

RESOLUTION NO. 13-03  
CITY OF CENTERVILLE, OHIO

SPONSORED BY COUNCILMEMBER Paul M. Gresham ON THE  
21st DAY OF April, 2003.

A RESOLUTION RATIFYING THE ACTION TAKEN BY  
THE CITY MANAGER TO SUBMIT AN APPLICATION  
TO THE MONTGOMERY COUNTY BOARD OF  
COMMISSIONERS FOR A COMMUNITY  
DEVELOPMENT BLOCK GRANT TO PROVIDE  
HANDICAP ACCESSIBILITY AT CITY HALL.

WHEREAS, The Montgomery County Board of Commissioners is accepting applications for Fiscal Years 2003, 2004, and 2005 Community Development Block Grant (CDBG) projects, and

WHEREAS, It was the intent of the City of Centerville to apply for a (CDBG) grant to provide for handicap accessibility at the Centerville Municipal Building.

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 an application to the Montgomery County Board of Commissioners for a Community Development Block (CDBG) grant to provide for handicap accessibility at the Centerville Municipal Building, a copy of which is attached hereto, marked as exhibit "A".

Section 2. That the City Manager is hereby directed to enter into subsequent contracts, all understanding and assurances contained therein, to act in connection with the submission of the application 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 21st day of April, 2003.

Sally D. Beale  
Mayor of the City of Centerville, Ohio

ATTEST:

Marie J. Laughlin  
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 1303, passed by the Council of the City of Centerville, Ohio, on the 21st day of April, 2003.

Marie J. Laughlin  
Clerk of Council

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

Department of Law  
Robert N. Farquhar  
Municipal Attorney

Priority Ranking 1

EXHIBIT "A"

**MONTGOMERY COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM  
FY 2003, 2004, 2005**

**APPLICANT INFORMATION**

Organization Name City of Centerville

Address 100 West Spring Valley Road

Contact Person Gregory B. Horn, City Manager

Phone/Fax (937) 433-7151 Fax (937) 428-4763

Email Address ghorn@ci.centerville.oh.us

**GRANT INFORMATION**

Project Title Municipal Building Remodel – Compliance with ADA

Type of Project Handicap Accessibility

Service Area: Census Tract 404.01

Project Location 100 West Spring Valley Road, Centerville, Ohio 45458

Target Area (If applicable) N/A

Fiscal Year Funds Are Requested (FY03, FY04 or FY05) FY03

Beginning Date (mo/yr) April, 2003 End Date (mo/yr) December, 2003

New Project

Continuation Project

Total Project Cost

\$440,000

Total CDBG dollars requested

\$ 271,935

Total dollar value of other resources

\$ 168,065

**PROJECT SUMMARY** Improve access for physically challenged/handicapped persons in Centerville by eliminating existing building barriers. The project will focus on the renovation of the entire Centerville Municipal Building.

Signature: 

Title: CITY MGR.

**FOR STAFF USE ONLY:**

Date Received \_\_\_\_\_ Time \_\_\_\_\_

Eligible  Yes  No

Qualifying CDBG Regulation 24 CFR 570

\_\_\_\_\_ Primary Objective

Serves Low/Mod \_\_\_\_\_ %  Slum/Blight

Resolution & Date \_\_\_\_\_

Census Tract \_\_\_\_\_

**MONTGOMERY COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM**  
**FY 2003, 2004, 2005**

**PROJECT NAME:** *Municipal Building Remodel – Compliance with ADA*      **APPLICANT:** *City of Centerville*

**II. PROJECT DESCRIPTION:** The original Centerville Municipal Building was built in 1965, before handicap accessibility was an architectural design criteria. The Municipal Building was expanded in 1973 to its current size, making room for expansion of the departments.

From 1973 until 2002, the Municipal Building housed all city functions (City Clerk, City Manager, Finance, Personnel, Planning and Police) with the exception of the Public Works Department. In 2002, the City built a new Police Building located at 155 West Spring Valley Road, just west of the Municipal Building. With the exit of the Police Department, the lower level of the municipal building became available for the remaining department to expand. The City would like to bring the entire building into compliance with as many American with Disabilities Act regulations as possible with the planned renovation. Thus, allowing public access to all city offices in the Municipal Building.

The following is a brief outline of the new building design with a description of each section:

On the ground floor of the building, there are three distinct areas. The first area is the east wing area which will house the Law Library. The existing Law Library is located on the second floor of the building. This room is used by various community groups for meetings and functions, including Council Work sessions. The second floor area does not provide accessible restroom facilities. The relocation of this room to the Lower Level will allow for public access at grade adjacent to the general parking area. Accessible entrance doors, adjacent ADA complaint restrooms and a room sized adequately for accessibility throughout will be provided. The second area is the west wing area which will house Community Resources and the Arts Coordinator. In this area, the replacement of doors and door hardware will be completed to provide accessibility throughout this space by the general public. The third area is the middle section which houses building inspection. The existing Building Inspection area is located in another building, which is not ADA compliant. The relocation of the Building Inspection Department to this building will allow for at grade access for the general public while providing an ADA complaint area throughout. Door replacement in adjacent area will also be included to provide accessibility to a conference room.

