AGENDA

Meeting Type:	BUSINESS
Date:	09/13/1988

City of Charlotte, City Clerk's Office

CHARLOTTE

Mayor Sue Myrick	*Mayor Pro Tem Al Rousso*
John A (Gus) Campbell	*Roy Matthews*
Stanley M Campbell	*Cyndee Patterson*
Dan Clodfelter	*Ella Butler Scarborough*
Charlie S Dannelly	*Richard Vinroot*
Gloria Fenning	*Velva W Woollen*

Council Agenda

Tuesday, September 13, 1988

1:00 PM. . . . . Council-Manager luncheon
2:00 PM. . . . . Citizens Hearing
2:30 PM. . . . . Council Meeting

ITEM NO.

1. Invocation by Major Fred Musgrave of the Salvation Army.

2. Consider approval of minutes of Zoning Hearings on August 15, Regular Meeting on August 22, and Special Zoning Meeting on August 29, 1988.

PUBLIC HEARING

3. A. Conduct a public hearing concerning the November 8, 1988 General Obligation bond referendum.

   B. Adopt bond orders and a resolution calling for a bond referendum.

   Council is requested to take the following actions concerning the November 8, 1988 General Obligation Bond Referendum·

   . Conduct a public hearing.

   . Adopt on the second reading an order authorizing $100,800,000 Street Improvement Bonds.

   . Adopt on the second reading an order authorizing $32,400,000 Sanitary Sewer Bonds.

   . Adopt on the second reading an order authorizing $24,695,000 Water Bonds.

   . Adopt on the second reading an order authorizing $9,500,000 Parks and Recreational Facilities Bonds.

3C. Consider adoption of an ordinance appropriating $9,000 from the Contingency Fund to update the 1982 study of the criminal justice system conducted by American University.

1982 study of criminal justice system: In 1982, a study team of criminal justice professionals under contract to American University conducted a comprehensive study of the criminal justice system in Mecklenburg County. This study included all elements of the system, their interrelationships, and ways of strengthening the system. The study team's report was submitted to City and County officials and citizen's groups in July, 1982.

Update recommended: The Citizen's Criminal Justice Commission has recommended that the study team update their 1982 report by determining the status of their original recommendations and outlining further steps that need to be taken to enable the system to more effectively meet the community's needs. The original study team will be available to conduct the updated study under a contract with American University.

Funding: Council and the County Commissioners are asked to jointly fund this study. The City's share of the funding is $9,000 which, if this request is approved, will be taken from the Contingency Fund. The County will consider this request at their September 19, 1988 meeting; the study will be conducted only if both governing bodies approve it.

- Adopt on the second reading an order authorizing $9,000,000 Cultural Facilities/Discovery Place Bonds.

- Adopt on the second reading an order authorizing $6,400,000 Storm Drainage Bonds.

- Adopt a resolution calling for the bond referendum.

Attached is information on the two-thirds bonds that was sent to Council in the September 2, 1988 Council-Manager memorandum.

Attachment No. 1

POLICY

4. Consider recommendation from the Community Development and Housing Committee to approve the proposed Housing Assistance Plan (HAP) with its modified locational policy criteria for the three-year period October 1, 1988 through September 30, 1991.

Public hearing: A HUD-required public hearing was held on May 9, 1988 to receive citizens' comments on the proposed 1989-91 Housing Assistance Plan (HAP). The proposed HAP was then sent to Council's Community Development and Housing Committee for review and subsequent recommendation to the full Council.

Community Development and Housing Committee: Committee meetings were held on July 28 and August 16; neighborhood organizations and interested persons were invited. Minutes of the two meetings are attached. The Committee's discussions focused on the locational policy for the proposed HAP.

Committee recommendations: The Committee on August 16, 1988 voted to maintain the same locational policy standards for Federally-assisted and City-built public housing as in the previous HAP. However, for City/Housing Authority-built transitional housing, the Committee voted to exempt projects from the ½ mile radius standard but ineligible census tracts and other standards would still apply.

For public/private developments-rental, the Committee voted that projects would be exempt from the locational policy ineligible area standard if they meet the following criteria:

- The project is funded 50% or more by private funds or the project is funded 25% or more by private funds and the project has at least 5% owner equity and the project is 100% privately owned and managed.

In addition to the above, the public/private developments-rental would be exempt from the ineligible census tracts if the following criteria is met:

- Forty percent or less of the units are reserved for households earning 60% or less of the median income.

All public/private developments-rental must contain the following provision:

- City has first right of refusal to purchase the public/private housing development or the developer will provide the City with options on how the units can be maintained long term as low-income housing units.

The above action approved by the Committee is exhibited on Page 9 in the synopsis of the HAP.

The Committee also requested that at the end of one year staff prepare a report on the impact of the changes in the locational policy criteria for Council's review.

Background: The Housing Assistance Plan is a narrative and statistical document that outlines the needs, goals and locations for various types of housing for low and moderate income households. The HAP identifies all housing policies and housing programs for the City of Charlotte including some activities not funded by Community Development Block Grant (CDBG) funds. Each city which expects to receive a CDBG entitlement grant must have a three-year HAP approved in accordance with HUD regulations. The current HAP which expires September 30, 1988 was previously adopted by Council on July 8, 1985.

Attached is a synopsis of the HAP which outlines: HAP background, purposes, uses, and components, including the locational policy. It gives the goals and achievements of the current HAP and a summary of the proposed components for the 1989-91 HAP. Also attached is a copy of the proposed 1989-1991 HAP.

Funding: None required for the submission of the HAP.

Clearances: Community Development and Housing Committee approved the Housing Assistance Plan on August 16, 1988.

Attachment No. 2

5. Consider adoption of a resolution amending the Personnel Rules and Regulations to provide that department head level positions and above be residents of Mecklenburg County.

The action requested is a follow-up to City Council's discussion of the residency policy at its workshop on September 6, 1988. The current policy provides that all employees be residents of Mecklenburg County. If approved, Rule 1, Section 6 of the Personnel Rules and Regulations would be amended to provide that only department head level positions and above be residents or become residents of Mecklenburg County within six months after the date of their employment.

6. Consider changes in the City Council meeting schedule.

Attached is information that was sent to Council in the September 6, 1988 workshop agenda.

