

**Town of Garner  
Council Work Session Minutes  
August 28, 2018**

The Council met in a Work Session at 6:00 p.m. in the Council Chambers located at 900 7<sup>th</sup> Avenue.

**CALL MEETING TO ORDER/ROLL CALL**

Present: Mayor Ronnie Williams, Mayor Pro Tem Ken Marshburn, Council Member Kathy Behringer, Council Member Buck Kennedy, Council Member Gra Singleton and Council Member Jackie Johns.

Staff Present: Rodney Dickerson-Town Manager, John Hodges-Asst. Town Manager- Development Services, Matt Roylance-Asst. Town Manager-Operations, Tony Chalk-Town Engineer, Pam Wortham-Finance Director, Het Patel -Senior Planner, Jonathan Ham-Asst. Town Engineer, Rob Smith-Asst. Director PRCR, Rick Mercier-Communication Manager, Mike Franks-Budget & Special Projects Manager, Megan Young- PRCR Marketing Coordinator, Bill Anderson- Town Attorney, and Rebecca Schlichter-Deputy Town Clerk.

**ADOPTION OF AGENDA**

Motion: Marshburn  
Second: Behringer  
Vote: 5:0

**REPORTS/DISCUSSION**

**On-Call Transportation Planning and Design**

Presenter: Het Patel, Senior Planner

Mr. Patel presented the On-Call Transportation Planning and Design Services RFQ and the selection process for on-call consultants.

**BACKGROUND/INTRODUCTION**

Town Council had previously approved the advertisement of On-Call Transportation Planning and Design Services RFQ on May 29, 2018 work session meeting. With the growth Garner is experiencing it is important to introduce efficiency in transportation planning and design projects to ensure the Town can plan for and implement transportation infrastructure improvements.

**FIRM SELECTION PROCESS**

The Planning Department prepared and published a Request for Qualifications (RFQ) outlining the scope for this project on July 6, 2018. A total of fifteen (15) firms responded in writing with qualifications submittals.

An RFQ Review Committee was assembled to review the materials submitted by the consultants and to make a recommendation on the top three (3) firms for selection for on-call transportation planning and design projects. The Committee members included: John Hodges, Asst. Town Manager; David Bamford, Planning Services Manager; Tony Chalk, Town Engineer; Jonathan Ham, Asst. Town Engineer; and, Het Patel, Senior Planner.

The Review Committee ranked and assigned a score to each of the firms' packet according to the following criteria: Strength of firm's or teaming partner's experience; strength of project team including qualifications of key personnel; familiarity with Town of Garner, NC and working with NCDOT and CAMPO; projected workload and availability of key resources; strength in graphical skills, GIS mapping, or other visual communications for marketing; organization, completeness and overall presentation of RFQ. The Committee's marks were assigned to each firm from highest to lowest, out of a maximum possible score of 60. The scores were averaged to receive the ranking of the following top three (3) firms:

- ARCADIS
- HDR Engineering, Inc.
- Kimley-Horn

#### SELECTION OF CONSULTANT FOR FUTURE PROJECTS

For future transportation projects the Town can select one (1) of the three (3) consultants to engage regarding discussion for scope of work and/or fee for transportation planning, engineering and design services. These discussions will be brought back to the Council for approval and will be initiated based on project approval and funding from Town Council.

The selection of consultants for future projects will occur on a rotating basis. However, the Town may select any of the three (3) firms from the consultant library based on a range of factors including, but not limited to, the specialized qualification of key personnel, recent project experience in a specific work, the firm's past performance providing services to the Town and availability of key resources to complete the project.

Action: Authorization to move forward with the selection of the top three firms as on-call consultants for future transportation planning and design projects.

Motion: Kennedy  
Second: Behringer  
Vote: 5:0

#### **South Garner Greenway Alignment Options**

Presenter: Matt Roylance, Assistant Town Manager

Mr. Roylance, Graham Bruns and Iona Thomas of McAdams presented three potential greenway alignment options with cost estimates. The project was originally conceived in the 2007 Parks plan to connect Lake Wheeler to Lake Benson Park.

#### Route Selection Criteria

- > Accessibility
- > Consistent design standards
- > Access, linkage and safety
- > Environmental considerations

- > Experience of the user
- > Available Right of Way and easements
- > Potential construction costs
- > Constructability

**Methodology**

- > Linear foot costs for greenway trail, Multi-Use Paths, boardwalks, bridges, erosion control, temporary traffic control, etc. are based on bid averages from 10 comparable greenway projects over the last 3 years.
- > Base maps and models are from Wake County GIS data.
- > Easement costs are based on land valuations taken from Wake County tax records and applied as a per square foot basis

