

COUNCIL COMMITTEE
April 16, 2012
6:00 P.M.
Council Chambers

AGENDA

MICHAEL KELLY, PAST COUNCIL PRESIDENT

AGENDA ITEMS FOR DISCUSSION

- *COU2012-19 Consider allocation from General Fund Contingency to fund additional building inspections and plan review costs
Dennis Enslinger
- *COU2012-20 Consider approval of Project SODR0002: Somerset Dr - Roe Avenue to Nall Avenue- street improvement plans and two designs alternates:
realignment at Nall and trail
Keith Bredehoeft

COUNCIL COMMITTEE OF THE WHOLE
April 16, 2012

The Council Committee of the Whole met on Monday, April 16, 2012 at 6:00 p.m. in the Council Chambers. The meeting was called to order by Acting Council President Michael Kelly with the following members present: Mayor Ron Shaffer, Dale Warman, Ruth Hopkins, Steve Noll, Andrew Wang, Laura Wassmer, David Morrison and David Belz. Staff Members present: Wes Jordan, Chief of Police; Bruce McNabb, Director of Public Works; Keith Bredehoeft, Project Manager for Public Works; Katie Logan, City Attorney; Quinn Bennion, City Administrator; Dennis Enslinger, Assistant City Administrator; Lisa Santa Maria, Finance Director, Chris Engel, Assistant to the City Administrator and Joyce Hagen Mundy, City Clerk.

***COU2012-19 Consider allocation from General Fund Contingency to fund additional building inspections and plan review costs**

Dennis Enslinger stated that due to budgetary constraints, the Building Inspections Division has not budgeted for overtime or outside consulting to cover for additional inspections and plan review services that might arise from an increase in permit activity.

In 2012, the Building Inspections Division has seen a significant increase in permit activity during the first three months as reflected below and anticipates a continuation of this trend for the 2012 construction season.

| Year | Number of Permits Issued | Value of Permits |
|------------------------|--------------------------|------------------|
| 2011 (Jan, Feb, March) | 191 | \$7,867,443 |
| 2012 (Jan, Feb, March) | 275 | \$6,610,727 |

In addition, the City has issued several large project permits at the end of 2011 and in 2012 which require multiple inspections. Some of these projects include: Indian Hills Middle School Additions; CVS; Benton House; Corinth Paddock Apartments roofs; decks, health facilities; and Corinth and Kenilworth Apartments roofing and deck replacements. There are also several other large pending projects including Corinth Square modifications, Alzheimer's Associates, and 4 new residential structures.

To accommodate the necessary inspections for existing projects and anticipated projects, staff is proposing to allow for expanded inspection hours on Tuesdays, Wednesdays, and Thursdays. Field inspections are normally scheduled 9-4 p.m. (allowing for 1 hour before and after to complete inspection reports in a typical 8-5 work day). Staff would expand to field inspections to 8-5 p.m. (the work day would be expanded to 7a.m.-6p.m.). Existing staff would be used to staff the additional inspection hours. In order to pay for these expanded services the Building Inspections Division is requesting General Fund Contingency funds to cover overtime costs for one inspector and one clerical employee. Overtime would only be used when inspections are scheduled.

In addition, to inspection services, staff is also requesting additional funding to have an outside consultant FP&C provide plan review services. FP&C would only provide services in the event existing staff was unable to provide a timely review of documents received for plan review. Typically, the Building Inspections division meets a goal of having plan review completed within 5-7 business days of submission. Jim Brown, Chief Building Inspector, is responsible for plan review and given the level of commercial inspections will need to spend more time in the field conducting inspections than in a typical year. Hiring an outside consultant to conduct plan view on a limited basis will allow for a timely review of plan submittals and still maintain adequate inspection services for commercial projects.

To accommodate this request, staff is requesting \$20,000 in General Fund Contingency from the FY 2012 approved budget. The FY 2012 Budget includes \$500,000 in General Fund Contingency. If approved, this request would be the first use of the contingency in 2012.

David Belz asked how long the extended hours would last. Mr. Enslinger responded through the building season - now to August.