Attachment No. 3

BUSINESS

7. Recommend (A) approval of a loan agreement with Eugene Ehmann and John W. Windell for $150,000 to assist in financing the new construction of 17 housing units for low-income families, and (B) authorize the use of $150,000 from the Innovative Housing Fund.

Innovative Housing Program: On April 6, 1987, City Council adopted a Housing Policy Plan which advocated development of housing using public/private partnerships. Subsequently, Council appropriated a total of $6 million in an Innovative Housing Fund to produce this housing; $4,399,654.00 remains in the fund. A description of the Innovative Housing Program is attached.

Winman Park Project: Eugene Ehmann and John W. Windell propose to build housing for low-income families in the Five Points area. The project, known as the Winman Park Project, has met all required criteria and has been reviewed by the Innovative Housing Fund Review Committee comprised of the directors of the Planning, Finance, Economic Development, and Budget and Evaluation departments, and two assistant city managers.

Winman Park is to be a 17 unit apartment community in the Five Points area of west Charlotte. The project is being constructed on two vacant parcels of land located in an existing neighborhood (corner of Bacon and Roslyn Avenues) and is felt to be a catalyst for the improvement of the area. Since two vacant parcels are being used, no existing housing stock will be removed. The project will provide new, affordable housing to those who may be living in substandard housing in the area.

All units will be two bedrooms and one bath with large great-rooms. All units are located in two, two story buildings. Exteriors will be of vinyl siding with painted concrete foundations. Insulation will be in line with Duke Power's requirements for their lowest rates. The units will be all electric with heat pumps provided for both heating and air conditioning.

A complete description of the project, features of the proposal and the developers' background is attached.

Funding: General Capital Improvement Fund - Innovative Housing Capital Account.

Clearances: The loan was approved by the Innovative Housing Review Committee on August 18, 1988. All criteria for qualifying for financial assistance has been met by the applicant in accordance with the requirements outlined in the Housing Policy Plan.

Attachment No. 4

8. Recommend approval of a loan agreement for $86,000 between the City and Joe B. Liles to provide funds for the purchase of a building located at 2318-2324 Distribution Street to be used as a janitorial service and supply business.

Project Description: Mr. Joe B. Liles is the President of Chem-Clean Products, Inc. The company was established in April 1970 and provides janitorial services and janitorial supplies to local businesses. The company presently services over 90 accounts out of its Charlotte office located at 3100 Griffith Street. The company also has an office in Monroe which services accounts from Monroe east to Rockingham. There are 130 full and part-time employees now working out of its Charlotte Office. The company's active client list includes CPCC, Ciba Geigy, Delta Air Lines, Federal Reserve Bank, UCB, Hartford Insurance, Kraft Foods, Mutual Savings and Loan, N. C. Department of Transportation, P.C.A. International, Washburn Press, Y.M.C.A. and Ingersold Rand.

Loan: A loan of $86,000 is being requested from the City for the purchase of an office/warehouse building at 2318-2324 Distribution Street which is near the intersection of Remount Road and South Tryon Street. The facility is larger and is needed to accommodate the 15-20% growth trend of the company. The purchase price of the building is $215,000. The requested $86,000 City loan will be used in conjunction with a loan from First Charlotte Bank in the amount of $107,500. Mr. Liles will provide $21,500 toward the purchase.

Jobs: The City is requiring the creation of 35 new jobs on a full time basis as a condition of the loan. These jobs will be made available to low/moderate income citizens from the City's designated Pocket of Poverty.

Attached are details of the project costs, source of funds, loan terms, security and public purpose. Also attached is a description of the Economic Development Revolving Loan Fund.

Funding: Economic Development Revolving Loan Fund.

Clearances: The Economic Development Revolving Loan Fund Committee approved the loan on August 24, 1988.

Attachment No. 5

9. Recommend approval of the Request For Proposal for food service facility to be located in the Charlotte-Mecklenburg Government Center.

Government Center restaurant: Plans for the CMGC called for development of a restaurant on the lobby level. City staff and an advisory committee composed of Robert H. Percival, Percival's Inc.; D. R. Cofer, Duke Power Company; and James W. Claiborne, Slug's Restaurants, reviewed various types of restaurant facilities and recommended that a "scramble system" would best suit customer needs in the CMGC. A "scramble system" is a combination fast food/ cafeteria restaurant.

On May 9, 1988, Council approved the development of a Request for Proposal for the restaurant based on a long-term lease with the restaurant operator purchasing and maintaining the equipment and furnishings. The RFP was to also address length of lease, the City eventually owning the equipment, and protection of both the City and operator.

Request for Proposal: City staff, with assistance from Foodesign Associates, a firm that specializes in restaurant proposals, evaluations, financial analyses, etc., drafted the RFP. Staff developed a list of 35 restaurateurs which have indicated an interest in the facility and submitted the draft to them soliciting comments. Once Council has approved the RFP, a formal public notice will be advertised, and based on response, additional RFP's will be mailed to interested parties. The proposed RFP is attached.

Highlights of the RFP

Evaluation of proposal: A selection committee, made up of City staff, Foodesign, and the original advisory committee will evaluate the proposals.

Evaluation to be based on: The goal is a quality operation with reasonable prices and minimum City capital outlay. We will also evaluate expected gross sales, experience, evidence of financial capability, etc.

Estimated cost to develop restaurant· $400,000.00. The RFP calls for the operator to fund this cost. Based on contacts, several local operators have indicated a willingness to fund the $400,000.00 and we would recommend continuing this approach. However, our advisors, Foodesign, feel this mav reduce the number of firms responding to the RFP, particularly small businesses.

Size· approximately 4000 square feet on the Plaza first floor level of CMGC.

Seating capacity· approximately 130.

Operator to develop and provide: Total turnkey facility including decor, furnishings, equipment.

Term: 20 years.

Exclusive rights: Food service operation within CMGC: also vending privileges. Operator will not have exclusive catering services privileges.

Revenue to City: Minimum 8% of gross sales paid monthly.

Buyback clause: City can terminate prior to expiration of initial term, and repay operator portion of his capital advance remaining unpaid as of the date of termination.

Ownership of equipment: Reverts to City at end of lease period or after termination with buyback.

