



**SERVICE COMMITTEE - MEL CLEMENS
MONDAY OCTOBER 24, 2016**

COMMITTEE MEETING: 7:30 PM

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

President: DOUG JOSEPH

Ward Members: Ward I – Stephen M. Cicak
Ward II – Brett Luzader
Ward III – Marshall Spalding
Ward IV - Mel Clemens

At Large Members: Barth R. Cotner
Chris Long
Dan Skinner, Esq.

COMMITTEES:

Community Development: Chmn Skinner, Spalding, Cicak, Luzader
Safety: Chmn Long, Cicak, Luzader, Spalding
Service: Chmn Clemens, Luzader, Spalding, Cicak
Finance: Chmn Cotner, Long, Clemens, Skinner

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Agenda is subject to amendment by Committee/Council at the time of the meeting.

All meetings of the Council shall be held in accordance with the general laws of Ohio pertaining to requirements for open meetings of public bodies.

If you wish to speak before City Council concerning a specific topic on the agenda, or about a specific topic not on the agenda, please complete a “Speaker Form” and give to the Clerk of Council. Forms are located in the wooden box on one of the bench seats in the atrium. Copies of the Rules of Discussion are available next to the wooden box.

*April Beggerow
Clerk of Council*

1. Call to Order
 2. Approval of Agenda
 3. Approval of Minutes
 - a. Service Committee – Committee Meeting – October 10, 2016
 4. Discussion
 - a. ORDINANCE ACCEPTING AN UNRECORDED DEED OF EASEMENT (1.050 Acre Sanitary Sewer Easement) FROM REYNOLDSBURG ONE LLC.
 - *b. ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH NEW WORLD FOR THE PURCHASE OF MYCOMMUNITY SUITE SOFTWARE AND RELATED SERVICES AND APPROPRIATING THE FUNDS THEREFORE. (First Reading 10/10/2016).
 - *c. ORDINANCE AUTHORIZING MAYOR TO ENTER INTO CONTRACT WITH EMH&T FOR THE ENGINEERING, PLANS, AND PREPARE BID DOCUMENTS FOR THE 2017 STREET PROGRAM, APPROPRIATING FUNDS THEREFORE, AND DECLARING AN EMERGENCY. (First Reading 10/10/2016).
 - *d. ORDINANCE AUTHORIZING MAYOR TO ENTER INTO CONTRACT WITH EMH&T FOR THE ENGINEERING, PLANS, AND PREPARE BID DOCUMENTS FOR THE 2017 STORM WATER IMPROVEMENTS, APPROPRIATING FUNDS THEREFORE, AND DECLARING AN EMERGENCY. (First Reading 10/10/2016).
- *Legislation to pass this evening.

CITY OF REYNOLDSBURG

SERVICE COMMITTEE - MEL CLEMENS MONDAY OCTOBER 10, 2016

COMMITTEE MEETING: IMMEDIATELY FOLLOWING THE PREVIOUS MEETING

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

1. Call to Order

PRESENT: Clemens, Cicak, Luzader, Spalding, Joseph
ABSENT:

2. Approval of Agenda

Agenda stands approved.

3. Approval of Minutes

a. Service Committee – Committee Meeting – September 26, 2016

Minutes stand approved.

4. Discussion

a. Liquor Permit Request~ Derby East LLC DBA Derby East Patio & Volleyball Court

Chairman Clemens: Do we have anybody here from the Police Department representing this?

Lt. Wright: This is a liquor transfer going from individuals that are wanting to obtain the liquor transfer, a Steven Serrit, and a John Patrell. Background was done on both individuals. Steve was sighted for underage sales outside of six years. But, other than that, there was nothing barring them from obtaining this liquor transfer. Steven does own two other permits now. Bars that he owns, and he also in the process of getting another bar permit in Worthington. Other than that, the investigating not reviewing, there was a recommendation to go ahead and not appeal the transfer.

Councilman Spalding: Did he recently buy the Burg, or did he own it all along.

Councilman Long: It was a purchase.

Lt. Wright: I did not have that specifically in the notes, that he purchased the bar.

Minutes Acceptance: Minutes of Oct 10, 2016 7:33 PM (Approval of Minutes)

Councilman Spalding: I was just curious how many times that bar has been bought and sold because the lady that owned it when I was on Design Review Board were not any of the names that you just mentioned.

Lt. Wright: It has been bought and sold quite a few times actually.

Chairman Clemens: Are there any questions? If not, we will let it stand as is and take no action. Thank you.

- b. ORDINANCE ACCEPTING THE RECOMMENDATION OF THE REYNOLDSBURG BOARD OF ZONING AND BUILDING APPEALS TO RESCIND THE SPECIAL EXCEPTION USE PERMIT- (6366 E. Main Street; Proposed Use – Auto Sales); Applicant, Jason P. Goss, AND DECLARING AN EMERGENCY. (First Reading 9/12/2016 ~ Requesting Adoption Upon Second Reading 9/26/2016).

Chairman Clemens: Bill, do you have a recommendation on this?

Mr. Sampson: thank you Chairman Clemens. From our last meeting, the Service Department agreed to reach out to Auto Direct and do a follow up to the status of their progress. Mike Root, Eric Snowden, and I met with Mike last week. Our Water Department confirmed that the water service is capped. They are currently in contact with Bozman Plumbing to investigate the location of the sanitary sewer. They are also in the process of getting a dump trailer to clean up the gravel and the extra parking blocks on the site, as well as clean up the canopy signage. We have talked to them about code compliance and discussed the restoration of the sidewalk in front of the building.

Mr. Hart: Michael Hart, Summer Haven Dr., Hillsboro. I have been in contact with Bill and trying to get this settled.

Chairman Clemens: I understand this. Has anything been done in the last two weeks?

Mr. Hart: Absolutely, yes sir. We have capped those lines. We have started cleanup, and I do have pictures of the cleanup.

Chairman Clemens: What is the plan for the future?

Mr. Hart: Getting that sewer line capped, and that is the biggest thing, and we are trying to find it. We are waiting for Bozman. We should, by the end of this week, have a tentative date as to when they can get out there and get that handled for us.

Councilman Luzader: I just have one question. You are waiting on Bozman to come out and let you know where that sewer line is. Is there any reason why you cant get the other items taken care of, and quickly.

Mr. Hart: I have been taking some pictures for all of City Council so that you can see what we are in the process of doing. I spent 8 hours on a tractor today, getting most of the stuff

today done, except the canopy is getting taken care of. So, there is no reason why we can't proceed, other than that sewer line.

Councilman Luzader: Thank you.

Mr. Sampson: Let me add that after our meeting last week, capping the water was critical, certainly scoping. We spent a couple of hours going over the site, really locating from the ground where potentially that sanitary sewer line could be. It was our recommendation that they reach out. They have had a contractor on board to do that, and they were unable to locate it. I believe we have the area identified where that could be. But again, it takes a Bozman type plumbing. It is a small diameter pipe to locate. Many of these pipes have collected debris over time. So, our intent is to, and we think we have found the area to locate the sanitary piping, and once we do that, we will have Bozman in, they will scope it, and we will move forward from there. But, we are making progress.

Councilman Spalding: We have been pushing back, now I am curious as to what time of a time frame is reasonable for us to expect you to go forward and get this done. You have already invested lots of time, money, and energy into this. It would totally be a shame for you to lose that for any reason. How much more time do you actually need, and what time frame would we be at ease to hold you accountable. Each one of these deadlines have been a mile marker and we have blown by a few of them. Now it has to be to the point that there has to be a marker stuck in the ground that you have to adhere to. So, what would that look like?

Mr. Hart: The location of that line is the absolute pivotal point of all of this. To answer you, once that line, everything moves very rapidly. I foresee locating it within the next 21 days at the latest, if Bozman gets out there. I am not in control of his schedule, but we are pushing kind of hard for the gentleman. He is being quite helpful so far.

Mr. Sampson: Let me recommend this. To move forward is contingent on Bozman's schedule. Once we have that, I would be happy to relay that to the Council Members. Mike also has photographs that he is going to send me tomorrow. I will send them out to you. Again, the last hurdle is locating the sanitary sewer line, and we need Bozman on board to do that.

Chairman Clemens: Here is the situation on that. It has been four months that they have been trying to find that line and it has not been done. Are we waiting on the same time limit. It is easy to talk a good game and nothing get accomplished. This has been a year now and that line could have been found. Is this 21 days going to go to 48 days, and then three months. That is the problem with what we are dealing with.

