

CITY OF IVANHOE

SPECIAL MEETING MINUTES

May 29th, 2020

5:00 PM

Special meeting was called to order by Mayor Bennett at 5:00 PM. Quorum established with all Council members present. City Attorney Mr. Brad Elrod and Public Works Coordinator Mr. David Marshall were in attendance. Invited guests Ms. Dawn Pilcher (LJA Engineering) and Mr. Chris Ard (Mason Construction) were also in attendance.

Communications from the audience

Mayor Bennett noted that the audio recording will be available for anyone interested since the meeting was not being broadcast on Facebook due to lack of appropriate equipment and operations personnel.

Agenda Item #1 – Mayor comments

Mayor Bennett provided Council with the 2029 certified tax value estimates that had been received from the chief appraiser. She explained the estimate will be replaced by mid July with the certified tax roll. The Mayor also provided project estimates on the “75979” street rehab project. LJA engineer Victoria Dia sent the estimates as a courtesy to the city since the project is actually being handled by the county. The documents were for information only, no action was taken by Council.

Agenda Item #2 – Bond construction work funding, change orders & related matters

Mayor Bennett turned the floor to LJA Engineer Ms. Dawn Pilcher. Ms. Pilcher informed Council that she was providing additional information to Council following the determination that the core samples provided to LJA Engineering was incorrect and there is no existing base material on Charmaine Dr. South. Ms. Pilcher said in order to maintain the quality of the project and since the add-on for flex base limestone had already been used on the Chanticleer portion of the project Council would need to make a decision on the route to proceed due to the project cost overrun. She then provided her estimates: The cost for 4 inch flex base is estimated to be \$205,000 which includes the section of Ivanhoe Estates by Helipad Park. The alternative for mixing 8 inches of the existing material with chemicals composed of fly ash and cement mix (does not contain lime) is estimated at \$178,000. A difference of \$27,000. Ms. Pilcher clarified that the estimated costs include labor and material. Council discussion included removing the silt fence and intersection turnouts from the existing contract for cost savings. Mr. Ard interjected that removing the paved turnouts would cause surface longevity problems on the sharp turn corners especially Charmaine

East at Chanticleer. Mayor Bennett asked how much the Council is able to go over the approved bid. City Attorney Mr. Brad Elrod said the Government Code allows up to 25%. Based on \$419,200 bid the maximum allowed is \$524,000. Other options were discussed including removing the portion of Ivanhoe Estates on the Charmaine South part of the project to shave about \$30,000 of the existing contract. The use of a slurry mix with the existing material on Charmaine South would cost approximately \$133,000. Councilman Herrington asked about re-bidding the project. Ms. Pilcher said rebidding the entire project would be problematic with the current contract already underway. It would be possible to re-bid the extra components for the project. Councilman Warren expressed concern that the city is faced with having to spend additional money because of incorrect information provided to the engineer.

Agenda Item #3 – Executive Session

Mayor Bennett concurred and called a recess at 5:27 PM per Government Code 551.071 for discussion with the city attorney.

Mayor Bennett called the meeting from recess at 6:13 PM and explained the Council was coming to an agreement on moving forward.

Agenda Item #2 – (continue) Bond construction work funding, change orders & related matters

Councilman Herrington presented the options of starting the project at one end of Charmaine South and working as far as possible within the existing contract or cutting back on the criteria for the project and doing a chip seal due to the budgetary hurdle, going out for bids and coming back with asphalt overlay. He noted that the option would need to be reviewed to determine quality and integrity of the long term product. Ms. Pilcher calculated this option would reduce the amount of surface work from 6,000 feet to 4,000 linear feet, which means the project would be from the Helipad park end to about 300 feet before Linda Lane. Mr. Ard explained that a seal coat to protect the surface for a period of time would not work as a riding surface. The project would need a slurry mixed in with the existing material-that would take about 3 to 3 ½ weeks. Ms. Pilcher said the Council could do a change order to do the base with a single course chip seal and go out for bids for the asphalt surface. The timing is critical for the contractor to do the base work and have bids received in time for a change order to convert from chip seal to asphalt surface. If the slurry option is used traffic will not be able to use the street until the cement hardens. She said she would run the estimate costs and have the information ready for a special Council meeting next week. Councilman Morris observed that Charmaine South is unlike the Chanticleer portion of the project in that there are a lot of homes and it will be impossible to block the street to “local” traffic. Public Works Coordinator Mr. David Marshall commented that he is OK with the chemical treatment aspect and the

timing is OK for mixing and getting bids. His concern is that Council does not compromise quality; he prefers quality over quantity because cutting corners will come back to haunt us.

Agenda Item #4 – Council comments

With no questions or comments the Mayor moved to the final agenda item.

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Agenda Item #5 – Adjourn

Councilman Warren made the motion to adjourn with a second by Councilman Herrington and the meeting was concluded at 6:46 PM.

Respectfully submitted,

C. D. Woodrome, City Secretary