

Mitch Rhodus
Mayor

Tim Meyers
Councilmember, At-Large

Matt Davidson
Councilmember, At-Large

Gwen Brill
Councilmember, At-Large



Leslie Besl
Councilmember, 1st Ward

Dale Paullus
Councilmember, 2nd Ward

Terry Senger
Councilmember, 3rd Ward

Tim Abbott
Councilmember, 4th Ward

**CITY OF FAIRFIELD CITY COUNCIL
REGULAR MEETING AGENDA
MONDAY, MARCH 14, 2022 7:00 PM
5350 PLEASANT AVENUE, FAIRFIELD, OH 45014**

Guidelines for Citizen Comments: Thank you for your interest and participation in city government. Fairfield City Council's Guidelines for Citizen Comments describe the rules for addressing City Council. The guidelines are posted in the Council Chambers.

ADA Notice: The City of Fairfield is pleased to provide accommodations to disabled individuals or groups and encourage full participation in city government. Should special accommodations be required, please contact the Clerk of Council at 867-5383 at least 48 hours in advance of the meeting.

1. COUNCIL-MANAGER BRIEFING

A. None.

2. BUSINESS MEETING CALL TO ORDER

3. PRAYER/PLEDGE OF ALLEGIANCE

4. ROLL CALL

5. AGENDA MODIFICATIONS

6. EXECUTIVE SESSION REQUESTS

7. SPECIAL PRESENTATIONS AND CITIZEN COMMENTS

8. PUBLIC HEARING(S)

9. APPROVAL OF MINUTES

- a. Special Meeting Minutes - February 26, 2022
- b. Regular Meeting held February 28, 2022

10. OLD BUSINESS AND REPORTS

A. COMMUNITY & PUBLIC RELATIONS COMMITTEE

Leslie Besl, Chair; Gwen Brill, Vice Chair; Tim Abbott, Member

B. DEVELOPMENT SERVICES COMMITTEE

Matt Davidson, Chair; Terry Senger, Vice Chair; Dale Paullus, Member

C. PARKS, RECREATION AND ENVIRONMENT COMMITTEE

Gwen Brill, Chair; Matt Davidson, Vice Chair; Leslie Besl, Member

D. PUBLIC SAFETY COMMITTEE

Tim Meyers, Chair; Dale Paullus, Vice Chair; Leslie Besl, Member

E. PUBLIC WORKS COMMITTEE

Terry Senger, Chair; Tim Meyers, Vice Chair; Matt Davidson, Member

1. Ordinance to authorize the City Manager to enter into a one (1) year contract with Prus Construction of Cincinnati, Ohio for the 2022 Sidewalk/Apron Replacement Program.

- Legislation - Third Reading
- Motion - Adoption

F. PUBLIC UTILITIES COMMITTEE

Dale Paullus, Chair; Tim Abbott, Vice Chair; Tim Meyers, Member

G. FINANCE & BUDGET COMMITTEE

Tim Abbott, Chair; Gwen Brill, Vice Chair; Terry Senger, Member

11. NEW BUSINESS

Motion to read all New Business by title only.

A. COMMUNITY & PUBLIC RELATIONS COMMITTEE

Leslie Besl, Chair; Gwen Brill, Vice Chair; Tim Abbott, Member

1. Simple Motion: Motion to approve the following 2022 Boards/Commissions Appointments effective April 1, 2022: Erin Simons - Board of Zoning Appeals (term ending 3/31/27) Tonya Charles - Civil Service Commission (term ending 3/31/25) Kevin Bleichner - Design Review Committee (term ending 3/31/24) Steven DeSalvo - Design Review Committee (term ending 3/31/24) Randy Mefford - Design Review Committee (term ending 3/31/24) Greg Hull - Parks & Recreation Board, 1st Ward Seat (term ending 3/31/25) Mindy Muller - Parks & Recreation Board, 4th Ward Seat (term ending 3/31/25)

B. DEVELOPMENT SERVICES COMMITTEE

Matt Davidson, Chair; Terry Senger, Vice Chair; Dale Paullus, Member

1. Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1141.02, the City of Fairfield, Ohio, Zoning Map by approving the Concept Plan for the Mercy Health Mixed Use development.
 - Legislation - First Reading