**Cost Estimates**

Option Construction Cost (FY 2018)	Multi-Use Path (Orange)	Trail Option A (Salmon)	Trail Option B (Green)	Buffaloe Road Street Side Option (Teal)
Stream crossings	N/A	2	1	1
Bridges	N/A	1	1	1
At-grade road crossings	1	1	N/A	N/A
Additional drainage	Yes	No	Yes	Yes
Trailheads (*Additional Costs)	N/A	2	1	1
Greenway easement needed	No	Yes	Yes	Yes
<b>TOTAL CONSTRUCTION COST:</b>	<b>\$1,098,812</b>	<b>\$1,886,833</b>	<b>\$2,886,324</b>	<b>\$2,905,397</b>
<b>20% CONTINGENCY:</b>	<b>\$219,762</b>	<b>\$377,367</b>	<b>\$577,265</b>	<b>\$581,079</b>
<b>20% ENGINEERING AND PLANNING SERVICES:</b>	<b>\$219,762</b>	<b>\$377,367</b>	<b>\$577,265</b>	<b>\$581,079</b>
<b>12% CEI SERVICES:</b>	<b>\$131,857</b>	<b>\$226,420</b>	<b>\$346,359</b>	<b>\$348,648</b>
<b>TOTAL COMPLETED RECOMMENDATION:</b>	<b>\$1,670,193</b>	<b>\$2,867,987</b>	<b>\$4,387,213</b>	<b>\$4,416,203</b>

**Why is it so expensive?**

- > Previous estimates were based on recession level prices and available work
- > Booming development market makes public projects less attractive to contractors
- > Lots of projects for contractors to choose to pursue
- > Higher capital costs for low maintenance materials reduce life cycle costs

**Multi Use Path - \$1,670,193**

- > This portion of project is eligible for Street & Sidewalk bond funds
- > Sufficient funding available in Street & Sidewalk bonds
- > Recommend using Street & Sidewalk bonds

**Greenway Trail (assuming Option A) - \$2,867,987**

- > FY 14-15 Fuel Savings - \$80,700
- > Committed Bond Funds - \$750,000
- > Wake County - \$245,828
- > Unallocated PRCR Bonds - \$600,000
- > Parks Fee-In-Lieu - \$1,191,459

## Next Steps

- > Conversations with key landowners
- > Public engagement
- > Finalize recommendations
- > Feasibility Report

Jimmy Jackson of the Lakemoor subdivision requested safe access for its residents to get to the park.

Council consensus to move forward with next steps of project.

## NC DOT Update

Presenter: Joey Hopkins, District 5 Division Engineer

Mr. Hopkins provided an update on NC DOT initiatives.

- Two of the three sections of 540 are advertised at this time. The first section won't turn dirt until late 2019. Mr. Hopkins advised all 3 sections will open at once.
- I-40 – Hwy 42 is under contract which is a 360 million dollar design build project. Project will need a bit of right of way, will start work in a few weeks to do the traffic shift.
- NCDOT held a public meeting a few months ago concerning the highway 70 interchange at Timber drive. It will be a continuous flow intersection and construction will begin in 2020.
- NC50 bridge replacement and widening in right of way acquisition. Construction is scheduled to begin next summer.
- Public meeting was held for 401 super street project which will restrict some of the left turns onto side streets. Cost share for sidewalks will need to be discussed.
- Funded project at Ten Ten Road to 401 adjacent to where 540 crosses.
- Mechanical down to Simpkins will be a super street and adding lanes.
- Jones Sausage Road – Department has agreed to fund 4.5million for improvements. From 40 to E Garner Road 2 lanes in each direction but will narrow back down to 2 lanes at E Garner Road.

## New Recreation Center Signage

Presenter: Megan Young, PRCR Marketing Coordinator

Ms. Young presented exterior branding ideas for the new Recreation Center which included a monument sign, lighted vertical lettering, back lit LED channel letters and parking lot directional signs.

Council Consensus to move forward with signage and go with option B with larger letter GRC on back lit building sign.

## **Bond and CIP Update**

Presenters: John Hodges, Assistant Town Manager and Mike Franks, Budget & Special Projects Manager

Mr. Hodges provided an update on committed, planned and uncommitted bond fund balances. Mr. Franks gave a brief progress update on the development of the new CIP model.

## **MANAGER REPORTS**

- Labor Day September 3<sup>rd</sup> – First Council Meeting in September is the 4<sup>th</sup>
- South Garner Ribbon Cutting- September 12<sup>th</sup> at 9:30 a.m.
- Garner High School's 50<sup>th</sup> Anniversary- September 21<sup>st</sup> at 5:00 p.m.
- Garner Consolidated High Schools 50<sup>th</sup> Class Reunion – September 14<sup>th</sup> at 6:00 p.m.
- Public Works Committee Meeting – August 29<sup>th</sup> at 8:30 a.m.
- Board of Elections is making changes to its polling locations.
- Recreation Center update – Current project completion date is November 30, 2018
- City of Raleigh is currently conducting a cost study
- Mr. Hodges updated Council on the Garner High School landscaping. The High School maintenance team agreed it will mow the no mow grass to 4 inches when it reaches 10-12 inches.

## **COUNCIL REPORTS**

### **Singleton**

- Thanked the Public Works Department for putting up the fence at South Garner soccer field.

### **Marshburn**

- Reported he and Council Member Behringer will be attending the City Vision Conference in Hickory.

### **Behringer**

- Attended the Woman's Equality Day event.

**ADJOURNMENT:** 9:45 p.m.

Motion: Singleton  
Second: Behringer  
Vote: 5:0