



CITY OF WAWATOSA

BOARD OF PUBLIC WORKS

MINUTES • AUGUST 18, 2014

Regular Meeting

Committee Room #1

8:30 AM

7725 West North Avenue, Wauwatosa, WI 53213

BOARD OF PUBLIC WORKS ITEMS

Attendee Name	Title	Status	Arrived
Carla Ledesma	City Clerk	Excused	
John Ruggini	Finance Director	Present	
Alan Kesner	City Attorney	Present	
Paulette Enders	Development Director	Excused	
William Mainus	Building Inspector	Present	
William Porter	Public Works Director	Present	
William Wehrley	City Engineer	Present	
James Wojcehowicz	Water Superintendent	Present	

1. Minutes from previous meeting

RESULT:	APPROVED [UNANIMOUS]
MOVER:	William Mainus, Building Inspector
SECONDER:	John Ruggini, Finance Director
AYES:	Ruggini, Kesner, Mainus
EXCUSED:	Ledesma, Enders

2. *Request by Jack L. Hughes, 611 N. 68th Street, to encroach upon an existing City easement with a garage

Mr. Kesner stated that this item was held over from the August 4, 2014 meeting in order to receive additional information regarding the two properties that previously received approval as well as additional information from the Water Superintendent.

Mr. Hughes stated that there is a variance directly to the south of his property.

Mr. Kesner clarified that if the encroachment is approved and there is need to get to the water main, the garage would be demolished and replacement costs would be incurred by the owner. The city will not be held responsible for any damages or replacement costs. Mr. Hughes understood this condition and is aware of the Hold Harmless Agreement that would need to be signed.

Mr. Wehrley stated that the neighbor to the south of Mr. Hughes did not have the encroachment approved prior to his building of his garage. This issue was brought to the attention of the City when he applied for a building permit. It was at that time that it was discovered that the garage was encroaching on city property. He commented that he felt it was a bad idea for a new garage to be built over a 75 year old water main. When there is a water main break, the owner is notified that they have to remove their items out of their garage immediately, in order to bulldoze the property to gain access to the water main.

Mr. Hughes stated that the neighboring property is 20" off of the water main and does not see what the problem would be if there was a water main break, as the city would have to demolish the neighboring property as well.

Mr. Wojcehowicz, Water Superintendent, stated that it is important to consider the future and this existing case right now rather than what was done in the past. The existing garage is almost on top of the water main and the service for utilities for homes that are on Crescent Court. Mr. Wojcehowicz understands that homeowners have built fences, out-buildings and other structures over this water main, but he cannot agree to place this new garage over the water main. We need to correct this situation. There are issues with the utilities and water main as well as other items in order to have access to repair and/or replace.

Mr. Hughes stated that the current garage is deteriorating and he needs to replace it. With the house and the deck in the back, there is not sufficient room to get into or out of the garage. There is a valve that is on the side of the garage that he believes is attached to the water main.

Mr. Wojcehowicz confirmed that the valve is attached to the water main which is under the garage, and then is attached to the pipes to Crescent Court.

Mr. Kesner suggested to move the encroachment out three feet to keep it off the water main. Mr. Wehrley stated that even if it is on the encroachment six inches, the city would still have to demolish the garage.

Moved by Mr. Mainus, seconded by Mr. Ruggini to deny the request by Mr. Hughes for an encroachment to the property located at 611 N. 68th Street. Ayes: 3

RESULT:	DENIED [UNANIMOUS]
MOVER:	William Mainus, Building Inspector
SECONDER:	John Ruggini, Finance Director
AYES:	Ruggini, Kesner, Mainus
EXCUSED:	Ledesma, Enders

3. Request from James and Mary Scaife for a variance to install an air conditioner at 7642 Livingston Avenue

The Board reviewed an application by Kurt Rozmarynoski, West Allis Heating & Air Conditioning, for property owners James and Mary Scaife, 7642 Livingston Avenue, for a variance to place an air conditioning unit on the west side of the property. Mr. Rozmarynoski provided photos of the site showing proposed placement of the air conditioning unit. A letter was submitted from David Jossi, 7706 Livingston Avenue, expressing no opposition to the request.

