



# City of Madison

City of Madison  
Madison, WI 53703  
[www.cityofmadison.com](http://www.cityofmadison.com)

## Agenda - Amended BOARD OF PUBLIC WORKS

*Consider: Who benefits? Who is burdened?  
Who does not have a voice at the table?  
How can policymakers mitigate unintended consequences?*

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Wednesday, February 26, 2025

4:30 PM

Virtual Meeting

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The City of Madison is holding the Board of Public Works meeting virtually to help protect our community from the Coronavirus (COVID-19) pandemic.

1. Written Comments: You can send comments on agenda items to [boardofpublicworks@cityofmadison.com](mailto:boardofpublicworks@cityofmadison.com)

2. Register for Public Comment:

- Register to speak at the meeting.
- Register to answer questions.
- Register in support or opposition of an agenda item (without speaking).

If you want to speak at this meeting you must register. You can register at <https://www.cityofmadison.com/MeetingRegistration>. When you register to speak, you will be sent an email with the information you will need to join the virtual meeting.

3. Watch the Meeting: If you would like to join the meeting as an observer, please visit <https://www.cityofmadison.com/watchmeetings>.

4. Listen by Phone:

(877) 853-5257 (Toll Free)

Webinar ID: 823 7589 5653

If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below at least three business days prior to the meeting or as soon as possible.

Si usted necesita un intérprete, traductor, materiales en formatos alternativos o cualquier otro tipo de adaptaciones para acceder este servicio, actividad o programa, por favor llame al número de teléfono a continuación al menos tres días hábiles antes de la reunión o tan pronto como le sea posible.

Yog koj xav tau ib tug neeg txhais lus, cov ntaub Ntawv los sis lwm yam uas pab, kev ua los sis koos haum, thov hu rau tus xov tooj ram qab no thiab muab sij hawm li peb hnub los sis sai li sai tau ua ntej qhov kev sib tham.

Please contact Heidi Fleegel of the Engineering Division at (608) 266-4620 or email [boardofpublicworks@cityofmadison.com](mailto:boardofpublicworks@cityofmadison.com).

**CALL TO ORDER/ROLL CALL**

**DISCLOSURES AND RECUSALS**

Members of the body should make any required disclosures or recusals under the City's Ethics Code.

**AGENDA ITEMS**

1. [87287](#) Public Comments for Items not on the Agenda.  
Limited to three (3) minutes.
2. **Consider approving the Minutes of the Board of Public Works Meeting of Wednesday, February 12, 2025.**  
February 12, 2025 <https://madison.legistar.com/Calendar.aspx>
3. [87317](#) Consider a Report of the City Engineer regarding the results of a review of water resources impacts and the necessity of permits for public works construction projects on this agenda and addendum to the agenda.  
**Attachments:** [02\\_26\\_2025BPW.pdf](#)
4. **At this time, a consent agenda will be moved with the recommended action listed for each item EXCEPT:**
  - 1) items which have registrants wishing to speak.
  - 2) items which require an extraordinary (roll call) vote and are not included on the consent agenda by unanimous consent.
  - 3) items which Board Members have separated out for discussion/debate purposes.

Those numbers with an asterisk are consent agenda items.

**CHANGE ORDERS TO PUBLIC WORKS CONTRACTS**

5. [87240](#) Change Order No. 1 to Contract 8712, Lowell Street Assessment District 2024 (District 13), to Speedway Sand & Gravel, Inc., for \$60,347.33. (District 13)  
**Attachments:** [CO1 8712.pdf](#)  
  
REPORT BY ENGINEERING DIVISION  
  
RECOMMEND APPROVAL
6. [87261](#) Change Order No. 6 to Contract 9358, Bartillon Shelter, to Miron Construction Co., Inc., for \$76,550.11, and a completion date of 12/10/25 (40 days). (District 12)  
**Attachments:** [CO 6 to Contract 9358.pdf](#)  
  
