

## EDMOND CITY COUNCIL MINUTES

December 27, 2004

Mayor Sandra Naifeh called the regular meeting of the Edmond City Council to order at 5:30 p.m., Monday, December 27, 2004, in the City Council Chambers. Councilmember Page was absent due to family business.

**2. Approval of Minutes.** Mayor Naifeh requested the Minutes be amended on Planning Consent Item 9.H. to reflect the addition of "subject to planting evergreen trees along the frontage road" in the motion to approve. Motion by Miller, seconded by Sanford, to approve Minutes of the December 13, 2004, meeting as amended. **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

**3. GENERAL CONSENT ITEMS:** (General Consent Items were voted on collectively except where noted.)

**A. Approval of Administrative Items:**

- 1) **Acceptance of City Manager's Financial Report for month ending November 30, 2004.**
- 2) **Acceptance of City Treasurer's Investment Report for month ending November 30, 2004.**
- 3) **Approval of 2005 Federal and State Legislative agendas.** Mayor Naifeh stated she felt the agendas were well prepared and that she had spoken with Congressman Istook regarding Arcadia Lake. She stated it appears that the issue will be brought before the Legislature this coming session and she was assured that the issue was still a priority of both Congressman Istook and Senator Inhofe.
- 4) **Approval of Correction of Plat Certificate for Villages at Stonebridge, located south of 33<sup>rd</sup> Street, west of Boulevard.**
- 5) **Approval of the FY 2003 Community Development Block Grant (CDBG) Consolidated Annual Performance and**

**Evaluation Report (CAPER).** Mayor Naifeh stated she felt the report was assembled well and was easy to read and understand and reflected the progress that the City is making in this area. She thanked the committee who helps with the report and also the CDBG staff.

B. **Approval of Purchases:**

1) **Approval of agreement with Motorola Corporation for support and technical service agreement for the 800 MHz radio system in the amount of \$64,092.84 for calendar year 2005 as a sole source supplier.**

2) **Acceptance of proposal from Ford Audio for audio/visual equipment for the Multipurpose Activity Center (MAC) in the amount of \$28,040.76.** Mayor Naifeh stated typically a bid tabulation is received for each item that is awarded. She noted that she did not receive a bid tabulation and it was difficult to judge and compare the proposals.

Brenda Mayer, Purchasing Manager, addressed Council and stated she solicits bids for competitive pricing and usually awards the bid to the lowest bidder as long as they meet the specifications. She stated staff prepares bid specifications to get firm pricing because they know what is needed for the project, but when Request for Proposals (RFP) are solicited, staff requires vendors to design the project by telling the City what is needed and the best method of achieving the desired result. She stated because this was an RFP, she was unable to prepare a bid tabulation because it is not the cut and dried process that bid specifications are and direct comparisons are difficult in this situation. Ms. Mayer stated staff has to look at each proposal and decide which one is best suited for the project.

Motion by Sanford, seconded by Miller, to approve General Consent Item 3.B.(2). **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

3) **Approval of design contract with Smith Roberts**

**Baldischwiler, LLC, for the Streetscape Pedestrian Linkages project, Phase II in an amount not to exceed \$147,500.**

- 4) **Approval of design contract with Isch & Associates, Inc., for the Safe Routes to School, Phase III project in the amount of \$95,400.** A Community Connections meeting was held on November 18<sup>th</sup> and the Public Works Committee recommended approval on December 14<sup>th</sup>. The design fees are \$88,400 and \$7,000 has been budgeted for appraisals and acquisitions.

Mayor Naifeh stated that amount seemed rather large and she asked for an explanation. She noted that funding for easements was also included in this project and stated she felt the City was paying quite a lot for easements now and perhaps staff should further evaluate the need for these two parcels. She stated if staff determines they are needed, then perhaps the sidewalk along these parcels should be completed last. Mayor Naifeh noted that the City is making good progress with the sidewalk projects.

Steve Manek, City Engineer, addressed Council and stated staff estimates that the upcoming project will have 50,000 linear feet of sidewalks. He noted staff always requests donations of easements whenever possible and that the costs set aside for the easements also includes the title work. Mr. Manek stated there are some areas in Edmond where there is only the 33 feet of statutory right-of-way. The \$7,000 included in the design contract for title work and acquisition will be only be used if needed. He noted the City does not want to purchase easements because that money could be applied to installation of additional sidewalks. Mr. Manek stated it cannot be determined if those funds will be needed until the design is under way. He noted if areas are found where it is critical to acquire additional easements, then the City Council would be required to approve the purchase.

Councilmember Sanford asked if the design fees were more expensive than normal.

Mr. Manek stated he felt they were in line with other projects that have been done.

