



City of Dublin

Office of the City Manager
5200 Emerald Parkway • Dublin, OH 43017-1090
Phone: 614-410-4400 • Fax: 614-410-4490

Memo

To: Members of Dublin City Council

From: Marsha I. Grigsby, City Manager *MA*

Date: September 4, 2014

Initiated By: Angel L. Mumma, Director of Finance
Melody Kennedy, Budget Manager

Re: Ordinance 78-14 (Adopting the 2015-2019 Five-Year Capital Improvements Program - CIP) - Follow-up Items from the August 18, 2014 Workshop

Background

Following is a recap from the August 18, 2014 Council workshop for the 2015 – 2019 Five-Year Capital Improvements Program (CIP). Information and pending items from the meeting are addressed by the appropriate Work Units below. Additionally, any changes requested during the meeting have been incorporated into the final CIP document.

- **Budget Adjustments**

No budget adjustments were requested.

- **Follow-Up Items**

General Presentation

A comment was made about the financial worksheet presentation and how, for ease of review, it would be helpful to show percentage and/or dollar amount increases or decreases from prior year's budgets. This comment has been noted and will be taken into consideration for next year's presentation.

Administration – Major Projects

AB1301 – Bridge Street District

A description of the 2014 expenditures for the Bridge Street District was requested.

PROJECT NO.	PROJECT DESCRIPTION	PRIOR YEARS (\$000)	2014	2015	2016	2017	2018	2019	TOTAL 15-19
AB1301	Bridge Street District	\$810	1,720	500	500	500	500	500	\$2,500

Amounts in thousands

Response: In 2014 to-date, approximately \$750,000 has been spent in professional services. This includes expenditures for design, project management, and preliminary engineering for the public infrastructure within the Bridge Street District with firms such as GBC Consulting, LLC, MKSK, GPD Group, Messer Construction Co, and EMH&T Engineering, Inc. Currently, over \$470,000 in professional services are encumbered and expected to be spent prior to year-end. Each year from 2014-2019, a \$500,000 allocation has been budgeted for possible construction expenditures for the project. The 2014 number is comprised of the \$500,000 construction allocation, plus \$750,000 currently expended, plus \$470,000 in funds that are encumbered and expected to be spent by year-end.

Parks – Non-Major Projects

AR1501 – Park Renovations

A lack of lighting along the bike path from Dublin Coffman High School to Killilea was discussed. It was suggested that an evaluation of lighting along the dark portion of the bike path be completed by Parks staff.

Response: Staff will pose the issue of lighting this path at the October Homeowner’s Association (HOA) meeting and gauge public interest. With regard to the cost of such lighting, as an example, in 2007, low-level pedestrian bollard lighting was installed over a 350’ section of bike path (10 bollards). The particular location had relatively easy access to electricity and the cost was approximately \$18,000.

If lighting is installed along this path or others throughout the City, the funding will be incorporated with project AR1501 - Park Renovations/Improvements. It is likely that between this project number and other parks-related capital improvement projects, there will be sufficient funds to accomplish this lighting. Should that not be the case, staff will request additional funding when appropriate.

Council inquired about the height of the mound surrounding the Watch House, noting that the piece is not visible to passersby.

Response: Staff did some research, contacted the artist, and learned the original plan called for a 10 foot high mound. During construction, the artist noticed the bridge/house/observatory was totally exposed, and was not being slowly revealed to the approaching visitor as he had envisioned. The artist worked with the grading contractor to increase the height of the mound to 13-14 feet. It was the artist’s opinion that this increase in height improved the overall effect. Should Council desire to lower the height of the mound, the artist has indicated he would be amenable to lowering the mound height by 2-3 feet to create better visibility of the art.

Parks – Major Projects

GR1401 Wallace Tract

A layout of a (proposed) dog park on the Wallace tract was requested by Council members. Concerns were expressed regarding its location in a residential area (neighbors along Brand Road and neighbors at rear of property in Brandon) and parking issues. Also mentioned was the idea of exploring the possibility of requiring

dog registration with the City for safety purposes. A private community just outside of Savannah, Georgia has a dog registration policy cited as one to review.

