



AGENDA CITY COUNCIL SPECIAL MEETING

7651 E. Central Park Ave, Bel Aire, KS
September 12, 2023 6:00 PM



I. CALL TO ORDER: Mayor Jim Benage

II. ROLL CALL

Greg Davied ____ Tyler Dehn ____ Emily Hamburg ____
Justin Smith ____ John Welch ____

III. EXECUTIVE SESSION

Action: Motion to go into executive session for the sole purpose of discussing the subject of: attorney-client consultation regarding contractual obligations pursuant to K.S.A. 75-4319(b)(2) for consultation with an attorney for the public body or agency which would be deemed privileged in the attorney-client relationship. Invite the City Manager, City Attorney, and City Engineer. The meeting will be for a period of (____) minutes, and the open meeting will resume in City Council Chambers at (____) p.m.

Motion ____ Second ____ Vote ____

IV. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of a stop order for Woodlawn.

Action: Motion to (approve / deny / table) the stop order for Woodlawn and authorize the Mayor to sign all related documents.

Motion ____ Second ____ Vote ____

B. Consideration of a sewer main replacement on Kreuger. The following bids were received:

<u>Contractor</u>	<u>Total Bid</u>
UMC	\$15,700.00
Nowak	\$14,300.00
Pearsons	No Bid
Dondlinger	No Bid

Action: Motion to (accept / deny / table) bid from _____ in an amount not to exceed \$_____ and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

C. Consideration of sidewalk repairs in Eagle Lake. The following bids were received:

<u>Contractor</u>	<u>Total Bid</u>
Calvin Opp	\$11,794.50
PP&J	\$12,925.00
UMC	\$15,700.00
Nowak	No Bid
Pearsons	No Bid
Dondlinger	No Bid

Action: Motion to (accept / deny / table) bid from _____ in an amount not to exceed \$_____ for sidewalk repair and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

V. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments

A. Request for Special Meeting 9-12-23

Notice

It is possible that sometime between 5:30 and 6:00 PM immediately prior to this meeting, during breaks, and directly after the meeting, a majority of the Governing Body may be present in the Council Chambers or the lobby of City Hall. No one is excluded from these areas during these times. Video of this meeting can be streamed on www.belaireks.gov and on YouTube. Please make sure all cell phones and other electronics are turned off and put away.

City of Bel Aire, Kansas



STAFF REPORT

DATE: September 7, 2023
TO: Ty Lasher, City Manager
FROM: Marty McGee, Public Works Director
RE: 4604 Krueger Sewer line repair

Current Situation:

The sewer line at 4604 Krueger has collapsed and needs repaired. The 8" sewer line is almost completely blocked. Staff recommends repairs need to be made as soon as possible. (map on page 2)

Discussion:

Staff reached out to four contractors requesting bids for sewer repairs at this address. Only two of the contractors responded to our request. Their bids are presented below.