- Set Joint Public Hearing Date - March 28, 2022
2. Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1141.02, the City of Fairfield, Ohio, Zoning Map by approving the Amended Concept Plan and the Final Development Plan for the Freddy's Frozen Custard and Steakburgers Restaurant portion of the Meijer-Gilmore Road Planned Unit Development.
 - Legislation - First Reading
 - Set Join Public Hearing Date - March 28, 2022

C. PARKS, RECREATION AND ENVIRONMENT COMMITTEE

Gwen Brill, Chair; Matt Davidson, Vice Chair; Leslie Besl, Member

1. Ordinance to authorize the City Manager to enter into an agreement with the Huffman Family Foundation and Harold W. Huffman Trust for the donation of funding towards Huffman Park Improvements and declaring an emergency.
 - Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

D. PUBLIC WORKS COMMITTEE

Terry Senger, Chair; Tim Meyers, Vice Chair; Matt Davidson, Member

1. Ordinance to authorize the City Manager to enter into a contract with John R. Jurgensen Company for the 2022 Asphalt Paving and Resurfacing Project.
 - Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

E. PUBLIC UTILITIES COMMITTEE

Dale Paullus, Chair; Tim Abbott, Vice Chair; Tim Meyers, Member

1. Ordinance to authorize the City Manager to enter into a contract with Majors Enterprises Inc. for the 2022 Route 4 Water Main Replacement Project and declaring an emergency.
 - Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

F. FINANCE & BUDGET COMMITTEE

Tim Abbott, Chair; Gwen Brill, Vice Chair; Terry Senger, Member

1. Ordinance authorizing the issuance of not to exceed \$5,600,000 of various purpose bond anticipation notes, series 2021, 2022 renewal, by the City of Fairfield, Ohio, in anticipation of the issuance of bonds, and declaring an emergency.

- Legislation - First Reading
- Motion - Suspend Second and Third Readings
- Motion - Adoption

2. Ordinance to amend Ordinance No. 148-21 entitled “An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2022, and ending December 31, 2022.”

Contractual Appropriations: \$202,143 for additional services and expenses associated with construction of multi-purpose/sludge de-watering facility at Wastewater Treatment Plant (existing contract); \$1,450,000 for 2022 Concrete Repair & Replacement Program (existing contract); \$1,700,000 for 2022 Route 4 Water Main Replacement Project; \$2,785,000 for 2022 Asphalt Paving & Resurfacing Project.

- Legislation - First Reading
- Motion - Suspend Second and Third Readings
- Motion - Adoption

12. MEETING SCHEDULE

- A. Monday, March 28th - Council-Manager Briefing, 5:30 PM; Regular Meeting 7:00 PM
- B. Monday, April 11th - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM
- C. Monday, April 25th - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM

13. EXECUTIVE SESSION OF COUNCIL (IF NEEDED)

14. ADJOURNMENT

MINUTES

**Fairfield City Council
Special Meeting of Council
February 26, 2022**

Call to Order

Vice Mayor Tim Abbott called the Special Meeting of February 26, 2022 to order at the Fairfield Municipal Building, 5350 Pleasant Avenue at 8:50 AM. Councilmembers present were Leslie Besl, Dale Paullus, Terry Senger, Tim Abbott, Tim Meyers, Matt Davidson and Gwen Brill.

Executive Session

Councilmember Brill, seconded by Vice Mayor Abbott, made a motion for Executive Session to consider the appointment of public officials. Motion carried 7-0. Council recessed to executive session at 8:50 AM. Council resumed open session at 10:00 AM.

Adjournment

Councilmember Paullus, seconded by Councilmember Brill, moved to adjourn the meeting. Motion carried 7-0. The meeting adjourned at 10:00 AM.

ATTEST:

Clerk of Council

APPROVED:

Mayor

Date approved: _____

Attachment: Special Meeting Minute - BCInterviews022622 (3117 : Special Meeting Minutes - February 26, 2022)

**City of Fairfield
Minutes
Regular Meeting of City Council
February 28, 2022**

Council-Manager Briefing

Economic Development/Redevelopment

Business Meeting Call to Order

Mayor Rhodus called the regular meeting to order at 7:00 PM.

Prayer/Pledge of Allegiance

Councilmember Meyers led in prayer and Pledge of Allegiance.