Response: Dublin currently has one existing dog park located at Darree Fields. Staff has received feedback that this dog park is overcrowded and is not meeting the demands of the community. The Community Services Advisory Commission (CSAC) will be performing some onsite interviews at the Darree Fields Dog Park to verify the overcrowding concerns. Staff has identified the Wallace property as a potential site for a future dog park. The site has dense vegetation that would serve to provide a measurable amount of screening to the residential housing to the north, east and west. Exhibit A attached is a sample layout for the potential dog park. It is anticipated the topic of dog parks will continue to be discussed at CSAC. Staff is researching the dog registration requirements and process cited that is in place in the private community outside of Savannah.

Water Distribution System – Major Projects

EW1401 Waterline Extensions

Possibly accelerating the priority for water extensions in unserved areas was discussed by Council members. Engineering staff mentioned a pending report from Franklin County, and committed to providing City Council an informational memo in early autumn.

Response: In 2013, Franklin County Public Health and Soil and Water Conservation District staff catalogued and evaluated 377 home septic treatment systems during site visits performed at the request of Dublin. The goal of the project was to field verify, inspect and locate the on-lot systems in Dublin. The evaluation criteria included the age of the system, the failure rate based on the system type, the ground water pollution potential and soil suitability.

Franklin County and Dublin staff met earlier this summer to review the results of the site visits performed and the mapping that was created from this effort. Staff will provide an informational memo summarizing the findings in the September 22, 2014 packet. A draft policy will be provided for discussion at the October 27, 2014 City Council meeting.

Stormwater System – Major Projects

EF0201 Stormwater Improvements

Question arose about whether funds were provided in the stormwater improvements budget to address the flooding issues at Monterey and Waterford Drives.

Response: Regarding the flooding concern at Monterey and Waterford Drives, an interim solution was performed at this location in 2013. The outlet was partially blocked by mulch that had washed down the storm sewer. City crews removed the blockage and staff had conversations with several residents in the area about reducing their use of mulch in the tree lawn area. To date, this solution has been effective. The improvements listed under EF0201, Stormwater Improvements, and Project Name "Stonewall Court Improvements" will add a second more permanent solution for this issue. This project includes additional storm sewer to be installed from the low point on

Waterford Drive and down Stonewall Court to provide a secondary outlet for this area. This project is currently under design and is planned to be constructed in 2015.

Transportation – Non-Major Projects

AT1501 Annual Street Maintenance

For City Council’s review and consideration, information was requested regarding the estimated cost of installing curb and gutter (and possibly sidewalks) for the Mid-Century Dublin Neighbors Association area.

Response: Information regarding the estimated costs of reconstruction of non-curbed streets without sidewalks to one consisting of a new Dublin subdivision street typical section (28-foot wide) with storm water drainage system, concrete curb and gutter, 6-inch asphalt pavement with aggregate base, 8-foot wide tree lawns, and 4-foot wide sidewalks on each side of the street was provided at the CIP workshop (see Exhibit B attached). The construction cost estimate for a “generic” street reconstruction of the type described is **\$450 per foot** of street.

Using the above cost per foot, the following is estimated:

Marion Street:	1,675 ft x \$450 = \$754,000
Longview Drive:	1,640 ft x \$450 = \$738,000
Grandview Drive:	1,445 ft x \$450 = \$650,000

These are construction costs and do not include any design fees. Given these streets are presently located with a 50-foot wide right-of-way, additional right-of-way should not be necessary. In order to “connect” existing driveways to a reconstructed street, temporary easements will be necessary.

The sidewalks on each side of the street represent approximately **\$50 per foot** of the “generic” street reconstruction estimate.

The maintenance presently programmed for as early as 2015 is estimated at **\$125 per foot** and includes cement stabilization, some added street width and 4.5-inches of new asphalt pavement.

Transportation – Major Projects

ET1411 Post Road Improvements

Council members inquired about the timing of construction for the Post Road improvements, and if the proposed years for construction of the project should be re-evaluated.

Response: The overlay for Post Road from Perimeter Drive to Avery-Muirfield Drive was completed in 2014, and should have a useful life of approximately seven years. At this time, staff does not recommend programming the construction of this improvement any earlier than the “beyond 2019” already proposed. However, project timing can be re-visited during next year’s CIP process, and changes made as necessary.

ET0410 Avery-Muirfield/Perimeter Loop/Perimeter Drive

The description for project ET0410 Avery-Muirfield/Perimeter Loop/Perimeter Drive needed to be re-checked for clarification, and changes made if needed.