Mr. Sampson: Let me say this as clarification from our last meeting that the sanitary line is a private utility. These private utilities are not on our city's GIS. We have gone back to the previous dated drawings, to try to locate it, but been unsuccessful. We believe that with the assistance of Mike Root and his group, that we have a proposed location where it could be. And again, it is going to require Bozman to come in and verify.

Councilman Long: Chairman Clemens, and Members of the Service Committee, I know in my mind, two weeks ago I was glad to hear that Bill and our other experts with the City were actually going to be going on site. We all sit here, and these people come in and they tell us every two weeks, every month, every two months, every three months, that this is going on. A lot of times we may develop the idea in our minds that we are not being told the truth. So, sending our experts out to try to help these people to do what it is that they are telling us has to be done, I think was the best move for us. Mr. Sampson has come in here tonight and states there has been progress made. They have contacted Bozman Plumbing, and of course now we are at the behest of the scheduling with Bozman Plumbing. I am not a member of the Committee. I would like to see another two weeks. We don't give them an infinite three months to get it done. Give us some type of report in two weeks, and then we can make a determination from there, going forward.

Chairman Clemens: I agree with you. I don't mind giving them the time. If Bozman can't do it, get somebody that can. There are businesses out there that do these things. It should not been up to us to have to find it for you. If Bozman can't do it, extend yourself out and find somebody that can. You, not us, you.

Councilman Spalding: Sir, if I am correct, haven't you already paid Bozman?

Mr. Hart: Yep.

Councilman Spalding: You have already paid them quite a bit of money to already do this. They haven't finished, but to get someone else at this point of time, would be a pretty huge waste of money. So I agree that we need to make sure that these folks do that job that you have already paid them for, in a time frame that is going to satisfy all of us. I obviously want to give you more time, and I am not sure that two weeks is enough. Maybe four weeks is more logical to get done all of the things that we want done. You might get one thing done in tow weeks. We kind of want a few things done, and we would really like to see all of them done. So, I have no problem giving you a month to get it done, if you will just get it done.

Mr. Hart: I promise you Councilman Clemens, we have reached out. The companies that handle this particular item, for some reason are not there. We reached out and the suggestion of Bozman was made by the City. We are glad that we contacted them because this gentleman originally built the second structure there, and has a lot more ideas on what is going on there.

Chairman Clemens: I agree with four weeks. Is that it then?

Councilman Luzader: Just one other question? Is there any reason why you can not have all the other items done in the next two weeks?

Mr. Hart: Barring weather, I foresee, no. I am pretty well on my way there now.

Councilman Luzader: In my mind, that would at least put my mind at ease that you are making a serious effort to get this stuff done, barring that one last item.

Mr. Sampson: Yes. Let me recommend this, that we will keep you in the communication loop. We are going to receive the photographs tomorrow. Once we have a commitment from Bozman as to when they can be on site, I would like to suggest that we reconvene in two weeks at the next Council Meeting, get an update, and it is my understanding from Mike that he is moving forward and going to take advantage of those two weeks to clear up some of the other items. The sanitary, from the City's standpoint is the biggest obstacle, so attach a time frame to it is unrealistic, at this time. But, I can promise you gentlemen that we will keep you in the communication loop. Any questions you have, please reach out to me, and we will keep you comprised of the progress.

Chairman Clemens: I will make a motion that we add an additional four weeks on this. Do I have a second?

Councilman Spalding: Second.

(Voice Vote)

Council President Joseph: Councilman Clemens, four weeks will put us into a buy week. We have a fifth Monday this month, so it would be next month. It would be November 14th.

Councilman Luzader: I would like to also reiterate that we will get a report from Mr. Sampson in two weeks.

Chairman Clemens: Right. So we will give you until the 14th of November. Please try to have everything done.

RESULT:	TABLED [UNANIMOUS]	Next: 11/14/2016 7:33 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Marshall Spalding, Ward III	
AYES:	Clemens, Cicak, Luzader, Spalding	

- c. Ordinance Authorizing Mayor to Enter into Contract with EMH&T for the Engineering, Plans, and Prepare Bid Documents for the 2017 Street Program, Appropriating Funds Therefore, and Declaring an Emergency. (First Reading 10/10/2016).

Mr. Kundtz: Thank you Chairman Clemens, Members of Council, good evening. This is to enter into contract with EMH&T for next year's Street Program. Both this one and Item d., I am asking for emergency so that we can get them all out to bid along with the Water Departments projects they proposed a couple of weeks ago. It is all in an effort to get better bidding.

Chairman Clemens: How much is this project?

Mr. Kundtz: We are only looking at between 4 and \$500,000 on the Street Program.

Chairman Clemens: That is something we have talked about, and I know it is not your fault, but it is something that has to be corrected before too long, \$500,000 on a Street Program, with the situation we are in, and the streets look terrible. It is something we need to be looking into. I have no problem with the Street Program. Does anyone here have any questions for Keith?

Councilman Luzader: You know I use to work at the Street Department, we analyzed those streets for a number of years before I left, in your opinion now, because I know we have not been doing the Street Programs that we should have been doing for the last 8 - 10 years at least, what should we be doing? Two million a year?

Mr. Kundtz: Yes, that is a good estimate that I have been told. For a city our size, we should be doing 2 to \$3,000,000 a year. Granted Dublin is out there and they are doing 4 and \$5,000,000 a year, and that would certainly get us caught up. Yes, I would think 2 to \$3,000,000.

Councilman Luzader: Since we have not done very much, we are probably looking at 4 to 5 to get caught up to where we should be.

Mr. Kundtz: I would believe that to be accurate.

Mr. Harris: When Mr. Miller was the Service Director here, I think it was in 12 or 13, EMH&T, at that time, in order to get a replacement of 20 years or less on streets, some of the streets would be less than 20 years, certainly Main Street and some of the main roads would be less, but their estimate, including doing other stuff in between, such as slurry seal, the estimate was 2.4 million a year, once you are caught up. Currently I think, Mr. Sampson could tell you, he has the map on it, we are about \$25,000,000 behind in streets that need paved.

Chairman Clemens: Thank you Mr. Harris. In a situation like this, it involves people in my section of town, not only them, but me. You talk about property values, and I am not opposed to the way we do our water lines, we are doing them through the street and so forth, instead of tearing up sidewalks and so forth. But, I live on a street that is an older street and people have lived there a long time, I have a nice home and I take good care of my property, if you drive down my street, half of it is black topped, the other half is old gray. They ran the water line down the street, and then they black topped it, so I have a two toned street. Now you tell me, when somebody looks to buy a piece of property, and they drive down the street, and half is black and half is gray, they are wondering what kind of a city they are looking at. Back in the olden days, when they would do that, the next year they would pave that entire street. But, when they tear up a street, like they did mine and other streets in that section, at least they should have paved the whole street. These are the kind of things we have to correct.

Mr. Kundtz: That is correct. A small part of the Street Program for next year is also addressing, unfortunately not your area, but for Main Street, with the water line being

replaced, we have some small spots that are really bad, and have work done on that in anticipation of ODOT coming in. Mr. Root and myself are working a lot closer to try and coincide projects to do stuff like that.

We did Livingston Avenue, we did Brice Road, these were all good projects. Of course we didn't pay for them, but they were good projects. Haft Drive is a nice project, that is a thru street. Retton Road is a thru street and it looks like a jigsaw puzzle. I have never seen so many black lines and so forth. This is what people drive through and look at every day. This is not only in my ward but other sections. That is something we need to take into consideration. I think it is very important that we start really trying to upgrade our street program. Thank you Keith. Are there any questions pertaining to this program? I will make a motion that we send this to Council with motion for adoption as an emergency. Do you want this as a Second reading? Motion for adoption at the second reading as an emergency.

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 10/10/2016 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Brett Luzader, Ward II	
AYES:	Clemens, Cicak, Luzader, Spalding	

- d. Ordinance Authorizing Mayor to Enter into Contract with EMH&T for the Engineering, Plans, and Prepare Bid Documents for the 2017 Storm Water Improvements, Appropriating Funds Therefore, and Declaring an Emergency. (First Reading 10/10/2016).

Mr. Kundtz: Thank you Chairman Clemens. The majority of these Stormwater Programs have been in our CIP book since 2012. So, we are just trying to move them along. On this program would be replacing the main storm sewer that runs all the way down Graham Road, from the United Methodist Church all the way to the creek, almost to the five way. There are a couple of culverts in Cobblegate that are old. The big old metal ones that are corrugated and rusting out. Just trying to move forward on some projects.

