



Watertown City Council
Monday, September 9, 2013
7:00 p.m.

Work Session Agenda

Discussion Items:

1. Ogilvie Site Cleanup – Kenneth A. Mix, Planning and Community Development Coordinator
2. Vending Fees and Permits – Erin E. Gardner, Superintendent of Parks & Recreation and Ann M. Saunders, City Clerk
3. Barben Avenue Sewer Extension – Kurt W. Hauk, City Engineer

September 5, 2013

To: The Honorable Mayor and City Council
From: Kenneth A. Mix, Planning and Community Development Coordinator
Subject: Ogilvie Site Cleanup

On August 5, 2013, the City Council decided to discuss the redevelopment of the Ogilvie Site at its next work session.

The site cleanup will include removal of environmental contaminants and foundation remnants. For the environmental cleanup, the entire site will meet the Department of Environmental Conservation's soil cleanup objectives allowing the construction of single family homes and recreational facilities. However, the plan for the future redevelopment of the site will have an impact on the extent of the foundation removals.

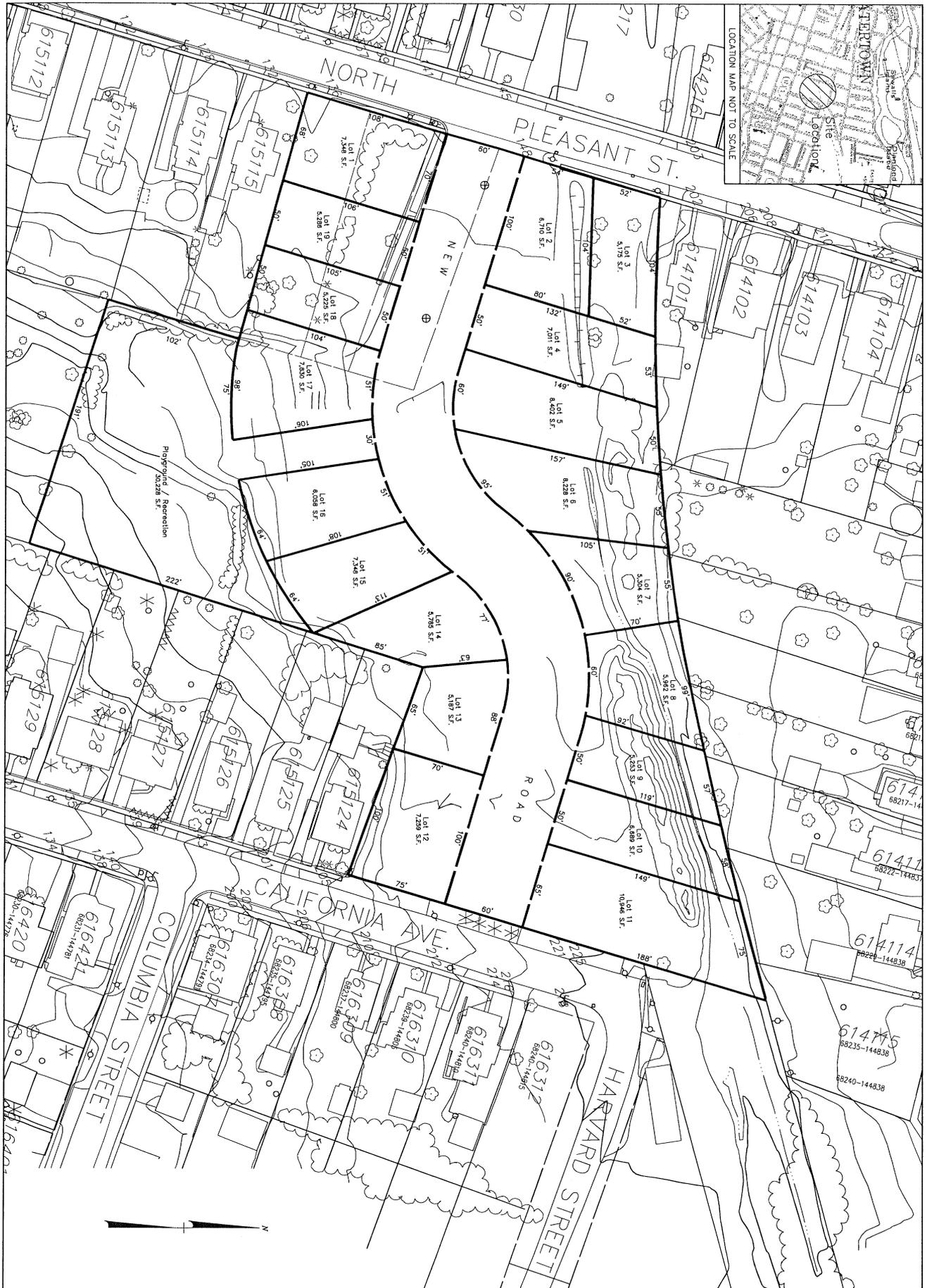
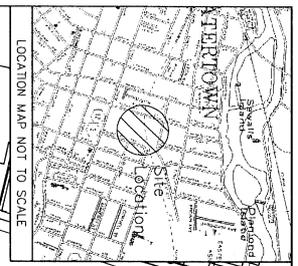
There have been a couple of redevelopment scenarios discussed. One of them included construction of a street with single family homes throughout the site. Another was to build homes on the existing street frontages only. A third scenario would be to leave the entire site as open space.