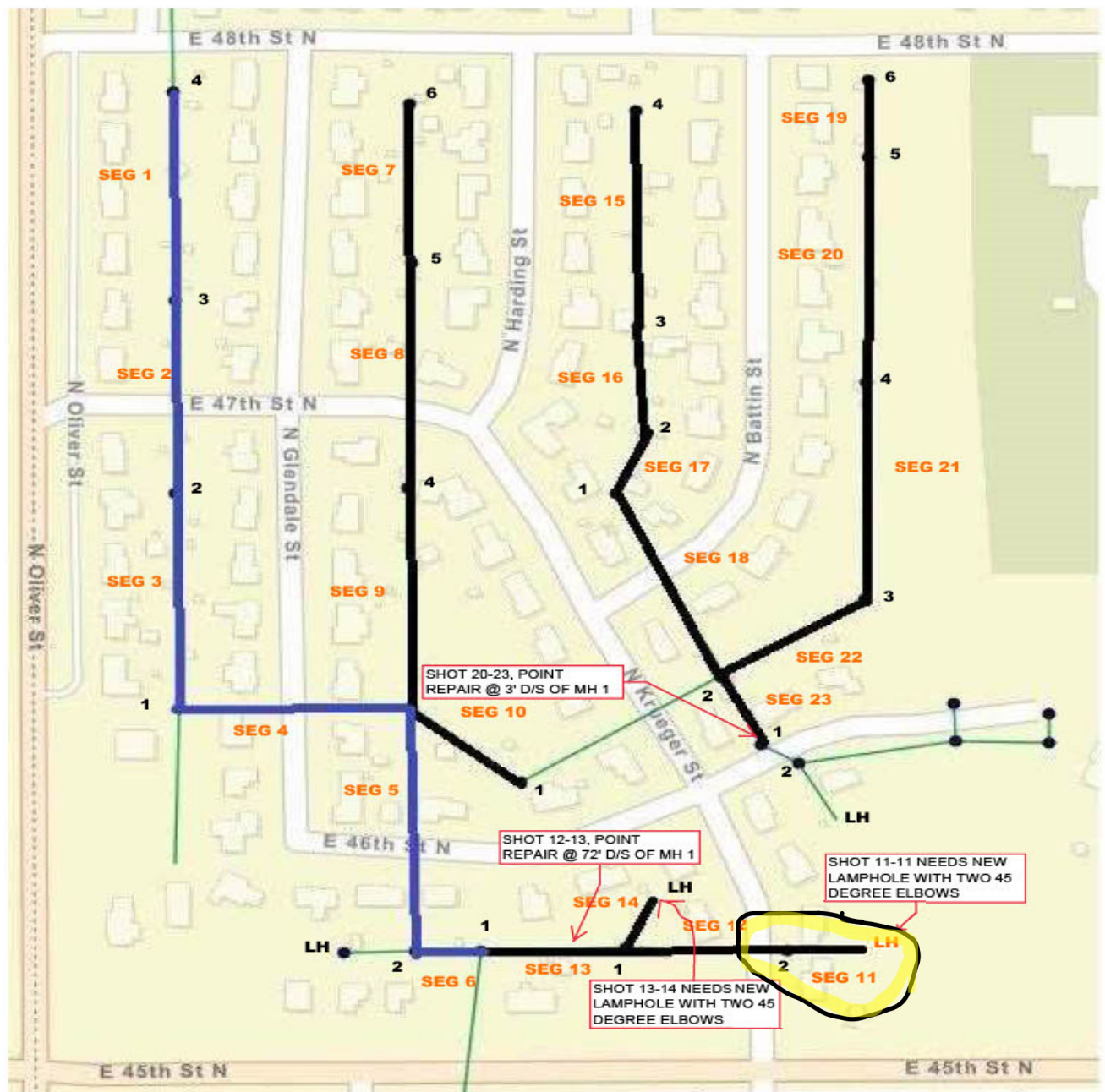
Contractor	Total Bid
UMC	\$15,700.00
Nowak	14,300.00
Pearsons	No Bid
Dondlinger	No Bid

Financials:

The cost of these improvements will be paid for out of the Sewer Budget under Sewer System Improvements line item.

Recommendation:

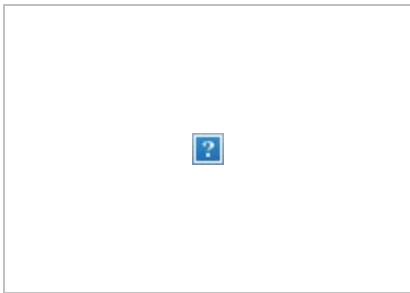
Staff recommends that the City Council accept the bid from Nowak Construction for \$14,300.00.



From: [John Nowak](#)
To: [Marty McGee](#)
Cc: [Nowak Construction - Dave Stareck](#); [John Nowak](#)
Subject: 4604 kruger
Date: Wednesday, September 6, 2023 4:21:51 PM

Marty. Price to replace 20' to 30' of sewer main \$14,300.00 excludes all clearing and restoration. Let me know if you want to proceed with this and I will call locates and have a crew available next week. Thanks John

John Nowak
Vice President



Nowak Construction Company, Inc.
200 South Goddard Road
Goddard, Kansas 67052
O: 316-794-8898
C: 316-655-0790
www.nowakconstruction.com



Date: September 5, 2023

To: City of Bel Aire

Attn: Marty McGee, Public Works Director mmcgee@belaireks.gov

Ref: **Sewer Point Repair at 4604 Krueger**

Utility Maintenance Contractors, LLC (UMC) places our employee's safety as our top priority on every job, every day. Through safe work practices we can continue to ensure our employee's safety and the safety of those around them. We emphasize that production is a result of working safe. UMC will be responsible for providing its employees with all required safety equipment and conducting regular maintenance and inspection of that equipment.

