

CITY OF FORT THOMAS

2022

STREET IMPROVEMENTS

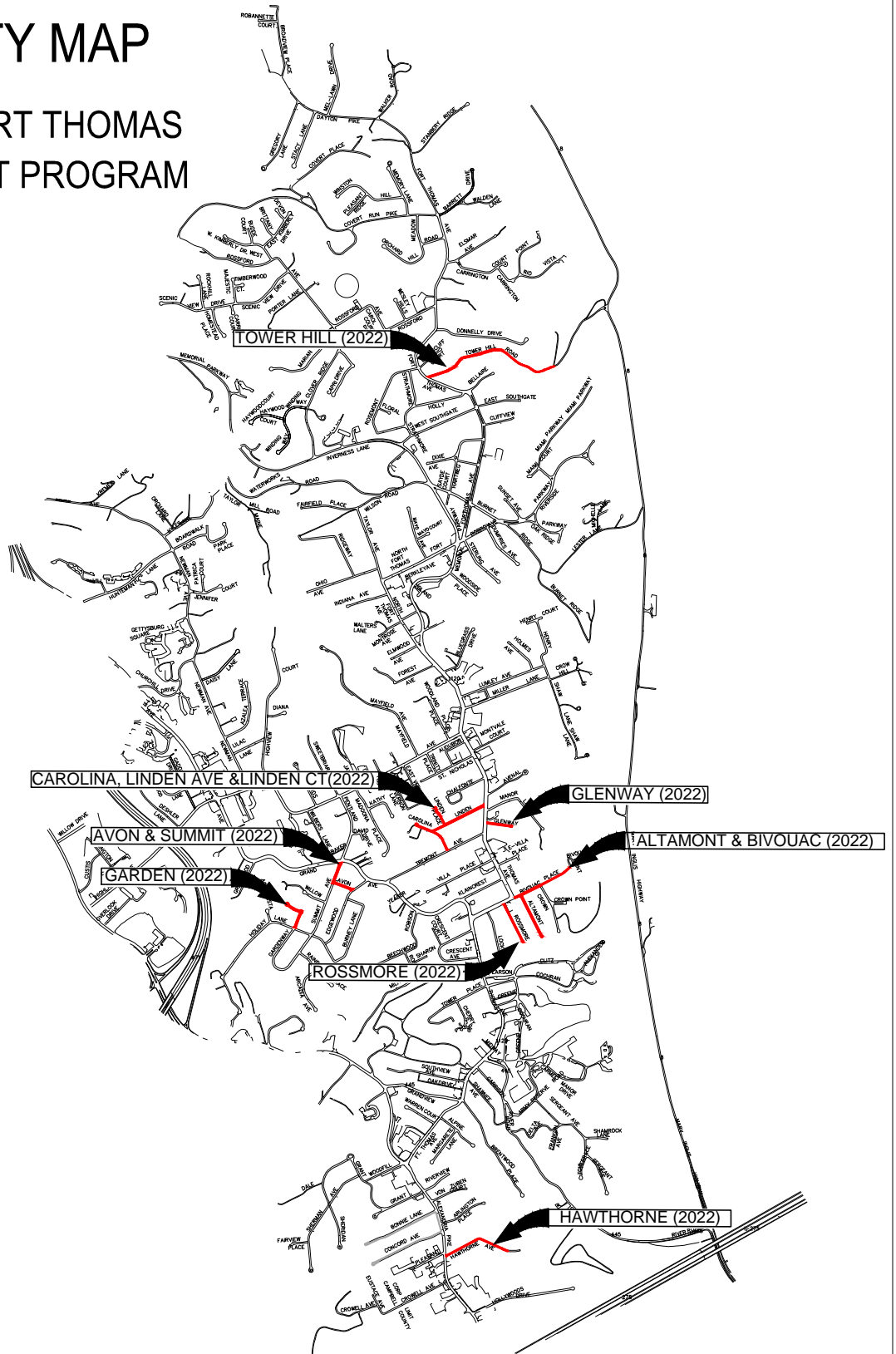
ENGINEER'S COMPREHENSIVE REPORT

220102

Altamont Court
Avon Place
Bivouac Avenue
Carolina Avenue
Glenway Avenue
Garden Way
Hawthorne Avenue
Linden Avenue
Linden Court
Rossmore Avenue
Summit Avenue
Tower Hill Road