Chairman Clemens: Any questions pertaining to this project? Would you like this as an emergency on the second reading?

Mr. Kundtz: Yes.

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 10/10/2016 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Marshall Spalding, Ward III	
AYES:	Clemens, Cicak, Luzader, Spalding	

- e. Ordinance Accepting an Unrecorded Deed of Easement (.525 Acre Water Easement) from the Reynoldsburg Center Limited Partnership. (Second Reading 9/26/2016).

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 10/10/2016 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Stephen Cicak	
AYES:	Clemens, Cicak, Luzader, Spalding	

- f. Ordinance Authorizing Mayor to Enter into Contract with Emh&T for the Engineering, Plans, and Prepare Bid Documents for the 2017 Main Street Water Main Replacement Project, Appropriating Funds Therefore, and Declaring an Emergency. (First Reading 9/26/2016, Requests Adoption Upon Second Read).

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 10/10/2016 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Brett Luzader, Ward II	
AYES:	Clemens, Cicak, Luzader, Spalding	

- g. Ordinance Authorizing Mayor to Enter into Contract with Emh&T for the Engineering, Plans, and Prepare Bid Documents for the 2017 Rocky Den/Red Fox Area Sewer Project, Appropriating Funds Therefore, and Declaring an Emergency. (First Reading 9/26/2016, Requests Adoption Upon Second Read).

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 10/10/2016 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Stephen Cicak	
AYES:	Clemens, Cicak, Luzader, Spalding	

Minutes Acceptance: Minutes of Oct 10, 2016 7:33 PM (Approval of Minutes)

Water and Wastewater Department**Mike Root****614-322-4500 Phone****ORDINANCE REQUEST**

DATE: **October 24, 2016**

TO: **Service Committee**

RE: **ORDINANCE ACCEPTING AN UNRECORDED DEED OF
EASEMENT (1.050 ACRE SANITARY SEWER EASEMENT)
FROM REYNOLDSBURG ONE LLC.**

This easement is for a new installation of a sanitary sewer for a project at Blacklick Pointe. Once the sewer is installed and after the one year warranty, it will be turned over to the city. This easement will give us access to the sewer main for maintenance and repair.

SANITARY SEWER EASEMENT AGREEMENT

THIS SANITARY SEWER EASEMENT AGREEMENT (the “Agreement”) is entered into as of this ____ day of _____, 2016 (the “Effective Date”) by REYNOLDSBURG ONE LLC, an Ohio limited liability company, having an address at 23775 Commerce Park, Suite 7, Beachwood, Ohio 44122 (“Grantor”) to the CITY OF REYNOLDSBURG, an Ohio political subdivision, having an address of 7232 E. Main Street, Reynoldsburg, Ohio 43068 (“Grantee”).

W I T N E S S E T H :

WHEREAS, Grantor is the owner of that certain parcel of land located in the City of Reynoldsburg, County of Franklin and State of Ohio, known as Parcel No. 060-008539 (the “Grantor’s Premises”) and more particularly described on Exhibit A attached hereto and incorporated herein; and

WHEREAS, as part of Grantor’s development of Grantor’s Premises, Grantor has installed or will install within Grantor’s Premises a sanitary sewer and associated appurtenances (collectively, the “Sanitary Sewer”) which Sanitary Sewer, after Grantor’s compliance with the terms of a separate Developer Agreement between Grantor and Grantee dated September 7, 2016 (“Developer Agreement”) and subject to the terms and conditions of the same, will be accepted by Grantee.

NOW, THEREFORE, in consideration of the mutual covenants, promises and agreements herein contained, Grantor agrees as follows:

Section 1. Sanitary Sewer Easement. Grantor hereby grants unto Grantee a non-exclusive easement (the “Sanitary Sewer Easement”) over, through, under and upon a portion of the Grantor’s Premises (“Sanitary Sewer Easement Area”) in the location described and depicted as the Sanitary Sewer Easement in Exhibit B attached hereto and made a part hereof, for the

purposes of repairing, servicing, maintaining and replacing the Sanitary Sewer subject to the terms and provisions set forth herein.

Section 2. Miscellaneous Provisions.

- A. This Agreement does not modify, terminate, waive or otherwise revise the obligations between Grantor and Grantee with respect to the construction and maintenance of the Sanitary Sewer, as the same are set forth in separate unrecorded documents including, without limitation, the Developer Agreement; provided, however, to the extent this Agreement imposes any additional obligations on Grantee in its exercise of the Sanitary Sewer Easement granted herein (i.e. Section 2.C of this Agreement), Grantee shall comply with such obligations.
- B. This Agreement shall be governed by and interpreted under the laws of the State of Ohio, shall run with the land and shall be binding upon Grantor and its successors and assigns.
- C. In exercising their rights hereunder, Grantee shall restore the Sanitary Sewer Easement Area to substantially the same condition it was in immediately prior to any disturbance.
- D. Grantor reserves all rights to use the Sanitary Sewer Easement Area for all lawful purposes not inconsistent with the grant of the easement rights contemplated herein.
- E. If any provision, or portion thereof, of this Agreement or the application thereof to any person or circumstances shall, to any extent, be invalid and unenforceable, the remainder of this Agreement, or the application of such provision, or portion thereof, to any other person or circumstances shall not be affected thereby and each provision of this Agreement shall be valid and enforceable to the fullest extent permitted by law.
- F. There are no oral representations, warranties or other statements whatsoever except as expressed herein.

(signatures follow)

j:\redwood acquisition llc\reynoldsborg one llc (truro ave (iota 9))\post-closing development documents\sanitary sewer easement\sanitary sewer easement v2.1.docx

Attachment: Sanitary Sewer Easement v2.1 (1570 : Unrecorded Deed of Easement)

Grantor has hereunto set its hands as of the date and year first above written.

REYNOLDSBURG ONE LLC,
an Ohio limited liability company

By: _____
Name: _____
Title: _____

STATE OF OHIO)
) SS:
COUNTY OF _____)

BEFORE ME, a Notary Public in and for said County and State, personally appeared the above-named REYNOLDSBURG ONE LLC, an Ohio limited liability company, by _____, its _____, who acknowledged that he/she did sign this instrument on behalf of such entity and that the same is his/her free act and deed and the free act and deed of said entity.

IN TESTIMONY HEREOF, I have hereunto set my hand and official seal this _____ day of _____, 2016.

Notary Public

My commission expires: _____

This Document Prepared By:

Lauren May, Esq.
Hurtuk & Daroff Co., LLP
Parkland Terrace
6120 Parkland Boulevard, Suite 100
Cleveland, OH 44124

Attachment: Sanitary Sewer Easement v2.1 (1570 : Unrecorded Deed of Easement)

Exhibit A

Grantor's Premises

[see attached]

Exhibit B

Sanitary Sewer Easement Area

[see attached]

Attachment: Sanitary Sewer Easement v2.1 (1570 : Unrecorded Deed of Easement)

EXHIBIT A

PARCEL ONE AND TWO:

Situated in the State of Ohio, County of Franklin, City of Reynoldsburg, located in Section 18, Township 16, Range 20, Refugee Lands and being all of that tract conveyed to David L. Windom by deed of record in Instrument No. 200011220237389 and all of Tracts I and III, and a portion of Tract II, as shown in the deed to David L. Windom and Diane W. Brown by deed of record in Official Record 30261, page C-15, and all of that 0.174 acre tract as conveyed to David L. Windom and Diane W. Brown by deed of record in Instrument No. 200301220021545 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) being more particularly bounded and described as follows: Beginning at a railroad spike found marking the intersection of the extended Southerly right-of-way line of John Street with the centerline of Lancaster Avenue, being the Southeasterly corner of that tract conveyed to Mary Lu Fast by deed of record in Instrument No. 199908260217500; thence South 21 deg. 54' 59" East, with said centerline, a distance of 879.02 feet to a mag nail set at the Northeasterly corner of that tract conveyed to Patricia A. Jewell by deed of record in Instrument No. 200102150031567; thence South 71 deg. 05' 46" West, with the Northerly line of said Patricia A. Jewell tract (passing iron pins found at 29.98 feet, 324.95 feet, 385.86 feet, and 399.58 feet) a total distance of 434.23 feet to an iron pin set at the Northwesterly corner thereof; thence South 21 deg. 54' 59" East, with the Westerly line of said Patricia A. Jewell tract, a distance of 100.45 feet to an iron pin set at the Southwesterly corner thereof, in the Northerly line of that tract conveyed to Unitarian Universalist Congregation East by deed of record in Official Record 13992, page D-08; thence South 71 deg. 05' 46" West, with said Northerly line and with a Northerly line of that tract conveyed to Corner, Inc. by deed of record in Official Record 23978, page J-14, (passing an iron pin found 0.42 feet right at 413.25 feet), a distance of 414.48 feet to an iron pin set in the Easterly line of that tract conveyed to City of Reynoldsburg by deed of record in Deed Book 3498, page 275; thence North 03 deg. 34' 50" East, with said Easterly line, a distance of 80.84 feet to a Northeasterly corner thereof, in the centerline of Blacklick Creek; thence North 35 deg. 34' 12" West, with the meanders of said creek, and with an Easterly line of said City of Reynoldsburg tract, a distance of 42.96 feet to a point at the Southeasterly corner of that 0.122 acre tract as conveyed to City of Reynoldsburg by deed of record in Instrument No. 200301220021547; thence North 14 deg. 37' 07" West, continuing with said meanders, being the Easterly line of said 0.122 acre tract, a distance of 81.31 feet to a point; thence North 21 deg. 38' 28" West, continuing with said meanders and said Easterly line, a distance of 95.18 feet to a point in the Southerly line of that tract as conveyed to Robert A. and Susan L. Stapleton by deed of record in Official Record 33496, page I-15; thence North 73 deg. 56' 53" East, with the Southerly line of said Stapleton tract, a distance of 98.82 feet to a concrete monument with brass disk at the Southeasterly corner thereof; thence North 03 deg. 34' 50" East, with the Easterly line of said Stapleton tract, a distance of 749.37 feet to an iron pin found at the Northeasterly corner thereof, in the Southerly line of that tract conveyed to Robert T. Jewell by deed of record in Instrument No. 199708140071254, in the Southerly right-of-way line of said John Street; thence North 71 deg. 17' 53" East, with said Southerly right-of-way line, the Southerly line of said Robert T. Jewell and Mary Lu Fast tracts and the Southerly line of that tract conveyed to Dennis E. Rupert and Christy Rupert by deed of record in Deed Book 3618, page 619, a distance of 391.83 feet to the Point of Beginning and containing 13.201 acres, of which the present right-of-way occupies 0.563 acre, leaving a net acreage of 12.638 acres. Subject however, to all legal right-of-way and/or easements, if

any, of previous record. iron pins set, where indicated, are iron pipes, thirteen-sixteenth (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing initials EMHT, Inc. The bearings herein are based on the Ohio State Plane Coordinate System as per NAD83, control for bearings was from coordinates of FCGS Monuments Livingston and Reynoldsburg, established by the Franklin County Engineering Department, using Global Positioning System Procedures and Equipment.

EXCEPTING THEREFROM THE FOLLOWING TRACT:

Situated in the State of Ohio, County of Franklin, City of Reynoldsburg, located in Section 18, Township 16, Range 20, Refugee Lands, and being out of that 12.940 acre tract conveyed to Point at Blacklick, LLC by deed of record in Instrument No. 200302060037723 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and more particularly bounded and described as follows: Beginning, for reference, at a railroad spike found marking the intersection of the centerline of Lancaster Avenue with the Southerly right-of-way line of John Street extended; thence South 21 deg. 54' 59" East, with the centerline of said Lancaster Avenue, a distance of 771.87 feet to a mag nail set at the True Point of Beginning; thence South 21 deg. 54' 59" East, continuing with said centerline, a distance of 107.15 feet to a mag nail set at the Northeasterly corner of that tract conveyed to Patricia A. Jewell by deed of record in Instrument No. 200102150031567; thence South 71 deg. 05' 46" West, with the Northerly line of said Patricia A. Jewell tract, (passing an iron pin found at 29.98 feet) a total distance of 152.27 feet to an iron pin set; thence across said 12.940 acre tract, the following courses and distances: North 20 deg. 49' 24" West, a distance of 107.06 feet to an iron pin set; and North 71 deg. 05' 46" East, a distance of 150.23 feet to the True Point of Beginning containing 0.371 acre of land, more or less. Subject, however, to all legal rights-of-way and/or easements, if any, of previous record. Iron pins set, where indicated, are iron pipes, thirteen sixteenths (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing the initials EMHT INC. The bearings herein are based on the Ohio State Plane Coordinate System as per NAD 83. Control for bearing was from coordinates of Franklin County Geodetic Survey Monuments Livingston and Reynoldsburg, established by the Franklin County Engineering Department, using Global Positioning System procedures and equipment.

Permanent Parcel No.: 060-008676

Permanent Parcel No.: 060-008539

PARCEL THREE:

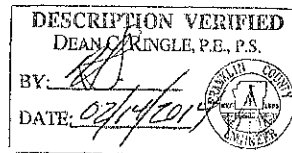
Situated in the State of Ohio, County of Franklin, Township of Truro, Section 18, Township 16, Range 20, Refugee Lands and being part of that 5.36 acre tract conveyed to Robert A. Stapleton and Susan L. Stapleton of record in Official Record 33496, page I-15 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and described as follows: Beginning, for reference, at a railroad spike found marking the intersection of the Southerly right-of-way line of John Street with the centerline of Lancaster Avenue (S.R. 256), the Northeasterly corner of Tract I as shown in the deed to David L. Windom and Diane W. Brown of record in Official Record 30261, page C-15; thence South 71 deg. 17' 53" West, with said Southerly right-of-way line, the Northerly line of said Tract I, a distance of 391.83 feet to an iron pin set marking the Northwesterly corner of said Tract I, the Northeasterly corner of said 5.36 acre tract, the True Point of Beginning; thence South 03 deg. 34' 50" West, with the Westerly line of said Tract I, the Easterly line of said 5.36 acre tract, a distance of 749.37 feet to a concrete monument

with brass disk found marking the Northeasterly corner of Tract II as shown in said deed to Windom/Brown, the Southeasterly corner of said 5.36 acre tract; thence South 73 deg. 56' 53" West with the Southerly line of said 5.36 acre tract, the North line of said Tract 2, a distance of 98.82 feet to the centerline of Blacklick Creek; thence across said 5.36 acre tract with the centerline meanders of said Blacklick Creek, as it exists in August of 2002, the following courses; North 17 deg. 26' 01" West, a distance of 30.37 feet; North 30 deg. 12' 13" West, a distance of 63.78 feet; North 41 deg. 29' 10" West, a distance of 80.59 feet; North 50 deg. 53' 03" West, a distance of 117.96 feet to a Westerly line of said 5.36 acre tract; thence North 26 deg. 23' 26" West, with a Westerly line of said 5.36 acre tract, a distance of 254.50 feet to a corner thereof, the Southeasterly corner of that 3.96 acre tract conveyed to The Village of Reynoldsburg, Ohio of record in Deed Book 2015, page 83; thence North 08 deg. 04' 19" East, with an Easterly line of said 3.96 acre tract, a Westerly line of said 5.36 acre tract, (passing an iron pin found at 53.73 feet) a distance of 190.00 feet to an iron pin set marking a common corner thereof, the Southwesterly corner of Parcel 2 as shown in the deed to David E. Demarchi of record in Official Record 34531, page E-10; thence North 71 deg. 17' 53" East, with the Southerly line of said Parcel II and with the Southerly line of Parcel I as shown in said deed to Demarchi and with said Southerly right-of-way line, the Northerly line of said 5.36 acre tract, a distance of 437.40 feet to the True Point of Beginning and containing 5.146 acres, more or less. Subject however, to all legal rights-of-way and/or easements, if any, of previous record. Iron pins set, where indicated, are iron pipes, thirteen sixteenths (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing the initials EMHT, INC. The bearings herein are based on the Ohio State Plane Coordinate System as per NAD83. Control for bearings was from coordinates of FCGS Monuments Livingston and Reynoldsburg, established by the Franklin County, Engineering Department, using Global Positioning System Procedures and Equipment.

Permanent Parcel No.: 060-008766

AKA 1675 Truro Avenue, Reynoldsburg, OH 43068

Per last deed from Martin Management Services, Inc., Receiver/Liquidating Trustee for Pointe at Blacklick, LLC, an Ohio limited liability company, Grantor, filed July 1, 2008 and recorded in Instrument #200807010101238 of the Franklin County, Ohio Records.