On the first floor of the municipal building, there are also three separate areas. The first area is the east wing section which is where the Finance Department is located. The existing area does not allow easy movement and accessibility through this area by the general public. The new work will allow access to all offices and work areas in the Finance Department by the general public. The second section of this floor is the Planning Department. In this area, the replacement of non-complaint door openings with ADA compliant doors and door hardware will be completed. This modification will allow egress to all areas in the Planning Department by the general public. The City Clerk's Department is housed in the center section of this floor. Renovation of this area will increase public access and provide public accessible waiting area in front of the Council Chamber. In addition, the Mayor's Office will be relocated to the accessible area in front of the building instead of behind the Council Chambers through a non-accessible door opening.

The second floor, the final floor of the building will consist of the City Manager's Office. In this area, renovation will improve accessibility by relocating door entries into offices, increasing waiting area space and replacement of non-compliant door openings. Other miscellaneous work will be completed. A complete cost breakdown is located in the budget narrative.

**Impact/Benefit (How many persons/households served? How many linear feet? Etc.)**

This project will affect the entire Centerville Municipal Building consisting of 16,610 gross square feet.

The improvements will enhance the Centerville Municipal Building which was not easily accessible and potentially inconvenient for physically challenged/handicapped individuals. According to the 2000 US Census, approximately 3,897 sensory and physically disabled persons reside in Centerville and Washington Township. Physically challenged/handicapped individuals who do not live in the area but use the facilities will benefit as well.

An indirect benefit of accessibility improvements is the increased employment opportunities that would be available for physically challenged/handicapped individuals.

**MONTGOMERY COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM  
FY 2003, 2004, 2005**

**PROJECT NAME:** *Municipal Building Remodel – Compliance with ADA*      **APPLICANT:** *City of Centerville*

**III. PROJECT GOALS:**

*The following are the project goals for the Municipal Building Remodel – Compliance with ADA:*

- *Provide access to all city offices to all visitors.*
- *Provide meeting space for individuals with a physical challenge close to handicap accessible restrooms.*
- *Comply with federally mandated ADA regulations.*
- *Provide a greater opportunity for employment of individuals with a disability.*

**Project Evaluation (Describe methods used to evaluate project when completed, such as actual versus projected quantities, persons and/or households served, etc.; provide a quantitative and qualitative projection of the impact on neighborhood)**

*Projects of this nature are not easily quantifiable for purposes of evaluation. Perhaps the best tool to evaluate this project would be to simply observe the ease by which physically challenged/handicapped individuals use the renovated Municipal Building. Other factors that could be evaluated include the frequency of use and impact on general safety of the end user.*

**MONTGOMERY COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM  
FY 2003, 2004, 2005**

**PROJECT NAME:** *Municipal Building Remodel*      **APPLICANT:** *City of Centerville*  
– *Compliance with ADA*

***Budget Narrative***

Based on the estimate from Levin Porter and Associates, Incorporated, the City of Centerville's total municipal building renovation will cost \$440,000, this includes the \$40,000 architectural design fee. The total cost for compliance issues is \$271,935, which includes \$24,800 for design fees. CDBG funds will not be used for cosmetic renovations of the building. CDBG funds will only be used to provide access to city offices and meeting areas by eliminating existing building barriers.

**Ground Floor Area**

<i>East Wing Area – Law Library</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Renovated Area Summary	1530 sf	\$25.00	\$38,250.00
<i>West Wing Area – Support Services/Programs</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Existing doors and frames	3 ea	\$ 75.00	\$225.00
Prep wall for new door openings	3 ea	\$150.00	\$450.00
New doors and frames, including hardware	3 ea	\$1,000.00	\$3,000.00
<i>Middle Area – Building Inspection Area</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Renovated Area Summary	1872 sf	\$50.00	\$93,600.00
Renovated Area Summary	1551 sf	\$10.00	\$15,510.00

**First Floor Area**

<i>East Wing Area – Finance Area</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Renovated Area Summary	1530 sf	\$30.00	\$45,900.00
<i>West Wing Area – Planning Area</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Existing doors and frames	4 ea	\$ 75.00	\$300.00
Prep wall for new door openings	4 ea	\$150.00	\$600.00
New doors and frames, including hardware	4 ea	\$1,000.00	\$4,000.00
<i>Middle Area – Entry/Clerk's Area</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Renovated Area Summary	750 sf	\$20.00	\$15,000.00