UMC will meet all minimum industry standards for safety related to this work including but not limited to; PPE, confined space, first aid/CPR/AED training, material handling, ventilation and air monitoring. All onsite UMC employees will follow all OWNER established rules, policies and guidelines regarding safety and security.

1. UMC proposes to provide the labor, supervision, material and equipment to complete a sewer point repair at 4604 Krueger
 - a. UMC will call in locates prior to beginning work
 - b. City of Bel Aire to remove and replace fence at 4604 Krueger
 - c. UMC will communicate with Bel Aire Public Works but UMC cannot be held liable for delays caused by homeowners (i.e., equipment/debris in work area, wiped out utilities, etc.)

Item	Description	Qty	U.O.M.	Unit Price	Extended Price
Base	Sewer Point Repairs	1	LS	\$18,890.00	\$18,890.00

1. UMC's proposal includes:
 - a. All safety equipment needed for above work
 - b. OWNER to provide uninterrupted access to the work areas for the duration of the project

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2. UMC's proposal excludes:
- a. All taxes, please provide a tax-exempt certificate or add tax to the proposed price
 - b. Bonding (bid, performance, payment, assurance, statutory)
 - c. Davis Bacon wage rates
 - d. Site Restoration other than rough grading and seeding
 - e. Special insurance, permits and fees
 - f. Traffic control other than cones and work ahead signs
 - g. Groundwater pumping/dewatering
 - h. Remediation, hauling or disposal of any hazardous materials discovered during UMC work
 - i. Providing as-built drawings once work is complete
 - j. Winter weather or any other weather controls
 - k. Night, weekend or overtime hours
 - l. Delays caused by Owner or others may result in standby rates being charged
 - m. Customer scope of work changes
 - n. Liability for work performed by others
 - o. Responsibility for job site access restrictions
 - p. Changes due to actual conditions discovered at the job site
3. UMC's payment requirements:
- a. UMC will honor the above pricing for 30 calendar days from the time submitted:
 - b. Once UMC has submitted billing payment is required within 30 calendar days
 - c. No retainage will be withheld from payments

We appreciate the opportunity to quote this work.



Tim Aelmore
Project Manager

PLEASE SIGN, DATE & RETURN UPON ACCEPTANCE OF THIS PROPOSAL:

OWNER'S REPRESENTATIVE: (print)

OWNER'S REPRESENTATIVE: (signature)

DATE:

City of Bel Aire, Kansas



STAFF REPORT

DATE: September 7, 2023
TO: Ty Lasher, City Manager
FROM: Marty McGee, Public Works Director
RE: Sidewalk Repair

Current Situation:

The Sidewalks around Eagle Lake have several trip hazards. Staff have received numerous complaints in the area and feel this needs to be addressed. (map on page 2)

Discussion:

Staff reached out to four contractors requesting bids for sidewalk repairs at Eagle Lake. Only one of the contractors responded to our request. Their bids are presented below.

Contractor	Total Bid
UMC	\$15,700.00
Nowak	No Bid
Pearsons	No Bid
Dondlinger	No Bid

Financials:

The cost of these improvements will be paid for out of the Capital Improvement Funds.

Recommendation:

Staff recommends that the City Council accept the bid from UMC for \$15,700.00

Date: September 6, 2023

To: City of Bel Aire, KS

Attn: Marty McGee MMcgee@belaireks.gov

Ref: **Replace Sidewalk at Eagle Lake and Colonial Ave. and St. James St. – City of Bel Aire, KS**

Utility Maintenance Contractors, LLC (UMC) places our employee's safety as our top priority on every job, every day. Through safe work practices we can continue to ensure our employee's safety and the safety of those around them. We emphasize that production is a result of working safe. UMC will be responsible for providing its employees with all required safety equipment and conducting regular maintenance and inspection of that equipment.