Roll Call

Councilmembers present included:

Attendee Name	Title	Status	Arrived
Tim Meyers	Councilmember, At-Large	Present	
Matt Davidson	Councilmember, At-Large	Present	
Gwen Brill	Councilmember, At-Large	Present	
Leslie Besl	Councilmember, 1st Ward	Present	
Dale Paullus	Councilmember, 2nd Ward	Present	
Terry Senger	Councilmember, 3rd Ward	Present	
Tim Abbott	Councilmember, 4th Ward	Present	
Mitch Rhodus	Mayor	Present	

Agenda Modifications

None.

Executive Session Requests

Special Presentations and Citizen Comments

- a. Proclamation in honor of Barry Brown

Mayor Rhodus presented a proclamation in honor of Barry Brown to his wife and family.

Public Hearing(s)

None.

Approval of Minutes

The Regular Meeting Minutes of February 14, 2022 were approved as written and submitted.

OLD BUSINESS AND REPORTS

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Community & Public Relations Committee

Leslie Besl, Chair; Gwen Brill, Vice Chair; Tim Abbott, Member

Development Services Committee

Matt Davidson, Chair; Terry Senger, Vice Chair; Dale Paullus, Member

Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1141.02, the City of Fairfield, Ohio, Zoning Map by approving the concept plan for the 5846 Pleasant Avenue Planned Unit Development.

Recommendation:

It is recommended that City Council have a first reading on this item at the December 13, 2021 meeting and set the joint public hearing date for January 10, 2022.

This item was withdrawn from the agenda at the applicant's request.

RESULT:	WITHDRAWN
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Parks, Recreation and Environment Committee

Gwen Brill, Chair; Matt Davidson, Vice Chair; Leslie Besl, Member

Public Safety Committee

Tim Meyers, Chair; Dale Paullus, Vice Chair; Leslie Besl, Member

Public Works Committee

Terry Senger, Chair; Tim Meyers, Vice Chair; Matt Davidson, Member

Ordinance to authorize the City Manager to enter into a one (1) year contract with Prus Construction of Cincinnati, Ohio for the 2022 Sidewalk/Apron Replacement Program.

Recommendation:

The staff recommends that City Council authorize the City Manager to enter into a one (1) year contract with Prus Construction of Cincinnati, Ohio for the 2022 Sidewalk/Apron Replacement at the unit prices indicated. The recommendation to exercise the year 2 option is to be determined.

It is further recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amount of \$137,000.00 from the General Fund for the 2022 portion of this project.

Councilmember Senger presented the second reading of this ordinance.

RESULT:	SECOND READING	Next: 3/14/2022 7:00 PM
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Public Utilities Committee

Dale Paullus, Chair; Tim Abbott, Vice Chair; Tim Meyers, Member

Finance & Budget Committee

Tim Abbott, Chair; Gwen Brill, Vice Chair; Terry Senger, Member

NEW BUSINESS

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Councilmember Besl, seconded by Councilmember Paullus, moved to read all New Business by title only. Motion carried 7-0.

Development Services Committee

Matt Davidson, Chair; Terry Senger, Vice Chair; Dale Paullus, Member

Motion to Suspend Second and Third Readings

Councilmember Davidson presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Matt Davidson, Councilmember, At-Large
SECONDER:	Tim Abbott, Councilmember, 4th Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to authorize the City Manager to execute a Development Agreement with Al Neyer RE LLC and Fairfield Township, which will facilitate construction of a speculative industrial park at a 146 acre site on Seward Road within Fairfield Township, including improvements to city-owned roadways, and declaring an emergency.

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this ordinance and pass as an emergency.

Public Hearing set for April 11, 2022 relative to the proposed City of Fairfield Fairfield Township Joint Economic Development District (JEDD 1)

ORDINANCE NO. 20-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Matt Davidson, Councilmember, At-Large
SECONDER:	Dale Paullus, Councilmember, 2nd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Public Works Committee

Terry Senger, Chair; Tim Meyers, Vice Chair; Matt Davidson, Member

Motion to Suspend Second and Third Readings

Councilmember Senger presented the first reading of this resolution.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Terry Senger, Councilmember, 3rd Ward
SECONDER:	Leslie Besl, Councilmember, 1st Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Resolution to authorize the City Manager to enter into a membership agreement with the Ohio Purchasing Council (TOP-C)

Recommendation:

It is recommended that City Council approve the membership agreement with The Ohio

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Purchasing Council (TOP-C) to allow for the use of their competitively bid pricing by the City as allowed under Ohio Revised Code section 167, as it pertains to a Regional Council of Governments and authorize the City Manager to enter into a contract with TOP-C.