Mr. Kesner reminded Mr. Rozmarynoski that the property owners will need substantial screening from the street. Mr. Rozmarynoski stated that the owners are willing to install shrubs to screen the air conditioner.

Moved by Mr. Ruggini, seconded by Mr. Mainus to approve the requested variance contingent upon placement of screening. Ayes: 3

RESULT:	APPROVE [UNANIMOUS]
MOVER:	John Ruggini, Finance Director
SECONDER:	William Mainus, Building Inspector
AYES:	Ruggini, Kesner, Mainus
EXCUSED:	Ledesma, Enders

4. Request by Steven Ottman, Ottman Christmas Trees, for a Street Vendor license to sell Christmas trees at 301 N. Mayfair Road from November 15 to December 31, 2014 from 9:00 a.m to 10:00 p.m.

Mr. Ottman, Ottman Christmas Trees, is requesting approval to utilize the overflow parking lot of the hospital located at 301 N. Mayfair Road from November 15 through December 31, 2014 to sell Christmas Trees. Generally, they are off of the lot prior to Christmas, but would like approval until December 31, 2014 in case of bad weather which would result in delay of cleaning the site.

Moved by Mr. Mainus, seconded by Mr. Ruggini to approve a Street Vendor License for the sale of Christmas trees from November 15 through December 31, 2014 at 310 N. Mayfair Road.
Ayes: 3

RESULT:	APPROVE [UNANIMOUS]
MOVER:	William Mainus, Building Inspector
SECONDER:	John Ruggini, Finance Director
AYES:	Ruggini, Kesner, Mainus
EXCUSED:	Ledesma, Enders

5. Request for approval of Change Orders to Contract 12-101 / Project E7001 UWM Innovation Park Improvements per Attached Construction Cost Summary

Mr. Wehrley stated that there are a lot of small changes, some large ones and some work added to Contract 12-101/E7001 UWM Innovation Park Improvements.

Mr. Kesner indicated that since it is over 15% of the contract, this will need to go to Council for approval.

Moved by Mr. Mainus, seconded by Mr. Ruggini to recommend approval of the change orders for Contract 12-101/E7001 in the amount of \$1,822,864.22. Ayes: 3

RESULT:	RECOMMENDED FOR APPROVAL [UNANIMOUS]	Next: 9/2/2014 7:30 PM
TO:	Common Council	
MOVER:	William Mainus, Building Inspector	
SECONDER:	John Ruggini, Finance Director	
AYES:	Ruggini, Kesner, Mainus	
EXCUSED:	Ledesma, Enders	

6. Partial Payments

Moved by Mr. Ruggini, seconded by Mr. Mainus to approve the foregoing subject to Finance Department review. Ayes - 3

RESOLUTION

BE IT RESOLVED, By the Board of Public Works of the City of Wauwatosa, Wisconsin that the proper City Officers be and they are hereby authorized and directed to issue City orders in favor of the contractor listed below in the amount listed in the column headed "Amount" as partial payment for work completed as indicated on the attached Exhibit pursuant to the terms of the contract noted.

<u>Contractor</u>	<u>Payment No.</u>	<u>Contract/Project No.</u>	<u>Amount</u>
Super Excavators, Inc.	9B	12-101 / E7001 UWM Innovation Park Improvements - Division B	\$193,995.40

Super Excavators, Inc.	9A	12-101 / E7001 UWM Innovation Park Improvements - Division A	\$137,459.28
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RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Ruggini, Finance Director
SECONDER:	William Mainus, Building Inspector
AYES:	Ruggini, Kesner, Mainus
EXCUSED:	Ledesma, Enders

7. Monthly water pumpage report for July 2014

With July pumpage of 139,731,000 gallons, the year-to-date total stands at 921,399,998 gallons of water pumped, well above this time last year. The Chair ordered the report placed on file.

RESULT:	INFORMATION ONLY
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8. Contract Updates

Mr. Wehrley indicated that the Sanitary Sewer project has a couple of blocks remaining. The materials for the pump station have been ordered.

Mr. Porter stated that the North Avenue resurfacing project went well and North Avenue reopened on Sunday, August 17th at 5:00 p.m. No complaints were received regarding this project.

Carla A. Ledesma, CMC, City Clerk