

RESOLUTION NO. 42-16  
CITY OF CENTERVILLE, OHIO

SPONSORED BY COUNCILMEMBER John Palcher ON  
THE 6<sup>th</sup> DAY OF June, 2016.

A RESOLUTION RATIFYING THE ACTION TAKEN BY THE CITY MANAGER TO SUBMIT TWO APPLICATIONS TO THE MONTGOMERY COUNTY BOARD OF COMMISSIONERS FOR COMMUNITY DEVELOPMENT BLOCK GRANTS.

WHEREAS, The Montgomery County Board of Commissioners is accepting applications for Fiscal Year 2016 Community Development Block Grant (CDBG) projects, and

WHEREAS, it was the intent of the City of Centerville to apply for CDBG grants to provide for the following two projects: the Bethel Road Street Improvements Project and the Centerville Municipal Building Handicapped Accessible Elevator.


NOW, THEREFORE, THE MUNICIPALITY OF CENTERVILLE HEREBY RESOLVES:

Section 1. That the action taken by the City Manager be and is hereby ratified to submit two applications to the Montgomery County Board of Commissioners for Community Development Block Grant (CDBG) to provide funding for the Bethel Road Street Improvements Project and the Centerville Municipal Building Handicapped Accessible Elevator. A copy of the two applications are attached hereto and marked as exhibits "A" and "B".

Section 2. That the City Manager is hereby directed to enter into subsequent contracts, all understandings and assurances contained therein, to act in connection with the submission of the applications and subsequent contracts and to provide such additional information as may be required.

Section 3. That this resolution shall become effective immediately upon passage.

PASSED this 6<sup>th</sup> day of June, 2016.

  
\_\_\_\_\_  
Mayor, City of Centerville

ATTEST:

Carin R. Andrews  
Clerk of Council, City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of the Council of the City of Centerville, Ohio hereby certifies that the foregoing is a true and correct copy of Resolution Number 42-16 passed by the Council of the City of Centerville, Ohio on the 6<sup>th</sup> day of June, 2016.

Carin R. Andrews  
Clerk of Council

Approved as to form, consistency  
with existing Ordinances, the  
Charter and Constitutional Provisions.

Department of Law  
Scott A. Liberman  
Municipal Attorney



FY 2016 MONTGOMERY COUNTY  
COMMUNITY DEVELOPMENT PROGRAMS

Please complete all questions on application. You may include up to five (5) pages of attachments, including maps, pictures, support letters, etc.

**APPLICANT INFORMATION**

Organization Name City of Centerville  
Address (include city & zip) 100 West Spring Valley Road, Centerville OH 45458  
Contact Person Gregory B Horn, City Manager  
Phone and/Email 937-433-7151, ghorn@centervilleohio.gov  
Current CDBG-funded Projects and Project Status South Johanna Drive is scheduled to be completed by December 2016.

**PROPOSED PROJECT INFORMATION**

Project Title Bethel Road Street Improvements  
Project Address Bethel Road, Centerville OH  
Census Tract CT 403.02  
Target Area Name (If applicable) City of Centerville  
National Objective Benefit Low/Moderate Income  Eliminate Slum/Blight   
Completion Date August 1, 2017  
Priority Ranking 1 New Project  Continuation Project   
Total Project Cost \$ 453,434.00  
Total CDBG dollars requested \$ 175,373.60  
Total dollar value of other resources \$ 278,060.40

**PROJECT SUMMARY**

The Bethel Road Street Improvements Project includes repair of concrete curb, sidewalk, handicap ramps, and storm water infrastructure prior to milling and resurfacing the roadway.

Signature:  Title: City Manager

## **II. PROJECT DESCRIPTION (1 page maximum)**

Briefly describe your project. Clearly define how this project benefits low and moderate income persons or eliminates a slum/blight situation. Attach map of project location.

The City of Centerville requests funding for the following project: Bethel Road Street Improvements. The City works to provide well maintained streets and Bethel Road is one street in town with a high (poor) distress pavement rating. Bethel Road, a 2190 LF local street that provides significant access in and out of the neighborhood west of Centerville High School. Project limits are from the southern intersection of Bethel Road and Boyce Road to the northern Bethel Road terminus. A location map is included herein.

Work planned includes replacement of deteriorated concrete curb along the entire roadway, select sidewalk repair, handicap reconstruction to meet United States Access Board requirements, catch basin repair, installation of underdrain to improve drainage along the roadway together with the subsequent drive approach reconstruction, full depth pavement repair as needed, milling and asphalt resurfacing of the street. Future maintenance will be the City's on-going responsibility.

