AGENDA

Meeting Type:	B
Date:	05/24/99

City of Charlotte, City Clerk's Office

CHARLOTTE

Mayor Patrick McCrory *Mayor Pro Tem Lynn Wheeler*

Rod Autrey
Charles Baker
Patrick Cannon
Malachi Greene
Mike Jackson
Nasif Rashad Majeed
Don Reid
Al Rousso
Tim Sellers
Sara Spencer

OFFICE COPY

Council Agenda

CITY COUNCIL MEETING
Monday, May 24, 1999

5:00 p.m.	**Conference Center** **Dinner Briefing** **(See Table of Contents)**
6:30 p.m.	**Meeting Chamber** • **Invocation** • **Pledge of Allegiance** • **Citizens Forum**
7:00 p.m.	• **Awards and Recognitions** • **Formal Business Meeting**

1999 Council Retreat Priorities

Top Priorities for 1999

Transportation Plan

Policing Evaluation and Direction

State Roads Action: Increased Funding

Transit Plan and 1/2¢ Sales Tax: Implementation

West Side Strategic Plan Implementation

High Priorities for 1999

Corridor Plan

Planning for the City: The Economic Development and the Center City Plan

Court System: Expansion

Business Retention Strategy and Action Plan

Community Strategic Plan for Housing

Neighborhood/Business Revitalization Strategy

Eastside Strategic Plan

CITY COUNCIL AGENDA

Monday, May 24, 1999

TABLE OF CONTENTS

Item No.		Page No.	Attachment No.
5:00 P.M. DINNER BRIEFING CONFERENCE CENTER			
1.	Housing Strategy Plan Status Report	1	1
2.	Trolley Update	1	2
3.	Council Redistricting Plan	1	3
4.	Committee Reports by Exception	1	
6:30 P.M. CITIZENS FORUM MEETING CHAMBER			
7:00 P.M. AWARDS AND RECOGNITIONS MEETING CHAMBER			
CONSENT			
5.	Consent Items	2	
PUBLIC HEARING			
6.	Public Hearing to Close a Portion of North Liddell Street	2	4
7.	Public Hearing on the FY2000-FY2001 Operating Budget and the FY2000-FY2004 Capital Investment Plan	4	
8.	Public Hearing on the FY2000 Consolidated Housing Action Plan	6	5

Item No.		Page No.	Attachment No.
POLICY			
9.	City Manager's Report	9	
10.	Storm Water Fee Rates	9	
11.	Six Month Job Training Plan for FY2000	11	6
12.	Process to Market the Old Convention Center	13	
BUSINESS			
13.	Water and Wastewater Solids Management Outsourcing	17	
CONSENT I			
14.	Various Bids		
	A. Central Avenue/Briar Creek Intersection Improvements	19	
	B. Storm Water Maintenance FY99B	20	
	C. Bancroft Street Area Storm Drainage Improvements, Phase II	20	
	D. Intersection at Albemarle Road and Future Eastern Circumferential	20	
	E. Irwin Creek Wastewater Treatment Plant - Waste Activated Sludge Thickening and Hydraulic Improvements	21	
	F. Sanitary Sewer Construction - Harrisburg Rocky River Interceptor, Coddle Creek to Roberta Road, Section A, Contract 1	21	
	G. Water Meter Yokes/Accessories	22	
	H. Gate and Tapping Valves	22	
	I. Crawler Loader with Multi-Purpose Bucket	23	

Item No.		Page No.	Attachment No.
	CONSENT I Continued		
15.	In Rem Remedy	24	
	Public Safety		
	A. 219 S. Independence Boulevard	25	7
	B. 340 West Boulevard	25	8
	C. 9320 Idlewild Road	25	9
	Complaint		
	D. 5525 Allison Lane	25	10
	E. 1419 Grovewood Drive	25	11
	F. 4023 Welling Avenue	26	12
	G. 4604 Wildwood Avenue #5	26	13
	H. 4604 Wildwood Avenue #6	26	14
16.	Public Action for Disposal of Equipment	26	15
17.	Resolution of Intent to Abandon Street and Set Public Hearing for a Portion of DuBarry Street	27	16
18.	Refund of Certain Taxes	27	17
	CONSENT II		
19.	Solid Waste Services West Quadrant Residential Collection Unit Price Increase	28	
20.	City/County Old Corrugated Cardboard Revenue Agreement	29	
21.	Non-Disturbance Parking Agreement between Duke Energy Corporation, City of Charlotte and Charlotte Uptown, a Limited Partnership	30	
22.	North Carolina Mentoring Initiative	32	18
23.	Annexation Street Maintenance Resolution	33	19
24.	Nortel Networks Amendment (formerly Bay Networks)	34	

Item No.		Page No.	Attachment No.

CONSENT II Continued

25.	Sewer to Serve Downs Road - Budget Ordinance and Amendment #3	35	
26.	Harrisburg Rocky River Interceptor, Roberta Road to US Highway 29, Section B, Contract 1	36	
27.	Clarke Creek Sewer Outfall, Phase IV - Professional Services Contract	37	
28.	Meadowdale/Carousel Storm Drainage Project - Planning Phase	38	
29.	Silver Stream Storm Drainage Project - Planning Phase	39	
30.	Fire Station #33 Architectural Services	39	
31.	Hidden Valley Neighborhood Improvements - Phases 3 & 4	40	
32.	Engineering Services for Storm Water Design	41	
33.	Trinity Park Neighborhood Improvement Project - Phase 1	42	
34.	Storm Water Maintenance Packages - Renewals	42	
35.	Change Order for U.S. Airways Travel Club	43	
36.	Architectural Design Services for Airport International Arrivals Area Expansion	44	
37.	Sale of City Property - 4507 McKinley Drive	45	
38.	Property Transactions	46	
39.	Meeting Minutes	50	

5:00 P.M. DINNER BRIEFING
CONFERENCE CENTER

1. Housing Strategy Plan Status Report

Staff: Stanley Watkins

Time: 10 minutes

Attachment 1

2. Trolley Update

Resources: Jim Schumacher
Jeff Davis, Charlotte Trolley Inc.
Rob Walsh, Charlotte Center City Partners

Time: 30 minutes

Attachment 2

3. Council Redistricting Plan

Staff: Dick Black

Time: 30 minutes

Attachment 3

4. Committee Reports by Exception

Economic Development and Planning Committee
- Process to Market Old Convention Center

City Within A City Committee
- FY2000 Consolidated Housing Action Plan
- Six Month Job Training Plan for FY2000

6:30 P.M. CITIZENS FORUM

7:00 P.M. AWARDS AND RECOGNITIONS
MEETING CHAMBER

CONSENT

5. **Consent agenda items 14 through 39 may be considered in one motion except those items removed by a Councilmember. Items are removed by notifying the City Clerk before the meeting.**

Staff Resource: Vi Alexander Lyles

PUBLIC HEARING

6. Public Hearing to Close a Portion of North Liddell Street

Action:

A. Conduct a public hearing to abandon a portion of North Liddell Street; and

B. Adopt the Resolution to Close.

Staff Resource: Scott Putnam

Policy: To abandon right-of-way that is no longer needed for public use

Explanation: North Carolina General Statute 160A-299 outlines the procedures for permanently closing streets and alleys. The Charlotte Department of Transportation has received a petition to abandon public right-of-way and is requesting this Council Action in accordance with the statute.

The Norfolk Southern Railway (NSR) crossing on Liddell Street between North Graham and North Church Streets is part of the high speed rail corridor between Charlotte and Raleigh, North Carolina. On April 13, 1998, the City Council voted to close this railroad crossing to all vehicular traffic. Appropriate guardrail and signs were installed on both sides of the crossing at that time.

Petitioner:
Norfolk Southern Railway Company

Right-Of-Way to be abandoned:
A portion of North Liddell Street

Location:
From approximately 332 feet east of North Graham Street eastwardly a distance of approximately 395 feet to the eastern boundary of the NSR right-of-way

Reason:

1. To incorporate the right-of-way into adjacent property owned by the petitioner to facilitate the construction of a maintenance/body shop building; and
2. To eliminate safety issues for vehicles crossing Liddell Street

Notification:
In accordance with City Policy, the Charlotte Department of Transportation (CDOT) has sent abandonment petitions to adjoining property owners, neighborhood associations, private utility companies and City Departments for review.

