AGENDA

Meeting Type:	B
Date:	07/08/1985

City of Charlotte, City Clerk's Office

Charlotte

CITY COUNCIL AGENDA
Monday, July 8, 1985

12.00 noon	-	Council-Manager luncheon - 54" Water Main Presentation
2:00 PM	-	Citizens Hearing
2:30 PM	-	Historic District Commission Review Stormwater Management Presentation
3:00 PM	-	Council Meeting Council Chamber

ITEM NO.

1. Invocation by the Reverend Wilch Caldwell of Faith Memorial Baptist Church.

2. Consider approval of minutes of the zoning hearing of May 20, the budget hearing of June 4, and the regular meeting of July 8, 1985.

PUBLIC HEARINGS

3. A. Conduct a public hearing relating to a loan to Packard Associates Inc. for the renovation and rehabilitation of Packard Place (formerly the Addison Building), 222 South Church Street.

   B. Recommend adoption of a resolution approving and authorizing the entering into of appropriate agreements relating to a loan to Packard Associates, Inc. for the renovation and rehabilitation of Packard Place (formerly the Addison Building) located at 222 South Church Street (Redevelopment Area #4) in the amount of $1,000,000.

A "Separate Loan Program" was established between the City of Charlotte and the Charlotte Uptown Development Corporation whereby a long-term commercial mortgage loan is made to a "separate borrower" by the City with money derived from an individual lender rather than from the $5 million loan pool. A project must comply with the Uptown Redevelopment Plan.

council agenda

Mayor Harvey B Gantt Mayor Pro Tem Minette Conrad Trosch

Charlie S Dannelly
Laura Page Frech
Ann Hammond
Paul Francis Juneau
Ron Leeper
Sue Myrick
Pamella G Patterson
Herbert Spaugh, Jr
Richard Vinroot
Velva W Woollen

Packard Place, formerly the Addison Building, is a five story building located at 222 South Church Street. The renovated building will contain both retail and office space.

Since time was of the essence in getting the building renovated, at least to the point where it could be presented to prospective tenants, the owners decided to proceed with the first floor/lobby portion of the renovation process. Therefore, the costs of about $180,000 associated with this phase have not been included in this loan request; such costs will be borrowed separately from NCNB. All other renovation will begin upon approval of the requested loan.

The property lies within redevelopment area number 4 and thus qualifies for tax exempt financing. The property does not lie within the Fourth Ward historic district.

Packard Associates, Inc. (a North Carolina corporation) has submitted a request as a separate borrower to receive tax exempt mortgage financing from the City of Charlotte in the amount of $1,000,000. The total budget calls for expenditures of $1,700,100 plus up to $300,000 for the exterior treatment. The $1,000,000 will be loaned to the City by NCNB National Bank and passed on at the time of closing to a construction fund to be established with the lender as depository. Disbursements from the construction fund will be approved by the lender. The City of Charlotte will have no liability to repay the redevelopment loan under this program except to the extent of amounts realized from the City's loan to the redeveloper.

4. A. Conduct a public hearing to consider amending the redevelopment plans for Uptown Redevelopment Areas One, Two, Three and Four, and First, Third, and Fourth Wards.

   B. Recommend adoption of a resolution amending the redevelopment plans for Uptown Redevelopment Areas One, Two, Three and Four, and First, Third, and Fourth Wards.

State law requires that each redevelopment plan identify the method of financing redevelopment activities. Since each of these redevelopment plans was approved before the uptown residential loan program was established, there is no reference to the loan program in the redevelopment plans. Adoption of this essentially bookkeeping resolution would amend the uptown redevelopment plans by including the loan programs as part of the method of financing redevelopment areas.

As background, on December 10, 1984 the City Council approved an agreement with 15 local banks and savings and loan associations to create a $21 million uptown residential loan program to operate in

the seven uptown redevelopment areas. The loan program provides below market funds for first-time homeowners to purchase a new or substantially rehabilitated house in the uptown area. The interest rate, currently set at 8 3/8 percent, will be adjusted annually, up or down, at 90 percent of the interest rate on U.S. Treasury Bills.

POLICY

5. Consider recommendation of City Council Transportation Committee on: (1) thoroughfare plan amendment in Six Mile Creek basin; and (2) tentative agreement with North Carolina Board of Transportation representatives on Transportation Improvement Program regarding Independence Boulevard, Highway 51 and Southern Segment of the Belt Road.

The Transportation Committee will meet on July 1. Recommendations of the committee will be sent to Council in the July 5 Council-Manager memorandum.

6. A. Recommend approval of an agreement with York County, South Carolina to phase out water and sewer services to York County over the next 10 years, and

B. Recommend approval of an interim agreement with Carolina Centers Corporation to allow services to be provided to INA Bearings from Carolina Centers Corporation for a four-month period.

The original contract for services in York County was the result of a March 1, 1971 agreement between Carowinds Corporation and Mecklenburg County. In 1974, Crescent Land and Timber acquired interest in a portion of the Carowinds properties and became the holder of the original agreement. In 1973, service was provided to Wikoff Color Corporation. York County recently acquired the Wikoff system and is currently negotiating the acquisition of the system owned by Crescent Land and Timber (Carolina Centers Corporation). INA Bearings is locating a business in this area of York County and needs service from Carolina Centers Corporation prior to its transfer of services to York County.

The Charlotte-Mecklenburg Utility Department (CMUD) needs to control the volume of utility service on our system in South Carolina due to capacity limitations and a desire to transfer all demands in the area to York County. CMUD needs authority to properly administer the federal pretreatment and industrial use programs. We currently do not have authority to operate pretreatment programs in South Carolina although we have the legal requirement in our federal discharge permit to do so.