The 2014 American Community Survey indicates that a total of 3,3033 individuals with a physical disability live in the City of Centerville (population = 23,986 per the 2014 census). Within the target neighborhood where Bethel Road is located, 1480 low to moderate income residents live. These residents are classified as having income of at or below 80% of the median income.

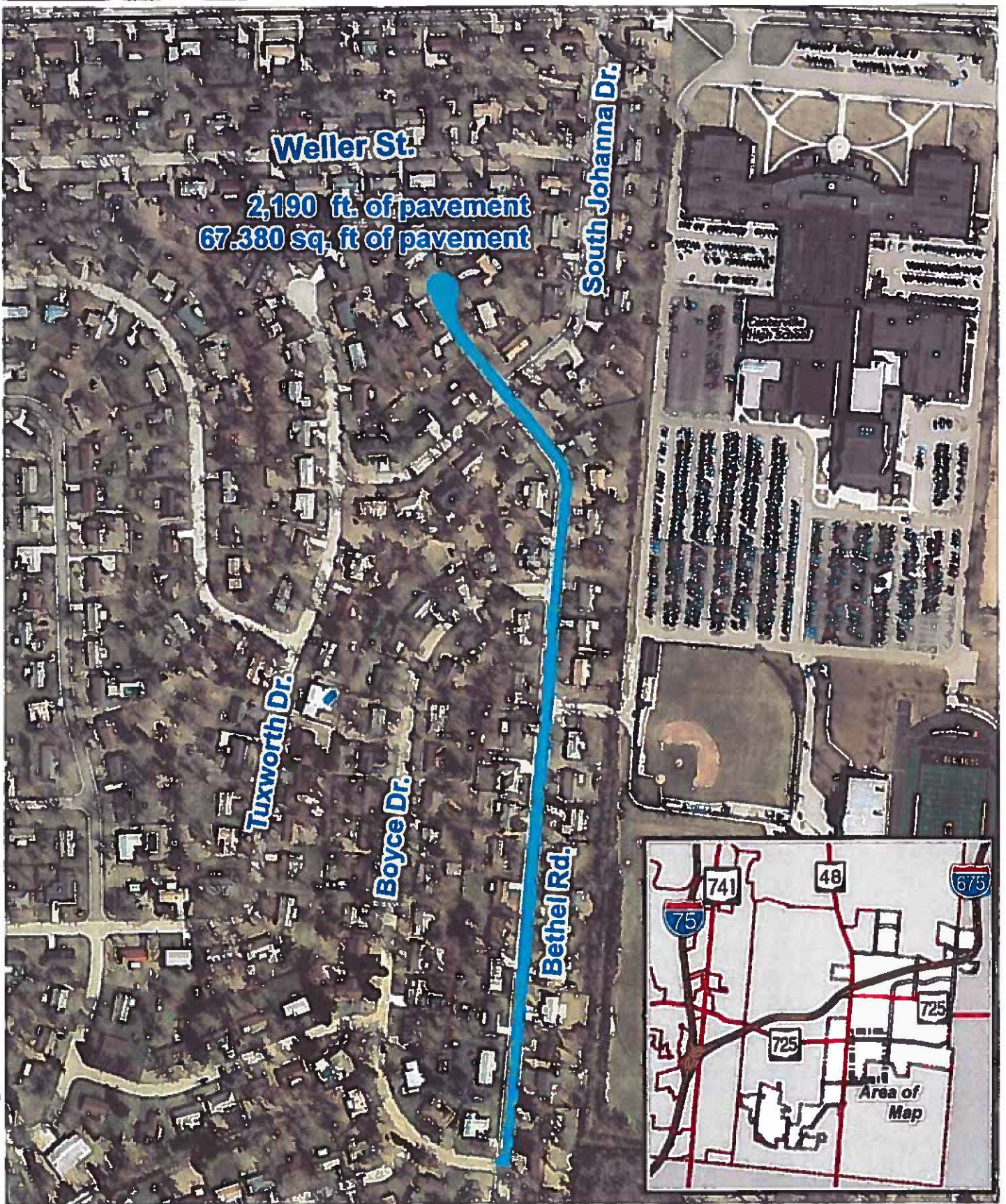
The estimated cost for the planned improvements is \$453,434.00. A detailed Engineer's Estimate is enclosed. The City's 2015 – 2019 Capital Improvement Program sheet details the annual funding set aside for the City's Street Program. The City of Centerville will provide all engineering services, project management, inspection, and future maintenance as further contributions to the project.