0-106-E
ALL OF
(060)
008539,
008476
E
008766

EXHIBIT "A"
DESCRIPTION OF A 1.050 ACRE
SANITARY SEWER EASEMENT

Situated in the State of Ohio, County of Franklin, City of Reynoldsburg, Section 18, Township 16, Range 20, Refugee Lands, and being located within that 12.83 acre parcel and that 5.146 acre parcel, as described in a deed to **Reynoldsburg One LLC**, of record in Instrument Number 201402180019693, all records referenced herein are on file at the Office of the Recorder for Franklin County, Ohio, and being further bonded and described as follows:

Commencing for reference at the northeast corner of the Grantor's land, being the southeast corner of that parcel of land described in a deed to Mary Lu Fast, of record in Instrument Number 199908260217500, being on the centerline of right-of-way for Lancaster Avenue (60 feet wide) as established in Road Record 6, Page 159, and being on the easterly extension of the south line of John Street, a private street;

Thence **South 71 degrees 17 minutes 53 seconds West**, along the north line of the Grantor's land, along the south of said Fast parcel, and along the south line of said John Street, a distance of **146.94 feet** to the **TRUE POINT OF BEGINNING** for this description;

Thence across the Grantor's land along the following three (3) courses:

1. **South 21 degrees 41 minutes 30 seconds East**, a distance of **498.77 feet** to a point;
2. **South 17 degrees 23 minutes 18 seconds East**, a distance of **268.54 feet** to a point;
3. **South 73 degrees 31 minutes 23 seconds East**, a distance of **25.09 feet** to a point on an east line of the Grantor's land, being on the west line of that parcel of land described in a deed to GMN Properties LLC, of record in Instrument Number 201603170031864;

Thence **South 20 degrees 49 minutes 24 seconds East**, along an east line of the Grantor's land, along the west line of said GMN parcel, a distance of **25.14 feet** to a point;

Thence across the Grantor's land along the following three (3) described courses:

1. **North 73 degrees 31 minutes 23 seconds West**, a distance of **42.50 feet** to a point;
2. **South 71 degrees 28 minutes 02 seconds West**, a distance of **314.86 feet** to a point;
3. **South 07 degrees 09 minutes 45 seconds East**, a distance of **203.26 feet** to a point on the south line of the Grantor's land, being on the north line of that parcel of land described in a deed to Unitarian Universalist Congregation East, of record in Official Record 1399 D08;

Thence **South 71 degrees 05 minutes 46 seconds West**, along the south line of the Grantor's land, along the north line of said Unitarian parcel, a distance of **20.43 feet** to a point;

Thence across the Grantor's land along the following thirteen (13) described courses:

1. **North 07 degrees 09 minutes 45 seconds West**, a distance of **209.76 feet** to a point;
2. **North 64 degrees 39 minutes 37 seconds West**, a distance of **129.65 feet** to a point;
3. **North 34 degrees 35 minutes 19 seconds West**, a distance of **403.31 feet** to a point;
4. **North 16 degrees 50 minutes 48 seconds West**, a distance of **171.07 feet** to a point;
5. **North 69 degrees 11 minutes 41 seconds East**, a distance of **272.55 feet** to a point;

- 6. South 20 degrees 48 minutes 19 seconds East, a distance of 20.00 feet to a point;
- 7. South 69 degrees 11 minutes 41 seconds West, a distance of 253.98 feet to a point;
- 8. South 16 degrees 53 minutes 06 seconds East, a distance of 149.27 feet to a point;
- 9. South 34 degrees 35 minutes 33 seconds East, a distance of 394.87 feet to a point;
- 10. South 64 degrees 39 minutes 37 seconds East, a distance of 125.17 feet to a point;
- 11. North 71 degrees 28 minutes 02 seconds East, a distance of 312.81 feet to a point;
- 12. North 17 degrees 23 minutes 18 seconds West, a distance of 263.32 feet to a point;
- 13. North 21 degrees 41 minutes 30 seconds West, a distance of 499.06 feet to a point on the north line of the Grantor's land, being on the south of said Fast parcel, and being on the south line of said John Street;

Thence North 71 degrees 17 minutes 53 seconds East, along the north line of the Grantor's land, along the south line of said Fast Parcel and the south line of said John Street, a distance of 20.03 feet to the TRUE POINT OF BEGINNING for this description.

The above description contains 1.050 acres within Franklin County Auditor's parcel number 060-008539.

Bearings described herein are based on Grid North, referenced to the North American Datum of 1983 and the Ohio State Plane Coordinate System (South Zone), as established utilizing a GPS survey originating on Franklin County Engineer's monuments Reynoldsburg and Livingston.

This description was prepared by Brian P. Bingham, Registered Professional Surveyor Number 8438, is based on an actual survey of the premises, and is true and correct to the best of my knowledge and belief.

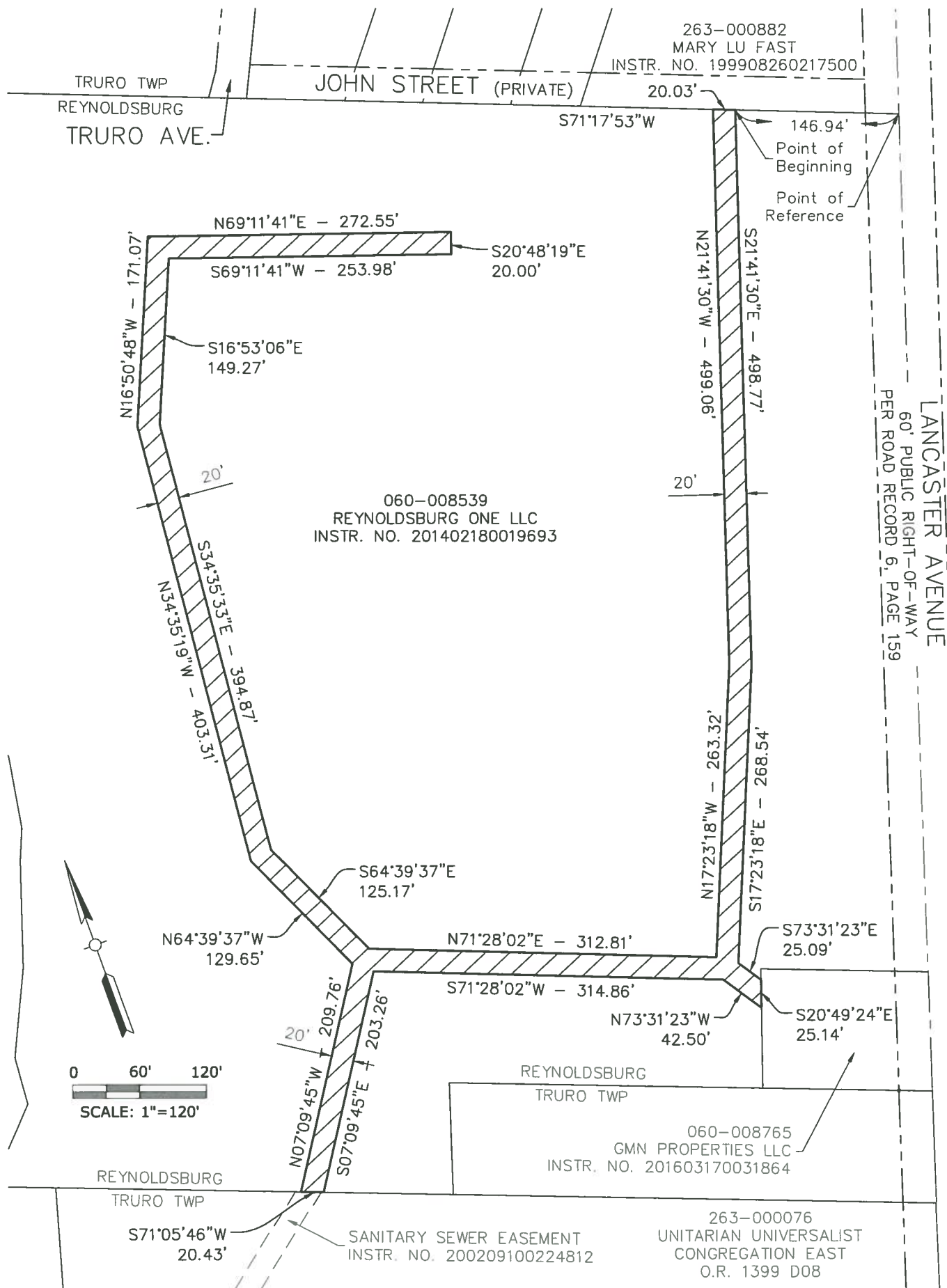
American Structurepoint, Inc.