Adjoining property owners - No objection

Neighborhood Associations - No objection
- Lockwood Neighborhood Association
- Hall House Residents Association
- Friends of Fourth Ward, Inc.
- Edwin Towers (CHA)

Private Utility Companies - No objection

Review by City Departments has identified no apparent reason this closing would:

1. Be contrary to the public interest; or
2. Deprive any individual(s) owning property in the vicinity reasonable ingress/egress to his property as outlined in the statutes.

Attachment 4
Map

7. Public Hearing on the FY2000-FY2001 Operating Budget and the FY2000-FY2004 Capital Investment Plan

Action: **Receive public comment on the City Manager's recommended budget.**

Staff Resource: Curt Walton

Explanation:

- The total recommended budget is $996.9 million, with $641.6 million for operating expenses and $355.3 million for capital expenditures.

Revenues

- **Property Tax Rate**
  The recommended property tax rate is $46.7¢ per $100 of property valuation, ½¢ reduction to reflect City Council's 1998 revenue neutral budget policy.

- **Other**
  Other recommendations include:

  - Increasing water and sewer rates 4.8%, an average of $1.28 per month for residential customers; and

  - Increasing storm water fees 8.5%, or 28¢ per month, for residential customers.

Expenses

- **Operating Budget**
  Expansions in the operating budget include:
  - 130 community police officers
  - 14 traffic safety officers
  - 24 Animal Control positions
  - 41 positions in the Fire Department, including 18 to open Station #33, the northwest annexation area

- 17 positions in Engineering and Property Management to implement the 1998 and 2000 road bonds more quickly
- 3 positions in Transportation for air quality modeling and bicycle master plan implementation
- 17 positions to establish the Metropolitan Transit Commission (MTC)
- $500,000 for the Arts and Science Council to implement the 1998-2003 Cultural Action Plan

Reductions in the operating budget include:

- 31 positions and $1.5 million annually through implementation of the East quadrant garbage collection service

- **Capital Budget**

Changes in the capital budget include:

- The Eastside Strategy Plan ($11 million)
- The West Side Strategy Plan, Phase 2 ($8 million)
- A $2.2 million contribution to the Charlotte-Mecklenburg Development Corporation for land purchase
- $2 million for the Dalton Village renovation project
- $155 million in Street Bonds (November of 2000 and 2002)
- $32 million in Neighborhood Improvement Bonds (November 2000)
- $60 million in reserve for tourist-related debt

Pay Plan

- **Summary**
  - $13.5 million for employee compensation adjustments, including $6.3 million for Police, $3.2 million for Fire, and $4 million for general government employees

- **Public Safety Pay Plan**
  - 5-7½% market and 5% merit adjustments for employees not at top pay, as well as

enhanced educational incentive compensation for sworn Police and Fire employees

- **Broadbanding Pay Plan**
  - Merit increases from 0% to 8% based on market position and performance

Other Information

- Council's final budget retreat is scheduled for June 7, 1999 at 1:30 p.m.
- Budget adoption is scheduled for June 21, 1999 at 6 p.m.
- State law requires a public hearing be held following presentation of the Manager's Recommended budget (May 3) and prior to Council adoption of the budget.
- State law also requires that a public notice be published following presentation of the Manager's Recommended Budget and before the scheduled public hearing. The required public notice was published in local newspapers on May 20, 1999.

8. Public Hearing on FY2000 Consolidated Housing Action Plan

Action:

A. Conduct a public hearing to receive comments on the proposed FY2000 Consolidated Housing Action Plan; and

B. Approve the FY2000 Consolidated Action Plan in order for the City of Charlotte to receive proposed federal grant allocations of $7,197,000 for the period of July 1, 1999 to June 30, 2000.

Committee Chair: Rod Autrey

Staff Resource: Stanley Watkins

Focus Area: City Within A City and Community Safety

Policy: On May 8, 1995, City Council adopted a Five-Year Consolidated Housing Action Plan which describes the City's housing and community development strategies and

priorities for FY1996-2001, as required by the Department of Housing and Urban Development (HUD). Each year, in order to receive federal funds, entitlement cities must also submit a One-Year Consolidated Housing Action Plan describing activities and funding levels for the upcoming fiscal year and indicating any changes to the Five-Year Plan.

Explanation:

- The City's FY2000 Consolidated Housing Action Plan is due to HUD on May 31, 1999. Submission of the One-Year Plan is required to receive an estimated $7,197,000 in new federal funds.

- The proposed federal funds are included in four grant applications:

Community Development Block Grant (CDBG)	$4,556,000
HOME Investment Partnerships (HOME)	$2,082,000
Emergency Shelter Grant (ESG)	$ 162,000
Housing Opportunities for Persons with AIDS (HOPWA)	$ 397,000
Total	$7,197,000

- Agencies receiving funding from this allocation include Charlotte-Mecklenburg Housing Partnership, Consumer Credit Counseling Service, Enterprise Foundation, Crisis Assistance Ministry and the Regional AIDS/HIV Consortium.

- The FY2000 federal fund allocation represents a 3% increase over the FY99 fund amount. The annual allocation is determined by HUD's entitlement formulas - data based on overcrowded housing, population and poverty; or data based on age of housing, population growth lag and poverty. The City's 3% increase is due to age of housing.

- The FY2000 Consolidated Housing Action Plan outlines how the City proposes to use federal and local funds to implement housing and community development strategies to serve low and moderate-

income persons. A summary of how the City proposes to use the federal grant allocations is provided in the attachment. A copy of the FY2000 Consolidated Housing Action Plan has been placed in the City Council Library.

- The Housing Strategy Taskforce is currently reviewing the City's policy and practices regarding low and moderate income housing. The City will be able to submit modifications to the Consolidated Plan based on recommendations of the Taskforce.

Committee Discussion:

- This item is scheduled for the May 19, 1999 City Within A City Committee meeting. The Committee's report will be included in the May 21, 1999 Council-Manager Memo.

Community Input:

- The City held three group meetings to obtain input on the development of the FY2000 Consolidated Housing Action Plan. As part of the citizen participation process, suggestions included second mortgages to enhance the affordability of housing, acquisition of HUD foreclosed properties and multi-family rental and homeownership programs.

- A draft copy of the FY2000 Consolidated Housing Action Plan was made available to the public from April 15, 1999 to May 15, 1999 for review and comments.

Funding:

Federal CDBG, HOME, ESG, and HOPWA funds. Budget ordinance for acceptance of these funds will be included as part of the FY2000 Budget adoption.

Attachment 5
Use of Federal Grant Allocations
Public Comments

POLICY

9. City Manager's Report

10. Storm Water Fee Rates

Action: **Approve the Storm Water fee rates, effective July 1, 1999, for the Minor Drainage System in the City of Charlotte as follows:**

- **Detached dwelling units with less than 2,000 square feet of impervious surfaces: $2.11 per month.**
- **Detached dwelling units with 2,000 square feet or more of impervious surfaces: $3.10 per month**
- **Other residential or nonresidential land: $51.74 per month for each acre of impervious surface.**

Staff Resource: Jeb Blackwell

Explanation:

- In accordance with the interlocal agreement on storm water services, this action will inform the County of the amount to be charged for the City's portion of the fee. The County Commission will adopt their budget on June 15.
- The expansion of the storm water program adopted in FY97 provides accelerated repairs and improvement projects, financed through annual increases in the City's storm water fee. The fee change for FY00 is illustrated below:

	FY99 Monthly Fee	FY00 Monthly Fee
Detached homes with less than 2,000 sf impervious area	$1.92	$2.11
Detached homes with 2,000 sf or more impervious area	$2.82	$3.10
Other residential or nonresidential development per acre of impervious area	$47.01	$51.74

- The rate increase will support a combined operating and capital budget that exceeds $36 million.

Community Input:

- As required by the interlocal agreement on storm water services, the City Council and Board of County Commissioners conducted a joint public hearing on changes to the City's portion of the storm water fee on May 18, 1999.