2016



**Site Map**  
Bethel Rd. Repaving  
City of Centerville  
Census Tract 403.02



### **III. PROJECT GOALS (1 page maximum)**

What will your project achieve? How many persons or households will benefit? How did you determine this number?

The goal of this project is to provide major maintenance of a neighborhood collector roadway in a neighborhood classified as having a low to moderate income designation. The improvements will also provide enhanced pedestrian access for physically challenged residents, provide improved drainage that will, in turn, decrease deterioration of the roadway, and provide an improved overall appearance of the neighborhood. The value of the project may be difficult to quantitatively measure, however those with physical challenges will experience improved access along sidewalk on this street. Furthermore residents along the street and on surrounding streets will see that the City is continuing to invest in their neighborhood and may, in turn, further invest and update their properties.

**IV. IMPLEMENTATION SCHEDULE (1 page maximum)**

How will the work be completed? The implementation schedule should include estimated time tables for completing significant tasks leading to accomplishment of project goals, and it should present a reasonable scope of activities that can be accomplished within the time allotted for the project and within the resources of the applicant. The implementation schedule will be included in the Delegation of Activities Agreement as Appendix A.

<b>Task</b>	<b>Projected Completion Date</b>	<b>Notes</b>
Environmental Review	December 2016	All dates are dependent on Project Authorization Date
Project Engineering (if necessary)	January 2017	
Bidding Process/Procurement	February 2017	
Construction/Demolition	July 2017	
Project Closeout	August 2017	

**V. PROJECT BUDGET**

This budget must include the applicant's financial commitment, including the total project cost, the portion charged to CDBG funding, and the portion committed by other funding sources. This includes in-kind contributions and volunteer labor. It should not include amounts for administration. *Indicate alternative plans if partial funding is awarded for this project:*

BUDGET CATEGORIES	TOTAL PROJECT COST	CDBG FUNDING	OTHER COMMITTED SOURCES OF FUNDS	
			AMOUNT	SOURCE(S)
a) Project Management	\$5,000.00	\$0.00	\$5,000.00	City funds
b) Professional Services (Engineering)	\$10,000.00	\$0.00	\$10,000.00	City funds
c) Construction	\$438,434.00	\$175,373.60	\$263,060.40	City funds
d) Property Acquisition	-	-	-	-
e) Relocation Expenses	-	-	-	-
f) Environmental	-	-	-	-
g) Other (specify)				
<b>TOTAL PROJECT</b>	<b>\$453,434.00</b>	<b>\$175,373.60</b>	<b>\$278,060.40</b>	

Authorization:   
 Authorized Signature for Project

5-13-2016  
 Date

CITY MANAGER  
 Title



ENGINEER'S ESTIMATE

PROJECT NUMBER: SS-1

PROJECT NAME: Bethel Road Street Improvements - 2016 CDBG application

REF NUM	SPEC NUM	DESCRIPTION	EST'D QUANT	UNITS	UNIT PRICE	AMOUNT BID
1A	202	Curb and Gutter Removed, 42"	4383	LF	\$8.00	\$35,064.00
1B	202	Concrete Driveway Removed, up to 8" thick	1575	SF	\$3.00	\$4,725.00
1C	202	Asphalt Driveway Removed, up to 6" thick	2710	SF	\$2.50	\$6,775.00
1D	202	Sidewalk/Ramp Removed (as directed by Engineer)	520	SF	\$3.00	\$1,560.00
2	203	Undercutting (as directed by Engineer for poor soils)	75	CY	\$60.00	\$4,500.00
4	254	Pavement Planing, Bituminous with milked materials kept by Contractor	7625	SY	\$4.00	\$30,500.00
6	422	SAMI (Type 1)	7625	SY	\$5.00	\$38,125.00
7	441	Type 1, Asphalt Conc. Surface Course, PG64-22, Medium Traffic, 448 acceptance, 1.75 - 2" Thick, placed in 2 lifts	423	CY	\$180.00	\$76,140.00
8	452	Concrete Driveway, 6" Thick	4285	SF	\$7.00	\$29,995.00
9	605	Shallow Pipe Underdrain, 6", wrapped	4200	LF	\$15.00	\$63,000.00
10A	608	4" Sidewalk, Concrete (as directed by Engineer)	200	SF	\$6.00	\$1,200.00
10B	608	6" Curb Ramp, Concrete, incl. brick paver detectable warnings (as directed by engineer)	320	SF	\$15.00	\$4,800.00
11	609	Curb, ODOT Type 3, 24"	4383	LF	\$20.00	\$87,660.00
12	614	Maintenance of Traffic	1	LS	\$3,500.00	\$3,500.00
13	623	Construction Layout Staking	1	LS	\$3,500.00	\$3,500.00
14	638	Gas/Water Valves - adjusted to grade (as directed by engineer)	8	EACH	\$250.00	\$2,000.00
15	659	Seeding and Mulching (Hydroseeding), incl. 4" of topsoil	1	LS	\$5,000.00	\$5,000.00
16A	SS811	12" Storm Sewer - RCP, Cl. IV	64	LF	\$65.00	\$4,160.00
16B	SS811	15" Storm Sewer - RCP, Cl. IV	64	LF	\$70.00	\$4,480.00
16C	SS811	Catch Basin Replacement, Type 3A	12	EACH	\$2,500.00	\$30,000.00
16D	SS811	Manhole - Minor Repair (as directed by engineer)	1	EACH	\$1,000.00	\$1,000.00
16E	SS811	Manhole - Adjust to Grade	3	EACH	\$250.00	\$750.00
<b>GRAND TOTAL</b>						<b>\$438,434.00</b>