If any part of the site is not to be built upon, then the foundations do not have to be completely removed. The buildable areas will have the foundations removed to a depth allowing new foundation construction. Foundations can be broken, left in place and covered with topsoil in the unbuildable areas. Debris can also be moved from the buildable areas to the unbuildable areas and covered.

The environmental clean-up has a budget of \$240,000 and the foundation removal has a budget of \$400,000. There is no money budgeted for infrastructure construction.

There are four maps attached to this memo. The first one shows a subdivision with a street through the site, 19 building lots, and a playground/ recreation area. (The first scenario.) The other three maps pertain to the second scenario. One shows where foundations would be completely removed and where they could remain. The other two show possible lot configurations.

Unless there is a desire to use the entire site for recreational purposes, Planning Staff is suggesting that we proceed with the second scenario, because of the potential cost of the first scenario.



Sketch 4

DATE	2010-228
SCALE	1" = 30'
PROJECT	FORMER OLGIVIE SITE
CLIENT	THE BERNIER CARR GROUP
DESIGNED BY	THE BERNIER CARR GROUP
DRAWN BY	THE BERNIER CARR GROUP
CHECKED BY	THE BERNIER CARR GROUP
APPROVED BY	THE BERNIER CARR GROUP

Land Subdivision Sketch Plan
 Former Olgivie Site
 Neighbors of Watertown
 148 North Pleasant Street
 City of Watertown - County of Jefferson - State of New York



THE BERNIER CARR GROUP
 BERNIER, CARR & ASSOCIATES, P.C. • MACH ARCHITECTURE + ENGINEERING, P.C.
 engineers • architects • planners • surveyors • construction managers

DISCLAIMER: THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE BERNIER CARR GROUP AND ARE NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF BERNIER, CARR & ASSOCIATES, P.C. OR MACH ARCHITECTURE + ENGINEERING, P.C. IF IT IS A VIOLATION OF ANY LAW, THE BERNIER CARR GROUP AND MACH ARCHITECTURE + ENGINEERING, P.C. SHALL NOT BE LIABLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THESE PLANS AND SPECIFICATIONS. THE BERNIER CARR GROUP AND MACH ARCHITECTURE + ENGINEERING, P.C. SHALL NOT BE LIABLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THESE PLANS AND SPECIFICATIONS. THE BERNIER CARR GROUP AND MACH ARCHITECTURE + ENGINEERING, P.C. SHALL NOT BE LIABLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THESE PLANS AND SPECIFICATIONS. THE BERNIER CARR GROUP AND MACH ARCHITECTURE + ENGINEERING, P.C. SHALL NOT BE LIABLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THESE PLANS AND SPECIFICATIONS.



