City of Lake Geneva, 626 Geneva St, Lake Geneva, WI 53147- 262.248.3673- www.cityoflakegeneva.com

CITY OF LAKE GENEVA SPECIAL COMMON COUNCIL
THURSDAY, APRIL 1, 2021 6:00 P.M.
LAKE GENEVA CITY HALL; COUNCIL CHAMBERS (MAIN LEVEL)

Members:
Mayor Charlene Klein, Council President, Rich Hedlund, Council Vice President, John Halverson,
Alderpersons: Tim Dunn, Mary Jo Fesenmaier, Cindy Flower, Ken Howell, Shari Straube, and Joan Yunker

THE CITY OF LAKE GENEVA IS HOLDING ALL MEETINGS VIRTUALLY AS WELL AS IN PERSON TO HELP PROTECT OUR COMMUNITY FROM THE CORONAVIRUS (COVID-19) PANDEMIC. IN-PERSON ATTENDANCE WILL BE LIMITED TO NO MORE THAN THIRTEEN PEOPLE, ON A FIRST COME FIRST SERVED BASIS. IF YOU WISH TO LISTEN OR WATCH THE MEETING YOU MAY DO SO BY USING THE FOLLOWING:

1. Links to the City of Lake Geneva's live video stream can be found at www.cityoflakegeneva.com/video
2. Television: Watch live broadcast of the meeting on Spectrum Cable Channel 25
3. Listen to audio via phone: (602) 333-2017 (Long distance rates may apply) (888) 204-5987 (Toll Free) **Access Code:** 9746153
4. You can provide public comment on agenda items by appearing in person or by emailing your comments to the Clerk at cityclerk@cityoflakegeneva.com or you may deliver your written comments to the City of Lake Geneva City Hall, 626 Geneva Street, Lake Geneva, WI 53147. All written comments must be provided to the Clerk by 5:00 P.M. on the date of the meeting. All written comments will be read aloud during the agenda item when public comments are allowed during the meeting.

AGENDA- AMENDED

1. Mayor Klein call the meeting to order

2. Roll Call

3. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to 5 minutes

4. Discussion/Action regarding **Resolution 21-R23** a resolution extending the Family First Coronavirus Response Act (FFCRA) through May 31, 2021

5. Discussion/Possible Action regarding the approval of costs associated with design changes for the Riviera project and Change Order #5

6. Discussion/Possible Action regarding proposed drapery purchase for the Riviera Ballroom

7. Adjourn

Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the City Clerk's office in advance so the appropriate accommodations can be made.

RESOLUTION OF THE COMMON COUNCIL			
Resolution extending the Family First Coronavirus Response Act (FFCRA) through May 31, 2021			
Committee:	N/A		
Fiscal Impact:	N/A		
File Number:	**21-R23**	**Date:**	April 1, 2021

WHEREAS, the COVID-19 Pandemic has impacted the nation's workforce, and

WHEREAS, Congress had enacted, and the president signed the bill known as Family First Coronavirus Response Act (FFCRA) expanding coverage of the Family Medical Leave Act effective April 1, 2020, and

WHEREAS, the Family First Coronavirus Response Act (FFCRA) expired on December 31, 2020, and

WHEREAS, the Federal Government has given employers the option to extend the Family First Coronavirus Act (FFCRA) for their employees and that City of Lake Geneva employees may need additional assistance in regards to this virus, and

WHEREAS, the City of Lake Geneva has developed internal controls and an internal policy to identify assistance for those City employees who may come in contact with confirmed COVID-19, contract COVID-19, may need to care for a COVID-19 positive dependent, or may need to care for a dependent due to lack of available childcare in regards to COVID-19, and

WHEREAS, the benefits outlined in the internal policy shall be effective, retroactively on January 1, 2021,

NOW, THEREFORE, BE IT RESOLVED, that the term for the Family First Coronavirus Response Act be extended through May 31, 2021.

Granted by action of the Common Council of the City of Lake Geneva this 1st day of April, 2021.