Response: The project description has been edited as follows: "This project provides for the reconstruction of the two existing signalized intersections to modern roundabouts. These projects were identified as future needs when the land to the west of Avery-Muirfield Drive and north of U.S. 33/S.R. 161 was rezoned. The project will provide for the construction of two-lane roundabouts at both intersections. Included in design will be additional analysis to determine the order of construction of the two intersections. The design for both roundabouts is programmed in 2014, right-of-way acquisition is programmed in 2015, and construction of one roundabout is programmed in 2017, with landscaping programmed in 2018. Additional long-term improvements have been programmed beyond 2019, which include construction of the second roundabout at the remaining signalized intersection. More complex landscaping plans for the central island are expected in this area due to the prominence of the corridor."

ET1102 US 33/SR 161/Post Road Interchange Improvements

A concern was raised regarding continued access to the businesses on the north side of SR 161, east of Industrial Parkway during construction of the interchange improvements project planned for 2015.

Response: The proposed SR 161 and Eiterman Road project will install a roundabout at this intersection. This roundabout, in conjunction with the existing Industrial Parkway roundabout on SR 161, will allow customers and employees to make legal U-turns at both ends of the commercial area. Eastbound SR 161 traffic destined to the commercial area will be able to make a U-turn at Eiterman Road. Traffic exiting the commercial area destined for US 33 can continue to make the U-turn at Industrial Parkway. Therefore, the existing right-in/right-out access onto SR 161 for the businesses will remain and no left turn lane will be provided.

ET1406 Avery Road/Brand Road Intersection Improvements

Please provide a timeframe when City Council can expect a preliminary design for this project.

Response: By the end of September, Engineering staff will have selected an engineering consultant to perform the preliminary geometrics and layout for a single-lane roundabout, including an assessment of any right-of-way impacts, and determine a preliminary construction cost estimate. It is anticipated this information will be presented to Council at their second regular meeting in January 2015.

- **Other Items**

In an e-mail dated August 19, 2014 a Council member asked staff for an additional follow-up regarding maintenance of the engraved bricks at the Grounds of Remembrance.

Response: The challenges associated with maintaining the Grounds of Remembrance have been a focus of discussion among staff for the past few months. The designer of the site has been consulted regarding maintenance efforts being considered. It was recently decided to power wash the limestone in an effort to clean up the appearance of the site. Maintenance workers recently performed this work and the improvement is apparent in the before and after pictures below.



Before

After



Before

After

The most costly and visible challenge with maintaining this site has been the artist-designed sloped pathway. The pathway is damaged each time there is a heavy rainfall. Water runs down the gravel path and creates deep rivulets in the surface. Gravel is often pushed over the south-facing edge of the path, obscuring the names on the dedication stones that line the path.



Parks and Open Space maintenance workers spend numerous hours repairing this path each time it is damaged by a rainfall. The initial construction of the path had a guar gum additive included with the limestone screenings. This additive acted as a binder and over time has lost its effectiveness. We recently located and purchased such an additive and will be reapplying it to the limestone screenings in a few test locations. Should this test prove successful, we will incorporate the additive to the entire path. A more permanent long-term solution could be to add additional storm sewer and drains to the site.

Regarding the idea of blacking out the lettering of the pavers, the process of painting them involves leaving the engraving stencil in place while applying the paint coat. The most efficient way of doing this is to replace all existing pavers. The downside of blacked-out letters is that over time, the black tone will vary from paver to paver based upon the timing of the paint application. The replacement cost of the existing pavers is approximately \$50 each and the cost of adding paint to new pavers is marginal. There are approximately 210 engraved pavers today, so the total cost is estimated to be \$10,500.

If the decision is made to move forward with replacement of the existing pavers, the funding will be incorporated with project AR1501 – Park Renovations/Improvements. It is likely that between this project number and other parks-related capital improvement projects, there will be sufficient funds to accomplish these improvements. Should that not be the case, staff will request additional funding when appropriate.