- The Charlotte-Mecklenburg Storm Water Advisory Committee has unanimously recommended approval of the proposed FY00 Storm Water budget.

Background:

- During the FY97 budget process City Council approved the Storm Water Fee Rate Methodology and a six-year strategy to expand the City's storm water programs. The Storm Water rate increase supports the programs described below:

  - Accelerate the pace of drainage system repairs to eliminate the backlog of the most severe problems in six years.

    Status: The backlog of repairs has been reduced from 1,000 to 475.

  - Increase funding for neighborhood flood control projects.

    Status: Flood control projects are solving the worst neighborhood flooding problems.

  - Develop a fifteen-year goal to improve stream channels that are experiencing erosion.

    Status: The channel restoration program is well underway.

  - Make drainage improvements in coordination with other neighborhood improvements in targeted neighborhoods.

Status: Drainage improvements have taken place in all targeted neighborhoods.

- In FY98 began to make drainage improvements that facilitate City economic development goals.

  Status: Eight projects have been implemented in the CWAC area.

- In FY99 began improvements to dams and ponds as part of the Storm Water Pollution Control program.

  Status: Remedial actions have been taken to repair dams and preserve ponds.

11. Six Month Job Training Plan for FY2000

Action: **Approve the Six Month Job Training Plan for FY2000, which describes activities funded by the Job Training Partnership Act (JTPA) in the amount of $986,863. This amount is anticipated to serve 577 participants from July 1, 1999 to December 31, 1999.**

Committee Chair: Rod Autrey

Resources: Stanley Watkins
Chris Rolfe, Workforce Development Board

Focus Area: City Within A City and Economic Development

Policy: The City Within A City and Economic Development Focus Areas emphasize preparing people for quality employment and meeting the workforce needs of employers. Activities under the Job Training Plan are part of the City's overall neighborhood revitalization strategy and are coordinated with those of partner agencies through the Workforce Development Board (WDB).

Explanation:

- The City must submit a Job Training Plan to the State of North Carolina in order to receive $986,863 in JTPA funds for FY2000. This is a

six-month plan because the City will be converting to the Workforce Investment Act (WIA) on January 1, 2000. Council will consider the WIA 5-year Strategic Plan this summer and the six-month WIA implementation plan in September 1999.

- JTPA provides economically disadvantaged residents of Charlotte and Mecklenburg County with job training and placement. Services include case management, job placement assistance, on-the-job training, basic and remediation education, occupational skills training, and transportation and childcare assistance. Participants are recruited through targeted outreach to City Within A City (CWAC) neighborhoods, JobLink Centers, and other agencies and training providers.

- Under guidance of the local WDB, a job training plan is developed and submitted to the state outlining the services to be provided. Plans are normally developed for a two-year period, with a modification requirement for the second year.

- However, in 1998, the Workforce Investment Act (WIA) was signed into law for the purpose of consolidating existing federal job training programs into a one-stop delivery system. Therefore, planning for FY2000 will require a two-phase process. Phase I include July 1, 1999 to December 31, 1999, the JTPA closeout period. While Phase II (January 1, 2000 - June 30, 2000) will be incorporated into the implementation of the WIA.

- The WDB Planning Committee approved the Job Training Plan on May 4, 1999. In addition, the WDB's Executive Committee approved the plan on May 13, 1999. The short planning period is a result of the delayed notification from the state and various committee schedules.

Background:

- In FY97 and FY98, the City's job training program exceeded the State Performance Standards, which measure wage rates and job

retention 13 weeks after individuals exit training. Currently the program is exceeding five out of six standards (see attachment).

Committee Discussion: • This item is scheduled for the May 19, 1999 City Within A City Committee meeting. The Committee's report will be included in the May 21, 1999 Council/Manager Memorandum.

Community Input: • The Planning Committee of the local Workforce Development Board assisted with the Plan development. The Workforce Development Board will consider this item at its May 20, 1999 meeting.

Funding: U.S. Department of Labor

Attachment 6
Job Training Plan Summary
Job Training Programs and Activities
State Performance Standards
Charlotte-Mecklenburg Workforce Development Board Membership
Charlotte-Mecklenburg Workforce Development Board Planning Committee Membership

12. Process to Market the Old Convention Center

Action: **Approve the Economic Development and Planning Committee recommendation to resume marketing of the Old Convention Center while completing studies (Option 3).**

Committee Chair: Lynn Wheeler

Staff Resources: Tom Flynn and Kent Winslow

Focus Area: Economic Development and Restructuring Government

Policy:

Maximize the City's return from its current asset portfolio by pursuing alternative ownership/management strategies which meet the City's public policy objective.

Coordinate with and participate in the development of the Center City 2010 Development Plan.

Explanation:

After the withdrawal of the Taubman contract to purchase the Old Convention Center, City Council directed the City Manager to develop options on a process to market the Old Convention Center. The options are:

OPTION 1: Initiate marketing of the Old Convention Center in January 2000 after analyzing current market conditions, reviewing Center City 2010 Plan recommendations, and receiving new state legislation.

Consequences:

1. Staff would develop a study process with regular updates to the Economic Development and Planning Committee. This process would consider the implications and opportunities for this site given 2010 Center City Plan, the Retail Study, First Union Plan, and Transit Corridor Plans.

2. A study process culminating in a master plan on this site gives the City a major tool to implement the Center City 2010 Plan.

3. Developments that follow a master plan, where clear community goals are established, are often regarded as having stronger market support and yield a higher price.

4. A sale for a master plan development would require legislation currently in the City's Legislative Agenda.

OPTION 2: Sale for Price Only (Upset Bid)

Consequences:

1. May yield different development proposals and the Council would not have the ability to choose between the proposals except on the basis of sales price.

2. City can preestablish some of the sales terms of the transaction (i.e., due diligence, closing date, extension periods) as long as the terms do not depress the property's market value.

3. City cannot place restrictions on the type of development or qualifications of the developer.

4. City receives the highest price for the property from developers currently interested in the market.

OPTION 3: Resume Marketing while Completing Studies (Committee recommendation)

1. Staff would resume marketing activities suspended during the Taubman contract and use the June and July Council Workshops to brief Council on the consultant studies relevant to the site (i.e., 2010 Plan, Retail Study).

2. Once a proposal is received, staff would review it and bring that proposal to City Council. If City Council is interested in the proposal, staff would have an appraisal done based on that proposal. At that time, Council would also give direction on the terms of the transaction (i.e., due diligence, closing date, extension periods). The Upset Bid process would be used until new legislation is enacted.

3. If private sale legislation is enacted, Council can decide, after reviewing the proposal, to use the private sale method or place development conditions on the site.

<u>Consequences</u>:

1. Council information gathering and marketing of site proceed simultaneously, minimizing the time the site is not being marketed.

2. Council could use private sale, if legislation passes, or upset bid process.

Committee Discussion: The ED&P Committee recommends Option 3 on a 3-2 vote. Councilmembers Wheeler, Sellers and Majeed voted in favor, and Councilmembers Baker and Green opposed.

Councilmembers supported this recommendation for the following reasons:

1. The need to get the property back on the tax rolls as soon as possible.
2. Lost opportunity for a private development.

Councilmembers opposed to this recommendation argued that the asset is actually making $242,000 per year (net of costs) in parking revenues. They also believed that there is no compelling need to sell this property that could not wait until the Council received the results of the Center City 2010 Plan.

All Committee members agreed that the study presentations, proposed in Option 3, should be made to the entire City Council at a Council Workshop.

BUSINESS

13. Water and Wastewater Solids Management Outsourcing

Action: **Award a contract to BioGro for disposal of water and wastewater solids for a total of $3,100,000 (estimated first year cost).**

Staff Resource: Doug Bean

Focus Area: Restructuring Goverment

Policy: Competition program adopted by Council in July 1994

Explanation:

- This contract will provide for guaranteed re-use or disposal of all solids generated at Utilities' water and watewater treatment plants for 10 years. BioGro was selected through a year-long process that initially involved 15 contractors. The Privatization and Competition Advisory Committee and the Utilities Advisory Committee participated throughout the selection process and recommend award of this contract to BioGro.