Council Action: ☐ **Adopted** ☐ **Failed** **Vote** _____

Mayoral Action: ☐ **Accept** ☐ **Veto**

_____

Charlene Klein, Mayor Date

Attest:

_____

Lana Kropf, City Clerk Date

March 31, 2021

MSI GENERAL
Design Build
Since 1957

Mr. Dave Nord
The Riviera
812 Wrigley Drive
Lake Geneva, WI 53147

RE: Riviera Phase II
MSI General Project #4453A
Trench Drain expansion and upsized piping

Dave:

Pursuant to multiple design change requests, we are writing this letter to provide you with pricing associated with those requests.

1. We propose to provide and install the expanded trench drain, for the sum of, tax included, Twenty Three Thousand Three Hundred Seventy Two Dollars ($23,372)
    - Please note if the City wishes to upsize or replace the piping outfall from the trench drain additional cost will be incurred.
2. We propose to provide and install the 37 interchangeable core cylinders and 4 deadlocks for the City keying system for the sum of, tax included, Four Thousand Five Hundred Seventy Five Dollars ($4,575)
3. We propose to provide and install a plaster exterior system to the underside of the 4 pavilion ceilings to accommodate the insulation of the plumbing systems above those ceilings for the sum of, tax included, Sixteen Thousand Two Hundred Ninety Three Dollars ($16,293).
4. We propose to provide and install additional plaster in those areas where the City chose to remove the planned glazed block per Plan Revision #5 for the sum of, tax included, Four Thousand Five Hundred Dollars ($4,500).
5. We propose to provide and install stainless steel countertops at the concession areas for the sum of, tax included, Fourteen Thousand Six Hundred Seventy Nine Dollars ($14,679).

Yes ☐ No ☐

To incorporate this additional scope of work in the current improvement cycle (Phase II) approval needs to be received on or before March 31, 2021. Please indicate your acceptance or decline by signing and dating in the spaces provided above and below. Acceptance acknowledges a change to the original contract sum and will appear as approved on the next Owner requested Change Order.

MSI General
Corporation
P.O. Box 7
Oconomowoc
Wisconsin
53066
262.367.3661
Fax 262.367.7390
www.msigeneral.com

Sincerely,
MSI GENERAL COPORATION

Jay J. Craig
Vice President – Senior Project Executive

JJC:kf

c: Stu LaRose
Dave Luterbach

ACCEPTANCE:

BY:_____DATE:_____

DECLINE:

BY:_____DATE:_____

Proposed Owner Change Order #5

3/31/21

MSI General Corporation
PO Box 7
Oconomowoc, WI 53066

Job #4453A Riviera Phase 2

Pricing for the proposed revisions are listed below. This information is for informational purposes only. The proposed revisions are not approved and will not be implemented in the field until an Owner Change Order has been signed.

				Approved	Rejected
26	**Upgrades to Scope of Trench Drain**				
	Works Plumbing - 60' of SS, 2 Catch Basins, 2 Cleanouts	$25,075	$28,586		
	Works Plumbing - 20' of Trench Drain Per Base	($4,573)	($5,213)		
	Project Requirements	$0	$0		
	Grand Total:		**$23,372**		
28	**Upgrade Cores for Locksets to City of Lake Geneva Stand.**				
	Builders Hardware - 37 Cores and 4 Deadlocks	$4,013	$4,575		
	Project Requirements	$0	$0		
	Grand Total:		**$4,575**		
29	**Install Plaster System Below the Four Pavilions**				
	Applewood Drywall and Plaster	$14,292	$16,293		
	Project Requirements	$0	$0		
	Grand Total:		**$16,293**		
30	**Plaster for Walls Where Glazed Tile Removed**				
	Applewood Plastering	$3,947	$4,500		
	Project Requirements	$0	$0		
	Grand Total:		**$4,500**		
31	**Stainless Steel Countertops and Cap at Concessions**				
	DUWE Metals	$12,876	$14,679		
	Project Requirements	$0	$0		
	Grand Total:		**$14,679**		
32	**Credits and Savings**				
	Shot Crete Buyout ($53,360 - $44,133)	($9,227)	($10,519)		
	Savings From Project Requirements	($24,750)	($28,215)		
	Project Requirements	$0	$0		
	Grand Total:		**($38,734)**		