Brian P. Bingham
Registered Professional Surveyor No. 8438



9/1/2016
Date

Attachment: Exhibit B - Easement Parcel (1570 : Unrecorded Deed of Easement)



The basis of bearings for this survey is the Ohio State Plane Coordinate System, South Zone (3402), NAD83. Reference monuments Reynoldsburg and Livingston were used.

This exhibit was prepared based on an actual field survey of the premises and is true and correct to the best of my knowledge.

American Structurepoint, Inc.

Brian P. Bingham

Registered Professional Surveyor No. 8438



**1.050 ACRE
SANITARY
SEWER
EASEMENT**

Lancaster Ave.
Reynoldsburg, OH

Scale:	1" = 120'
Drawn By:	BPB
Checked By:	BPB
Date:	8/31/2016
Job No.:	2013.00200

**EXHIBIT
"B"**

1/1

Service Department**Bill Sampson****7232 E. Main Street****Reynoldsburg OH 43068****614-322-6884 Phone****ORDINANCE REQUEST**

DATE: October 24, 2016**TO: Finance Committee****RE: ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH NEW WORLD FOR THE PURCHASE OF MYCOMMUNITY SUITE SOFTWARE AND RELATED SERVICES, AND APPROPRIATING THE FUNDS THEREFORE. (First Reading 10/10/2016).**

Statement of necessity: To provide an automated method for executing and tracking permitting, code compliance, inspection and zoning requests and services.

The Reynoldsburg Service Department Request for Council to approve the following:

1. Waive the competitive bidding process for this project. This purchase includes software that is an addition to the City's current New World system.
2. Cost broken down as follows:
 - a. License: **\$32,350**
 - b. 1 Year Maintenance: **\$5,823**
 - c. **Implementation: \$42,700**
 - d. **Estimated Travel Expenses: Seven (7) Trips: \$14,000**
3. That an amount of \$94,873.00 be unappropriated from the CIP Fund (410), and appropriated to account 410.000.0158.5689 - Other Equipment.

Service Department

Bill Sampson

7232 E. Main Street

Reynoldsburg OH 43068

614-322-6884 Phone

New World myCommunity Suite will support the permitting, code compliance, inspection and zoning services and offers:

Centralized parcel and address information for complete parcel management

Integrated geographic information systems (GIS)

Streamlined business licensing

Inspections processing

Automated, flexible permitting

Detailed code enforcement tracking

Certified contractor listing with expiration tracking

Increased mobility with myInspections™ iPad® app and

myCommunity™ mobile platform

Please see the attachment for complete details.



Quoted By: Dudley Wellington
Date: 8/17/2016
Quote Expiration: 12/15/2016
Client Name: City of Reynoldsburg
Quote Number: NW-00405 v2
Quote Description: CD Suite & eMods

Sales Quotation for:
City of Reynoldsburg, OH - #1519

7232 Main Street
 Reynoldsburg, OH 43068
 (614) 866-6391

Tyler price quotations are valid for 120 days

Software and Related Services

Description	License	Year 1 Maintenance	Implementation		Data Conversion	Module Total
			# of Days	Cost		
myCommunity Suite:						
Parcel Management	\$2,650	\$477	7	\$8,540		\$11,667
Code Enforcement	\$2,200	\$396	2	\$2,440		\$5,036
GIS Integration	\$1,000	\$180	1	\$1,220		\$2,400
Licensing (Animal, Business, Contractor; Incl. DM/Analytics)	\$4,400	\$792	5	\$6,100		\$11,292
Municipal Inspections (Incl. IVR Interface)	\$4,400	\$792	4	\$4,880		\$10,072
myCommunity Server	\$10,000	\$1,800	4	\$4,880		\$16,680
myInspections - Unlimited Users	\$2,200	\$396	4	\$4,880		\$7,476
Permits (Incl. IVR Interface)	\$3,300	\$594	5	\$6,100		\$9,994
Request for Services Tracking	\$2,200	\$396	3	\$3,660		\$6,256
myCommunity Suite Subtotal:	\$32,350	\$5,823	35	\$42,700	\$0	\$80,873
Overall Subtotal:	\$32,350	\$5,823	35	\$42,700	\$0	\$80,873
TOTAL INITIAL COST:	\$32,350	\$5,823	35	\$42,700	\$0	\$80,873

New World ERP Summary	One Time	
	Fees	Recurring
Total Software	\$32,350	\$5,823
Total Services	\$42,700	
Summary Total	\$75,050	\$5,823
Contract Total (Excluding Estimated Travel Expenses)	\$80,873	

Estimated Travel Expenses

Trips @ \$2,000/each -Includes
 airfare, car rental, hotel
 accommodations and per diem

7 Trips \$14,000

Attachment: nw-00405-ver2 (1556 : Authorize Purchase of New World Systems MyCommunity Suite)



Quoted By: Dudley Wellington
Date: 8/17/2016
Quote Expiration: 12/15/2016
Client Name: City of Reynoldsburg
Quote Number: NW-00405 v2
Quote Description: CD Suite & eMods

Sales Quotation for:
City of Reynoldsburg, OH - #1519

7232 Main Street
Reynoldsburg, OH 43068
(614) 866-6391

Tyler price quotations are valid for 120 days

Footnotes

Assumes purchase of the proposed solution directly through Tyler Technologies and not through an RFP procurement procedure.

This proposal is budgetary and is being provided solely for planning purposes and does not constitute a firm offer. An extended review may determine that additional software or service components are necessary.

The costs provided in this proposal are based on all of the proposed products and services being obtained from Tyler Technologies. Should significant portions of the products or services be deleted, Tyler reserves the right to adjust its prices accordingly.

Personal Computers must meet the minimum hardware requirements for the New World ERP product. Microsoft Windows 7 or greater with Internet Explorer (IE) 8 or greater is the required operating system and browser for all client machines.

Servers must meet the minimum hardware requirements for the New World ERP product. Windows Server 2008 (R2) or greater is required for the Application Server(s), Web Server(s) and Database Server. Microsoft SQL Server 2008 (R2) or greater is required for the Database Server. Customers must also license the appropriate number of Microsoft Client Access Licenses (CALs) for license compliance.

Suggested minimum: 100MB Ethernet Network. 10MB CAT5 Ethernet Network may have less than adequate response time. Further consultation would be required to assess your network.

Travel and expenses are not included under *Total Services* as they are billed at actual cost. A separate line item above "*Estimated Travel Expenses*", shows Tyler's estimate for travel and living expenses for the scope of this project. That estimate is based upon \$2,000 per trip, which may include airfare, hotel, per diem, car rental, and gas). All travel and living expenses will be billed on a weekly basis, but only as incurred.

Tyler supports SQL Server Reporting Services (SSRS) for server-based report generation and ad hoc reporting. SSRS utilizes a web services interface to support the development of custom reporting applications. SSRS is included in the Express, Workgroup, Standard, and Enterprise editions of Microsoft SQL Server. Customers may elect to use other third-party report generation tools including Crystal Reports however Tyler does not provide support for these tools and cannot guarantee compatibility.

Prices assumes that all software proposed is licensed.

Licensed Software, and third party software embedded therein, if any, will be delivered in a machine-readable form to Customer via an agreed upon network connection. Any taxes or fees imposed are the responsibility of the purchaser and will be remitted when imposed.

GIS integration currently supports either ESRI's ArcIMS or ArcGIS Server software; the ArcIMS and ArcGIS Server software and any services related to the installation and set up of ArcIMS or ArcGIS are not included in this proposal. The ArcIMS or ArcGIS Server software must be purchased, installed, and set up separately.

Attachment: nw-00405-ver2 (1556 : Authorize Purchase of New World Systems MyCommunity Suite)

Street/Stormwater Department**Keith Kundtz****614-322-5800 Phone****ORDINANCE REQUEST**

DATE: October 24, 2016**TO: Service Committee****RE:** ORDINANCE AUTHORIZING MAYOR TO ENTER INTO CONTRACT WITH EMH&T FOR THE ENGINEERING, PLANS, AND PREPARE BID DOCUMENTS FOR THE 2017 STREET PROGRAM, APPROPRIATING FUNDS THEREFORE, AND DECLARING AN EMERGENCY. (First Reading 10/10/2016).

