

Re: Engineering reports Needed

Michael Dell'Orco <mdellorco@warsonwoods.com>

Mon 5/10/2021 11:56 AM

To: Sean Fitzgerald <SeanFitzgerald@warsonwoods.com>; Larry Howe <lhowe@warsonwoods.com>; Charles Luisetti <cluisetti@warsonwoods.com>

Cc: Tim Quinn <TimQuinn@warsonwoods.com>; Mike Basler <MikeBasler@warsonwoods.com>; Brian Middendorf <BrianMiddendorf@warsonwoods.com>; Mandy Kamykowski <MandyKamykowski@warsonwoods.com>; Kathy Mahany <kmahany@warsonwoods.com>; Jim Lewis <JimLewis@warsonwoods.com>; Public Safety <publicsafety@warsonwoods.com>

 5 attachments (23 MB)

2017 Street Package2_2017-05-09.pdf; WW 2020 Street Repairs_with utility highlights_all wards.pdf; signed proposal_28 Oct 2020.pdf; 131_Proposal-2020-02-25 (1).pdf; 421_Prop Ltr-2019-11-08_Infrastructure Master Plan.pdf;

Sean:

1. I've attached a copy of our multi-year street contract (actually the bid package from 2017 timeframe that provides the basis for this contract), along with the work we did last year both on our streets and on Dearborn Bridge repairs (an update of the work we actually did as this gets updated throughout the scoping process - additions to scope which is a little different from what was originally approved by the board action), plus KdG support for both the bridge and street repairs. My efforts are integrated with theirs as we scope, mark, measure, check, and communicate all these things together.
2. Also attached is the scope of work for the contract the board approved (in Dec 2019 I believe) for the Infrastructure Master Plan. Kathy probably has the actual resolution approving this and perhaps our signed contract. Note that the pricing on this probably needs to be updated with KdG - as we haven't started it and their pricing was conditional on completing it in 2020 I believe - which we didn't do - didn't even start actually.
3. All MSD Communications regarding WW Drive - by tonight's meeting? You must be joking. You are talking about numerous years of efforts, emails, in-person meetings, etc. Get a grip - I've got other things to do today believe it or not. I'd be happy to discuss these efforts tonight and answer any questions at your zoom meeting but your ask is totally unrealistic. We do have a complete set of plans for the WW-2/ WW-3 sanitary project down at City Hall (which is what will be tearing up WW Drive next year). Feel free to look at those in your spare time. Not sure what you are fishing for here.

Mike

From: Sean Fitzgerald <SeanFitzgerald@warsonwoods.com>

Sent: Monday, May 10, 2021 11:17 AM

To: Michael Dell'Orco <mdellorco@warsonwoods.com>; Larry Howe <lhowe@warsonwoods.com>; Charles Luisetti <cluisetti@warsonwoods.com>

Cc: Tim Quinn <TimQuinn@warsonwoods.com>; Mike Basler <MikeBasler@warsonwoods.com>; Brian Middendorf <BrianMiddendorf@warsonwoods.com>; Mandy Kamykowski <MandyKamykowski@warsonwoods.com>; Kathy Mahany <kmahany@warsonwoods.com>; Jim Lewis <JimLewis@warsonwoods.com>; Public Safety <publicsafety@warsonwoods.com>

Subject: Re: Engineering reports Needed

Mike,

I will take it forward to the committee and tonight's zoom that we do not have an Infrastructure Master Plan that can be shared and that it is in a contract form only. If there is a draft of the plan that you submitted along with the contract you reference, those would be helpful. Maybe you could help Kathy know what contract, file, or draft Infrastructure Plan you are speaking to as a way to help facilitate the transfer of the correct information. Just clarifying that there is not an Infrastructure Master Plan that exists beyond a contract for items with KdG for 2019 & 2020 that can be shared. I am not sure what the contract says and will have to assume that it answers the questions

posed. Please advise. We are looking for the written plan (contract if there is not an Infrastructure Master Plan or draft for 2019) and we can then read and find the best way to form questions to be most productive. To also help clarify the infrastructure efforts, the committee would also like to get the following for tonight (can be from you or from Kathy whichever is easiest):

1) The most recent street contract referenced in 4C. Could be part of a larger contact but it read as though it was a separate piece "under our street contact."

2) Can we also get all of the communication that has been had with MSD regarding Warson Woods Drive.

My hope is that those are all easy to attain as part of the Warson Woods email, plans and contract files kept at city hall.

