

REGULAR PIQUA CITY COMMISSION MEETING  
TUESDAY, AUGUST 16, 2016  
7:30 PM  
COMMISSION CHAMBER – 2<sup>nd</sup> FLOOR  
201 WEST WATER STREET  
PIQUA, OHIO 45356

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

ANNOUNCEMENTS:

PROCLAMATION:

In Honor of former Mayor/Commissioner & City Employee – Mr. James Henderson

PRESENTATION:

Silver Pedal Challenge - Mr. Jim Hemmert / Mayor Hinds

REGULAR CITY COMMISSION MEETING

CONSENT AGENDA

1. APPROVAL OF MINUTES

Approval of the minutes from the August 2, 2016 Regular City Commission Meeting

OLD BUSINESS

2. ORD. NO. 11-16 (3<sup>rd</sup> Reading)

An Ordinance to levy special assessments to pay for the cost of nuisance abatement assessment

NEW BUSINESS

3. RES. NO. R-95-16

A Resolution of support for the development of State and US bicycle routes

4. RES. NO. R-96-16

A Resolution to approve the form and authorize the execution of a Power Sales Contract with American Municipal Power, Inc. and taking other actions in connection therewith regarding participation in the AMP Solar Project II

5. RES. NO. R-97-16

A Resolution establishing "Trick or Treat/Beggars' Night" in the City of Piqua

6. RES. NO. R-98-16

A Resolution requesting authorization to amend the bidding phase of the contract with Strand Associates, Inc. for additional expenses incurred during that phase of the New Central Zone Water Tower project

7. RES. NO. R-99-16

A Resolution authorizing the City Manager to apply for, accept, and enter into an Ohio Water Supply Revolving Loan Account Agreement on behalf of the City of Piqua for construction of the Central Zone Tower Project including the Drake Road water line extension and designating a dedicated repayment source for the loan

8. RES. NO. R-100-16

A Resolution for preliminary consent to award a contract to Chicago Bridge and Iron Company (CB&I) for the new Central Water Tower project

9. RES. NO. R-101-16

A Resolution for preliminary consent to award a contract to GM Pipeline, Inc. for the Drake Road Water Main Extension as part of the new Central Water Tower project

10. RES. NO. R-102-16

A Resolution for preliminary consent to award a contract to Strand Associates, Inc. for the construction administration and resident project representation for the Drake Road Water Main Extension as part of the new Central Water Tower project

11. RES. NO. R-103-16

A Resolution for preliminary consent to award a contract to Strand Associates, Inc. for the construction administration and resident project representation for the new Central Water Tower project

12. RES. NO. R-104-16

A Resolution authorizing a Professional Services Agreement with Pros Consulting Inc. for a Comprehensive Parks Master Plan

**PUBLIC COMMENT**

(This is an opportunity for citizens to address the City Commission regarding agenda items, issues, or to provide information. Comments are requested to be limited to five (5) minutes and specific questions should be addressed to the City Manager's office.)

**CITY MANAGER'S REPORT**

**COMMISSIONERS COMMENT**

**ADJOURNMENT**

**MINUTES  
PIQUA CITY COMMISSION  
Tuesday, August 2, 2016 7:30 P.M.**

Piqua City Commission met at 7:30 P.M. in the Municipal Government Complex Commission Chambers located at 201 W. Water Street. Mayor Hinds called the meeting to order. Also present were Commissioners Wilson, Vogt, Terry, and Martin. Absent: None.

**ANNOUNCEMENTS**

No one came forward at this time.

**RESIDENCE PRIDE AWARDS**

Katie & Josh Maxwell	917 Young Street
Deb Ruemmele & Stacy Stang	621 Caldwell
Tonya Bair	428 S. Roosevelt
Beverly & Clark Brown	321 Boone Street
Sarah Johnson	1515 Nicklin Avenue

Slides were shown of each of the Residence Pride Award Winners, and the resident's names were announced.

Mayor Hinds thanked all of the Residence Pride Award Winners for taking pride in their homes and in their neighborhoods.

**REGULAR CITY COMMISSION MEETING**

**Consent Agenda**

**Approval of Minutes**

Approval of the minutes from the June 16, 2016 Piqua City Commission Work Session, the July 14, 2016 Piqua City Commission Work Session, and the Regular Piqua City Commission Meeting of July 19, 2016

Moved by Commissioner Martin, seconded by Commissioner Wilson, to approve the Consent Agenda. Voice vote, Aye: Martin, Wilson, Hinds, Terry, and Vogt. Nay: None. Motion carried unanimously.

**OLD BUSINESS**

**ORD. NO. 11-16 (2nd Reading)**

An Ordinance to levy special assessments to pay for the cost of nuisance abatement assessment

Amy Welker, Health & Sanitation Director provided the Staff Report.

This is the second reading on Ordinance No. 11-16.

The city abates nuisance conditions such as mowing high grass, removing trash, trimming trees, and demolishing structures according to city code. Assessment takes place after the property owner has been notified and given time to comply with the code.

Ms. Welker stated there have been several residents who have paid their assessments, and there is an updated list in the Commissioners agenda packets.

**Public Comment**

No one came forward to speak for or against Ordinance 11-16.

Ordinance No. 11-16 was given a second reading.

**NEW BUSINESS**

**RES. NO. R-92-16**

A Resolution authorizing the City Manager to enter into a right of entry and indemnity agreement with CSX Transportation, Inc. for the painting of the CSX Railroad Bridge over US Route 36

City Manager Huff provided a brief background on the status of the painting of the CSX railroad bridge.

Amy Havenar, City Engineer provided the Staff Report.

As part of the painting of the CSX railroad bridge, the plans have to be reviewed by CSX Transportation (CSXT), and they must provide construction engineering and inspection and provide flagging services. The City must comply with the safety, insurance environmental, and various other requirements of CSXT. Once the agreement is signed, the City can proceed with awarding a contract for the bridge painting. The city is working with CXST to get the bridge painted.

Law Director Stacy Wall, provided additional information on several issues the city is discussing with CXS in the agreement. CSX is putting the full liability costs on the city, including if an incident occurs due to their own negligence. The city would have a huge liability with this contract. The city looked in possibly using the property maintenance code violation to site CSX for the bridge but they cannot be cited due to federal regulations, stated Ms. Wall.

City Manager Huff stated he has personally worked on the issue with CXS for two years now. CSX has no plans to paint the bridge themselves, and they will not allow any type of banner to be hung from the bridge either.

**Public Comment**

No one came forward to speak for or against Resolution No. R-92-16 at this time.

After a lengthy discussion the Commissioners decided to table Resolution No. R-92-16 at this time.

Moved by Commissioner Martin, seconded by Commissioner Vogt, to table Resolution No. R-92-16 at this time. Roll call vote, Aye: Terry, Martin, Vogt, Hinds, and Wilson. Nay: None. Motion carried unanimously. Mayor Hinds then declared Resolution No. R-92-16 tabled.

**RES. NO. R 93-16**

A Resolution awarding a contract to APBN, Inc. for the painting of the CSX Railroad Bridge over E. Ash Street

Amy Havenar, City Engineer, provided the Staff Report.

On June 30, 2016 five bids were received for the CSX Railroad Bridge Painting Project. The project will consist of the surface preparation of the existing structural steel and the repainting of the structural steel. The project also includes the maintenance of traffic associated with the lane closures on E. Ash Street to complete this work.

There was discussion on moving forward with the painting at this time due to the issues with the agreement the city is having with CSX on the agreement.

After a lengthy discussion it was moved by Commissioner Terry, seconded by Commissioner Wilson to amend Resolution No. 93-16 in Section 3 to add "*Contingent upon an approved agreement with CSX, which is the subject of Resolution No. R-92-16.*" Roll call vote, Aye: Hinds, Wilson and Terry. Nay, Vogt and Martin. Motion carried on a 3-2 vote to amend Resolution No. 93-16.

#### **Public Comment**

No one came forward to speak for or against Resolution No. R-93-16.

Moved by Commissioner Wilson, seconded by Commissioner Terry, that Resolution No. R-93-16 be adopted, as amended. Roll call vote, Aye: Hinds, Wilson, Terry, and Martin. Nay, Vogt. Motion carried on a 4-1. Mayor Hinds then declared Resolution No. R-93-16 adopted, as amended.

#### **RES. NO. R-94-16**

A Resolution imposing a moratorium for a period of one hundred and eighty days on the granting of any permit allowing retail dispensaries, cultivators, or processors of medical marijuana within the City of Piqua, Ohio and declaring an emergency

Stacy Wall, Law Director, provided the Staff Report.

House Bill 523 will become effective on September 8, 2016. Revised Code Section 3796.29 allows municipalities to prohibit and make/or limit the location or retail dispensaries, cultivators, and processors of medical marijuana within corporate limits. It is recommended that the City Administration review and make recommendation on this issue. By enacting a moratorium on the granting of permits within the City of Piqua this will allow the City time to accomplish these goals, stated Ms. Wall. By approving Resolution No. 94-16 the City Commission is hereby imposing a moratorium on permits for the establishment of retail dispensaries, cultivators, processors of medical marijuana for a period of one hundred and eighty 180 days from the effective date of the resolution, and directs that no permits shall be issued for these facilities during the 180 days.

Several of the Commissioners voiced their opinions on the issue and asked several questions.

#### **Public Comment**

No one came forward to speak for or against Resolution R-94-16 at this time.

Moved by Commissioner Martin, seconded by Commissioner Terry, that Resolution No. R-94-16 be adopted. Roll call vote, Aye: Hinds, Martin, Terry, and Wilson. Nay: Vogt. Motion carried 4-1 vote. Mayor Hinds then declared Resolution No. R-94-16 adopted.

#### **PUBLIC COMMENT**

Mike Sloan, Delaware Avenue, came forward and inquired about grass being mowed by the city, and the city issuing a notice to pay the fee. If the fee is not paid it is put on the property taxes. Mr. Sloan voiced his opinion on this.

Bill Jaqua, N. Sunset Dr. came forward stating his Catering Business has received more calls than they have ever received and provided information regarding the business, which is located in the City of Piqua.

#### **CITY MANAGER'S REPORT**

City Manager Huff stated August 2 was National Night Out with the Police Department, further stating there were 12 different neighborhoods having block parties. Last year there were only 2 block parties. This shows the Piqua Community is very much in support of our Police Department, stated City Manager Huff.

City Manager Huff provided information regarding the painting of the Fire Hydrants. They were all painted gray as a primer coat, and they will be painted red and white when completed.

City Manager Huff also announced the paving program with three major projects being done this year including alleys.

**COMMISSIONERS COMMENT**

Commissioner Vogt stated recently a letter went out in the Utility Bills informing citizens how to dispose of their grass clipping properly. Commissioner Vogt reminded citizens to clean the weeds and grass out of the cracks in their sidewalks and curbs.

Commissioner Wilson stated he attended the recent Grand Opening of the new McDonalds on E. Ash Street, further stating he was very impressed with the Scott Family and their dedication to the Veterans, and the Piqua Community.

Commissioner Wilson also stated the Third Ward Walk with the Mayor was held on Saturday July 30<sup>th</sup>, ending up at Susie's Big Dipper where he bought ice cream for all.

Commissioner Terry congratulated all of the Residence Pride Award Winners.

Mayor Hinds stated she is now connected to Snap Chat, thanks to a young Piqua citizen by the name of Haley.

Mayor Hinds thanked all citizens, businesses, and the Library for the beautiful Wave of Blue around the City showing support for the Police Officers.

Mayor Hinds reminded citizens the next Walk with the Mayor will take place in the 4<sup>th</sup> Ward and the date will be announced later.

Mayor Hinds announced that the Red Cross is offering free smoke alarms to anyone in need. They can contact the Red Cross at 937-332-1414 for further information on how to receive one.

Mayor Hinds stated she attend a gathering at the old UCC Church on Greene Street, now the Fusion. Fusion has received a \$25,000 Community Service Improvement Grant from Lowes with help Skills USA and the Upper Valley Career Center to make improvements to their facility.

Moved by Commissioner Vogt, seconded by Commissioner Martin, to adjourn from the Regular City Commission Meeting at 8:25 P.M. Voice vote, Aye: Martin, Vogt, Wilson, Terry, and Hinds. Nay: None.

\_\_\_\_\_  
KATHRYN B. HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION

**ORDINANCE NO. 11-16**

**AN ORDINANCE TO LEVY SPECIAL ASSESSMENTS  
TO PAY FOR THE COST OF NUISANCE ABATEMENT  
ASSESSMENT**

BE IT ORDAINED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that:

SEC. 1: The assessment of the cost and expense of improving a certain lot, as herein set out, by nuisance abatement on said property, as reported to this Commission in Exhibit "A" attached hereto, are hereby adopted and confirmed, and that there be and is hereby levied and assessed upon the lot improved by the aforementioned nuisance abatement, the amount reported as aforesaid which assessment, together with the description of said lot is now on file in the offices of the Clerk of this Commission, the Director of Health, and the Director of Finance and is not in excess of the special benefits to said property, and is not in excess of a statutory limitation. Said nuisance abatements are for grass and weed cutting, trash and debris removal, property maintenance improvements, demolition of structures, or similar actions.

SEC. 2: The total assessment against said lot shall be payable in cash or at the option of the owner, in two equal semiannual installments. All cash payments of assessments and installments shall be made to the Director of Health. All assessments and installments thereof remaining unpaid shall be certified by the Clerk of this Commission to the County Auditor, as provided by law, to be by him placed on the tax duplicate and collected as other taxes are collected. Said assessment shall include the cost of publishing and serving of any and all notices, ordinances and resolutions required.

SEC. 3: At any time after the adoption of this Ordinance should the City Law Director enter into a settlement with the property owner regarding his assessments, the Law Director shall have the authority to request the Auditor remove the assessment without any further action by the City Commission.

SEC. 4: This Ordinance is required to be effective immediately in order to submit assessment to the County Auditor's office by September 12, 2016; wherefore; this ordinance shall be in full force and effect immediately upon its passage.

1<sup>st</sup> Reading 7-19-2016  
2<sup>nd</sup> Reading 8-2-2016

\_\_\_\_\_  
KATHRYN HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	An Ordinance to Levy Special Assessments to Pay for the Cost of Nuisance Abatement Assessment		
<b>SUBMITTED BY</b>	Name & Title: Amy Welker, Director of Health & Sanitation		
	Department: Health		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input checked="" type="checkbox"/> Ordinance	<input type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director;		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>The city abates nuisance conditions on properties including mowing high grass, removing trash, trimming trees, and demolishing structures according to city code. Abatements take place after the property owner has been notified of the condition and given a timeframe to comply with the code. Failure to comply results in the abatement.</p> <p>The cost of the abatement plus an administration fee (\$35) is charged back to the property owner. Property owners are also subject to repeat offender charges for multiple violations in a year (\$100 3<sup>rd</sup> &amp; 4<sup>th</sup> offenses; \$500 5<sup>th</sup> or more offenses.) If the property owner fails to pay the abatement cost then the costs are certified to the county auditor to be placed on the property taxes. The auditor accepts these assessments once per year. This year the assessments are due to the auditor by September 12, 2016.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:		
	Expenditure \$:		
	Source of Funds:	Reimbursement of \$39,038.76	
	<b>Narrative:</b>	This ordinance will allow for the collection of \$39,038.76 which includes the cost to the city to hire contractors to complete the abatements and also administrative costs.	
<b>OPTIONS</b> (Include Deny /Approval Option)	1.	Pass the ordinance to assess the abatement costs.	
	2.	Do not pass the ordinance.	
	3.	Provide further direction to staff.	
	4.		
<b>PROJECT TIMELINE</b>	<p>First reading at the 7-19-16 meeting.          Second reading at the 8-2-16 meeting.          Third reading at the 8-16-16 meeting.          Assessments sent to county auditor by 9-12-16 (if passed)</p>		

<b>STAFF RECOMMENDATION</b>	Pass the ordinance to assess the abatement costs.
<b>ATTACHMENTS</b>	Exhibit A

2016 NUISANCE ABATEMENT ASSESSMENTS  
EXHIBIT "A"

3rd Reading August , 2016

	LOCATION	PARCEL ID	OWNER	INVOICE #	TYPE	TOTAL AMOUNT	DUE DEC 2016	DUE JUNE 2017
613	ADAMS STREET	N44-090720	GREGORY MCCLAY	2015-232	Grass	\$ 65.00	\$ 32.50	\$ 32.50
525	BOONE STREET	N44-010840	PAUL & DENISE REESE	2015-262	Grass	\$ 155.00	\$ 77.50	\$ 77.50
726	BOONE STREET	N44-018120	Sue Randall Wheaton	2015-201	Grass	\$ 540.00	\$ 270.00	\$ 270.00
726	BOONE STREET	N44-018120	Sue Randall Wheaton	2015-267	Grass	\$ 540.00	\$ 270.00	\$ 270.00
726	BOONE STREET	N44-018120	Sue Randall Wheaton	2015-244	Grass	\$ 540.00	\$ 270.00	\$ 270.00
726	BOONE STREET	N44-018120	Sue Randall Wheaton	16-007	Grass	\$ 550.00	\$ 275.00	\$ 275.00
726	BOONE STREET	N44-018120	Sue Randall Wheaton	16-059	Grass	\$ 540.00	\$ 270.00	\$ 270.00
1006	BOONE STREET	N44-024760	MATTHEW T HARTLEY	16-040	Grass	\$ 75.00	\$ 37.50	\$ 37.50
523	BRICE AVENUE	N44-029600	MICHAEL A BARHORST	2015-209	Grass	\$ 560.00	\$ 280.00	\$ 280.00
523	BRICE AVENUE	N44-029600	MICHAEL A BARHORST	2015-258	Grass	\$ 560.00	\$ 280.00	\$ 280.00
523	BRICE AVENUE	N44-029600	MICHAEL A BARHORST	16-061	Grass	\$ 560.00	\$ 280.00	\$ 280.00
523	BRICE AVENUE	N44-029600	MICHAEL A BARHORST	16-014	Grass	\$ 560.00	\$ 280.00	\$ 280.00
833	BRICE AVENUE	N44-036630	Michael & Teresa Poling	2015-277	Nuisance	\$ 75.00	\$ 37.50	\$ 37.50
624	BROADWAY	N44-005663	Teen Missions International	2015-257	Grass	\$ 540.00	\$ 270.00	\$ 270.00
624	BROADWAY	N44-005663	Teen Missions International	16-004	Grass	\$ 540.00	\$ 270.00	\$ 270.00
624	BROADWAY	N44-250450	Teen Missions International	16-058	Grass	\$ 560.00	\$ 280.00	\$ 280.00
823	BROADWAY	N44-005420	ROBERT L BASYE	2015-241	Grass	\$ 540.00	\$ 270.00	\$ 270.00
823	BROADWAY	N44-005420	ROBERT L BASYE	16-013	Grass	\$ 160.00	\$ 80.00	\$ 80.00
823	BROADWAY	N44-005420	ROBERT L BASYE	16-068	Grass	\$ 540.00	\$ 270.00	\$ 270.00
1606	BROADWAY	N44-049020	KENNETH F STAMBAUGH	2015-226	Grass	\$ 550.00	\$ 275.00	\$ 275.00
1606	BROADWAY	N44-049020	PRESTON RIDGE PARTNERS LLC	16-038	Grass	\$ 85.00	\$ 42.50	\$ 42.50
1716	BROADWAY	N44-048850	JEREMY & LUCILLE WAUGH	16-036	Grass	\$ 95.00	\$ 47.50	\$ 47.50
1016	CALDWELL STREET	N44-046320	REGINALD A CAVINDER	2015-203	Grass	\$ 85.00	\$ 42.50	\$ 42.50
1052	CALDWELL STREET	N44-015890	STEFANI N PIERCE	2015-115	Grass	\$ 160.00	\$ 80.00	\$ 80.00
1706	CAMBRIDGE STREET	N44-072065	GERALD & SCOTT MCAFFEE	16-053	Prop. Maint.	\$ 86.76	\$ 43.38	\$ 43.38
1706	CAMBRIDGE STREET	N44-072065	GERALD & SCOTT MCAFFEE	16-005	Grass	\$ 145.00	\$ 72.50	\$ 72.50
906	CAMP STREET	N44-052090	JAMES E CORDLE	16-027	Grass	\$ 95.00	\$ 47.50	\$ 47.50
906	CAMP STREET	N44-052090	JAMES E CORDLE	16-002	Prop. Maint.	\$ 159.46	\$ 79.73	\$ 79.73
114	CASSELL STREET	N44-022330	ANN E WEAD	2015-234	Grass	\$ 530.00	\$ 265.00	\$ 265.00
602	CLARK AVENUE	N44-032400	RAYMOND E ALEXANDER	16-015	Grass	\$ 175.00	\$ 87.50	\$ 87.50
218	CLEVELAND STREET	N44-042790	Eunice North & Kevin Curl	2015-235	Grass	\$ 560.00	\$ 280.00	\$ 280.00

218	CLEVELAND STREET	N44-042790	Eunice North & Kevin Curl	16-045	Grass	\$ 560.00	\$ 280.00	\$ 280.00
218	CLEVELAND STREET	N44-042790	Eunice North & Kevin Curl	16-003	Grass	\$ 560.00	\$ 280.00	\$ 280.00
318	CLEVELAND STREET	N44-043180	CHARLES E & JENNY E DODD	2015-231	Grass	\$ 180.00	\$ 90.00	\$ 90.00
516	COTTAGE AVENUE	N44-028840	DAYTHA E RANK	2015-222	Grass	\$ 75.00	\$ 37.50	\$ 37.50
908	COVINGTON AVENUE	N44-097040	DONALD ALLAN MEARS	2015-237	Grass	\$ 140.00	\$ 70.00	\$ 70.00
1027	COVINGTON AVENUE	N44-030030	LIIETTE REALTY II LLC	2015-233	Grass	\$ 75.00	\$ 37.50	\$ 37.50
1437	COVINGTON AVENUE	N44-093040	G R HARDESTY	16-069	Grass	\$ 155.00	\$ 77.50	\$ 77.50
211	DREXEL AVENUE	N44-049950	RICHARD D SCHWARTZ	2015-208	Grass	\$ 75.00	\$ 37.50	\$ 37.50
309	E GREENE STREET	N44-016730	ROSE TRACEY	16-034	Grass	\$ 95.00	\$ 47.50	\$ 47.50
309	E GREENE STREET	N44-016730	ROSE TRACEY	2015-206	Grass	\$ 85.00	\$ 42.50	\$ 42.50
311	E GREENE STREET	N44-045450	US BANK NA	16-035	Grass	\$ 95.00	\$ 47.50	\$ 47.50
224	E MAIN STREET	N44-045100	BCA GROUP LLC	2015-275	Grass	\$ 45.00	\$ 22.50	\$ 22.50
343	E MAIN STREET	N44-099020	ERICA R MILLET	16-025	Grass	\$ 115.00	\$ 57.50	\$ 57.50
209	E NORTH STREET	N44-002800	PATRICK J JACOMET	2015-200	Grass	\$ 130.00	\$ 65.00	\$ 65.00
314	E NORTH STREET	N44-054480	Robert & Donna Walker	2015-224	Prop. Maint.	\$ 106.00	\$ 53.00	\$ 53.00
358	ELLERMAN STREET	N44-031320	MARY C ATKINS	16-064	Grass	\$ 140.00	\$ 70.00	\$ 70.00
358	ELLERMAN STREET	N44-031320	MARY C ATKINS	16-024	Grass	\$ 130.00	\$ 65.00	\$ 65.00
1148	FISHER DRIVE	N44-058820	MICHAEL J HALL	16-043	Grass	\$ 95.00	\$ 47.50	\$ 47.50
204	FOURTH STREET	N44-043760	TIMOTHY & KAREN GOOD	16-074	Grass	\$ 550.00	\$ 275.00	\$ 275.00
322	GORDON STREET	N44-014210	JERRY FISHER	16-072	Grass	\$ 65.00	\$ 32.50	\$ 32.50
507	GRAY STREET	N44-035460	GARY DITMER	2015-260	Grass	\$ 540.00	\$ 270.00	\$ 270.00
1009	HANCOCK STREET	N44-038310	Peter & Lisa Kelly	2015-268	Nuisance	\$ 20.00	\$ 10.00	\$ 10.00
329	HARRISON STREET	N44-054300	Mary Lou Kindell	16-055	Grass	\$ 130.00	\$ 65.00	\$ 65.00
329	HARRISON STREET	N44-054300	Mary Lou Kindell	16-023	Grass	\$ 65.00	\$ 32.50	\$ 32.50
329	HARRISON STREET	N44-054300	Mary Lou Kindell	2015-256	Grass	\$ 75.00	\$ 37.50	\$ 37.50
120	HARVARD STREET	N44-054880	Robert Fraley	2015-278	Nuisance	\$ 50.00	\$ 25.00	\$ 25.00
301	KIENLE DRIVE	N44-074755	F-O-E PIQUA-AERIE #614 INC	2015-213	Grass	PAID		
301	KIENLE DRIVE	N44-074755	F-O-E PIQUA-AERIE #614 INC	16-076	Grass	PAID		
301	KIENLE DRIVE	N44-074755	F-O-E PIQUA-AERIE #614	16-028	Grass	PAID		
517	KITT STREET	N44-030690	KEVIN K CAVENDER	2015-217	Grass	\$ 75.00	\$ 37.50	\$ 37.50
919	MADISON AVENUE	N44-025690	Robert C Burns	2015-243	Prop. Maint.	\$ 220.00	\$ 110.00	\$ 110.00
1200	MADISON AVENUE	N44-026660	PAUL & CRYSTAL SEITER	16-042	Grass	\$ 135.00	\$ 67.50	\$ 67.50
1306	MADISON AVENUE	N44-027140	ALLAN D DENSON	2015-242	Grass	\$ 75.00	\$ 37.50	\$ 37.50
617	MANIER AVENUE	N44-046880	CHRISTOPHER COMOLLI	2015-238	Grass	\$ 95.00	\$ 47.50	\$ 47.50