Negotiations· Staff would like to begin negotiation with interested restaurateurs while the final construction plans and specifications are being developed. Foodesign Associates have assisted in developing the RFP and will be involved in the interview/negotiation process

Final lease: Will be submitted to Council for approval this fall.

Clearances: Budget and Evaluation, Foodesign, Associates, and Engineering/Real Estate.

Attachment No. 6

10. Recommend (1) adoption of a resolution reaffirming Council's commitment to use the property at the Square as a park and (2) approval of rental agreements for construction easements necessary to construct the Interstate Tower.

On August 17, 1987, Council approved rezoning of the Interstate Tower property on West Trade Street adjoining our Independence Plaza Park property. Since then, Faison Associates and the City have been involved in litigation which has held up the project. Now the litigation is settled and Faison is requesting the following City agreements.

Street rental: In order for Faison Associates to construct the Interstate Tower project, the City has been requested to rent to their contractor, F. N. Thompson, Inc., the outside lane of West Trade Street adjacent to their property boundary as well as the sidewalk area between the street and their property (see attached map). Street rental agreements are standard City policy and a formula for reimbursement has been approved by Council.

Park rental: In addition to street rental, Faison Associates has requested that the City rent to their contractor the area between their existing property line and the City's park boundary at the Square (see attached map). This is a gravel area approximately 36 feet x 110 feet. This area will be used for a staging area for materials and the construction of a temporary crane.

Street and park rental agreements: Both the street and park rental agreements are based upon private appraisers' estimates of value for the temporary use of this property. Our Legal Department has incorporated in the rental agreements adequate precautions and restrictions against usage during peak hours which would jeopardize public safety for people using our adjoining park property. The crane will not move loads over the current temporary park, except during periods of time when concrete form tables used to construct the tower are moved from one level to another. During these approximately once a week activities, the park will be barricaded and individuals will not be allowed in the park area while the forms are being moved. This activity is scheduled to be during non-peak use hours.

Rental agreement dates and amounts:

Park rental: The beginning period for the park rental agreement is September 14, 1988; completion date will be July 16, 1990 - $181,350.00

Street rental: The street rental agreement begins January 2 after the peak Christmas period; completion date is the same as the park rental date of July 16, 1990 - $68,650 (estimate based upon daily rate x total estimated number of days used).

If the contractor, F. N. Thompson, Inc., is not off the rented park site or the street encroachment area, a penalty of $1,000 per day will be levied for each site being used beyond the July 16 date.

Resolution: In addition to the rental agreements described above, Faison Associates is requesting Council adopt a resolution reaffirming the City's commitment to build a park at the Square on property previously acquired for park purposes. The reason for this particular resolution is so investors, bankers, building inspection officials and others interested in the Interstate Tower project are aware of the proposed usage for the adjoining property.

$250,000 contribution: As a follow-up to Mr. Faison's previous comments regarding a contribution to the park, we are anticipating receiving a legal pledge from Faison Associates which will obligate Faison and any future assignees of the Interstate Tower project to contribute to the City $250,000 to be applied toward the completion of the park at the Square. City staff has not received the formal pledge document as of the printing of this agenda item.

Citizen's Advisory Committee: With regard to the Independence Plaza Park design, we have requested that the Independence Plaza Park Citizen's Advisory Committee advise and make recommendations to Council regarding options, alternatives and a plan of action for completion of the park. The committee will be asked to present this information to Council during the capital budget hearings next year. We will recommend that if Council approves the rental agreements for the Interstate Tower project, that the funds from these rental agreements be applied toward the park project during the capital budget hearings. The rental fees and the anticipated Faison donation could provide approximately $500,000 to the park fund.

Attachment No. 7

11. Nominations for appointment to Boards and Commissions

A. Citizens Advisory Committee, Convention and Visitors Bureau - Three appointments to fill vacancies caused by enforcement of the attendance policy. The terms will expire March 30, 1989.

B. Council on Aging - One appointment to fill the unexpired term of John J. Osmar who has resigned. The term expires March 30, 1991.

Attachment No. 8A

12. Appointments to Boards and Commissions

A. Sister Cities Committee - The following nominations have been made for an unexpired term ending April 5, 1990.

a) Loretta Samuels, nominated by Councilmember Fenning.
b) Jim Martin, Jr., nominated by Councilmember Woollen.
c) Dorothy Crockett, nominated by Councilmember Matthews.
d) Dwight Spreng, nominated by Councilmember Rousso.
e) Carole Clark, nominated by Councilmember Patterson.

B. Tree Advisory Committee - The following nominations have been made for two positions for three-year terms. One term will expire December 13, 1989; the other in 1990:

a) Jean Davis, nominated by Councilmember Clodfelter.
b) Joe Spencer, nominated by Councilmember Clodfelter.
c) Gwen M. Cook, nominated by Councilmember Vinroot.
d) William V. Kelly, nominated by Councilmember Vinroot.

C. Uptown Development Corporation - The following nominations have been made for two positions for three-year terms.

a) Business Category -
Harvey B. Gantt, nominated by Councilmember Richard Vinroot.

b) Non-Profit Organizations Category -
William P. Wood, nominated by Councilmember Patterson.
Oscar W. Bidgood, nominated by Councilmember Dannelly.

Attachment No. 8B

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The City Attorney advises that agenda items no. 13 through 29 may be considered in one motion. However, any member of Council may request that an item be divided and voted on separately.

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ITEM NO.

PERSONNEL

13. Recommend adoption of a resolution amending the Pay Plan to add the classes of Neighborhood Development Supervisor, Pay Range 326, and Neighborhood Development Specialist, Pay Range 323.

Restructuring of Community Development: The Community Development Department was recently restructured to streamline departmental functions to focus on housing development and housing preservation. This reorganization created a Neighborhood Development Section which will combine functions currently performed by Housing Development and Economic Development Sections of the Department. This combination of housing development and economic development reflects the increased role of housing development as a function of economic development in this community. In order to appropriately compensate and classify employees for the new duties to be performed, it is necessary to create two new job classifications.