RESOLUTION NO. 5-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Terry Senger, Councilmember, 3rd Ward
SECONDER:	Tim Abbott, Councilmember, 4th Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Motion to Suspend Second and Third Readings

Councilmember Senger presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Terry Senger, Councilmember, 3rd Ward
SECONDER:	Dale Paullus, Councilmember, 2nd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to authorize the City Manager to enter into a contract with the Aero-Mark Company, LLC for the 2022 Pavement Marking Application.

Recommendation:

It is recommended that City Council approve legislation for an appropriation in the amount of \$75,000.00 from the Street Improvement Fund, and authorize the City Manager to enter into a contract with the Aero-Mark Company, LLC of Streetsboro, Ohio for the 2022 Pavement Marking Application contract.

ORDINANCE NO. 21-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Terry Senger, Councilmember, 3rd Ward
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Public Utilities Committee

Dale Paullus, Chair; Tim Abbott, Vice Chair; Tim Meyers, Member

Motion to Suspend Second and Third Readings

Councilmember Paullus presented the first reading of this resolution.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Terry Senger, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Resolution permitting a Fairfield property owner at 4000 Dixie Highway to receive City of Hamilton, Ohio water and sewer service and declaring an emergency.

Recommendation:

It is recommended that City Council pass a resolution to grant permission to the property owner of 4000 Dixie Highway to receive water and sewer service from the City of Hamilton, for the use

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

of that property only. Rules suspension is requested to expedite property development and building construction. Emergency provisions are needed to preserve public health, safety, and the environment by enabling public water and sewer service to this property.

RESOLUTION NO. 6-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Terry Senger, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Motion to Suspend Second and Third Readings

Councilmember Paullus presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Terry Senger, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to authorize the City Manager to enter into a contract with Ferguson Waterworks for procurement and installation of a smart water metering system and declaring an emergency.

Recommendation:

It is recommended that City Council authorize the City Manager to enter into a contract with Ferguson Waterworks and appropriate funding in the amount of \$5,900,000.00 for the procurement and installation of a City-wide smart water metering system. Rules suspension is requested in order to expedite the project.

ORDINANCE NO. 22-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Leslie Besl, Councilmember, 1st Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Motion to Suspend Second and Third Readings

Councilmember Paullus presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Terry Senger, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to authorize the City Manager to enter into a contract with Hazen and Sawyer for Engineering Services related to Aeration System Improvements at the City's Wastewater Treatment Plant.

Recommendation:

It is recommended that City Council authorize the City Manager to enter into a contract with Hazen and Sawyer and appropriate \$170,384.60 to provide professional engineering services for

the City's Wastewater Treatment Plant Aeration System Improvement project.

ORDINANCE NO. 23-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Dale Paullus, Councilmember, 2nd Ward
SECONDER:	Leslie Besl, Councilmember, 1st Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Finance & Budget Committee

Tim Abbott, Chair; Gwen Brill, Vice Chair; Terry Senger, Member

Motion to Suspend Second and Third Readings

Councilmember Abbott presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Tim Abbott, Councilmember, 4th Ward
SECONDER:	Dale Paullus, Councilmember, 2nd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to amend Ordinance No. 148-21 entitled "An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2022, and ending December 31, 2022."

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this Ordinance and adopt the appropriations listed above.

ORDINANCE NO. 24-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Tim Abbott, Councilmember, 4th Ward
SECONDER:	Terry Senger, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Motion to Suspend Second and Third Readings

Councilmember Abbott presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Tim Abbott, Councilmember, 4th Ward
SECONDER:	Gwen Brill, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Ordinance to amend Ordinance No. 148-21 entitled "An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2022, and ending December 31, 2022."

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this Ordinance and adopt the appropriations listed above.