Motion by Lamb, seconded by Miller, to approve General Consent Item 3.B.(4). **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

5) **Approval of design contract with Howard-Fairbairn Site Design, Inc. for Phase I design of the third community park in an amount not to exceed \$99,900.** The proposed park will be located south of 33<sup>rd</sup> Street and east of Boulevard. The Public Works Committee and the Parks and Recreation Advisory Board have both recommended approval.

Councilmember Sanford asked about the design fees in an effort to determine the total design costs of the project.

Jim Bowlin, Parks and Recreation Director, addressed Council and stated so far \$38,000 has been paid out for the master plan design. He stated the total cost of Phase 1 will not exceed 8 to 10 percent of the total cost of the seven phase \$4 million project. He noted that he could not give an exact amount because the City could decide to complete the project in less than the proposed seven phases. Mr. Bowlin outlined the first phase of the park and stated this new park is also the site for the proposed dog park. He stated the Paws for Life, Inc. organization is in the process of raising money to build there. Mr. Bowlin stated even though the contract amount is for \$99,900 he does not expect the costs to be that high and they could be as low as \$73,000. He noted that he has negotiated with the architect to lower the costs and determined that some of the work could be done by Park Department personnel. He stated that originally the construction budget was \$909,000 but it is now set at \$877,000. Mr. Bowlin stated he hopes it will more than likely be \$731,000 by the time all the documents are complete.

Scott Fairbairn addressed Council and stated bids would be solicited during the summer with an expected completion date by September of next year.

Clay Coldiron, Public Works Director, addressed Council and stated funding for construction of the park will come from the 2000 Park Sales Tax Fund. He noted the committee that approves those expenditures has already approved the construction budget for the park.

Councilmember Sanford asked why the delay between the Parks and Recreation Advisory Board meeting in May and the Public Works Committee meeting in December.

Mr. Bowlin stated he was in the process of negotiating with the architect to the lower the costs during that time.

Mayor Naifeh requested this item be continued to enable her to further research this matter. She stated she would like to read again the minutes of both the Public Works Committee and the Parks and Recreation Advisory Board where this item was discussed.

Councilmember Lamb stated he did not understand the need to continue this item since it has already been reviewed by both the Public Works Committee and the Parks and Recreation Advisory Board and has been an ongoing project for several years.

Motion by Sanford to continue General Consent Item 3.B.(5) to the next meeting. **Motion died for lack of a second.**

Motion by Lamb, seconded by Miller, to approve General Consent Item 3.B.(5). **Motion was denied** as follows:

AYES: Councilmembers Lamb and Miller  
NAYS: Mayor Naifeh and Councilmember Sanford

6) **Approval of Change Order No. 9 with Lippert Brothers for the Multipurpose Activity Center (MAC) at Mitch Park project in the amount of \$105,772.** Councilmember Lamb noted the number of changes associated with this Change Order are code related where either the design or finishes were not in compliance with City codes. He noted the City is experiencing the kind of last minute changes for code compliance that the private industry experiences in getting their projects completed. These are areas of

complaint by private developers and he felt that the City should be working toward identifying these code related items earlier in the review process to avoid last minute changes.

7) **Approval of Change Order No. 9 with Wynn Construction for multiple solutions associated with Phase I Streetscape project in the amount of \$33,487.**

8) **Approval of Change Order No. 1 with Utility Services Associates Construction Company for the fiber optic cable project in the reduced amount of \$47,359.72.**

9) **Approval of Change Order No. 1 with Wynn Construction for the gabion wall repairs and channel improvements at Hafer Park project in the reduced amount of \$7,017.48.**

Motion by Lamb, seconded by Sanford, to approve General Consent Items 3.A.(1-5) 3.B.(1,3,6-9). **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

Motion by Miller, seconded by Lamb, to recess the City Council meeting in order to convene the Edmond Public Works Authority meeting. **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

**6. Discussion and Consideration of adoption of the Edmond City Council Strategic Plan and Standards for 2005.** Mayor Naifeh noted this item was discussed at the last meeting and those changes have been incorporated into the document.

Cindy Mitas with the Business and Industry Division of Francis Tuttle was present and discussed with Council the changes submitted by Councilmember Lamb. Ms. Mitas stated she would e-mail or fax a copy of the final document with the changes discussed tonight to the Mayor and Councilmembers on Tuesday.

Consensus of Council was to continue the City Council Standards to the next meeting until Councilmember Page was present.

Motion by Lamb, seconded by Sanford, to adopt the City Council Strategic Plan for 2005 with the changes as discussed. **Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

7. **NEW BUSINESS:** None

8. Motion by Lamb, seconded by Miller, to adjourn meeting.  
**Motion carried** as follows:

AYES: Mayor Naifeh, Councilmembers Sanford,  
Lamb and Miller  
NAYS: None

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City Clerk

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Mayor