I, hereby certify that the project estimated costs are realistic based on the level of detail currently available for this project. In evidence whereof I set my signature and seal this date.

  
 \_\_\_\_\_  
 James G. Brinegar, P.E. (Ohio License #E-60547)

5/11/16  
 \_\_\_\_\_  
 Date



FY 2016 MONTGOMERY COUNTY COMMUNITY DEVELOPMENT PROGRAMS

Please complete all questions on application. You may include up to five (5) pages of attachments, including maps, pictures, support letters, etc.

APPLICANT INFORMATION

Organization Name City of Centerville
Address (include city & zip) 100 W. Spring Valley Road, Centerville, OH 45458
Contact Person Gregory B. Horn
Phone and/Email (937) 433-7151/ghorn@centervilleohio.gov
Current CDBG-funded Projects and Project Status South Johnson Drive is scheduled for completion by December 2016

PROPOSED PROJECT INFORMATION

Project Title Centerville Municipal Building Handicapped Accessible Elevator
Project Address 100 W. Spring Valley Road, Centerville, OH 45458
Census Tract 404.06
Target Area Name (If applicable)
National Objective Benefit Low/Moderate Income [checked] Eliminate Slums/Blight [ ]
Completion Date August 2017
Priority Ranking 2 New Project [checked] Continuation Project [ ]
Total Project Cost \$ 133,980
Total CDBG dollars requested \$ 60,000
Total dollar value of other resources \$ 73,980

PROJECT SUMMARY

The City of Centerville is seeking grant funds to replace an existing elevator within the Centerville Municipal Building to improve accessibility in compliance with the Americans with Disabilities Act (ADA). The City of Centerville is requesting \$60,000 (45%) in CDBG funds for the \$133,980 project. The City of Centerville would contribute \$73,980 (55%) in matching funds to the projects.

Signature: [Handwritten Signature] Title: CITY MANAGER

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## **II. PROJECT DESCRIPTION (1 page maximum)**

Briefly describe your project. Clearly define how this project benefits low and moderate income persons or eliminates a slum/blight situation. Attach map of project location.

The City of Centerville is seeking a CDBG grant to replace an existing elevator within the Centerville Municipal Building located at 100 W. Spring Valley Road in Centerville. The building is located on a hillside and the main entrance is located on the 1st floor of the building. There is an elevator for access to the Ground and 2nd floors of the building which the public accesses. There are handicapped parking spaces available located in the back and side of the building.

The goal of this project is to ensure that the Centerville Municipal Building is accessible to all. Currently, the elevator is not compliant with the Americans with Disabilities Act (ADA). The elevator was installed in 1973 prior to this act's passage in 1990.

The City of Centerville would fund the project at 55% match (\$73,980) and is seeking grant funds for the remaining 45% (\$60,000) in order to fund this \$133,980 project. The City of Centerville will also provide all project management, engineering, and permit fees further contributing to this project.

The 2014 American Community Survey indicated a total of 3,033 individuals with a disability from a total population of 23,986 within the City of Centerville.

A location and site map is attached. In addition, photos of the elevator have been included.