REPORT BY ENGINEERING DIVISION  
  
RECOMMEND APPROVAL
7. [87305](#) Change Order No. 18 to Contract 9361, State Street Campus Garage Replacement, to Stevens Construction Corp., for \$120,289.38. (District 2)

**Attachments:** [CO 18 9361.pdf](#)

REPORT BY ENGINEERING DIVISION

RECOMMEND APPROVAL

### ITEMS REFERRED BY THE COMMON COUNCIL

- 8.\* [87266](#) Authorizing the City's execution of a Purchase and Sale Agreement between Femrite Properties LLC and the City of Madison for the disposal of City-owned vacant land located at 4937 Femrite Drive. (District 16)
- Sponsors:** Jael Currie
- Attachments:** [Attachment A - PSA.pdf](#)
- Existing parcel is on the corner of Femrite Dr. and Dairy Dr., primarily fronting on Dairy Dr., and is owned by the Engineering Division. Following construction of Dairy Dr. in 2020, this parcel is no longer needed by the City.
- RECOMMEND TO ADOPT
- 9.\* [87269](#) Authorizing the City's execution of a 5-year lease agreement with Rooted WI, Inc, with one 5-year renewal option, related to 17 community gardens located on City-owned land across the city (District 4, District 6, District 10, District 11, District 12, District 13, District 14, District 15, District 16, District 20).
- Sponsors:** Tag Evers, Marsha A. Rummel, Amani Latimer Burris, Yannette Figueroa Cole, Michael E. Verveer And Regina M. Vidaver
- Attachments:** [10746 Exhibit - Lease.pdf](#)
- New lease is on lands owned by the City and to be used for community gardens, and all locations have existing garden spaces and were previously under lease from 2015-2024. This includes 17 total sites with 15 being in City Parks, 2 on Engineering/Stormwater utility lands/greenways, and 1 on Water Utility property.
- RECOMMEND TO ADOPT
- 10.\* [86997](#) Approving roadway geometry for the Mineral Point Road (Commerce Drive to S. High Point Road) & S. High Point Road (Mineral Point Road to north Greenway Drainage Property) (District 1)
- Sponsors:** John W. Duncan
- Attachments:** [MineralPtRd-OverallExhibit.pdf](#)  
[MineralPtRd-60%Plans.pdf](#)  
[\[public\] Comment for Meeting\\_Wednesday, February 19, 2025.pdf](#)
- Lead agency is Board of Public Works (2/12/25), with additional referral to Transportation Commission (2/12/25).
- Transportation Commission moved to Return to Lead with Recommendation for Common Council to Adopt.
- The Mineral Point Road project consists of reconstructing the concrete pavement and base course from the eastern Beltline Ramps to S. High Point Road. The project will include spot replacements of the existing curb and gutter and sidewalk. Improvements

include safety enhancements at Tree Lane/Big Sky Drive and S. High Point Road intersections.

The existing street widths along Mineral Point Road from Commerce Drive to High Point Road eastbound and westbound are 2 or 3-11' vehicle lanes, 1-11' transit lane, 11' left and right turn lanes, and 1-6' bike lane will remain.

The existing street widths along High Point Road south of Mineral Point Road northbound is 1-10' left turn lane, 1-10' travel/right turn lane, and 1-5' bike lane; the proposed streets widths are 1-11' left turn lane, 1-11' travel/right turn lane, and 1-6' bike lane. The existing street widths along High Point Road south of Mineral Point Road southbound are 1-20' travel lane and 1-5' bike lane; the proposed street widths are 1-11' travel lane, 2' buffer, and 1-6' bike lane.

The shared-use path along the north side of Mineral Point Road will remain as well as the BRT station on the east side of the S. High Point Intersection. The existing lane configuration inbound and outbound along Mineral Point Road and southbound S. High Point Road will remain. The northbound approach to S. High Point Road will change slightly from existing to include a dedicated left turn lane (match existing) as well as a shared left/thru/right lane (new configuration), and a bike lane (match existing).