UMC will meet all minimum industry standards for safety related to this work including but not limited to; PPE, confined space, first aid/CPR/AED training, material handling, ventilation and air monitoring. All onsite UMC employees will follow all OWNER established rules, policies and guidelines regarding safety and security.

1. UMC proposes to provide the labor, supervision, equipment and material to complete the replacement of sidewalk replacement at Eagle Lake and Colonial Ave and St. James St.
 - a. UMC will call in locates prior to beginning work
 - b. UMC will remove and haul off sidewalk
 - c. UMC will grade, form and pour sidewalk using 3,000 PSI concrete
 - d. UMC requires owner to provide uninterrupted access to job sites

Item	Description	Qty	U.O.M.	Unit Price	Extended Price
Base	Remove and Replace Sidewalk at Eagle Lake and Colonial Ave and St. James St.	1	LS	\$15,700.00	\$15,700.00

2. UMC's proposal excludes:

- a. All taxes, please provide a tax-exempt certificate or add tax to the proposed price
- b. Bonding (bid, performance, payment, assurance, statutory)
- c. Davis Bacon wage rates

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- d. Special insurance, permits and fees
 - e. Traffic control other than cones and work ahead signs
 - f. Pavement removal and replacement
 - g. Groundwater pumping/dewatering
 - h. Site clearing or restoration other than rough grading
 - i. Remediation, hauling or disposal of any hazardous materials discovered during UMC work
 - j. Providing as-built drawings once work is complete
 - k. Winter weather or any other weather controls
 - l. Night, weekend or overtime hours
 - m. Delays caused by Owner or others may result in standby rates being charged
 - n. Customer scope of work changes
 - o. Liability for work performed by others
 - p. Responsibility for job site access restrictions
 - q. Changes due to actual conditions discovered at the job site
3. UMC's payment requirements:
- a. UMC will honor the above pricing for 30 calendar days from the time submitted:
 - b. Once UMC has submitted billing payment is required within 30 calendar days
 - c. No retainage will be withheld from payments

We appreciate the opportunity to quote this work.

Tim Aelmore

Tim Aelmore
Project Manager

ACCEPTANCE OF UTILITY MAINTENANCE CONTRACTOR'S PROPOSAL

PLEASE SIGN, DATE & RETURN UPON ACCEPTANCE OF THIS PROPOSAL:

OWNER'S REPRESENTATIVE: (print) _____

OWNER'S REPRESENTATIVE: (signature) _____

DATE: _____

CALVIN OPP CONCRETE, INC.
1375 S. BEBE ST.
WICHITA, KS 67209-2607

Section IV, Item C.

NOT RESPONSIBLE
 FOR SPRINKLER
 DAMAGE

Estimate

		29011	9/11/2023
Name / Address City Of Bel Aire ATTN: Marty McGee 7651 E. Central Park Ave. Bel Aire, KS 67226-7600		Job Name	Sidewalk Repair
		Job Location	Locations @ Eagle Lake
		Customer Phone	316-744-2888
		Customer Alt. Phone	
		Customer Fax	
Business Office Location: 1415 S. Bebe St.	RESIDENTIAL CUSTOMERS: Ask Us About Special Financing With Approved Credit		