2016 NUISANCE AB/ IENT ASSESSMENTS  
EXHIBIT "A"

3rd Reading August , 2016

305	MCKINLEY AVENUE	N44-059000	SHIRLEY A BELL	16-021	Grass	\$ 130.00	\$ 65.00	\$ 65.00
305	MCKINLEY AVENUE	N44-059000	SHIRLEY A BELL	16-077	Grass	\$ 150.00	\$ 75.00	\$ 75.00
427	MCKINLEY AVENUE	N44-033620	MARY LOU KINDELL	2015-202	Grass	\$ 550.00	\$ 275.00	\$ 275.00
427	MCKINLEY AVENUE	N44-033620	MARY LOU KINDELL	16-078	Grass	\$ 530.00	\$ 265.00	\$ 265.00
427	MCKINLEY AVENUE	N44-033620	MARY LOU KINDELL	16-041	Grass	\$ 140.00	\$ 70.00	\$ 70.00
427	MCKINLEY AVENUE	N44-033620	MARY LOU KINDELL	2015-270	Grass	\$ 550.00	\$ 275.00	\$ 275.00
500	MCKINLEY AVENUE	N44-035320	KENNETH E HUBER	2015-221	Grass	\$ 560.00	\$ 280.00	\$ 280.00
500	MCKINLEY AVENUE	N44-035320	KENNETH HUBER JR	2015-271	Grass	\$ 550.00	\$ 275.00	\$ 275.00
500	MCKINLEY AVENUE	N44-035320	KENNETH E HUBER	16-063	Grass	\$ 540.00	\$ 270.00	\$ 270.00
500	MCKINLEY AVENUE	N44-035320	KENNETH E HUBER	16-020	Grass	\$ 560.00	\$ 280.00	\$ 280.00
707	MCKINLEY AVENUE	N44-038450	Delmar Crowell	16-060	Grass	\$ 140.00	\$ 70.00	\$ 70.00
707	MCKINLEY AVENUE	N44-038450	Delmar Crowell	16-008	Grass	\$ 150.00	\$ 75.00	\$ 75.00
707	MCKINLEY AVENUE	N44-038450	Delmar Crowell	2015-269	Grass	\$ 540.00	\$ 270.00	\$ 270.00
508	N COLLEGE STREET	N44-250565	VISION APOSTOLIC TEMPLE	16-049	Grass	\$ 55.00	\$ 27.50	\$ 27.50
901	NICKLIN AVENUE	N44-053400	SECRETARY OF HOUSING	16-039	Grass	\$ 95.00	\$ 47.50	\$ 47.50
910	PARK AVENUE	N44-051990	Anna Stonerock	2015-266	Grass	\$ 75.00	\$ 37.50	\$ 37.50
200	Race St.	N44-017000	FIFTH THIRD MORTGAGE COMPAN	2015-264	Grass	\$ 75.00	\$ 37.50	\$ 37.50
514	RIVERSIDE DRIVE	N44-018500	JORDAN M FRANTZ	16-011	Grass	\$ 75.00	\$ 37.50	\$ 37.50
117	RIVERSIDE DRIVE	N44-003530	RONALD D & DEBRA S ANTHONY	2015-204	Grass	\$ 30.00	\$ 15.00	\$ 15.00
524	RIVERSIDE DRIVE	N44-039520	Douglas & Pamela Harshbarger	16-048	Grass	\$ 105.00	\$ 52.50	\$ 52.50
524	RIVERSIDE DRIVE	N44-039520	Douglas & Pamela Harshbarger	2015-220	Grass	\$ 135.00	\$ 67.50	\$ 67.50
431	S DOWNING STREET	N44-007570	LIETTE REALTY	16-075	Grass	\$ 75.00	\$ 37.50	\$ 37.50
501	S DOWNING STREET	N44-007550	JEFFRY L CREAGER	2015-253	Grass	\$ 115.00	\$ 57.50	\$ 57.50
535	S MAIN STREET	N44-016450	ASHTON P SMITH	2015-223	Grass	\$ 140.00	\$ 70.00	\$ 70.00
755	S MAIN STREET	N44-052160	THOMAS & ROSELLA MONTJOY	16-047	Grass	\$ 75.00	\$ 37.50	\$ 37.50
503	S ROOSEVELT AVENUE	N44-020070	ANITA L MCCRARY	16-029	Grass	\$ 75.00	\$ 37.50	\$ 37.50
503	S ROOSEVELT AVENUE	N44-020070	ANITA L MCCRARY	16-070	Grass	\$ 65.00	\$ 32.50	\$ 32.50
519	S ROOSEVELT AVENUE	N44-020010	EDWIN LIETTE	2015-215	Grass	\$ 75.00	\$ 37.50	\$ 37.50
229	S WAYNE STREET	N44-003890	JOHN & DONNA BLANTON	16-022	Grass	\$ 65.00	\$ 32.50	\$ 32.50
432	S WAYNE STREET	N44-007310	HARBOUR PORTFOLIO VI LP	16-080	Grass	\$ 75.00	\$ 37.50	\$ 37.50
505	SOUTH	N44-039710	VICTORIA M BOLIN	16-066	Grass	\$ 115.00	\$ 57.50	\$ 57.50
342	SOUTH	N44-020000	ANGELA K YOUNG	2015-214	Grass	\$ 540.00	\$ 270.00	\$ 270.00
342	SOUTH	N44-020000	ANGELA K YOUNG	2015-252	Grass	\$ 540.00	\$ 270.00	\$ 270.00
209	THIRD STREET	N44-043240	MORGAN L HUGHES	16-054	Grass	\$ 165.00	\$ 82.50	\$ 82.50

2016 NUISANCE AB /IENT ASSESSMENTS

3rd Reading Augu. , 2016

EXHIBIT "A"

1126	VAN WAY	N44-077560	CHRISTOPHER & CYNTHIA EISEN	2015-274	Nuisance	\$	55.00	\$	27.50	\$	27.50
815	VINE STREET	N44-027230	DALE ROBERT TIDERINGTON	16-051	Grass	\$	140.00	\$	70.00	\$	70.00
815	VINE STREET	N44-027230	DALE ROBERT TIDERINGTON	2015-229	Grass	\$	40.00	\$	20.00	\$	20.00
815	VINE STREET	N44-027230	DALE ROBERT TIDERINGTON	2015-225	Grass	\$	540.00	\$	270.00	\$	270.00
317	VIRGINIA STREET	N44-019157	NICOLE R PAYNE	2015-249	Grass	\$	540.00	\$	270.00	\$	270.00
317	VIRGINIA STREET	N44-019157	NICOLE R PAYNE	16-033	Grass	\$	140.00	\$	70.00	\$	70.00
317	VIRGINIA STREET	N44-019157	NICOLE R PAYNE	16-062	Grass	\$	140.00	\$	70.00	\$	70.00
620	W ASH STREET	N44-014880	STEVEN L SHAFER	2015-265	Nuisance	\$	160.00	\$	80.00	\$	80.00
720	W ASH STREET	N44-024210	CHRISTIANA TRUST	16-009	Grass	\$	235.00	\$	117.50	\$	117.50
312	W HIGH STREET	N44-073660	YOUAKIM LLC	16-079	Grass	\$	45.00	\$	22.50	\$	22.50
424	W HIGH STREET	N44-008530	ELIZABETH HERTLEIN-LAND	2015-248	Grass	\$	95.00	\$	47.50	\$	47.50
809	W WATER STREET	N44-020850	BENJAMIN & CHRISTINA MARKOV	16-031	Grass	\$	75.00	\$	37.50	\$	37.50
820	W WATER STREET	N44-020700	DEAN EDWARD WHITLOW	16-032	Grass	\$	180.00	\$	90.00	\$	90.00
820	W WATER STREET	N44-020700	DEAN EDWARD WHITLOW	16-073	Grass	\$	590.00	\$	295.00	\$	295.00
820	W WATER STREET	N44-020700	DEAN EDWARD WHITLOW	2015-228	Grass	\$	320.00	\$	160.00	\$	160.00
617	WEBER STREET	N44-039830	BAYVIEW LOAN SERVICING LLC	2015-250	Grass	\$	75.00	\$	37.50	\$	37.50
617	WEBER STREET	N44-039830	BAYVIEW LOAN SERVICING LLC	16-071	Grass	\$	540.00	\$	270.00	\$	270.00
617	WEBER STREET	N44-039830	BAYVIEW LOAN SERVICING LLC	16-017	Grass	\$	160.00	\$	80.00	\$	80.00
809	WILSON AVENUE	N44-038680	SHARON FERREE	16-018	Grass	\$	540.00	\$	270.00	\$	270.00
809	WILSON AVENUE	N44-038680	SHARON FERREE	16-065	Grass	\$	540.00	\$	270.00	\$	270.00
809	WILSON AVENUE	N44-038680	SHARON FERREE	2015-240	Grass	\$	540.00	\$	270.00	\$	270.00
623	WOOD STREET	N44-020130	James Creager II	2015-251	Grass	\$	540.00	\$	270.00	\$	270.00
623	WOOD STREET	N44-020130	James Creager II	2015-210	Grass	\$	140.00	\$	70.00	\$	70.00
623	WOOD STREET	N44-020130	James Creager II	16-082	Grass	\$	540.00	\$	270.00	\$	270.00
623	WOOD STREET	N44-020130	James Creager II	16-019	Grass	\$	520.00	\$	260.00	\$	260.00
419	Y STREET	N44-098560	EDWARD J MCCROSSIN	2015-207	Grass	\$	550.00	\$	275.00	\$	275.00
419	Y STREET	N44-098560	EDWARD J MCCROSSIN	2015-259	Grass	\$	560.00	\$	280.00	\$	280.00
419	Y STREET	N44-098560	EDWARD J MCCROSSIN	16-067	Grass	\$	530.00	\$	265.00	\$	265.00
419	Y STREET	N44-098560	EDWARD J MCCROSSIN & RAMONA	16-012	Grass	\$	580.00	\$	290.00	\$	290.00
429	YOUNG STREET	N44-045680	JASON D WACKLER	2015-211	Grass	\$	75.00	\$	37.50	\$	37.50
431	YOUNG STREET	N44-045680	JASON D WACKLER	2015-255	Grass	\$	530.00	\$	265.00	\$	265.00
431	YOUNG STREET	N44-045680	JASON D WACKLER	16-052	Prop. Maint.	\$	571.54	\$	285.77	\$	285.77
431	YOUNG STREET	N44-045680	JASON D WACKLER	16-056	Grass	\$	540.00	\$	270.00	\$	270.00
431	YOUNG STREET	N44-045680	JASON D WACKLER	16-030	Grass	\$	140.00	\$	70.00	\$	70.00

2016 NUISANCE ABANDONED ASSESSMENTS  
EXHIBIT "A"

3rd Reading August, 2016

434	YOUNG STREET	N44-022420	BERTIE C COFFEE	2015-219	Grass	\$ 550.00	\$ 275.00	\$ 275.00
434	YOUNG STREET	N44-022420	BERTIE C COFFEE	16-006	Grass	\$ 540.00	\$ 270.00	\$ 270.00
434	YOUNG STREET	N44-022420	BERTIE C COFFEE	2015-254	Grass	\$ 550.00	\$ 275.00	\$ 275.00
434	YOUNG STREET	N44-022420	BERTIE C COFFEE	16-057	Grass	\$ 560.00	\$ 280.00	\$ 280.00
						\$ 37,438.76		

RESOLUTION NO. R-95-16

A RESOLUTION OF SUPPORT FOR THE DEVELOPMENT OF STATE AND US BICYCLE ROUTES

WHEREAS, bicycle tourism is a growing industry in North America, contributing \$133 billion a year to the economies of communities that provide facilities for such tourists; and,

WHEREAS, the American Association of State Highway and Transportation Officials (AASHTO) and the Ohio Department of Transportation (ODOT) desire to designate a series of corridors crossing Ohio to be developed as various US and State Bicycle Routes, including USBR 25 and SBR 36 as shown on the map included herewith; and,

WHEREAS, the Adventure Cycling Association and various stakeholder interests have examined the proposed routes, found the routes to be suitable, and desire that the routes be designated so that they can be mapped and signed, thereby promoting bicycle tourism in our area; and,

WHEREAS, the Ohio Department of Transportation will provide and install the initial signage necessary to designate the routes and the local jurisdictions will assume all responsibility for the maintenance of the signage following the initial installation; and,

WHEREAS, the Ohio Department of Transportation seeks the approval and support of the affected local jurisdictions through which the routes will traverse.

NOW, THEREFORE BE IT RESOLVED by the City Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected or appointed thereto, hereby approves of and supports:

SEC. 1: The development of State and US Bicycle Routes by the American Association of State Highway and Transportation Officials and the Ohio Department of Transportation.

SEC. 2: The official designation of USBR 25 and SBR 36 by the American Association of State Highway and Transportation Officials and the Ohio Department of Transportation.

SEC. 3: The publicizing of the official route designations and the promotion of the official routes as a tourism attraction by Adventure Cycling Association and other tourism agencies.

SEC. 4: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B. HINDS, COMMISSIONER

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL, CLERK



# Commission Agenda Staff Report

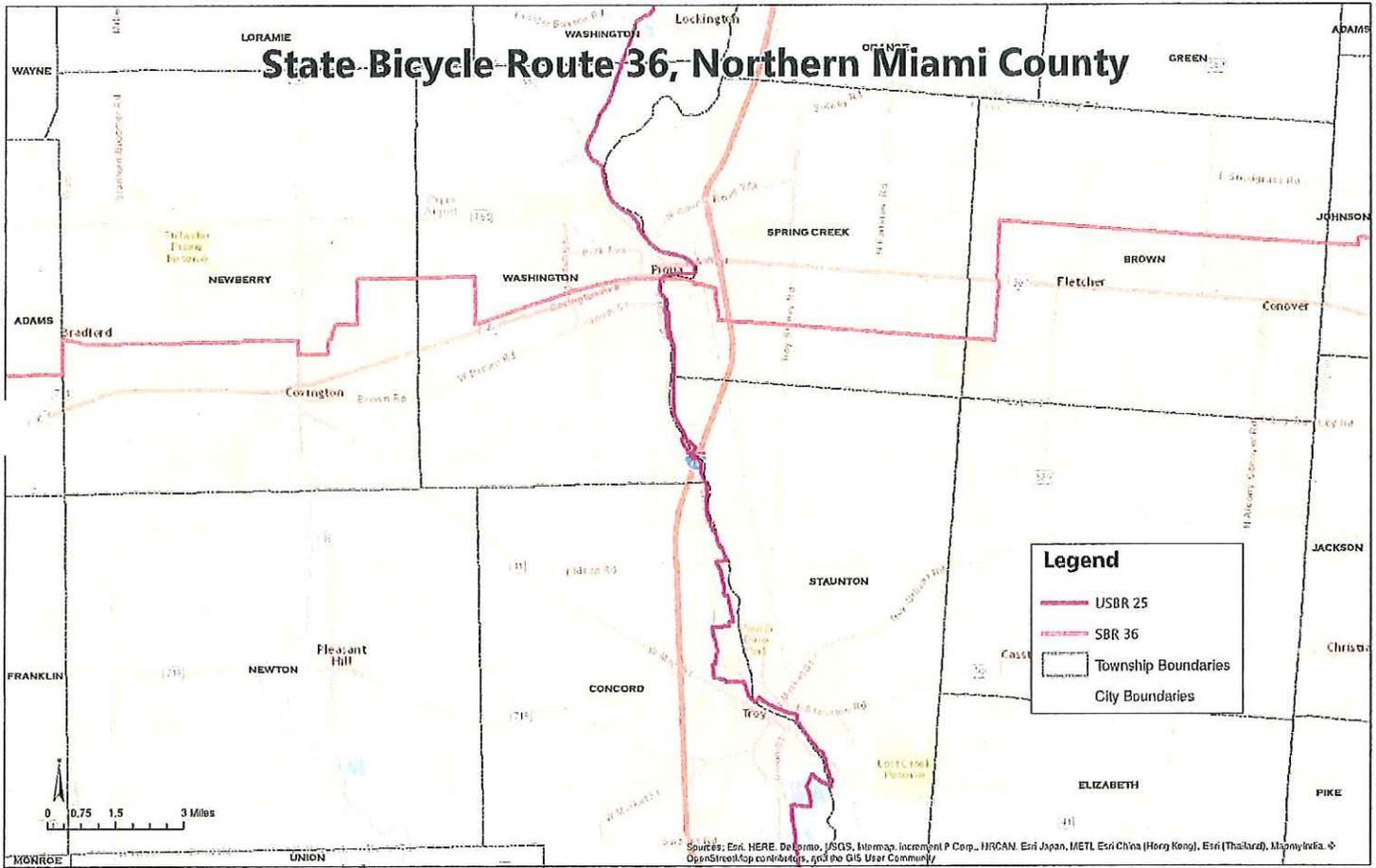
Item # 3

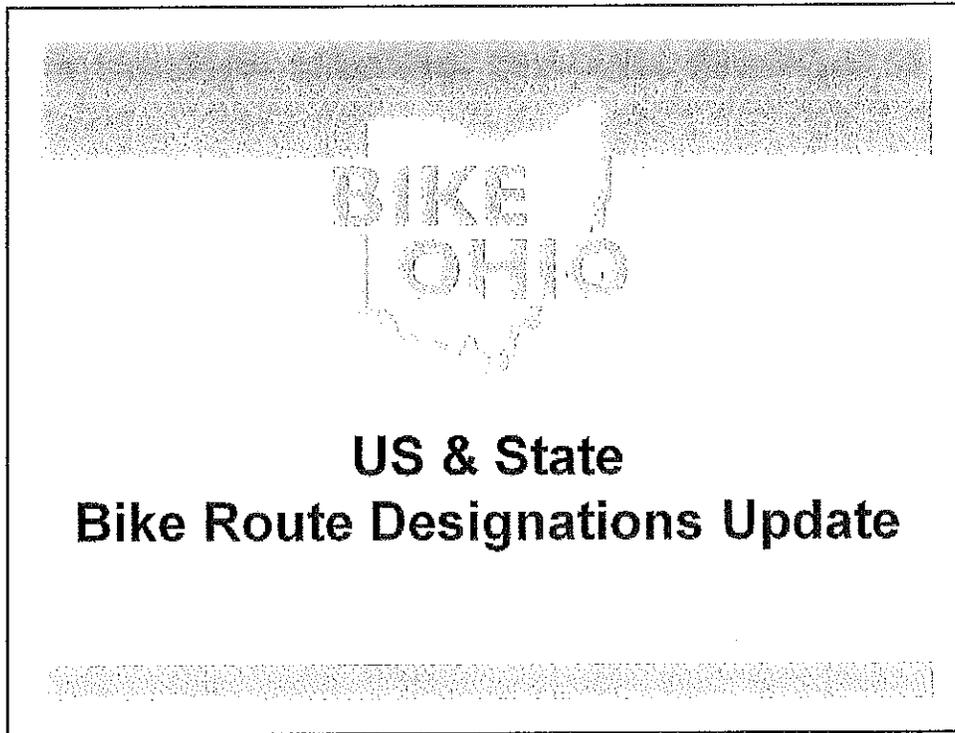
<b>MEETING DATE</b>	August 9, 2016		
<b>REPORT TITLE</b> (Match resolution/ordinance title)	A RESOLUTION OF SUPPORT FOR THE DEVELOPMENT OF STATE AND US BICYCLE ROUTES		
<b>SUBMITTED BY</b>	Chris Schmiesing, City Planner		
	Development Department		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input checked="" type="checkbox"/> Asst. City Manager/Development		<input checked="" type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> City Planner		<input checked="" type="checkbox"/> Planning Commission
<b>BACKGROUND</b> (Description, background, justification)	<p>Ohio Department of Transportation (ODOT) desires to designate a series of corridors crossing Ohio to be developed as various U.S. and State Bicycle Routes, including USBR 25 and SBR 36.</p> <p>ODOT will provide and install the initial signage necessary to designate the routes and the local jurisdictions will assume all responsibility for the maintenance of the signage following the initial installation.</p> <p>ODOT is requesting the approval and support of the affected local jurisdictions through which the routes will traverse.</p>		
<b>BUDGET/FINANCIAL IMPACT</b> (Project costs and funding sources)	Budgeted \$:	\$0	
	Expenditure \$:	\$0	
	Source of Funds:	Street Fund (future maintenance)	
	Narrative:	The designation of U.S. and State Bike Routes through Piqua will further bolster local efforts to fully realize the economic impact potential of the regional and local trail system.	
<b>OPTIONS</b> (Include deny /approval option)	1.	Adopt the resolution to authorize the designation of the routes.	
	2.	Defeat the resolution to reject the designation of the routes.	
<b>PROJECT TIMELINE</b>	<p>October 2016 – Secure Local Approvals</p> <p>2016 - 2017 – Install signs</p>		
<b>STAFF RECOMMENDATION</b>	Approve the proposed resolution.		

**ATTACHMENTS**

Bike Routes Map

# State Bicycle Route 36, Northern Miami County





Good afternoon!

Thank you for inviting me to update you on Ohio's initiative to develop a US and State bike route network.

