

PLATTEVILLE COMMON COUNCIL PROCEEDINGS
March 11, 2025

The regular meeting of the Common Council of the City of Platteville was called to order by Council President Barbara Daus at 6:00 PM in the Council Chambers of the Municipal Building.

ROLL CALL

Present: Barbara Daus, Bob Gates, Tom Nall, Lynne Parrott, and Todd Kasper
Excused: Kathy Kopp, Ken Kilian

CONSIDERATION OF CONSENT AGENDA

Motion by Gates, second by Kasper to approve the consent agenda as follows: Council Minutes – 2/25/25 Regular; Payment of Bills in the amount of \$1,874,505.65; Financial Report – February; Appointments to Boards and Commissions: none; One-Year Operator License - Corbin R Splinter; Two-Year Operator Licenses - Breckin J Schneider and Adison R Etringer; "Class B" Combination Beer & Liquor License, contingent upon all inspections, to 1906 LLC, Platteville, WI (Nick Pease, Agent), for premises at 35 N Second Street (1906); Temporary Class "B" to serve Fermented Malt Beverages to Platteville Dairy Days, Inc. at Broske Center (including Broske outdoor patio), 400 Pitt Street, from 1:00 PM to 10:00 PM on Saturday, April 12 for Platteville Dairy Days Mac & Cheese Fest and at Legion Park (including track area, Broske Center, and Broske outdoor patio), 400 Pitt Street, from 8:00 AM on Friday, September 5, to Midnight on Sunday, September 7, for Platteville Dairy Days Celebration; Walk/Run Permit – High Vibe Fitness for St. Paddy's 5K Walk/Run on Saturday, March 15 from 11:00 A.M. to 1:00 P.M. Motion carried 5-0 on a roll call vote.

CITIZENS' COMMENTS, OBSERVATIONS AND PETITIONS, if any.

Liz Reyes, 680 Union Street, made a UW-Platteville Student Senate announcement that they are recruiting members and starting the Community Ambassador for Students Abroad (CAFSA) group and are looking for community members to sponsor a student by spending time with them doing activities within the city. Alderperson Bob Gates spoke on behalf of Ron Wells, 1115 Matador Drive, about the hours the compost site is open and requesting more options for residents who cannot utilize the site during those hours. Council President Daus requested that an information report be presented at the next meeting explaining how the hours were determined and any ideas of options that could be considered to serve the city better.

REPORTS

- A. Board/Commission/Committee Minutes – Historic Preservation Commission, Water and Sewer Commission, and Commission on Aging
- B. Other Reports
 - 1. Water and Sewer Financial Report – February
 - 2. Airport Financial Report – February
 - 3. Department Progress Report

INFORMATION AND DISCUSSION

- A. *Award Contract 3-25 Seventh Avenue Reconstruction* – Director of Public Works Howard Crofoot presented that this project will reconstruct Seventh Avenue from Camp Street to Ridge Avenue. This project was chosen to coincide with the Camp Street construction due to numerous water and sewer infrastructure concerns. The project will narrow the street and add sidewalk on the west side of the street which will fit in the same footprint as the current street.

This will reduce construction costs. The additional cost for the sidewalk will be offset by the savings on the reduced asphalt and gravel for the street. This was suggested by a property owner as a compromise and appeared to be acceptable to the majority of residents who attended the Community Safe Routes Committee/Public Information Meeting on January 20, 2025. The budget is \$1,550,000. The City had 7 bidders for the Bid Opening on March 6, 2025. The low bid by G-Pro Excavating is for \$1,051,634.25. Staff recommends the Common Council pass a motion to award Contract 3-25 to G-Pro Excavating at the bid price of \$1,051,634.25.