VICINITY MAP

CITY OF FORT THOMAS 2022 STREET PROGRAM



I. STANDARD RESURFACING & SPOT CURB REPAIR.

A. EXTENT OF WORK: Total Length of Street

	<u>LENGTH</u> (FT)	<u>WIDTH</u> (FT)
• Altamont Court	750	25
• Avon Place	325	28
• Bivouac Avenue	1050	24
• Carolina Avenue	710	22
• Glenway Avenue	415	24
• Garden Way	565	25
• Linden Avenue	925	30
• Linden Court	295	20
• Rossmore Avenue	700	24
• Summit Avenue	350	28
• Tower Hill Road	2290	24

B. SCOPE OF WORK: "Typical Section Attached"

The work proposed for this street is as follows:

1. Spot curb repair (by the City)
2. Spot sidewalk repair (by the City)
3. Full Depth pavement repair as necessary (by the City).
4. Bituminous asphalt pavement surface milling. 2" ±.
5. Asphalt Resurfacing: 0.75" asphalt leveling and 1.25" fiber reinforced asphalt surface to be applied.
6. Adjust / raise manholes and other utility meters and valves, as necessary (as per local utility requirements).
7. Adjust downspout leads at edge of pavement as necessary.
8. Any necessary pavement markings to match existing.

C. OPINION OF PROJECT COST – Assessment and Financing

1. Opinion of project cost for the proposed work is as follows:

Altamont Court	\$ 31,927.85
Avon Place	\$ 15,298.29
Bivouac Avenue	\$ 48,771.24
Carolina Avenue	\$ 27,171.58
Glenway Avenue	\$ 18,460.76
Garden Way	\$ 28,947.49
Linden Avenue	\$ 47,147.26
Linden Court	\$ 11,014.90
Rossmore Avenue	\$ 29,401.00
Summit Avenue	\$ 15,953.28
Tower Hill Road	\$ 93,739.07

2. Assessment: The proposed fair basis of assessment for these improvements is the front-foot basis. The assessment for the improvements to local streets will be shared on a 50% City / 50% private owner basis. Driveway apron will be assessed 100% to the property owner for material costs only, if necessary.

2022 ASSESSMENT TABLE			
STREET NAME	ASSESSMENT AMOUNT	ASSESSMENT FRONTAGE	ESTIMATED FRONT FOOT ASSESSMENT
Altamont Court	\$15,963.93	1559.43	\$10.25
Avon Place	\$7,649.15	587.50	\$13.03
Bivouac Avenue	\$24,385.62	2013.25	\$12.12
Carolina Avenue	\$13,585.79	1419.11	\$9.58
Glenway Avenue	\$9,230.38	877.58	\$10.53
Garden Way	\$14,473.75	1189.29	\$12.18
Linden Avenue	\$23,573.63	1807.25	\$13.05
Linden Court	\$5,507.45	660.54	\$8.35
Rossmore Avenue	\$14,700.50	1450.00	\$10.15
Summit Avenue	\$7,976.64	622.19	\$12.83
Tower Hill Road	\$46,869.53	4529.24	\$10.36

(This assessment is an estimate only at this time and will be adjusted at the completion of the project based upon actual bid prices and quantities used).

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3. **Financing:** Assessment bills will be mailed upon completion and acceptance of the work by the City. Residents will have 45 days to remit payment to the City for their assessed portion of the work. The city provides the option of a three year payment plan for assessments above \$400, a four year payment plan for assessments above \$1,000, and a five year payment plan for assessments above \$1,500. The interest rate is 6% and there is a non-refundable application fee of \$35.00. If an owner of contiguous property has a total frontage that is in excess of 150% of the average frontage on that street, or if the owner has frontage on more than one street in the same assessment year, the City will provide an option of interest-free payment over a two year period.