Original Contract Amount	**$0**	**$0**
Change Order #1	**$0**	**$4,041,799**
Change Order #2	**$0**	**$83,586**
Change Order #3	**$0**	**$274,816**
Change Order #4	**$0**	**($333)**
Change Order #5	**$0**	**$24,684**
Change Order #6	**$0**	**$0**
Change Order #7	**$0**	**$0**
New Contract Grand Total		**$4,424,553**

Authorization by:

_____ date: _____

Project Name - Owner or Owners Representative

_____ date: _____

MSI General Corporation - Name

CITY OF LAKE GENEVA
CURRENT STATUS OF MSI CONTRACT
3/31/2021

Original Contract - Change Order #1	$ 4,041,799.00	
Owner Change Order #2	$ 83,586.00	approved
Owner Change Order #3	$ 274,816.00	approved
Owner Change Order #4	$ (5,092.00)	approved
Proposed Owner Change Order #5	$ 63,419.00	
	$ 4,458,528.00	
Total Change Orders Approved or Proposed	$ 416,729.00	10.31%

Original Contract	$ 4,041,799.00
15% of Original Contract*	$ 606,269.85
Maximum Allowed	$ 4,648,068.85

*Source WI State Statutes 62.15 1 (c)

Riviera Phase 2 - Interior Alterations & MEP Work

Proposal Comparison Analysis - Draperies

March 30, 2021

Description		Fabricut	DL, LLC	Int. Con. Des.
				Miceli
Base Bid Amount		See Below	$ 28,118.00	$ 39,537.01
Bid Recd on Time		X	X	X
References/Qualifications			INCL	INCL
Included in Proposal:				
Mobilization		X	INCL	X
Work with City Staff		X	INCL	X
Scope - 2nd Floor Ballroom Windows				
East Elevation - 73' x 7'-5"+		INCL	INCL	INCL
West Elevation - 73' x 7'-5" +		INCL	INCL	INCL
North Elevation - (2) - 14'-8" x 7'-5" +		INCL	INCL	INCL
North (Bet. Doors) - (2) - 1'-8" x 7'-5" +		INCL	INCL	Excl
South Elevation - (2) - 8'-3" x 7'-5" +		INCL	INCL	INCL
South Elevation - (1) - 21'-1" x 7'-5" +		INCL	INCL	INCL
(+) - Vert. Dimens. Of Windows not		12"	12"	8'-4" (11")
including header, bottom, etc.				
Draperies - Ripplefold Sheer Drapery*		$ 5,734.00	INCL	INCL
Draperies - Ripplefold Blackout Drapery		$ 14,481.50	INCL	INCL
Draperies - Ripplefold Drapery**		Honey	INCL	INCL
Fabric Per NFPA 701 - Fire/Flame Spread		INCL	INCL	INCL
Fabric Per ASTM-E84 Burn Characteristics		INCL	INCL	INCL
Hardware		$ 2,687.00	INCL	INCL
Field Measure of Openings		$ 1,500.00	$ 200.00	$ 15,000.28
Fabrication of Draperies		INCL	INCL	INCL
Installation of Draperies		$ 4,000.00	$ 1,117.00	INCL
Cost for 2nd Trip to Install Fabric if nec.				
Submittals - Product Data		INCL	INCL	INCL
Shop Drawings		INCL	?	INCL
Samples		INCL	INCL	INCL
Manuf. Installation Instr.		INCL	INCL	INCL

Warranty		1 Yr Work.	1 Yr Work.	1 Yr Work.
Size of Pocket Needed - East and West		8"	6" - 8"	12"
Size of Pocket Needed-North and South		8"	6" - 8"	?
Tax Exempt (Excluded tax)		EXCL	EXCL	EXCL
Schedule Availability		Selection?	SELECTION?	4-6 WKS
Excluded From Proposal:				
		Freight	Freight	Frt INCL
			Steaming	
Adjusted Bid Amount		$ 28,402.50	$ 29,435.00	$ 54,537.29
Alternate Bid #1 - Concourse - Straw		$ (7,159.00)		$ (14,083.30)
Alternate Bid #2 - Natilie - L - Midas		$ (4,615.00)		
Alternate Bid #3		Concrs/straw		P/Kaufmann
		Natili/Midas		
Unit Price Bid #1 - Additional Trip		$ 1,400.00	$ 90.00	
Unit Price Bid #2				
(*) Sheer Spec as approved is	Fabricut	La Serena	FR - One	Swan
(**) Fabric Spec as approved is	Fabricut	Unique	FR - One	Honey