- The contract establishes a fixed annual fee and unit prices for various re-use and disposal options, along with a guaranteed maximum rate. BioGro will make $953,000 of upgrades to Utilities' Residual Management Facility as part of this contract. The estimated first year cost of this contract is $3.1 million and the estimated 10 year cost is approximately $41 million. After the first year, the unit prices and fixed fee will be adjusted each year by 75% of the change in the Consumer Price Index. The contract term is for 10 years with two renewal options for up to 10 additional years. First year costs savings will be approximately $500,000 and are estimated over the 10 years to be approximately $5.5 million.

Background:

- Twenty potential proposers attended an informational workshop held in May 1998 to begin the procurement process. A three-step process

was implemented to select the successful proposer. Six firms submitted a Statement of Qualifications (SOQ). Three firms were deemed most qualified and three met only minimum requirements. Proposers were then requested to respond to a Request for Technical Proposals. Four firms responded to the Request for Technical Proposals. Interviews and site visits were conducted and two firms were determined to be the most qualified and were then requested to respond to a Request for Price Proposals. BioGro's price proposal for year one is approximately $1.9 million less than the year one price proposal submitted by Professional Services Group.

- Council received a presentation on this project at the April 12 dinner briefing meeting.

MWBD: BioGro will be utilizing MWBD participation during this contract. The WBE participation will be $80,000, or 3%, of the contract amount.

Funding: Water and Sewer Operating Fund

Introduction to CONSENT

The consent portion of the agenda is divided into two sections: Consent I and Consent II.

Consent I consists of routine items that have been approved in the budget, are low bid, and have met MWBD criteria.

Consent II consists of routine items that have also been approved in the budget, but may require additional explanation.

Minority and Women Business Development Program (MWBD) Abbreviations:
BBE - African American
ABE - Asian American
NBE - Native American
HBE - Hispanic
WBE - Non-Minority Women

Contractors and Consultants
All contractors and consultants selections follow the Council approved process unless explained otherwise.

CONSENT I

14. Various Bids

A. Central Avenue/Briar Creek Intersection Improvements E&PM

Recommendation: The City Engineer recommends the low bid of $907,145.27 by 7-Star Construction Company, Inc., of Rock Hill, South Carolina. This widening project to construct turning lanes includes construction of new concrete curb and gutter, sidewalks, accessible ramps, storm drainage, asphalt paving, and brick masonry retaining walls along both sides of Central Avenue at the intersection of Briar Creek Road.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$907,145.27	100%	5%
WBE	$0	0%	6%
HBE	$0	0%	1%

MWBD Compliance: Yes. 7 Star Construction Company, Inc. will self-perform.

B. Storm Water Maintenance FY99B **E&PM**

Recommendation: The City Engineer recommends the low bid of $916,288 by Shaw Group, LTD of Charlotte, North Carolina. This project is part of an ongoing program to provide maintenance, repairs, and construction for one year on existing storm water systems, or to construct new systems where none exists within the city limits.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$0	0%	6%
WBE	$0	0%	6%
ABE	$916,288	100%	0%

MWBD Compliance: Yes. Shaw Group will self-perform.

C. Bancroft Street Area Storm Drainage Improvements, Phase II **E&PM**

Recommendation: The City Engineer recommends the low bid of $457,174.78 by Blythe Construction Inc. of Charlotte, North Carolina. This phase constructs two new box culverts under North Tryon Street during the 4th of July weekend.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$29,000	7%	3%
WBE	$ 7,384	2%	3%

MWBD Compliance: Yes. Blythe Construction, Inc. met the good faith efforts requirements.

D. Intersection at Albemarle Road and Future Eastern Circumferential **E&PM**

Recommendation: The City Engineer recommends the low bid of $249,464.62 by Ferebee Corporation, of Charlotte, North Carolina. This project is a public/private joint venture for the construction of the intersection located at Albemarle Road and the future Eastern Circumferential (ECR). Developers, through the Land Development process, have (1) dedicated R/W on the North and South sides of Albemarle Road sufficient for the ECR; (2)

constructed a two-lane roadway on the north side (five years ago); and (3) recently constructed a six-lane roadway on the south side. This project reconstructs the two-lane roadway on the north side to six-lanes and aligns with the recent construction south of Albemarle Road. The planned ECR from Albemarle Road to NC49 is the City's responsiblity.

MWBD Compliance: Yes. Ferebee Corporation will self-perform.

E. Irwin Creek Wastewater Treatment Plant - Waste Activated Sludge Thickening And Hydraulic Improvements **CMU**

Recommendation: The Charlotte-Mecklenburg Utility Department Director recommends the low single-prime bid of $3,236,100 by Haren Construction of Etowah, Tennessee.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$45,000	1%	5%
WBE	$23,220	1%	6%
ABE	$0	0%	2%
NBE	$0	0%	0%
HBE	$141,000	4%	0%

MWBD Compliance: Yes, the Utility Department has reviewed Haren's documentation and has determined that the Contractor has made a good faith effort to meet the MWBD goals.

F. Sanitary Sewer Construction - Harrisburg Rocky River Interceptor, Coddle Creek To Roberta Road, Section A, Contract 1 **CMU**

Recommendation: The Charlotte-Mecklenburg Utility Director recommends the low bid of $8,764,257.18 by B C & D Associates, Inc. of Cullowhee, North Carolina. This sewerline interceptor is being installed in accordance with the Agreement between the Water and Sewer Authority of Cabarrus County and the City of Charlotte. The interceptor will provide sewer service availability to the North Mecklenburg Areas of Davidson, Huntersville and East Mecklenburg.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$0	0%	6.0%
HBE	$0	0%	2.0%
ABE	$0	0%	2.0%
NBE	$0	0%	2.0%
WBE	$1,012,500	11%	8.0%

MWBD Compliance: Yes. B C & D has exceeded the WBE goal and they will continue to solicit MBE participation as subcontracting opportunities arise.

G. Water Meter Yokes/Accessories — CMU

Recommendation: The Charlotte-Mecklenburg Utility Director recommends a unit price contract for water meter yokes/accessories to U.S. Filters, of Charlotte, North Carolina. Purchases are anticipated subject to appropriations by City Council and identified needs. The total estimated FY99 expenditures for these yokes and accessories is $132,700. The contract is for one year with an option to renew for two extensions of one year each.

MWBD Status:	Amount	% of Project	Project Goals
MBE	$0	0%	0
WBE	$0	0%	0

MWBD Compliance: Yes. One bid was received from a WBE firm.

H. Gate and Tapping Valves — CMU

Recommendation: The Charlotte-Mecklenburg Utility Director recommends a unit price contract for gate and tapping valves to Hughes Supply, Inc. of Charlotte, North Carolina. The total estimated FY99 expenditures for these valves is $145,608.15. The contract is for one year with an option to renew for two extensions of one year each.

MWBD Status:	Amount	% of Project	Project Goals
MBE	$0	0%	0
WBE	$0	0%	0

MWBD Compliance: Yes. One bid was received from a WBE firm.

I. Crawler Loader with Multi-Purpose Bucket — AVIATION

Recommendation: The Aviation Director recommends the only bid of $185,350 by Carolina Tractor Company, of Charlotte, North Carolina.

MWBD Compliance: Yes. There are no known MWBD suppliers of this equipment.

For In Rem Remedy #A - #H, the public purpose and policy is outlined.

Public Purpose:

- Eliminate a blighting influence in a City Within A City neighborhood.
- Reduce the proportion of substandard housing from 2.3% to 1%. (One of the goals of City Within A City is to continue housing preservation efforts.)
- Increase tax value of property by making land available for potential infill housing development.

Policy:

- City Within A City
- Community Safety Plan

The In Rem Remedy items were initiated from 3 categories:

1. Public Safety - from Police and/or Fire Dept.
2. Complaint - from petition by citizens, from tenant or from a public agency
3. Field Observation - from concentrated code enforcement program

The In Rem Remedy items are listed below by category identifying the street address and neighborhood.