On May 20, 1985, Council gave direction to staff to proceed with negotiation of an agreement with York County. Major provisions of the agreement include·

1. Rates to York County during first eight years of the agreement will be double the prevailing inside City rate. Maximum term of the agreement is ten years. During final two years, there will be no rate restrictions.
2. At the end of the ten years, the service would terminate.
3. York County is to adopt an ordinance to provide authority to operate pretreatment program.
4. CMUD is to provide monitoring of wastewater discharge into the York system.
5. The service area is limited to 7500 foot radius from the corner on the State line located in Carowinds plus a 50 acre tract owned by Crescent outside radius and a service connection only to serve the South Carolina welcome center.
6. All extensions and connections to the system in York County are installed at no cost to CMUD.
7. The flow would be limited by existing capacity restrictions of the system.
8. CMUD will continue to serve Carowinds theme park.

The interim amendment to the agreement with Carolina Centers Corporation will allow service to be provided to INA Bearings from the Carolina Centers Corporation for a four month period. At that time, York County will have had to complete acquisition of Carolina Centers Corporation system or provide service to INA Bearings from another source.

There are no funding requirements on the part of the City of Charlotte or CMUD to finalize these agreements.

The Utility Department Director recommends these agreements be approved.

A map is attached, as well as the April 26, 1985 memorandum from Mayor Gantt to members of Council on this subject.

Attachment No. 1

7. <u>Consider recommendation of the City Council Community Development and Housing Committee on the Housing Assistance Plan.</u>

The Community Development and Housing Committee will meet on July 2. Recommendations of the committee will be sent to Council in the July 5 Council-Manager memorandum.

8. Recommend adoption of a resolution authorizing the setting of the Department of Transportation's Disadvantaged Business Enterprise and Women's Business Enterprise goals for 1986 of ten percent and three percent respectively for projects funded by the Urban Mass Transportation Administration.

For FY 1984 and beyond, Congress passed legislation that requires the setting of a percentage of the anticipated contract dollars as a goal for award to both Disadvantaged Business Enterprises and Women's Business Enterprises for Urban Mass Transportation Administration funded projects. A ten percent goal was the minimum expected for Disadvantaged Business Enterprises. No minimum was developed for Women's Business Enterprises at that time. Using data from past achievement, vendor availability, and procurement opportunities, Council passed a resolution in September 1984 setting the Department of Transportation's FY 1985 goals at ten percent Disadvantaged Business Enterprises (DBE) and two percent Women's Business Enterprises (WBE). Subsequently, the Urban Mass Transportation Administration set the WBE minimum goal at three percent.

Current year-end projections for FY 1985 indicate an overall achievement of approximately 25 percent for DBE and seven percent for WBE. These include a 31 percent achievement for DBE's and a nine percent achievement for WBE's related to construction, primarily the new Transit Maintenance Operations Center (TMOC), which will not recur. Non-construction purchasing achieved 11 percent DBE and less than one percent for WBE.

Because the TMOC will be completed within the next month and no comparable construction is anticipated, it is felt that realistic and appropriate goals for FY 86 would be ten percent DBE and three percent WBE.

The Charlotte Department of Transportation must submit its goals to Urban Mass Transportation Administration prior to August 1, 1985, for FY 1986. The Department of Transportation recommends that Council approve this resolution to establish these FY 1986 goals.

The Purchasing Department recommends approval.

BUSINESS

9. The following contracts have been recommended by the Private Industry Council (PIC). A memorandum from the Budget and Evaluation Department is attached which comments on the two contracts. This memorandum has been shared with the PIC.

A. Consider approval of a contract recommended by the Private Industry Council for a contract between the City of Charlotte and The Learning Works, Inc. in the amount of $42,000 in Job Training Partnership Act (JTPA) Title II-B funds to provide employability skills training for 200 economically disadvantaged youth 14-21 years old.

The PIC has reviewed a number of training programs that could be used to enhance the skills of high school students and high school dropouts. Besides the job skills program at CPCC, the PIC felt that a program offered by Learning Works, Inc. provided a quality short-term program.

This program provides short-term training for job-seeking skills and a hands-on teaching program using computer modules.

This project would involve 200 Summer Youth Employment Program (SYEP) participants in a computer-based Employability Skills Program designed to enhance their ability to seek and maintain a job. The design is to select and engage high school dropouts and/or high school graduates who plan to enter the work force in a 20-hour training period. Each participant will be expected to complete a minimum of 18 competency modules to successfully complete the training requirements. The 18 competencies, selected by the Employment and Training Department staff, include:

- learning to use the computer terminal
- basics of interpreting payroll/paycheck information
- responsibilities of adult citizenship
- advantages of staying in school
- effective communication skills
- how to search for a job
  - appropriate dress
  - resume' writing
- employer expectations
- work practices
- overcoming barriers to achieving occupational goals

This form of training differs from the traditional classroom training offered in the job-seeking program at CPCC in that it also provides skills training in the following manner:

- provides quality training on an accelerated short-term basis;

- uses a hands-on, computer-based mode of training which requires constant attention by the participant and allows the participant to proceed at his/her own pace;

- verifies and evaluates a participant's retention of information through use of a computer terminal printer;

- provides information focused on emphasis of staying in school;

- encourages strict attendance and adherence to the training time sequence through a "work experience" stipend paid to participants. (The PIC recommends this provision in the program.)

This program is funded by the JTPA. Participants are 14-21 years old and must be within the federal poverty guidelines. The CPCC job skills training which Council approved on June 24 is City-funded and allows us to serve persons marginally outside the poverty guidelines without a penalty or audit payback.

The Learning Works, Inc. is one of the first private sector companies to contract for youth projects on a performance basis requiring the participants to successfully complete the required computer modules. The company is presently providing computer literacy and employability skills training to 800 JTPA youth in Mississippi.

In conjunction with the training, the contractor will provide materials which will serve as resources for supervisors in job placement of participants. The selection of participants for training shall be the responsibility of the Employment Security Commission, which is the contractor for the Title II-B Summer Youth Employment Program.