**Second Floor Area**

<i>Middle Area – Office of the City Manager</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Renovated Area Summary	1530 sf	\$10.00	\$15,300.00
<i>Miscellaneous Work</i>			
	<u>Area</u>	<u>Cost/SF</u>	<u>Total</u>
Replace door hardware with ADA complaint door hardware	12 ea	\$450.00	\$5,400.00
Install door hold-open devices on stair exit doorways	9 ea	\$500.00	\$5,500.00
Provide non-slip stairway treads ADA complaint door hardware	2 ea	\$1,800.00	\$3,600.00
Miscellaneous ADA upgrades ADA complaint door hardware	1 L	\$1,500.00	\$1,500.00

**TOTAL PROJECT COST**

**\$247,135.00**

**MONTGOMERY COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM  
FY 2003, 2004, 2005**

**PROJECT NAME:** *Municipal Building Remodel*      **APPLICANT:** *City of Centerville*  
– *Compliance with ADA*

**IV. WORK PROGRAM/SCHEDULE:**

*April 21, 2003*      *Completion of architectural drawings*

*April 21, 2003*      *Bid documents prepared and notice to bidders*

*May 14, 2003*      *Bids received*

*May 19, 2003*      *City Council awards bid contract*

*May 27, 2003*      *Construction begins*

*October 31, 2003*      *Construction completed*



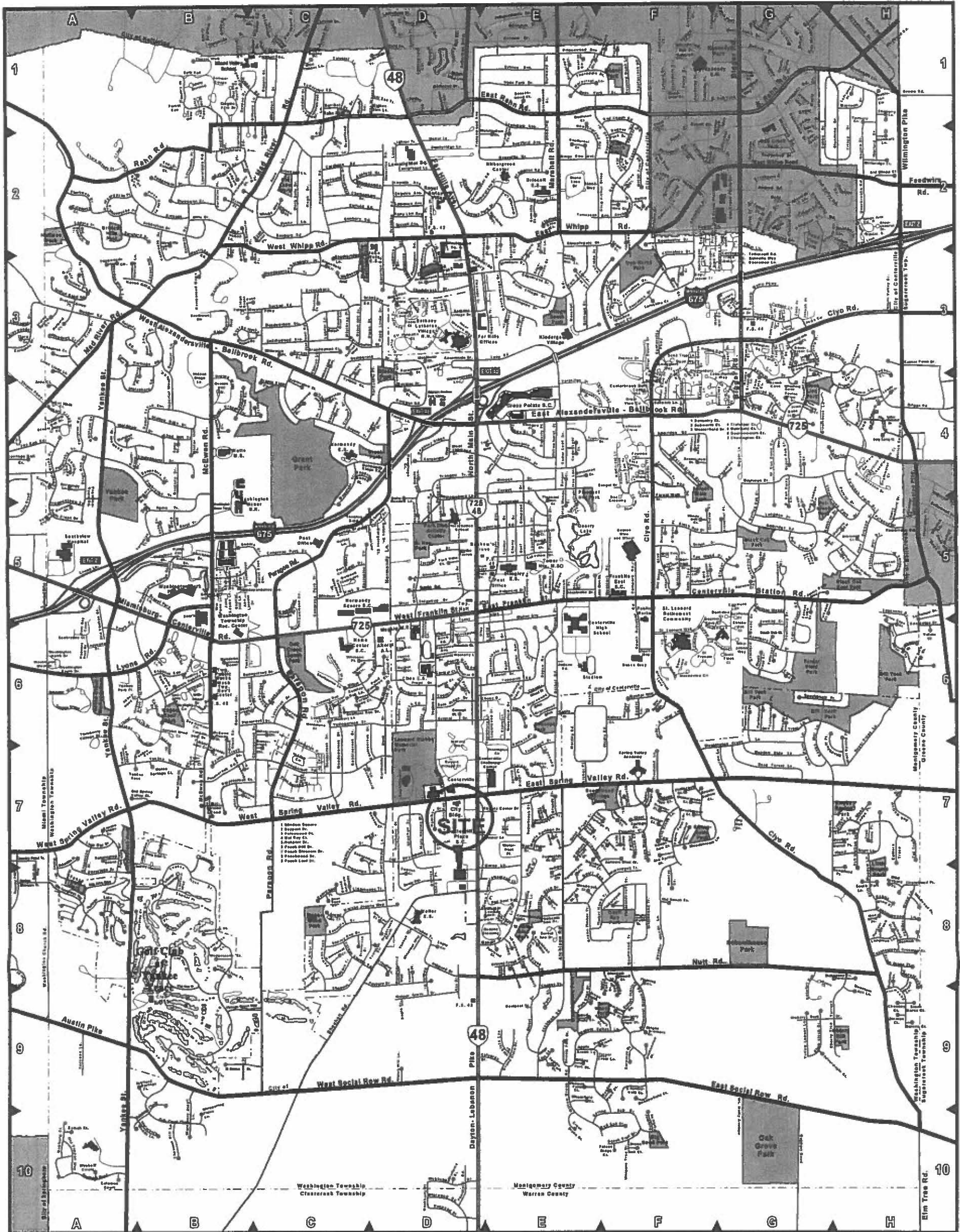


# City of Centerville, Ohio

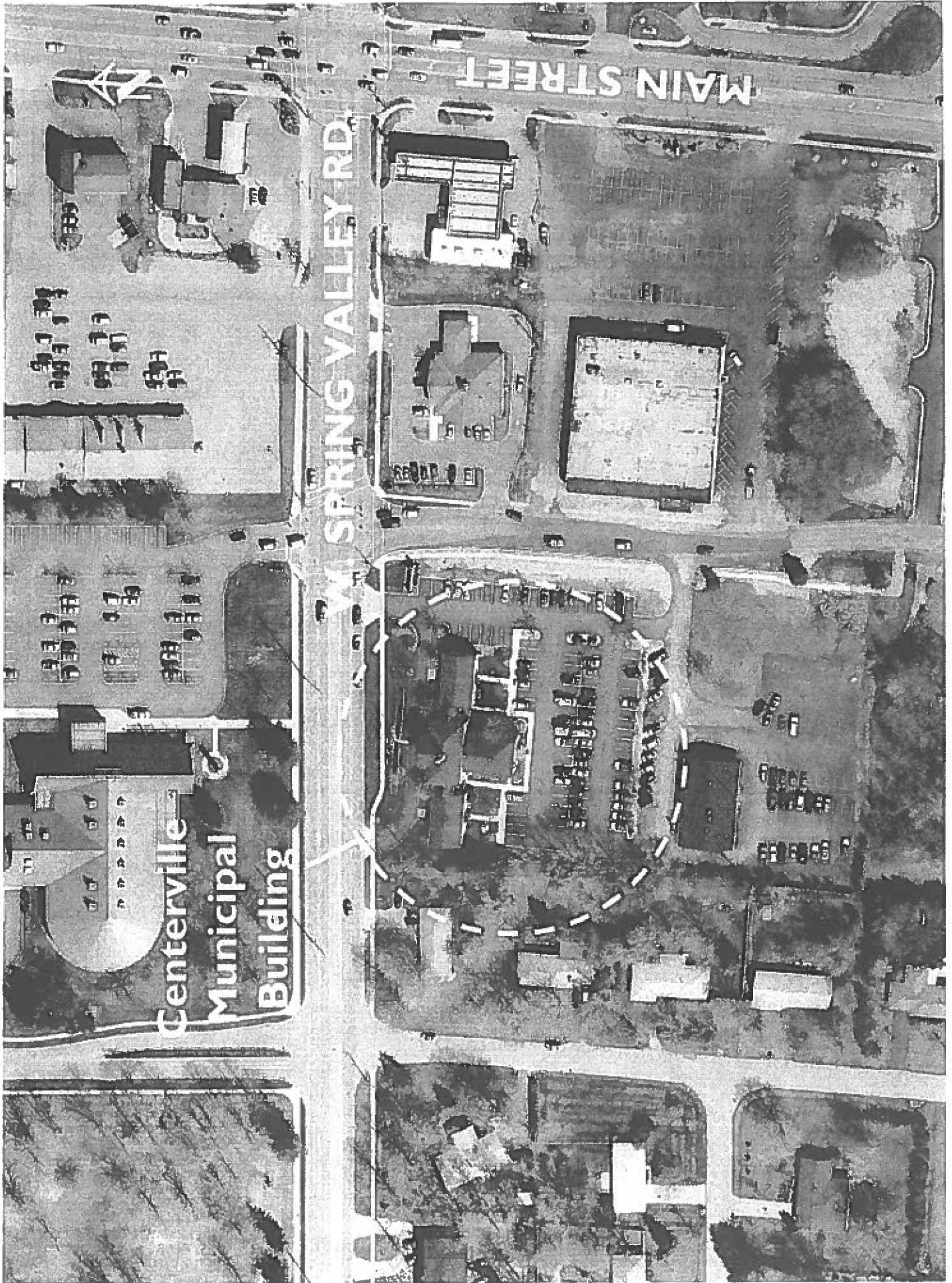
## CDBG Application

### 2003

### Vicinity Map



Map Prepared By: City of Centerville Planning Department  
100 West Spring Valley Rd.  
Centerville, Ohio 45458  
(937) 433-7151



Centerville  
Municipal  
Building

W. SPRING VALLEY RD.

MAIN STREET