

IRDC Committee Meeting
Infrastructure Rehabilitation Development Committee (IRDC)
January 28th, 2016 @ 2:00 PM
Village of Port Byron

Village Hall, 120 S. Main Street.

This is an open meeting, and the public is invited to attend.

AGENDA

1. Call to Order
2. Roll Call/Establishment of quorum/Pledge of Allegiance – Wes, Kevin, Don, Eric, Jared (MSA), Nick (MSA)
3. Official Business

Projects/Topics

1. Water/Sewer Rate Recommendations

- MSA verified that all user accounts are included in the analysis (this was questioned in previous meeting)
- Looked and compared rates to neighboring communities. Port Byron is in the upper 1/3 for water/sewer rates within the neighboring communities.
- Would like MSA to check with Kristie regarding the water account balance and miscellaneous deposit in FY 14/15.
- Kevin and Wes recommended that MSA revise the rate and projected revenue spreadsheet based on the following direction:
 - o Sewer: 10% increase the first year, followed by a 3% annual increase for 4 more years, then a 1.7% annual increase thereafter.
 - o Water: Do not reduce rates the first year (as discussed previously to offset rates), but instead increase water 3% annually for 4 years and then 1.7% annual thereafter.
 - o Committee would like to see how the aforementioned affects the fund balance and the average user cost
- MSA to verify water and sewer fund balances with Kristie

2. CIP and Finances Update

- Discussed future water and sewer projects with Public Works to help gauge how much revenue is required. Upcoming needed projects include water main on Rte. 84 between Cherry Street and Agnes Street. It would also be great if the water main on South Main Street could be replaced. It is likely that TIF will have to fund a portion of these projects.
- Kevin and Wes would like MSA to discuss the TIF account and project financing with Todd W. MSA to schedule meeting with Todd.
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3. Status of Sewer Hookups/Fines

- Wes will be contacting the property owner that has not hooked up yet.

4. Sidewalks

- MSA presented the updated cost estimate for the base project. The project is higher than the original estimate prepared in 2012, then updated in 2014. The increased estimated cost is primarily associated with the following:
 - o The project limits increased due to end locations that elevations will work for future phases.
 - o Complete reconstruction of Cherry Street and Walnut Street to the east (dictated by the DOT).
 - o Additional storm sewer and inlet reconstruction due to item above and DOT requirements.
 - o Increased construction unit pricing that has been observed lately and is expected for 2017 construction.
- Discussed the replacement of the water main replacement between Cherry Street and Taylor Drive, estimated at \$400,000.
- Estimates for the next phases to get the sidewalk to Taylor Street (phases 1A, 1B, 2A, & 2B) were discussed to match the water main replacement limits. The total Village match for the sidewalk and water project(s) is anticipated at \$1.1 million, if the Village does not receive additional funding from the DOT.

- Discussed the potential of additional DOT funding that may be available if the project is approved by September 2016. The DOT indicated that \$290,000 may be available for Port Byron, and a slim chance that the Village could receive the total \$435,000 in the program.
- Wes and Kevin would like MSA to discuss funding of the project with Todd W. to see how much of TIF could be used on the project. They would like to see the sidewalk and water main to be completed from Cherry Street to Taylor Drive. This will be discussed further at the next IRDC Meeting. IRDC is hopeful that this can be presented to the board for decision at the February 15th board meeting.
- IRDC thinks that the retaining walls can be segmental block, since it is cheaper than concrete walls and will save some money.

5. Wednesday Meetings – Wednesday meetings at 2PM are ok with everyone.
6. MSA Comments – Kevin to contact John Chabrian to inform him of the Village's plan to finalize the work at the cemetery this spring.
4. Mayors Comments
5. Gallery Comments – No one present.
6. New Business - Eric discussed the street evaluation and prioritization. He will be further investigating prioritizing, estimating, and budgeting street maintenance and reconstruction projects.
7. Adjournment – 3:40 PM

Next Meeting

February 10th , 2:00 @ Village Hall - Yes Confirmed.