This performance based contract is set on a fixed unit cost, contingent upon performance. A payment of $200 will be made for each participant who submits the required documentation of successful completion of the course.

This contract has been approved by the Private Industry Council with coordination of the project approved by the Employment Security Commission.

B. Consider a contract recommended by the Private Industry Council between the City of Charlotte and the Charlotte-Mecklenburg Senior Centers, Inc. in the amount of $30,215 in Title II-A three percent Job Training Partnership Act (JTPA) funds to provide employment services for 55 economically disadvantaged older individuals, ages 55 and over.

The U. S. Department of Labor has designated that certain JTPA funds be allocated to provide services to meet the employment needs of older individuals. This need is being met through funds made available to the N. C. Division of Employment and Training.

In March, 1985 the Charlotte-Mecklenburg Senior Centers, Inc. submitted a proposal to the Private Industry Council (PIC) for $30,215 to fund employment services for disadvantaged older persons age 55 and over.

The PIC, unaware of the City's concern that the Senior Center not be a service provider, recommended the program for funding (see

attached January 18, 1985 Council-Manager memorandum and excerpt from the Senior Center evaluation report.) The State agreed with the request and channeled the funds through the City's JTPA program. These funds are to be a one-time funding of one year and are over and above the City's regular JTPA jobs program fund allocation. In the future, all other programs for older adults will be funded directly by the State of North Carolina.

This contract proposes to hire a full-time job developer and a part-time office assistant to provide the following services to eligible older individuals seeking employment in the private sector:

- recruitment
- assessment
- counseling
- job seeking skills training
- job placement

Emphasis will be placed on developing jobs in growth industries and industries that reflect new technological skills. A minimum of 55 percent of all project participants shall be placed through this program, with the average hourly wage rate upon placement at a minimum of $3.75 per hour.

Funds are provided through the federally-financed Job Training Partnership Act (JTPA), Title II-A three percent Older Individual funds allocated by the North Carolina Division of Employment and Training.

This contract has been approved by the Private Industry Council.

Attachment No. 2

10. Recommend approval of a five-year contract with Talbert, Cox & Associates for engineering services for planning and design of improvements to the Airport as proposed in City's Five-Year Capital Improvement Program.

Since 1971 Talbert, Cox & Associates has provided engineering consulting services on airport projects through a contract with the City. Upon completion of construction projects currently underway, it has been determined that this contract will be substantially complete. The Federal Aviation Administration concurs in this determination and recommends that the City proceed with selection of an engineering consultant for future Airport Improvement Program (AIP) projects.

After advertising for proposals and conducting oral interviews with the three most highly qualified firms, the Airport Engineering Selection Committee recommends that a contract be awarded to Talbert, Cox & Associates for engineering services for planning and design of improvements to the airport as proposed in the

Capital Improvement Program. (Information is attached which details the procedure used by the selection committee in obtaining proposals, and in recommending Talbert, Cox & Associates for this contract.) This will be a five-year contract which will expire June 30, 1990.

The contract with Talbert, Cox & Associates provides basic engineering services which are divided into three phases.

1. Design - This includes all activities required to undertake and accomplish a full and complete design including preparation of plans, specifications and cost estimates.

2. Bidding - This includes assisting the City in advertising and securing bids, analyzing bid results, furnishing recommendations on award of construction contract, and preparing contract documents.

3. Construction - This includes all basic services rendered after the award of the construction contract, including making periodic inspections, reviewing shop drawings, preparing as-built drawings, and determining adherence to contract specifications.

The fee basis for this contract is direct salary costs plus 116.67 percent for overhead, plus out-of-pocket expenses, plus a fixed payment for profit, in accordance with FAA requirements.

Funds are to be appropriated as each capital project is authorized.

The Federal Aviation Administration concurs in this contract. This contract is funded by 75 percent federal participation on all AIP-eligible projects.

Attachment No. 3

11. The following related items and item E. in the bid list provide for extension of Taxiway D and associated construction at the airport. This project has a high priority in the City's Capital Improvement Program and is included in the Airport Master Plan.

The project will extend the parallel taxiway to Runway 36R from the Air National Guard ramp, southward approximately 3000 feet (see attached map). This will replace an outdated taxiway between the Air Guard and the City's general aviation development in addition to providing direct access for military and general aviation operations on Runway 36R. In addition this project includes construction of three connector taxiways to Runway 36R to alleviate congestion and facilitate ground movements, replacement of outdated lighting regulators, and installation of new taxiway guidance signs.

A. Recommend adoption of a resolution accepting Federal Aviation Administration grant in amount of $899,694.

B. Recommend adoption of a budget ordinance appropriating $3,025,000 to provide funding for extension of Taxiway D and associated construction.

On October 22, 1984, Council accepted a North Carolina Air National Guard grant in the amount of $1,500,000 to provide funding for extension of Taxiway D; the Guard subsequently offered additional funding of $167,134. The Federal Aviation Administration has offered a grant in the amount of $899,694 to provide additional federal funding for this project. This represents a portion of the airport's FY-85 entitlement funding through the Airport Improvement Program. The City's share of $458,172 or 15.1 percent of project costs, will be debt-serviced through landing fees and guaranteed by long term leases with the airlines.

Council is requested to adopt a resolution accepting the Federal Aviation Administration grant in the amount of $899,694 and adopt an ordinance appropriating $3,025,000 in Federal, Air National Guard and City funds to provide for extension of Taxiway D and associated construction. This revised budget ordinance will replace the original appropriation increasing the Air National Guard participation and adding the Federal Aviation Administration Grant funding to the project. The revised project budget is as follows:

Construction	$2,751,126.60
Design	103,167.25
Testing & Inspection	120,706.15
Contingency	50,000.00
	$3,025,000.00

The ordinance appropriates $3,025,000 in Federal, Air National Guard and Airport Funds as follows:

AIP Grant 3-37-0012-06	$ 899,694.00
N.C. Air Guard Grant	1,667,134.00
1984 Airport Revenue Issues	458,172.00
Project Appropriation	$3,025,000.00

C. Recommend approval of a contract with Soil & Material Engineers, Inc. for quality control testing for construction of Taxiway D and Connector taxiways at the Airport not to exceed $40,000.

