

Mayor

James Kallander

Council Members

Keith van den Broek

James Kacsh

David Allison

Bret Bradford

EJ Cheshier

David Reggiani

Robert Beedle

City Manager

Mark Lynch

City Clerk

Susan Bourgeois

Deputy Clerk

Erika Empey

Robyn Kincaid

Stu. Co. Rep.

Jessica Smyke

**COUNCIL SPECIAL MEETING
DECEMBER 03, 2010 @ 12:00 PM
LIBRARY MEETING ROOM**

AGENDA

A. CALL TO ORDER

B. ROLL CALL

Mayor James Kallander, Council members Keith van den Broek, James Kacsh, David Allison, Bret Bradford, EJ Cheshier, David Reggiani, and Robert Beedle

C. APPROVAL OF AGENDA..... (voice vote)

D. DISCLOSURES OF CONFLICTS OF INTEREST..... (voice vote)

E. COMMUNICATIONS BY AND PETITIONS FROM VISITORS

- 1. Audience Comments regarding agenda items

F. NEW BUSINESS

- 2. Prioritization of Capital Projects - discussion and possible action..... (voice vote)(page 1)

G. AUDIENCE PARTICIPATION

H. COUNCIL COMMENTS

I. ADJOURNMENT

Executive Sessions: Subjects which may be discussed are: (1) Matters the immediate knowledge of which would clearly have an adverse effect upon the finances of the government; (2) Subjects that tend prejudice the reputation and character of any person; provided that the person may request a public discussion; (3) Matters which by law, municipal charter or code are required to be confidential; (4) Matters involving consideration of governmental records that by law are not subject to public disclosures.

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Memo

To: Mayor and City Council
From: Tom Cohenour,
CC: Mark Lynch, City Manager
Date: December 1, 2010
Re: Future Capital Improvement Projects

This list represents future capital improvement projects along with VERY ballpark cost estimates.

1. South Fill Sidewalks. See PDF from Planning Dept. No survey or grade work yet accomplished. Roll over curb & gutter. Possibly incorporate into Sawmill Avenue extension project which is tentatively a walking path or a short connector between South Fill and Sawmill – goes across slough. Will need permitting. Total length of fill 600' +/- . Initial thought was to fill from each end with a bridge in middle. Sewer line will need to be crossed and cannot be depressed by fill. Determine best and most economical design. **No cost estimate at this time**
2. North Fill floating dock at boat ramp. Need a way for people to safely launch themselves. Removable in winter time. Needs to be at least 140' long. Rough estimate by Doug Playter P.E. with CH2MHill. Range is \$200,000 to \$500,000 with mid range of: **\$350,000.**
3. Ship Yard fill. See PDF from Planning Dept. Roughly 14 acre fill project. Fill is available. Tide land is zoned correctly. Permitting process required. City has a conceptual idea / layout - not a drawing. Outer sea edge with stone armor or sheet pile are two options. Cordova tidal fill areas have stone armor that is working well. Sheet piling would be worthwhile if we can do it to create area that ships can tie up to. Rough estimate by Doug Playter P.E. with CH2MHill. **\$15,000,000.**
4. New Emergency Services Facility (AKA Public Safety building). Multi-use (DMV, fire, police and possibly troopers). Committee recommends City owned site in downtown district. 25,000 SF @ \$950 - \$1,400 per SF. Rough estimate by Floyd Damron P.E. with CH2MHill. Range is \$24,000,000 to \$35,000,000 with mid range of: **\$29,500,000.**
5. Recreation / swimming pool. Currently use Bidarki (built in 1930s) and a swimming pool that is aging. Local school superintendent supports the project and the School currently uses the pool and recreation center so they could partner to maximize access to funds. Susie Herschleb has been working with Chester Pool to get a pool only quote – not including building. Approximately a 10,000 SF building for recreation only would include reception area, classroom, kitchen, weight room, cardio area with treadmills, studio for aerobics & yoga, men's and women's restrooms, showers, locker room, and 3 offices. **No cost estimate at this time**

6. High School – 2000 SF classroom building. **Numbers by Jim Nygaard**
7. Hospital roof replacement. Old estimate of unknown origin. **\$1,200,000.**
8. Electronic health records. Dave Bryant's estimate. **\$1,000,000.**
9. Six Mile water feasibility study. Floyd Damron with CH2MHill feels the cost to install a stand alone facility at 6 mile would be far more costly than piping water down the Copper River Highway from the Eyak WTP. **No cost estimate at this time**
10. Bidarki Energy Upgrades. Unsure of what the upgrades include. Possible window replacement and heat piping upgrade. Old cost estimate of unknown origin. **\$100,000.**
11. Breakwater Extension. 165' new and 135' rebuild existing. Old estimate of unknown origin. **\$3,400,000.**