II. STANDARD RESURFACING, COMPLETE CURB REPLACEMENT, & DRIVEWAY REPLACEMENT (AS NECESSARY)

A. EXTENT OF WORK: Total Length of Street

	<u>LENGTH</u> (FT)	<u>WIDTH</u> (FT)
• Hawthorne Avenue	1110	22

B. SCOPE OF WORK: "Typical Section Attached"

The work proposed for these streets is as follows:

1. Removal of existing curb. Construct new 4" vertical concrete curb, depressed at driveways and fill behind new curb with topsoil (by the City).
2. Spot sidewalk repair (by the City)
3. Full Depth pavement repair as necessary (by the City).
4. Bituminous asphalt pavement surface milling. 2" ±.
5. Asphalt Resurfacing: 0.75" asphalt leveling and 1.25" fiber reinforced asphalt surface to be applied.
6. Adjust / raise manholes and other utility meters and valves, as necessary (as per local utility requirements).
7. Adjust downspout leads at the curb as necessary.
8. Any necessary pavement markings to match existing.

C. OPINION OF PROJECT COST – Assessment and Financing

1. Opinion of project cost for the proposed work is as follows:

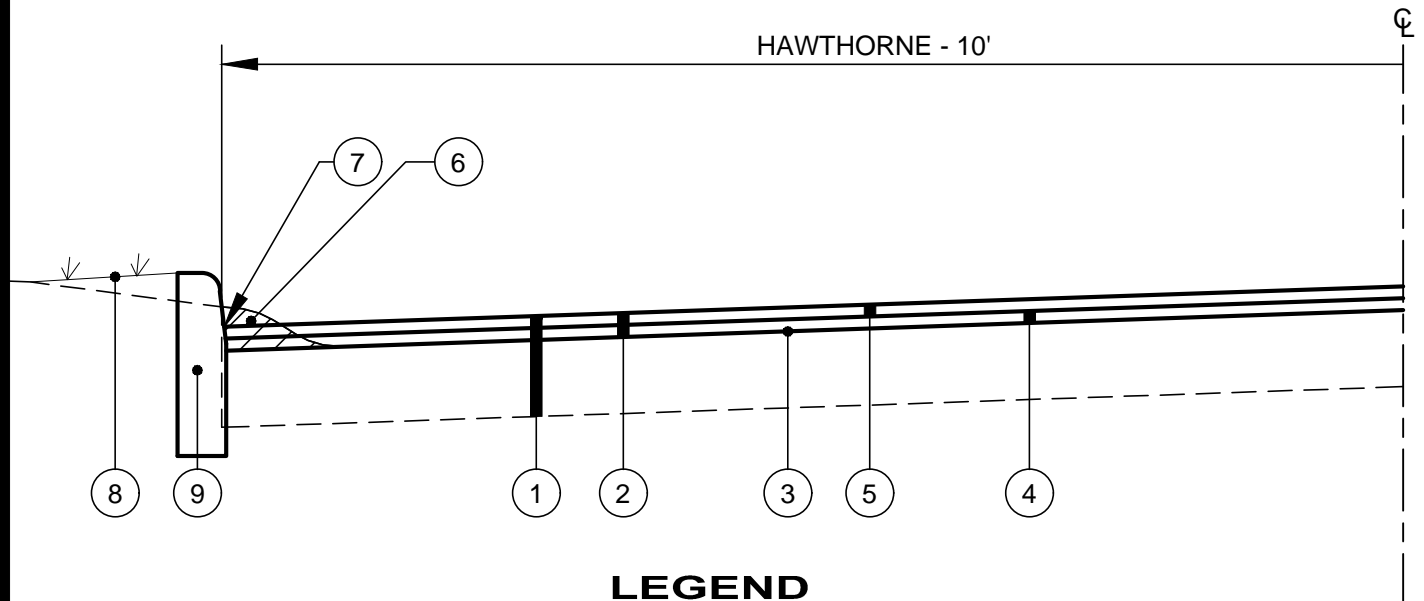
Hawthorne Avenue	\$ 64,990.55
Resurfacing Cost	\$ 41,310.55
Curb Material Cost	\$ 15,786.67
Driveway Material Cost	\$ 7,893.33