This contract will provide the necessary earthwork, stone base and asphalt testing to meet Federal Aviation Administration requirements for the Taxiway D and connector taxiway project. It is also eligible for 75 percent federal participation under Airport Improvement Program Grant 3-37-0012-06.

Proposals were requested for quality control testing services for a taxiway construction project at the Airport in a public advertisement. Proposal forms were also mailed to four firms with previous experience in the required testing and quality control procedures. Soil & Materials Engineers, Inc., Professional Service Industries, Inc., A T & E Consultants, Inc. and Froehling & Robertson, Inc. submitted proposals for this work. The project engineering firm, Talbert, Cox & Associates, reviewed the proposals submitted and determined Soil & Materials' proposal best meets the City's and FAA's requirements and is the most economical.

It is recommended that this contract for professional services be awarded to Soil & Materials Engineers, Inc. on a unit price basis not to exceed $40,000. Soil & Materials has previously provided quality control testing for Runway 5/23 strengthening, Taxiway K construction and runway and aircraft ramp expansion projects at Charlotte Airport.

Funds for this contract were appropriated in the previous action, 9 B.

Attachment No. 4

12. Recommend approval of an agreement and related documents covering the leasing of equipment totaling approximately $5,400,000 with First Union National Bank.

During the development of the annual operating budgets for the three prior fiscal years, cost analyses of lease-purchase alternatives were made and compared to the direct cash purchase of rolling stock, traffic signal devices, and other pieces of capital equipment. Each analysis reflected favorable cost advantages for lease-purchase financing. These advantages are due to a number of factors, one of which is the City's favorable credit rating which results in a substantially lower interest cost to the City.

On August 9, 1982, Council approved the first master lease agreement with First Union National Bank covering the lease-purchase of capital equipment for fiscal 1983. Subsequent agreements with First Union have been approved, the latest of which was on September 10, 1984 when Council approved an agreement for acquisition of equipment during fiscal 1984.

City Council is requested to approve a lease agreement with First Union National Bank for an amount of $5,400,000, covering the acquisition of police cars, certain pieces of motorized equipment, specific computer systems, traffic signal controllers and various other pieces of equipment.

The Finance Director's recommendation for approval of the agreement with First Union is based on the analysis of proposals submitted by First Union and fifteen other financial institutions. This

ITEM NO.

analysis indicates that the proposal offered by First Union provides the most favorable cost to the City. The recommended proposal includes a variable interest rate, which is based upon 58 percent of First Union's prime rate. Currently, the rate would equal 5.51 percent based on a 9.5 percent prime. There is inherent in the agreement a floor and a ceiling of 7 percent and 14 percent, respectively, within which the prime rate can fluctuate. Thus, the rate charged to the City can fluctuate between 4.06 percent and 8.12 percent. Considering current conditions in the financial markets, it is felt this proposal offers significant cost/benefit for the City.

The source of funding is the lease-purchase appropriation in fiscal year 1986 budget for General Fund and Water Fund.

13. Nominations for appointment to Boards and Commissions.

A. Historic Properties Commission -

Two positions for three-year terms. The terms of Nan Henderson and Dorothy Presser expire July 16, 1985. Ms. Henderson is completing her second full term and is not eligible for reappointment. Ms. Presser was appointed in October 1984 to fill an unexpired term. She has a perfect attendance record.

B. Airport Advisory Committee -

One position for a three-year term. William G. Stewart is completing his first full term which expires July 31. Records indicate that he has met the attendance requirement.

C. Art Commission -

One position for a three-year term. Deborah Cooper is completing her first full term which will expire July 31, 1985. Records indicate that she has met the attendance requirements.

D. Boxing Commission -

Two positions for three-year terms. The terms of Ray Clark and Bob Eller expire July 31, 1985. Mr. Clark is completing his second full term and is not eligible for reappointment. Attendance records for 1984 indicate Mr. Eller attended two of the three meetings held.

Attachment No. 5

14. Appointments to Boards and Commissions.

The following nominations were considered on June 24, but in each case balloting resulted in no nominee receiving a majority vote:

A. Civil Service Board - One three-year term.

a) Allegra Westbrooks, nominated by Councilmember Frech.
b) J. Albert Hicklin, nominated by Councilmember Juneau.

B. Clean City Committee - One three-year term.

a) Eric Peterson, nominated by Councilmember Juneau.
b) Millie Milsted, nominated by Councilmember Leeper.

Attachment No. 6

* * * * * * * * *

The City Attorney advises that agenda items no. 15 through 25 may be considered in one motion. However, any member of Council may request that an item be divided and voted on separately.

* * * * * * * * *

CONTRACTS

15. Recommend a contract addition with Continental Information Systems (CIS) Corporation at a rate of $1,653 for 15 months and $1,980 for 36 months ($96,075 total commitment) for the lease of equipment additions to the current IBM computer and word processing systems.

CIS Corporation is the firm through which the City is currently leasing its computer and word processing systems. The base contract, approved by City Council on June 14, 1982, expires in December, 1986.

In order to meet growing department requirements for information and data processing services, two schedules (or additions) to the present CIS base contract are needed: (1) a 15-month schedule to lease disk storage equipment for the central computer at $1,653 per month; and (2) a 36-month schedule to lease display stations and printers at $1,980 per month. It is recommended that the disk storage equipment lease expire at the same time the base contract expires in order to give us the flexibility of upgrading all equipment in a timely manner. The other pieces of equipment -

video display terminals and printers - can be used far beyond 1986 and therefore a 36-month lease is recommended.