2016

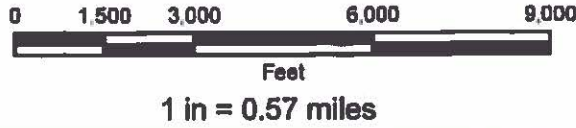


**Site Map**  
Centerville Municipal Building  
Handicapped Accessible Elevator  
Census Tract 404.06





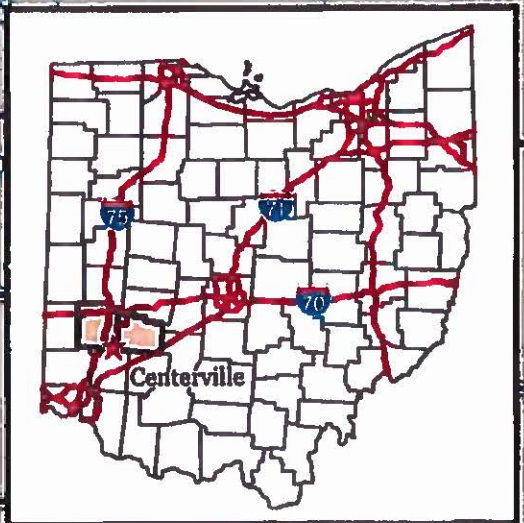
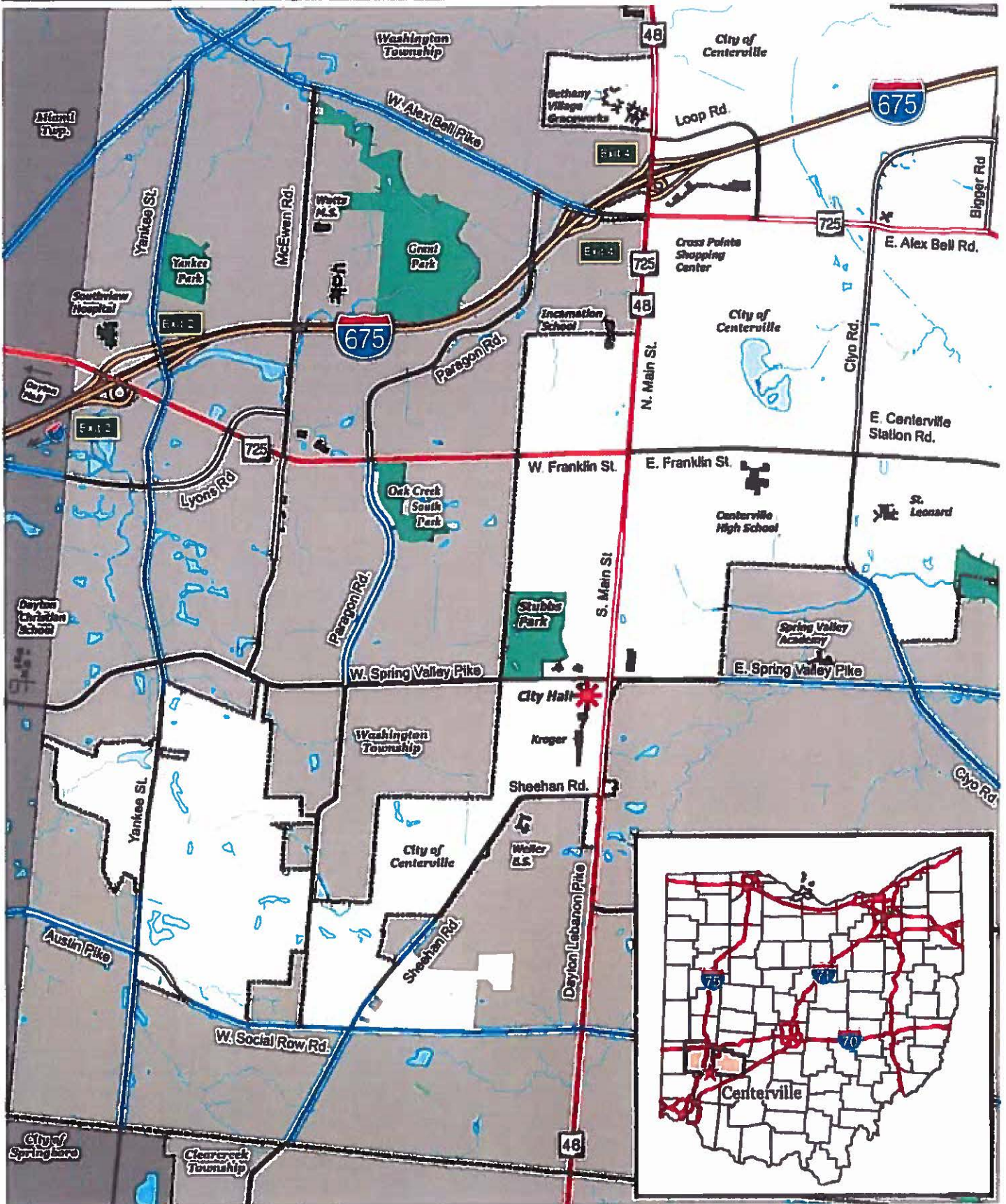
2016