2. **Assessment:** The proposed fair basis of assessment for these improvements is the front-foot basis. The assessment for the improvements to local streets will be shared between the City and the adjoining property owners on a 50% city / 50% private owner basis. Driveway apron and curb replacement will be assessed on a 50% city / 50% private owner basis for material costs only, as needed.

2022 ASSESSMENT TABLE			
STREET NAME	ASSESSMENT AMOUNT	ASSESSMENT FRONTAGE	ESTIMATED FRONT FOOT ASSESSMENT
Hawthorne Avenue			
Resurfacing (50%)	\$20,655.27	2181.64	\$9.47
Curb (50%)	\$7,893.33	2181.64	\$3.62
Driveway (50%)	\$3,946.67	2181.64	\$1.81
Total	\$32,495.27		\$14.89

(This assessment is an estimate only at this time and will be adjusted at the completion of the project based upon actual bid prices and quantities used).

3. **Financing:** Assessment bills will be mailed upon completion and acceptance of the work by the City. Residents will have 45 days to remit payment to the city for their assessed portion of the work. The city provides the option of a three year payment plan for assessments above \$400, a four year payment plan for assessments above \$1,000, and a five year payment plan for assessments above \$1,500. The interest rate is 6% and there is a non-refundable application fee of \$35.00. If an owner of contiguous property has a total frontage that is in excess of 150% of the average frontage on that street, or if the owner has frontage on more than one street in the same assessment year, the City will provide an option of interest-free payment over a two year period.