<u>Public Safety</u>

A. 219 S. Independence Blvd. (Cherry)
B. 340 West Blvd. (Wilmore)
C. 9320 Idlewild Road (Idlewild/Margaret Wallace)

<u>Complaint</u>

D. 5525 Allison Lane (Allison Lane Community)
E. 1419 Grovewood Drive (Thomasboro/Hoskins)
F. 4023 Welling Avenue (Thomasboro/Hoskins)
G. 4604 Wildwood Avenue #5 (Thomasboro/Hoskins)
H. 4604 Wildwood Avenue #6 (Thomasboro/Hoskins)

Public Safety

A. 219 South Independence Boulevard

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 219 S. Independence Blvd. (Cherry Neighborhood), located in the City Within A City boundaries.

Attachment 7

B. 340 West Boulevard

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 340 West Blvd. (Wilmore Neighborhood), located in the City Within A City boundaries.

Attachment 8

C. 9320 Idlewild Road

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 9320 Idlewild Road (Idlewild/Margaret Wallace), located outside the City Within A City boundaries.

Attachment 9

Complaint

D. 5525 Allison Lane

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 5525 Allison Lane (Allison Lane Community), located outside the City Within A City boundaries.

Attachment 10

E. 1419 Grovewood Drive

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 1419

Grovewood Drive (Thomasboro/Hoskins Neighborhood), located in the City Within A City boundaries.

Attachment 11

F. 4023 Welling Avenue

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 4023 Welling Avenue (Thomasboro/Hoskins Neighborhood), located in the City Within A City boundaries.

Attachment 12

G. 4604 Wildwood Avenue #5

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 4604 Wildwood Avenue #5 (Thomasboro/Hoskins Neighborhood), located in the City Within A City boundaries.

Attachment 13

H. 4604 Wildwood Avenue #6

Action: Adopt an ordinance authorizing the use of In Rem Remedy to demolish and remove the dwelling at 4604 Wildwood Avenue #6 (Thomasboro/Hoskins Neighborhood), located in the City Within A City boundaries.

Attachment 14

16. Public Auction for Disposal of Equipment

Action: Declare specific vehicles, equipment, various parts and supplies and other miscellaneous items as surplus and approve a resolution authorizing them for sale at public auction on Saturday, June 26, 1999 at 10:00

a.m. at the City-County Surplus Facility located at 3301 I-85 Service Road, Charlotte, North Carolina.

Attachment 15
List of property to be declared surplus

17. Resolution Of Intent To Abandon Street And Set Public Hearing for a Portion of DuBarry Street

Action:

A. Adopt the Resolution Of Intent to abandon a portion of DuBarry Street; and

B. Set a Public Hearing for June 28, 1999.

Attachment 16

18. Refund of Certain Taxes

Action:

A. Adopt a resolution authorizing the refund of certain taxes assessed through clerical or assessor error in the amount of $166,050.03; and

B. Adopt a resolution authorizing the refund of business privilege license payments made in error in the amount of $403.

Attachment 17
Resolution
List of Refunds

CONSENT II

19. Solid Waste Services West Quadrant Residential Collection Unit Price Increase

Action: **Approve a 1.2% unit price increase to Solid Waste Services, West Quadrant Residential Solid Waste Collection Service Contract. The unit price increase is six cents per month.**

Explanation:

- Solid waste services contracts include a provision for an annual CPI adjustment. On January 11, 1999, the City Council approved an adjustment for Browning-Ferris Inc., the firm that contracts with the City to collect residential solid waste in the South Quadrant.

- The City of Charlotte contracts with Solid Waste Services to provide residential solid waste collection services in the West Quadrant of the City. The five-year contract was effective January 19, 1998. The contract provides that each year, 90 days prior to the contract anniversary date, the contractor may request that the unit price be increased up to a ceiling of 75% of any increase during the preceding 12 months in the United States Department of Labor, Bureau of Statistics, Washington, D.C. Consumer Price Index (CPI).

- Based on a CPI increase of 1.6% between August 1997 and August 1998, in October 1998, Solid Waste Services submitted a request for a 1.2% unit price increase to be effective January 19, 1999. The requested increase amounts to six cents per unit, per month, from $5.11 to $5.17. The request is 75% of the 1.6% CPI increase.

- With its request, Solid Waste Services submitted a letter documenting a 9.7% increase in annual maintenance charges for radios, a vehicle repair labor rate increase from $35 per hour to $36 per

hour, and an average 3.7% compensation adjustment.

- Internal Audit reviewed the above documentation and found that it substantiates the requested increase.

- The requested increase would increase billings to the City by about $25,000 per year. In addition, if actual operating costs are less than the approved contract rate for services, one-half of the savings will be retained by the City Solid Waste Services Key Business Unit with the other half being shared with the employees.

Funding: Solid Waste Services Operating Budget

20. City/County Corrugated Cardboard Revenue Agreement

Action:

A. Approve the First Amendment to Restated Consolidated Shared Programs Joint Undertaking Agreement between the City of Charlotte and the County of Mecklenburg; and

B. Authorize the City Manager to execute the Agreement on behalf of the City of Charlotte.

Policy: On January 12, 1998, Council adopted the Mecklenburg County Solid Waste Management Plan and endorsed the implementation of a cardboard and mixed paper collection program in Charlotte in FY99. The program included a City/County revenue share component.

Explanation:

- Mecklenburg County, the government agency responsible for disposal functions in this County, developed a 10-year Solid Waste Management Plan which was adopted by Council in January 1998.

- The Plan established goals of 35% reduction in residential and commercial waste by June 30, 2001, and 41% by June 30, 2006.

- In order to meet the goals the Plan recommended and Council approved the addition of cardboard and mixed paper to Charlotte's curbside collection program. The change in service level was approved through the City's FY99 budget process.

- The City's cost of the service level change would be partially offset by revenue from the sale of cardboard and mixed paper.

- The amendment provides that the City will receive all revenue from the sale of cardboard collected by the City less a service fee paid to the contractor that sells the cardboard on the City's behalf.

- The amount the City will receive is currently estimated to be $250 per month. This amount will increase when the City starts collecting cardboard in the East and North quadrants.

21. Non-Disturbance Parking Agreement between Duke Energy Corporation, City of Charlotte, and Charlotte Uptown, a Limited Partnership

Action: **Approve a non-disturbance parking agreement between Duke Energy Corporation, City of Charlotte, and Charlotte Uptown, a limited partnership, subleasing 80 parking spaces to Charlotte Uptown.**

Explanation:

- The City constructed and owns the NFL Stadium parking deck. The City leased approximately 1,198 spaces to Duke Energy pursuant to a Parking Facility Leasing Agreement dated August 1, 1994.

- Under the terms of this Agreement, Duke is permitted to sublease its spaces without the City's consent. Duke plans to sublease 80 of its spaces to Charlotte Uptown, a limited partnership.

- Charlotte Uptown needs the 80 spaces for a 150-suite extended stay hotel that it plans to build on land in front of the parking deck. Charlotte Uptown's lender wants the City to execute the Non-Disturbance Agreement.

- The Non-Disturbance Agreement provides that, in the event the City terminates the parking agreement with Duke, the City agrees not to affect or disturb Charlotte Uptown's right to the 80 spaces.

- The City has no incentive to terminate its parking agreement with Duke. Thus, the possibility that the provisions of the Non-Disturbance Agreement will become relevant are remote. Under the terms of the City's agreement with Duke, Duke makes an annual rental payment to the City that covers 50% of the debt service obligations due on the parking deck. In addition, Duke agrees to cover any shortfall in the event the revenues generated from the City's parking spaces do not cover the remaining debt payments due.

- If the City signs the Non-Disturbance Agreement and later terminates its parking agreement with Duke, the City will not be entitled to repossess the 80 spaces that Duke plans to sublease to Charlotte Uptown and will not be entitled to any rent from Charlotte Uptown.

- If the City does not sign the Non-Disturbance Agreement, Duke may still sublease its spaces to Charlotte Uptown. Charlotte Uptown's lender, however, is not likely to provide the necessary funds for the hotel.

