Agenda Item

TO: Mayor and City Council

FROM: Mark Gaugh, Director of Utilities/ACM

DATE: October 18, 2010

RE: Architectural Site Planning Agreement Ordinance– George Butler Associates

Issues

The attached Scope of Services outlines work to be done by George Butler Associates in the planning of a phased consolidation of our electric system maintenance operation. Our most urgent need is to obtain sufficient space for the storage of new power poles, along with a properly designed area for transformer storage. Regulations for transformer storage have recently changed, and we are going to need a containment area for our transformers. The containment area is to prevent any oil spillage from the transformers from reaching the environment. Currently, our transformers are stored on an open concrete slab. The regulations vary, depending on the size of operation, and we think the number of transformers that we are required to store will bring us within the containment requirement. Our current pole yard site at Orange Street is not only too small, there are many underground utilities that prevent or limit building expansion or addition. It also is part of the drainage area, handling water from the adjacent street/housing area.

We have identified a potential site in Crossroads Corporate Center on city-owned land. There is approximately 5.5 usable acres on the section east of the water tower. Land to the west is more desirable for commercial or future residential development, so we did not pursue that area. The area on the east side of the water tower is located between the NW Electric substations and the water tower. The entrance to the pole yard would run between the two. In the first phase, we would look at the pole and transformer and materials storage. The materials storage area would contain materials needed during emergencies, such as ice storms and tornados. Therefore, the structure would need to be built to protect those materials so we can get the system up and running as soon as possible, in the event we lose part of the system to these storms. Security will also be a concern and will be addressed in the planning phase of the storage areas. GBA will be asked to do the master planning for the site, taking into account future needs for shop and building footprints.

Recommendation

Staff recommends that the Council approve the proposal from George Butler Associates, Inc. Funds to cover this expense are budgeted in line 7-32-208.

Bill 2010 - 60

AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO AGREEMENT WITH GEORGE BUTLER ASSOCIATES, INCORPORATED FOR PROFESSIONAL ARCHITECTURAL/ENGINEERING SERVICES: SITE PLANNING ELECTRIC SERVICE YARD

WHEREAS, the City of Cameron Electric Utility has evaluated the feasibility of consolidating its pole yard operation; and

WHEREAS, the Staff has requested proposals from qualified firms for site planning; and

WHEREAS, George Butler Associates has submitted a qualified proposal for performing architectural/engineering services for site planning of the pole yard.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI AS FOLLOWS:

Section 1. The Mayor is hereby authorized to sign this ordinance on behalf of the City of Cameron.

Section 2. The City Clerk is hereby directed to attest to the Mayor's signature.

Section 3. The City Manager is hereby authorized to enter into agreement with George Butler Associates, Inc. for master planning services for the Electric Division pole yard.

Section 4. The Director of Utilities is authorized to execute ancillary documents as necessary.

Section 5. This ordinance shall be in full force and effect from and after its passage.

Read two times, passed and approved this 18th day of October 2010.

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Mayor Dennis M. Clark

ATTEST:

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City Clerk