Legend

- Buildable (Foundations Removed)
- Un-Buildable (Foundations Remain)

Map Number:				
13-02				
sht 1				
Revision:	Description of Revision:	Date:	By:	

Project:	Ogilvie Site
Title:	Foundation Remnant Clean-Up



CITY OF WATERTOWN, NEW YORK
INFORMATION TECHNOLOGY
 ROOM 204, MUNICIPAL BUILDING
 245 WASHINGTON STREET
 WATERTOWN, NEW YORK 13601
 TEL: (315) 785-7794

Project: Ogilvie Site	
Designed By: K.Mix & A.Nichols	
Drawn By: J.Carlsion	Approved By:
Date: 7/31/2013	Date:
Scale: 1 inch = 75 feet	
Title: Foundation Remnant Clean-Up	



Legend

- Recreational Area
- Residential Lot

Map Number:				
13-02				
sht 2				
Revision:	Description of Revision:	Date:	By:	

Project:	Ogilvie Site
Title:	Re-Development Scenario



CITY OF WATERTOWN, NEW YORK
INFORMATION TECHNOLOGY
 ROOM 204, MUNICIPAL BUILDING
 245 WASHINGTON STREET
 WATERTOWN, NEW YORK 13601
 TEL: (315) 785-7794

Project:	Ogilvie Site
Designed By:	K.Mix & A.Nichols
Drawn By:	J.Carlsion
Date:	7/31/2013
Scale:	1 inch = 75 feet
Title:	Re-Development Scenario

Ogilvie Project Site



Tabled

September 6, 2013

To: The Honorable Mayor and City Council
From: Elliott B. Nelson, Confidential Assistant to the City Manager
Subject: Vending Fees

The attached ordinance regarding the creation of a \$50 daily vending permit for City parks was tabled at the Regular Meeting on August 19. At that time, City Council requested that this issue appear on the agenda for the September Work Session.

ORDINANCE

Page 1 of 1

Amending City Municipal Code
§ A320-4

Council Member BURNS, Roxanne M.
 Council Member BUTLER, Joseph M. Jr.
 Council Member MACALUSO, Teresa R.
 Council Member SMITH, Jeffrey M.
 Mayor GRAHAM, Jeffrey E.

YEA	NAY

Total

Introduced by

Council Member Teresa R. Macaluso

BE IT ORDAINED that Section A320-4, Schedule of Fees, of the City Code of the City of Watertown is hereby amended by adding the following paragraph:

§ A320-4. Schedule of fees.

C. Miscellaneous Parks and Recreation Fees: Various Parks and Recreation fees shall be established and enforced as follows. Nothing in this section shall prohibit the City from entering into an agreement for the use of the Municipal Arena, at rates other than the rates described below. However, any such agreement shall require the approval of the City Council.

(22) Event promoters of concerts or performances shall be charged a fee of \$250, per vendor, per day for the right to allow concessions at their event. All other user groups shall be charged \$50 per vendor, per day for the right to allow concessions at their event. This provision applies to the following locations: Thompson Park, Marble Fields, Kostyk Fields, and North Side Athletic Fields.

Seconded by Council Member Joseph M. Butler Jr.



1869

CITY OF WATERTOWN
ENGINEERING DEPARTMENT
MEMORANDUM

DATE: 16 May, 2012

TO: John Krol, City Manager

FROM: Kurt Hauk, City Engineer

SUBJECT: Barben Avenue Sewer Extension

At Council's request I have prepared a pre-design rough order of magnitude (ROM) estimate for an extension of the sewer main on Barben Avenue from Marra Drive east to approximately the center of the lot at 285 Barben Ave.

The project would entail the installation approximately 260 LF of an 8" main that would connect to an existing manhole at the Western Outfall Trunk Sewer. This will likely have to be an "outside drop" manhole configuration.

The estimate to construct the work is approximately \$52,000 assuming a contractor installs the main and the engineering work is completed in the Engineering Office.

Should this main be installed, the property owners located at 282, 285 and 286 Barben Avenue will be required by code to connect to the new sewer. They will need to install a service from their home to the margin line where it will connect with the portion of the service installed by the contractor. In addition to the cost of the service, property owners may have additional costs associated with reconfiguring their internal plumbing to accommodate the sanitary service to the street versus a septic system which normally drains to the rear of the building.

Cc. Gene Hayes, Superintendent of Public Works
Ken Mix, Planning and Community Development Coordinator
Jim Mills, City Comptroller

Barben Ave. Sewer Extension



— 8" Sewer Extension



★ Parcels Requiring Sewer Tie-in