Recommendation: Following a review of the new duties to be performed and a survey of comparable positions in other major cities, it is recommended that the following job classifications be established in recognition of the specialized duties and responsibilities to be assigned:

1) Neighborhood Development Supervisor, Pay Range 326, $33,350 - 46,926
This position will be responsible for supervision of the Housing Development Section. This section will consist of the Neighborhood Development Supervisor and three Neighborhood Development Specialists. This position will supervise section functions involving the identification of housing and business development opportunities to create jobs and provide housing for lower income individuals.

2) Neighborhood Development Specialist, Pay Range 323, $28,809 - 40,537
The specialist positions will be involved in housing and economic development activities such as development and implementation of the housing policy plan; business development job creation loan programs, including the 504 loan program; and administering the housing assistance plan.

Funding: The reorganization will result in a reduction in the number of positions in the Department; consequently, funds are available in the Community Development Department FY89 operating budget to fund these changes.

BUDGET ORDINANCE

14. Recommend adoption of a budget ordinance for $250,000 to provide funds to purchase equipment for water system pumping improvements.

The following bid section (A - H) contains recommended purchases for pumping equipment which will permit the Utility Department to meet the water pumping capacity and demand for the peak pumping months during 1989. This equipment has been recommended by the Utility Department's consultant, Camp, Dresser & McKee, as part of the Franklin Water Treatment Plant expansion.

Funding The funds will be transferred from the Water and Sewer Unappropriated Fund Balance.

Clearances: Utility Director, Budget and Evaluation.

BID LIST

15. 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.

The recommended equipment recommended in A - H will be installed before the summer of 1989 in order to help ease peak water demand.

A. Purchase Of Equipment Schedule A - Catawba River Raw Water Pump No. 9 — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Goulds Pumps, Inc., of Seneca Falls, New York in the amount of $50,112.00 be accepted for award of contract on a lump sum basis.

Source of Funding: Water and Sewer Capital Improvement Fund - (Catawba Water Treatment Plant Addition).

B. Purchase Of Equipment Schedule B - Franklin Raw Water Pump No. 8 — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Pump and Lighting Company of Hickory, North Carolina in the amount of $79,953.30 be accepted for award of contract on a lump sum basis.

Source of Funding: Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

C. Purchase Of Equipment Schedule C - Franklin High Service Pump No. 9 And Motor — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Goulds Pumps, Inc., of Seneca Falls, New York in the amount of $113,587.00 be accepted for award of contract on a lump sum basis.

Source of Funding: Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

D. Purchase Of Equipment Schedule D - Franklin High Service Pump No. 10 — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Goulds Pumps, Inc., of Seneca Falls, New York in the amount of $44,035.00 be accepted for award of contract on a lump sum basis.

Source of Funding: Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

E. Purchase Of Equipment Schedule E - Diesel Engines — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Carolina Tractor & Equipment Company, of Charlotte, North Carolina in the amount of $326,025.00 be accepted for award of contract on a lump sum basis.

Source of Funding· Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

Water and Sewer Capital Improvement Fund (Water System Pumping Improvements).

F. Purchase Of Equipment Schedule F - Check Valves — Charlotte-Mecklenburg Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Mechanical Equipment Company of Matthews, North Carolina in the amount of $53,000.00 be accepted for award of contract on a lump sum basis.

Source of Funding· Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition). Water and Sewer Capital Improvement Fund (Water System Pumping Improvements).

G. Purchase Of Equipment
Schedule G - Butterfly Valves

Charlotte-Mecklenburg
Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Carotek, Inc (Dequrik) of Matthews, North Carolina in the amount of $64,695.00 be accepted for award of contract on a lump sum basis.

Source of Funding Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

Water and Sewer Capital Improvement Fund (Water System Pumping Improvements).

H. Purchase Of Equipment
Schedule H - Cone Valves

Charlotte-Mecklenburg
Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by AC Valve, Inc. of York, Pennsylvania in the amount of $89,415.00 be accepted for award of contract on a lump sum basis.

Source of Funding: Water and Sewer Capital Improvement Fund - (Franklin Water Treatment Plant Addition).

Water and Sewer Capital Improvement Fund (Water System Pumping Improvements).

I. Water Distribution Project
12-Inch Water Main Along
Reames Road (S.R. 2113)

Charlotte-Mecklenburg
Utility Department

Recommendation: Director, Charlotte-Mecklenburg Utility Department recommends that the low bid by Hickory Sand Company, Inc., of Hickory, North Carolina in the amount of $174,507.75 be accepted for award of contract on a unit price basis.

Project Description: Construction of this project would extend water service to a new development located at Reames Road and Interstate 77.

Source of Funding: Water and Sewer Construction Fund - (Shannon Properties, Inc.) Letter of credit has been received.

J. Elmwood Cemetery Roadway and Parking Lot Repairs Engineering

Recommendation: By the City Engineer that the low bid of $177,636.47, as submitted by Crowder Construction Co., be accepted for award on a unit price basis.

Project Description: This project consists of base repairs and resurfacing to the cemetery roadway system and parking lots.

Source of Funding: General Capital Improvement Fund - (Parking Lot Repair).

K. L.C. Coleman Park Rehabilitation and Erosion Control Engineering

Recommendation: By the City Engineer that the low bid of $196,747.00, as submitted by D. C. Linn, Inc., be accepted for award on a unit price basis.

Project Description: L. C. Coleman Park was originally constructed in the early 1970's. The original design of the park did not provide proper drainage for the tennis courts nor did it take proper steps to control the large volume of drainage that comes through the park. In addition, vandalism has caused damage to the bathroom building.

The rehabilitation plan for the park, which has had a great deal of neighborhood input, will address all of the drainage problems. Playground areas will be edged with timber borders and backfilled with clean sand. Existing creeks will be realigned and stone rip-rap will be added to prevent erosion control. An asphalt parking lot with handicapped spaces will also be constructed. Restrooms and picnic shelters will be rebuilt.

By opening up visibility within the park and soliciting greater neighborhood involvement, it is hoped that vandalism will decrease and proper park usage will increase.

Source of Funding: General Capital Improvement Fund - (Improvements to Existing Parks).

L. Fall Resurfacing Engineering

Recommendation: By the City Engineer that the low bid of $1,407,910.45, as submitted by Rea Construction, 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 1,300 miles of streets. These funds are allocated by the state from the gasoline tax revenue distributed annually to cities and towns.