There are no proposed changes to the existing street widths along High Point Road north of Mineral Point Road northbound or southbound. All lane widths are to the edge of pavement and do not include the gutter.

The pavement will also be replaced on Mineral Point Road from Commerce Drive to the eastern Beltline Ramps and on S. High Point Road from Mineral Point Road to the north Greenway Drainage Property to accommodate a large box culvert installation to address flooding in the area. Pavement replacement outside of the primary reconstruction limits will match existing.

#### RECOMMEND TO ADOPT

- 11.\* [87244](#) Authorizing the Mayor and City Clerk to execute a revised State/Municipal Agreement with the State of Wisconsin Department of Transportation for Project I.D. 5992-10-19/20, for Mineral Point Road (USH 12 to High Point Road) (District 9)

**Sponsors:** Nikki Conklin

#### RECOMMEND TO ADOPT

- 12.\* [87209](#) Authorizing the Mayor and City Clerk to amend and extend an existing competitively selected service contract with Mead and Hunt for architectural and engineering services for the Metro Transit Maintenance Facility (1 S Ingersoll St; formally 1101 E Washington Ave) Facility Upgrade, Phase 3B. (District 6)

**Sponsors:** Marsha A. Rummel

Mead and Hunt has successfully completed design services for prior work on this facility and is familiar with this property and facility. This contract amendment is in the amount of \$606,167 for additional architectural and engineering services at this facility to meet the needs of Metro including: Full LEED Certification, WELL Certification, Full design of the roof, Full design for façade changes to support an art project, a new elevator, a new exterior patio space/landscaping, replacement of failed sanitary piping and a small addition to the maintenance bay.

## RECOMMEND TO ADOPT

**PUBLIC WORKS CONSTRUCTION MANAGEMENT - PRIVATE CONTRACTS**

- 13.\* [87254](#) Accepting parkland improvements constructed by Private Contract for Western Addition to 1000 Oaks, Private Contract No. 9388. (District 1)
- Sponsors:** John W. Duncan And BOARD OF PUBLIC WORKS
- The developer/contractor placed and graded approximately 14,000 cubic yards of imported material and 24,750 square yards of topsoil to achieve desired grades within the park for future installation of park amenities. A portion of the park area was seeded with turfgrass by the contractor. The remaining portion will be seeded with a native seed mix by the City.

## RECOMMEND TO ADOPT

- 14.\* [87255](#) Accepting storm sewer, street, and terrace improvements constructed by Private Contract for 601 W Dayton Street - UW Hockey/Swim, Private Contract No. 2269 (District 4).
- Sponsors:** BOARD OF PUBLIC WORKS
- Attachments:** [601 W Dayton UW Hockey Swim Storm Schedule A Unit Cost.pdf](#)

## RECOMMEND TO ADOPT

- 15.\* [87294](#) Approving plans and specifications for public improvements required to serve the Subdivision known as The Crest At Eagle Trace and authorizing construction to be undertaken by the Developer, Private Contracts 9599, 9600, and 9601 (District 9)
- Sponsors:** BOARD OF PUBLIC WORKS
- Attachments:** [9599 9600 9601 BPW Exhibit.pdf](#)
- Contracts 9599, 9600, and 9601 and the associated plans are for the construction of the public improvements required to serve The Crest At Eagle Trace subdivision. The developer of this subdivision is VH CET, LLC (aka Veridian Homes). Improvements include the construction City standard street, alley, sidewalk, and utility improvements to serve The Crest At Eagle Trace subdivision. Improvements to existing Schewe Road and White Fox Lane are required to provide ingress / egress to the subdivision. As a condition of approval the developer is to construct public sidewalk, terrace, curb and gutter and 10 feet width of pavement on Schewe Road adjacent to the subdivision. Improvements necessary to reconstruct Schewe Road beyond those required by the conditional approval of the subdivision will be reimbursed to the developer by the City.