Emergency/Suspension: Emergency

Reason For Emergency: Financial needs of the City's government

Statement of necessity: WOULD LIKE PASSAGE AFTER THE SECOND READING. THIS WILL ALLOW ENGINEERING TO BE DONE AND GO OUT TO BID AT THE SAME TIME AS THE WATER DEPARTMENT PROJECTS.

Request legislation for the Mayor to accept proposal with EMH&T, 5500 New Albany Road, Columbus, Ohio 43054 for the engineering, plans, prepare bid document, supply bid documents for distribution, advertise for bids received and preparation of bid tabs for the 2017 Street Program for a contract amount of \$19,888.00.

Request appropriation of \$19,888.00 From Street Account (260)to account 260.000.0159.5651
Street Resurfacing .

September 27, 2016

Mr. William J. Sampson
Director of Public Service
City of Reynoldsburg
7232 East Main Street
Reynoldsburg, OH 43068

**Subject: 2017 Reynoldsburg Street Maintenance Program
Proposal for Engineering and Bidding Services**

Dear Mr. Sampson:

EMH&T is pleased to submit our proposal for engineering and bidding services for the City's upcoming Street Maintenance Program. The 2017 Street Maintenance Program will include detailed evaluation, cost estimates, program exhibits and specification and bidding services for the street segments that have been identified by the Street Department.

Based on previous discussions with the Street Superintendent, it is our understanding that the City would like to explore rehabilitation to the following streets:

- Pembroke Drive (previously evaluated in 2016 program)
- Critwell Court
- Grandley Court
- Brantwood Court
- Brent Court
- Pinion Place

SCOPE OF SERVICES

The Scope of Services for this improvement will be broken up into the following two parts:

1. Street Maintenance Program Design Services
 - a. Conduct kick-off and progress meetings with the City throughout the design phase.
 - b. Perform physical evaluation of each street segment using ODOT Pavement Condition Rating standards for Local Streets.
 - c. Gather necessary field data and measurements to create an estimate of quantities and cost estimate for each street.
 - d. Assess the curb ramps on candidate streets for ADA compliance and evaluate the costs associated with curb ramp replacement.
 - e. Perform pavement cores on candidate streets to assess their current thickness and condition (subconsultant service, DHDC, Inc.)
 - f. Prepare engineering quantity and cost estimates for the City's review and approval.
 - g. Develop street program exhibits for bidding purposes
 - h. Prepare detailed construction specifications
2. Bidding Services
 - a. Prepare 15 sets of bidding documents and publish the notice to contractors

- b. Respond to any requests for information from bidders during the bidding process
- c. Attend bid opening
- d. Prepare bid tab, award recommendation and conformed copies of the contract documents

EXCLUSIONS:

1. Topographic survey and detailed construction plans. The street program will be characterized and bid using GIS exhibits with an aerial photo background.
2. Subsurface evaluations besides the pavement thickness cores.
3. Construction phase services. A follow-on proposal for construction administration and on-site representation will be prepared and submitted to the City following bidding.

SCHEDULE

We are prepared to begin work identified in this proposal immediately upon receipt of Authorization to Proceed from the City of Reynoldsburg. Assuming authorization is granted in November of 2016, we anticipate that the project can be bid in January or February of 2017.

FEE

These services will be provided as per the conditions of our Professional Services Agreement and the associated Time Rates for the City. Fees for the work described within the Scope of Services shall not exceed Nineteen Thousand, Eight Hundred, Eighty-eight dollars and no cents (\$19,888.00) without prior authorization from the City. Invoices will be submitted monthly and based on the progress of the work and are payable upon receipt.

EMH&T SERVICES FEE SUMMARY

Description of Service/Task	Fee
Part 1 (Engineering Services)	
1. Street Program Design Services	\$13,200.00
2. Bidding Services	\$4,188.00
3. Pavement Cores (Subconsultant)	2,500.00
PROJECT TOTAL FEE	\$19,888.00

If this description and estimated fee meet with your approval, please authorize with your signature below. If you should have any questions regarding this proposal, please do not hesitate to contact me at (614) 775-4555.

Respectfully submitted,



Ryan M. Andrews, PE

cc: Keith Kundtz, Street Superintendent

Acceptance and Authorization to Proceed:

Attachment: Proposal-2017 Street Maintenance Program 9.27.16 (1558 : 2017 Street Program)

Authorized Signature/Date

PO Number/Date

Print Name

Keith Kundtz
Street/Storm Water Superintendent
 CITY OF REYNOLDSBURG
 7806 EAST MAIN STREET
 REYNOLDSBURG, OHIO 43068
 (614)322-5800
KKUNDTZ@ci.reynoldsburg.oh.us

MEMORANDUM

Date: 9/30/16

To: Reynoldsburg City Council

CC: Mayor Brad McCloud, Auditor Richard Harris, Service Director Bill Sampson

RE: 2017 Street Program

This legislation would authorize EMH&T to begin engineering and bidding services for the 2017 Street Program. The appropriation needed for design engineering and bidding services total \$19,888.00. After bids are received, we will return to Council with a contract. The anticipated total cost of the program including construction and all related engineering is likely to be \$500,000.

A couple courts were not repaved when other street programs were performed in the neighborhoods. Given the poor condition, and in an effort to keep areas on the same future schedule these roads have been chosen for next year's street program. There will also be a small amount of Main Street (state route 40) looked at for base repairs and curb work in preparation of ODOT repaving in 2018-2019. The roads included in this proposal are:

- Main Street (spot base repairs)
- Pembroke Drive (previously evaluated in the 2016 program)
- Critwell Court
- Grandley Court
- Brantwood Court
- Brent Court
- Pinion Place

We would like this legislation passed as an emergency on the second reading so we can move forward with engineering and put this out to bid at the same time as the water department projects. Please let me know if you have any questions. Thank you.

An appropriating of \$19,888.00 from Street account (260) to 260.000.0159.5651, to cover the cost of preliminary engineering, final engineering and bidding services.

Attachment: 2017 street program memo (1558 : 2017 Street Program)

Street/Stormwater Department**Keith Kundtz****614-322-5800 Phone****ORDINANCE REQUEST**

DATE: October 24, 2016**TO: Service Committee****RE:** ORDINANCE AUTHORIZING MAYOR TO ENTER INTO CONTRACT WITH EMH&T FOR THE ENGINEERING, PLANS, AND PREPARE BID DOCUMENTS FOR THE 2017 STORM WATER IMPROVEMENTS, APPROPRIATING FUNDS THEREFORE, AND DECLARING AN EMERGENCY. (First Reading 10/10/2016).

Emergency/Suspension: Emergency

Reason For Emergency: Financial needs of the City's government

Statement of necessity: WOULD LIKE PASSAGE AFTER THE SECOND READING. THIS WILL ALLOW ENGINEERING TO BE DONE AND GO OUT TO BID AT THE SAME TIME AS THE WATER DEPARTMENT PROJECTS.

Request legislation for the Mayor to accept proposal with EMH&T, 5500 New Albany Road, Columbus, Ohio 43054 for the engineering, plans, prepare bid document, supply bid documents for distribution, advertise for bids received and preparation of bid tabs for the 2017 Storm Water Improvements for a contract amount of \$74,922.00.

Request appropriation of \$74,922.00 From Storm Water Account (740) to account 740.000.0160.5623 Stormwater Lines .

September 27, 2016

Mr. William J. Sampson
Director of Public Service
City of Reynoldsburg
7232 East Main St
Reynoldsburg, OH 43068

**Re: 2017 Reynoldsburg Storm Sewer Improvements
Proposal for Professional Services**

Dear Mr. Sampson:

EMH&T is pleased to present a proposal for survey, detailed engineering, permitting assistance, and bidding services for the 2017 Storm Sewer Improvements. Previous CCTV investigations and/or site visits have been performed at Graham Road, Rodebaugh Road, Dickens Drive, and Creekside Place to document the existing conditions of the storm sewer systems in these areas. Through these preliminary engineering investigations, the following improvements have been identified.

- Graham Road: The storm sewer along Graham Road between Palmer Road and the creek is in poor or failed condition as documented in the October 2014 CCTV investigation. This sewer, which totals 1,670 linear feet, is recommended for replacement. The anticipated cost of storm sewer replacement on Graham Road is approximately \$385,000.
- Rodebaugh Road: A 254-ft long section of storm sewer just west of Brightstone Drive is in need of replacement. The approximate cost of this replacement is \$55,000.
- Dickens Drive: The area near and behind the endwall at the Dickens Drive culvert has eroded away causing the pipe and endwall foundation to be exposed. In order to stabilize this area, rock channel protection must be added. This improvement will likely cost less than \$10,000.
- Creekside Place: Three corrugated metal pipe storm crossings in Creekside place are showing signs of corrosion and structural failure. It is recommended that these sections of pipe be replaced to ensure structural reliability of the storm and roadway system in this area. The approximate cost of this improvement is approximately \$300,000.