This project will include the resurfacing of approximately 53 miles of streets throughout the city with approximately 57,000 tons of asphalt.

Source of Funding: Powell Bill.

M. Electronic Telephone Equipment General Services

Recommendation By General Services Director and Purchasing Director that the low bid, North Supply Company, Industrial Airport, Kansas, in the amount of $72,114 76, be accepted for award of contract on a unit price basis.

Project Description. This bid is a continuation of a ongoing project, which began in 1986, to replace all leased telephone equipment with City-owned equipment thereby eliminating monthly leased cost.

Source of Funding· General Fund - (General Services Department - Capital Outlay)

N. Installation of Direct Buried Cable, SouthPark area D.O.T.

Recommendation: By Purchasing Director and Director of Department of Transportation that the low bid, C. M. Allen & Co., Charlotte, N. C. in the amount of $38,482.15, be accepted for award of contract on a unit price basis.

Project Description: This interconnect cable is being installed in conjunction with the Sharon Road/Runnymede Lane/SouthPark coordinated traffic signal system which will provide for better traffic flow in the SouthPark area.

Source of Funding: General Capital Improvement Fund - (Arterial Signal System Coordination - General Fund Fund Balance)

CONTRACT

16. Recommend (1) approval of a contract with Carmel Financial Group, Inc., for the design and construction of Hebron Street Extension Phase II and (2) adoption of a budget ordinance of $890,000.00 for City's share of cost.

Hebron Street: Hebron Street Extension Phase II (from Nations Ford Road to Arrowood Road) is included in the FY 89/98 Capital Needs Document; the total estimated cost of the project was shown as $3.6 million if constructed in FY90. Carmel Financial Group, Inc. (CFG), a developer controlling most of the land needed, is interested in expediting design and construction of the project. In July Council approved the rezoning of the Carmel Financial Group property. Carmel Financial Group announced their intent to enter into a contract with the City for construction of the thoroughfare at that time.

Consistent with the goals of private/public joint ventures, CFG will incur over half of the total project cost. Their participation will save taxpayers $2.7 million to complete a much needed minor thoroughfare link from South Boulevard to the Arrowood/I-77 Corridor.

The roadway project includes a three lane facility, sidewalks and landscaping. A 70 ft. right-of-way with 5 ft. permanent sidewalk/utility easements on each side will be established for these improvements.

Carmel Financial Group also donated the land for Hebron Street Extension Phase I (From Kings Branch to Nations Ford Road), a project completed in 1987.

Highlights of the contract and a map are attached.

Funding: 1987 Street Improvement Bonds.

Clearances: The contract has been reviewed and approved by Engineering staff and the City Attorney.

Attachment No. 9

17. Recommend approval of a contract with Hazen and Sawyer, P.C. of Charlotte, North Carolina for the design services of sanitary sewer trunk lines to serve the 1989 annexation areas.

Proposed 1989 annexation areas:
The I-77 North Corridor
Rea Road/Elm Lane West
Arrowood I
Arrowood II
Hemphill

Need for design services: *In order to meet state time requirements* for newly annexed areas, the CMUD staff began a selection process for a firm to design the sanitary sewer to serve the I-77 North Corridor, the Rea Road/Elm Lane West and the Arrowood I areas. Twenty-four firms submitted proposals. After evaluation of these proposals, Hazen and Sawyer is recommended.

The design phase will be completed within a time period that would permit the City's right-of-way acquisition to begin on a schedule which will complement the annexation time requirements for construction. The total amount of the engineering agreement is estimated to be $232,400 for design services.

CMUD's Capital Improvement Program and developer extension commitments are so extensive that this project cannot be performed in-house to meet the proposed annexation time schedule.

CMUD reserves the right to negotiate an amendment to the contract for construction services including, but not limited to, preparation of contract documents for bidding, construction contract administration, and construction inspection.

Funding: Water and Sewer Capital Improvement Fund - Sewer Trunk to Serve Trunks to Serve Annexation Areas Capital Account.

Clearances: Utility Director.

AGREEMENT

18. Recommend approval of an agreement for engineering services with Wilbur Smith Associates, Inc. of Raleigh, North Carolina in the amount of $144,920.00 for the design of improvements to the Providence/Fairview/Sardis Roads Intersection.

Providence/Fairview/Sardis Road intersection: This intersection has been identified as a transportation system management (TSM) intersection due to high traffic congestion. As part of the Capital Improvement Program, funding is provided to improve several transportation system management (TSM) intersections each year.

The transportation program schedules that have been published by the Engineering Department are based upon the use of private engineering design firms with minimal Engineering Department staff to manage the work of the firms. To design the project in-house would require a significant increase in staff, and would delay design and construction of the project.

Using the Council-approved selection process, Wilbur Smith Associates, Inc. is recommended to perform engineering services for the Providence/Fairview/Sardis Intersection Improvement Project.

The process to be followed during the planning phase is attached.

Requested action: City Council is asked to approve an agreement for engineering services with Wilbur Smith Associates, Inc. of Raleigh, North Carolina in the amount of $144,920.00.
Funding: General Capital Improvement Fund (TSM Intersection Improvements - Auto Privilege Tax).

Clearances: The contract has been reviewed and approved by Engineering and CDOT staff and the City Attorney.

Attachment No. 10

SUPPLEMENTAL AGREEMENT

19. Recommend approval of Supplemental Agreement No. 4 for $100,000.00 to contract with Harris, Miller, Miller and Hansen, Inc. to provide Airport noise consulting services through June 30, 1989.

Services required by City: Mr. Harris' services will be required as expert witness in pending litigation cases which are scheduled to be tried in the next few months and in preparation of the City's defense of recently filed noise litigation cases.

Mr. Harris is also evaluating the change in the Airport noise caused by the use of the parallel runways until 11:00 p.m. as requested by Piedmont Airlines and making recommendations for minimizing the impact of aircraft operations on the Airport environs. Additionally, Mr. Harris has provided technical expertise on airport noise issues since 1976.

Funding: Airport funds are budgeted to cover the supplemental agreement.

Clearances: Airport Manager.

CHANGE ORDER

20. Recommend approval of Change Order No. 1 for $200,000 00 for quality control testing for the Piedmont Maintenance Facility.