Funds to cover this contract expense were approved as a part of the FY 86 MIS budget.

16. Recommend approval of Supplemental Agreement No. 1 to contract with Charlotte Skycap Service to provide personnel as ground transportation representatives at Airport.

On May 10, 1982, Council approved a contract with Charlotte Skycap Service to provide personnel as ground transportation representatives at the airport. Ground transportation representatives provide assistance to airline passengers in securing transportation, as well as administer taxicabs at the airport in cooperation with the City's taxicab inspector.

Supplemental Agreement No. 1 to the contract with Charlotte Skycap Service provides for two basic changes in the original contract:

1. An increase in the rates for service from $6.50 per manhour to $6.75 per manhour for representatives. This is necessary to provide an increase in personnel wages which have not increased since the original contract was implemented over three years ago and to cover increased costs for insurance and social security benefits. These revised rates are comparable to the personnel services contract for Airport Parking Operations.

2. The addition of a supervisor to manage the operation to account for and present to the airport funds collected from taxi operations, to relieve representative on duty and to provide for illness, vacation, etc. The rates for the supervisor are $240 per week based on 32 hours per week.

This supplemental agreement provides an increase in total costs for ground transportation services from $3,380 per month to $4,550 per month.

The City's aviation consultant, Arnold Thompson, is currently in the process of evaluating operational, as well as policy issues, concerning airport ground transportation, and will be making recommendations to Council later this year. Until the report is completed and its approved recommendations are implemented, Charlotte Skycap Service has been requested to continue to provide personnel to administer the City's ground transportation policies. In the event these services would no longer be required, the City has the right to cancel this contract on 30-days' notice.

Funds are available and are budgeted in the Airport Operating Account for this contract.

BUDGET ORDINANCES

17. Recommend adoption of a budget ordinance appropriating $300,000 to provide funding for refurbishing and upfitting the Airport Maintenance Facility.

On October 12, 1984, Council approved the purchase of leasehold improvements from Thurston Aviation, Inc. for airport maintenance. At that time the airport maintenance facility, which was located on West Boulevard, violated the runway building restriction line and had to be relocated to accommodate instrumentation of runway 36R. The Airport maintenance operation has now been relocated to the facility acquired from Thurston.

This action will appropriate $300,000 to provide for refurbishing and upfitting these facilities. The building was built in 1970 and has a metal roof which leaks. Bid item F., later in the agenda, recommends award of a contract for reroofing this facility.

Additionally, plans are underway to modify the hangar doors, install locker rooms and additional restrooms, construct storage areas and racks, and refurbish and upfit the office spaces. These modifications have been anticipated and have a high priority in the City's Capital Improvement Program.

The budget ordinance appropriates $300,000 in the 1984 Airport Revenue Issues to the project to provide funding for anticipated modifications.

18. Recommend adoption of a budget ordinance appropriating $10,000 ($5,000 from General Fund contingency and $5,000 from Children's Theatre Board) to the Children's Theatre Expansion to cover higher than anticipated electrical and construction bids for the project.

The Children's Theatre is a non-profit organization that offers theatre experience to children 13-18 years of age. The theatre is located at 1017 East Morehead Street in a building leased from the City of Charlotte.

In FY85, the Council approved the expansion of the facility to enlarge the backstage area and create additional space at stage level for a scenery shop, storage, offices and rehearsal area. This will allow space in other parts of the building to be used for their original purposes as class/multi-purpose rooms and rehearsal/production areas.

The project was funded in FY 84-85 Capital Improvement Program from General Revenue Sharing for a total of $85,000. Further, in the FY86 budget, an additional $8,500 was appropriated to the project budget to fund engineering and administration charges since the project would be coordinated by the City Engineering Department.

Bids were received on June 18 with the total project bids exceeding the funds available for construction. In order to make up this shortage, this budget ordinance will appropriate an additional $5,000 from the General Fund contingency, and $5,000 to be provided by a donation from the Children's Theatre Board. This appropriation will allow the project to go forward.

Bid items K and L which follow recommend award of general and electrical construction contracts for this project.

The Budget and Evaluation and Engineering Departments recommend this action. The Children Theatre Board of Directors has agreed to the project budget.

BIDS

19. Recommend approval of the bid list as shown. The following contract awards are all low bid and within budget estimates unless otherwise noted. Each project or purchase was authorized in the annual budget.

At the June 24 Council meeting, Council approved two bid items relating to the refurbishment of 34 GMC buses - remounting air conditioning units and reworking some windows. The following bid is also related to that project and is funded 80 percent by an UMTA grant, and 10 percent each by the City and State.

A. Electronic Destination Signs, Front, Side and Rear — Department of Transportation

Recommendation: By Transportation Director and Purchasing Director that the Alternate Bid No. 3 of Gulton Industries, Plano, Texas, in the amount of $113,220.00, be accepted for award of contract on a unit price basis.

Project Description: These 34 electronic destination signs will replace the old curtain type signs. Wording on these signs can be changed at less cost and are much easier to read.

A base bid (front and side signs) and an alternate bid (front, side and rear signs) were requested. For the base bid, there were two bids, and Gulton Industries was the low bidder. For the alternate bid, Gulton Industries was the only bidder. The City wishes to exercise the option to purchase the rear destination signs.

Source of Funding: Public Transportation Capital Improvement Fund - Bus Refurbishment.

B. Fluid Management System — Department of Transportation

Recommendation: By Transportation Director and Purchasing Director that the low bid Seps, Inc., Charlotte, N. C., in the amount of $22,381.67, be accepted for award of contract on a unit price basis.

Project Description: This proposal is for an automatic fuel monitoring system for the new transit facility.

This system will make the transit system compatible with the Motor Transport Division and the Police Department. All transactions will be recorded through the computer housed in the Motor Transport Division.

Source of Funding: Public Transportation Capital Improvement Fund - Purchase of Shop Tools and Equipment.