ORDINANCE NO. 25-22. APPROVED 7-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Tim Abbott, Councilmember, 4th Ward
SECONDER:	Dale Paullus, Councilmember, 2nd Ward
AYES:	Meyers, Davidson, Brill, Besl, Paullus, Senger, Abbott

Meeting Schedule

Clerk Wilson read the following meeting schedule:

- A. Monday, March 14th - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM
- B. Monday, March 28th - Council-Manager Briefing, 5:30 PM; Regular Meeting 7:00 PM
- C. Monday, April 11th - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM

Executive Session of Council (if needed)

Council recessed to Executive Session at 7:45 PM.

14. ADJOURNMENT

The Regular Meeting adjourned at 8:40 PM.

ATTEST:

Clerk of Council

Mayor's Approval

Date Approved_____

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)



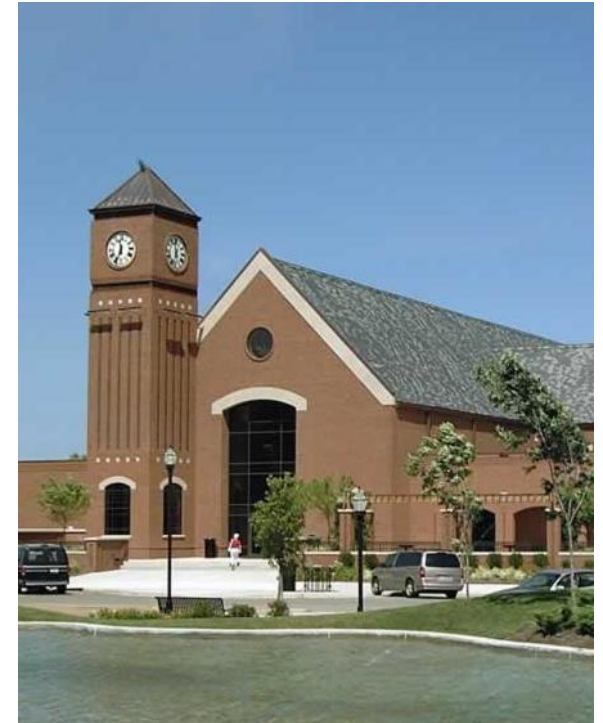
Economic Development & Redevelopment Updates

Council-Manager Briefing
February 28, 2022

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Topics

- Fairfield Economic Development
- Trends & Metrics
- Recent Development Highlights
- Upcoming Projects
- Redevelopment Update





FAIRFIELD ECONOMIC DEVELOPMENT

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Fairfield Economic Development

- “Team Sport” led by the Development Services Department
- Business Retention
 - Maintaining relationships with local businesses
 - Responding to business needs and removing barriers
- Business Attraction
 - Understanding inventory of available sites and buildings
 - Guiding users to prospective sites (marketing, incentives, utilities, etc.)
- Redevelopment

Fairfield Economic Development

Diverse Business Community



Fairfield Economic Development

Top Employers

(estimated 2021)

Rank	Company	Estimated Employees
1	Cincinnati Financial Corporation	3,300 Employees
2	Mercy Health - Fairfield Hospital	1,400 Employees
3	Koch Foods	1,250 Employees
4	Fairfield City School District	1,000 Employees
5	Pacific Manufacturing	800 Employees
6	Express Scripts	750 Employees
7	Veritiv Corporation	480 Employees
8	Martin Brower	450 Employees
9	Takumi Stamping	425 Employees
10	Quality Gold	350 Employees

Fairfield Economic Development

A few of our Partners



Department of
Development



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TRENDS & METRICS

Current Trends

- Industrial expansions moving forward
 - 3 major projects announced in 2021
 - \$245+ million investment
 - 640 new jobs committed
- Speculative industrial market is hot
 - 9 projects announced or underway
 - \$175+ million investment
 - 1.6 million square feet in development



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Current Trends

- Decreasing amount of undeveloped land
 - Remaining sites more challenging
- Workforce challenges remain
- Brick-and-mortar retail evolving
- Suburban office market diminished
- COVID-19 recovery ongoing