Thanks for the help and let me know of any issues as this is something that I was charged with attaining for the committee.

Sean

From: Michael Dell'Orco <mdellorco@warsonwoods.com>

Sent: Monday, May 10, 2021 9:38 AM

To: Sean Fitzgerald <SeanFitzgerald@warsonwoods.com>; Larry Howe <lhowe@warsonwoods.com>; Charles Luisetti <cluisetti@warsonwoods.com>

Cc: Tim Quinn <TimQuinn@warsonwoods.com>; Mike Basler <MikeBasler@warsonwoods.com>; Brian Middendorf <BrianMiddendorf@warsonwoods.com>; Mandy Kamykowski <MandyKamykowski@warsonwoods.com>; Kathy Mahany <kmahany@warsonwoods.com>; Jim Lewis <JimLewis@warsonwoods.com>; Public Safety <publicsafety@warsonwoods.com>

Subject: Re: Engineering reports Needed

Ok Sean. Let's do this one more time. I did not say that the 2019 plan was complete and just could not be implemented. We approved the contract to do this plan and then COVID hit before we could START the task.

1. The Warson Woods Infrastructure Master Plan, which the board approved for KdG to implement/ undertake for the city in late 2019, involved a number of public meetings to fully develop. This task was not started in early 2020 as planned due to COVID and our inability to meet safely in person as a community. The scope of this master plan was basically to discuss all things of a community interest having to do with infrastructure: bridges, roads, parks, sidewalks, etc and prioritize them. Kathy has a copy of the contract and the scope of work.
2. In 2020, unlike previous years, we DELAYED only the implementation of our annual street repair and replacement/ maintenance work - again due to COVID. Normally we scope this work in early spring, mark the streets, and then actual construction begins and ends prior to Labor Day/ start of school. In 2020, scoping didn't start till the summer and the actual construction went into the mid-late fall. We still did everything that we usually do for annual street maintenance.
3. Everything that we've spent on our infrastructure is available from Kathy and in our annual budgets.
4. Regarding the cost estimates that were developed for our public meeting recently (e.g., sidewalks, bridge replacement, Warson Woods Drive, Dreher Park, St. Matt's/ Royal Oak Park) - these estimated costs were taken from a variety of sources:
 - a. Sidewalks. In 2013 timeframe KdG did a city-wide survey of ADA compliance issues - which included our sidewalks, City Hall, Parks, etc. They assessed ALL sidewalks in WW for heaving, cross-slope, and other ADA compliance issues. You might notice that our surrounding communities are upgrading sidewalks to meet these standards, as is MODOT along Manchester and many commercial property owners. Costs were provided in 2013 \$. Bottom line is we need to decide as a community where we want sidewalks and where we don't want them and upgrade the ones we want to keep. Infrastructure Master Plan was to help do this in part.
 - b. Parks. We know what we spent on ROP courts and pavilion. What do we want to do at St. Matt's? Also need to upgrade Dreher Playground. Infrastructure Master Plan.
 - c. Bridge Replacement. MODOT inspects several of our bridges every couple of years. We tentatively have some bridge repair scheduled for Andrew Drive this summer under our street contact. Forest View needs to be replaced next. Again, we know what we spent on Dearborn Drive (construction,

engineering, hydraulic/ flood analysis/ modeling) and that was used as a cost basis for FV.
Infrastructure Master Plan

- d. WW Drive. Several years ago, we actually started a design task for WW Drive reconstruction. Some initial surveying was performed and a cost estimate developed. This task was stopped after MSD senior management informed us of a study they were undertaking to assess the need to replace the sanitary line under WW Drive. Bottom line is that this study verified the line had to be replaced and construction starts next year on their project. We are glad that we didn't spend the money to design and reconstruct the road just to see it get torn up during this project. Infrastructure Master Plan as well.

I'm happy to Zoom in with the committee tonight to answer your questions on City Engineer/ Infrastructure issues.