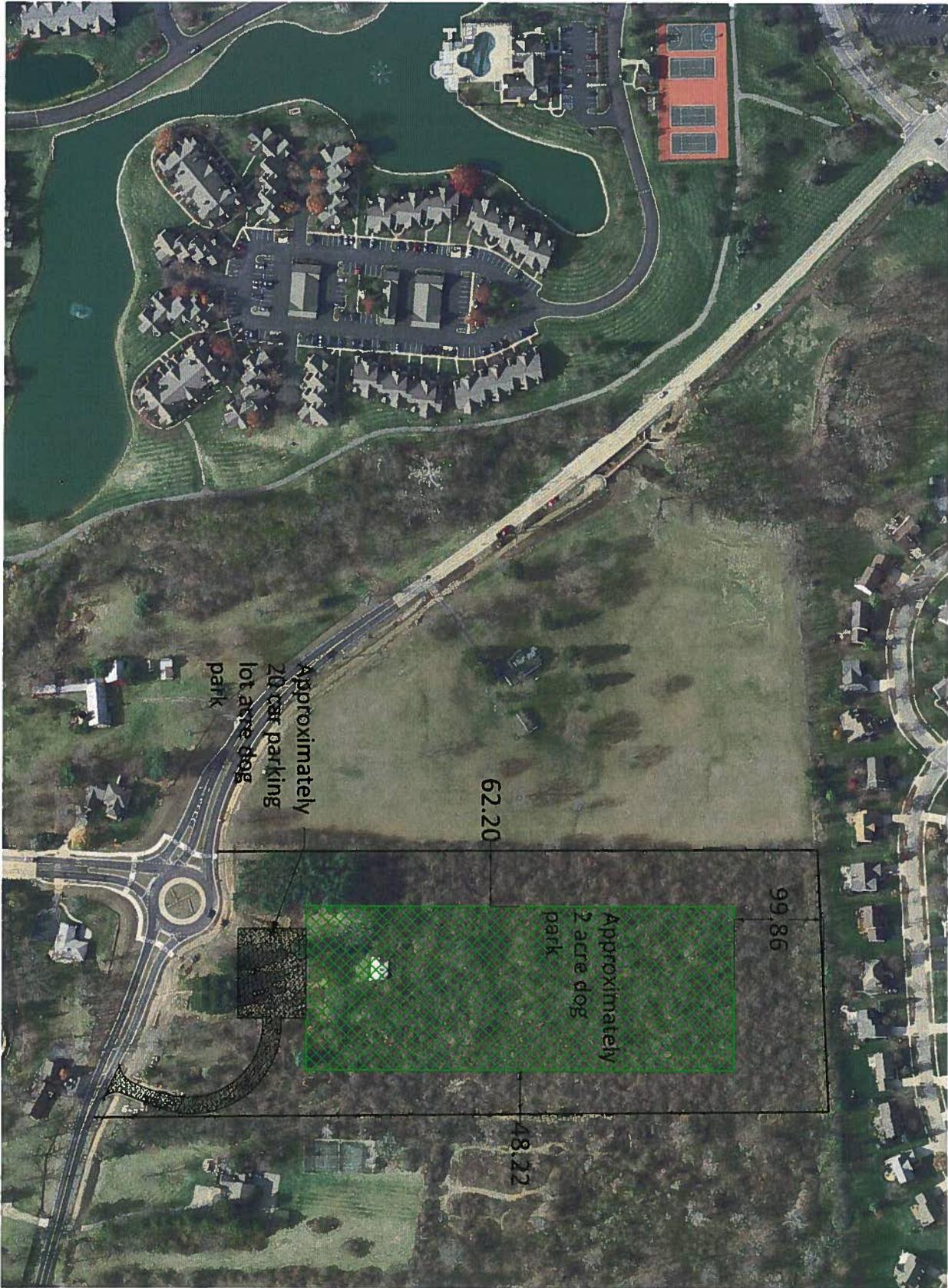
Recommendation

Staff recommends approval of Ordinance 78-14, adopting the 2015-2019 Capital Improvements Program at the September 8, 2014 City Council meeting.

Attachments:

- **Layout of Potential Wallace Tract Dog Park (Exhibit A)**
- **Memo Dated May 1, 2014, Summary of Existing Streets without Curb and Gutter (Exhibit B)**

EXHIBIT A



Wallace property
potential dog park layout

SCALE: 1" = 100'



Concept Plan L-1
Drawn by: Laura Ball, RLA
Date: August 2014



Parks and Open Space
6555 Shier Ring Road
Dublin, OH 43016
P: 614-410-4707
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EXHIBIT B

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Memo

To: Members of Dublin City Council
From: Marsha I. Grigsby, City Manager *MIG*
Date: May 1, 2014
Initiated By: Paul A. Hammersmith, P.E., Director of Engineering/City Engineer
Re: Summary of Existing Streets without Curb and Gutter

Summary

At the February 24, 2014 Council meeting, the Mid-Century Dublin Neighbors Association presented a petition that included a request for action by City Council to improve their neighborhood streets consisting of Grandview Drive, Longview Drive, Marion Street and the portion of Franklin Street extending north from Marion Street. The request was for "completion of overdue maintenance to our streets, to bring our neighborhood's roads up to par with current standards enjoyed by other residents of Dublin, including, but not limited to: resurfacing, widening, and addition of curbs." In considering this request, Council inquired as to whether "there are a significant number of other streets in the City that were built at a time when the requirements were different."

