

BAXTER CITY COUNCIL MINUTES
Work Session
December 16, 2014

Mayor Darrel Olson called the City Council Work Session to order at 5:30 p.m.

MEMBERS PRESENT: Mayor Darrel Olson and Council Members Jim Klein, Rob Moser, Todd Holman, and Mark Cross

MEMBERS ABSENT: None

STAFF PRESENT: City Administrator Gordon Heitke, Assistant City Administrator Kelly Steele, Finance Director Jeremy Vacinek, Community Development Director Josh Doty, and Public Works Director/City Engineer Trevor Walter

Water Plant Update – Municipal Well Update

Consulting Engineer Aric Welch explained the historical background of addressing water quality concerns. One consideration was to drill a new well in attempt to find a source of water, which would require less treatment. Test wells were drilled, but they did not provide a strong indication there might be an aquifer with lower ammonia, total organic carbon, manganese and iron content to justify the new wells. WSN is recommending the city consult with a specialist to perform a cost benefit analysis to determine the best approach for the city to take to meet future water demands. City Administrator Heitke explained staff is looking for council direction. WSN has identified some firms who may be able to assist the city with this project. A local firm, which was not recommended by WSN, explained they have experience with this type and size of project. The council discussed they would like RFP's submitted to the two local firms and the two firms suggested by WSN.

Briarwood Lane Feasibility Report

Consulting Engineer Aric Welch explained Briarwood Lane roadway improvement is approximately 700' in length. There are 12 parcels in the project area, with five being assessable. The roadway would be paved to a 30' wide surface with two-foot shoulders and no ditch. The project is estimated to cost \$60,000 with each assessable lot assessed \$6,700. Consulting Engineer Welch explained the scope of the project has not changed since the public informational meeting. The council discuss that Anderson Brothers did not complete soil borings. City Administrator Heitke explained this item is also on the consent agenda. City Administrator Heitke further explained the council could consider scheduling the Briarwood Lane improvement hearing the same night as the Excelsior Road improvement hearing.

Golf Course Drive Feasibility Report

Consulting Engineer Welch explained he has prepared a draft feasibility study based on recommendations made in the Comprehensive Pavement Management System study previously completed. The recommendations in the the study included three methods of pavement rehabilitation for three different sections of the project. The three recommended rehabilitation methods included full-depth reclamation, complete reconstruction and milling/overlaying. In respond to the request to consider upgrading the roadway to a 10-ten design strength, additional research was conducted regarding how the recommendations made in the pavement study relate to current Municipal State Aid System ("MSAS") requirements. Consulting Engineer Welch explained storm sewer pipe failures in the area indicate poor soils. Any previous R-value calculations are not available. Existing roadway improvements in the area were likely designed to minimal 7-ton design strength, current standards require MSAS roadways to be reconstructed to a minimum 10-ton

design strength and full-depth reclamation needs to meet 9-ton design strength. Consulting Engineer Welch further explained the pavement study did not take into account current MSAS standards when recommending pavement rehabilitation. Without having R-values, Consulting Engineer Welch is unable to develop cost estimates, conclusions and recommendations regarding pavement sections as they relate to current MSAS standards. Consulting Engineer Welch offered two solutions. The first solution assumes a worst-case scenario regarding existing soils. This approach is not recommended because the feasibility study may be conservative with recommended improvements and cost estimates being in excess of what may be required. The second solution is to obtain soil borings in the project area prior to completion of the feasibility study. Braun Intertec would determine R-values. The R-Values would allow the completion of the feasibility study with more reasonable cost estimates. Braun Intertec estimates it would cost between \$5,000 and \$6,000 to conduct ten soil borings. The soil borings would be required in the future for any design and completing them at this time would not increase the project cost. The soil borings could be completed this winter. Consulting Engineer Welch asked for an additional \$3,500 to complete the study. The council discussed how Excelsior would be signed for weight restrictions. Public Works Director Walter explained the city would sign Excelsior for the lowest weight permitted.

Excelsior Road Feasibility Report

Public Work Director Walter explained MNDOT considers mill and overlay to be a maintenance item. Public Works Director Walter recommends completing a reconstruction on the area because the cracking can reappear in a couple of years, whereas the new pavement would last 12-15 years. A full depth reclamation is recommended. Some of the existing curb could be saved. The reconstruction will increase the project cost \$160,000 and the assessments will also increase. Brainerd has postponed their project.

Scott Hedlund of SEH presented the feasibility report by reviewing the existing conditions of the project area and explained the proposed improvements include street lighting, softening of the curve east of the trail bridge, trail connections to the Paul Bunyan State Trail, and storm water improvements. The Council can elect to either complete a mill and overlay of Conservation Drive or a full depth reclamation and a trail along the west side. The existing low flow pipe along Excelsior Road would be replaced and upsized to draw down the storm water pond during storms and to provide additional storage. Improvements to the sanitary sewer will mainly be maintenance improvements. There will be watermain improvements near the relocation area of the box culvert.

Mr. Hedlund will update the feasibility report to include the project scope preferred by the council.

The Council discussed the Northland Arboretum's assessment and how the use of the property relates to the assessment policy. Finance Director Vacinek explained project funding sources, including state aid. Due to the not assessing at least 20% of the project, the city will not be issuing bonds for the project.

MOTION by Council Member Cross, seconded by Council Member Holman to adjourn at 6:55 p.m.
Motion carried unanimously.

Approved by:

Respectfully submitted,

Darrel L. Olson
Mayor

Kelly Steele
Assistant City Administrator/Clerk