Mike

From: Sean Fitzgerald <SeanFitzgerald@warsonwoods.com>

Sent: Monday, May 10, 2021 8:53 AM

To: Michael Dell'Orco <mdellorco@warsonwoods.com>; Larry Howe <lhowe@warsonwoods.com>; Charles Luisetti <cluisetti@warsonwoods.com>

Cc: Tim Quinn <TimQuinn@warsonwoods.com>; Mike Basler <MikeBasler@warsonwoods.com>; Brian Middendorf <BrianMiddendorf@warsonwoods.com>; Mandy Kamykowski <MandyKamykowski@warsonwoods.com>; Kathy Mahany <kmahany@warsonwoods.com>; Jim Lewis <JimLewis@warsonwoods.com>; Public Safety <publicsafety@warsonwoods.com>; Sean Fitzgerald <SeanFitzgerald@warsonwoods.com>

Subject: Engineering reports Needed

Mike,

Want to take another run at this request. We were seeking 2019 and 2020 plans. The understanding is that the 2019 plans that were created and subsequently held up for Covid in 2020. In the meeting, you specifically said that the 2019 plan was complete and just could not be implemented. That is the information that the committee is seeking. Additionally, please advise if you created or updated that plan to reflect the work that you have said was delayed during the year for 2020 as an estimate that you have submitted to KdG. Believe that this effort that is being undertaken for the meeting on the 20th - it may be? Seeking the plan, the request for funds, and the budget associated with the 2019 plan. If you also have 2018, that would also be helpful so that we can use a two year comparison and if you can add the actual spend to 2018 that would be terrific.

Can you just email the information to this group in preparation for tonight's meeting? At a minimum, we would want to get the 2019 information.

Thank you,

Sean

Please see below.

Kathy Mahany, CMC, MRCC
City Clerk, Collector
City of Warson Woods
10015 Manchester Rd
Warson Woods, MO. 63122
314-965-3100

From: Michael Dell'Orco <mdellorco@warsonwoods.com>

Sent: Friday, May 7, 2021 9:04 AM

To: Kathy Mahany <kmahany@warsonwoods.com>; Charles Luisetti <cluisetti@warsonwoods.com>; Jim Malik <jimmalik@msn.com>

Cc: Larry Howe <lhowe@warsonwoods.com>

Subject: Re: project list

Ok - I'm going to say this once again so we are all on the same sheet of music.

The projects and costs for our infrastructure (future) will be in the presentation that KdG prepares for the meeting. This will include all the usual suspects (e.g., WW Drive, something for St. Matt's, Dreher Park Playground Renewal and maybe something to provide potable water service to this park (which we don't have) for irrigation, Forest View Bridge Replacement, maybe a new sidewalk down the North side of Flanders that connects to N Woodlawn from St. Matt's, replacement/ repair of existing city sidewalks to ADA standards (this would also include abandonment/ removal of some)).

Besides that, you can count on the following:

1. Our "normal" program of street repair/ replacement this summer, which has not yet been scoped out. I do have the KdG proposal for their part of the scoping which was very similar to last year (e.g., about \$14K) and was presented to me on the Monday prior to our last board meeting (too late for the Tuesday meeting). I'm going to give them a chance to revise this because this estimate likely **assumed** that I would be participating like I have in years past. That is no longer a valid assumption. So, all in including KdG's part, we will probably be looking at spending \$100-120K on streets and bridge repair (Andrew Drive bridge needs a surface and a liner, plus some work on the abutments - still waiting on an estimate for that work).
2. I'm asking KdG to provide an estimate for the full range of City Engineer services that I now provide. Minimum of 400-500 manhours per year at \$140 per hour. I've already provided this scope to KdG.
3. I'm asking KdG to provide an estimate for the full range of Building Commissioner services that Dan (and now I) have been providing to the city. Kathy - don't or didn't we pay Dan by the hour to do this? For some reason I thought we approved a contract a while back that took the Building Commissioner off the flat rate of \$200-300/ month and provided an hourly charge. Interested if we have an estimate of his manhours for the past couple of years. I'm going to provide KdG a scope of work for this work as well.
4. I DOUBT very seriously whether these numbers are going to be available anytime soon, but I expect they will be available for the meeting on the 20th. So, quit f---ing bugging me about providing costs for this right now; I've got a general idea/ range but you'll just have to wait until we get their proposal for building commissioner/ City Engineer/ Infrastructure. It's a lot to ask and will require time to prepare thoughtfully.

Mike

From: Kathy Mahany <kmahany@warsonwoods.com>

Sent: Friday, May 7, 2021 7:14 AM

To: Michael Dell'Orco <mdellorco@warsonwoods.com>

Subject: project list

Hi Mike,

Charlie told me to ask you if you have a list of the projects and costs that you are proposing? If so could you please send it to me so I can put it in the finance packet.

Thanks,

Kathy Mahany, CMC, MRCC
City Clerk, Collector
City of Warson Woods
10015 Manchester Rd
Warson Woods, MO. 63122
314-965-3100