## RECOMMEND TO ADOPT

- 16.\* [87296](#) Approving plans and specifications for public improvements necessary for the project known as 414 W Washington Avenue and authorizing construction to be undertaken by the Developer, Private Contract No. 9630. (District 4)
- Sponsors:** BOARD OF PUBLIC WORKS
- Attachments:** [9630 BPW Exhibit.pdf](#)
- Contract 9630 and the associated plans are for the construction of the public improvements required to serve the redevelopment of existing property at 413-417 W

Mifflin Street and 416-446 W Washington Avenue by CRG Acquisition, LLC. Public improvements required for the redevelopment include sidewalk, terrace, curb and gutter, pavement, and storm sewer improvements on W Washington Avenue and W Mifflin Street. The developer will also construct private utility service laterals for the redevelopment. Abandoned driveways are to be closed with new curb and gutter and a new private drive apron to provide access to the redevelopment will be constructed on W Mifflin Street. The Developer is to coordinate with City Traffic Engineering and provide temporary streetlighting as needed to facilitate the construction of the redevelopment and protect existing City fiber and conduit facilities within the project area. Any public street terrace tree protection, removals, and plantings are to be completed per approvals from City Forestry.

RECOMMEND TO ADOPT

17.\* [87303](#)

Approving plans and specifications for public improvements necessary for the project known as 6702 Mader Drive and authorizing construction to be undertaken by the Developer, Private Contract No. 9639. (District 7)

**Sponsors:** BOARD OF PUBLIC WORKS

**Attachments:** [9639 BPW Exhibit.pdf](#)

Contract 9639 and the associated plans are for the construction of the public improvements required to serve the private development at 6702 Mader Drive by MAD Grove Two LLC. Public improvements required for the development include a new bus pullout on Maple Grove Drive and sidewalk, terrace, curb and gutter, and street pavement. The developer will also need to resolve conflicts between existing public street lighting and City owned conduit or fiber facilities that may be in conflict with any other public or private improvements. This will likely result in the protection or relocation of existing public street lighting, conduit, or fiber as required by City Traffic Engineering or City IT. Private utility services are to be constructed to serve the development. Any public street terrace tree protection, removals, and plantings are to be completed per approvals from City Forestry.

RECOMMEND TO ADOPT

18.\* [87304](#)

Approving plans and specifications for public improvements necessary for the project known as 2430 E Washington Avenue CSM and authorizing construction to be undertaken by the Developer, Private Contract No. 9632. (District 12)

**Sponsors:** BOARD OF PUBLIC WORKS

**Attachments:** [9632 Exhibit 2430 EWA.pdf](#)

The Developer, Kelly Station, LLC, has been conditionally approved for a one-lot certified survey map (CSM), the demolition of a commercial building, a mixed-use building, and three residential buildings, and the construction a five-story mixed-use building at 2430-2450 East Washington Avenue and 10-16 North Seventh Street. Upon recorded of the CSM, the new address shall be 2430 E Washington Avenue. With the Developer Agreement, the Developer shall be responsible for a Public Sidewalk Easement for and the construction of a minimum five (5)-foot wide sidewalk, eight (8)-foot terrace, and additional one (1) foot for maintenance, where applicable, along the N 7th Street frontage, and a Public Sidewalk Easement for and the construction of a minimum six (6)-foot wide sidewalk, eight (8)-foot terrace, and additional one (1) foot for maintenance, where applicable, along the E Washington Avenue frontage. The City Forester has approved the removal of an 11" Crabapple tree on E Washington Avenue and a 23" Elm tree on N

7th Street. The Developer shall be responsible for planting a full stock of terrace trees adjacent to the project as directed by the City Forester. The Developer shall construct approximately 150 feet of new 12" public storm sewer and 2 public storm manholes on N 7th Street to accommodate the development. A private storm sewer lateral shall connect into a public storm inlet on E Washington Avenue. Private water and sanitary sewer laterals shall connect into public utilities on N 7th Street. The Developer shall be responsible for the construction of a new public sanitary manhole at the lateral connection into the public main. The Developer shall also be responsible for traffic control and all restoration in the public right-of-way.