## **Bikes Mean Business**

BIKE  
2016

Contribute \$133 Billion annually to US Economy

Support nearly 1.1 Million jobs across the US

Produce \$53.1 Billion annually in retail sales and services

Before we dive into the details and I give you an update, I'd like to share a little background about bicycling and its positive impact on the American economy.

As you may know... Bikes Mean Business!

They contribute \$133 Billion annually to US Economy

support nearly 1.1 Million jobs across the country and

produce \$53.1 Billion annually in retail sales and services

## **Bike Projects — More Bang for Your Buck!**

BUSINESS  
2011

**Generate \$17.7 Billion** annually in local, state and federal income and sales tax

Bike infrastructure projects are more labor intensive, resulting in more jobs than roadway projects that are materials intensive

We also know that projects that improve the environment for bicyclists generate sales and income tax, and put people to work. That's because bicycle projects are more labor intensive requiring more people ... Although they generally cost less to build. Projects that focus on roadways are more materials intensive.

## **Bikes Save Money Too!**

**BIKES  
Ohio**

**Lower travel costs = More \$ spent at local businesses**

**Active transportation = Reduced employee health costs**

**Bike parking costs significantly less than traditional car parking**

Plus bicycling saves employers and individuals money

When you bicycle for transportation your travel costs are lower. This gives people more income to spend on other things at local businesses instead – like coffee!!

Active employees are healthier employees. They have fewer chronic diseases and their overall health care costs are lower.

Plus it's a lot less expensive to add bicycle parking than car parking.

## What is a Bike Route?

Bike  
Ohio

- Connects urban, suburban & rural areas
- 8,043 miles of U.S. Bicycle Routes have been established in 16 states.
- 40+ states are working to create U.S. Bicycle Routes



Now here's a quick overview about what a bike route is.

A bike route connects urban, suburban and rural areas. They can connect scenic, cultural and/or historic destinations and attractions in your community

To date 8,043 miles of U.S. Bicycle Routes have been established in 16 states. In total, more than 40 states are working to create U.S. Bicycle Routes.

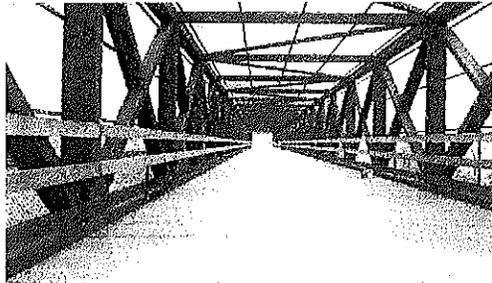
This is an extension of the Mad River Trail here in Ohio.

## What is a Bike Route?

Bike  
Routes

- **Bike routes — combination of trails and on-road facilities**

- ODOT encourages off-road trails wherever possible.
- Considerations
  - Speeds
  - Shoulder widths
  - Traffic volumes
  - Pavement conditions
  - Topography



- **NOT a construction project!**

Bike routes are usually a combination of trails and on-road facilities. ODOT encourages off-road trails wherever possible. When routes are placed on roads, a range of safety conditions are taken into consideration:

Speed limit – the lower the better

Shoulder width – the wider the better, at least four feet is desired

Traffic volumes (both total and truck) – lower traffic volumes are better for bicycling

Pavement conditions – the smoother the better; avoid gravel where possible

Topography – flatter is better

The big thing to remember is that designating a bike route is NOT a construction project.

## The Goal?

Bike  
Ohio

- Identify the safest
- Most connected places to ride a bike — today



However, this **IS** an effort to identify the safest, most connected places to ride a bike **today**

ODOT works with the American Association of State Highway and Transportation Officials to propose and approve bike routes.

It is **not** intended to identify all the bike improvements we would like to see throughout the state.

Keep in mind that ODOT is working with its partners around Ohio to improve bike facilities statewide.

Here's a trail running through Downtown Columbus that is part of the Scioto Greenway.

## 4 Proposed US Bike Routes in Ohio

Bike  
Ohio

### US Bike Route 21

- Lexington, KY- Cincinnati-  
Columbus-Cleveland

### US Bike Route 25

- Louisville, KY-Cincinnati-  
Dayton-Toledo-Detroit

### US Bike Route 30

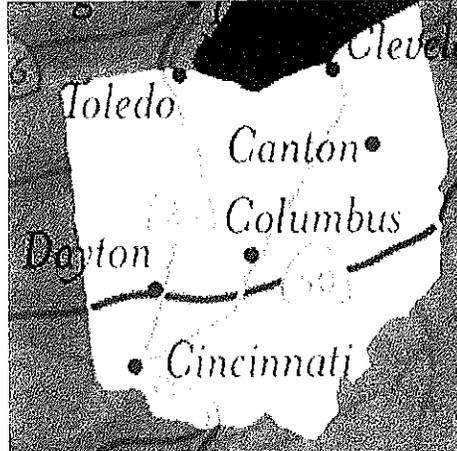
- Detroit-Toledo-Cleveland-  
Erie, PA

### US Bike Route 40

- New York City-Youngstown-  
Canton-Mansfield-  
Ft. Wayne, IN

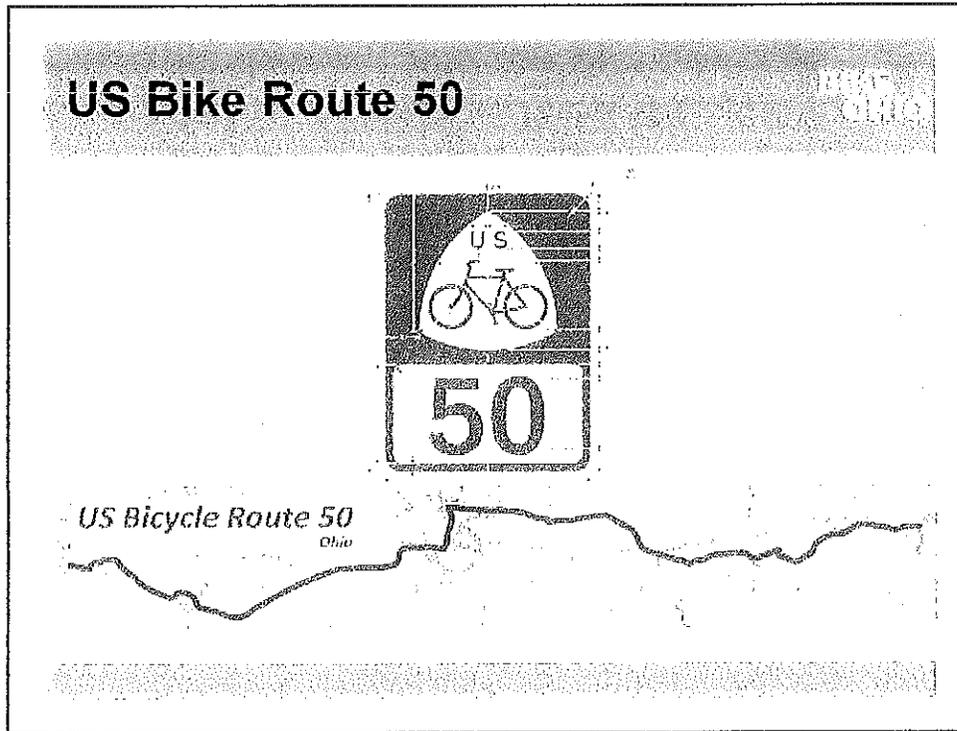
### US Bike Route 50

- Richmond, IN-Dayton-  
Columbus-Newark-  
Steubenville-Pittsburgh, PA



These are the US routes we are designating around the state.

Four are underway. One is complete -- US Bike Route 50.



When fully designated, USBR 50 will run across the country from California to Washington, DC.

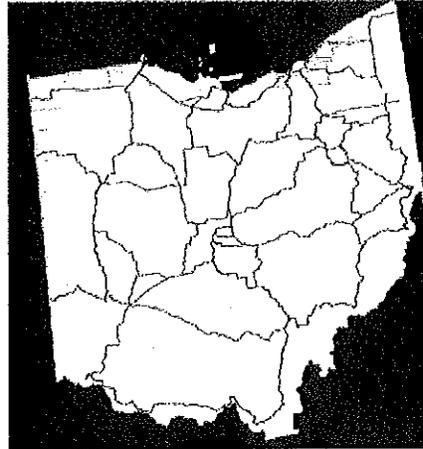
ODOT is signing US Bike Route 50 this summer. We're really excited to finalize Ohio's portion!

In fact some of you may have been contacted about sign placement locations.

## 15 Proposed Ohio Bike Routes

Bicycle  
Ohio

- SBR 10
- SBR 20
- SBR 23
- SBR 32
- SBR 39
- SBR 47
- SBR 52
- SBR 60
- SBR 62
- SBR 65
- SBR 70
- SBR 71
- SBR 77
- SBR 80
- SBR 95



Here are the 17 state bicycle routes that being designated in Ohio. ~~In our area, (DISTRICT #) this includes NAME ROUTES~~

As you may know, these routes were first calculated by a computer and then ridden by some of you last fall to make sure that they meet bicyclists' needs.

And in some cases, you'll notice that safest routes between cities and towns is not always the shortest.

As this map shows, state routes connect large metropolitan areas in Ohio

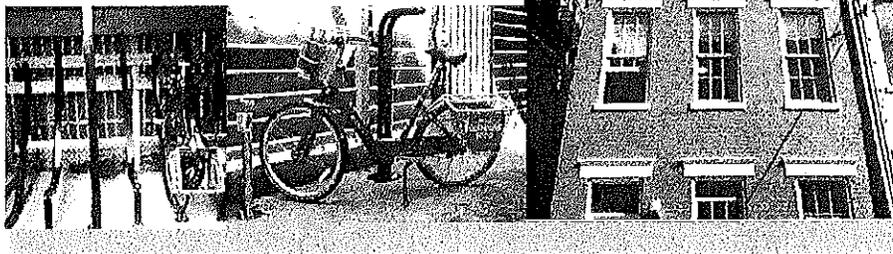
US routes connect the entire country.

All of them connect people to each other, jobs and recreation.

## How Do Bike Routes Make That Happen?

### Abigail Apartments, Cincinnati

Bike Friendly Destination  
No dedicated car parking  
Multiple bike amenities



Another way bike routes connect local communities is by making them more appealing to new residents, especially young professionals who want options when it comes to how they get around.

A new urban redevelopment project near downtown Cincinnati is a great example of this. Abigail Apartments, located in the Pendleton neighborhood, were created from a tenement building constructed in the 1870s. Its target residents are young professionals, never nesters and empty nesters.

The building does not have any designated on-street parking. But, it does have multiple bike amenities – as seen here – dedicated bicycle lockers for residents, and a fully-outfitted bicycle workstation complete with bicycle stand, pump and repair tools. Residents also can buy a membership to Cincy Red Bike - the local bike share - for half price. And for those who want a car-light lifestyle (and not totally car free), there's a car share station close by.

Local bicycle advocacy group Queen City Bikes named Abigail Apartments the city's first residential Bike Friendly Destination.

## How Do Bike Routes Make That Happen?

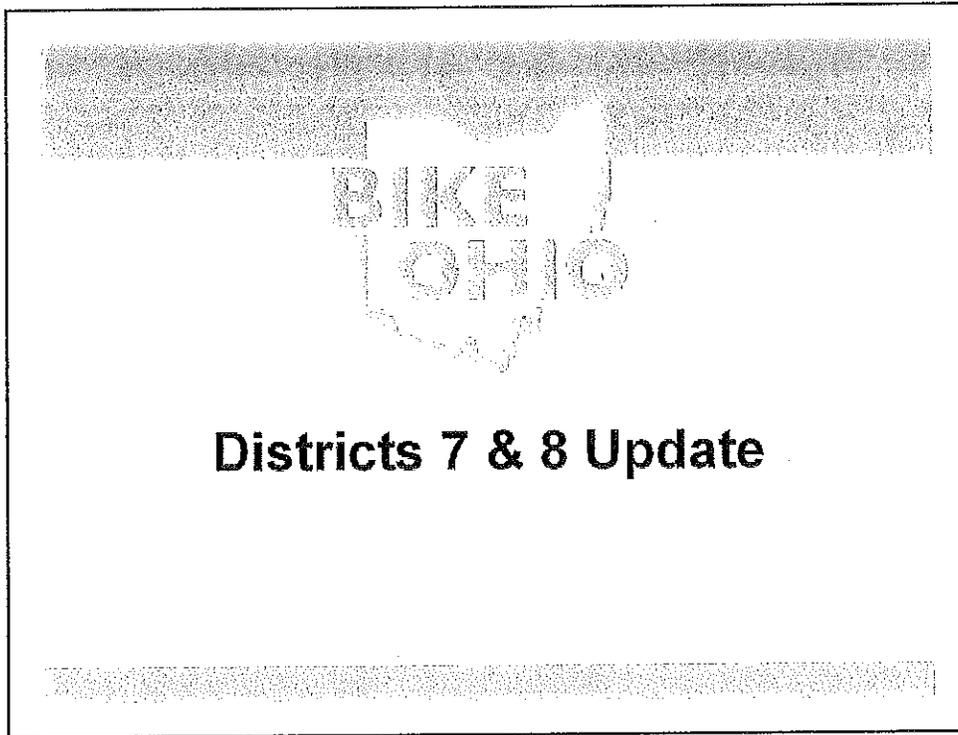
Squire Patton Boggs, Cleveland  
Silver Level Bike Friendly Business  
Supports Commuter and Recreational  
Cycling



Up on Lake Erie, law firm Squire Patton Boggs earned a Silver Bike Friendly Business designation for its multiple efforts to support and encourage bicycling among its staff. In fact, Squire Patton is the first Silver recipient in Northeast Ohio and 1 of 29 Bike Friendly Businesses statewide.

So how did a firm that doesn't have bikes as part of its core business earn this prestigious recognition?

- A combination of environmental awareness – their bike committee grew out of their green committee...
- Multiple champions in the firm who support and encourage bicycle commuters, as well as recreational cyclists...
- And a dash of fun added for good measure resulted in a winning combination. The firm participates in multiple local fundraising rides, sponsors The Bike Locker for local bike commuters, has attorneys who are commuter cyclists and hosts social events like biking to lunch, Bike to Work day and weekend rides.
- Staff also worked with their landlord to improve the bicycle parking in their building through Cleveland's Bike Rack ordinance.

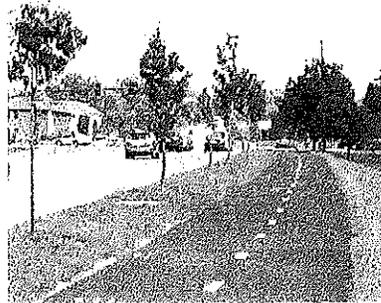


Now we're going to find out more about what's happening here locally in Districts 7 and 8

## US & State Bike Routes in D7/8

Bike  
Info

- There are 7 possible US & State Bike Routes
- They are in 13 counties and 108 jurisdictions
- Route review and feedback complete



There are 7 possible US & State Bike Routes here in Districts 7 and 8.

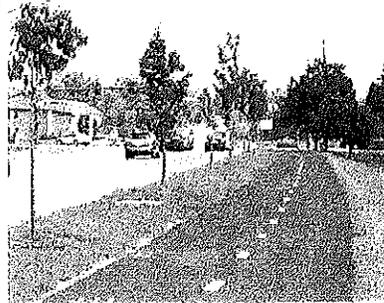
They cover 13 counties and 104 jurisdictions

As I mentioned, the route reviews and feedback are complete

## What's Next?

Phase  
2/1/14

- Many jurisdictions represented
- Successful together
  - COMPLETE: Route confirmation
  - TO DO:
    - Resolutions of support
    - Submit for final approval



So what's next?

I can see by the group here that we've got quite a few jurisdictions represented.

We need to work together to get this project across the finish line

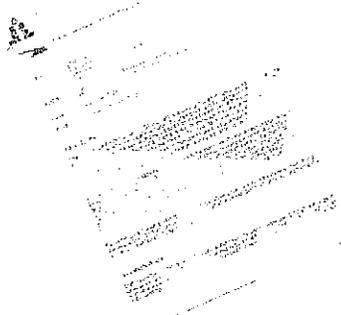
Now that the route confirmations are complete, we need your help to secure resolutions of support. Then ODOT will submit the proposed routes for final approval

# Rubber Hits the Road

HAZARD  
11/16

- 104 local resolutions needed by September 30, 2016

MEMO



District B				Date Received
Jurisdiction				
Hamilton Co	USER 70	57K 5		
Cincinnati	USER 27	7ER 10		
Manassett	USER 21			

This is where the rubber hits the road.

Here in Districts 7 and 8 we need 104 local resolutions for these routes by September 30 – 46 in District 7 and 58 in District 8

## Please Join Us

BING  
OF  
INDIA

- Volunteers needed
  - Sample resolution provided
  - Materials available
- Can we count on you?

We have the tools for you, to make this an easy process

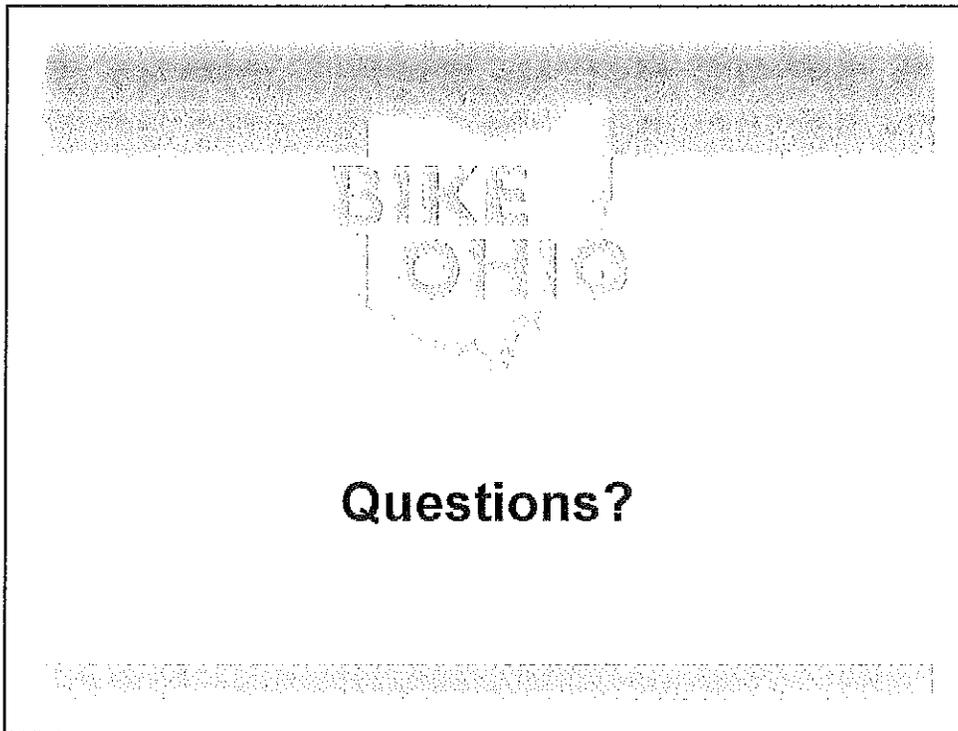
There's a sample resolution you can use for the routes in your jurisdiction

And we have this PPT and other handouts you've received available for you to use and share

Can we count on you so that we can be successful together?

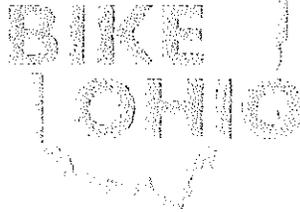
Hand out Routes/ Jurisdictions checklist(s)

NOTE TO SPEAKER: Pull out the route-jurisdiction check lists, and start asking for volunteers.



Are there any questions?

Lets



**Thank You**

**Brianne Hetzel**

(513) 933-6624

Brianne.Hetzel@dot.ohio.gov

**Mary Hoy**

(937) 497-6838

Mary.Hoy@dot.ohio.gov

Thank you for joining us! And please, do not hesitate to call or email if you have questions or run into issues.

**CITY OF PIQUA, OHIO**

**RESOLUTION NO. R-96-16**

**A RESOLUTION TO APPROVE THE FORM AND AUTHORIZE THE EXECUTION OF  
A POWER SALES CONTRACT WITH AMERICAN MUNICIPAL POWER, INC.  
AND TAKING OTHER ACTIONS IN CONNECTION THEREWITH REGARDING  
PARTICIPATION IN THE AMP SOLAR PROJECT II**

WHEREAS, the City of Piqua, Ohio ("hereinafter City of Piqua") owns and operates an electric utility system for the sale of electric power and associated energy for the benefit of its customers;

WHEREAS, in order to satisfy the electric power and energy requirements of its electric utility system, City of Piqua has heretofore purchased, or desires to do so in the future, economical, environmentally sound and reliable capacity and energy from, or arranged by, American Municipal Power, Inc. (hereinafter "AMP"), of which City of Piqua is a Member;

WHEREAS, City of Piqua, acting individually and, along with other municipalities and other political subdivisions that own and operate electric utility systems, jointly, endeavors to arrange for reliable, reasonably priced supplies of electric power and energy for resale;

WHEREAS, it is efficient and economical to act jointly in such regard;

WHEREAS, AMP is an Ohio nonprofit corporation, organized to own and operate facilities, or to provide otherwise, for the generation, transmission or distribution of electric capacity and energy, or any combination thereof, and to furnish technical services on a cooperative, nonprofit basis, for the mutual benefit of its over 130 Members, such Members, including the City of Piqua, being, and to be, political subdivisions of their respective states that operate electric systems in, as of the date of adoption hereof, Delaware, Kentucky, Michigan, Ohio, Pennsylvania, Indiana, Maryland, Virginia and West Virginia;

WHEREAS, each Member owns and operates its electric system for the benefit of its customers, or, in the case of AMP Member Delaware Municipal Electric Corporation ("DEMEC"), its members and their customers;

WHEREAS, certain Members, including the City of Piqua, have determined they require additional, long-term sources of reliable, environmentally sound and reasonably priced electric capacity and energy and have requested that AMP arrange for the same;

WHEREAS, AMP has investigated, planned and developed a structure ("Development") for a solar project for the benefit of its Members;

WHEREAS, in furtherance of such purpose, City of Piqua, along with other Members (collectively "Participants") request and AMP agrees to continue Development and provide certain solar interconnection facilities ("Interconnection"), to negotiate, and if favorable to the Members, execute a Solar Power Purchase Agreement, between AMP and a NextEra Energy Resources Project Company ("NextEra"), for the purchase of 80 MWs (AC) or more of solar generated renewable electric energy and other Products as therein defined (the "NextEra PPA") from solar photovoltaic systems to be located at multiple sites and interconnected with a Member electric utility system ("Host Member") of certain AMP Members or DEMEC Member (collectively AMP Solar Project II), including the electric utility system of City of Piqua;

WHEREAS, the NextEra PPA provides, among other things, significant opportunities for the Participants to receive from AMP reliable, economic, solar generated renewable capacity and energy through a Power Sales Contract with AMP regarding AMP Solar Project II substantially in the form on file with the Clerk (the "Solar PSC");

WHEREAS, AMP has resolved, in accordance with the NextEra PPA, to prepay a portion of AMP's energy purchase obligations under the NextEra PPA and the City of Piqua requests AMP, on behalf of itself and the other Participants, to finance the prepayment, the Development and Interconnection costs of AMP Solar Project II through the issuance of bonds by AMP (the "Bonds"), in order to offer shares of the

capacity and related energy derived from the solar systems at a more economical price to Participants, and to take such other actions which AMP and, in certain cases, the Participants, deem necessary to enable AMP to fulfill its obligations under the Solar PSC to sell and transmit, or otherwise make available, electric capacity and energy to the Participants;

WHEREAS, in order to obtain such sources of electric capacity and energy from AMP Solar Project II, the City of Piqua is willing to pay AMP under the Solar PSC for its respective rights to such electric capacity and energy and transmission service at rates that are sufficient, but only sufficient, to enable AMP to (i) recover all costs and expenses incurred with respect to, and arrangements for the development, financing and payment for, the prepayment, including, without limitation, the debt service on the Prepayment Bonds, and other costs and expenses related to AMP Solar Project II, the NextEra PPA and the related service arrangements undertaken by AMP to enable it to fulfill its obligations under the Solar PSC, and (ii) recover any other expenditures or revenues authorized under the Solar PSC;

WHEREAS, City of Piqua desires, and AMP has agreed, that City of Piqua be a Host Member whereby one or more of the Project's solar electric generation systems will be located within the City of Piqua and interconnected to the City of Piqua's electric distribution system; and

WHEREAS, the Piqua Energy Board met in a public meeting on June 28, 2016 and recommended Piqua City Commission approve participation in the AMP Solar Project II.

