



TO: Thomas R. Kneeland
Members of Council
City Attorney

FROM: Dottie A. Franey
Director of Public Service and Engineering

DATE: August 4, 2017

SUBJECT: Report to Council, August 14, 2017

ACTION ITEMS FROM THE CITY ENGINEER

ACTION ITEM # 1 – Spectrum/Three Creeks Senior Living Facility ST – 1025 and SA-1026 Waterline and Sanitary Sewer Easements – Accept Deeds: Spectrum/Three Creeks is a senior living facility located at 5435 Morse Road that is near completion. The construction of the development included the installation of a sanitary sewer and waterline. Sanitary sewer and waterline easements were necessary for the installation and construction of the waterline and sanitary sewer extensions. The necessary easements have been granted by the property owners and have been recorded and are ready for acceptance.

We are respectfully requesting an ordinance to accept the deeds of easement.
(Deed and RCA attached.)

ACTION ITEM # 2 – Spectrum/Three Creeks Senior Living Facility ST – 1025 and SA-1026 Waterline and Sanitary Sewer Infrastructure – Accept Infrastructure: Spectrum/Three Creeks is a senior living facility located at 5435 Morse Road that is near completion. The construction of the development included the installation of a sanitary sewer and waterline. The developer has requested that the sanitary sewer and waterlines be accepted. The waterline and sewer meets the basic requirements for acceptance in that the underground utilities have passed all necessary inspections and testing. Attached are the developer's request for acceptance, a diagram of the waterline and sanitary sewer and the letter of completion.

We are respectfully requesting an ordinance to accept the Spectrum/Three Creeks Sanitary Sewer and Waterline infrastructure. (Related documents and RCA attached.)

ACTION ITEM #3 – Price Rd Phase II Sanitary Sewer SA-1032– Easement Acquisition: This project will offer sanitary sewer to a currently unsewered area along James Road and Price Road, and remove an aging lift station from operation on Oberlin Court. The project will require easements from seven property owners.

Construction is scheduled for early next year and we will need to acquire the easements this year to meet that schedule. The first step in this process was to declare the necessity of the right-of-way by means of statutory resolution of necessity and intent which was previously approved by Council as ORD-SR-0002-2016 on 12/5/2016. Our office has worked with our consultant to negotiate these purchases with the property owners.

We are respectfully requesting legislation to enter into contracts with these seven property owners for the necessary easement acquisition. Future legislation will be needed for the acceptance of the easements. (Contracts, Exhibits and RCAs attached.)

ACTION ITEMS FROM THE DIRECTOR OF PUBLIC SERVICE

ACTION ITEM #1 – Road Salt (2017-2018 Winter Season) – Award

Contract: Southwest Ohio Purchasers for Government (SWOP4G) invites members of the organization (local governments and political subdivisions) to partner with them for the cooperative purchase of road salt each winter season. As members, the City of Gahanna is eligible to participate in this program. On July 12, 2017, bids for road salt for the 2017-2018 winter season were opened and reviewed. The lowest responsive and responsible bidder for Gahanna’s salt needs is Compass Minerals America Inc, 9900 W 109th St, Suite 100, Overland Park, KS, 66210. The bid price is \$48.33/ton plus a \$4.50/ton piling charge. The following chart shows the rock salt cost history:

Winter Season	Cooperative Bid	Price Per Ton	Piling Charge Per Ton	Contract Requirements
2013/14	SWOP4G	\$48.43	\$4.00	N/A
2014/15	SWOP4G	\$113.65	\$4.00	N/A
2015/16	ODOT	\$68.73	N/A	Required to purchase 90% (1,620 tons) of amount requested on bid documents.
2016/17	ODOT	\$43.23	N/A	Required to purchase 90% (1,620 tons) of amount requested on bid documents. (Currently having to store 614.1 tons at \$12.00/ton due to extremely mild winter.)
2017/18	SWOP4G	\$48.33	\$4.50	N/A

We are respectfully requesting legislation authorizing the Mayor to enter into contract with Compass Minerals America Inc. There are currently funds in the 2017 appropriations for this contract (Bid Tab and RCA attached).

ACTION ITEM #2 – Snow and Ice Removal Services (2017-2018 Winter Season): In the past, the City of Gahanna has plowed about 9.71 lane miles of Columbus streets each year. The City of Columbus pays a contracted rate to Gahanna for each lane mile. The current rate is \$760 per lane mile for a total of \$7,379.60 each year for these services.

We are respectfully requesting legislation authorizing the Mayor to enter into contract with the City of Columbus for snow and ice removal services (Snow and Ice Removal Service Agreement and RCA attached).

ACTION ITEM #3 – Solid Waste Authority of Central Ohio (SWACO) Solid Waste Management Plan (SWMP) Update: SWACO is required by Ohio law to prepare a Solid Waste Management Plan and to update it regularly. The Plan Update outlines the waste diversion activities of the Solid Waste District for the next several years and requires approval from the cities, villages, townships and county commissioners in the Solid Waste District. SWACO is asking those partners to act on the amended draft Plan Update during a 90-day public ratification window which began on August 1, 2017. A full copy of their draft Plan Update is attached along with a five page overview in case you would simply like to review the highlights.

The administration supports SWACO in their program plans and respectfully requests legislation adopting their Solid Waste Management Plan Update. (Ratification Letter, SWMP Overview, Sample Legislation, Full Draft SWMP for Ratification and RCA attached.)

ACTION ITEM #4 – Building and Zoning Fee Schedule: Our new Building and Zoning Fee Schedule charges a flat fee for new construction and additions based upon square footage. We have recognized that the new Schedule has an error in the Excel spreadsheet formula that calculates these flat fees.

We are respectfully requesting legislation to revise the Building and Zoning Fee schedule. No one has been charged an incorrect fee; however, it is our desire to correct the schedule as soon as possible so that we avoid confusion. Therefore, we are respectfully asking that this legislation be passed as emergency with a waiver of second reading. (Building and Zoning Fee Schedule and RCA attached.)

UPDATES

Hamilton House, 87 S. Hamilton Rd. – The property owned by the City and located at 87 S. Hamilton Rd. (known as the Hamilton House) has served the community well but has reached the end of its healthy life. The asbestos that was used in the building materials of its era and the mold that has developed over the decades creates an unhealthy environment for potential occupants. It is the City's desire to raze the structure and eliminate the temptation that an unoccupied building presents for mischievous individuals. We have solicited proposals and find that we should be able to perform the asbestos abatement and demolition at a cost in the range of \$20,000. A handful of photos of the Hamilton House have been attached.