22. North Carolina Mentoring Initiative

Action:

A. Accept a $25,000 Pepsi/North Carolina Mentoring Initiative Grant for the Mayor's Mentoring Alliance; and

B. Adopt a budget ordinance to appropriate the $25,000 grant funds.

Policy:

The Mayor's Mentoring Alliance is a partnership of agencies working together to promote a range of opportunities for caring adults to volunteer in the lives of children. Creating a youth mentor program will build on the existing foundation and leverage our goal to serve children in the City Within A City (CWAC) area.

Explanation:

- The Mayor's Mentoring Alliance, the catalyst for Charlotte's response to America's Promise, was created in 1996 by Mayor Pat McCrory. Currently, 46 agencies are working together in partnership to train volunteers to serve children in our community.

- The Mayor's Mentoring Alliance was designed to leverage resources, share information, provide training and connect services to youth. Youth engaged in training and delivery of this program will increase their developmental assets and decrease risk taking behaviors.

- The grant funds will be used to strengthen the Mayor's Mentoring Alliance and its member agencies, which will result in an increase in the number of mentors, the diversity of mentors and the capacity of member organizations to use mentors to serve the children of our community.

- With funds awarded through this $25,000 grant, the Mayor's Mentoring Alliance will:

  1. Establish a teen and college mentoring program.

2. Develop and offer training to its member organizations.

3. Provide mentors to support the Summer of Promise (youth summer camp).

- Since its existence, the Alliance has trained approximately 250 mentors who have served 5,000 youth in the community.

- Currently, funding for the Mayor's Mentoring Alliance is included as part of Neighborhood Development's budget. FY98 allocation was $13,760. These funds have been used primarily for a graduate level intern and marketing materials such as brochures, videos, posters and stationery. The City will act as fiscal agent for the grant. Neighborhood Development will continue to serve as program monitor.

Funding: $25,000 grant from the Pepsi/North Carolina Mentoring Initiative

Attachment 18
Pepsi/North Carolina Mentoring Initiative Grant Application
Program Purpose
Program Budget

23. Annexation Street Maintenance Resolution

Action: **Adopt a resolution to transfer maintenance for 30 streets from the North Carolina Department of Transportation (NCDOT) to the City of Charlotte as a result of 1999 annexation effective June 30, 1999.**

Explanation:

- The City accepts State-maintained streets upon request and mutual agreement and/or when the streets are within an annexed area and not part of the NCDOT primary road system.

- On June 30, 1999, the City will annex five areas in Mecklenburg County which include 30 streets previously maintained by NCDOT.

- These streets are not on NCDOT's primary road system and qualify for maintenance under the City's Street Maintenance Policy.

- The resolution requests NCDOT transfer of maintenance responsibility for those streets to the City.

Funding: Powell Bill

Attachment 19
Maps of 30 streets in areas annexed in 1999

24. Nortel Networks Amendment (Formerly Bay Networks)

Action: **Approve an amendment to increase the level of engineering technical support for an additional $150,000. The total contract is not to exceed $200,000.**

Explanation:

- The City began a rebuild of its computer infrastructure with an anticipated completion date of December 1999. To assist with this rebuild, on December 29, 1998 the City executed a contract with Nortel Networks, formerly Bay Networks, for $50,000 to provide engineering support to install and configure network communications hardware and software for the infrastructure project. Contract labor was selected due to the particular skill set needed and because of the short term duration of the project.

- Shortly after the execution of the contract, two critical full time infrastructure data communications staff members left City employment. To maintain the existing infrastructure while recruitment was on-going to replace these employees, the engineer from

Nortel Networks was reassigned to support the existing infrastructure leaving no time for the rebuild project.

- Until the positions are filled, the Information Technology Division continues to need support for the existing infrastructure plus needs the original contract support required to complete the infrastructure rebuild. To obtain this support, a contract amendment is requested to add $150,000 for additional contract resources.

Funding: Technology Fund

25. Sewer to Serve Downs Road - Budget Ordinance and Amendment #3

Action:

A. Approve a budget ordinance appropriating $342,000; and

B. Approve Amendment #3 to the 1997 Annexation Program Management Professional Services Contract with Black & Veatch, LLP in the amount of $154,314.20.

Explanation:

- The Town of Pineville, on behalf of several businesses, has requested sewer service along Downs Road. Many of the septic tanks in the area no longer function properly. The sewer trunks to serve Downs Road will extend from trunks currently being installed for the 1997 Steele Creek Annexation Area. This budget ordinance will fund the design and construction of these trunks through a change order to the existing annexation construction contract.

- Amendment #3 will provide for design and construction management services of the sewer main to serve Downs Road project and for additional design and construction management services beyond the original scope of the Contract.

- With this amendment, the Black & Veatch contract will increase from $3,444,525 to $3,444,679.20.

Funding: Sewer Capital Investment Plan

Background:

- Council approved the annexation of seven new areas into the City effective June 30, 1997. On January 27, 1997 Council awarded a contract to Black & Veatch for Program Management Services for $2,974,525.

- On July 27, 1998 Council approved Amendment #1 to the contract with Black & Veatch. This amendment, in the amount of $470,000 was for additional design and program management work due to the need to provide service to dirt and gravel roads not included in the original scope of work but were being brought to City standards and paved.

- On December 1, 1998 the Utility Director approved Amendment #2, reallocating the costs between the various accounts in the Contract. The overall contract amount remained unchanged.

26. Harrisburg Rocky River Interceptor, Roberta Road to U.S. Highway 29, Section B, Contract 1

Action:

A. Approve a budget ordinance appropriating $6,600,000; and

B. Approve the low bid of $7,404,616.56 by Central Builders, Inc. of Rocky Mount, North Carolina.

Explanation:

- This project was funded in the FY99-03 Capital Investment Plan. The budget ordinance appropriates revenue bonds.

- This project will provide 16,881 feet of 54-inch and 71 feet of 30-inch sewer along the Rocky River from Roberta Road to U.S. Highway 29 in Cabarrus County. This interceptor is being installed in accordance with the Agreement between Water and Sewer Authority of Cabarrus County and the City of Charlotte. It is part of the interceptor which will provide sewer service availability in the North Mecklenburg areas of Davidson, Huntersville and East Mecklenburg.

MWBD Status:	Amount	% of Project	Project Goals
BBE	$64,189.50	1%	6.0%
HBE	$0	0%	2.0%
ABE	$0	0%	2.0%
NBE	$0	0%	2.0%
WBE	$471,194.15	6%	8.0%

MWBD Compliance: Yes. The Utility Department has reviewed Central's documentation and has determined that they have made a good faith effort to meet the MWBD goals. Central will continue to solicit MWBE participation as subcontracting opportunities arise.

Summary of Bids:

Central Builders, Inc.	**Rocky Mount, NC**	**$7,404,616.56**
Ruby-Collins, Inc.	Smyrna, GA	8,319,000.66
Dellinger, Inc.	Monroe, NC	8,585,479.74
B.R.S., Inc.	Richfield, NC	8,801,906.81
B.F. McMahon, Inc.	Columbia, SC	8,812,513.28
Bryant Electric Co., Inc.	Archdale, NC	9,434,280.49
State Utility Contractors, Inc.	Monroe, NC	9,777,494.58
Thalle Construction Co., Inc.	Mebane, NC	10,520,099.21
John D. Stephens, Inc.	Atlanta, GA	10,737,313.31
Sander Utility Construction	Charlotte, NC	11,165,976.31

Funding: Sewer Capital Investment Plan

27. Clarke Creek Sewer Outfall, Phase IV - Professional Services Contract

Action: **Approve a contract with Hazen and Sawyer, P.C. to provide planning, design and environmental**

permitting services for Clarke Creek Sanitary Sewer Outfall. The contract is for a not to exceed amount of $190,000.

Explanation:

- This contract will allow Hazen and Sawyer, P.C. to provide sanitary sewer system planning and design services for Clarke Creek Outfall, Phase IV. This outfall will consist of approximately 15,000 linear feet of sanitary sewer line along Clarke Creek just east of Huntersville and has an estimated cost of $2,300,000.

- This project was approved in the FY1999-FY2003 Capital Improvements Plan.

MWBD: Hazen & Sawyer will be utilizing MWBD participation during this contract. The HBE participation will be $20,000, or 10% of the contract amount.