C. Winter Coats — Various Departments

Recommendation: By various department heads and the Purchasing Director that the low bid, Fligel's Uniform Company, Charlotte, N. C., in the amount of $31,500.00, be accepted for award of contract on a unit price basis.

Project Description: These winter coats are for those City employees working outdoors during the cold weather months.

Source of Funding: Various Funds - Utility Department, Operations Department, Parks & Recreation Department, General Services Department, Community Development Department, Airport and Engineering Department - Uniforms and Protective Clothing account.

D. Terminal Expansion Cooling Tower Package Electrical — Airport

Recommendation: Airport Manager recommends that the low bid by Watson Electric Company, Inc. in the amount of $38,351.00 be accepted for award of contract on a lump sum basis.

Project Description: This electrical construction package will provide electrical work associated with installation of two new cooling towers and relocation of two existing cooling towers to accommodate airport terminal expansion to the west to meet facility requirements of American Airlines and other air carriers. This installation will also provide additional air conditioning capacity to accommodate future expansion of the terminal to the east.

The mechanical construction bid for this project was awarded by Council on June 24. Only two bids for electrical construction were received and as required by North Carolina law, these bids were returned unopened and the contract was readvertised.

Source of Funding: Airport Capital Improvement Fund - Phase II - Airport Terminal Expansion/Concourse "A" Construction.

E. Construction of Taxiway D Extension and Connector Taxiways — Airport

Recommendation: The Airport Manager recommends that the low bid by Blythe Industries, Inc. in the amount of $2,751,126.60 be accepted for award of contract on a unit price basis.

Project Description: This project will extend Taxiway D (parallel to Runway 36R) from the Air National Guard Ramp southward approximately 3000 feet. Taxiway D extension will replace an outdated taxiway between the Air National Guard ramp and the City's general aviation development in addition to providing direct access for military and general aviation operations on Runway 36R. Taxiway R extension will provide direct access from Runway 36R to the new terminal ramp or the general aviation/air guard facilities.

Only two bids were received for the construction on October 23, 1984; therefore, as required by North Carolina bidding laws, these bids were returned unopened and the contracts were readvertised.

Source of Funding: Airport Capital Improvement Fund - Extension of Taxiway D.

F. Reroofing Airport Maintenance Building — Airport

Recommendation: The Airport Manager recommends that the low bid by Cresent Construction Company, Inc. in the amount of $52,570.00 be accepted for award of contract on a lump sum basis.

Project Description: Council authorized the City to proceed with acquiring and refurbishing the old Thurston Aviation facilities for use as the Airport Department's maintenance facility.

This building was built in 1970 and has a metal roof which leaks profusely. It is necessary to replace this roof in order for the building to be serviceable for another 20 years.

Only two bids were received for reroofing work on May 30; therefore, as required by North Carolina bidding laws, these bids were returned unopened and the contract was readvertised.

Source of Funding: Airport Capital Improvement Fund - Airport Maintenance Facility - 1984 Airport Revenue Bond Anticipation Notes.

G. McDowell Street Widening Engineering

Recommendation: By the City Engineer that the low bid of $418,689.98, as submitted by Rea Construction Co., be accepted for award on a unit price basis.

Project Description: This project includes the widening of North McDowell Street from East Seventh Street to East Trade Street. The work was originally included in the First Ward Urban Renewal Plan. However, the funding of this portion of McDowell Street improvements was deferred until those projects that would increase the likelihood of new housing being developed in First Ward were done. The McDowell Street improvements were then included in the FY 85 CIP. These improvements included the cost of installation of underground utilities. However, the cost of the underground utility installation was significantly higher than the original estimate for this work and the decision was made to delete the underground utility installation from the project.

Source of Funding: General Capital Improvement Fund - McDowell Street Widening - Powell Bill.

H. Fall Resurfacing - 1985 Operations

Recommendation: By the City Engineer that the low bid of $1,238,386.30, as submitted by Rea Construction Co., be accepted for award on a unit price basis.

Project Description: This is one of two contracts let each year to resurface City streets. This work is performed to maintain the City's approximately 1300 miles of streets, and under this contract approximately 40 miles of streets will be resurfaced. These funds are allocated by the State from the gasoline tax revenue distributed annually to cities and towns.

On February 25, 1985, Council approved a pavement management system contract. This work is underway; we anticipate the street ratings to be finished by November. The information gained through this system will be used as a tool for determining which streets will be included in our spring resurfacing contract.

Source of Funding: Powell Bill Fund - Operations Department - Street Maintenance Division.

I. Salt Storage Facility — Operations

Recommendation: By the City Engineer that the low bid of $59,960.70, as submitted by Piedmont Agri-Systems, Inc. be accepted for award on a unit price basis.

Project Description: This project, approved in the FY 85 CIP, will include the design and construction of a structure to house de-icing salt used by street maintenance forces in the snow removal program.

Source of Funding: General Capital Improvement Fund - Public Works Central Yard Site - General Revenue Sharing.

J. Wilora Lake Road Cul-de-Sac — Engineering

Recommendation: By the City Engineer that the low bid of $66,217.79, as submitted by Crowder Construction Co., be accepted for award on a unit price basis.

Project Description: City Council adopted the Albemarle Road Small Area Plan in 1982. The plan recommended the closing of Wilora Lake Road to eliminate cut-through traffic between Albemarle and Sharon Amity Road. Funds for this project were approved in the FY-84 CIP budget.

This project will consist of the construction of two cul-de-sacs to close Wilora Lake Road to through traffic. The two cul-de-sacs will be connected by a concrete sidewalk for use by pedestrians. Landscaping and planting will be done in the area where the existing roadway will be removed.

Source of Funding: General Capital Improvement Fund - Small Area Plan Capital Improvement Projects - General Revenue Sharing.