NOW THEREFORE, BE IT RESOLVED BY the Piqua City Commission, a majority of its members concurring that:

**SECTION 1.** That the Solar PSC between City of Piqua and AMP, substantially in the form as currently on file with the Clerk, including Appendices thereto, is approved, and the City Manager is hereby authorized to execute and deliver such Solar PSC, with such changes as the Director, Piqua Power System may recommend as neither

inconsistent with this Resolution nor materially detrimental to the City of Piqua, with execution of the PSC to be conclusive evidence of such approval.

**SECTION 2.** That the City Manager is hereby authorized to acquire on behalf of the City of Piqua, as a Participant, as defined in the Solar PSC, a Project Share from AMP and to execute and deliver any and all documents necessary to become a Participant in the AMP Solar Project II pursuant to the conditions set forth herein and in the Solar PSC and to carry out its obligations thereunder.

**SECTION 3.** That it is further acknowledged and understood that because the Participants will finalize the precise Project Shares to be acquired by each Participant electing to enter into the Solar PSC after all such Participants execute and deliver the Solar PSC and all Project Facilities are constructed, the Director, Piqua Power System with consent of Piqua's City Manager in connection with the execution and delivery of the Solar PSC, is authorized and directed to determine and acquire City of Piqua's Project Share (not including any potential Step-Up as defined in the Solar PSC), of up to a nominal amount of 6,725 kilowatts, after consultation with AMP and the other Participants regarding the Project Share available pursuant to said Solar PSC, such Project Share to be set forth in Appendix A of the Solar PSC, such determination as to such Project Share being conclusively evidenced by the adoption of Appendix A to the Solar PSC, as authorized therein.

**SECTION 4.** That the Director, Piqua Power System of this City of Piqua, as a part of such officer's official duties, is hereby appointed as City of Piqua's representative for any meetings or determinations of the Participants or the Participants Committee pursuant to the Solar PSC and is authorized and directed, acting for, in the name of and on behalf of this City of Piqua, to vote City of Piqua's Project Share with regard to any determinations regarding the AMP Solar Project II as set forth in the Solar PSC.

**SECTION 5.** That the Director, Piqua Power System may appoint, in writing from time to time as necessary, another representative of the City of Piqua as his or her alternate to carry out the duties set forth in Sections 3 and 4 hereof.

**SECTION 6.** That the City Manager or his designee is hereby authorized and directed to negotiate a site lease for land owned by the City of Piqua and an interconnection agreement with AMP or NextEra (either of whom has the authority to assign such lease and interconnection agreement) for the Project's solar electric generation systems that will be located within the City of Piqua and interconnected to the City of Piqua's electric distribution system.

**SECTION 7.** That any necessity of competitive bidding that may arguably be required for the City of Piqua to execute the Solar PSC is hereby waived as in the best interest of the City of Piqua and pursuant to Piqua Codified Ordinance 34.19.

**SECTION 8.** That it is found and determined that all formal actions of this City of Piqua Commission concerning and relating to the adoption of this Resolution were taken in conformance with applicable open meetings laws and that all deliberations of the City Commission and of any committees that resulted in those formal actions were in compliance with all legal requirements including any applicable open meetings requirements.

**SECTION 9.** That if any other prior Resolution is found to be in conflict with this Resolution, then the provisions of this Resolution shall prevail. Further, if any portion of this Resolution is found to be invalid for any reason, such decision shall not affect the validity of the remaining portions of this Resolution or any part thereof.

**SECTION 10.** This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B. HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A RESOLUTION TO APPROVE THE FORM AND AUTHORIZE THE EXECUTION OF A POWER SALES CONTRACT WITH AMERICAN MUNICIPAL POWER, INC. AND TAKING OTHER ACTIONS IN CONNECTION THEREWITH REGARDING PARTICIPATION IN THE AMP SOLAR PROJECT II		
<b>SUBMITTED BY</b>	Name & Title: Ed Krieger, Power System Director		
	Department: Power System		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input checked="" type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input checked="" type="checkbox"/> Other: Energy Board
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>In 2007, Piqua made the decision to move to a power supply portfolio composed of diversified resources to mitigate exposure to volatile market prices and provide Piqua customer's with long-term price stability. 79% of Piqua's power supply now comes in the form of long-term resources, with renewable resources representing 19% of Piqua's supply. The remaining needs are currently supplied from the short-term energy market.</p> <p>Participation in the AMP Solar Project II reduces Piqua's transmission and capacity costs, generates solar renewable energy credits (SRECs) and effectively lowers Piqua's overall power supply cost. In addition, participation in the AMP Solar Project II allows the City the opportunity to host a utility scale solar project in Piqua.</p> <p>The Piqua Energy Board unanimously recommended Piqua City Commission authorize participation in the AMP Solar Project II at their June 28, 2016 meeting. During its July 14, Piqua City Commission Work Session, City Commission recommended moving participation in the AMP Solar Project to its Piqua City Commission meeting for approval in August.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	2016 Purchased Power Budget is \$22,917,074	
	Expenditure \$:	Up to 3.5% of Current Annual City of Piqua Energy needs will be fulfilled with the AMP Solar Project II	
	Source of Funds:	401-203-555-7482	
	<b>Narrative:</b>	Participation in the AMP Solar Project II will reduce annual purchased power costs by \$490,000 by offsetting market purchases and reducing transmission and capacity costs. In	

		addition, this power supply resource is renewable and carbon-free, which has additional long-term cost-reduction considerations.
<b>OPTIONS</b> (Include Deny /Approval Option)	1.	Approve Resolution No. R-96-16 authorizing the execution of a power sales contract with American Municipal Power, Inc. for the AMP Solar Project II.
	2.	Do not approve the Resolution and provide staff with further direction
<b>PROJECT TIMELINE</b>	Piqua will begin to receive power from the AMP Solar Project II in 2017. The initial term of the power sales contract is 31 years, through 12/31/47.	
<b>STAFF RECOMMENDATION</b>	Approve Resolution No. R-96-16 authorizing the execution of a power sales contract with American Municipal Power, Inc. for the AMP Solar Project II.	
<b>ATTACHMENT</b>	Sawvel Review of AMP Solar Project Phase II (June 23, 2016).	



May 27, 2016

Mr. Ed Krieger, Piqua Power System Director  
Piqua Municipal Power System  
201 Hemm Ave.  
Piqua, OH 45356-2235

**RE: Review of AMP Solar Project Phase II  
Work Order No. 8603.013**

Dear Ed,

Sawvel and Associates, Inc. (Sawvel) appreciates the opportunity to review the AMP Solar Phase II Project (AMP Project) on behalf of the Western Area Service Group (WASG). This letter summarizes the analysis of the AMP Project and compares it to solar projects that could be pursued by individual WASG members and to the price of energy purchased from the PJM Market. The findings and conclusions were presented at a WASG meeting on May 17, 2016.

#### **EXECUTIVE SUMMARY**

Based on the analyses and findings in this letter, Sawvel concludes that the AMP Project, as projected by AMP and its consultant Leidos, is competitive with other solar photovoltaic vendors/suppliers and is less expensive than projected market energy prices in the PJM Dayton zone. This conclusion depends on AMP developing the project at the estimated cost provided in the Addendum to AMP Solar Project Initial Feasibility Study dated April 18, 2016.

If the City of Piqua (City) decides to participate in the AMP Project, Sawvel recommends that it could participate in the range of zero to no more than **6,725 kW** of the project. This letter describes in more detail how Sawvel estimated this participation amount.

Summaries provided herein reflect our understanding of certain critical provisions in the material and agreements provided to Sawvel that are subject to change as AMP and DG AMP Solar continue development of the solar facilities. Estimated AMP Project costs used in this analysis were provided by the Leidos Addendum to AMP Project Initial Feasibility Study dated April

2016. Sawvel has not independently verified the Leidos/AMP cost projections for inclusiveness. Sawvel did verify at the time of this analysis there were no additional costs known to AMP related to the AMP Project.

The assumptions and benefits for PJM related capacity and transmission savings and Solar Renewable Energy Credits (SREC) at the time of this analysis were estimated using Leidos/AMP supplied credits. Sawvel makes no claims for or against the Leidos projected capacity, transmission and SREC savings associated with the AMP Project projected operating summaries. The current SREC market is highly volatile and subject to states' legislation and potential solar market saturation and thus, are subject to change.

## **BACKGROUND**

In April of 2015, AMP presented an overview and estimated operating costs for the AMP Project to its members. At that time, the project involved AMP owning and operating the AMP Project solar facilities. The projected gross costs of this project were estimated at approximately \$160 per MWh (levelized). After crediting capacity, transmission and solar renewable energy credits (SRECs), the projected net cost was approximately \$100/MWh (levelized).

The WASG members considered the proposed cost of the AMP Project to be uneconomical, and in May of 2015, the WASG requested that Sawvel prepare a solar Request for Proposals (RFP). The RFP was specific to the WASG members' available sites and energy needs and requested proposals from entities that could construct solar projects in certain of the WASG members electric systems. Sawvel proceeded to request solar purchase power proposals in June of 2015. The results from the RFP are summarized in this letter.

AMP subsequently investigated alternative financing structures for the AMP Project. One alternative was to form an LLC that would allow AMP to take advantage of the 30% Investment Tax Credit available from the IRS. The AMP Project subscription deadline was extended several times while AMP continued its investigations of alternatives.

On March 16, 2016 Sawvel received AMP Project overview material, Projected Operating Summaries for a Base Case and a sensitivity scenario with a Higher Annual Output. On March 30, 2016 Sawvel received and began reviewing revised project overview material and new Projected Operating Summaries for Tax Exempt Financing and for Taxable Financing.

On March 29, 2016 AMP entered into a solar Purchase Power Agreement (PPA) with DG AMP Solar, LLC. DG AMP Solar, LLC is a wholly owned subsidiary of NextEra Energy Resources

(NextEra). On April 4, 2016 Sawvel received the AMP Power Sales Contract, DG AMP Solar LLC Agreement and legislation templates and began reviewing the Contract and Agreement. On April 19, 2016 Sawvel received an Addendum to the AMP Solar Project Initial Feasibility Study dated April 18, 2016 that set forth the costs associated with the DG AMP Solar arrangement.

## **PURPOSE**

The purpose of this evaluation was to compare the projected operating costs of the AMP Project to purchase power proposals received in response to the WASG solar RFP. The AMP Project and the purchase power proposals were also compared to projected market energy prices. The risks and benefits of each proposal were evaluated in a qualitative comparison of the projects. Potential solar participation capacity (kW) was estimated that would be appropriate to meet WASG member energy needs and power supply portfolio diversification.

## **APPROACH**

The approach to this project included multiple steps. The first step was to review the AMP Project subscription materials as follows:

1. AMP Power Sales Contract (PSC)
2. DG AMP Solar Agreement
3. AMP Solar Project Report dated April 2015
4. Addendum to AMP Solar Project Initial Feasibility Study dated April 2016
5. July 2015 Market Report
6. 2014 Long Term Power Supply Plan

All of these reports and studies were prepared by Leidos for AMP.

The second step was to prepare an economic analysis that compared the AMP Project and WASG RFP proposers' costs to an estimated market energy price. The AMP Project costs were also compared to the WASG RFP proposers' projected prices.

The third step was to evaluate the AMP Project costs using a sensitivity scenario and compare it to projected market energy prices and the WASG RFP proposers.

The fourth step was to evaluate the pros and cons of each solar option in a qualitative comparison.

The fifth and final step was to evaluate each WASG member energy needs to estimate amounts that each member could participate in the solar projects.

## **DESCRIPTION OF AMP PROJECT**

The AMP Project involves developing several AMP member solar sites and combining them into one AMP project. A Power Sales Contract (PSC) between AMP and the members includes the terms and conditions for participation in the AMP Project. The PSC passes through to the members the terms and conditions of the AMP/DG AMP Solar LLC Power Purchase Agreement. AMP has suggested a maximum subscription in the AMP Project for each member. Sawvel reviewed the AMP documents and summarized them below.

The total project size would potentially be approximately 71 MW<sub>AC</sub> for 26 sites installed behind the member meters. The AMP Project may become a maximum of 80 MW<sub>AC</sub> of solar capacity when including potential "Small Sites" of 200 kW or less. NextEra would install, operate and maintain all solar facilities.

Each participating member will be charged according to a demand and energy rate for all project costs incurred by AMP. The energy charge is a rate of \$10.38/MWh for the term of the agreement. The demand charge will be determined from the costs associated with the AMP debt service obligation, Reserves and Contingency fund and any of the costs incurred to the AMP Project. The Participants group may choose to levelize the cost of the project over the term of the project at a \$/MWh rate. AMP estimated the annual costs at approximately \$8.6 million for debt service and \$296,000 for the Reserves and Contingency fund. All unforeseen costs incurred to the AMP Project shall be charged in addition to the predetermined costs. AMP used Tax Exempt bond financing for 25 years at a 4.0% interest rate.

The DG AMP Solar agreement is an agreement between AMP and NextEra that outlines each parties' responsibility concerning the installation, operation and maintenance of potential solar facilities as well as the cost associated with said facilities. The PSC is the agreement between AMP and members that provides the mechanism for AMP to recover all costs incurred from the DG AMP Solar agreement. Leidos provided an addendum report summarizing the DG AMP Solar agreement and projected the annual costs associated with the agreement and any AMP estimated costs. Below is a summary of the AMP Project assumptions, terms, and cost associated with said agreements and report.

***PSC/Leidos Report***

1. Take and Pay Power Sales Contract
2. Annual AMP debt service estimated to be \$8.612 million per year
3. AMP assumed a 99% availability factor for each site
4. AMP assumed Tax Exempt bond financing with an interest rate of 4.0%
5. 25 Year financing term
6. 30 Year PSC term ending December 31, 2047
7. PSC allows the recovery of unforeseen costs specifically related to the AMP Project
8. 55% Coincident factor assumed for AMP Project capacity and transmission credits
9. Estimated annual solar generation reflects an approximate capacity factor of 20%
10. October 1, 2016 subscription deadline

***DG AMP Solar Agreement***

1. AMP purchases 100% of the solar generation
2. AMP pre-pays the estimated energy output after each site is completed for the term of the agreement
3. Energy charge after prepayment amount that is credited back to AMP is unknown at this time
4. Minimum Performance Guarantee of 85% of Weather Adjusted Annual Production
5. Rolling 3 year measurement period when evaluating the Performance Guarantee
6. Participating members receive 100% of capacity and transmission benefits
7. Participating members receive 50% of the Solar Renewable Energy Credit (SREC)

***AMP Project Share Allocation***

The minimum project shares for participants that host a site that is not a "Small Site" shall not be less than the lesser of (i) one half of the installed capacity value of the host site or (ii) the Forecasted Need (7,970 kW) identified in the 2014 Leidos Long Term Power Supply Plan.

Members may voluntarily choose to host a "Small Site" of 200 kW<sub>AC</sub> or less in addition to the 26 AMP recommended sites, but must agree to subscribe to a total amount of twice the installed capacity (kW) of their "Small Sites" from the AMP Project. If a member chooses to host a "Small Site", the member would pay an adder fee that is the difference between the fixed costs of

all sites inclusive of small solar sites and the fixed costs excluding small solar sites. Adder fees would be applied only to the capacity associated with the small sites.

## **WASG SOLAR RFP**

The purpose of the RFP was to request solar Purchase Power Agreements (PPA) for specific member sites. Sawvel estimated the amount of solar capacity ( $kW_{AC}$ ) that could be accommodated at each host site. Host site solar capacity potential was evaluated relative to the member electric load and sized appropriately to avoid reverse flow of energy into the power grid during daylight hours of operation. On June 19, 2015 Sawvel sent the solar RFP to seven suppliers and received five responses prior to or on July 10, 2015.

The solar RFP requested a solar purchase power agreement (PPA) for six sites behind member meters ranging from approximately 250  $kW_{AC}$  to 5,000  $kW_{AC}$  depending on member available sites. Responses from five of the seven solar suppliers included pricing for a purchase power agreement. The lowest cost proposals were then used in the evaluation when comparing to the AMP Project. Participating members would receive 100% of the capacity, transmission and SREC benefits.

Each proposer provided a minimum 25 year term as requested in the RFP and a purchase option. At the end of the PPA term, the proposer would be responsible for removing the solar facilities. The PPA would be a Take and Pay agreement whereby the participating members would be responsible to pay for the energy if received from the solar facility. Two respondents proposed prices that were lower than the other proposers. Proposer A proposed a 2017 energy price of \$72.00 per MWh and escalated 3% annually. Proposer B proposed a 2017 energy price of \$69.50 per MWh and escalated 3.45% annually.

## **ANALYSIS**

The AMP Project and WASG solar RFP Proposer A and B prices were evaluated over a 26 year study period. A projected market energy price during the hours when solar generation would occur was projected for the 26 year study period. The 2017 market energy price was estimated using May 2014 through April 2015 historical Dayton Locational Marginal Prices (LMP) and escalated 3% annually until 2017. The 2017 market energy price is a weighted average LMP price during the hours of solar generation. 2018 through 2040 market energy prices were escalated using the Energy Information Administration (EIA) Annual Energy Outlook 2015. Natural gas escalation rates estimated in the Reference case for the North Central East region

were used as an estimate of PJM market energy price escalation rates. The market energy price was escalated 3% annually after 2040.

A qualitative comparison was prepared to compare the AMP Project to the WASG solar proposals to compare varying terms and conditions.

The final step was to estimate the amount of solar capacity (kW<sub>AC</sub>) needed for the member electric system.

### ***AMP Project Sensitivity***

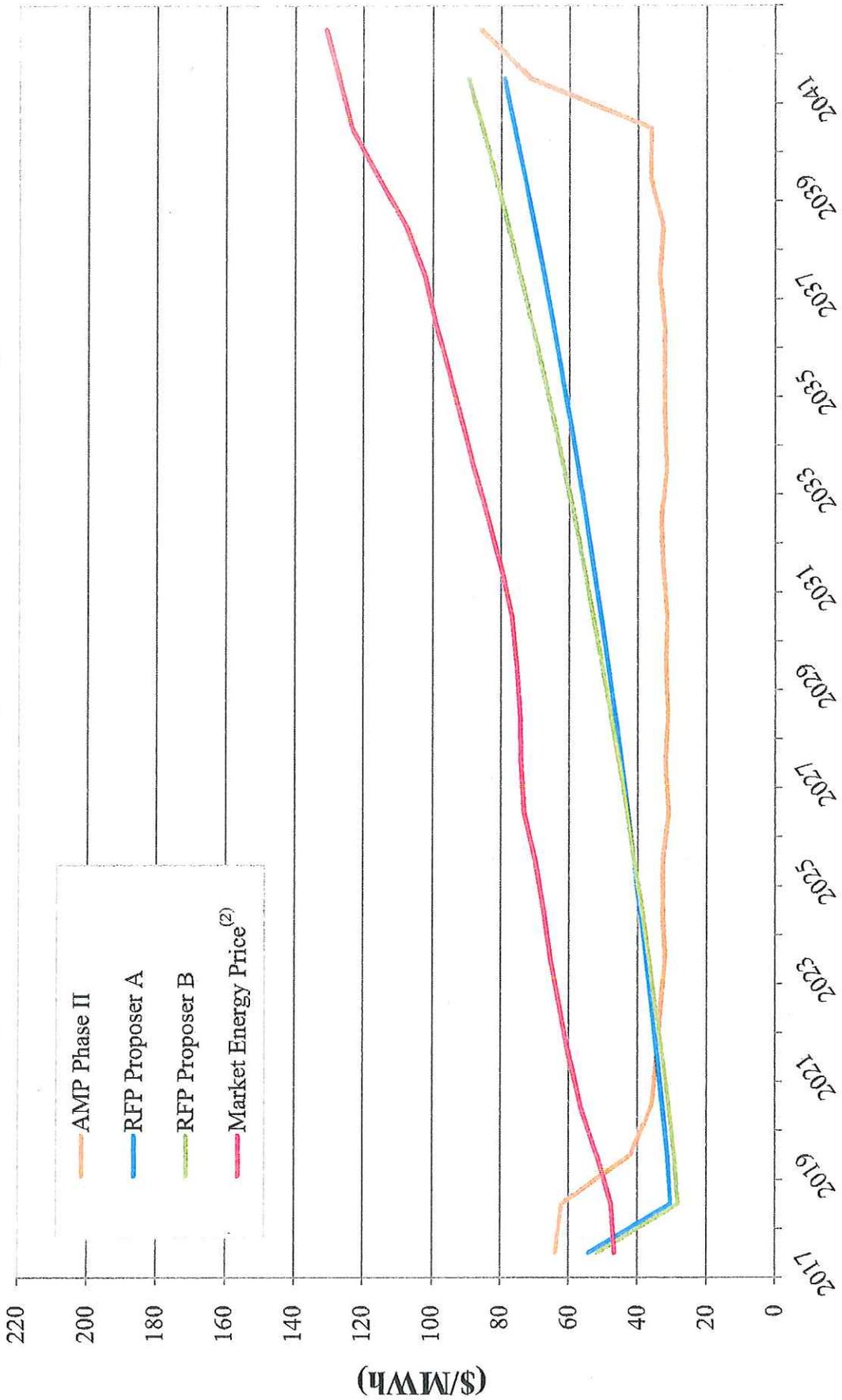
A sensitivity analysis was prepared to evaluate the economic impact of generating 15% less energy and capacity from the AMP Project than projected by AMP. This sensitivity was prepared to reflect the minimum Performance Guarantee in the DG AMP Solar agreement with AMP. The AMP Project includes a debt service obligation which is a fixed cost that is recovered whether energy is delivered or not delivered. This scenario was projected to assess the impact of the project operating at less than estimated performance on project costs as compared to a solar PPA that would involve paying for the energy if generated. The AMP Project Sensitivity levelized costs were compared to the projected market energy prices and to the WASG solar RFP Proposer's levelized costs.

## **ANALYSIS RESULTS**

The AMP Project and WASG RFP Proposers A and B were less costly than market energy prices when including avoided PJM capacity and transmission costs. Figure 1-Comparison of Solar Projects to Market Energy Price compares annual project costs to estimated market energy prices.

To make a fair comparison, the AMP Project and solar proposer costs projected over 26 years were levelized in 2017 dollars. This levelization was estimated for the AMP Project, solar RFP Proposer A and B, AMP Project Phase II Sensitivity and the projected market energy prices. Figure 2-Project Costs With Transmission, Capacity and SRECs (2017-2042) compares each levelized solar option costs along with the costs associated with the AMP Project Sensitivity.

