

Mayor and City Council of Cumberland

WORK SESSION

City Hall Council Chambers
57 N. Liberty Street
Cumberland, MD 21502

Tuesday, January 18, 2022
5:00 p.m.

PRESENT: Raymond M. Morriss, President; Council Members: Richard Cioni, Eugene Frazier, Joe George, and Laurie Marchini (Council Member Marchini absent at start of meeting)

ALSO PRESENT: Jeffrey Silka, City Administrator; Marjorie A. Woodring, City Clerk; Ken Tressler, Director of Administrative Services; Robert Smith, City Engineer

I. ENGINEERING DEPARTMENT PROJECT UPDATES

Mr. Smith reviewed all the projects that the Engineering Department is currently working on, and advised the total cost of projects in all stages is \$175M. He also advised that he would highlight the most important projects.

78" Pipeline

- At 99% design mark
- Currently being held up by US Army Corp of Engineers
- Need 408 Permit which allows construction in a flood control
- 2K ft. of the project – 14K overall – Corp is forcing safety assurance review process
- Rep assured design was sound, then staff changeover occurred, with current rep not a fan of the project
- Peer-review process – basically pushes project back another year
- Corp does not want them touching the property – had to do modifications
- 2 years' worth of work; \$1.2M in design work - \$55M project – cost will only increase after a year
- Will appeal to Cardin and Van Hollen – has spoken to staff at Cardin's office to keep them aware of the multiple issues with the Corp
- Alternative is to spend \$100M for a lesser project

Evitts Creek Project

- Currently working with legal counsel
- Promising – should be able to move out on project in next year or so
- Had to break up project into multiple phases due to expense.
- Phase IV – replacing a portion of the pipe from Willowbrook Road to screening facility on Messick Road
- Study shows estimates are half of what was expected
- Will ask MDE to transfer funds from Phase III to Phase IV

Effluent Screen Replacement

- Headworks of the Water Reclamation Facility

- Explanation of the screening process
- Built in 1970s – is antiquated
- Currently going through design – waiting on MDE for permit – then put out to bid
- Estimate was \$750K – now at \$1M
- After bid a decision will be made to hold off or acquire additional funds

Decatur Street

- Majority of materials obtained
- Expecting to move forward with construction in March
- Didn't have pipe, and wanted to wait for freezing weather to end
- No cost time extension for Belt
- Once weather breaks, is a five-month project

South End Water Main – on ARPA List

- Will be asking MDE for both grant and loan dollars
- Two 12-inch water lines that serve South End – installed 1889 & 1899
- 4-inch water mains installed early 1900s
- Maybe make decision to fund without ARPA
- Will replace 4-inch mains with 6-inch mains – ties to another ARPA project
- City has numerous neighborhoods with 4-inch mains that do not serve a hydrant

Water Filtration Plant

- Finished air burst system
- Filter building replacement is next project
- Need to start making plans to either retrofit entire building or replace it entirely with newer technology
- When the time comes, will discuss in Executive Session because it's a legal matter

HVAC Upgrade for Public Safety and City Hall

- Study done a year ago by Schneider Electric regarding energy savings
- Out of that study came the potential for replacing HVAC systems in both buildings
- Have been problems for a while – equipment in City Hall is antiquated and hard to control
- Johnson control system problem at Public Safety – great at installation, poor at service
- Schneider has a program to guarantee return on investment – they will be providing a proposal sometime in March - \$1.3M project
- Opportunity to change windows at City Hall and weatherproof the building

Prisoner Intake Center at Public Safety

- Part of the ARPA request
- Need to figure out how to reconfigure to make safer for officers and prisoners

Carver Community Building

- Needs a lot of work

- Did walkthrough with Water and Central Services last week
- Need to know what is bare minimum area that M&CC wants to operate in the immediate future
- If bringing community into building, have to worry about bathrooms and heating source
- Roof – some issues, nothing major – more concerned with roof over basketball court
- Breezeway between the two structures in poor condition due to no maintenance
- Have to turn power on in building to see what works, but needs inspected first
- Needs investment from some entity – have \$100K grant, but it can't be used for utilities

Mayor Morriss stated that once all the utilities are turned on, there has to be a way to pay for them. He added that one of the Carver Board's first challenges is to raise funds to operate the building.