Funding: Sewer Capital Investment Plan

28. Meadowdale/Carousel Storm Drainage Project - Planning Phase

Action: **Approve agreement for $118,190 with Armstrong Glen, Inc., (AGI) of Charlotte, North Carolina for engineering services for the planning phase of the Meadowdale/Carousel Storm Drainage Project.**

Explanation:

- The Meadowdale/Carousel Storm Drainage Project is a high priority capital project. The project was originated to alleviate house and street flooding, and to stabilize channel erosion in the open channel sections. The project is bounded roughly by Albemarle Road to the north, Harris Boulevard to the east, Idlewild Road to the south, and Farm Pond Lane to the west.

- This contract is for planning phase services for the entire drainage area. The contract also includes the design of drainage improvements for a 1,850 foot channel length (Twin Oaks channel). The contract may be amended in the

future to provide for additional design and construction administration services.

- The cost of these services is comparable to the cost of similar work for other storm water drainage projects.

Funding: Storm Water Capital Investment Plan

29. Silver Stream Storm Drainage Project - Planning Phase

Action: **Approve agreement for $104,915 with The Isaacs Group of Charlotte, N.C. for engineering services for the planning phase of the Silver Stream Storm Drainage Project.**

Explanation:

- The Silver Stream Storm Drainage Project is a high priority capital project. The project was originated to alleviate house and street flooding and to stabilize channel erosion in the included open channel sections. The project is bounded by Rea Road to the north and west, Providence Road to the east, and Pineville-Matthews Road (Highway 51) to the south.

- This contract is for planning phase services for the entire drainage area. The contract may be amended in the future to provide for design and construction administration services.

- The cost of these services is comparable to the cost of similar work for other storm water drainage projects.

Funding: Storm Water Capital Investment Plan

30. Fire Station #33 - Architectural Services

Action: **Approve agreement for $137,000 with Scott Garner Architect, P. A. of Charlotte for architectural services for Fire Station #33.**

Explanation: This agreement with Scott Garner Architect, P.A. of Charlotte will provide architectural services to perform the planning, design, and construction administration for Fire Station #33 at 2001 Mt. Holly-Huntersville Road. Site and building plans will be developed in the planning and design phases.

- Fire Station #33 will serve the newly annexed Northwoods Community located off Mt. Holly-Huntersville Road.
- Scott Garner Architect, P. A. was selected using the Council-approved, qualifications-based process for professional services.
- The fees are comparable to fees paid by Charlotte for similar work for fire stations.

Funding: Annexation Capital Investment Plan

31. Hidden Valley Neighborhood Improvements, Phases 3 & 4

Action: **Approve Amendment #1 for $233,294 with US Infrastructure, Inc. (USI) of Charlotte for engineering services for Hidden Valley Neighborhood Improvements.**

Explanation:

- Amendment #1 with USI will provide funds for engineering services to perform preliminary and final design for Phases 3 & 4. Proposed improvements include curb and gutter, sidewalk, roadway and storm drainage.
- Information on contract expenditures related to this project is provided below.

Date	Phase of Work	Amount
April 1997	Preliminary planning for Phases 1 - 6; Design for Phases 1 & 2	$98,000
August 1998	Construction Phase 1 Completed	$225,000 (actual const. cost)
May 24, 1999	Preliminary & Final Design for Phases 3 & 4	$233,294
Future	Design Services for Phases 5 & 6	N/A
Future	Construction-Phases 2-6 (Phase 2 Const. to begin Aug. 99)	$3,430,000 (estimated const. cost)

- The fees are comparable to fees paid by City of Charlotte for similar work.

MWBD: MWBD participation is 51% Asian.

Funding: Neighborhood Improvement Capital Investment Plan

32. Engineering Services for Storm Water Design

Action: **Approve amendment #1 for $120,000 with Armstrong Glen, Inc. (AGI) of Charlotte for engineering services for Storm Water Design.**

Explanation:

- The original agreement with AGI was approved by the City Manager October 19, 1998, for $90,000 to provide engineering planning and design services for various storm drainage projects.
- This amendment is a continuation of engineering services for various storm drainage projects. Services include preparation of the final design for the Monroe/Bainbridge Storm Drainage Improvement Project, Edgehill Park and Meadowood Lane Culvert Replacement projects.

- The fees are comparable to fees paid by City of Charlotte for similar work.

Funding: Storm Water Capital Investment Plan

33. Trinity Park Neighborhood Improvement Project - Phase 1

Action: **Approve agreement for $206,814 with Woolpert, LLP, of Charlotte for engineering services for the Trinity Park Neighborhood Improvement Project.**

Explanation:

- This agreement with Woolpert will provide funds for engineering services to perform final design of roadway and drainage improvements for Phase 1 which is the area north of Elderbank Drive, in the Trinity Park neighborhood. Proposed improvements include curb and gutter, sidewalk, replacement of water mains, and storm drainage improvements.

- This project is anticipated to be amended in the future for Phase 2 which is the area south of Elderbank Drive.

- The fees are comparable to fees paid by City of Charlotte for similar work.

Funding: Neighborhod Improvement Capital Investment Plan

34. Storm Water Maintenance Packages - Renewals

Action:

A. Approve Renewal #1 for $846,450 to the contract with United Construction Inc. for continued construction of FY98 Storm Water Channel Maintenance Package B. The renewal will increase the contract amount from $846,450 to $1,692,900; and

B. Approve Renewal #2 for $492,900 to the contract with United Construction Inc. for continued construction of FY98 Storm Water Maintenance Package 98E. The renewal will

increase the contract amount from $985,800 to $1,478,700.

Explanation:

- These renewals will enable Storm Water Services to continue regular maintenance activities under these contracts, recognizing good contractor performance and good existing unit prices. Storm water maintenance contracts are originally bid in a range that provides bidding opportunities to all licensed contractors. Where the contractor's work has been of good quality, a renewal is recommended to extend the contract.

- The contract documents provide for renewal of the contract up to three times, at the City's option, as an incentive to the contractor for productivity and workmanship.

MWBD: MWBD participation is 100% Asian.

Funding: Storm Water Capital Investment Plan

35. Change Order for U.S. Airways Travel Club

Action: **Approve Change Order #4 in the amount of $181,285 with Edison Foard, Inc. of Charlotte, North Carolina for additional interior upfit and baggage room changes for the travel club.**

Explanation:

- U.S. Airways requested additional changes to the interior of the club and to the future travel club baggage room.

- The contract and change order history is as follows:

Original contract (awarded by Council on September 25, 1997)	$7,076,000
Change Order #1 (approved by the Aviation Director on June 15, 1998)	$37,810

Change Order #2 (approved by the Aviation Director on October 14, 1998)	$41,336
Change Order #3 (approved by Council on November 23, 1998)	$154,784
Change Order #4	$181,285
Total contract amount	$7,491,215

- The Airport Advisory Committee recommends this change order.

Funding: Airport Capital Improvement Plan

36. Architectural Design Services for Airport International Arrivals Area Expansion

Action:

A. Adopt a budget ordinance to appropriate $200,000 to fund the architectural design contract for the expansion of the International Arrivals Area of Concourse D; and

B. Award an architectural design contract to Little & Associates, Inc. of Charlotte based on hourly rates not to exceed $150,000 for the design of the expansion.

Explanation:

- As part of the Airport Master Plan, this project will expand the International Arrivals area to accommodate the growth of arriving international passengers.
- Little & Associates was chosen based on their expertise and experience with this type of architectural design.
- The estimated construction costs for this expansion is $700,000 and will be accomplished while keeping the existing area in operation.

- The budget is as follows:

Design Services	$150,000
Construction	$700,000
Contingency	$170,000
Total Budget	$1,020,000

Funding: Airport Fund Balance

37. Sale of City Property - 4507 McKinley Drive

Action: **Approve the sale of City owned property located at 4507 McKinley Drive.**

Explanation:

- The sale of City owned property is subject to compliance with the provisions of the North Carolina Statutes.

- The offer to purchase is $43,100 with the airport paying 3% realty fee. The Airport is selling this property "AS IS." Following the sale, the Airport will provide sound insulation to the house and attach a noise easement to the deed.