SCOPE OF SERVICES

EMH&T will provide engineering and surveying services necessary to prepare construction plans and specifications for the storm sewer improvements. The scope of services will include:

1. Survey
 - a. Survey – Horizontal and vertical control will be established for a basis of design and construction. Topographic information necessary for the design will be acquired within

- or directly adjacent to the established right-of-way.
- b. EMH&T will review existing right-of-way and easement areas and prepare additional permanent easements (up to 5 total) for the project.

2. Preliminary Engineering (50% Plans)

- a. Review of existing site conditions, Record Plans, and right-of-way; and coordination with the City of Reynoldsburg.
- b. Creation of an electronic base map that is developed using topographic survey, GIS, record plan, and OUPS data.
- c. Preliminary Plans (50%) – These plans will illustrate the preliminary overall improvements for the storm sewer replacement projects. The plans will be set-up by “area” of storm improvement. EMH&T will meet with City staff to present the 50% design/cost estimate and to discuss comments compiled by City staff upon completion of the review. The 50% design will be provided to private utility owners to allow them to determine extent of impact from the proposed improvements.
- d. Preliminary concepts for site access and disturbed area along with maintenance of traffic schemes will be developed and presented to the City at the preliminary engineering phase.

3. Final Engineering

- a. EMH&T will incorporate City and private utility company comments into the final engineering design.
- b. Develop sedimentation and erosion control details and requirements and the final maintenance of traffic scheme for the improvements.
- c. Develop structural headwall details for Creekside Pl. culverts and/or coordinate with suppliers on precast solutions.
- d. Provide draft right-of-entry forms and plan sheet exhibits to the City for coordination with affected property owners.
- e. Pre-Final Plans (90%) – These plans will represent the near completion of the design phase of the project. EMH&T will meet with the City to review the 90% submission and again upon completion of the City’s review to discuss comments. Updated plans will be provided to the utility owners to allow for final determination of impact and to allow their relocation design to begin (if required). An updated opinion of probable construction cost will be provided as well.
- f. Final Plans (100%) – Final plans will be provided to the City for signature approval. These will have all comments (from all applicable reviewers) from the 90% submission addressed. A final opinion of probable construction cost will also be provided.

4. Utility Coordination and Permitting

- a. EMH&T will provide preliminary and final plan sets to the private utility companies for review and coordination. It is anticipated that one utility coordination meeting or site visit with utility companies to resolve conflicts if needed.
- b. The Creekside Place project will require the City to obtain US Army Corps of Engineers Nationwide No. 3 Permit for maintenance in the stream along with a floodplain construction permit.
 - i. EMH&T will prepare and submit applications to these permitting agencies for review and approval. Any permitting fees will be the responsibility of the City.

5. Bidding

- a. EMH&T will prepare the bidding documents and plan sets necessary to conduct public bidding for the construction of the improvement. It is assumed that we will provide 15 copies of the bid documents to the City. Tasks to be completed in conjunction with the

bidding phase will include:

- i. Bid document preparation
- ii. Advertisement preparation
- iii. Issuance of addenda, if necessary
- iv. Bid tabulation
- v. Review of bids and formal recommendation of award

The Scope of Services does not include engineering / contract administration services during the construction phase or any efforts subsequent to the awarding of the Contract. A proposal for construction administration and on-site representation services will be provided to the City when plans are completed and the project is ready for bidding.

Deliverables:

In conjunction with the services described herein, the following deliverables are planned:

- 50% Plan Submission
 - 3 - Plan Sets
 - Utility Submission (Number TBD)
 - 50% Opinion of Probable Construction Cost
- 90% Plan Submission
 - 3 – Plan Sets
 - Utility Submission (Number TBD)
 - 90% Opinion of Probable Construction Cost
- Final Plan Submission
 - 1- Plan set with mylar cover
 - Utility Submission (Number TBD)
 - Final Opinion of Probable Construction Cost
- Bidding
 - 15 Plan sets and bid document books
 - Addenda, If necessary
 - Formal bid tabulation
 - Letter of award recommendation

SCHEDULE

We are prepared to begin work identified in this proposal immediately upon receipt of Notice to Proceed. Assuming a Notice to Proceed is issued by the City in November 2016; we anticipate that the following schedule can be met.

Engineering Design Completion:	April 2017
Bid Advertisement and Opening:	May 2017
Notice of Award/Initiate Construction:	June 2017
Construction Complete:	October 2017

FEE

These services will be provided as per the conditions of our Professional Services Agreement and the associated Time Rates for the City. Fees for the work described within the Scope of Services shall not exceed Seventy-four Thousand, Nine Hundred Twenty-two dollars and no cents (\$74,922.00) without prior authorization from the City. Invoices will be submitted monthly and based on the progress of the work and are payable upon receipt.

City of Reynoldsburg
Storm Sewer Improvements

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These fees will not be exceeded without prior authorization from the City of Reynoldsburg. Should this scope increase to incorporate additional improvements, additional fees may be necessary to cover the cost of professional services.

EMH&T SERVICES FEE SUMMARY

Description of Service/Task	Fee
Surveying	\$11,684
Preliminary Engineering	\$22,003
Final Engineering	\$30,672
Permitting and Utility Coordination	\$ 7,088
Bidding	\$ 3,545
TOTAL FEE	\$74,922

Invoices will be submitted monthly and EMH&T services will be billed according to our contracted rate schedule.

If this description and estimated fee meet your approval, please authorize with your signature below. Please contact me at (614) 775-4555 if you have any questions.

Respectfully submitted,

EVANS, MECHWART, HAMBLETON & TILTON, INC.



Ryan M. Andrews, PE
Senior Project Manager

cc: Keith Kundtz, Street Superintendent

Acceptance and Authorization to Proceed:

Authorized Signature/Date

PO Number/Date

Print Name

Attachment: Proposal - 2017 Storm Improvements 9.27.16 (1559 : 2017 Storm Water Improvements)

Keith Kundtz
Street/Storm Water Superintendent
CITY OF REYNOLDSBURG
7806 EAST MAIN STREET
REYNOLDSBURG, OHIO 43068
(614)322-5800
KKUNDTZ@ci.reynoldsburg.oh.us

MEMORANDUM

Date: 9/30/16

To: Reynoldsburg City Council

CC: Mayor Brad McCloud, Auditor Richard Harris, Service Director Bill Sampson

RE: 2017 Storm Water Improvements

This legislation would authorize EMH&T to begin engineering and bidding services for the 2017 Storm Water improvements. The appropriation needed for design engineering and bidding services total \$74,922. After bids are received, we will return to Council with a contract. The anticipated total cost of the program including construction and all related engineering is estimated to be \$824,922. We will be paying for the engineering out of the Storm Water account and will be asking to Bond the project. We will be looking at a ten year Bond, which will be paid out of the Storm Water account.

1. Graham Road: The storm sewer along Graham Road between Palmer Road and the creek is in poor or failed condition as documented in the October 2014 CCTV investigation. This sewer, which totals 1,670 linear feet, is recommended for replacement. The anticipated cost of storm sewer replacement on Graham Road is approximately \$385,000.
2. Rodebaugh Road: A 254-ft long section of storm sewer just west of Brightstone Drive is in need of replacement. The approximate cost of this replacement is \$55,000.
3. Dickens Drive: The area near and behind the endwall at the Dickens Drive culvert has eroded away causing the pipe and endwall foundation to be exposed. In order to stabilize this area, rock channel protection must be added. This improvement will likely cost less than \$10,000.
4. Creekside Place: Three corrugated metal pipe storm crossings in Creekside place are showing signs of corrosion and structural failure. It is recommended that these sections of pipe be replaced to ensure structural reliability of the storm and roadway system in this area. The approximate cost of this improvement is approximately \$300,000.

We would like this legislation passed as an emergency on the second reading so we can move forward with engineering and put this out to bid at the same time as the water department projects. Please let me know if you have any questions. Thank you.

An appropriating of \$74,922.00 from Storm Water account (740) to 740.000.0160.5623, to cover the cost of preliminary engineering, final engineering and bidding services.

Attachment: 2017 storm water improvements memo (1559 : 2017 Storm Water Improvements)