LEGEND

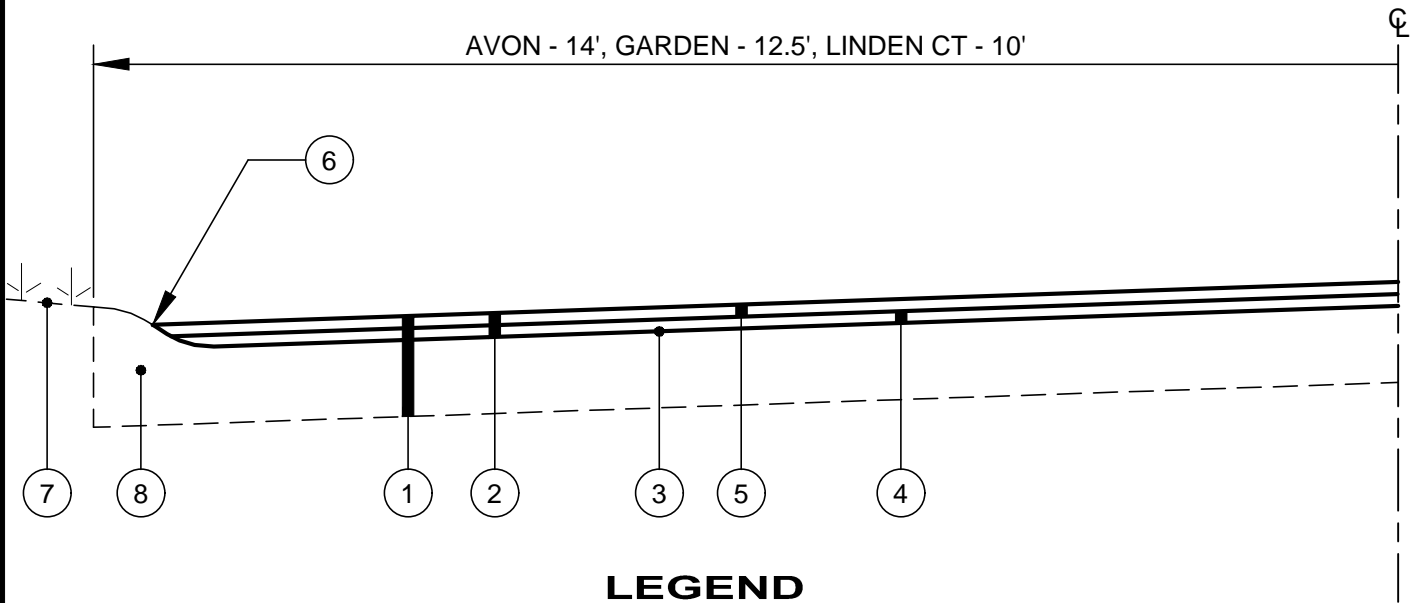
- ① EXISTING CONCRETE PAVEMENT WITH ASPHALT OVERLAY
- ② ITEM 408 - ASPHALT MILLING (2" ±) - REMOVE TO EXISTING CONCRETE SURFACE
- ③ ITEM 406 - TACK COAT @ 0.1 GAL/SY (INCIDENTAL TO ASPHALT PAVEMENT)
- ④ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT LEVELING COURSE (SCRATCH COAT) (3/4")
- ⑤ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT SURFACE WITH FIBER REINFORCEMENT (ACE FIBER OR APPROVED EQUAL) (1-1/4")
- ⑥ ITEM 408 MILLING OF EX. CONCRETE CURB COMPLETED BY CONTRACTOR. COST OF ABOVE SHALL BE PAID FOR UNDER THE UNIT PRICE FOR BID ITEM 408 - ASPHALT PAVEMENT MILLING
- ⑦ HOT APPLIED RUBBERIZED JOINT SEALER WHERE ASPHALT MEETS CURB FOLLOWING THE PLACEMENT OF SURFACE COURSE (INCIDENTAL TO ASPHALT PAVEMENT)
- ⑧ TOPSOIL, SEED AND MULCH (BY CITY)
- ⑨ 4" VERTICAL CURB (BY CITY). CURB SHALL BE DEPRESSED AT DRIVEWAYS. AFTER CURB REPLACEMENT, ALL DRIVEWAYS TO BE ADJUSTED TO MATCH NEW DEPRESSED CURB (BY CITY)

TYPICAL PAVEMENT SECTION

N.T.S.