While the Muirfield area was initially identified at the Council meeting as one that has several streets without curb and gutter, staff has compiled a summary of all existing Dublin streets (and roadways) with this same condition. The attached exhibit reveals there are nearly 70 centerline miles of streets, ranging in functional classifications from major arterials to local (residential) streets, presently existing without curb and gutter. The streets that would be most comparable to the residential ones located within the Mid-Century Dublin Neighbors Association area are the "local" classification with approximately 21 miles of streets without curb and gutter.

Staff will compile information on the cost and timeframe to install curb/gutter and sidewalks on the Mid-Century Dublin Neighbors Association streets for discussion and consideration by City Council during the Capital Improvements Program work sessions in August. Additionally, staff will identify any associated right-of-way impacts to the adjacent properties, which may result from widening these neighborhood streets.

Recommendation

For information only.



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Memo

To: Members of Dublin City Council
From: Marsha I. Grigsby, City Manager 
Date: August 7, 2014
Initiated By: Angel L. Mumma, Director of Finance
Melody Kennedy, Budget Manager
Re: Ordinance No. 78-14 - Adopting the 2015 - 2019 Five Year Capital Improvements Program (CIP)

Summary

The Administration's proposed Capital Improvements Program (CIP) for 2015 - 2019 has been prepared and is submitted to City Council for review.

The proposed CIP will be reviewed with City Council at the workshop meeting that is scheduled for August 18 beginning at 6:30 p.m. in Council Chambers. The order in which the CIP will be discussed is as follows:

- Overview
- Administration
- Parks
- Police
- Utilities
 - Water
 - Sewer
 - Stormwater
- Transportation

The final CIP document will be prepared after the workshop meeting and will be submitted to City Council prior to the public hearing of Ordinance No. 78-14, scheduled for September 8, 2014.

The information in the attached notebook provides spreadsheets identifying the proposed projects by category, proposed year for funding and estimated project costs. Project descriptions have been prepared and follow each spreadsheet, with additional information provided as needed/available. We have included project spreadsheets from 2014 - 2018 for comparison.

A recap of the overview information that will be discussed has also been provided. This includes information on the City's CIP process, including financial guidelines and the administrative processes used in preparing the proposed CIP, a recap of the proposed projects, a recap of the funding sources and information on the revenue sources to fund the projects.

Recommendation

The proposed 2015 – 2019 CIP is to be reviewed by City Council on August 18, 2014. Any modifications as a result of the August 18, 2014 workshop meeting will be incorporated in the final five-year CIP prior to the second reading. Staff recommends approval of Ordinance No. 78-14 at the second reading/public hearing on September 8, 2014.

RECORD OF ORDINANCES

Dayton Legal Blank, Inc.

Form No. 30043

78-14

Ordinance No. _____ Passed _____, 20____

AN ORDINANCE ADOPTING THE 2015-2019 FIVE-YEAR CAPITAL IMPROVEMENTS PROGRAM

WHEREAS, Section 8.03(a) of the Revised Charter requires the City Manager to prepare and submit to City Council a five-year capital program in accordance with the annual budget calendar as authorized by City Council; and

WHEREAS, City Council has received and reviewed the Five-Year Capital Improvements Program (CIP) for the years 2015-2019; and

WHEREAS, the CIP represents a long-term financial plan which establishes priorities, identifies project costs and phasing, identifies funding sources, and serves as a planning document for capital improvements; and

WHEREAS, the Administration has incorporated in the attached CIP all modifications as requested by City Council as a result of the CIP budget workshops.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Dublin, State of Ohio, _____ elected members concurring that:

Section 1. The 2015-2019 Five-Year Capital Improvements Program attached as an Exhibit be, and hereby is, approved.

Section 2. This Ordinance shall take effect and be in force on the earliest date permitted by law.

Passed this _____ day of _____, 2014

Mayor - Presiding Officer

ATTEST:

Clerk of Council