Laura Wassmer made the following motion, which was seconded by David Belz and passed by unanimously:

**RECOMMEND THE GOVERNING BODY APPROVE THE RELEASE
OF \$20,000 FROM GENERAL FUND CONTINGENCY TO FUND
ADDITIONAL BUILDING INSPECTION AND PLAN REVIEW COSTS
COUNCIL ACTION TAKEN
04/16/2012**

COU2012-20 Consider approval of Project SODR0002: Somerset Drive - Roe Avenue to Nall Avenue Street Improvement Plans and two design alternates: realignment at Nall and trail

Keith Bredehoeft noted a public meeting was held on March 28, 2012 to discuss with residents the possible addition of an 8' wide trail along Somerset Drive from Franklin Park to Nall Avenue as well as intersection improvements at the Nall Avenue Intersection. Nearly 350 letters were sent out to residents in the area prior to the meeting. Eighteen residents attended the open house meeting and learned more about the project.

Mr. Bredehoeft stated the 8 foot wide trail is proposed along the east side of Somerset Drive from Franklin Park to Nall Avenue. The trail will be concrete and be placed where the existing 4 foot sidewalk currently exists adding an additional 4 foot of sidewalk to the street side. The additional cost of adding the 8 foot sidewalk versus repairing the existing 4 foot sidewalk is \$135,000.

A map was presented showing the proposed trail route and photographs of the proposed trail location.

Mr. Bredehoeft provided the following summary of the comments received regarding the possibility of adding the 8 foot wide trail:

| <u>Residents Adjacent to Trail</u> | | <u>All Residents</u> | |
|------------------------------------|---|----------------------|----|
| In Favor- | 5 | In Favor- | 13 |
| Not in Favor- | 4 | Not in Favor | 5 |

Residents opposed to the trail generally felt it was unnecessary and not a good expenditure of City funds.

Laura Wassmer stated she is not supportive of 8-foot trails in residential neighborhoods. She does not feel there is the traffic or need for them. At the recent Planning Commission meeting on the trail system plan the chambers was filled with residents opposing both the movement of the trail from Roe to Nall, but also the construction of 8-foot trails. She noted some of the Planning Commission also expressed concern with the location of 8-foot trails in residential neighborhoods. She views the 8-foot concrete trail as a lot of concrete placed in the residential area. The Park & Recreation Committee at their meeting last week also expressed concern. They are supportive of trails in concept, but the extra width is neither necessary nor a wise use of taxpayer dollars.

The Parks and Recreation Committee did discuss this issue on April 11, 2012 and took no action.

Dale Warman asked if the existing sidewalk would be removed along Somerset or if the additional trail width simply added. Mr. Bredehoeft stated the existing sidewalk would be replaced with the new concrete trail.

Ms Wassmer stated she supports connectivity, but feels in many instances a 5-foot wide sidewalk would be more appropriate.

Andrew Wang asked if the funding sources were based on the size of the trail. Mr. Bredehoeft replied CARS funding is being used on the project and is not at all related to the width of the sidewalk. He added if trail grant funds were being used an 8-foot wide trail would be required as a minimum.

Steve Noll noted he also attended the Planning Commission meeting where concern was expressed with removing good sidewalk for the trail. He felt the change was being made when the sidewalk was in need of repair. He prefers concrete trails over asphalt trails and noted there was not support at the meeting for 8-foot sidewalks, most was comfortable with 5 feet.

David Belz stated the trail system is not designed to only to connect to other city amenities, but also to other trails within the metropolitan area. Trails are not meant to be for adult bike riders, they use bike lanes. Trails are designed for use by multiple people with possible strollers or young children on bikes. He views trails and sidewalks similarly to arterial and collector streets. Trails are the arterial streets that allow more people to comfortably walk/run/bike to desired locations.

Mr. Belz acknowledged that it will not be feasible to have 8-foot trails throughout the city, but stated that should be the goal whenever possible.

David Belz made the following motion, which was seconded by Ruth Hopkins:

**RECOMMEND THE GOVERNING BODY APPROVE INCLUDING
AN 8 FOOT WIDE TRAIL ALONG THE EAST SIDE OF
SOMERSET DRIVE TO PROJECT S0DR0002: SOMERSET
DRIVE - FRANKLIN PARK TO NALL AVENUE**

David Morrison stated he would like to see the goal be to not construct 8-foot wide trails. He cannot support removing good sidewalks to build wider trails, noting the additional cost both for construction and the on-going maintenance costs. He feels the city can get the desired connectivity without 8-foot trails.

Dale Warman noted he doesn't care for trails; however, 80 to 90 percent of the residents he has spoken with support them. He would prefer that good sidewalk is not removed for the trail, particularly when both will be out of concrete. Mr. Bredehoeft noted that 40% of the sidewalk is in need of repair.