Mr. Smith discussed ADA compliancy and the elevator in the building. He added that Greg Snyder believes the perpetrators who ransacked the building didn't get into the wiring, but took copper from an old furnace that wasn't used.

Baltimore Street Access Project

- Expecting 2nd round comments addressed this week with re-submission next week
- Engineering staff working on wage rates and updating state specs
- District 6 – addressed all their comments at the local level
- If it goes through State Highway, Federal highway usually doesn't have any issues

Baltimore Street Bridge

- Has been submitted for PS&E
- Can't move forward until real estate certification is complete
- Something for Mayer to sign per last month's Council order should be coming imminently

Cumberland Street Bridge

- County has signed off on cost-share agreement – order on tonight's Agenda
- Waiting for State Highway to say good-to-go with the final engineering – typically one year from advertising for bids from that point
- State Highway is very concerned with the City's bridge issues, and contacts regularly

McMullen Street Bridge

- Plan to fund with State Aid in lieu of Federal
- No structural concerns; not talking about closing it
- Strictly some minor structural items that need to be addressed – if done now, will cost a lot less than if done in five years
- Forms have been submitted – hopefully design process this summer
- \$300K cost estimate
- State Aid funds total \$550K
- Plan to use this for maintenance-type items on the bridges – maintenance work on Valley Street Bridge also, but six years down the road

Marion Street Bridge

- Borrowed money for this project
- Connects Central Avenue with I-68
- Involves shutting down far right lane of I-68 going towards Willowbrook Road, then contractor will patch underneath of it
- Using Sourcewell to execute

Fayette Street Bridge

- Have acquired some engineering dollars from State Highway to get started
- Funding with Transportation Bill approved in December
- Currently no money allocated for construction, but will be forthcoming with this Bill
- Design now – worry about construction dollars later
- City needs to accept ownership of the bridge to make funding happen
- Acquiring right-of-way
- Potential construction maybe in three years

ADA Projects

- Finishing up specs for *South Street ADA project* – last year replaced water line – per Federal requirements, have to go back in and install ADA facilities as well. Will be funding with CDBG funds
- *Queen City Drive ADA project (CDBG)* - to get citizens across Bedford Street Extended – no sidewalk there right now – need to replace 3-4 ADAs and small retaining wall; currently out to bid – bids come back February 9, 2022

Miscellaneous

- *Pole Building with 3 garage door bays for Municipal Service Center* - out to bid – bids come back February 9, 2022

Paving Plan

- Cost share agreement with Columbia Gas approved
- Plans will be executed this summer as Belt Paving can be scheduled
- Belt Paving will give City access to State Contract
- Paving will primarily be focused on South End of City (Humbird St. and Virginia Ave.)
- Will be paving Decatur Street area as soon as that project is wrapped up
- Roughly \$700K in budget for paving
- ADA typically already done in these areas

Discussion

In answer to a question from Council, Mr. Smith advised that the Evitts Creek project is in conflict with CSX, as the sewer line is located in CSX's yard, which is why the City is seeking legal counsel.

Councilwoman Marchini asked about the property acquisition for the Baltimore Street Bridge project. Mr. Smith advised that they had to acquire the right-of-way to allow them to replace

parts of the bridge that currently exist, and explained the easement and retaining wall issue at the Kensington.

Mr. Smith discussed the broadband grant for Baltimore Street, and advised that SHA will administer it and will have a discussion with the City on funding. He stated that he doesn't believe that SHA can fund any more of this project, per the guidelines, but said he will update M&CC. He added though, that if bids come in high, SHA may be able to help out, and stated that he knows Governor Hogan wants the project to happen.