K. Children's Theatre Addition Electrical Contract — Children's Theatre

Recommendation: By the City Engineer that: (1) The low bid of $4,600.00, as submitted by Associated Controls & Electrical Contractors, be rejected due to the number of irregularities in the bid, and the request of the bidder to withdraw the bid due to an omission of a substantial amount of work; (2) The second low bid of $12,873.00, as submitted by Ind-Com Electric Co. be accepted for award on a lump sum basis.

Project Description: Project will include a two-story 2,500 square foot addition to rear of the existing Children's Theatre.

The bid received from Associated Controls & Electrical Contractors was received unsealed, the bid form was incomplete and was not accompanied by the five percent bid security required by the contract documents. Additionally, the bidder has requested withdrawal of the bid since he omitted the second story electrical work, approximately $6,000 in labor and materials.

Source of Funding: General Capital Improvement Fund - Children's Theatre Expansion.

L. Children's Theatre Addition — Children's Theatre
General Contract

Recommendation: By the City Engineer that the negotiated low bid of $82,400.00, as submitted by McDevitt & Street, be accepted for award on a lump sum basis. The original base bid was $87,400.00.

Project Description. Project will include a two-story, 2,500 square feet addition to rear of the existing Children's Theatre. $85,000.00 was approved in the FY 84-85 CIP for this project.

Source of Funding: General Capital Improvement Fund - Children's Theatre Expansion.

AGREEMENT

20. Recommend the Mayor be authorized to execute supplemental municipal agreement with the North Carolina Department of Transportation.

On June 13, 1983, Council authorized the Mayor to execute a municipal agreement through which the North Carolina Department of Transportation would participate in funding traffic signal improvements at six intersections on the Billy Graham Parkway.

For administrative purposes, the North Carolina Department of Transportation changed the project number of this agreement some time ago, and it shows up in their records as closed.

The City's Accounting Department has invoiced the North Carolina Department of Transportation approximately $95,000. The State cannot reimburse under a closed project number. Therefore, the North Carolina Department of Transportation has requested a supplemental agreement which will give the project their new number, and will allow for payment.

ITEM NO.

HOUSING LOAN

21. Recommend approval of a loan for permanent financing to purchase property in the Third Ward Area under the Third Ward Loan Program.

The loan application has been reviewed by the City Loan Officer in the Community Development Department, and the loan application contains sufficient information to form the basis for approval of the loan.

Borrower	Property Address	Loan Amount	Appraised Value
F. David Redman	#9 Clarkson Green	$89,650	$94,400

SET PUBLIC HEARINGS

22. A. Recommend adoption of a resolution of intent to abandon an alleyway between South Caldwell Street and South Davidson Street and set a public hearing for August 12, 1985 at 3:00 p.m. in the Council Chamber.

B. Recommend adoption of a resolution of intent to abandon Bancroft Street and set a public hearing for August 12, 1985 at 3:00 p.m. in the Council Chamber.

C. Recommend adoption of a resolution setting a public hearing for August 12, 1985 at 3:00 p.m. in the Council Chamber prior to amending the First Ward Redevelopment Plan.

SPEED LIMITS

23. Recommend adoption of an ordinance lowering the speed limit on two neighborhood streets from 35 miles per hour to 25 miles per hour.

In accordance with Council's approved policy, streets in two neighborhoods have had petitions validated and are determined by the engineering study to be appropriate for a 25 mile per hour speed limit. These streets are:

- Scofield Road in Parkdale
- Weddington Avenue in Elizabeth

UTILITY CONTRACTS

24. Recommend approval of contracts between the City of Charlotte and the applicants listed below.

The applicants are to construct the entire systems at their own proper cost and expense. The City is to retain all revenue. There is no cost to the City and no funds are needed.

These are extension contracts for new subdivision development in accordance with the Water/Sewer Extension Policy. They concern construction by the following applicants:

1. LVG Properties, to construct 5,172 linear feet of 8-inch sanitary sewer main to serve Royden Subdivision, located east of Carmel Road, west of McAlpine Creek and north of English Garden Road, inside the Charlotte City Limits. Estimated Cost - $155,160.00. Sanitary Sewer Job No. 621-85-031.

2. The New Fortis Corporation, to construct 1,344 linear feet of 8-inch sanitary sewer main to serve Hickory Ridge Subdivision, Phase 6-C, located south of Pence Road, east of Derita Road and north of Albemarle Road, outside the Charlotte City Limits. Estimated Cost - $40,320.00. Sanitary Sewer Job No. 621-85-014.

3. William Trotter Development Company, to construct 730 linear feet of 8-inch sanitary sewer main to serve Sardis Forest XI Subdivision, located north of N.C. Highway 51, east of Sardis Road and west of Monroe Road, outside the Charlotte City Limits. Estimated Cost - $21,900.00. Sanitary Sewer Job No. 621-85-044.

4. Linpro Charlotte Offices I Ltd., to construct 2,395 linear feet of 8-inch water main to serve Greenbrier Business Park, located south of Old Dowd Road and east of Billy Graham Parkway, inside the Charlotte City Limits. Estimated Cost - $44,000.00. Water Contract No. 85-008.

5. Benton Woods, Inc., to construct 800 linear feet of 8-inch water main, 1,814 linear feet of 6-inch water main and 3,034 linear feet of 2-inch water main to serve Benton Woods Subdivision, located north of Highway 51 and east of Sardis Road, outside the Charlotte City Limits. Estimated Cost - $66,000.00. Water Contract No. 85-014.

Utility and Planning Directors recommend approval.

ITEM NO.

PROPERTY TRANSACTIONS

25. Recommend approval of the following right of way acquisition.

A. Acquisition of 1,495 square feet of right of way plus temporary construction easement, at 5139 Central Avenue, from Gary Watts Realty Company, for $18,500.00, for the Sharon Amity Road/Central Avenue Intersection Improvements. (Option)

- SCHEDULE OF MEETINGS -
July 8 - 12, 1985

Monday, July 8	COUNCIL/MANAGER LUNCHEON Presentation - 54" Water Main Training Center	12 00 noon
	CITIZENS HEARING In-depth Review - Historic District Commission	2·00 p. m. 2 30 p. m.
	CITY COUNCIL MEETING Council Chamber	3:00 p. m.