# Location Map

## City of Centerville, Ohio

Handicapped Accessible Elevator



### **III. PROJECT GOALS (1 page maximum)**

**What will your project achieve? How many persons or households will benefit? How did you determine this number?**

**The goal of this project is to ensure that the elevator located in the Centerville Municipal Building is accessible for visitors with disabilities. This project will comply with federally mandated ADA regulations and improve access to the building for those that are physically disabled who are unable to use the stairs.**

**The Americans with Disabilities Act (ADA) was enacted in 1990, the elevator, which was built in 1973, does not encompass most of the necessary requirements that are outlined under this legislation. In conjunction with past efforts of the City of Centerville to become compliant with ADA, updating this elevator will improve access to the Centerville Municipal Building for the 3,033 people with a disability living within Centerville, as well as non-residents that are visiting the City Building. In 2011, the City received CDBG dollars in order to install a handicapped accessible push button for the front door of the building. This project seeks to build upon the City's goal of increased accessibility for the handicapped to its facilities.**

**Projects, such as these, are difficult to quantify for evaluative purposes. Therefore, this project will be evaluated based on citizen feedback received by the City.**

**An elevator audit was recently conducted by KONE. The detailed report and estimate is attached.**

**The Centerville Municipal Building, which is home to the main offices of the Centerville city administration, receives thousands of visitors each year. Public meetings, including those for City Council and City volunteer boards and commissions are held at this facility. The building is three stories with offices located on each story that the public accesses. In 2011, the Centerville Municipal Building was the location for the Montgomery County Board of Commissioners, which was open to the public. The Municipal Building is also the site for public bid openings, income tax payments, refuse billing, Montgomery County Water Services bill drop off, Montgomery County Auditor Dog Tag Licensing, school tours, garden plot payments, citywide garage sale sign and list pick up, prescription drug cards and many other city meetings and information. The building is also equipped with a generator, and has been used as a shelter for the public in case of emergency or weather related event.**

**IV. IMPLEMENTATION SCHEDULE (1 page maximum)**

How will the work be completed? The implementation schedule should include estimated time tables for completing significant tasks leading to accomplishment of project goals, and it should present a reasonable scope of activities that can be accomplished within the time allotted for the project and within the resources of the applicant. The implementation schedule will be included in the Delegation of Activities Agreement as Appendix A.

<b>Task</b>	<b>Projected Completion Date</b>	<b>Notes</b>
Environmental Review	October 2016	
Project Engineering (if necessary)		
Bidding Process/Procurement	November 2016	
Construction/Demolition	March 2016	
Project Closeout	August 2016	

**V. PROJECT BUDGET**

This budget must include the applicant's financial commitment, including the total project cost, the portion charged to CDBG funding, and the portion committed by other funding sources. This includes in-kind contributions and volunteer labor. It should not include amounts for administration. *Indicate alternative plans if partial funding is awarded for this project:*

BUDGET CATEGORIES	TOTAL PROJECT COST	CDBG FUNDING	OTHER COMMITTED SOURCES OF FUNDS	
			AMOUNT	SOURCE(S)
a) Project Management				
b) Professional Services (Engineering)				
c) Construction	\$133,980.00	\$60,000	\$73,980	City of Centerville
d) Property Acquisition				
e) Relocation Expenses				
f) Environmental				
g) Other (specify)				
<b>TOTAL PROJECT</b>	<b>\$133,980</b>	<b>\$60,000</b>	<b>\$73,980</b>	

Authorization:   
 Authorized Signature for Project

5-13-2016  
 Date

CITY MANAGER  
 Title



US Communities Master Contract PC 94002  
City of Centerville Member # 316001036



Elevators Escalators

April 25, 2016

Centerville Municipal Building  
100 West Spring Valley Road  
Centerville, OH 45458