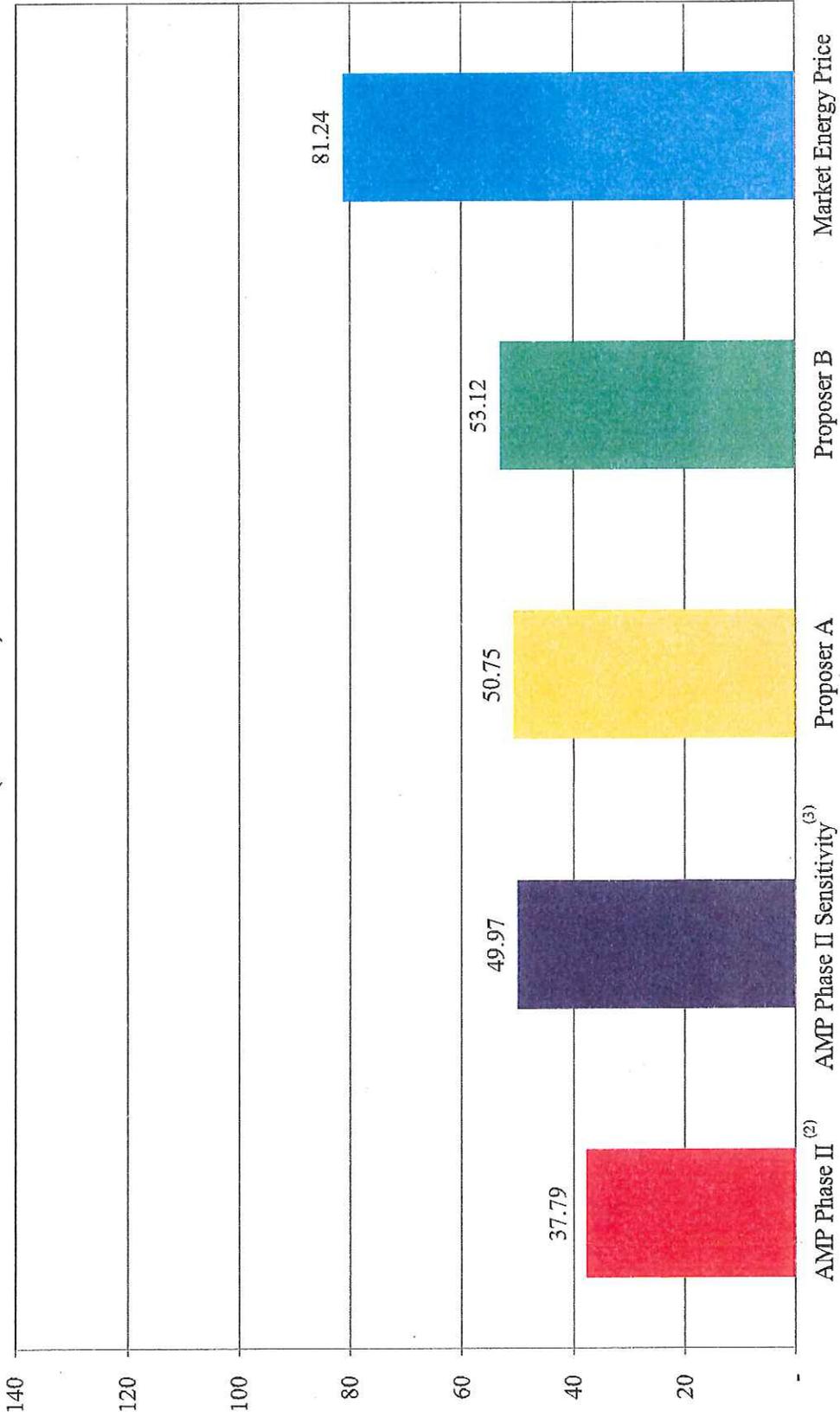
**Figure 1**  
**Comparison of Solar Projects to Market Energy Price<sup>(1)</sup>**



<sup>(1)</sup> Project costs after all credits (Capacity, Transmission and SRECs).

<sup>(2)</sup> Cost includes estimated Market Energy Price during hours of solar generation.

**Figure 2**  
**Project Costs With Transmission, Capacity and SRECs (\$/MWh)<sup>(1)</sup>**  
**(2017-2042)**



<sup>(1)</sup> Project costs levelized in 2017 dollars.

<sup>(2)</sup> Base Scenario ~ 25 Year financing term, 0.75% degradation.

<sup>(3)</sup> Energy and capacity reduced by 15% to reflect Performance Guarantee.

The AMP Project is the estimated lowest cost project using the expenses supplied by AMP and the Leidos Addendum to AMP Solar Project Initial Feasibility Study. The AMP Project provides the lowest estimated cost, in large part, because of greater transmission savings from solar facilities located in PJM transmission zones with higher transmission rates than in the DP&L transmission zone. The WASG transmission service is served from Dayton Power and Light (DP&L) at \$1.72/kW-mo. compared to American Electric Power's transmission rate of \$4.69/kW-mo. The AMP Project consisting of multiple sites spread across multiple transmission zones provides a greater transmission benefit than solar projects located only in the DP&L area. The AMP Project also diversifies single site risks with project sites located over a large geographic area.

Participating members in the AMP Project take the risk of paying debt service associated with the AMP prepayment amounts and the potential of higher costs if the solar generation is less than projected by Leidos. However, the AMP Project Sensitivity reflecting the Performance Guarantee, is approximately \$0.78/MWh less than the lowest WASG solar proposer as shown in Figure 2.

Table 1 shows a qualitative comparison of each factor assessed and the explanation for the rating. The bottom of Table 1 summarizes the Advantages, Disadvantages and Neutral opinions. The AMP Project has a total of five Advantages compared to four concerning the solar RFP Proposers. Both solar projects total three Disadvantages whereas the solar RFP Proposers has a total of four Neutral opinions compared to three respectively. In conclusion, after considering each factor in Table 1, the AMP Project was considered more favorable because of lower cost even if it performs at 85% of projected energy generation.

### ***Estimated Solar Capacity Amount***

A solar capacity amount was estimated using each member's historical hourly energy (MW) less each member's estimated existing resource hourly energy (MW). The hourly energy data used was from May 2014 through April 2015.

The result is estimated solar energy and equivalent capacity amount that would serve peak period energy for the respective member. Using this methodology would fill in the upper part of a member load curve as shown in Figure 3-Example Solar Energy Need Analysis. The upper portion of the load curve would be considered peaking/intermediate energy that could be served from solar project energy. Figure 3 represents a pictorial sample of the analysis performed and is not specific to any one member.

**Table 1**  
**Solar Proposals Comparison**

Assessment Factors	Rank		Comments
	AMP Phase II	RFP - Proposers	
Participating Member Debt Obligation	○	●	AMP prepays for energy.
Gross Project Cost (\$/MWh)	●	○	AMP estimated gross project price (\$/MWh) least costly option.
Price Certainty	○	●	Pay only for energy received with RFP Proposers.
Transmission Savings	●	○	WASG transmission costs lowest of all zones.
Supplier Financial Stability	●	○	DG AMP Solar a subsidiary of NextEra Energy. NextEra is one of the largest solar generators in the U.S.
Performance Guarantee	○	●	AMP agreement provides a "True-Up" at term end. Proposers have greater incentive to generate energy.
SREC Incentive	○	●	RFP Proposers give 100% of the credit to the municipal. AMP Project provides a 50% credit.
Performance Risk	●	○	Proposers do not include liquidated damage clause. AMP Project diversifies risk with multiple sites.
Facility Design Adequacy	○	●	Lack of design detail from all proposers.
Length of Term	●	○	AMP PSC is a 30 year term. RFP Proposers provided 25 year terms as requested.
Purchase Option	○	●	All proposals include a purchase option at Fair Market Value.

Matrix Totals

Advantage ●	5	4
Disadvantage ○	3	3
Neutral ○	3	4

Legend: ● Advantage; ○ Disadvantage; U Uncertain; ○ Neutral



***Recommended Solar Amount***

It is suggested that each member should diversify its resources for peaking/intermediate energy needs. Furthermore, other power supply resources could become available in the future and energy sales could decrease depending on retail customer sales. Therefore, it is recommended that a purchase amount would be roughly 50% of the estimated peaking capacity need.

**RECOMMENDATION**

The Recommended Solar Amount for the City of Piqua is a range from zero to no more than 6,725 kW<sub>AC</sub> from the AMP Project.

Participating in the AMP Project provides greater transmission benefits for the City of Piqua compared to pursuing an individual purchase power arrangement. If the cost estimates and solar output provided by AMP/Leidos are achieved, the AMP Project is lower cost compared to market energy prices and compared to proposals received from the WASG solar RFP.

The AMP PSC identifies the City of Piqua hosting a site capacity of 1,740 kW<sub>AC</sub>. The PSC would require the City to subscribe to a minimum of 870 kW<sub>AC</sub> if the City were to host a site capacity of 1,740 kW<sub>AC</sub>. If the City of Piqua were to subscribe to **6,725 kW<sub>AC</sub>**, the City of Piqua would meet the PSC requirement of subscribing to a minimum of 50% of the host site capacity.

If you have any questions concerning this letter, please call me.

Sincerely,



Donald E. Gruenemeyer, P.E.  
DEG:dmd

RESOLUTION NO. R-97-16

A RESOLUTION ESTABLISHING "TRICK  
OR TREAT/BEGGARS' NIGHT" IN  
THE CITY OF PIQUA

WHEREAS, the annual celebration of Halloween has become a tradition in Piqua; and

WHEREAS, Monday, October 31, 2016, from 6:00 P.M. to 8:00 P.M. has been designated "Trick or Treat/Beggars' Night";

WHEREAS, this date is established by the Miami County Council for all of Miami County and the Council recommends that all communities adopt this date.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that:

SEC. 1: This Commission hereby proclaims Monday, October 31, 2016 from 6:00 P.M. to 8:00 P.M. as official "Trick or Treat/Beggars' Night" in the City of Piqua.

SEC. 2: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B. HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_

REBECCA J. COOL  
CLERK OF COMMISSION

**RESOLUTION NO. R-98-16**

**A RESOLUTION REQUESTING AUTHORIZATION  
TO AMEND THE BIDDING PHASE OF THE  
CONTRACT WITH STRAND ASSOCIATES, INC.  
FOR ADDITIONAL EXPENSES INCURRED  
DURING THAT PHASE OF THE NEW CENTRAL  
ZONE WATER TOWER PROJECT**

WHEREAS, on April 5, 2016, this Commission passed Resolution No.R-47-16 authorizing the City to enter into the bidding phase of the New Central Water Tower Project with Strand Associates, Inc.; and

WHEREAS, it was determined that the original scope of services for this portion of the project needed to be expanded to include work on the Capability Assurance Plan to help secure the Water Supply Revolving Loan Account that will fund the project; and

WHEREAS, a change to the agreement is needed to cover these additional expenses incurred.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: Resolution R-47-16, A Resolution authorizing the City of Piqua to enter into the bidding phase of the New Central Water Tower Project with Strand Associates, Inc. be increased by \$13,000 to a total of \$40,000 is hereby approved.

SEC. 2: The Finance Director certifies funds are available and is hereby authorized to draw her warrants from time to time on the appropriate account of the city treasury in payment according to this Resolution;

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

KATHRYN B HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_

REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A Resolution requesting authorization to amend the bidding phase of the contract with Strand Associates, Inc. for additional expenses incurred during that phase of the New Central Zone Water Tower Project.		
<b>SUBMITTED BY</b>	Name & Title: Don Freisthler, Water Plant Superintendent		
	Department: Water		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>In June of 2013, Strand Associates, Inc. was contracted by the City of Piqua to engineer and design a new water tower for the City of Piqua Central Zone. Along with the tower, a water main extension was needed to connect the tower to the existing water distribution system.</p> <p>Resolution R-47-16 was passed by this Commission authorizing the City of Piqua to enter into the bidding phase of the contract with Strand for an amount not to exceed \$27,000.</p> <p>During this phase of the project it was found that we needed Strand to do more work on our Capability Assurance Plan. This Plan is need for the Water Supply Revolving Loan Account (WSRLA) that will fund the project. Because of these additional services, this portion of the contract needs to be increased by an amount of \$13,000, bringing the total to \$40,000.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	\$13,000	
	Expenditure \$:	\$13,000	
	Source of Funds:	WSRLA Loan	
	<b>Narrative</b>	Project will be funded through this loan.	
<b>OPTIONS</b> (Include Deny /Approval Option)	1.	Approve the resolution to amend the Agreement with Strand Associates for additional services during the bidding phase of the project.	
	2.	Do not approve the resolution and therefore, do not complete New Central Water Tower Project.	
<b>PROJECT TIMELINE</b>	Strand Associates will continue engineering services through the end of the project.		

<b>STAFF RECOMMENDATION</b>	Approve the resolution to amend the Agreement with Strand Associates
<b>ATTACHMENTS</b>	Resolution #R-47-16

RESOLUTION NO. R-47-16

**A RESOLUTION TO AMEND THE CONTRACT WITH STRAND ASSOCIATES TO MOVE INTO THE BIDDING PHASE FOR THE NEW CENTRAL ZONE WATER TOWER PROJECT**

WHEREAS, Resolution R-89-13 was passed to allow Strand Associates to research and design a new water tower for the central zone of the distribution system; and

WHEREAS, land was acquired by the city for the tower and Strand Associates has completed design of the tower and water main extensions needed to supply the tower; and

WHEREAS, the City of Piqua is ready to move into the bidding phase of the project.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: The contract with Strand Associates be amended in the amount of \$27,000 for the bidding services.

SEC. 2: The Finance Director certifies that funds are available and is hereby authorized to draw her warrant from time to time on the appropriate account of the city treasury in payment according to contract terms.

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

  
KATHRYN B. HINDS, MAYOR

PASSED: April 5, 2016

ATTEST: Rebecca J. Cool  
REBECCA J. COOL  
CLERK OF COMMISSION

I, the undersigned Clerk of the Commission of the City of Piqua, Ohio, do hereby certify that the above Resolution R-47-16 is a true, accurate and correct copy of Resolution R-47-16 passed by the Commission of the City of Piqua, Ohio, on the 5th day of April, 2016.

  
CLERK OF COMMISSION

RESOLUTION NO. R- 99-16

A RESOLUTION AUTHORIZING THE CITY MANAGER TO APPLY FOR, ACCEPT, AND ENTER INTO AN OHIO WATER SUPPLY REVOLVING LOAN ACCOUNT AGREEMENT ON BEHALF OF THE CITY OF PIQUA FOR CONSTRUCTION OF THE CENTRAL ZONE TOWER PROJECT INCLUDING THE DRAKE ROAD WATER LINE EXTENSION AND DESIGNATING A DEDICATED REPAYMENT SOURCE FOR THE LOAN

WHEREAS, the City of Piqua seeks to upgrade existing water distribution system; and

WHEREAS, the City of Piqua intends to apply for WATER SUPPLY REVOLVING LOAN ACCOUNT (WSRLA) for the construction of the new Central Zone Water Tower project including the Drake Road water line extension; and

WHEREAS, the OHIO WATER SUPPLY REVOLVING LOAN ACCOUNT requires the government authority to pass legislation for application of a loan and the execution of an agreement as well as designating a dedicated repayment source; and

NOW, THEREFORE BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that:

SEC. 1: That the City Manager be and is hereby authorized to apply for a WSRLA loan, sign all documents for and enter into a Water Supply Revolving Loan Account for \$3,365,000 with the Ohio Environmental Protection Agency and the Ohio Water Development Authority for construction of the New Central Zone Tower Project including the Drake Road water line extension on behalf of the City of Piqua, Ohio;

SEC. 2: That the dedicated source of repayment will be Water Service Charges;

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B. HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b>	A RESOLUTION AUTHORIZING THE CITY MANAGER TO APPLY FOR, ACCEPT, AND ENTER INTO AN OHIO WATER SUPPLY REVOLVING LOAN ACCOUNT AGREEMENT ON BEHALF OF THE CITY OF PIQUA FOR CONSTRUCTION OF THE CENTRAL ZONE TOWER PROJECT INCLUDING THE DRAKE ROAD WATER LINE EXTENSION AND DESIGNATING A DEDICATED REPAYMENT SOURCE FOR THE LOAN		
<b>SUBMITTED BY</b>	Name & Title: Cynthia A. Holtzapple, Assistant City Manager/Finance Director Department: Finance		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input checked="" type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director;		<input type="checkbox"/> Other:
<b>BACKGROUND</b>	<p>The \$4.44 M Central Zone Tower Project includes the Drake Road Waterline Extension (\$726,000), IMG Composite Water Tower and demolition of the two small downtown existing towers (\$3,300,000), Strand and Associates, Inc. construction administration (\$260,000) Design (\$94,000), application fee and capitalized interest (\$60,000).</p> <p>The two small water towers on Spring Street and South Main Street are outdated and no longer function as designed. By installing a new water tower on Fox Drive the distribution system will increase the flow rate to the Fox Drive Industrial Park. The new water tower will also increase the city's water storage in towers from 3 million gallons to 3.5 million gallons. In order for the new tower to be connected to the existing distribution system, a new 12 inch water main will be installed along Drake Road starting at the Hemm Road intersection and another new section of water main will connect the tower to the existing main along Fox Dr. The demolition of the two smaller existing towers is also part of the project.</p> <p>This legislation is needed to apply for a WSRLF loan of \$3,365,000 and if approved enter into an agreement for the loan. The City has also been awarded a \$1.075 million OPWC Grant that will also help fund the project.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b>	Budgeted \$:	\$3,365,000 Loan funds would be available in 2016-2017	
	Expenditure \$:	\$4,440,000 for the Central Zone New Tower Project Project. OPWC Grant \$1,075,000 to fund a portion of cost	
	Source of Funds:	Water revenues will be used to repay the loan.	
<b>OPTIONS</b>	1.	Approve the Resolution 99-16 so application for the loan can be made.	
	2.	Reject the Resolution 99-16 and consider other funding sources.	

<b>PROJECT TIMELINE</b>	September 2016 - Application for loan September 2016 - Loan award 2016-2017 - Construction
<b>STAFF RECOMMENDATION</b>	We recommend approval of the Resolution 99-16 so that the loan application can be made as soon as possible, funding secured and then the contract awarded.
Attachments	

**RESOLUTION NO. R-100-16**

**A RESOLUTION FOR PRELIMINARY CONSENT TO  
AWARD A CONTRACT TO CHICAGO BRIDGE AND  
IRON COMPANY (CB&I) FOR THE NEW CENTRAL  
WATER TOWER PROJECT**

WHEREAS, on January 5, 2016, this Commission passed Resolution No. R-5-16, authorizing the City Purchasing Analyst to advertise for bids, according to law, for the New Central Water Tower Project; and

WHEREAS, after proper advertisement, bids were opened on July 25, 2016 resulting in the tabulation of bids as listed in Exhibit A attached hereto; and

WHEREAS, the City is in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA) for said project; and

WHEREAS, WSRLA requires the City of Piqua to approve a Resolution of Intent to award a contract for said project.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: Preliminary consent to award a contract to CB&I, for the New Central Water Tower Project in the amount not to exceed \$3,300,000.

SEC. 2: Whereas this legislation is consent only legislation as required by WSRLA before approving such a loan for the Project.

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

KATHRYN B HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A Resolution for preliminary consent to award a contract to Chicago Bridge and Iron Company (CB&I). for the New Central Water Tower Project.		
<b>SUBMITTED BY</b>	Name & Title: Don Freisthler, Water Plant Superintendent		
	Department: Water		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>The New Central Water Tower Project will allow for the construction of a new one million gallon water tower located at 316 Fox Drive. The new tower will be a composite tower with a concrete base and steel bowl. The tower will also have a trihalomethane removal system to help with the removal disinfectant bi-products. This project also includes the demolition of the water towers on Spring and South Main Streets.</p> <p>On Monday, July 25, 2016 four bids were received for the above referenced project. A voluntary pre-bid meeting was held on June 27, 2016 to allow the contractors a chance to view the site and to ask questions about the project. CB&amp;I. was the low bidder at \$2,921,000.00. A 13% contingency is included for the project, bringing the amount to \$3,300,000.00.</p> <p>We are currently in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA). Before the loan can be approved, a resolution of intent to award contract is required. Once the loan is approved, a new resolution will be brought before the City Commission to approve the awarding of a contract to CB&amp;I.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	(2016 Expenditure)	
	Expenditure \$:	\$3,300,000.00 (13% contingency included)	
	Source of Funds:	Project will be funded through a loan from WSRLA and Ohio Public Works Commission (OPWC) Grant.	
	<b>Narrative</b>	Project will be funded through this loan. Application for the loan will take place once this Resolution has passed.	