HAWTHORNE





LEGEND

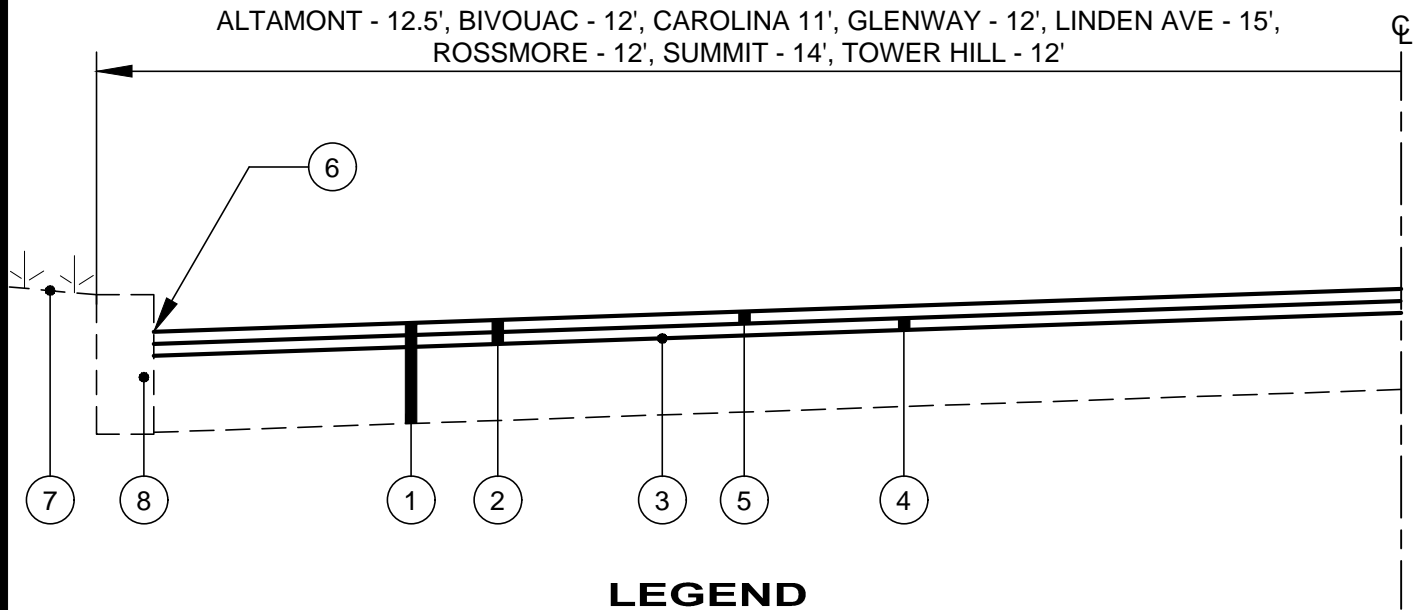
- ① EXISTING PAVEMENT (CONCRETE OR ASPHALT) WITH ASPHALT OVERLAY
- ② ITEM 408 - ASPHALT MILLING (2" ±) - (IF STREET HAS CONCRETE BASE, REMOVE TO EXISTING CONCRETE SURFACE)
- ③ ITEM 406 - TACK COAT @ 0.1 GAL/SY (INCIDENTAL TO ASPHALT PAVEMENT)
- ④ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT LEVELING COURSE (SCRATCH COAT) (3/4")
- ⑤ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT SURFACE WITH FIBER REINFORCEMENT (ACE FIBER OR APPROVED EQUAL) (1-1/4")
- ⑥ HOT APPLIED RUBBERIZED JOINT SEALER WHERE ASPHALT MEETS CURB FOLLOWING THE PLACEMENT OF SURFACE COURSE (INCIDENTAL TO ASPHALT PAVEMENT)
- ⑦ DO NOT DISTURB YARD AREA
- ⑧ EXISTING CURB (REMOVE AND REPLACE AS NEEDED, BY OTHERS)

TYPICAL PAVEMENT SECTION

N.T.S.

AVON, GARDEN, LINDEN CT





LEGEND

- ① EXISTING PAVEMENT (CONCRETE OR ASPHALT) WITH ASPHALT OVERLAY
- ② ITEM 408 - ASPHALT MILLING (2" ±) - (IF STREET HAS CONCRETE BASE, REMOVE TO EXISTING CONCRETE SURFACE)
- ③ ITEM 406 - TACK COAT @ 0.1 GAL/SY (INCIDENTAL TO ASPHALT PAVEMENT)
- ④ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT LEVELING COURSE (SCRATCH COAT) (3/4")
- ⑤ ITEM 402/403 - BITUMINOUS ASPHALT PAVEMENT SURFACE WITH FIBER REINFORCEMENT (ACE FIBER OR APPROVED EQUAL) (1-1/4")
- ⑥ HOT APPLIED RUBBERIZED JOINT SEALER WHERE ASPHALT MEETS CURB FOLLOWING THE PLACEMENT OF SURFACE COURSE (INCIDENTAL TO ASPHALT PAVEMENT)
- ⑦ DO NOT DISTURB YARD AREA
- ⑧ EXISTING CURB (REMOVE AND REPLACE AS NEEDED, BY OTHERS)

TYPICAL PAVEMENT SECTION

N.T.S.

ALTAMONT, BIVOUAC, CAROLINA, GLENWAY, LINDEN AVE, ROSSMORE, SUMMIT, TOWER HILL