Attn: Marty Tackett  
Subject: Elevator Modernization Estimate – Centerville Municipal Building

KONE Inc.  
6323 Centre Park Drive  
West Chester, OH 45069  
Tel 513-755-6195  
Fax 513-755-6097  
Cell 513-568-8024  
www.kone.com  
ryan.schenk@kone.com

Dear Marty:

KONE proposes to furnish and install elevator modernization work as explained below for one (1) existing hydraulic elevator located at the Centerville Municipal Building, 100 W. Spring Valley Road, Centerville, OH 45458 for the budget price of One Hundred Thirty-Three Thousand Nine Hundred Eighty Dollars and No Cents (\$133,980.00) including permits and 0% use taxes.

- New non-proprietary microprocessor controller with precise leveling system and soft starter
- New battery backup emergency lowering system to lower car in case of power failure
- New hoistway limit switches and leveling devices
- New car top inspection station and pit stop switch
- New machine room and hoistway wiring and traveling cable
- New vandal resistant fixtures as follows:
  - Main car station with position indicator, required fire service features and ADA phone
  - Car Lantern
  - Hall pushbutton stations
  - Hoistway access switches (where required)
  - Jamb Braille plates at each hoistway entrance frame side jamb
- New submersible power unit including motor, pump, control valve and muffler
- New field pipe accessories as follows:
  - Shutoff valves (Qty=1 in machine room...Qty=1 in pit)
- New guideshoes
- New door equipment as follows:
  - Door operator, gate switch and clutch with restrictor
  - Interlocks, closers and door drives
  - Car door hangers, track & header
  - New car door panel (stainless steel)
  - New hatch door panels (stainless steel)
  - Hatch hangers, tracks & headers
- New infrared door safety edge
- New cab interior with handrail and LED down light ceiling assembly
- Alteration permit, inspections and testing
- Code required building upgrades as listed in Bid Attachment 'B'

Our proposal is based on the following clarifications:

1. Contract terms between KONE Inc. and Purchaser shall be based on this Proposal and Attachments (See Attachment A for standard terms and conditions).
2. Certain items will be subcontracted and performed by other trades. Pricing for these building upgrades are included in KONE's pricing. See Attachment B for a listing of these items.
3. All new elevator equipment provided shall meet applicable ASME A17.1 code requirements. Any provisions of codes applicable to out-of-scope items shall be the Purchaser's responsibility. Cost of any future code changes adopted prior to permitting and completion are excluded. The existing cab and entrance dimensions, which may not meet current ADA or stretcher access rules, will be retained as is.
4. Our proposal includes inspections and testing as required by the AHJ. However, any re-testing required due to other trades' failures to complete their work or tests in a timely manner will be billed at our regular billing rates.
5. Proposal includes a standard one-year warranty. No costs for preventive maintenance services are included in this capital improvement pricing.
6. The ASME code limits changes to the empty car weight + capacity of each elevator to 5% of the originally installed value. If past or proposed changes result in a change to the weight or system pressure greater than 5% above the original design values, the cost of any engineering and of any required modifications to the elevator system or structure shall be extra to this proposal scope and pricing. If this situation is discovered during the engineering process, KONE will notify purchaser and recommend an alternate design or other changes.
7. Proposal includes KONE standard MMS package equipment. To minimize cost and leadtimes, no approval drawings are required or included.
8. In order to provide best pricing, proposal excludes any extra demobilizations and remobilizations. If we must demobilize from the jobsite for any reason outside our control, we shall be compensated at our regular billing rates.
9. Proposal pricing is based on the scope of work as defined herein. Any additional work required will be performed only upon Purchaser's approval of a mutually agreeable change proposal. Any other deficiencies revealed in the progress of the work will be promptly reported to purchaser with recommendations and cost for corrective action.
10. Any abatement of asbestos or other hazardous materials necessitated by this project shall be provided by others. Costs of any abatement plans, procedures, disposal, documentary air monitoring, filing of notices, or other asbestos-related work shall be the responsibility of the Owner or Purchaser.
11. Purchaser shall provide any security, escort or other building service support personnel required during demolition, installation, testing, and inspections.
12. Mutually agreeable project schedule will be determined at time of proposal acceptance. Current delivery leadtime is 9-10 weeks from receipt of order and deposit, with approximately 5-6 weeks for installation of the elevator scope of work.
13. It is assumed that we may work between the hours of 7:00 AM and 4:30 PM, Monday – Friday. No overtime or premium time work has been included within our base bid. The standard wage rate is assumed.