<b>OPTIONS</b> (Include Deny /Approval Option)	1.	Approve the Resolution to enter into an agreement with CB&I for the New Central Water Tower Project.
	2.	Do not approve the Resolution and do not construct the New Central Water Tower.
<b>PROJECT TIMELINE</b>	The project is anticipated to begin in late fall and be completed by December of 2017.	
<b>STAFF RECOMMENDATION</b>	Approval of the Resolution of intent to award the contract to CB&I for the construction of the New Central Zone Water Tower.	
<b>ATTACHMENTS</b>	Bid Tabulation (Exhibit A) Letter of Recommendation (Exhibit B)	

Item List A - BASE BID	CBAI			Caldwell Tanks, Inc.			Landmark Structures			Phoenix Fabricators & Erectors, Inc		
	Quantity	Price	Extension	Price	Extension	Price	Extension	Price	Extension	Price	Extension	
1 - Mobilization - LS	1.00	\$ 87,000.00	\$ 87,000.00	\$ 25,000.00	\$ 25,000.00	\$ 40,000.00	\$ 40,000.00	\$ 40,000.00	\$ 40,000.00	\$ 40,000.00	\$ 40,000.00	
2 - Insurance/Bond - LS	1.00	\$ 20,000.00	\$ 20,000.00	\$ 55,000.00	\$ 55,000.00	\$ 60,000.00	\$ 60,000.00	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	
3 - Erosion Control - LS	1.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	
4 - Site Grading INCL access road, furnishing, asphalt road, laying, and backfilling (unclassified excavation) - LS	1.00	\$ 88,700.00	\$ 88,700.00	\$ 102,000.00	\$ 102,000.00	\$ 120,000.00	\$ 120,000.00	\$ 100,000.00	\$ 100,000.00	\$ 100,000.00	\$ 100,000.00	
5 - Site Plan INCL all piping, valves, cathodic protection, fire hydrant, tapping sleeves, tapping gate valve, plugs, electric service, furnishing altitude valve assembly, valve room, venting, laying, backfilling, all associated tees, concrete, backfill, reducers, and bends (unclassified excavation) - LS	1.00	\$ 21,500.00	\$ 21,500.00	\$ 32,000.00	\$ 32,000.00	\$ 17,500.00	\$ 17,500.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	
6 - 1,000,000 GAL Composite Elevated Tank, INCL furnishing, foundation design, trenching, laying, backfilling, all associated tees, reducers, and bends (unclassified excavation) - LS	1.00	\$ 2,169,700.00	\$ 2,169,700.00	\$ 2,165,725.00	\$ 2,165,725.00	\$ 2,202,000.00	\$ 2,202,000.00	\$ 2,376,000.00	\$ 2,376,000.00	\$ 2,376,000.00	\$ 2,376,000.00	
7 - Concrete Blocking for Water Mains - LS	1.00	\$ 500.00	\$ 500.00	\$ 575.00	\$ 575.00	\$ 1,000.00	\$ 1,000.00	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00	
8 - Water Storage Tank Disinfection - LS	1.00	\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	
9 - Water Main Disinfection - LS	1.00	\$ 2,100.00	\$ 2,100.00	\$ 2,500.00	\$ 2,500.00	\$ 1,000.00	\$ 1,000.00	\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	
10 - Water Main Testing - LS	1.00	\$ 1,000.00	\$ 1,000.00	\$ 1,200.00	\$ 1,200.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	
11 - Chain Link Fencing and Gate INCL furnishing and installation - LS	1.00	\$ 1,000.00	\$ 1,000.00	\$ 13,000.00	\$ 13,000.00	\$ 16,000.00	\$ 16,000.00	\$ 14,000.00	\$ 14,000.00	\$ 14,000.00	\$ 14,000.00	
12 - Existing Tank Demolition INCL removal of materials and site restoration - LS	1.00	\$ 66,000.00	\$ 66,000.00	\$ 72,000.00	\$ 72,000.00	\$ 49,000.00	\$ 49,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	
13 - Cleanup and Restoration, including furnishing, material, and labor - LS	1.00	\$ 20,000.00	\$ 20,000.00	\$ 22,500.00	\$ 22,500.00	\$ 1,000.00	\$ 1,000.00	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	
14 - Cash Allowance-Tank Mixing System (Utility Service Group) - LS	1.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	\$ 370,000.00	
15 - Cash Allowance-Soil Testing Allowance - LS	1.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	
16 - Cash Allowance-Concrete Material Testing - LS	1.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	
17 - Cash Allowance-Underground Electrical Service - LS	1.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	
18 - Cash Allowance-Tank Access Control System - LS	1.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	
19 - Cash Allowance-Tank Telemetry - LS	1.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	\$ 30,000.00	
<b>Base Bid Totals</b>			\$ 2,921,000.00	\$ 2,936,000.00	\$ 2,936,000.00	\$ 2,952,000.00	\$ 2,952,000.00	\$ 3,057,000.00	\$ 3,057,000.00	\$ 3,057,000.00	\$ 3,057,000.00	
<b>BID ALTERNATE PRICE</b>												
20 - Bid Alternate Price (Fluted Tank)	1.00	N/A	\$ -	N/A	\$ -	\$ 1,000,000.00	\$ 1,000,000.00	N/A	\$ -	\$ -	\$ -	
<b>Base * Bid Alternate Totals</b>			\$ 2,921,000.00	\$ 2,936,000.00	\$ 3,952,000.00	\$ 3,952,000.00	\$ 3,952,000.00	\$ 3,057,000.00	\$ 3,057,000.00	\$ 3,057,000.00	\$ 3,057,000.00	
<b>20 ITEMS</b>												



Strand Associates, Inc.<sup>®</sup>  
Waterfront Plaza  
325 West Main Street, Suite 710  
Louisville, KY 40202  
(P) 502-583-7020  
(F) 502-583-7026

August 8, 2016

Amy Havenar, P.E., City Engineer  
City of Piqua  
201 West Water Street  
Piqua, OH 45356

Re: New Central Water Tower  
Contract No. 1-2016  
City of Piqua, Ohio

Dear Ms. Havenar:

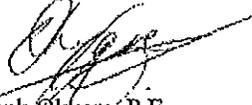
Bids for the above-referenced project were opened on July 25, 2016. Four bids were received with the resulting bid tabulation enclosed. The low bid of \$2,921,000 was less than ENGINEER's opinion of probable construction cost.

CB&I of Alpharetta, Georgia was the apparent low bidder at \$2,921,000. The bid included a bid bond for 5 percent and Addenda Nos. 1,2,3,4 and 5 were acknowledged.

Strand Associates, Inc.<sup>®</sup> has previously worked with CB&I on several projects. Based on our previous experience with this contractor, we have found CB&I to be responsible.

Sincerely,

STRAND ASSOCIATES, INC.<sup>®</sup>

  
Joseph Okyere, P.E.

Enclosure

**RESOLUTION NO. R-101-16**

**A RESOLUTION FOR PRELIMINARY CONSENT TO  
AWARD A CONTRACT TO GM PIPELINE, INC. FOR THE  
DRAKE ROAD WATER MAIN EXTENSION AS PART OF  
THE NEW CENTRAL WATER TOWER PROJECT**

WHEREAS, on January 5, 2016, this Commission passed Resolution No. R-5-16, authorizing the City Purchasing Analyst to advertise for bids, according to law, for the Drake Road Water Main Extension; and

WHEREAS, after proper advertisement, bids were opened on July 11, 2016 resulting in the tabulation of bids as listed in Exhibit A attached hereto; and

WHEREAS, the City is in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA) for said project; and

WHEREAS, WSRLA requires the City of Piqua to approve a Resolution of Intent to award a contract for said project.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: Preliminary consent to award a contract to GM Pipeline, Inc. for the Drake Road Water Main Extension in the amount not to exceed \$726,000.

SEC. 2: Whereas this legislation is consent only legislation as required by WSRLA before approving such a loan for the Project.

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A Resolution for preliminary consent to award a contract to GM Pipeline, Inc. for the Drake Road Water Main Extension as part of the New Central Water Tower Project.		
<b>SUBMITTED BY</b>	Name & Title: Don Freisthler, Water Plant Superintendent		
	Department: Water		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>The Drake Road Water Main Extension as part of the New Central Water Tower Project will allow for the installation of a 12" water main along Drake Rd and through an easement on the property of Paul Sherry. This main will tie the new water tower into the current distribution system.</p> <p>On Monday, July 11, 2016 nine bids were received for the above referenced project. A voluntary pre-bid meeting was held on June 27, 2016 to allow the contractors a chance to view the site and to ask questions about the project.</p> <p>GM Pipeline, Inc. was the low bidder at \$642,464.50. A 13% contingency is included for the project, bringing the amount to \$726,000.</p> <p>We are currently in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA). Before the loan can be approved, a resolution of intent to award contract is required. Once the loan is approved, a new resolution will be brought before the City Commission to approve the awarding of a contract to GM Pipeline, Inc.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	(2016 Expenditure)	
	Expenditure \$:	\$726,000.00 (13% contingency included)	
	Source of Funds:	Project will be funded through a loan from WSRLA and Ohio Public Works Commission (OPWC) Grant.	
	<b>Narrative</b>	Project will be funded through this loan. Application for the loan will take place once this Resolution has passed.	

<p style="text-align: center;"><b>OPTIONS</b> (Include Deny /Approval Option)</p>	<ol style="list-style-type: none"> <li data-bbox="477 115 1520 239">1. Approve the Resolution to enter into an agreement with GM Pipeline, Inc. for the Drake Road Water Main Extension for the New Central Water Tower.</li> <li data-bbox="477 239 1520 369">2. Do not approve the Resolution and do not complete the Drake Road Water Main Extension which would not allow for the construction of the New Central Water Tower.</li> </ol>
<p style="text-align: center;"><b>PROJECT TIMELINE</b></p>	<p>The project is anticipated to begin in late fall and be completed by summer of 2017.</p>
<p style="text-align: center;"><b>STAFF RECOMMENDATION</b></p>	<p>Approval of the Resolution of intent to award the contract to GM Pipeline, Inc. for the Drake Road Water Main Extension.</p>
<p style="text-align: center;"><b>ATTACHMENTS</b></p>	<p>Bid Tabulation (Exhibit A) Letter of Recommendation (Exhibit B)</p>

Item List	Quantity	City of Pike - Gravel Road Waterline Extension Project Bid Tab 07/11/16 - 11:00 A.M.	GM Pipelines, Inc. Price Extension	VTF Excavation Price Extension	Flintrock Construction Co., Inc. Price Extension	Brumbaugh Construction, Inc. Price Extension	Kinnison Price Extension	Double Day Construction, Inc. Price Extension	Associated Excavating Inc. Price Extension	Dick Construction, Inc. Price Extension	Milligan Construction Co. Price Extension
1 - Mobilization - LS	1.00	\$ 28,000.00	\$ 28,000.00	\$ 17,070.75	\$ 10,000.00	\$ 8,000.00	\$ 2,500.00	\$ 28,250.00	\$ 2,500.00	\$ 25,000.00	\$ 10,000.00
2 - Insurance/Bond - LS	1.00	\$ 22,500.00	\$ 22,500.00	\$ 5,792.38	\$ 8,869.00	\$ 7,000.00	\$ 10,000.00	\$ 8,877.00	\$ 13,295.00	\$ 18,000.00	\$ 12,000.00
3 - Construction Staking - LS	1.00	\$ 2,500.00	\$ 2,500.00	\$ 2,855.00	\$ 2,857.00	\$ 3,000.00	\$ 2,500.00	\$ 3,984.00	\$ 2,850.00	\$ 18,000.00	\$ 3,000.00
4 - Traffic Control - LS	1.00	\$ 13,500.00	\$ 13,500.00	\$ 11,115.38	\$ 13,553.00	\$ 4,750.00	\$ 2,500.00	\$ 15,000.00	\$ 8,500.00	\$ 8,000.00	\$ 8,000.00
5 - Erosion Control - LS	1.00	\$ 500.00	\$ 500.00	\$ 1,770.00	\$ 11,313.00	\$ 2,000.00	\$ 2,500.00	\$ 8,228.00	\$ 10,000.00	\$ 8,000.00	\$ 5,000.00
6 - 12-IN DI Pipe, AWWA C-151 Class 52, furnishing, laying and bedding, INCL all associated items, manholes, manhole boxes and manhole frames (unclassified excavation, except rock excavation) - LF	4,842.00	\$ 80.00	\$ 371,200.00	\$ 88.72	\$ 318,800.00	\$ 78.00	\$ 371,200.00	\$ 84.20	\$ 287,688.00	\$ 34.00	\$ 498,100.00
7 - Trenchless Construction with 12-IN DI Pipes, furnishing, laying and bedding, INCL all associated items, manholes, manhole boxes and manhole frames (unclassified excavation, except rock excavation) - LF	850.00	\$ 4,480.00	\$ 3,805.00	\$ 204.28	\$ 157,788.00	\$ 180.00	\$ 185,000.00	\$ 315.15	\$ 264,847.50	\$ 279.00	\$ 246,500.00
8 - 12-IN DI Pipe, AWWA C-151 Class 52, furnishing, laying and bedding, INCL all associated items, manholes, manhole boxes and manhole frames (unclassified excavation, except rock excavation) - LF	13.00	\$ 100.00	\$ 1,300.00	\$ 155.25	\$ 2,018.25	\$ 195.00	\$ 1,300.00	\$ 215.00	\$ 2,755.00	\$ 280.00	\$ 8,840.00
9 - Mechanical Joint Plug - EA	1.00	\$ 250.00	\$ 250.00	\$ 491.73	\$ 585.00	\$ 540.00	\$ 500.00	\$ 550.00	\$ 320.00	\$ 560.00	\$ 1,000.00
10 - 12-IN CI, AWWA N-8, gate valve and box, furnishing and installation, CP, unclassified excavation - EA	12.00	\$ 1,800.00	\$ 21,600.00	\$ 2,452.59	\$ 29,832.00	\$ 2,952.00	\$ 20,700.00	\$ 2,330.00	\$ 27,868.00	\$ 2,800.00	\$ 34,800.00
11 - 12-IN CI, AWWA N-8, gate valve and box, furnishing and installation, INCL assembly, furnishing, laying, bedding and backfill, INCL all associated items, manholes, manhole boxes and manhole frames (unclassified excavation, except rock excavation) - EA	11.00	\$ 4,000.00	\$ 44,000.00	\$ 5,880.78	\$ 84,754.59	\$ 4,794.00	\$ 86,000.00	\$ 5,435.00	\$ 59,785.00	\$ 5,100.00	\$ 58,100.00
12 - Tie-in to existing 12-IN water line, furnishing and installation, including tapping sleeve and tapping gate valve and box (unclassified excavation, except rock excavation) - EA	2.00	\$ 3,000.00	\$ 6,000.00	\$ 3,858.05	\$ 7,278.10	\$ 1,395.00	\$ 2,500.00	\$ 1,795.00	\$ 3,850.00	\$ 5,000.00	\$ 5,000.00
13 - Water Main Disinfection - LS	1.00	\$ 750.00	\$ 750.00	\$ 1,844.10	\$ 7,110.00	\$ 1,800.00	\$ 1,500.00	\$ 10,810.00	\$ 2,500.00	\$ 2,800.00	\$ 3,500.00
14 - Water Main Testing - LS	1.00	\$ 1,000.00	\$ 1,000.00	\$ 2,350.44	\$ 2,800.00	\$ 1,800.00	\$ 3,500.00	\$ 5,818.00	\$ 3,500.00	\$ 4,500.00	\$ 3,500.00
15 - Gravel driveway restoration, including removal, furnishing, bedding, placement and finishing - LF	20.00	\$ 5.00	\$ 100.00	\$ 19.80	\$ 276.00	\$ 28.50	\$ 500.00	\$ 21.00	\$ 420.00	\$ 50.00	\$ 1,120.00
16 - Illuminous roadway restoration, INCL sawcutting, removal, furnishing, bedding, placement and finishing - LF	1,887.00	\$ 12.50	\$ 23,587.50	\$ 20.55	\$ 34,735.53	\$ 28.00	\$ 35,827.00	\$ 34.50	\$ 58,214.50	\$ 83.00	\$ 108,281.00
17 - Rock Excavation - CY	700.00	\$ 0.01	\$ 7.00	\$ 78.80	\$ 59,780.00	\$ 83.00	\$ 35,000.00	\$ 80.00	\$ 59,000.00	\$ 45.00	\$ 31,500.00
18 - Cleanup and restoration, INCL furnishing, material, and labor - LF	4,840.00	\$ 3.00	\$ 14,520.00	\$ 2.82	\$ 12,150.80	\$ 2.55	\$ 11,852.00	\$ 4.00	\$ 13,850.00	\$ 3.80	\$ 18,240.00
<b>Total Bid</b>			\$ 442,484.50	\$ 858,343.88	\$ 718,000.80	\$ 725,038.98	\$ 794,927.00	\$ 802,800.00	\$ 235,071.93	\$ 452,542.81	\$ 1,152,289.01



Strand Associates, Inc.<sup>®</sup>  
Waterfront Plaza  
325 West Main Street, Suite 710  
Louisville, KY 40202  
(P) 502-583-7020  
(F) 502-583-7026

August 8, 2016

Amy Havenar, P.E., City Engineer  
City of Piqua  
201 West Water Street  
Piqua, OH 45356

Re: Drake Road Water Line Extension  
Contract No. 2-2016  
City of Piqua, Ohio

Dear Ms. Havenar:

Bids for the above-referenced project were opened on July 11, 2016. Nine bids were received with the resulting bid tabulation enclosed. The low bid of \$642,464.50 was less than ENGINEER's opinion of probable construction cost.

GM Pipeline, Inc. of West Chester, Ohio was the apparent low bidder at \$642,464.50. The bid included a bid bond for 100 percent and Addenda Nos. 1 and 2 were acknowledged.

Strand Associates, Inc.<sup>®</sup> has not had previous experience with GM Pipeline, Inc. Therefore, we are not able to comment in regard to their performance on other projects.

However, the overall consensus from other cities which GM Pipeline, Inc. has previously worked for, and which we connected with, was that GM Pipeline, Inc. is a good company, it does good work and it would be used again. We are not aware of any reason GM Pipeline, Inc. should not be hired for this project.

Sincerely,

STRAND ASSOCIATES, INC.<sup>®</sup>



Joseph Okyere, P.E.

Enclosure

**RESOLUTION NO. R-102-16**

**A RESOLUTION FOR PRELIMINARY CONSENT TO AWARD A  
CONTRACT TO STRAND ASSOCIATES, INC. FOR THE  
CONSTRUCTION ADMINISTRATION AND RESIDENT PROJECT  
REPRESENTATION FOR THE DRAKE ROAD WATER MAIN  
EXTENSION AS PART OF THE NEW CENTRAL WATER TOWER  
PROJECT**

WHEREAS, on January 5, 2016, this Commission passed Resolution No. R-5-16, authorizing the City Purchasing Analyst to advertise for bids, according to law, for the construction of the Drake Road Water Main Extension; and

WHEREAS, after engineering, designing, and bidding of the Drake Road Water Main Extension as part of the New Central Water Tower Project, Strand Associates, Inc. will oversee the construction phase of the project; and

WHEREAS, Strand Associates, Inc. will ensure that the construction will follow the engineered plans as designed; and

WHEREAS, the City is in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA) for said project; and

WHEREAS, WSRLA requires the City of Piqua to approve a Resolution of intent to award contract for said project.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: Preliminary consent to award a contract to Strand Associates, Inc. is hereby awarded for the construction administration and resident project representation of the Drake Road Water Main Extension in the amount not to exceed \$82,000.

SEC. 2: Whereas this legislation is consent only legislation as required by WSRLA before approving such a loan for the Project.

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A Resolution for preliminary consent to award a contract to Strand Associates, Inc. for the Contract Administration and Resident Project Representation for the Drake Road Water Main Extension as part of the New Central Water Tower Project.		
<b>SUBMITTED BY</b>	Name & Title: Don Freisthler, Water Plant Superintendent		
	Department: Water		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>In June of 2013, Strand Associates, Inc. was contracted by the City of Piqua to engineer and design a new water tower for the City of Piqua Central Zone. Along with the tower, a water main extension was needed to connect the tower to the existing water distribution system. In July of 2016, the plans for the new tower and water main project were finalized and approved by the Ohio EPA.</p> <p>On July 11, 2016, bids were opened for the construction of the Drake Road Water Main Extension. An intent to award contract to GM Pipeline, Inc. for that construction is before the Commission in conjunction with this Resolution. This Resolution will allow Strand Associates, Inc. to oversee all aspects of the construction of the water main extension and ensure that it follows the plans as designed.</p> <p>The contract for the construction administration and project representation with Strand Associates is \$75,000. The project will include a 10% contingency which brings the total to \$82,000.</p> <p>Once the loan is approved, a new resolution will be brought before the City Commission to approve the awarding of a contract to Strand Associates.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	(2016 Expenditure)	
	Expenditure \$:	\$82,000 (10% contingency included)	
	Source of Funds:	WSRLA Loan and OPWC Grant	
	<b>Narrative</b>	Project will be funded through this loan. Application for the loan will take place once this Resolution has passed.	

<b>OPTIONS</b> (Include Deny /Approval Option)	1.	Approve the Resolution to enter into an agreement with Strand Associates, Inc. for construction administration and resident project representation of the Drake Road Water Main Extension.
	2.	Do not approve the Resolution and do not award Strand Associates, Inc. the contract to administer the construction of the Drake Road Water Main Extension.
<b>PROJECT TIMELINE</b>	The project will begin in late fall and be completed by summer of 2017.	
<b>STAFF RECOMMENDATION</b>	Approval of the Resolution of intent to award a contract to Strand Associates, Inc. for the construction administration and resident project representation of the Drake Road Water Main Extension.	
<b>ATTACHMENTS</b>	Strand Associates, Inc. Scope of Service	

## **Exhibit A–Scope of Services**

Strand Associates, Inc.<sup>®</sup> (Contractor) will provide the following construction-related services for both the 5,265 linear feet of 12-inch ductile iron pipe for the Drake Road Water Line Extension and the one-million-gallon elevated water storage tank New Central Water Tower projects.

1. Provide contract administration Services including attendance at preconstruction conference, review of contractor's shop drawing submittals, review of contractor's periodic pay requests, attendance at construction progress meetings, periodic site visits and participation in project closeout.
2. Provide resident project representative (RPR) for the Drake Road Water Line Extension project (five days a week for 11 weeks) and for the one-million-gallon New Central Water Tower project (56 hours a month for 15 months) observation of construction. In furnishing observation services, Contractor's efforts will be directed toward determining for City that the completed project will, in general, conform to the Contract Documents; but Contractor will not supervise, direct, or have control over the construction contractor's work and will not be responsible for the construction contractor's construction means, methods, technique, sequences, procedure, or health and safety precautions or programs, or for the construction contractor's failure to perform the construction work in accordance with the Contract Documents.
3. Provide record drawings in electronic format from information compiled from construction contractor's records. Contractor is providing drafting Services only for record drawings based on the records presented to Contractor by construction contractor and City. Contractor will not be liable for the accuracy of the record drawing information provided by construction contractor and City.

### **Schedule**

Services are to commence upon execution of the Agreement by both parties and are scheduled for completion by December 31, 2017.

### **Compensation**

City shall compensate Contractor for contract administration services for the Drake Road Water Line Extension project a lump sum of \$20,000.

City shall compensate Contractor for contract administration services for the New Central Water Tower project a lump sum of \$50,000.

City shall compensate Contractor for full time RPR for the Drake Road Water Line Extension project a lump sum of \$55,000.

City shall compensate Contractor for part-time RPR for the New Central Water Tower project a lump sum of \$105,000.

**RESOLUTION NO. R-103-16**

**A RESOLUTION FOR PRELIMINARY CONSENT TO AWARD A  
CONTRACT TO STRAND ASSOCIATES, INC. FOR THE  
CONSTRUCTION ADMINISTRATION AND RESIDENT PROJECT  
REPRESENTATION FOR THE NEW CENTRAL WATER TOWER  
PROJECT**

WHEREAS, on January 5, 2016, this Commission passed Resolution No. R-5-16, authorizing the City Purchasing Analyst to advertise for bids, according to law, for the construction of the New Central Water Tower; and

WHEREAS, after engineering, designing, and bidding of the New Central Water Tower Project, Strand Associates, Inc. will oversee the construction phase of the project; and

WHEREAS, Strand Associates, Inc. will ensure that the construction will follow the engineered plans as designed; and

WHEREAS, the City is in the process of making application for a loan from Water Supply Revolving Loan Account (WSRLA) for said project; and

WHEREAS, WSRLA requires the City of Piqua to approve a Resolution of intent to award contract for said project.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that

SEC. 1: Preliminary consent to award a contract to Strand Associates, Inc. is hereby awarded for the construction administration and resident project representation of the New Central Water Tower Project in the amount not to exceed \$178,000.

SEC. 2: Whereas this legislation is consent only legislation as required by WSRLA before approving such a loan for the Project.

SEC. 3: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

KATHRYN B HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

<b>MEETING DATE</b>	August 16, 2016		
<b>REPORT TITLE</b> (Should match resolution/ordinance title)	A Resolution for preliminary consent to award a contract to Strand Associates, Inc. for the Contract Administration and Resident Project Representation for the New Central Water Tower Project.		
<b>SUBMITTED BY</b>	Name & Title: Don Freisthler, Water Plant Superintendent		
	Department: Water		
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution <input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance
	<input type="checkbox"/> Asst. City Manager/Development		<input type="checkbox"/> Law Director
	<input checked="" type="checkbox"/> Department Director		<input type="checkbox"/> Other:
<b>BACKGROUND</b> (Includes description, background, and justification)	<p>In June of 2013, Strand Associates, Inc. was contracted by the City of Piqua to engineer and design a new water tower for the City of Piqua Central Zone. Along with the tower, a water main extension was needed to connect the tower to the existing water distribution system. In July of 2016, the plans for the new tower and water main project were finalized and approved by the Ohio EPA.</p> <p>On July 25, 2016, bids were opened for the construction of the New Central Water Tower Project. An intent to award contract to Chicago Bridge and Iron for that construction is before the Commission in conjunction with this Resolution.</p> <p>This Resolution will allow Strand Associates, Inc. to oversee all aspects of the construction of the new tower and ensure that it follows the plans as designed.</p> <p>The contract for the construction administration and project representation with Strand Associates is \$155,000. The project will include a 15% contingency which brings the total to \$178,000.</p> <p>Once the loan is approved, a new resolution will be brought before the City Commission to approve the awarding of a contract to Strand Associates.</p>		
<b>BUDGETING AND FINANCIAL IMPACT</b> (Includes project costs and funding sources)	Budgeted \$:	(2016 Expenditure)	
	Expenditure \$:	\$178,000 (10% contingency included)	
	Source of Funds:	WSRLA Loan and OPWC Grant	
	<b>Narrative</b>	Project will be funded through this loan. Application for the loan will take place once this Resolution has passed.	