Contract: Quality Control/Testing - Piedmont Maintenance Facility
Contractor: Law Engineering Testing Company
Date of Award· June 22, 1987

Contract Amount to Date:	$300,000.00
Change Order Number 1·	$200,000.00
New Contract Amount.	$500,000.00

Change Order· This request is due to additional services to be performed by Law Engineering not included in the scope of the original contract:

- additional field supervision and field surveys and reports required because of the large amount of rock encountered in caisson drilling;
- shop inspection of welding, tolerances and member fit-ups required by the firm responsible for structural steel design; and
- unanticipated testing needed in conjunction with the subfloor dewatering system.

Funding· Airline Maintenance Facility, Capital Project Fund (Piedmont Maintenance Facility - 1987 Special Facility Revenue Bonds).

Clearances: Odell Associates, Inc. (architect), Day and Zimmermann, Inc., (project manager) and USAir/Piedmont Airlines concur in this request.

RESOLUTION

21. Recommend adoption of a resolution to amend the resolution establishing the Charlotte Safety Action Committee, together with a Reward Fund.

Establishment of Charlotte Safety Action Committee: On February 8, 1982, City Council adopted a resolution which set up a fund for rewards which could be paid to individuals providing information which resulted in the arrest, indictment, and conviction of a criminal. The resolution also established the Charlotte Safety Action Committee to administer the funds for the Crimestoppers program. The funds are raised privately.

Amendment: While this program has been quite successful, the Safety Action Committee has recognized the need for increased advertising and promotion of the program, to generate both more citizen involvement and increased contributions to the reward fund. This amendment to the resolution authorizes the Charlotte Safety Action Committee to use a portion of the reward fund, not to exceed 10% of monies in the fund, for advertising and promotion of the program.

Clearances: Legal Department.

GRANT ACCEPTANCE

22. Recommend (1) acceptance of a second year grant of $78,078 from the North Carolina Department of Crime Control and Public Safety for Comprehensive Drug Enforcement and (2) adoption of an ordinance appropriating the funds.

On August 22, 1988, City Council approved applying for a grant from the North Carolina Department of Crime Control and Public Safety for second year funding of their comprehensive drug enforcement grant. The grant was approved. This action will accept the grant of $78,078 and appropriate the funds into the appropriate account. The State provides 75% of the grant; the City's match of $19,521 will come from the Police Department's assets forfeiture funds.

The second year of this grant provides:

- Advanced drug enforcement training for Vice and Patrol Officers
- Films and brochures to be used in drug education programs.
- The salary for the Crime Analyst who works with drug statistics.
- The salary for an Assets Forfeiture Specialist who will identify cash and property assets of drug dealers which can be confiscated under federal and state assets forfeiture laws.

GRANT AMENDMENT

23. Recommend authorization to file an amendment to 1987 grants from the Urban Mass Transportation Administration and the North Carolina Department of Transportation to allow for purchase and rehabilitation of 10 "used" articulated buses.

A March 1987 grant from Urban Mass Transportation Administration allowed for the purchase of 10 new articulated buses. At the bid opening, only one manufacturer had bid, and the unit cost was $80,000 higher than available funds.

This grant amendment will allow the City to purchase and refurbish 10 used articulated buses, and purchase related spare components. Cost will be $749,000 less than the original grant. The City's already appropriated 10% share will be reduced from $293,820 to $218,920.

SOURCE OF FUNDING.

UMTA	80%	$1,751,360
NCDOT	10%	218,920
CITY	10%	218,920

The City's 10% will come from 1981 Transit Facility bonds.

Clearances: The City Attorney has approved the application resolution as to form, and the Grant Review committee concurs in this request.

HOUSING CODE ENFORCEMENT

24. A. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 1402 Karendale Drive.

Original Date of Inspection· March 3, 1987
Owner(s) Notified of Hearing: June 1, 1987
Hearing Held. June 29, 1987
Owner(s) Ordered to Repair By: August 14, 1987
Date of Reinspection: March 3, 1988
Owner(s) notified of Hearing· April 21, 1988
Hearing Held: May 12, 1988
Owner(s) Ordered to Repair By· June 23, 1988
Estimated Value of Dwelling: $18,500
Estimated Repair (Which Is Less Than 65% Of Estimated Value): $1,250

The repairs include. installing electrical receptacles, repairing electrical wiring at utility building; repairing interior door hardware; repairing underpinning; repairing foundation piers; painting exterior; painting utility building; installing weather-stripping at front door; replacing rear porch sills; repairing storm doors; repairing porch handrails and repairing utility building.

Funding: Funds for A - G are available and liens will be placed against the properties for costs incurred. A copy of the in rem remedy is attached.

Clearances· Community Development Department.

Attachment No. 11

B. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 412 Jones Street.

Original Date of Inspection: May 14, 1987
Owner(s) Notified of Hearing: May 20, 1987
Hearing Held: June 3, 1987
Owner(s) Ordered to Repair By: July 10, 1987
Date of Reinspection: March 29, 1988
Owner(s) Notified of Hearing: April 14, 1988
Hearing Held: April 25, 1988
Owner(s) Ordered to Repair By. July 1, 1988
Estimated Value of Dwelling· $19,080
Estimated Repair (Which Is Less Than 65% Of Estimated Value)· $2,870

The repairs include: repairing bath & kitchen walls; repairing kitchen floor; repairing light fixtures and wiring at breaker box; repairing interior door hardware; replacing bedroom door; repairing wall cabinets and sink top; replacing base cabinet; painting exterior; repairing screen doors; replacing window screens.

C. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 1523 Hamilton Street.

This is a fire damaged structure which Community Development inspected after receiving notice of fire from the Fire Department.

Date of Inspection: September 10, 1987
Owner(s) Notified of Hearing: April 8, 1988
Hearing Held: April 26, 1988
Owner(s) Ordered to Repair By: June 29, 1988
Estimated Value of Dwelling: $36,200
Estimated Repair (Which Is Less Than 65% Of Estimated Value): $10,681

The repairs include: replacing missing and damaged sheetrock on some walls and ceilings; painting walls and ceilings throughout structure; repairing flooring; installing interior doors; replacing damaged electrical wiring; cleaning plumbing fixtures, replacing heating unit; replacing damaged exterior siding; replacing front door casing; replacing window units; replacing window glass; replacing window and door screens; replacing damaged roof rafters, sheathing, roofing and facia boards; replacing attic insulation; replacing soffit vent; removing trash and debris from property; cutting overgrown yard.

D. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 524 Honeywood Avenue.

Date of Inspection: September 16, 1987
Owner(s) Notified of Hearing: October 8, 1987 (Mail Returned)
Date of Reinspection: January 26, 1988
Owner(s) Notified of Hearing: February 9, 1988
Hearing Held: March 1, 1988
Owner(s) Ordered to Repair By: April 6, 1988
Estimated Value of Dwelling: $27,030
Estimated Repair (Which Is Less Than 65% Of Estimated Value): $1,950

The repairs include: repairing interior walls; replacing lavatory; repairing kitchen and bathroom floors; repairing livingroom carpet; repairing electrical wiring, receptacles and fixtures; replacing water heater; installing weatherstripping at front door; repairing window frames; repairing foundation vents; repairing side steps; cutting overgrown yard; removing debris from dwelling.

E. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 2208 Rozzelles Ferry Road.

Original Date of Inspection· March 10, 1987
Owner(s) Notified of Hearing· March 12, 1987 (Mail Returned)
Date of Reinspection: May 11, 1988
Owner(s) Notified of Hearing: May 13, 1988
Hearing Held· May 23, 1988
Owner(s) Ordered to Repair By· June 30, 1988
Estimated Value of Dwelling: $24,570
Estimated Repair (Which Is Less Than 65% Of Estimated Value): $4,762

The repairs include: replacing missing sheetrock on ceilings & walls; repairing walls & ceilings throughout; painting interior; repairing floors, replacing electrical receptacles & switches, repairing interior doors; repairing commode; repairing furnace; repairing water leak to basement; repairing basement steps; repairing front door; replacing broken window & door glass; replacing window and door screens; replacing kitchen sink; repairing roof leak; removing rubbish from property.

F. Recommend adoption of an ordinance authorizing the use of in rem remedy to correct code violations at 612-14 Woodruff Place.

Date of Inspection: April 28, 1988
Owner(s) Notified of Hearing· April 28, 1988
Hearing Held: May 16, 1988
Owner(s) Ordered to Repair By· June 15, 1988
Estimated Value of Dwelling: $9,910
Estimated Repair (Which Is Less Than 65% Of Estimated Value): $1,865

The repairs include: repairing commode & bath faucet; repairing light fixtures & switches; repairing oil tank stand; repairing interior doors; repairing kitchen countertop & cabinets; replacing exterior wall brick; painting exterior; repairing plumbing; repairing ceiling; replacing window screens; replacing decayed facia & soffit; repairing windows; repairing outbuilding; repairing handrails; and weatherstripping exterior doors.

G. Recommend adoption of an ordinance authorizing the use of in rem remedy to demolish and remove the dwelling located at 218 Lakewood Avenue.

Date of Inspection· May 7, 1987
Owner(s) Notified of Hearing: May 13, 1987
Hearing Held: June 10, 1987
Owner(s) Ordered to Demolish Dwelling By: July 27, 1987
(Extension granted to December 18, 1987)
Estimated Value of Dwelling· $1,090
Estimated Repair (Which Exceeds 65% Of Estimated Value)· $7,922

The repairs include: repairing walls & ceilings; painting interior walls & ceilings; installing toilet and lavatory; replacing decayed & missing floor system; installing heating system; installing water heater and kitchen sink; replacing front and rear door units; repairing windows; replacing roof system; replacing window screens; removing rubbish; cutting overgrown yard.

SURPLUS PROPERTY

25. Recommend that City Council declare the City owned property at 303 East Palmer Street (Tax Code 123-015-04) surplus and advertise for sale.

303 East Palmer Street: This residual parcel was acquired by the City in September, 1953, when Independence Boulevard was widened. It contains approximately 8,363.52 square feet, is level and is zoned I-2. The Planning Commission and Engineering Department recommend that a turnaround area be constructed or require the purchaser to construct a connector between Carson Boulevard and East Palmer Street.

Disposal of residual City-Owned property is in accordance with disposition objectives for FY88-89. By returning this property to private ownership, additional tax revenues are anticipated and the maintenance of this property will be released from the City's responsibility.

Clearances: All City departments have been canvassed with no department expressing an interest in retaining this property for City use. The Planning Commission has reviewed and recommends Mandatory Referral with a stipulation that the portion of the land needed for the turnaround be retained; or the purchaser be required to build a connector road between Carson Boulevard and East Palmer Street. Mandatory referral also recommends that no outdoor advertising signs be erected on the property.

Attachment No. 12

SETTLEMENT

26. Recommend that the City compromise and settle its condemnation action against Wachovia, Mattox, et al., for the total amount of $75,000.00. Tyvola Road Extension, Parcel No. 51. 86-CVS-4486.

Background: On the April 22, 1986 the City condemned a portion of this 29 acre tract located on York Road for the purpose of extending Tyvola Road and putting in place a sanitary sewer and utility easement. The taking resulted in the creation of one small "out parcel" of .075 acres and a remaining parcel of approximately 26 acres. The City initially deposited $11,200.00 as estimated just compensation for the taking of over two acres.

Settlement: The property owners have agreed to a total compensation of $75,000.00 for all takings, plus one-half the normal interest to which they would be entitled. This settlement is recommended for several reasons. The property owners contend that the severence damages are significant since their property has been cut into two pieces. Furthermore, they contend that due to all the recent development in the area (the Coliseum, Billy Graham Parkway, the Airport, Renaissance Park, Belk Stores, etc.) that property values have escalated tremendously over a very short time. They have contended that the value of the property taken plus the damages exceed $250,000.00. Settlement at this point precludes a trial in Superior Court before a jury. In such a trial the City would be responsible for paying all costs including real estate appraisers for both sides.

Funding: General Capital Improvement Fund - Tyvola Road Extension Capital Account.

Clearances: Legal, Real Estate.

TAX REFUND

27. Recommend adoption of a resolution authorizing the refund of certain taxes in the total amount of $1,765.18 which were assessed through clerical error or illegal levy against 26 tax accounts.

