



City of Columbia Heights

590 40th Avenue NE, Columbia Heights, MN 55421-3878 (763) 706-3600 TDD (763) 706-3692
Visit our website at: www.columbiaheightsmn.gov

Mayor
Donna Schmitt
Councilmembers
Robert A. Williams
John Murzyn, Jr.
Connie Buesgens
Nick Novitsky
City Manager
Walter R. Fehst

The following is the agenda for a **Special Meeting** of the City Council for the Public Improvement Hearing to be held at **6:00 PM on Monday, February 5, 2018** in the City Council Chambers, City Hall, 590 40th Avenue N.E., Columbia Heights, Minnesota.

The City of Columbia Heights does not discriminate on the basis of disability in the admission or access to, or treatment or employment in, its services, programs, or activities. Upon request, accommodation will be provided to allow individuals with disabilities to participate in all City of Columbia Heights' services, programs, and activities. Auxiliary aids for disabled persons are available upon request when the request is made at least 96 hours in advance. Please call the City Clerk at 763-706-3611, to make arrangements. (TDD/706-3692 for deaf or hearing impaired only.)

1. CALL TO ORDER

2. ROLL CALL

3. PUBLIC IMPROVEMENT HEARING: 2018 SEAL COAT PROGRAM

A. Street Seal Coat Project – Zone 2A

- 1) Presentation of Information on Seal Coat Project by Staff
- 2) Questions and Comments on Seal Coat Project

B. Close the Public Hearing

MOTION: Move to close the Public Hearing of the 2018 Street Seal Coat, Project 1701.

C. Consideration of Resolution

MOTIONS: Move to waive the reading of Resolution 2018-09, there being ample copies available for the public

Move to adopt Resolution 2018-09 being a resolution ordering improvement and preparation of plans for Zone 2A Street Seal Coating, City Project 1701.

4. ADJOURNMENT

Walt Fehst, City Manager



AGENDA SECTION	PUBLIC IMPROVEMENT HEARING
ITEM NO.	
MEETING DATE	FEBRUARY 5, 2018; 6:00 PM

CITY OF COLUMBIA HEIGHTS - COUNCIL LETTER

ITEM:	PUBLIC HEARING: IMPROVEMENTS FOR 2018 ZONE 2A SEAL COAT PROGRAM, PROJECT 1701		
DEPARTMENT:	Public Works	CITY MANAGER'S APPROVAL:	
BY/Date:	Kevin Hansen / January 31, 2018	BY/Date:	

BACKGROUND:

The City Council accepted the Feasibility Report and ordered an Improvement Hearing for February 5, 2018 at their meeting of January 8, 2018. The Zone 2 seal coat area is located between Reservoir Boulevard and Stinson Boulevard from 37th Avenue to 45th Avenue. Seal coating the majority of streets in the southeast section of Zone 2 is being delayed until after water main cleaning and lining work is completed in that area. In accordance with the Street Rehabilitation Policy, Zone 2 streets that were rehabilitated in 2007 are being seal coated at the City's cost (City pays for first seal coat). The attached map displays the streets proposed for seal coat and the funding source.

ANALYSIS/CONCLUSIONS:

Distributed at the January 8, 2018 regular City Council meeting was the Feasibility Report that details the scope of work and estimated costs for the Seal Coat Program in Zone 2A. Prior to seal coating, concrete curb and gutter is repaired where feasible and the street surface is patched. Seal coat is an application of emulsion by mechanical sprayers immediately followed by spreading a cover aggregate. The road surface is finished by rolling with a tire-based roller for proper aggregate penetration and distribution. This year, staff is recommending FA-2 trap rock as the cover aggregate. The rock is the same as previous years.

- ◆ The following is a listing of streets recommended for seal coat:

Tyler Street	37th Avenue to 41st Avenue
Tyler Street	42nd Avenue to 44th Avenue
Tyler Street	44th Avenue to Dead end
Polk Street	37th Avenue to 41st Avenue
Arthur Place	44th Avenue to Dead end
Cleveland Street	40th Avenue to 41st Avenue
Benjamin Place	40th Avenue to Cul-de-sac
Benjamin Street	43rd Avenue to 45th Avenue
39th Avenue	Reservoir Boulevard to Polk Street
42nd Avenue	Reservoir Boulevard to Cleveland Street
43rd Avenue	Arthur Street to Benjamin Street

- ◆ **Financing:**

The seal coating project will be 100% assessed on a Street and Avenue **parcel** basis in Zone 2. Avenue assessments are 1/3 of the street rate extending 1/2 block in either direction of the avenue.