Item	Description	Total						
Service	<p>EAGLE LAKE ~ CITY OF BEL AIRE, KS ~ PROPOSAL ON THE FOLLOWING: (22) Areas Of Approximately 1,317 Sq. Ft. Of Sidewalk 17 L.F. Of Curb With Ramp AS PROVIDED BY DRAWING PROVIDED & INSPECTED</p> <p>TOTAL = \$11,794.50 CASH/CHECK PRICE</p> <p>PLEASE PROVIDE PROJECT TAX EXEMPTION CERTIFICATE OBTAINED FROM THE KANSAS DEPT. OF REVENUE PRIOR TO START</p> <p>For Information Or Questions Contact Dustin Huffman</p> <p>Haul Off Old Concrete (Where Necessary); Sand Base Compact; 4" Of 4,000 PSI Concrete; Rebar &/Or Wire Mesh Reinforced; 1/2" Re-Bar Drilled Into Existing Concrete; All Labor & Materials Included. Final Payment Is Due Upon Completion.</p> <p>NOTE: If you should decide you want Opp Concrete to perform the above work on your property, please sign a copy of this estimate and return it to our office.</p> <p>* The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified, and final payment is due upon completion.</p> <p>DATE: _____</p> <p>SIGNATURE: _____</p> <p>NOTE: This Proposal May Be Withdrawn By Us If Not Accepted Within 30 Days</p>	11,794.50						
Thank You	<table><tr><td>Phone #</td><td>Fax #</td></tr><tr><td>316-944-4600</td><td>316-944-4602</td></tr></table>	Phone #	Fax #	316-944-4600	316-944-4602	<table><tr><td>Total</td><td>\$11,794.50</td></tr></table>	Total	\$11,794.50
Phone #	Fax #							
316-944-4600	316-944-4602							
Total	\$11,794.50							



PPJ Construction Inc.
3750 N Old Lawrence Rd.
Wichita, KS. 67219
Tel 316-871 3335
Fax 316 831 0357

Section IV, Item C.

ESTIMATE / CONTRACT

DATE: SEPT 12 2023

Job Location: EAGLE LAKES PARK

ATTN MARTY McGee

Address 7651 E Central Park Bel Aire KS, 67226

Phone _____

CONCEPT	PRICE	DESCRIPTION
MOVILIZATION	\$1,200.00	COST TO MOVE EQUIPMENT AND MATERIAL TO PERFORM THE JOB
SIDEWALK REMOVAL	\$3,050.00	COST TO SAW CUT AND REMOVE ALL AREAS MARKED FOR REPLACEMENT ALONG WITH SECCTIN NOT USED ON THE HALF WAY OF THE WEST SIDE .
CONCRETE SIDEWALK POURING	\$7,475.00	COST TO SET FORMS AND POUR SIDEWALK AS NEED. FINISH MEDIUM BROOM USING 4000 PSI MIX. NO WIRE
RESTAURATION	\$1,200.00	<i>COST TO REMOVE FORMS AND BACKFILL THE DISTURBED AREAS</i>
SUB TOTAL	<u>\$12,925.00</u>	
TAX		
TOTAL	<u>\$12,925.00</u>	

Net due upon receipt of invoice, after 30 days a late fee will be assessed at the maximum Legal rates on all the unpaid invoices. All materials guarantee to be as specified. All work to be performed in a workman like manner according to standard practices. Extra work or material will be charged on top of this proposal and must be written approval from both parties.

SIGNATURE _____

JOSE A SOLIS

ACCEPTANCE:

The above prices, specifications and conditions are satisfactory and are accepted. You are hereby to do the work, as specified. Payments will be made as outlined above.

DATE _____

NAME _____

SIGNATURE _____

COMPANY _____

REQUEST FOR SPECIAL COUNCIL MEETING BEL AIRE, KANSAS

September 12, 2023

TO THE HONORABLE JIM BENAGE,
MAYOR OF THE CITY OF BEL AIRE:

We, the undersigned council members of the City of Bel Aire, Kansas hereby respectfully request you to call a special meeting of the Bel Aire City Council to be held at the Bel Aire City Hall, 7651 E. Central Park Avenue, Bel Aire, Kansas on September 12, 2023 at 6:00 p.m.

For the purpose of:

- A. Executive Session for the sole purpose of discussing the subject of: attorney-client consultation regarding contractual obligations pursuant to K.S.A. 75-4319(b)(2) for consultation with an attorney for the public body or agency which would be deemed privileged in the attorney-client relationship.
- B. Stop work order for Woodlawn Avenue.
- C. Sewer Main repair.
- D. Sidewalk repair.

Greg Davied

Tyler Dehn

Justin Smith

Emily Hamburg

John Welch

I, Jim Benage, Mayor of the City of Bel Aire, Kansas, do hereby call a Special Meeting of the Governing Body of Bel Aire, Kansas to be held at the time and place as specified in the above request.

Jim Benage, Mayor

