater issues on North 10th Avenue between Union Avenue and Stowbridge Street

Rasmussen stated the goal with this discussion is not to call into question decisions made by the Board of Public Works. To be proactive going forward, we need to look at the entire area, where the stormwater flows and how it gets there by completing an internal or external study. The study would determine if something could be done to prevent future occurrences.

Gehin stated on September 4th the rainfall received City-wide exceeded the storm sewer capacity. Low-laying properties adjacent to waterways likely were flooded as there were reports of flooding throughout the City. To make matters worse, the week prior to the large storm event on September 4th, two inches of rainfall were received. Therefore, the ground was already saturated and magnified the amount of water. Gehin believes the overland flow should be safely conveyed away from the homes along 10th Avenue. He is proposing a study of the topography in the area to see if the flow can be redirected. Rasmussen questioned if the study could begin within the Engineering Department. Gehin confirmed.

Abitz stated when she lived in Las Vegas there were flash flooding issues. Most of the housing developments have brick walls around the gated areas. She wondered if a wall could be built to separate the school district property from the residential homes. Gehin indicated part of the study would look at the flow path and it may be necessary to build a berm along the east side of the Wausau West property to direct the water to a different direction. Abitz spoke of issues with water drainage when West High School was first built. Rasmussen stated when looking at the topography of the area, the elevation of Randolph Street, the elevation of Wausau Avenue, and the elevation of the highway, the area tends to slope to the southeast. The area is not a designated floodplain but there is a creek and a fair amount of land mass that sits physically lower. Having staff look at it first would alleviate the cost of an outside study. If it becomes necessary to do an outside study, it could be brought back to committee.

Brent Zocher, 1014 North 10th Avenue, stated he had over \$10,000 worth of damage to his property. He noted that the tennis courts at Wausau West are built up a lot higher than the residential properties. The water hits the soccer fields and gets pushed to the east. In 2002 or 2003 there was water on his property and a DPW employee told him that water overflows the culvert, goes into the alley, comes down the ditch towards his house, hits the tennis courts and get pushed toward his property.

Rasmussen feels it is responsible to take a look at going forward. This particular event on September 4th was out of the ordinary. She lives on top of a hill and also had water in her basement that day, which had not happened in 10 years.

Kellbach moved to direct staff to begin the study and report back to the committee if a further study is necessary. Mielke seconded and the motion carried unanimously 5-0.

Rasmussen asked Gehin to keep the committee informed of the progress. It was noted that the other resident in attendance, Carla Carpenter, owns the property at 1010 North 10th Avenue. The property at 1006 North 10th Avenue also had a large amount of water in the basement. Zocher questioned when the flooding occurred that Abitz had referred to. Rasmussen stated the school was built in 1969 and since the neighborhood is evolving it is good to study the area.

2015 Street Construction Projects: Discuss public hearing results and make recommendation

Wesolowski stated the Board of Public Works held public hearings and received the comments. The public hearings were to speak of the special assessments. No one commented regarding the 7th Street project. Cheryl Schroeder commented on the design and location of the curb regarding the Crocker Street project. Gehin has been working through those design issues. No one appeared regarding Grant Street or 11th Street. A representative of Our Savior's Church appeared regarding the design of Flieth Street and Wesolowski has since met with the church. Also appearing regarding Flieth Street was Glen Witter who owns 805 Flieth Street, 901 Flieth Street, and 715 Flieth Street. Witter questioned if the assessments for all three properties could be grouped together. There were no comments on the rates or assessable footages. John Amundsen of 701 South 22nd Avenue appeared regarding the 22nd Avenue project. He is not in favor of the project based upon the special assessments.

Mielke moved to approve the 2015 Street Construction Projects. Gisselman seconded.

Abitz stated there are issues with water coming into the church parking lot on Flieth Street when it rains or during the spring thaw. She questioned if that would be addressed. Wesolowski has met with three members of the church and discussed parking, storm sewer, flooding, and access.

There being a motion and a second, motion to approve the 2015 Street Construction Projects carried unanimously 5-0.

Discussion and possible action regarding the installation of wayfinding signage for Homme Heights

Gehin stated that Homme Heights has requested wayfinding signs along 6th Street at Gilbert Street and Parcher Street. The wayfinding policy indicates sign placement should be reviewed on a case by case basis. The cost of the sign fabrication and installation would be the responsibility of Homme Heights. Rasmussen questioned if these signs would be similar to other blue wayfinding signage. At some point a larger wayfinding project will be underway and she is curious of these signs would have to be replaced. Mohelnitzky stated this would be a separate blue sign, similar to what was installed for the Montessori School. The signs would be fabricated in-house and the time and materials would be billed to Homme Heights. Gehin stated an estimate was provided to Homme Heights.

Mielke moved to approve the wayfinding signage for Homme Heights. Gisselman seconded and the motion carried unanimously 5-0.