- The offer was advertised for 10 days in accordance with North Carolina General Statute 160A-269 for upset bid. No upset bids were received for the current offer.

Summary:

Property Address:	4507 McKinley Drive
Tax Code:	061-081-36
Buyer's Name:	Shane DeCosta
Offer:	$43,100

Background:

- In accordance with the Part 150 Plan, the Airport acquired 33 homes in the Wandawood community, near Harding High School, because they were located in the highest noise zones. Noise levels have subsequently decreased to a level where noise insulation is an acceptable remedy under the Part 150 Plan (less than 75DNL).

- The Airport listed the property in the Multiple Listing Service for sale to the public in February 1999.

38. Property Transactions

Action: **Approve the following property acquisitions.**

A. **Project**: Watershed Protection Land Acquisition, Parcel 1 & 2
Owner(s): Melisa G. Alexander & Joseph Lee Alexander
Property Address: 5121 Neck Road, Huntersville, NC
Property to be Acquired: Fee Simple 434,075 s.f. (9.965 ac.)
Improvements: 1,680 s.f. double-wide mobile home
Purchase Price: $172,750
Remarks: City staff recommends purchase of these parcels that are currently for sale. The parcels adjoin the McDowell Wastewater Treatment Plant and 79 acres of vacant land the City also purchased for watershed protection. This additional acreage will provide contiguous ownership and meets Charlotte-Mecklenburg Utilities criteria for watershed protection. The purchase price is supported by an independent MAI appraisal.
Zoned: R-3
Use: Single Family Residential
Total Parcel Tax Value: $131,490
Tax Code: 013-032-22 & 013-032-24

B. **Project**: Raw Water Main Catawba Station to Reservoirs (120" line), Parcel #15, 16 & 17
Owner(s): D. R. Horton, Inc. - Torrey, a Delaware Corporation
Property Address: 4000 Block, Mount Holly-Huntersville Road (SR 2004), Chastain Parc, Subdivision, Phase I & II
Property to be Acquired: 12,502 s.f. (.287 ac.) temporary construction easement

Improvements: Trees, landscaping
Purchase Price: $40,000
Remarks: A temporary construction easement is required for a 120" raw waterline which will cross 16 buildable home sites. The acquisition price is based on two independent, certified appraisals.
Zoned: 15=R3, 16 & 17=R4
Use: Single Family
Total Parcel Tax Value: $1,504,490 (3 parcels)
Tax Code: 033-041-07, 033-041-11, 033-041-25

C. **Project**: Colony Road Extension - Phase II
Owner(s): Gerard Jean Billarant & wf., Catherine S. Billarant
Property Address: 4517 Grandfather's Lane
Property to be Acquired: Permanent easement 2,048 s.f. (.047 ac.) plus temporary construction easement of 604 s.f. (.0139 ac.)
Improvements: Trees & screening
Purchase Price: $11,000
Remarks: A permanent retaining wall easement and a temporary construction easement are needed for the construction and maintenance of this project. Acquisition price is based upon an independent, certified appraisal.
Zoned: R-3
Use: Single Family Residential
Total Parcel Tax Value: $292,100
Tax Code: 211-604-12

D. **Project**: Wingate Redevelopment, Parcel #53A
Owner(s): James E. Harris & wf., Lucille Harris
Property Address: 2707 Mayfair Ave.
Property to be Acquired: 9,191.16 s.f. (0.211 ac.) total area
Improvements: Residence and all improvements
Purchase Price: $44,000
Remarks: The acquisition of this property is required for the future Wingate Neighborhood Park project. The compensation amount is based on an independent, certified appraisal.
Zoned: R-8
Use: Single Family

Total Parcel Tax Value: $35,630
Tax Code: 115-015-12

E. **Project**: Providence Road/Sharon Lane/Sharon Amity Intersection, Parcel #12
Owner(s): Marie R. Rowe
Property Address: 2823 Providence Road
Property to be Acquired: 21,336 s.f. (0.49 ac.) plus 10,106 s.f. (0.23 ac.) of temporary construction easement
Improvements: Trees & roses
Purchase Price: $275,000
Remarks: The areas are needed for construction of this intersection improvement project. The compensation amount was established by two independent, certified appraisals.
Zoned: R-17 MF
Use: Single Family
Total Parcel Tax Value: 1,197,200
Tax Code: 181-111-04

For property transactions **F** through **J**, the purchase price was determined by an independent appraiser and was reviewed by a second appraiser. Each appraisal takes into consideration the specific quality and quantity of the land. The tax value is determined on a more generic basis and will be higher or lower for land/ house with certain attributes. Property is acquired per Federal Guidelines 49 CFR Part 24 of the Uniform Acquisition and Relocation Act of 1970. Acquisition costs are eligible for Federal Aviation Administration reimbursement.

F. **Project**: Master Plan Land Acquisition
Owner(s): Devi Enterprises Inc
Property Address: 5625 Wilkinson Blvd.
Property to be acquired: 3.38 acres
Improvements: Motel
Purchase Price: $786,500
Zoned: I1
Use: Motel/Hotel
Tax Value: $518,750
Tax Code: 115-162-15 and 115-162-06

G. **Project:** Master Plan Land Acquisition
Owner(s): John Wayne Jordan Jr.
Property Address: 8724 Walkers Ferry Road
Property to be acquired: 1.92 acres
Improvements: Ranch House
Purchase Price: $98,000
Zoned: R3
Use: Single Family
Tax Value: $88,170
Tax Code: 113-125-03

H. **Project**: Master Plan Land Acquisition
Owner(s): Alice C. Lewis
Property Address: 8601 Berryhill Drive
Property to be acquired: .861 acres
Improvements: Ranch House
Purchase Price: $60,000
Zoned: R3
Use: Single Family
Tax Value: $49,710
Tax Code: 113-133-18

I. **Project**: Master Plan Land Acquisition
Owner(s): Steve McCarver & Pauline McCarver
Property Address: 7731 Old Dowd Road
Property to be acquired: 1.024 acres
Improvements: Ranch House
Purchase Price: $35,000
Zoned: R3
Use: Single Family
Tax Value: $32,180
Tax Code: 113-125-11

J. **Project**: Master Plan Land Acquisition
Owner(s): Ellen Cathey
Property Address: 8630 Berryhill Drive
Property to be acquired: .605 acres
Improvements: Ranch House
Purchase Price: $40,000
Zoned: R3
Use: Single Family
Tax Value: $30,660
Tax Code: 113-133-13

39. Minutes

Action: **Approve the titles, motions and votes reflected in the Clerk's record as the minutes of the April 14, 1999 Budget Workshop, the April 19, 1999 Zoning Meeting, and the April 26, 1999 Business Meeting.**

ANNOUNCEMENTS

On Monday, June 28, 1999, City Council will make nominations to fill vacant positions on the following boards:

1. AIRPORT ADVISORY COMMITTEE
   Two three year appointments beginning August, 1999. Bill Covington and Frances Harkey are not eligible for reappointment. One appointment must be a resident of the west side of Charlotte.

2. COMMUNITY RELATIONS COMMITTEE
   One three year appointment beginning immediately and ending July, 2001. Padam Dhakad has resigned.

3. DOMESTIC VIOLENCE COMMITTEE
   One appointment to fill an unexpired term beginning immediately and ending September 21, 2000. Sondra Morgan did not meet attendnace requirements.

4. MINT MUSEUM BOARD OF TRUSTEES
   One position for three years beginning August, 1999. Nancy Williams is eligible to be reappointed.

5. PAROLE ACCOUNTABILITY COMMITTEE
   Two appointments for three years beginning June, 1999. Charles Spell and Robert Washington are eligible to be reappointed.

   YOUTH INVOLVEMENT COUNCIL ADVISORY

6. Two appointments for two years beginning August, 1999. William Haggerson and Rahman Khan are eligible to be reappointed.

Applications are available from the Office of the City Clerk, 600 East 4th Street, 336-7493, or you may fax it to yourself via the City's Fast Fax Service. Dial 336-8600, and immediately enter 1# to access the Fast Fax system. The document number is 3320. All applications must be received by June 21, 1999 at 5:00 p.m.