Mr. Smith advised that the Federal Bridge Formula Program has been approved by the President, with guidance still coming out. He explained that basically they are allotting funding over the next couple of years to build bridges throughout the country. He also advised that Maryland has 273 bridges rated in poor condition for which this money has been targeted, and all the bridges that the City owns are in the Federal inventory. He explained more about the amount of funds allocated now as well as over the next five years, and provided what he knew about the language of the program, but said he doesn't know what the stipulations are.

There was discussion on the Fayette water project, and about Columbia Gas replacing some of the sidewalk and now painting numbers. Mr. Smith advised that those are Miss Utility tickets, and the markings are only good for seven days. He added that the City's work involving the water line should all be in the roadway, except if a water meter in the sidewalk needs replaced. He also gave updates on projects that Columbia Gas is working on in the downtown area.

Greg Larry, Cumberland Times-News, inquired about the 78" Pipeline project and the Army Corp of Engineers' issues with it. Mr. Smith advised that they haven't said "no" and they can't really say "no", but stated that the City has to find a way to appease their concerns. He went on to explain the reasons why the Corp is not in agreement with the project.

Mr. Larry inquired if the Cumberland Street Bridge was still on track for 2023. Mr. Smith advised that it takes about a year to get to the bidding stage, and stated that timeline is correct if all goes well. He added that construction for the Baltimore Street Bridge will begin in early fall of this year.

II. PUBLIC MEETING AGENDA REVIEW JANUARY 18, 2022

Mayor Morriss reviewed Presentations, Reports, and Minutes, and called for questions or comments. Mr. Silka reviewed the Resolutions and Consent Agenda:

Resolution R2022-01 - authorizing the issuance and sale of two separate series of General Obligation Bonds known as "Mayor and City Council of Cumberland Drinking Water Bond, Series 2022A" in the original principal amount not to exceed \$1,549,998 and "Mayor and City Council of Cumberland Drinking Water Bond, Series 2022B" in the principal amount not to exceed \$516,666 with proceeds to be applied to the "Decatur Street Waterline Project" and related costs.

Mr. Silka advised that Series 2022A is a non-forgivable loan, and Series 2022B is a forgivable loan.

Resolution R2022-02 - designating the City's Sustainable Community Area as a Sustainable Community, adopting a Sustainable Community Plan, authorizing the submission of an application to the Department of Housing and Community Development to become a designated Sustainable Community, and authorizing the Mayor and City Administrator to execute documents necessary to carry out the intent of these resolutions.

Mr. Silka advised about the comprehensive presentation by Lee Borrer regarding this topic at the last work session, and said this resolution is simply approving the application after the comment period.

Order 26,941 - authorizing a 1-year extension to Burgmeier's Hauling, Inc. Municipal Curbside Solid Waste and Recycling contract (22-18-M) at the new fiscal rate of \$1,264,634.64 for the term July 1, 2022 through June 30, 2023.

Mr. Silka advised that in this economy, 3% is a very fair raise, which syncs with the raise given to the landfill and the one-year extension.

Order 26,942 - approving the sole source purchase of a new John Deere FC20M Flex Wing Rotary Cutter from Deere & Company for use by the Flood Control branch of Public Works in the not-to-exceed amount of \$28,660.50.

Mr. Silka advised that this purchase come in under the \$30K allotted.

Order 26,943 - authorizing the abatement of 2020-2021 taxes in the amount of \$10,853.87, and 2021-2022 taxes in the amount of \$10,236.89 for City-owned property at 600 Bishop Walsh Road (Tax ID #06-050301).

Mr. Silka advised that this is for the cell tower at that location.

Order 26,944 - authorizing the payment of an estimated amount not-to-exceed \$105,842.08 as the City's 20% cost share for final design services through project bidding for the "Replacement of Bridge No. A-C-09 on Cumberland Street over CSXT Railway Project"; bringing the City's new 20% cost share amount, including preliminary engineering services costs, to an estimated \$204,813.07.