Discussion and possible action on the dedication of a portion of 730 Crocker Street for road right-of-way for Crocker Street

Gehin stated that Crocker Street will be reconstructed from 7th Street to 13th Street. During the process of design it was discovered that a portion of 10th Street north of Crocker Street is located on private property. The City will need to acquire property to reconstruct the road as is and as designed. Staff met

with the property owner and her son-in-law and they understand the need for the property. The property owner is going through some difficult times and Gehin is unsure if she would donate the land needed.

Abitz moved to approve the dedication of a portion of 730 Crocker Street for road right-of-way for Crocker Street and direct staff to continue to work with the property owner. Kellbach seconded.

Gisselman questioned if the land would have to be purchased if it is not donated. Wesolowski confirmed and stated the City Attorney will be working with the land owner. Abitz questioned if there was an estimate should the land need to be purchased. Wesolowski indicated there is not an estimate at this time.

There being a motion and a second, motion to approve the dedication of a portion of 730 Crocker Street for road right-of-way for Crocker Street and direct staff to continue to work with the property owner carried unanimously 5-0.

Discussion and possible action on the dedication of a portion of 729 South 24th Avenue for road right-of-way for 22nd Avenue

Gehin stated that 22nd Avenue from Nehring Street north to the dead end will be reconstructed. During the street design it was discovered that the west half of the roadway from Nehring Street to Helmke Street is on private property. Gehin and Dave Huempfer have met with ProBuild to inform them of the right-of-way needs for the street reconstruction. Local management from ProBuild is in favor of donating the property but it has to go through the corporate office in Denver.

Mielke moved to approve the dedication of a portion of 729 South 24th Avenue for road right-of-way for 22nd Avenue. Abitz seconded and the motion carried unanimously 5-0.

Discussion and possible action regarding an easement for the installation of sidewalk at 200 Central Bridge Street (Graphic Packaging Corp.).

Gehin explained the City is proposing to construct new sidewalk from the CVS property east to the sidewalk on the east side of Graphic Packaging. In order to build a desirable sidewalk section with a proper boulevard width, a three foot easement would be needed from Graphic Packaging. Graphic Packaging was not completely in favor of the project because of the increased maintenance, but they understood.

Rasmussen stated there is a lot of foot traffic in the area. Whenever considering installing new sidewalk, no one loves to maintain it. Graphic Packaging has been a great neighbor. The Marathon Electric section of the Riveredge Trail comes out onto Cherry Street and makes it way to this area. Abitz questioned if it would be better to have the bus stop on the other side of Bridge Street. Gehin stated the main reason the sidewalk east of Graphic Packaging was built last year was to get patrons of MetroRide safely to the south side of Bridge Street. Rasmussen stated if MetroRide wanted to move the bus stop they could do so without approval from this committee. Mayor Tipple stated approximately two years ago MetroRide looked at the area and considered pulling into Pick N Save, but making turns could not be done with the size of the bus. Gisselman questioned who takes care of the snow on the sidewalk under the bridge. Gehin replied the Park Department maintains the sidewalk from Graphic Packaging's driveway to the bridge as the Park Department maintains the trail south of Bridge Street. Staff has informed Graphic Packaging that next year they would be responsible to maintain all sidewalk that abuts their property. Gisselman added that this sidewalk would give citizens an opportunity to get to CVS and other areas. However, he feels the intersection is still not a good answer for residents using the bus service. Rasmussen noted that this would be a small improvement for the residents.

Abitz moved to approve the easement for the installation of sidewalk at 200 Central Bridge Street. Mielke seconded and the motion carried unanimously 5-0.

Discussion and possible action on the Transportation Project Plat for STH 52, Project ID 6999-03-28

Wesolowski explained that this plat is for Stewart Avenue (STH 52) from 1st Street to 17th Avenue. Small right-of-way acquisitions will be required along Stewart Avenue. One area is along Marathon Park in order to push the curb out slightly for bicycle accommodations. Other areas involve public corners in order to make them handicap accessible. Other areas are required from the railroad for signal upgrades. A consultant has been hired to handle the acquisition. The DOT will reimburse the City for acquisition costs.

Gisselman moved to approve the Transportation Project Plat for STH 52, Project ID 6999-03-28. Abitz seconded.

Gisselman questioned if any trees would be removed at Marathon Park. Wesolowski explained that the acquisition is outside of the fence and trees or the fence would not be affected.

Abitz questioned the crosswalk at 2nd Avenue. Wesolowski indicated the primary crosswalks will be at 1st Avenue and 3rd Avenue. These intersections will have new pedestrian timers and crosswalks. Abitz said that Alderman Nutting has indicated there are several residents that use the 2nd Avenue crosswalk to go to the laundry mat and other businesses. Gisselman stated that there is heavy traffic on 1st and 3rd Avenues. Crossing there would give good vision both ways. Wesolowski explained that property acquisition would not be required for crosswalks. He will verify if they are included in the plan and if not, see what needs to be done to include them. Rasmussen stated the DOT wants pedestrians to cross where there are pedestrian heads and signals. Crossing in the middle creates unsafe situations for traffic and pedestrians.