- B. *Award Contract 4-25 Pine Street Parking Lot (Lot 5) Reconstruction* – Director Crofoot explained that this project will reconstruct the parking lot along Pine Street between Bonson and Fourth Streets east of the Post Office. It will also reconstruct the alley to the north of the parking lot. There will be new lighting at each end of the center rows of parking. The project includes new decorative fencing with landscaping rock like the fencing and landscaping at the Mineral Street parking lot. There are two Alternate bids. Alternate A will install conduit for future fiber optic cable to support future cameras. Alternate B will install a concrete Bike parking pad and racks in the northeast corner of the parking lot. The budget is \$325,000. Of this, \$40,000 is for Engineering, leaving \$285,000 for construction. We had 6 bidders for the Bid Opening on March 5, 2025. G-Pro Excavating is the low bidder. Their bid with Alternates was \$222,998.26. There used to be a building on this site. If there is an unexpected foundation or other unknown upon excavating the parking lot, the amount under budget could be used for additional costs to mitigate these unknowns. Staff recommends the Common Council pass a motion to award Contract 4-25 with Alternates A and B to G-Pro Excavating at the bid price of \$222,998.26.
- C. *Award Contract 6-25 Sidewalk Repairs* - Director Crofoot stated that this is our annual sidewalk repair contract. To keep the Camp Street reconstruction project on track, the City promised to replace the sidewalk curb ramps on the east side of Elm and Camp Street. Once this is completed, there will be reduced repairs to other Downtown sidewalks. Staff opened two bids on February 27, 2025. The Bid Tabulation is enclosed. The low bidder is R&T Voegeli Excavating of Monroe. They did the repair contract last year. The budget is \$33,000. With Engineering costs, we will reduce the repair work to be at or under \$30,000. Staff recommends the Common Council pass a motion to award Contract 6-25 to R&T Voegeli Excavating at the bid price not to exceed \$30,000. Council President Daus requested Director Crofoot to provide a breakout of the cost for the sidewalks versus the ADA portion.
- D. *Sidewalk Café Permits – 92 E. Main Street and 45 N. Second Street* – Community Development Director Joe Carroll presented that the applicant would like to provide an outdoor eating/drinking area on the sidewalk in front of 7Hills North Restaurant at 92 E. Main Street and the Beastro Seven restaurant at 45 N. Second Street. The use of a portion of the public sidewalk requires approval of a Sidewalk Café Permit for each location. For the 7 Hills North location the applicant would like to place 3 to 4 metal tables and 6 to 8 metal chairs in front of the building along the Main Street façade, adjacent to the building For the Beastro Seven location, the applicant would like to place 2 metal tables and 4 to 6 metal chairs in front of the building along the Second Street façade, adjacent to the building. The tables and chairs would be located on each side of the main entrance. There are specific standards in the municipal code that regulate the operation of sidewalk cafés. The Plan Commission considered this request at the March 3, 2025 meeting and recommended approval of both requests subject to the

conditions of Section 4.07 of the Municipal Code. Staff agree with the Plan Commission and recommend approval of the Sidewalk Café Permits subject to the conditions of Section 4.07.

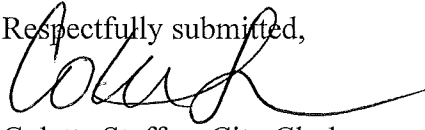
E. *Certified Survey Map – Eastside Road* – Community Development Director Joe Carroll explained that the property in question is undeveloped farmland located on the west side of Eastside Road between the Southwest Health Center property and the industry park. The owner would like to divide the property to create a new lot that would be sold for development. The proposed Certified Survey Map (CSM) will divide the northeast portion of the property to create a new lot. The proposed Lot 1 will have an area of 2.79 acres (121,647 sq. ft.) and will have 303 feet of frontage on Eastside Road. The CSM also includes a shared ingress-egress easement with the property to the south. This easement is 66 feet wide and is intended to allow for a shared driveway and the construction of a future street. The CSM includes a dedication of right-of-way for the portion of the land that is currently an easement within Eastside Road. There is also an access restriction to prevent the installation of a driveway along the street frontage of the lot outside of this ingress-egress easement. The proposed lot meets the size and frontage requirements of the subdivision ordinance and the zoning ordinance. The Plan Commission considered this request at the March 3, 2025 meeting and recommended approval with the condition that the CSM be recorded and a copy provided to the City. Staff agree with the Plan Commission and recommend approval.

F. *Authorization for Contract Awards for Fire Facility Construction* – City Manager Clinton Langreck stated that the City of Platteville has issued a Request for Proposals (RFP) for various construction services in preparation for the construction of a new fire facility. The facility will be constructed on the previous O.E. Gray Schoolhouse site and adjacent properties, located at 155 W. Lewis Street in the City of Platteville. The construction work is the next step in the fire facility project. The construction project is bid out for multiple contracts, which will be subcontracted to the Construction Manager, Kraemer Brothers. The RFP includes the complete construction of the base project and alternate features. Kraemer Brothers operates as our construction manager as risk (CMR) and they are authorized, by contract, to bid on individual construction projects, not to exceed 50% of the total cost of the project. Kraemer Brothers must submit construction bids in compliance with the RFP and will not be able to view any other bids prior to the bid openings. The RFP and associated bid documents are available for viewing at BuildingConnected. Information can be found on the City’s website. Notification has been given in compliance with Wis State Statutes. The City is making efforts to ensure local contractors are aware of the project. Bids are due by 1:00 P.M., Tuesday, March 18, 2025, as received by the Office of the Director of Public Works in the Municipal Building, 75 North Bonson Street, Platteville, WI 53818. The City has already received multiple questions from contractors and professionals regarding the bid documents and is making, and posting, amendments and addendums to the bid package for our potential bidders to review and consider. The final addendum is anticipated to be released on March 13, 2025. Staff will provide the bid tabulation sheet, recommendation of awards, and amended guaranteed maximum price (GMP) at the March 25, 2025, Council meeting.

ADJOURNMENT

Motion by Parrott, second by Gates to adjourn. Motion carried 5-0 on a roll call vote. The meeting was adjourned at 6:40 PM.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Colette Steffen', with a long horizontal flourish extending to the right.

Colette Steffen, City Clerk