Thank you for the opportunity to submit a proposal to modernize your elevator. If you have any questions, comments or concerns, please do not hesitate to call on me.

For KONE Inc.  
Very truly yours,

  
Ryan Schenk  
Account Executive

Accepted by Purchaser:

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

Firm Name: \_\_\_\_\_

Date: \_\_\_\_\_

This offer, when accepted by you and countersigned by an officer of KONE Inc., will be the entire agreement of the parties. This offer, if accepted on any other form or document or with amended terms, shall not be binding on KONE Inc. unless countersigned in writing by an officer of KONE Inc.

Approved by: KONE Corporate Officer

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

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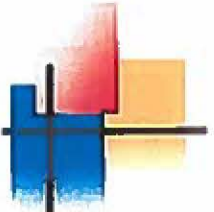
# City Municipal Building 100 W. Spring Valley Road



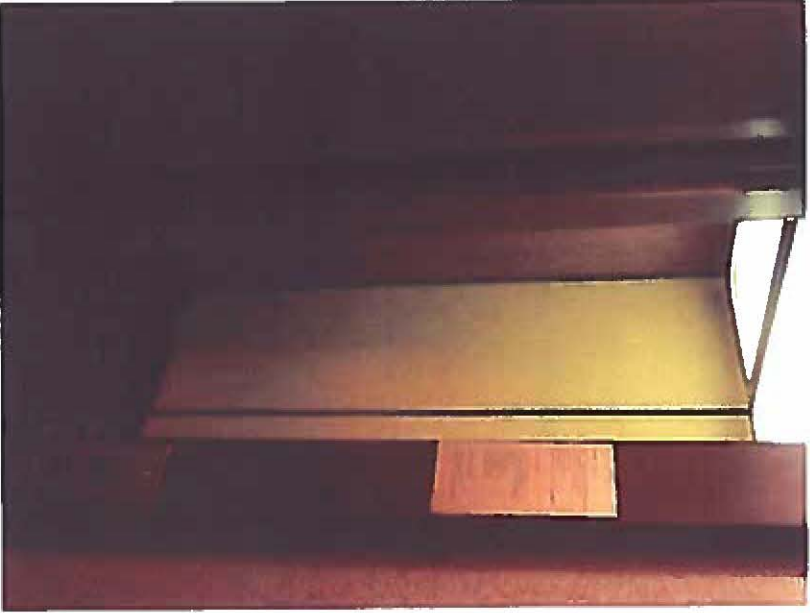


# Non-compliant ADA Buttons and Signs





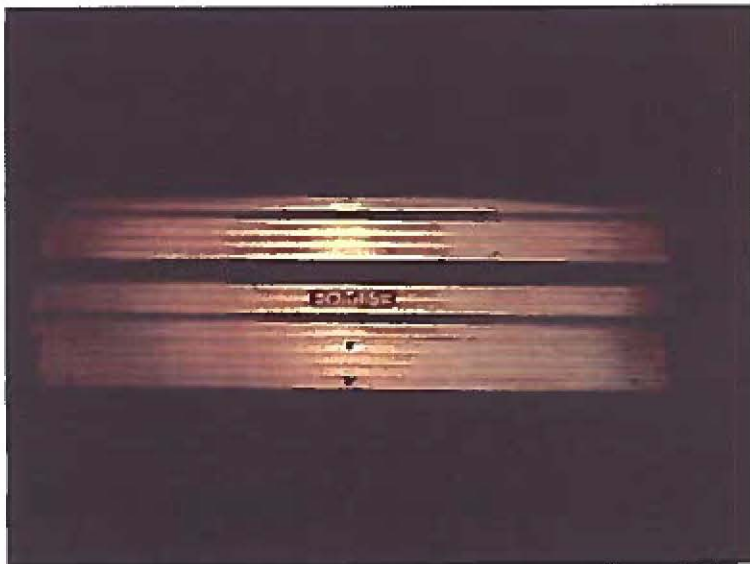
# View from Hallway





## Non-compliant Gap

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- Illustrated is the gap between the elevator and the floor.
- Currently, not in compliance with ADA regulations.

## Inoperable Phone Button



- Located under the Emergency Stop Button is a call button.
- This button is not connected to a phone operator.
- ADA phone would have visible and audible indicator.