RECOMMEND TO ADOPT

19.\* [87306](#)

Approving plans and specifications for public improvements necessary for the project known as Madison Yards at Hill Farms - Public Improvements Phase 5 and authorizing construction to be undertaken by the Developer, Private Contract No. 9641. (District 11)

**Sponsors:** BOARD OF PUBLIC WORKS

**Attachments:** [9641 BPW Exhibit.pdf](#)

Contract 9641 and the associated plans are for the construction of the public improvements required to serve the private development of Lot 3 in Madison Yards at Hill Farms by Madison Yards Bock 3, LLC. City Traffic Engineering is requiring the installation of wider public sidewalk on University Avenue adjacent to Lot 3. The developer shall coordinate the design of the proposed sidewalk to protect existing City owned pedestrian crossing and fiber facilities. In the event that the final sidewalk cannot accommodate the current location of the existing pedestrian crossing or fiber facilities the developer shall relocate said facilities as necessary per plans approved by City Traffic Engineering and the City Engineer. Any public street terrace tree protection, removals, and plantings are to be completed per approvals from City Forestry. Note that internal streets (Gardner Rd. & Madison Yards Way) are private streets.

RECOMMEND TO ADOPT

## **PUBLIC WORKS CONSTRUCTION MANAGEMENT - PUBLIC CONTRACTS**

20.\* [87252](#)

Declaring the City of Madison's intention to exercise its police powers establishing the Pflaum Road Resurfacing Assessment District - 2025. (District 15)

**Sponsors:** Dina Nina Martinez-Rutherford

RECOMMEND TO ADOPT

## **RESOLUTIONS APPROVING THE CONSTRUCTION OF PUBLIC WORKS PROJECTS**

21.\* [87226](#)

Approving plans and specifications and authorizing the Board of Public Works to advertise and receive bids for Country Grove Singletrack Trail Improvements 2025. (District 7)

**Sponsors:** BOARD OF PUBLIC WORKS

**Attachments:** [Country Grove Park Singletrack Concept Plan a.pdf](#)

This project will construct a new off road bike optimized singletrack trail at Country Grove Park. The proposed trail will consist of a loop approximately 1.25 miles long constructed

of natural materials. The trail alignment runs in Country Grove Park and the adjacent greenways. The trail will be constructed by a professional trail builder using "lift and tilt" construction techniques to create a sustainable surface. The trail tread will be capped with a chip seal, all weather, surface and natural stone and wood features installed. The total estimated cost of the project is \$330,000

RECOMMEND TO ADOPT

22. [87251](#) Approving plans and specifications and authorizing the Board of Public Works to advertise and receive bids for CIPP 2025 Water Main Rehabilitation. (District 10)

**Sponsors:** Yannette Figueroa Cole

**Attachments:** [CIPP 2025 Project Area.pdf](#)  
[15612 BPW Notes.pdf](#)

This water pipeline rehabilitation project will use a lining technology known as structural cured-in-place pipe (CIPP), a process where a woven fabric tube is saturated with a liquid epoxy resin, pulled through the inside of the deteriorated pipe, and then inflated and cured with hot water or steam to form a new plastic pipe inside the old pipe. The rehabilitated pipes have full structural strength (more than simply a coating or lining inside the old pipe) and are expected to last at least 50 years before additional maintenance needs to be considered. This will be Madison Water Utility's tenth year doing water main rehabilitation contracts in this manner. We have been working with the DNR through these years to develop, evaluate and refine successful specifications for this technology. The total estimated cost of the project is \$1,115,000.