Mr. Silka advised that this is the City's 20% share that the County will pay to the State.

Order 26,945 - appointing Justin T. Paulman and Nathan C. Williams to the Historic Preservation Commission for 3-year terms to be effective January 18, 2022 - December 31, 2025.

Mr. Silka advised that both individuals were vetted by M&CC, and Ruth Davis-Rogers, the City's new Historic Preservation Coordinator, confirmed their qualifications to serve on the board.

Mr. Silka also reviewed the letter by Lee Borrer, Senior Community Development Specialist, regarding the 2019 CDBG grant and the 2020 Annual Action Plans available for review.

III. MAYOR AND CITY COUNCIL UPDATES

Councilman Cioni discussed the confusion around the skatepark project, and requested that the conduit between the City and the Skate Park Board be Parks and Recreation, for more clarity. Mr. Silka stated that his only concern is that having a board be a primary contact, is spreading out it spreads out who talks. He advised that if he was the staff contact, it's just a

single point of contact. There was discussion regarding the meeting laws for a board meeting, as opposed to holding a staff meeting, and making sure that Parks and Recreation is kept updated, as well as asking for their input. Mr. Silka stated that once the staff recommendation is rolled out in February, it will go to both bodies and collaboration will then come together. It was noted that Diane Johnson, Director of Parks and Recreation is already on the staff advisory committee.

Councilman Cioni discussed taking Arts Council people through the park and looking at a location for moving the maze from the CPPDA to the park. He advised that they found a spot they liked – the hill above the amphitheater – but cautioned it has a big price tag.

Councilman George advised that he was requested to meet with Ed Taylor and the Cumberland Historic Cemetery Organization and Peggy Keene with the DAR regarding their concern with Heritage Days and wanting to have the festival open to all organizations.

Councilman Frazier advised on the recent HRDC Board meeting, and said they discussed general topics, and said that with Covid, they are trying their best to keep the senior centers open. He also advised that the Salvation Army exceeded their goal over the holidays.

Councilwoman Marchini discussed the Baltimore Street marketing group, and said they have signed a contract with Comcast to create ads to run on the local station, with Dave Romero producing the ads. She advised that the mitigation plan is in really good shape, and will be out soon.

The Councilwoman talked about activities coming up for the annual Groundhog Day celebration at City Hall.

Councilwoman Marchini stated also that they were looking for an intern for the DDC for a summer volunteer position. She also mentioned that they have received grants for marketing, communication, and technology.

Mayor Morriss gave kudos to Robert Smith and his team for the paving work they did on the Merchant's Alley parking lot, and added that the members of the DDC reached out to him to relay their thanks to Mr. Smith as well.

The Mayor advised that he and Councilman George had the Allegany Museum Board meeting last week, and said the museum is doing very well, and said they did a good job of fund raising this year.

The Mayor then discussed the WMSR, and said they are open this winter on Saturdays and Sundays, and said they have already been pre-selling tickets for the fall excursions and for the next Polar Express. He stated that with the coming of the 1309 steam engine this spring, it should be a banner year for the scenic railroad.

The Mayor advised that the CEDC had a meeting last week and said Skylar Dyce was promoted and left, with his replacement being Brian Kurtz. Mayor Morriss also advised that the County has selected Nathan Price, their Senior Project Manager, to fill their seat on the CEDC board for the Messick Road project. He also mentioned that they had a quick discussion with some of the Carver board members to work on creating a vision, and advised that the first real board meeting will probably be a walk-through.

Councilwoman Marchini said that a DHCD grant in the amount of \$150K was received for business owners to get taps for fire and water, and said the CEDC is reaching out to see who is interested.

IV. ADJOURNMENT

With no further business at hand, the meeting adjourned at 6:15 p.m.

Respectfully submitted,

Marjorie A. Woodring
City Clerk

Minutes approved May 17, 2022