Mayor Tipple stated a few years ago the school had inquired into a walk bridge across Stewart Avenue. He questioned if that has been mentioned. Wesolowski said that has not been mentioned lately. Rasmussen stated that has not been talked about at this committee for approximately four years. One of the issues was to make it ADA compliant and in order to get the appropriate height the bridge would have to be tremendously long. Mielke has spoken with the Dean of the University. They do not intend to construct a walkway because of the cost.

There being a motion and a second, motion to approve the Transportation Project Plat for STH 52, Project ID 6999-03-28 passed unanimously 5-0.

Future agenda items for consideration

Gisselman questioned the status of parking in front of Zillman's. Wesolowski has a meeting scheduled with the DOT at the end of the month. This will be one of the topics, along with the traffic study of 1st and 3rd Avenues.

Discussion and possible action regarding drive approaches at 1323 South 11th Avenue (Kolbe & Kolbe) and 805 Flieth Street (Wausau XYZ Corp.).

Wesolowski met with Kolbe and Kolbe regarding the Flieth Street project. The existing area is basically a 400' driveway. Kolbe and Kolbe is in favor of curb and gutter, but has requested that this area be left as

a driveway without a concrete approach. They would like mountable curb and gutter installed along with blacktop on the back side to match in with their parking lot. Wesolowski is not opposed to that. He feels it does not make sense to have a 400' concrete strip with sidewalk when there is no other sidewalk. Rasmussen added with the size of the vehicles it makes sense to give them as much room as possible.

Mielke moved to approve the installation of mountable curb at 1323 South 11th Avenue. Gisselman seconded and the motion carried unanimously 5-0.

Wesolowski explained the owner of the apartment building at 805 Flieth Street, Mr. Witter, has requested a drive approach in excess of 44'. Abitz questioned if Witter has mentioned issues with flooding. She feels with the incline from Kolbe and Kolbe across the street there would be flooding issues. Wesolowski indicated inlets will be added at the intersections, storm sewer will be extended, and curb and gutter will be installed, all of which will help remedy the situation.

Wesolowski is concerned with the condition of the asphalt on the property. If a drive approach and sidewalk section are installed, he feels vehicles will be parking on the sidewalk section. Rasmussen stated that parcel could always redevelop for something else. If curb is installed, she feels the residents will drive over the curb and park where they always have been. Mielke agrees and questioned if this was at the request of Mr. Witter. Wesolowski replied by ordinance a 44' wide driveway can be installed without committee approval. Mr. Witter was unhappy with a 44' wide driveway and did not want his tenants parking in the street. Wesolowski stated a mountable curb could be installed for the entire length of the building. Gisselman asked if that would include a sidewalk. Wesolowski confirmed a sidewalk section would be installed. Gisselman questioned why a sidewalk would be installed that does not go anywhere. Mielke added that the residents most likely would not take care of it. Wesolowski noted that the ordinance requires a sidewalk section installed with a drive approach. Discussion followed on design options.

Rasmussen stated in terms of cost and function it may be more reasonable to blacktop the area and redesign the approach should the site be redeveloped. Wesolowski would not recommend blacktop if this was a dense residential setting but since it will be done with Kolbe and Kolbe it may make sense. Lenz questioned the size of the lot and added that Hebert may look at the percentage of the lot that is impervious versus pervious. Wesolowski stated the lot is large.

Abitz moved to approve the installation of mountable curb with an asphalt approach at 805 Flieth Street. Kellbach seconded and the motion carried unanimously 5-0.

Discussion and possible action on a Stormwater Maintenance Agreement for Kwik Trip at 308 Grand Avenue

Gehin stated Kwik Trip will be building a new store at 308 Grand Avenue. In conjunction with site improvements, they will be implementing stormwater best management practices. As standard practice with development, a stormwater maintenance agreement is provided to insure the owner maintains the facilities.

Mielke moved to approve the Stormwater Maintenance Agreement for Kwik Trip at 308 Grand Avenue. Abitz seconded.

Abitz questioned if a carwash would be located at this site and Lenz indicated no.

There being a motion and a second, motion to approve the Stormwater Maintenance Agreement for Kwik Trip at 308 Grand Avenue carried unanimously 5-0.

Discussion and possible recommendation on additional decorative bicycle racks

Lenz stated the Bicycle Pedestrian Committee has been in discussions with East and West High Schools regarding bicycle racks. Last year a design competition was held and it was a good program. Bicycle racks were obtained for a fraction of the cost if the racks would have been purchased from a vendor. This year the schools are again interested in participating. A complete contest would not be held, but the schools would submit designs and build the racks for the City. Wausau East was not involved in the contest last year, but is interested this year. Wausau West has their design from last year that can be scaled down. The racks could be placed along the Riveredge Trail, possibly along 2nd Avenue, and there has been interest from some businesses. The exact locations have not been decided yet.

Gisselman moved to approve moving forward with additional decorative bicycle racks. Mielke seconded and the motion carried unanimously 5-0.

Adjourn

Abitz moved to adjourn the meeting. Mielke seconded and the motion carried unanimously 5-0. Meeting adjourned at approximately 6:35 p.m.