RESOLUTION NO. 2018-09

A resolution of the City Council for the City of Columbia Heights, Minnesota,

Whereas, pursuant to Resolution 2018-05, adopted by the City Council on January 8, 2018, fixed a date for a Council hearing on the proposed improvements in the Zone 2 area bounded by Reservoir Boulevard and Stinson Boulevard from 37th Avenue to 45th Avenue, and

Whereas, ten days' mailed notice and two published notices of the hearing a week apart were given, and the hearing was held thereon the 5th day of February, 2018, at which time all persons desiring to be heard were given an opportunity to be heard thereon, and

Whereas, the Council determines to proceed with this local improvement, a portion of the cost being defrayed by special assessments under Charter provisions,

1701 SEAL COAT – ZONE 2A

That the location and extent of such improvements is as follows:

Tyler Street	37th Avenue to 41st Avenue
Tyler Street	42nd Avenue to 44th Avenue
Tyler Street	44th Avenue to Dead end
Polk Street	37th Avenue to 41st Avenue
Arthur Place	44th Avenue to Dead end
Cleveland Street	40th Avenue to 41st Avenue
Benjamin Place	40th Avenue to Cul-de-sac
Benjamin Street	43rd Avenue to 45th Avenue
39th Avenue	Reservoir Boulevard to Polk Street
42nd Avenue	Reservoir Boulevard to Cleveland Street
43rd Avenue	Arthur Street to Benjamin Street

Work includes spot concrete curb and gutter replacement, edge milling, bituminous surface patching and seal coat application.

Now, therefore, in accordance with the foregoing, and all ordinances and regulations of the City of Columbia Heights, the City Council of the City of Columbia Heights makes the following:

FINDINGS OF FACT

Such improvement is necessary, cost-effective and feasible as detailed in the feasibility report.

Such improvement is hereby ordered as proposed in the Council Resolution adopted the 8th day of January, 2018.

These improvements shall also be known as Project No. 1701 and PIR: 2018-Z2-01-001.

The City Engineer, Kevin Hansen, is hereby designated as the engineer for this improvement. The engineer shall prepare plans and specifications for the making of such improvement.

2018 SEAL COAT PROJECT - ZONE 2A

P.I.R. 2018-Z2-01-001

COLUMBIA HEIGHTS PROJECT 1701

LOCAL BITUMINOUS STREETS AS FOLLOWS:

Tyler Street	37 th Avenue to 41 st Avenue
Tyler Street	42 nd Avenue to 44 th Avenue
Tyler Street	44 th Avenue to Dead end
Polk Street	37 th Avenue to 41 st Avenue
Arthur Place	44 th Avenue to Dead end
Cleveland Street	40 th Avenue to 41 st Avenue
Benjamin Place	40 th Avenue to Cul-de-sac
Benjamin Street	43 rd Avenue to 45 th Avenue
39 th Avenue	Reservoir Boulevard to Polk Street
42 nd Avenue	Reservoir Boulevard to Cleveland Street
43 rd Avenue	Arthur Street to Benjamin Street

ESTIMATED COSTS

CONSTRUCTION	\$143,808.00
ENGINEERING AND ADMINISTRATION	<u>\$14,380.80</u>
TOTAL PROJECT COST	\$158,188.80

ASSESSMENT:

364.6	PARCELS AT STREET RATE
275.8	PARCELS AT THE AVENUE RATE

FULL ASSESSMENT RATE = \$346.50 / PARCEL

CONSTRUCTION ASSESSMENT RATE

\$143,808.00	=	\$315.00 / PARCEL
<u>456.53333</u>		

ESTIMATED COST SHARING

TOTAL PROJECT COST	\$158,188.80
CITY SHARE	<u>-\$14,380.80</u>
ASSESSED COST	\$143,808.00

PROPOSED ASSESSMENT RATES

STREET	\$114,849.00	=	\$315.00 / PARCEL
	<u>364.60</u>		
AVENUE	\$28,959.00	=	\$105.00 / PARCEL
	<u>275.80</u>		



City of
Columbia Heights

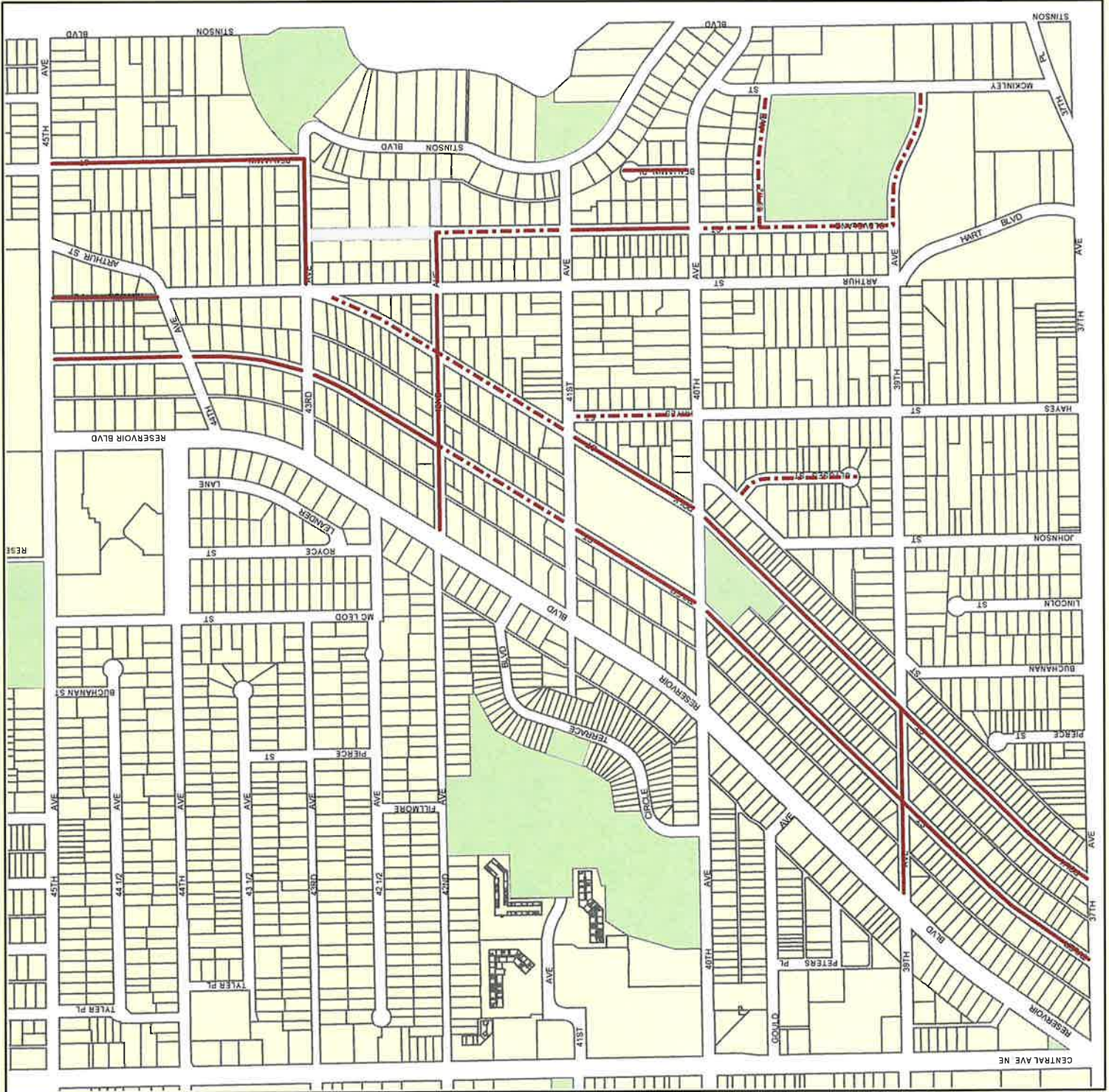
2018 PROPOSED SEAL COAT STREETS

LEGEND

— SEAL COAT
(Assessed)

- - - SEAL COAT
(City Share)

CITY OF COLUMBIA HEIGHTS
GIS / ENGINEERING DEPARTMENT
Map Date: November 2017
Map Author: K Young



CITY OF COLUMBIA HEIGHTS

NOTICE FOR PUBLIC IMPROVEMENT HEARING

Notice is hereby given that the City Council of Columbia Heights has determined the following Public Improvement Hearing be held on **Monday, February 5, 2018** at 6:00 P.M. in the City Council Chamber, 590 40th Avenue N.E. to consider:

**2018 SEAL COAT BITUMINOUS STREETS: ZONE 2A
P.I.R. 2018-Z2-01-001 – CITY PROJECT 1701**

Work would include spot concrete curb and gutter replacement, edge milling, bituminous surface patching and seal coat application in the following generally described area:

Tyler Street	37th Avenue to 41st Avenue
Tyler Street	42nd Avenue to 44th Avenue
Tyler Place	44th Avenue to Dead end
Polk Street	37th Avenue to 41st Avenue
Arthur Place	44th Avenue to Dead end
Cleveland Street	40th Avenue to 41st Avenue
Benjamin Place	40th Avenue to Cul-de-sac
Benjamin Street	43rd Avenue to 45th Avenue
39th Avenue	Reservoir Boulevard to Polk Street
42nd Avenue	Reservoir Boulevard to Cleveland Street
43rd Avenue	Arthur Street to Benjamin Street

Estimated Cost of Improvements:	\$158,200.
Estimated Assessments for above improvements:	\$143,810.

Said improvements are to be considered pursuant to Minnesota Statutes, Chapters 429, 444 and 469. The improvements are to be specially assessed on a unit, area, or frontage basis, or combination thereof against abutting and non-abutting properties and tributary to said improvements, or served by said improvements. The parcels and areas, as specially described herein, are subject to said special assessments unless otherwise noted.

The total estimated cost of the above listed improvements is \$158,200. Persons desiring to be heard with reference to the proposed improvements will be heard at said time and place of the public hearing. Written or oral objections will be considered at the public hearing.

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CITY OF COLUMBIA HEIGHTS
WALTER FEHST, CITY MANAGER