Charlotte

Public Service & Information Department
City Hall 600 E Trade Street
Charlotte North Carolina 28202
704/336-2395

Meetings in July '85

THE WEEK OF JULY 1 - JULY 6

1	Monday, 4 00 p m	CITY COUNCIL TRANSPORTATION COMMITTEE - City Hall, 2nd Floor Conferece Room
2	Tuesday, 6 45 p m.	PLANNING COMMISSION/Plan Implementation Committee - Cameron-Brown Bldg., 1st Floor Conference Room
	Tuesday, 4 00 p.m.	CAPITAL NEEDS COMMITTEE - Cameron-Brown Bldg , 1st Floor Conference Room
	Tuesday, 7 30 p.m.	PLANNING COMMISSION - Cameron-Brown Bldg., 1st Floor Conference Room
4	Thursday	FOURTH OF JULY HOLIDAY. All City Government Offices Closed

THE WEEK OF JULY 7 - JULY 13

8	Monday, 11 00 a.m.	PLANNING COMMISSION (Work Session) - Cameron-Brown Bldg., 1st Floor Conference Room
	Monday, 12 Noon	COUNCIL/MANAGER LUNCHEON - City Hall Annex, Training Center
	Monday, 2 00 p m.	CITIZENS HEARING - City Hall, Council Chamber
	Monday, 3 00 p.m	CITY COUNCIL MEETING - City Hall, Council Chamber
9	Tuesday, 8 00 a.m	AIRPORT ADVISORY COMMITTEE - Charlotte/Douglas International Airport, Conference Room
	Tuesday, 9 00 a m	HISTORIC DISTRICT COMMISSION - Edwin Towers, First Floor Conference Room
	Tuesday, 6 00 p.m.	CHARLOTTE PARKS ADVISORY COMMITTEE - W. Charlotte Recreation Center, 2400 Kendall Drive
10	Wednesday, 7 00 a.m.	PLANNING COMMISSION (2005 Plan Discussion) - Cameron-Brown Bldg., 1st Floor Conference Room
	Wednesday, 9 30 a.m.	CIVIL SERVICE BOARD (Hearing) - City Hall, Council Chamber
	Wednesday, 7 00 p m.	YOUTH INVOLVEMENT COUNCIL - City Hall, Council Chamber
	Wednesday, 7 30 p.m.	HISTORIC PROPERTIES COMMISSION - City Hall, 2nd Floor Conference Room
11	Thursday, 2 00 p m.	MINOR SPECIAL USE PERMIT BOARD - Cameron-Brown Bldg , 1st Floor Conference Room

THE WEEK OF JULY 14 - JULY 20

15	Monday, 5 00 p m.	CITY COUNCIL/PLANNING COMMISSION DINNER (Progress Report on Elizabeth Study - Education Center, Rooms 237-239
	Monday, 6 00 p m.	CITY COUNCIL MEETING (Zoning Hearings) - Education Center, Board Room
16	Tuesday, 2 00 p.m	HOUSING AUTHORITY - Administrative Offices, 1301 South Boulevard
	Tuesday, 3 00 p.m.	COMMUNITY FACILITIES COMMITTEE - Utility Dept., 5100 Brookshire Blvd.
	Tuesday, 4 30 p m.	MUNICIPAL INFORMATION ADVISORY BOARD - Cameron-Brown Bldg , 3rd Floor Conference Room

(Continued on Back)

17	Wednesday, 7 00 a.m.	PLANNING COMMISSION (2005 Plan Discussion) - Cameron-Brown Bldg., 1st Floor Conference Room
	Wednesday, 8 30 a.m.	CIVIL SERVICE BOARD - City Hall, 3rd floor Conference Room
	Wednesday, 2 00 p m.	TECHNICAL COORDINATING COMMITTEE - City Hall Annex, Dept. of Transportation Conference Room
	Wednesday, 7 00 p.m.	METROPOLITAN PLANNING ORGANIZATION - City Hall Annex, Dept. of Transportation Conference Room
18	Thursday, 8 00 a.m	CHARLOTTE CLEAN CITY COMMITTEE - City Hall, 3rd Floor Conference Room
	Thursday, 4 00 p m.	PLANNING COMMISSION (Deferred Rezoning Petitions) - Cameron-Brown Bldg., 1st Floor Conference Room
	Thursday, 7 30 p.m.	CHARLOTTE TREE COMMISSION - Park Operations, 701 Tuckaseegee Road

THE WEEK OF JULY 21 - JULY 27

23	Tuesday, 2-6 p m	CHARLOTTE/DOUGLAS INTERNATIONAL AIRPORT OPEN HOUSE AND PREVIEW OF CONSULTANT'S PRELIMINARY REPORTS ON AIPORT MASTER PLAN - Airport, Conference Room
	Tuesday, 7 00 p m.	AIRPORT MASTER PLAN ADVISORY COMMITTEE - Charlotte/Douglas International Airport, Conference Room
24	Wednesday, 7 00 a.m	PLANNING COMMISSION (2005 Plan Discussion) - Cameron-Brown Bldg., 1st Floor Conference Room
	Wednesday, 7 00 p.m	YOUTH INVOLVEMENT COUNCIL - City Hall, Council Chamber

JULY 28 - JULY 31

29	Monday, 4 00 p.m	PLANNING COMMISSION/Executive Committee - Cameron-Brown Bldg., 1st Floor Conference Room
31	Wednesday, 7 00 a.m.	PLANNING COMMISSION (2005 Plan Discussion) - Cameron-Brown Bldg., 1st Floor Conference Room