<p style="text-align: center;"><b>OPTIONS</b> (Include Deny /Approval Option)</p>	<p>1. Approve the Resolution to enter into an agreement with Strand Associates, Inc. for construction administration and resident project representation of the New Central Water Tower Project.</p>
	<p>2. Do not approve the Resolution and do not award Strand Associates, Inc. the contract to administer the construction of the New Water Tower Project.</p>
<p style="text-align: center;"><b>PROJECT TIMELINE</b></p>	<p>The project will begin in late fall and be completed by December of 2017.</p>
<p style="text-align: center;"><b>STAFF RECOMMENDATION</b></p>	<p>Approval of the Resolution of intent to award a contract to Strand Associates, Inc. for the construction administration and resident project representation of the New Central Water Tower Project.</p>
<p style="text-align: center;"><b>ATTACHMENTS</b></p>	<p>Strand Associates, Inc. Scope of Service</p>

## **Exhibit A—Scope of Services**

Strand Associates, Inc.<sup>®</sup> (Contractor) will provide the following construction-related services for both the 5,265 linear feet of 12-inch ductile iron pipe for the Drake Road Water Line Extension and the one-million-gallon elevated water storage tank New Central Water Tower projects.

1. Provide contract administration Services including attendance at preconstruction conference, review of contractor's shop drawing submittals, review of contractor's periodic pay requests, attendance at construction progress meetings, periodic site visits and participation in project closeout.
2. Provide resident project representative (RPR) for the Drake Road Water Line Extension project (five days a week for 11 weeks) and for the one-million-gallon New Central Water Tower project (56 hours a month for 15 months) observation of construction. In furnishing observation services, Contractor's efforts will be directed toward determining for City that the completed project will, in general, conform to the Contract Documents; but Contractor will not supervise, direct, or have control over the construction contractor's work and will not be responsible for the construction contractor's construction means, methods, technique, sequences, procedure, or health and safety precautions or programs, or for the construction contractor's failure to perform the construction work in accordance with the Contract Documents.
3. Provide record drawings in electronic format from information compiled from construction contractor's records. Contractor is providing drafting Services only for record drawings based on the records presented to Contractor by construction contractor and City. Contractor will not be liable for the accuracy of the record drawing information provided by construction contractor and City.

### **Schedule**

Services are to commence upon execution of the Agreement by both parties and are scheduled for completion by December 31, 2017.

### **Compensation**

City shall compensate Contractor for contract administration services for the Drake Road Water Line Extension project a lump sum of \$20,000.

City shall compensate Contractor for contract administration services for the New Central Water Tower project a lump sum of \$50,000.

City shall compensate Contractor for full time RPR for the Drake Road Water Line Extension project a lump sum of \$55,000.

City shall compensate Contractor for part-time RPR for the New Central Water Tower project a lump sum of \$105,000.

**RESOLUTION NO. R-104-16**

**A RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT  
WITH PROS CONSULTING INC. FOR A COMPREHENSIVE PARKS MASTER  
PLAN**

WHEREAS, the City desires to complete a Parks Master Plan to provide guidance for future parks capital improvements and maintenance and the delivery of recreational programming and services; and

WHEREAS, the City requested proposals for the professional services to conduct the planning services necessary to prepare and deliver a Comprehensive Parks Master Plan; and

WHEREAS, five proposals from qualified consultants were received and evaluated by representatives of the selection committee and Pros Consulting Inc. was identified as the consultant most qualified to provide the professional services necessary to complete the Plan; and

WHEREAS, Pros Consulting Inc. has agreed to a project scope and total compensation amount for the professional services to be provided; and,

WHEREAS, the City Commission must provide authorization to enter into the professional services agreement defining the project scope and total compensation amount; and,

WHEREAS, the 2016 budget includes the funds necessary for the professional services required for this work.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, the majority of all members elected thereto concurring, that:

SEC. 1: The City Manager is authorized to enter into a contract with Pros consulting Inc. to provide the professional services necessary for the Comprehensive Parks Master Plan.

SEC. 2: The total cost of the services is not to exceed \$74,940.

SEC. 3: The Finance Director certifies funds are available and is hereby authorized to receive and draw her warrants from time to time on the appropriate accounts of the City treasury in the processing of payment according to contract terms.

SEC. 4: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

\_\_\_\_\_  
KATHRYN B. HINDS, MAYOR

PASSED: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
REBECCA J. COOL  
CLERK OF COMMISSION



# Commission Agenda Staff Report

Item # 12

<b>MEETING DATE</b>	August 9, 2016			
<b>REPORT TITLE</b> (Match resolution/ordinance title)	A RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH PROS CONSULTING INC. FOR A COMPREHENSIVE PARKS MASTER PLAN			
<b>SUBMITTED BY</b>	Chris Schmiesing, City Planner			
	Development Department			
<b>AGENDA CLASSIFICATION</b>	<input type="checkbox"/> Consent	<input type="checkbox"/> Ordinance	<input checked="" type="checkbox"/> Resolution	<input type="checkbox"/> Regular
<b>APPROVALS/REVIEWS</b>	<input checked="" type="checkbox"/> City Manager		<input checked="" type="checkbox"/> Asst. City Manager/Finance	
	<input checked="" type="checkbox"/> Asst. City Manager/Development		<input checked="" type="checkbox"/> Law Director	
	<input checked="" type="checkbox"/> City Planner		<input type="checkbox"/> Planning Commission	
<b>BACKGROUND</b> (Description, background, justification)	<p>The City of Piqua currently lacks a Parks Master Plan to guide the installation and maintenance of capital improvements and the delivery of programming and services essential to providing recreational amenities and opportunities that meet or exceed community desires.</p> <p>Five proposals were received in response to the Request for Proposals issued for this project. The proposals were reviewed and a preferred consultant was identified and recommended by the selectin committee. Funds for the securement of the professional services necessary to complete the Parks Master Plan are included in the 2016 Parks budget.</p>			
<b>BUDGET/FINANCIAL IMPACT</b> (Project costs and funding sources)	Budgeted \$:	\$74,940		
	Expenditure \$:	\$74,940		
	Source of Funds:	Parks Fund 105-015-880-7553		
	Narrative:	The completed Parks Master Plan will provide guidance for future parks capital improvements and maintenance and the delivery of recreational programming and services.		
<b>OPTIONS</b> (Include deny /approval option)	1.	Adopt the resolution to authorize the professional services agreement.		
	2.	Defeat the resolution to reject the professional services agreement.		
<b>PROJECT TIMELINE</b>	September 2016 – Commence Planning May 2016 – Complete Plan			

<b>STAFF RECOMMENDATION</b>	Approve the proposed resolution.
<b>ATTACHMENTS</b>	1. PSA and Project Approach

# COMMUNITY CENTER CAMPUS PROFESSIONAL SERVICES AGREEMENT

This Professional Service Agreement is hereby entered into between the City of Piqua, a municipal corporation in the State of Ohio ("City") and Pros Consulting ("Consultant") for the services as agreed to herein.

**WHEREAS**, the City of Piqua desires to secure professional services for a Comprehensive Parks Master Plan and has solicited for proposals in accordance with the laws of the City of Piqua; and

**WHEREAS**, Pros Consulting Inc. ("Consultant") submitted the preferred proposal as a result of the solicitation process, which included an interview; and

**WHEREAS**, the City of Piqua Commission passed Resolution No. \_\_\_\_-16 on August 16, 2016 authorizing an agreement to secure professional services to complete a Comprehensive Parks Master Plan;

**WHEREAS**, this Agreement confirms the terms between the parties as substantially set out in the Work Plan and Schedule document included herewith as Exhibit 'A';

**NOW, THEREFORE**, in consideration of the promises, mutual covenants and agreements set forth, the City of Piqua and the Consultant, each binding itself, its successors and assigns, do mutually agree as follows:

## I. PARTIES

1. City of Piqua: The City of Piqua is a municipal corporation in Miami County, State of Ohio. The City of Piqua shall be referred throughout the Agreement as "City."
2. Consultant: Consultant is Pros Consulting Inc. and shall be referred throughout the Agreement as "Consultant".

## II. SCOPE OF SERVICES

Pros Consulting agrees to perform the work as set forth in the attached Exhibit 'A' upon written authorization by the City of Piqua.

## III. COMPENSATION

The City agrees to compensate Consultant for the performance of the work specified in this Agreement for a fee not to exceed Seventy-Four Thousand Nine Hundred Forty Dollars (\$74,940). The total compensation authorized for this contract is a lump sum fee. No payment for additional services or reimbursable expenses will be provided without written approval of the same prior to the expense being incurred. Consultant will notify the City of any requests that are out of Scope and seek the City's approval for any increase in fees or expenses as a result of that out of Scope request.

## IV. LAW AND TERMS OF AGREEMENT

1. Subcontracting:

None of the work or services covered by this Agreement shall be subcontracted, except as set forth herein, without the prior written approval of the assigned project representative of the City. Any work or services subcontracted hereunder shall be specified by written contract or agreement and shall be subject to each provision of this Agreement.

2. Compliance With Laws and Policies:

This Agreement is subject to and Consultant shall comply with all statutes, ordinances, regulations, and rules of the Federal Government, the State of Ohio, the County of Miami and the City of Piqua.

3. Law to Govern and Forum:

This Agreement is entered into and is to be performed in the State of Ohio. City of Piqua and Consultant agree that the law of the State of Ohio shall govern the rights, obligations, duties and liabilities of the parties to this Agreement and shall govern the interpretation of this Agreement. The forum for any litigation shall be Miami County, Ohio.

4. Amendment:

This Agreement may be modified or amended only by a written agreement duly executed by the parties hereto or their representatives.

5. Entirety:

This Agreement and the Exhibits attached hereto contain the entire Agreement between the parties as to the matters contained herein. Any oral representations of modifications concerning this Agreement shall be of no force and effect.

6. Waiver:

A waiver of any breach of any provision of this Agreement shall not constitute or operate as a waiver of any other breach of such provision or any other provisions, nor shall any failure to enforce any provision hereof operate as a waiver of such provision or of any other provision.

7. Hold Harmless and Indemnification:

The Consultant shall protect, defend, indemnify and hold harmless the City of Piqua, its officers, agents, elected officials, employees, elected officials and volunteers, from any and all loss, claims, expenses, actions, causes of action, damages and obligations, financial or otherwise, including attorney fees and legal expenses, arising from any and all acts of the Consultant, its agents, employees, licensees, or invitees, that result in injury to persons or damage to property.

8. Insurance:

The Consultant, at its sole cost and expense, shall procure and maintain at all times during the term of this Agreement general liability or other insurance in an amount not less than One Million Dollars (\$1,000,000) for liability for acts

of the Consultant or its agents and/or employees. The City of Piqua shall be an additional named insured with the following language required:

"City of Piqua, its employees, agents, volunteers, all boards, commissions, and/or authorities and board members, including employees, agents and volunteers thereof are an additional insured and this insurance coverage shall serve as Primary to the Additional Insureds and not contributing with any other insurance or self-insurance available to the Additional Insureds."

Each entity must provide a certificate of insurance that has at least \$1 million commercial general liability coverage per occurrence or \$2 million aggregate on ISO Form CG 00 01 12 07. Cincinnati Insurance endorsement form GA 411311 99 will not be accepted.

**9. Notice:**

This Agreement provides that all notices be personally served or sent by certified mail, postage prepaid and return receipt requested, addressed to the following parties:

To the City of Piqua:

Chris Schmiesing  
City Planner  
Development Department  
201 West Water Street  
Piqua, Ohio 45356

To the Consultant:

Leon Younger  
Principal  
Pros Consulting Inc  
201 S. Capitol Avenue, Suite 505  
Indianapolis, IN 46225

**10. Independent Consultant:**

The Consultant, his assigns, heirs, successors, employees and any and all sub consultants are independent Consultants and are not agents and/or employees of the City of Piqua.

**11. Audit:**

At any time the City shall have the right to request an audit of the Consultant's records to determine compliance with the terms of this Agreement. Upon such request by the City, the Consultant shall permit inspection of its records within two (2) days. Failure to comply with the City's request for an audit shall be cause for the City to withhold payment for services until the audit takes place and the City is able to obtain the information to satisfy compliance with the terms of this Agreement.

**12. Assignment:**

This Agreement shall not be assigned without the express written approval of the City of Piqua. Failure to secure the City's approval prior to assignment of this Agreement shall be cause for termination of this Agreement with any and all costs and damages being assessed to the Consultant.

**13. Default:**

Should the Consultant default on any provision of this Agreement, the City shall provide written notice of the default and Consultant shall have a period of thirty (30) days to cure the default. If the Consultant does not cure the default within the allotted period, the City may cure the default and assess the costs to the Consultant or may terminate the Agreement for reason that said Consultant has breached this Agreement and was considered in default.

14. Termination:

This Agreement may only be terminated if either party should fail materially to fulfill its obligations under this Agreement, the other party may notify the breaching party of the intent to terminate the Agreement. If a party should seek termination, said party shall provide thirty (30) days written notice, specifying the reason(s) which constitute a failure to perform. The breaching party shall have thirty (30) days to cure the default from the notice of intent to terminate. Failure to cure the default terminates the Agreement at the expiration of the thirty (30) days.

15. Term:

The term of this Agreement shall be for the 9 month period beginning from the date of execution of this Agreement. Said term is non-renewing unless extended by mutual consent of both parties.

16. Conflict of Interest:

No officer, employee, or agent of the City of Piqua who exercises any functions or responsibilities in connection with the planning and carrying out of the program, nor any immediate family member, close business associate, or organization which is about to employ any such person, shall have any personal financial interest, direct or indirect, in the Consultant or in this Agreement and the Consultant shall take appropriate steps to assure compliance.

The Consultant agrees that it will not contract with any sub consultant in which it has any personal interest, direct or indirect. The Consultant further covenants that in the performance of this Agreement, no person having any conflict shall be employed.

17. Waiver:

A waiver of any breach of any provision of this Agreement shall not constitute or operate as a waiver of any other breach of such provision or of any other provisions, nor shall any failure to enforce any provision hereof operate as a waiver of such provision or of any other provision.

18. Proprietary Materials:

The City of Piqua acknowledges that in the course of performing services, the Consultant may use products, materials or proprietary information. The City of Piqua agrees that it shall have or obtained no rights in the proprietary material, except pursuant to a separate written agreement that may be executed by the parties.

The Consultant acknowledges that in the course of performing services for the City of Piqua, the materials and information obtained, used, and/or produced for the City of Piqua are the exclusive properties of the City and may not be disseminated in any manner without the prior written approval of the City of Piqua.

19. Ownership of Property:

The Consultant agrees that at the expiration or in the event of termination of this Agreement, any memoranda, maps, drawings, working papers, reports and other similar documents produced in connection with the Agreement shall become the property of the City of Piqua.

The Consultant acknowledges that the City of Piqua is obligated to comply with the Public Records law of the State of Ohio and must disclose upon request any document that is considered a public record pursuant to the law.

20. Warranty:

The Consultant warrants that the service to be provided by it hereunder will be performed in good, timely, and professional manner by qualified staff and in accordance with generally accepted industry standards.

**V. SIGNATURE**

The parties enter into this Agreement this \_\_\_\_ day of \_\_\_\_\_, 2016, as executed and witnessed in accordance with the below signatures.

CITY OF PIQUA

CONSULTANT

\_\_\_\_\_  
Gary A. Huff  
City Manager

\_\_\_\_\_  
Leon Younger  
Principal

Witness:

Witness:

\_\_\_\_\_

\_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Stacy M. Wall, Law Director

## Exhibit 'A'

### COMPREHENSIVE PARKS MASTER PLAN Project Understanding and Approach Project Understanding

The City of Piqua has a strong commitment to provide high-quality parks and recreation programs to the community. As such, the City is seeking professional services to complete a *Parks Master Plan* to provide a 10-year vision for parks, open space and trails. The plan will include research, public involvement and the development of recommendations for all aspects of Piqua's Park System.

Currently, the Piqua Parks Division of Public Works administers 17 parks totaling approximately 203 acres, which includes 13 miles of walking/biking trails, a community swimming pool, a community center, a public golf course and three community parks.

The City desires a *Parks Master Plan* that will guide funding, maintenance and construction and/or reconstruction of the parks and recreation assets in the community. The master plan will guide the City's investment in parks, programs and facilities for the next ten years and will provide strategic direction and vision.

The outcome will be a *Parks Master Plan* that will be heavily used as a resource for future development and redevelopment of the City's parks, recreation programs and facilities, over the next ten years. The plan will include at a minimum the following components:

- Support and/or suggest City policies regarding proposed and existing park lands, recreation facilities, open space and trails;
- Evaluate the location of existing park lands and quasi-public open space (including occupied and vacant public and school sites), and provide recommendations for the addition of new parks space and/or the elimination and repurposing of existing parks space;
- Review existing lease agreements with recreation providers and current parks maintenance practices and provide recommendations and framework for a parks maintenance operation plan;
- Identify funding sources and anticipated expenditures for recommended land acquisition, improvements and ongoing maintenance of park lands and facilities
- Define design standards for parks, recreation facilities, open spaces, and/or trails; and
- Provide artist renderings and schematic drawings of proposed park modifications and improvements.

The foundation of the Consulting Team's approach is a creative and comprehensive public participation process. It is very important to not only to engage those who typically participate in the planning process, but also those who do not. We will identify opportunities that engage people through a variety of community input processes. The information derived by the public's participation in key leadership meetings, focus group meetings, public forums, and citizen-household surveys is important. However, it is equally important that the information received is applied to the overall planning process to accurately articulate the true unmet needs, address key issues and provide the greatest recommendations and strategies to move the City's parks and recreation services forward for optimum results.



## Project Scope of Work

The PROS Consulting Team proposes a comprehensive planning approach to address the requirements of the *Parks Master Plan* and will deliver a living and working document that provides guidance for both short-term and long-term goals in a financially sustainable and achievable manner. The following is a detailed approach to develop the master plan related to implementing specific action items.

### Task 1 -Project Management, Progress Reporting & Data Review

**A. Kick-off Meeting & Project Management** - A kick-off meeting should be attended by the key City staff and Consulting Team members to confirm project goals, objectives, and expectations that will help guide actions and decisions of the Consulting Team. Detailed steps of this task include:

- Confirmation – The project goals, objectives, scope, and schedule will be confirmed.
- Outcome Expectations – Discuss expectations of the completed project.
- Communications – Confirmation on lines of communication, points of contact, level of involvement by staff and local leaders, and other related project management details. Also, protocols and procedures for scheduling meetings should be agreed to.
- Data Collection – The Consulting Team will collect, log, and review key data and information to facilitate a thorough understanding of the project background.
- Progress Reporting – The Consulting Team will develop status reports to the City on a monthly basis. The Consulting Team will meet with the Project Manager at important milestone dates during the master planning process, which will be finalized at the kick-off meeting with specific dates outlined.
- Prepare database of stakeholders – The Consulting Team will work with the City who will gather contact information from a variety of sources within the City. This information will be used in the key leadership/focus group interview portion of the Parks and Recreation Master Plan.

### Task 2 - Community Profile & Public Engagement Process

The Consulting Team will utilize a robust public input process to solicit community input on how the City of Piqua park system and programs meet the needs of residents into the future. This task is an integral part of the Master Planning process. A wide range of community/participation methods may be utilized with traditional public meetings. The PROS Consulting Team will prepare a community outreach agenda to include the number and types of meetings which will be held. Also, a statistically-valid City-wide needs assessment survey will be conducted to identify community needs and issues related to recreation/park programs and facilities. Specific tasks include:

**A. Demographic & Recreation Trends Analysis** – The Consulting Team will utilize the City's projections and supplement with census tract demographic data obtained from Environmental Systems Research Institute, Inc. (ESRI), the largest research and development organization dedicated to Geographical Information Systems (GIS) and specializing in population projections and market trends; for comparison purposes data will also be obtained from the U.S. Census Bureau. This analysis will provide an understanding of the demographic environment for the following reasons:

- To understand the market areas served by the park and recreation system and distinguish customer groups.
- To determine changes occurring in the City and the region, and assist in making proactive decisions to accommodate those shifts.
- Provide the basis for Equity Mapping and Service Area Analysis

The City's demographic analysis will be based on US 2010 Census information, 2016 updated projections, and 5 (2021) and 10 (2026) year projections. The following demographic characteristics will be included:

- Population density; Age Distribution ; Households; Gender; Ethnicity; Household Income

From the demographic base data, sports, recreation, and outdoor trends are applied to the local populace to assist in determining the potential participation base within the community. For the sports and recreation trends, the Consulting Team utilizes the Sports & Fitness Industry Association's (SFIA) 2016 Study of Sports,

Fitness and Leisure Participation, ESRI local market potential, as well as participation trends from the Outdoor Foundation on outdoor recreation trends.

- B. Key Leadership/Focus Group Interviews** – The Consulting Team will perform focus groups and key leadership interviews the community to evaluate their vision for parks and recreation in the City of Piqua community. Up to Eight (8) focus group meetings and key leadership interviews and other key leaders (up to 12) will be held over a two-day period. At minimum, the Consulting Team will meet two (2) times with the Parks Board and Planning Commission. Also, during these interviews/focus groups, the Consulting Team will gain an understanding of the community values, as well as determine the priority for recreation facilities and programming, parks, trails and open space development needs of the City. The following list of potential interviewees will be used to select the final list in conjunction with the City:

- Elected Officials
- Key Business Leaders
- City Administration
- Key Partners/Philanthropic Organizations (e.g. YWCA, YMCA, etc.)
- Piqua City School officials
- Users and non-users of the parks and recreation system
- Parks Staff
- Youth and adult sports groups

- C. Public Forums/Workshops** – Public forums will serve to present information and gather feedback from citizens at large. It is important to have initial meetings early in the process and follow-up meetings during the final plan development process. It will be important to get maximum media exposure to inform citizens of the purpose and importance of the meetings and clearly note time and locations. We propose to conduct a total of two (2) public forums: one (1) initial public forum at the project midpoint to introduce the project and project goals, preliminary findings, gain input for the community's vision and core values for the City's parks and recreation system, and one (1) as a final briefing and input opportunity on the draft plan. These meetings would be informal in nature offering the public an opportunity to participate in the planning process and to provide feedback on the proposed options. The purpose for these meetings will be to ensure opportunities for the general public to discuss their priorities and perceptions surrounding the parks and recreation system. The forums will also afford the opportunity to subtly educate the public on the opportunities, benefits, and constraints of the City's parks and recreation system.



- D. Electronic Survey** – Also, the Consulting Team can create an online survey administered through [www.surveymonkey.com](http://www.surveymonkey.com). This survey will be promoted through the City's website and promotional mediums to maximize outreach and response rates. These surveys would provide quantitative data and guidance in addition to the stakeholder and focus groups in regards to the recommendations for park amenities, specific programs, facility components, usage, and pricing strategies.
- E. Statistically-Valid Needs Analysis Survey** – The Consulting Team will perform a random, scientifically valid community-wide household survey to quantify knowledge, need, unmet need, priorities and support for system improvements that include facility, programming, and the park needs of the City.

