

**CITY OF OCONTO FALLS
PUBLIC HEARING**

Regarding the Senior Center improvements and Park Avenue reconstruction project

Council Chambers – Municipal Building
500 N. Chestnut Avenue – Oconto Falls, WI 54154

**TUESDAY – MARCH 8, 2022 – 6:30 PM
MINUTES**

Public Hearing called to order at 6:30 PM by Mayor Brad Rice

Roll Call was taken:

Council present: Mayor Brad Rice, Aldermen: Devin Wirtz, Jeff McDonald, Marty Coopman, Mathew McDermid, Ashley Bahrke, and Tim Holman

Also present: City Attorney Larry Jeske, Deputy Clerk Nancy Brye, Deputy Treasurer Eve Wallace, Street Superintendent Terry Magnin, Utility Manager Greg Kuhn, Craig Schuh-Ayres Assoc., Warren Bluhm-Times Herald, Michelle Tester, Jim Schmidt, Robbie Krzyzanowski, Ken Kocken, Beth Kocken, Anastasia Cameron, Pauline Grundman, Michelle Ferfecki, Jamie Warner, and Kevin Rusch

The agenda for the hearing is as follows:

1. Introductions and purpose of the hearing

Public Notice was given to the public and mailed to property owners and tenants on Park Avenue, Senior Center, and Commission on Aging at least 14 days prior to this hearing; published in the Oconto County Times Herald on February 11 and February 18, 2022; and posted at the City Municipal Building, Oconto Falls Public Library and on the City's website.

Public Notice:

Notice is hereby given, that the City of Oconto Falls Common Council will hold a public hearing regarding the Oconto Falls Senior Center and Park Avenue Reconstruction projects to be held at the Municipal Building located at 500 N. Chestnut Avenue, Oconto Falls on March 8, 2022, at 6:30 PM.

The purpose of the public hearing is to provide an update on the progress of both the Senior Center improvements and Park Avenue reconstruction projects and to give citizens the opportunity to provide input regarding the project as part of the City's Community Development Block Grant - Public Facilities (CDBG-PF) funding for the project. All residents of the City of Oconto Falls are encouraged to attend, especially residents who may be of low to moderate income. The meeting room is handicapped accessible. Persons needing additional accommodations should contact City Hall at (920) 846-4505.

If you have comments or complaints about the program, you may submit them in writing to: City of Oconto Falls, 500 N. Chestnut Avenue, PO Box 70, Oconto Falls, WI 54154.

2. Provide and update on the projects
 - a. Oconto Falls Senior Center Improvements
 - b. Park Avenue Reconstruction
 - c. Activities Completed to Date
 - d. Remaining Activities

Craig Schuh from Ayers Associates explained:

- Senior Center improvements include a remodel of the current building, upgrades with ADA compliance, and an elevator. This project has been designed and advertised for bids. Bids will be opened tomorrow afternoon at the Oconto Falls Municipal Building. Bids will then be brought to Council next Tuesday, March 15, 2022 for consideration.
- Park Avenue reconstruction project has been designed, already bid, and contracts in place from contractors which will be executed in the next couple of days. Once contracts are executed, we can start the scheduling process. This project is a full urban reconstruction to include replacement of sanitary sewer, water, storm sewer, curb & gutter, and asphalt pavement. We are hoping these to be done this summer through early fall. When schedules are set, the city will notify those parties being affected.

3. Public comment/questions regarding the projects and other CDBG activities

Mayor Rice opened the floor to public comments and questions.

Anastasia Cameron had a few questions:

- *Is the contract set and could costs increase?* Craig Schuh replied that the contract pricing was locked in; the city was awarded grant money for the project so there would be no cost to the homeowners; and that anything above and beyond the grant amount would be paid for by the city and utility.
- *Can property owners contract with the contractor to have their driveways finished?* Craig Schuh replied that once the city has executed the contract, Ayres Associates will approach the contractor to ask if they are willing to work with property owners on this matter. He can get back to her on this question at a later date.
- *Will residents have access to driveways? Where can they park? Where will they pick up their mail?* Craig Schuh informed that all of this will have to be discussed with the contractor. We have worked with this contractor on other street projects and they work very well with the property owners. They set up a plan for all of the above issues and send out notifications so everyone is well informed on what to do. Communication is key to getting reconstruction done. During the time of curb and gutter and driveway construction will be the most difficult time to access your driveway.
- *What will be the standard hours of operation?* Utility Manager Greg Kuhn stated that they typically work from 7am until 6pm. There may be additional hours if needed; especially when nearing the end of completion. Craig Schuh stated that if there are any problems with construction crews starting too early that the project manager should be notified.

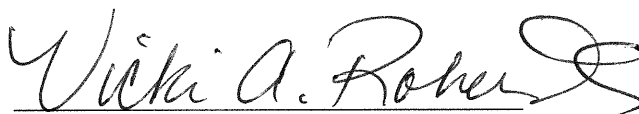
- *Where will trash be picked up?* Street Superintendent Terry Magnin stated that they will designate an area for staging garbage. This is similar to what is done with mail delivery. A temporary mailbox area will be set up. All of this will be discussed at informational meetings for those affected when we get closer to the start date. Typically, notifications are also put on the city website for those who were unable to attend meetings.

Wirtz asked about any lead services from street to house and wanted it clarified that replacement for these services would be the responsibility of the homeowner. Kuhn didn't think there are any lead services in that area. If there are any, yes the homeowner would be responsible for cost of private laterals from street to house.

Coopman asked if they had any idea of the amount of time it will take. Craig Schuh said it was hard to tell at this time. He felt they would see more of a delay with material supply than delays from weather. The contractor cannot start the project until they have materials in hand. He will know a better start date after he talks to the contractor. Executed contracts need to be in place before we start conversations with the contractor.

4. Adjourn public hearing

Mayor Rice asked if there were any further questions or comments. Hearing none, he declared the Public Hearing closed and adjourned at 6:50 pm.


City Administrator Vicki A. Roberts

*A quorum of the Common Council was in attendance of this Public Hearing