MSI General Corporation
PO Box 7
Oconomowoc, WI 53066

Proposed Owner Change Order #2

1/28/21

Job #4453A Riviera Phase 2

Pricing for the proposed revisions are listed below. This information is for informational purposes only. The proposed revisions are not approved and will not be implemented in the field until an Owner Change Order has been signed.

				Approved	Rejected
2	**Separate Minimal Services to Each Tenant Space**				
	Joe DeBelak - Sanitary - 8 - 3" stubs plus sawcut/pourback	$6,362	$7,253		
	Joe DeBelak - Water - 7 - Valve Stubs, 1" CPVC Pipe/Fittings	$7,700	$8,778		
	Joe DeBelak - Vent - PVC Vent Pipe, Coring, Firestops	$5,397	$6,153		
	Giraffe Electric - 100 amp Panel; 125 amp - 3 ph for Concess.	$13,560	$15,458		
	Project Requirements	$0	$0		
	Grand Total:		**$37,642**	✓	
3	**Two (2) Foot Wash Stations Northwest of Entrance**				
	Joe DeBelak - Plumbing for Two (2) Footwash Stations	$7,661	$8,734		
	Hassinger - Concrete Patching Allowance - Handle with Site	$0	$0		
	Asphalt Patching Allowance - Handle with Site Work	$0	$0		
	Project Requirements	$0	$0		
	Grand Total:		**$8,734**	✓	
4	**Plumbing - Needed Upgrades for Future Operations**				
	Replace Hot Water Softener with Whole Building Softener	$17,701	$20,179		
	Replace and Upsize Grease Interceptor - Up to 125 Gallon	$7,891	$8,996		
	Repipe/Replace Kitchen Waste Piping/Redirect DW & Sinks	$5,620	$6,407		
	Demo/Cap/Abandon 5 Interior Hose Bibs per DPW	$694	$791		
	Project Requirements	$0	$0		
	Grand Total:		**$36,373**	✓	
5	**HVAC Changes/Upgrades For Future Operations**				
	Vestibule 100 - 2 Air Curtains; 2 Radiant Ceiling Panels	$14,395	$16,410		
	Gas Main Change - New Meter Location, New Gas Main	$3,248	$3,703		
	Exhaust Fans - Elevator, AV Room, Projector Enclosure	$3,707	$4,226		
	Ceiling Cassette Units - Add Outside Air, Add Break Metal	$10,971	$12,507		
	Boiler - Increase Size for Heat Below 4 Pavilions;	$18,931	$21,581		
	Vent Boiler Thru Chimney vs. Side Wall	$6,198	$7,066		
	Omit Air Conditioning in Concourse	($10,000)	($11,400)		
	Giraffe Electric - Wiring for Above and 2nd Floor Ballroom Pnl	$34,760	$39,626		
	Project Requirements	$0	$0		
	Grand Total:		**$93,719**	✓	
6	**Omit the Balcony Stair Replacement**				
	Badger Railing - Omit the Balcony Stair Replacement	($40,000)	($45,600)		
	CertaPro - Still Refresh the Paint on the Existing Stair	$0	$0		
	Project Requirements	$0	$0		
	Grand Total:		**($45,600)**	✓	
7	**Omit the Motorized Shades in the Ballroom**				
	BSI - Cancel Contract for Motorized Shades	($45,195)	($51,522)		
	Giraffe Electric - Credit for the Wiring of the Motorized Shades	($14,000)	($15,960)		
	Project Requirements	$0	$0		
	Grand Total:		**($67,482)**	✓	