The survey will be administered by phone or by a combination of a mail/phone survey and will have a minimum sample size of 375 completed surveys at a 95% level of confidence and a confidence interval of +/- 5%. Prior to the survey being administered, it will be reviewed by the City staff.

### Task 3 - Parks, Facilities, and Program Needs Assessment

**A. Parks and Facilities Inventory and Assessment** – The Consulting Team will provide an electronic form for City staff to use in completing acreage and facility inventory of park property and facility/amenity inventory. A park and facility tour will be performed with City staff, Operations and Maintenance staff, and Programming staff to confirm and modify any additional information to the inventory form, as well as perform a Supply Analysis to identify existing and potential parks and recreation resources, and facilities provided across the community. During this tour, general observation of park and recreation facilities will include:



- Photographs along with text to illustrate key environmental features in the City
- General state and condition
- Compatibility with neighborhoods
- Compatibility of amenities offered through the City
- Aesthetics/Design
- Safety/security
- Public Access
- Connectivity to the surrounding neighborhoods through non-motorized travel
- Program capacity and compatibility with users
- Partnership opportunities
- Revenue generation opportunities
- Inventory existing miles of trails locations and destinations

The findings from this review will be documented in a prepared data collection form. Analysis will be performed from this review, and incorporated into an *Assessment Summary Report*.

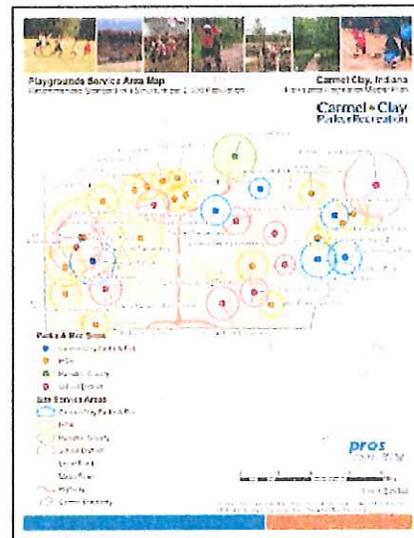
**B. Park Classifications and Level of Service Standards** – The Consulting Team will work with the City to review and confirm, modify or add to existing park classifications, and preferred facility standards for all park sites, trails, open space amenities including common areas and indoor and outdoor facilities. These classifications will consider size, population served, length of stay, and amenity types/services. Facility standards include level of service standards and the population served per recreational facilities and park amenities. Any new or modified classification or standard will be approved as required.

These are based on regional, statewide or nationally accepted parks and recreation standards, as well as the Consulting Team’s national experience and comparison with peer/survey agencies. These standards will be adapted based on the needs and expectations of the City of Piqua.

PARKS	2012 Inventory - Developed Facilities										2012 Facility Standards		2017 Facility Standards	
	CCFR Inventory	City/CRC	School District	Drafts Club	HOA	County Parks	Total Inventory	Current Service Level based upon population	Recommended Service Level	Revised for Local Service Area	Meets Standard/Need Exists	Additional Facilities/Additional Needed	Meets Standard/Need Exists	Additional Facilities/Additional Needed
<b>Park Types</b>														
Local Parks (1-10 acres)	29.25	-	-	-	-	28.25	0.33 acres per 1,000	0.00 acres per 1,000	0.00 acres per 1,000	Meets Standard	- Acres(s)	- Acres(s)	- Acres(s)	
Community Parks (11-100 acres)	168.37	-	-	-	63.00	231.37	2.68 acres per 1,000	3.00 acres per 1,000	3.00 acres per 1,000	Need Exists	28 Acres(s)	Need Exists	65 Acres(s)	
Signature Parks (100+ acres)	279.22	-	-	-	125.00	404.22	4.68 acres per 1,000	4.00 acres per 1,000	4.00 acres per 1,000	Meets Standard	- Acres(s)	- Acres(s)	- Acres(s)	
Undeveloped Parks	13.38	141.20	-	-	-	154.58	1.79 acres per 1,000	1.00 acres per 1,000	1.00 acres per 1,000	Meets Standard	- Acres(s)	Meets Standard	- Acres(s)	
Greenways	51.83	-	-	-	-	51.83	0.60 acres per 1,000	2.00 acres per 1,000	2.00 acres per 1,000	Need Exists	121 Acres(s)	Need Exists	138 Acres(s)	
<b>Total Park Acres</b>	<b>641.05</b>	<b>141.20</b>	-	-	<b>188.00</b>	<b>870.25</b>	<b>10.67 acres per 1,000</b>	<b>10.00 acres per 1,000</b>	<b>10.00 acres per 1,000</b>	<b>Meets Standard</b>	<b>- Acres(s)</b>	<b>Need Exists</b>	<b>83 Acres(s)</b>	
<b>OUTDOOR AMENITIES</b>														
Playgrounds	6.00	-	11.00	-	25.00	41.00	1.00 structure per 2,500	1.55 structure per 2,500	1.00 structure per 2,500	Meets Standard	- Structure(s)	Meets Standard	- Structure(s)	
Spray Pads	2.00	-	-	-	-	2.00	1.00 structure per 43,200	1.00 structure per 20,000	1.00 structure per 20,000	Need Exists	2 Structure(s)	Need Exists	3 Structure(s)	
Plaza Areas/Seating	14.00	-	-	-	14.00	28.00	1.00 structure per 3,087	1.00 structure per 4,000	1.00 structure per 4,000	Meets Standard	- Structure(s)	- Structure(s)	- Structure(s)	
Soccer Fields	-	-	23.00	1.00	3.00	27.00	1.00 field per 3,201	1.00 field per 4,000	1.00 field per 4,000	Meets Standard	- Field(s)	Meets Standard	- Field(s)	
Softballs	-	-	12.00	11.00	5.00	4.00	32.00	1.00 field per 2,701	1.00 field per 4,000	Meets Standard	- Field(s)	Meets Standard	- Field(s)	
Multi Purpose Fields	2.00	-	3.00	14.00	-	19.00	1.00 field per 4,513	1.00 field per 4,000	1.00 field per 4,000	Need Exists	3 Field(s)	Need Exists	5 Field(s)	
Baseball Courts	2.00	-	8.00	-	12.00	-	22.00	1.00 court per 3,823	1.00 court per 5,000	Meets Standard	- Court(s)	Meets Standard	- Court(s)	
Tennis Courts	-	-	37.00	-	50.00	-	87.00	1.00 court per 884	1.00 court per 3,000	Meets Standard	- Court(s)	Meets Standard	- Court(s)	
Multi Use Trails (Miles)	16.00	-	-	-	-	16.00	0.19 miles per 1,000	0.47 miles per 1,000	1.00 miles per 1,000	Need Exists	19 Miles(s)	Need Exists	22 Miles(s)	
Amphitheater	1.00	1.00	-	-	-	1.00	3.00	1.00 site per 28,813	1.00 site per 50,000	Meets Standard	- Site(s)	Meets Standard	- Site(s)	
Shade Park	1.00	-	-	-	-	1.00	1.00 site per 66,439	1.00 site per 50,000	1.00 site per 50,000	Need Exists	1 Site(s)	Need Exists	1 Site(s)	
Walking Path	2.00	-	-	-	14.00	-	16.00	1.00 site per 6,402	1.00 site per 20,000	Meets Standard	- Site(s)	Meets Standard	- Site(s)	
Outdoor Aquatic Center (Square Feet)	43,183.50	-	-	-	-	43,183.50	0.56 SF per person	0.50 SF per person	0.50 SF per person	Meets Standard	- Square Feet	Meets Standard	- Square Feet	
Mason Community Center (Square Feet)	146,225.00	-	-	-	-	146,225.00	1.69 SF per person	1.50 SF per person	1.50 SF per person	Meets Standard	- Square Feet	Meets Standard	- Square Feet	
<b>2012 Estimated Population</b>	<b>65,429</b>													
<b>2017 Estimated Population</b>	<b>65,200</b>													

Notes:  
 County Inventory includes inventory only found in Carmel Clay Parks and Recreation Jurisdiction  
 Population based on City Township's limits  
 The 37 tennis courts are part of an Inter-Town Agreement of establish with school district for public use

C. **Geographical Analysis through Mapping** – The Consulting Team can work with the City to determine appropriate GIS mapping. The Consulting Team would utilize GIS to perform geographical mapping to identify service area analysis for specific facilities and programs. This includes mapping by classification and major amenities by facility standards as applied to population density and geographic areas. A service area is defined as a circular area around a park or amenity whose radius encompasses the population associated with the appropriate facility standard for each park classification and amenity. Using the facility standards and service areas provided by the Consulting Team for each park and major facility type (amenity), a series of maps by each park classification and major amenities will be prepared. This mapping identifies gaps and overlaps in service area. It is assumed that the City will provide base GIS information including inventory and general location of park sites and amenities. The Consulting Team will provide maps in digital format (ARCGIS and Adobe Acrobat PDF format) and hard copy.



D. **Recreation Program Assessment** – Recreation programs and special events are the backbone of park and recreation agencies. This assessment will review how well the City of Piqua aligns itself with community needs. The goal of this process is to provide recreation program enhancements that result in successful and innovative recreation program offerings. The Consulting Team will provide insight into recreation program trends from agencies all around the country. The process includes analysis of:

- Age segment distribution
- Lifecycle analysis
- Core program analysis and development
- Similar provider analysis/duplication of service
- Market position and marketing analysis
- User fee analysis for facilities and programs/services
- Review of program development process

- Backstage support, or service systems and agency support needed to deliver excellent service

Ultimately, the outcome of the process will be the creation of a dynamic recreation program plan that results in increased registration, drives customer retention and loyalty, improves customer satisfaction, and increases revenues. Additionally, it will help focus staff efforts in core program areas and create excellence in those programs deemed most important by program participants.

**E. Prioritized Facility and Program Priority Rankings**– The Consulting Team will synthesize the findings from the community input, survey results, standards, demographics and trends analysis, park and facility assessment, recreation services assessment and the service area mapping into a quantified facility and program priority ranking. This priority listing will be compared against gaps or surplus in recreation services, parks, facilities and amenities. This will list and prioritize facility, infrastructure, amenities, and program needs for the parks and recreation system and **provide guidance** for the Capital Improvement Plan. The analysis will include probable future parks, recreation facilities, open spaces and trail needs based on community input, as well as state and national user figures and trends. Also, a set of prioritized recommendations for maintenance and renovation of parks, trails and recreation facilities will be developed. The Team will conduct a work session with staff to review the findings and make revisions as necessary.

Shawnee County Facility/Amenity Needs Assessment	Overall Ranking
Walking, hiking and biking trails	1
Small neighborhood parks	2
Indoor fitness/exercise facilities	3
Large community parks	4
Natural areas/wildlife habitats	5
Indoor running/walking track	6
Picnic areas and shelters	7
Outdoor swimming pools/water parks	8
Indoor swimming pools/leisure pools	9
Playground equipment	10
Boating and fishing areas	11
Golf courses	12
Off-leash dog park	13
Indoor theater	14
Indoor sports fields (baseball, soccer, etc)	15
Indoor basketball/volleyball courts	16
Youth baseball/softball fields	17
Historic homes/grounds	18
Youth soccer fields	19
Outdoor basketball courts	20
Adult baseball/softball fields	21
Skate parks	22
Outdoor tennis courts	23
Outdoor sand volleyball courts	24
Adult soccer fields	25

**F. Overall Master Plan Graphic** – Using provided GIS information and master plan information, MKSK will create a graphic master plan which illustrates future parks, potential linkages, and other elements in order to convey the overall intent of the master plan.

**G. Conceptual Park Plans** – Using provided park facility programming (elements within various parks) MKSK will create conceptual site plan renderings for 3 sites as identified during the planning process. The plans will include graphic representations of open greens, wooded areas, athletic fields, playgrounds, or other facilities.

**H. Conceptual Park Rendering** – Building on one of the three conceptual park plans, MKSK will create 2 perspective renderings which illustrate the quality of the space and the general layout of the design elements. These will be prepared in digital format and will be provided for use in public and media communications.

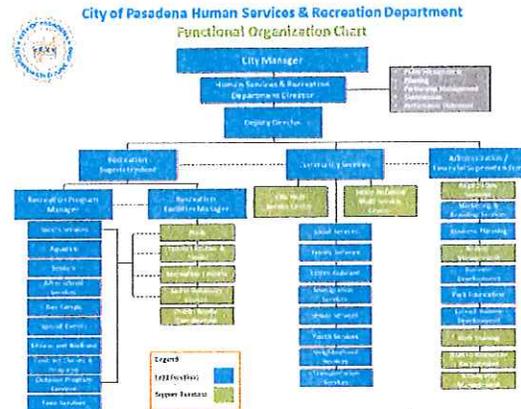
**I. Capital Improvement Plan** – The culmination of all analysis will result in a prioritized plan providing guidelines to the City for investing and developing parks, facilities, and open space. This capital improvement plan will reflect community needs identified in the staff, Park Board, Planning Commission and stakeholder meetings, the public input process, household survey, demographics, prioritized facility and program needs analysis, and physical analysis. The capital improvement plan will focus on three key areas: Existing Park System Needs; Land Acquisition; New Park, Recreation Facilities and Open Space Needs.

The plan will take into account operational and financial impacts in developing options and cost estimates. The plan will present budgetary capital costs, priorities, and funding strategies including partnership and revenue generation opportunities for capital and operational funding.

### Task 4 -Operational and Fiscal Plan

A. **Operational and Maintenance Review**– The Consulting Team will perform an analysis of the current practices of the Department to evaluate its operational situation. This analysis will identify future Department organization and staffing needs, improved operational efficiencies, policy development, process improvements, system and technology improvements, and marketing/communication opportunities. This task will include recommendations in a comprehensive manner. This will include data collection, analysis and on-site observations of key organizational components in the following areas:

- Classification of services
- Administrative delivery
- Maintenance and Operating Standards
- Organizational Design and Staffing
- Customer service
- Staffing levels
- Field equipment/resources
- Service contracts
- Workload requirements
- Procedures manuals
- Existing policy and procedures management
- Performance measures and indicators
- Information systems and technology
- Marketing and communications
- Identify and expand partnerships/volunteer support for facilities and services
- Review and suggest new rules and regulations related to parks



B. **Funding and Revenue Strategies** – Funding strategies will be developed based in part to our review and analysis of the facilities as well as the national experience brought by the Consulting Team. The Consulting Team has identified numerous funding options that can be applied to the Park Master Plan based on the community values. The funding strategies to be evaluated for recommendations will include at a minimum:

- Fees and charges options and recommendations
- Endowments/Non-profits opportunities for supporting operational and capital costs
- Sponsorships to support programs, events, and facilities
- Partnerships with public/public partners, public/not-for-profit partners and public/private partnerships
- Dedicated funding sources to support land acquisition and capital improvements
- Development agreements to support park acquisition, open space and park and facility development
- Earned Income options to support operational costs
- Land or facility leases to support operational and capital costs
- Identify grant opportunities and resources to construct parks and facilities identified in the Master Plan including suggested timelines

### Task 5 - Implementation & Master Plan Development

The Parks Master Plan will be framed and prepared through a series of workshops with City staff. The overall vision and mission statements will be affirmed or modified, and direction for the City will be established along with individual action strategies that were identified from all the research work completed. Specific tasks include:

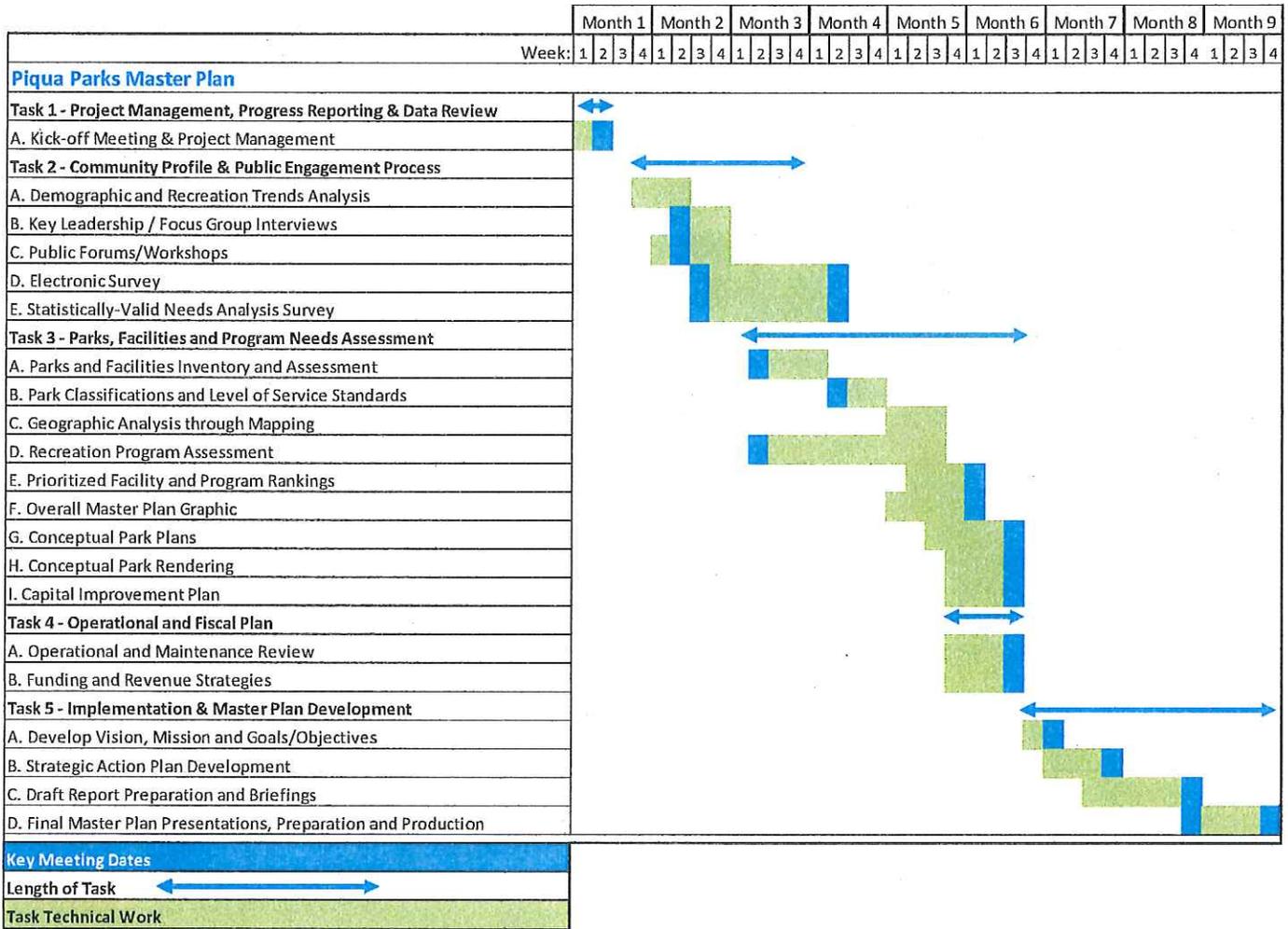
A. **Develop Vision, Mission and Goals/Objectives** – The supporting vision and mission statements will be affirmed or developed with senior Department staff in a work session. Following this effort, goals/objectives and policies will be established and prioritized. A status briefing will be presented to gain input and consensus on direction.

- B. **Strategic Action Plan** - Upon consensus of all technical work, the remaining action plan will be completed with supporting strategies, actions, responsibilities, priorities/timelines and cost estimates. These strategies will be classified as short-term, mid-term or long-term strategies and priorities. This will be reviewed with senior Department staff in a half-day workshop. The Consulting Team will propose a prioritization schedule and methodology used on successful master plans across the United States from their work. Action plans will be established in the following key areas:
- **Park and Facility Management** – Recommendations that provide for short and long term enhancement of park and facility management practices of the City.
  - **Programs and Services** – Recommendations that provide for short and long term development and maintenance of programs and services provided by the City, including opportunities to improve meeting user needs.
  - **Financial and Budgetary Capacity Development** – Recommendations that provide for short and long term enhancement of the financial and budgetary capacity of the City related to parks and lands.
  - **City Policies and Practices** – Specific policies and practices for the Piqua Parks Division that will support the desired outcomes of this Master Plan will be detailed.
- C. **Draft Report Preparation and Briefings**– The Consulting Team will prepare a draft Master Plan with strategies taking into account all analyses performed and consider the fiscal and operational impacts to the Department. The recommendations and prioritization of needs will be reviewed and discussed with the Park Board. Five paper copies of the Draft Park Master Plan to be used for distribution and review. One electronic copy for public information.
- D. **Final Master Plan Presentations, Preparation, and Production** – Upon comment by all vested staff the Planning Council, and the community, the Consulting Team will revise the Draft Master Plan to reflect all input received. Once the draft Master Plan is approved by the Planning Commission and Park Board, the Consulting Team will prepare a final summary report and present to the City for final approval and adoption. The final plan will be prepared with a Summary Report delivered along with associated appendices (technical reports). Ten (10) bound copies, one (1) black and white & one (1) color reproducible copy of the final parks master plan and executive summary. And copy in PDF format of the Final Plan will be delivered.



## Project Schedule

PROS can begin the project immediately and has the capability and availability to meet the 9-month schedule depicted below. Specific dates will be set during the kick-off meeting process and the PROS Team will consider any special requirements by the City in regards to scheduling to meet your expectations.



## Fee Proposal

The following fee breakdown is based on the project approach described in the Scope of Work for the *Parks Master*. This fee is a not-to-exceed amount and includes all costs, both direct and indirect, including any reimbursable expenses.

<b>Task 1 - Project Management, Progress Reporting &amp; Data Review</b>	
A. Kick-off Meeting & Project Management	\$ 1,920
Expenses	\$ 400
Subtotal Dollars	\$ 2,320
<b>Task 2 - Community Profile &amp; Public Engagement Process</b>	
A. Demographic and Recreation Trends Analysis	\$ 2,100
B. Key Leadership / Focus Group Interviews	\$ 3,570
C. Public Forums/Workshops	\$ 4,380
D. Electronic Survey	\$ 1,600
E. Statistically-Valid Needs Analysis Survey	\$ 11,790
Expenses	\$ 800
Subtotal Dollars	\$ 24,240
<b>Task 3 - Parks, Facilities and Program Needs Assessment</b>	
A. Parks and Facilities Inventory and Assessment	\$ 3,720
B. Park Classifications and Level of Service Standards	\$ 1,910
C. Geographic Analysis through Mapping	\$ 2,580
D. Recreation Program Assessment	\$ 2,900
E. Prioritized Facility and Program Rankings	\$ 2,670
F. Overall Master Plan Graphic	\$ 4,000
G. Conceptual Park Plans	\$ 7,500
H. Conceptual Park Rendering	\$ 2,000
I. Capital Improvement Plan	\$ 1,510
Expenses	\$ 800
Subtotal Dollars	\$ 29,590
<b>Task 4 - Operational and Fiscal Plan</b>	
A. Operational and Maintenance Review	\$ 4,660
B. Funding and Revenue Strategies	\$ 2,150
Expenses	\$ 800
Subtotal Dollars	\$ 7,610
<b>Task 5 - Implementation &amp; Master Plan Development</b>	
A. Develop Vision, Mission and Goals/Objectives	\$ 1,280
B. Strategic Action Plan Development	\$ 2,440
C. Draft Report Preparation and Briefings	\$ 2,440
D. Final Master Plan Presentations, Preparation and Production	\$ 4,020
Expenses	\$ 1,000
Subtotal Dollars	\$ 11,180
TOTAL EXPENSES	\$ 3,800
TOTAL FEES	\$ 71,140
TOTAL DOLLARS	\$ 74,940