

Report of the Community Development Authority of the City of Stevens Point

Tuesday, August 21, 2012 – 6:00 PM
Lincoln Center – 1519 Water Street, Stevens Point, WI 54481

PRESENT: Chairperson Halverson, Alderperson Beveridge, Commissioner Hansen, Commissioner Cooper, Commissioner Onstad, and Commissioner Molski.

EXCUSED: Commissioner Adamski

ALSO PRESENT: Executive Director Michael Ostrowski, Public Housing Manager Donna Bella, Maintenance Supervisor John Niedbalski, Pam Gecan, Peter Clifford, Janet Zander, Jonnie Smith, and Matthew Brown. Hi-Rise Manor Residents: Sr. Leone Juszczak, Pat Cornwell, Mary Pichelman, Fritz Kastner

INDEX:

1. Roll call.

Discussion and possible action on the following:

2. Approval of the report from the July 31, 2012 meeting.
3. Award bid for Third Street reconstruction/improvement project.
4. Presentation of public housing study.
5. Funding for meal site.
6. Adjourn.

1. Roll call.

Present: Halverson, Beveridge, Hansen, Cooper, Onstad, and Molski.

Not Present: Adamski.

2. Approval of the report from the July 31, 2012 meeting.

Commissioner Molski indicated that item 10 needed to have the vote count added to the report.

Motion by Alderperson Beveridge to approve the minutes with the change to add the vote count; seconded by Commissioner Molski. Motion carried 6-0.

3. Award bid for Third Street reconstruction/improvement project.

Chairperson Halverson said that in regards to the Third Street Construction Project, bids were submitted and contract alternatives were selected. After review of the bids, Rettler Corporation has recommended the following:

- Pember Companies:
 - Contract "A" Base Bid – General Construction \$276,794.30

Includes deduct for planter curbs, ornamental fencing, and sidewalk area outside ROW at former Dunham's Building.

- Contract "A" Alternate "A1" – Additional Area \$43,493.50
- Contract "A" Alternate "A2" – Concrete Roadway \$20,180.50
- Contract "A" Alternate "A3" – Brick Pavers \$30,712.50

Sidewalk area only, no crosswalks.

Total Contract "A"\$371,180.80

- Willems Landscaping:

- Contract "B" Base Bid – Landscape and Irrigation \$ 52,778.50

Includes deduct for landscape and irrigation outside ROW at former Dunham's Building.

- Contract "B" Alternate "B1" – Additional Area \$ 8,369.50

Total Contract "B"\$61,148.00

- Van Ert Electric Company Inc.:

- Contract "C" Base Bid – Electrical \$ 97,600.00

- Contract "C" Alternate "C1" – Additional Area \$ 9,000.00

Total Contract "C"\$106,600.00

Motion by Commissioner Hansen to accept the recommended bids:

- **Pember Companies - Contract "A" with the recommended alternatives, in the amount of \$371,180.80,**
- **Willems Landscaping - Contract "A" with the recommended alternatives, in the amount of \$61,148.00, and**
- **Van Ert Electric Company Inc. - Contract "A" with the recommended alternatives, in the amount of \$106,600.00.**

seconded by Commissioner Onstad.

Roll Call:

- **Ayes: Halverson, Beveridge, Hansen, Cooper, Onstad, and Molski.**
- **Nays: None.**

Motion carried 6-0.

4. Presentation of public housing study.

Pam Gecan and Peter Clifford from American Marketing Services (AMS) presented the results of the public housing study and need analysis that they recently completed.

The presentation is attached to these minutes.

5. Funding for meal site.

Director Ostrowski said that he and other agency staff met with Portage County representatives about future funding of the meal site at the Hi-Rise. He said that he was informed that the County is having budget difficulties and is recommending eliminating the meal site manager at the Hi-Rise location. The County would still provide the meals to the site; however, they would no longer fund the meal site manager. The cost of the meal site manager is approximately \$19,000 per year. Ms. Bella said that she would put together some numbers for the commissioner's next meeting regarding funding the meal-site manager for 2013.

6. Adjourn.

Meeting adjourned at 8:01 PM.

Chairperson

Date

Secretary

Date