REPORT BY WATER UTILITY

RECOMMEND TO ADOPT

## MISCELLANEOUS

23. **Appeals regarding prequalifications of various contractors to bid on City of Madison Public Works Projects, and contractors applying to be licensed Concrete Layers, Asphalt Pavers, and Mudjackers as approved by the City Engineer, if any.**
24. [87320](#) Updates to Complete Green Streets Guide Pertaining to Trees and Distributed Green Infrastructure (DGI).
- Attachments:** [BPWPresentation\\_CGSGuideReview\\_02262025 \(002\).pdf](#)  
[DRAFT\\_CGSGuideUpdate2025\\_NoMarkUps.pdf](#)  
[DRAFT\\_CGSGuideUpdate2025\\_TrackChanges \(002\).pdf](#)

REPORT BY TRAFFIC ENGINEERING

RECOMMEND TO ADOPT

- 25.\* [87241](#) Subcontractor list for Contract 9583, CCB Remodel - DCR 104 & 108, to Tri-North Builders, Inc., for 65.27%. (District 4)

**Attachments:** [9583Tri-NorthBuildersInc.pdf](#)

RECOMMEND APPROVAL



**APPROVAL OF BIDS OPENED BY CITY ENGINEER**

- 26.\* [87263](#) Awarding Public Works Contract No. 8766, N Franklin and Lynn Terrace Assessment District - 2025 (District 5)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [8766 Bid Opening Tab.pdf](#)  
[8766 award.pdf](#)  
RECOMMEND AWARD TO CAPITOL UNDERGROUND, INC.
- 27.\* [87307](#) Awarding Public Works Contract No. 8789, Annual Construction & Reconstruction of Concrete Sidewalk & Incidental Curb & Gutter Work Ordered (District 20) by the Common Council. (District 20)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [8789BidOpeningTab Feb132025.pdf](#)  
[8789 award.pdf](#)  
RECOMMEND AWARD TO LALONDE CONTRACTORS, INC.
28. [87308](#) Awarding Public Works Contract No. 8790, Annual Horizontal Sawcutting of Concrete Sidewalk & Incidental Work (District 10) - 2025. (District 10)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [8790BidOpeningTab Feb132025.pdf](#)  
[8790 award.pdf](#)  
RECOMMEND AWARD TO MACK CONSTRUCTION LLC.
- 29.\* [87309](#) Awarding Public Works Contract No. 9529, Parks Sun Shelter Installation. (District 1, District 3, District 17)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [9529BidOpeningTab Feb132025.pdf](#)  
[9529 award.pdf](#)  
RECOMMEND AWARD TO GREENER VALLEY LANDSCAPING, INC.
- 30.\* [87314](#) Awarding Public Works Contract No. 9551, Rennebohm Park Sprayground. (District 11)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [9551BidOpeningTab Feb132025.pdf](#)  
[9551 award.pdf](#)  
RECOMMEND AWARD TO PARISI CONSTRUCTION, LLC
- 31.\* [87315](#) Awarding Public Works Contract No. 9621, 2025 Semi-Permanent Epoxy Pavement Markings. (Citywide)  
**Sponsors:** BOARD OF PUBLIC WORKS  
**Attachments:** [9621BidOpeningTab.pdf](#)  
PENDING APPEAL ON NON-RESPONSIVE DETERMINATION; REFER TO 3/12/25 BPW MEETING

**ADDENDUM****ITEMS REFERRED BY THE COMMON COUNCIL**

32. [86851](#) Amending various sections of Chapter 37 of the Madison General Ordinances related to Public Stormwater System, including Erosion Control, to update certain Stormwater Code provisions.

**Sponsors:** Nikki Conklin And John P. Guequierre

**Attachments:** [86851 Body](#)

Lead and only agency is Board of Public Works (2/26/25), Common Council (3/11/25).

REPORT BY ENGINEERING DIVISION

RECOMMEND TO ADOPT

**ADJOURNMENT**