Andrew Wang asked how much money has been spent on the design of the sidewalks. Mr. Bredehoeft replied the design was done through Larkin and the cost has not been significant.

Laura Wassmer expressed concern with the potential root damage to mature existing trees along the corridor by the construction of trails. The city residents place a very high value on their trees.

Council President Michael Kelly called for a vote on the motion with the following votes cast: "aye" Hopkins, Kelly, Belz and "nay" Noll, Wang, Wassmer, Morrison, Warman. The motion was defeated.

Intersection at Nall Avenue-

Keith Bredehoeft stated the proposed option will shift the drive lanes through the intersection at Nall Avenue on Somerset Drive to improve safety. It will also improve the radius for the right turn onto Somerset Drive and remove the current merge north of Somerset Drive. The northbound lane on Nall Avenue at Somerset Drive will become a right hand turn only lane.

Mr. Bredehoeft noted that parts of this improvement were already planned with the project, but correcting the shift in the intersection could require an additional \$150,000 for the project costs. As half of the intersection is located in Overland Park, they have been involved in the development of the plans and are committed to the project. They will fund 50% of the signal improvements.

Only one resident at the meeting checked that they did not support this option. All other residents who indicated a preference supported this change.

Keith Bredehoeft stated funding is available under the Capital Infrastructure Program, Project SODR0002: Somerset Drive- Roe Avenue to Nall Avenue for the City's portion of the project. Fifty percent of the funding up to \$506,000 for this project will come from the County's CARS Program. If project bids exceed project funding, staff will review other available funding sources and will develop a proposal for Council consideration.

David Belz confirmed this will address the difficulty of northbound traffic on Nall to make a right turn onto Somerset.

Dale Warman noted this change is consistent with the changes made at 75th & Nall and strongly supports the change.

Steve Noll asked if there were traffic accidents caused by the current configuration. Mr. Bredehoeft replied accident counts are not the driving force for the proposed action.

David Belz made the following motion, which was seconded by Andrew Wang and passed unanimously:

**RECOMMEND THE GOVERNING BODY APPROVE THE
PROPOSED INTERSECTION IMPROVEMENTS AT NALL TO
PROJECT SODR0002: SOMERSER DRIVE - ROE AVENUE
TO NALL AVENUE**

**COUNCIL ACTION TAKEN
04/16/2012**

STAFF REPORTS

Public Safety

- Chief Jordan reviewed the distributed crime statistics for the first quarter of 2012. He was pleased to report a decrease in residential burglaries from last year, but noted an increase in theft rates. He added detectives are currently working 5 employee theft/embezzlement cases.
- Chief reported the attempted robbery in Mission Hills in the parking lot of the Indian Hills Country Club.
- The CIT team will be presenting at the Leadership Northeast Program this week.
- Police staff will be training at the vacant Mission Valley Middle School later this week.

Public Works

- Bruce McNabb announced that the City has received its full request of \$180,000 for its CDBG Project on Sagamore
- Public Works staff has been working at the pool preparing it for opening.

- The City's website has been updated to list almost all of the streets scheduled for work this summer.

Administration

- Dennis Enslinger announced the Earth Fair at Shawnee Mission East on Saturday, April 21st from 10 to 3; and added the E-Recycling event at Black & Veatch is the following Saturday, April 28th
- Construction continues for the new CVS and parking lot work at Corinth Square has begun. The Somerset Entrance drive is now open.
- Mr. Enslinger noted the sound system is not working, but noted approval of the consent agenda would allow work to begin on the Sound System in May.
- The final Legislative Breakfast will be held this Saturday, April 21st.
- Area Park & Pool Managers have created a Crypto response plan in response to last years' closings
- The Sister City spring gathering with the Ukrainian Club will be held on May 6th at the Community Center
- A Synchronized Swim Coach has not been hired, staff will continue to seek to fill this position; however, the program will have to be cancelled if a coach cannot be secured.
- Lisa Santa Maria noted that she had distributed a revised CID Sales Tax Update adjusted for inflation.
- Also distributed was the First Quarter Financial Report
- The auditors have completed their on-site work and staff is moving on the 2013 budget preparation.
- Quinn Bennion announced that Council training will be held for the new council members next week. Laura Wassmer encouraged the new council members to participate in the Leadership Northeast Program.
- Department budgets are due this week and staff will meet with Department Heads next week for review.

Adjournment

With no further business to come before the committee, Acting Council President Michael Kelly adjourned the meeting at 6:45 p.m.

Michael Kelly
Acting Council President