UTILITY CONTRACTS

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

These are extension contracts for new development in accordance with the Water/Sewer Extension Policy. All the items below except Item 11, 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. Item 11 is a sewer design agreement. Upon completion of this agreement, a reimbursable extension contract for the construction of the sewer trunk line will be offered to applicant. Utility and Planning Directors recommend approval.

1. Crow Childress Klein #9, to construct 3,137 linear feet of 8-inch water main to serve LakePointe Business Park Phase II, located north of Wilmount Road, west of Billy Graham Parkway and south of Piper Lane, outside the Charlotte City Limits. Estimated Cost - $66,000.00. Water Contract No. 100-87-186.

2. Roberts Development & Construction Company, Inc., to construct 590 linear feet of 8-inch water main, 1,700 linear feet of 6-inch water main and 820 linear feet of 2-inch water main to serve Annecy Phase II Subdivision, located east of Sam Newell Road and north of Independence Boulevard, outside the Charlotte City Limits. Estimated Cost - $55,000.00. Water Contract No. 100-87-215.

3. First Carolina Investors Of Mecklenburg, Inc., to construct 1,890 linear feet of 6-inch water main and 1,680 linear feet of 2-inch water main to serve Tresanton Phase III Subdivision, located north of Park Road, south of Park Crossing Drive and east of Sugar Creek, inside the Charlotte City Limits. Estimated Cost - $56,000.00. Water Contract No. 100-88-082.

4. Waters Construction Company, to construct 1,708 linear feet of 8-inch water main and 1,118 linear feet of 2-inch water main to serve Mallory Manor East, located south of Elizabeth Lane, east of Stanhope Lane and north of Four Mile Creek, outside the Charlotte City Limits. Estimated Cost - $50,000.00. Water Contract No. 100-88-087.

5. Carolina Developers Limited, to construct 1,818 linear feet of 8-inch sanitary sewer main to serve North Hills Commerce Center, Phase II, located east of N.C. Highway 49, south of Neal Drive and north of Orr Road, inside the Charlotte City Limits. Estimated Cost - $63,630.00. Sanitary Sewer Job No. 100-87-686.

6. Goode-Cramer Properties, to construct 3,676 linear feet of 8-inch sanitary sewer main and 6,526 linear feet of 6-inch force main to serve Waterford Point Subdivision, located east of Torrence Chapel Road, west of I-77 and south of Lake Norman, outside the Charlotte City Limits. Estimated Cost - $300,000.00. Sanitary Sewer Job No. 100-88-617.

7. Crosland Land Company, to construct 2,215 linear feet of 8-inch sanitary sewer main and 1,750 linear feet of 4-inch force main to serve Katelyn Moors Subdivision, located east of Prosperity Church Road and south of Johnson Oehler Road, outside the Charlotte City Limits. Estimated Cost - $135,525.00. Sanitary Sewer Job No. 100-88-579.

8. William Trotter Development Company, to construct 1,718 linear feet of 8-inch sanitary sewer main to serve Sardis Plantation Phase V Subdivision, located east of Elizabeth Lane, south of N.C. Highway 51 and west of Courtney Lane, outside the Charlotte City Limits. Estimated Cost - $60,130.00. Sanitary Sewer Job No. 100-88-505.

9 Walsh/Cross Creek Ltd. Partnership, to construct 2,633 linear feet of 21-inch and 2,088 linear feet of 8-inch sanitary sewer main to serve Irving Creek And Cross Creek Apartments, located east of Independence Boulevard and south of Tarlton Road, outside the Charlotte City Limits. Estimated Cost - $236,050.00. Sanitary Sewer Job No. 621-86-066.

10. Caroleen-Henderson Enterprises, Inc., to construct 2,068 linear feet of 8-inch sanitary sewer main to serve Cedarfield Plantation, Phase 5 Subdivision, located north of McIlwaine Road, south of Gilead Road and west of McCoy Road, outside the Charlotte City Limits. Estimated Cost - $72,380.00. Sanitary Sewer Job No. 100-88-619.

11. East West Partners Of North Carolina, to construct 3,300 linear feet of trunk from Cheshunt Subdivision to East West Properties, located at David Cox Road east of N.C. Highway 115 and west of Browne Road, outside the Charlotte City Limits. Estimated Cost - $194,000.00. Sanitary Sewer Job No. 300-88-602.

PROPERTY TRANSACTIONS

29. Recommend approval of the following transactions.

1. Acquisition of 919.78 square feet of right of way plus 610 square feet of construction easement, at 1615 & 1617 Central Avenue, from Edward J Wannamaker and wife, Mary Stuart Wannamaker, for $15,000.00 for Intersection Improvements - Central Avenue at the Plaza. (Option)

This property is zoned B-2 and is currently used as a retail tire store. Improvements include signs, shrubs, concrete parking area.

2. Acquisition of 63,479 square feet (1.457 acres) plus drainage easement of 2,490 square feet, utility easement of 62 feet and construction easement of 75,322 square feet (1.73 ac.), at 10710 Hadlow Court, from Dwight A. Williams and Glady N. Williams, for $17,300.00, for Delta Road Extension - Phase II.

3. Acquisition of 2,049 square feet of right of way plus 8,150 square feet of temporary construction easement, at 5562 Park Road, from Harry E. Bush, Jr., and Robert P. Bush, for $20,500.00, for the Park Road Alignment.

CONDEMNATIONS

4. Recommend adoption of a resolution of condemnation of 1,308 square feet (0.030 acres), at 314 Dixon Street, from Joe Wilson Heirs: Odessa McCarroll and any other parties of record, for $800.00, for Street Improvements - Solomon Street/Dixon Street/ Mill Road.

   Condemnation is recommended by Real Estate and concurred by Legal Department in order for City to get clear title to right of way needed for street improvements.

5. Recommend adoption of a resolution of condemnation of 230 square feet plus 87± square feet for construction easement, at 318 Solomon Street, from Willie B. Ferguson and Alfred C. Walch, Jr. and any other parties of record, for $515.00, for Intersection Improvements - Solomon Street/Dixon Street/Mill Road.

   Condemnation is recommended by Real Estate Division and concurred by Legal Department due to unadministered estates in order for City to get clear title to right of way needed for street improvements.