Growth Metrics

Income Tax Receipts

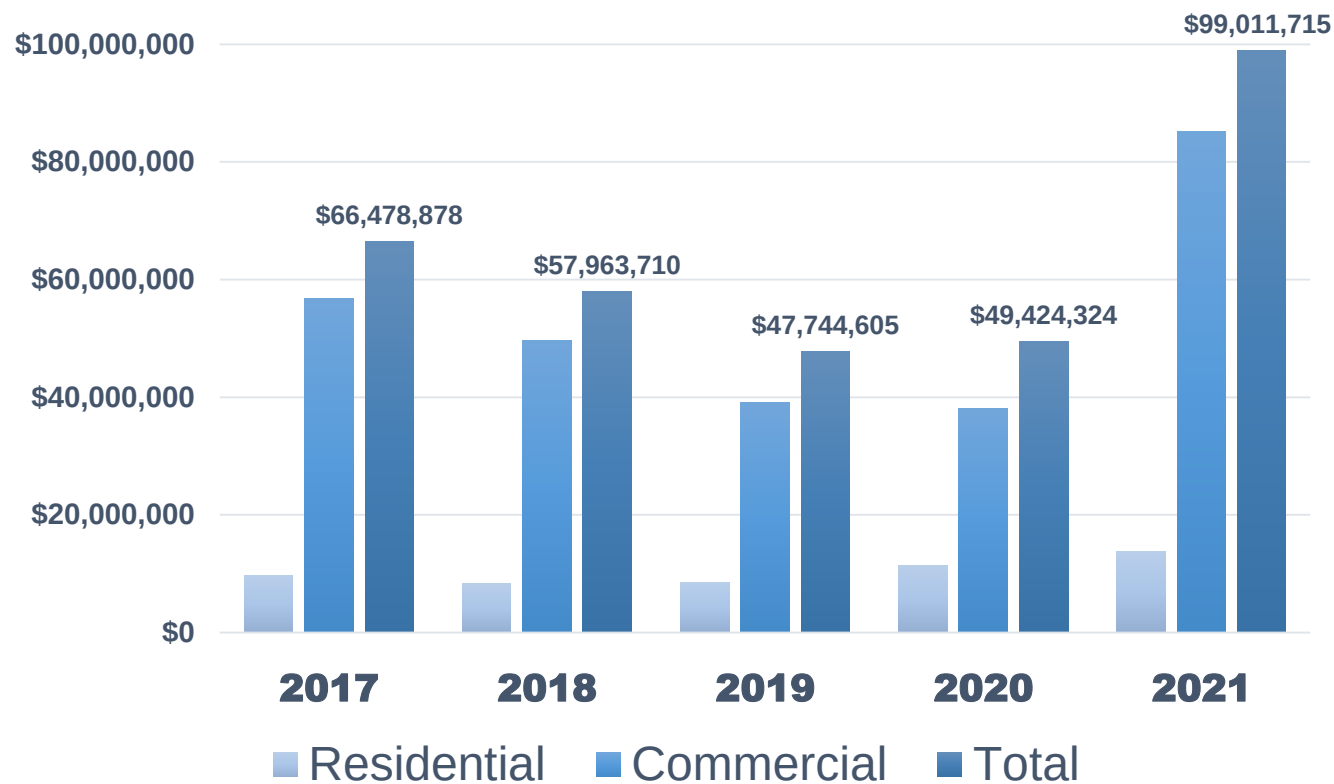
2017	\$30.7 million
2018	\$31.1 million
2019	\$32.3 million
2020	\$32.8 million
2021	\$36.5 million



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Growth Metrics

Building Permit Activity





RECENT DEVELOPMENT HIGHLIGHTS

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Fairfield Commerce Park

- Former Ohio Casualty/Liberty Mutual property
- New Class A Industrial Park
 - Buildings I & II complete (550,000 SF)
 - Building III underway (615,000 SF)
 - Building IV starting 2022 (230,000 SF)
- Existing building currently marketed
- \$100+ million investment



Hilco Vision

- Major eyewear and eyecare accessory company
- Leased Building I at Fairfield Commerce Park
- Ramping up to 200 jobs within 3 years



ART Metals Group

- Doubling manufacturing space
- 10 new jobs (36 retained)
- \$5.1+ million investment



Pacific Manufacturing

- City's second largest industrial employer
- Adding 120,000 SF
- 30 new jobs (800 retained)
- \$20+ million investment



Koch Foods

- City's largest industrial employer
- Current facility contains 7 production lines
- Adding second plant and 3 additional lines
- 600 new jobs (1,190 jobs retained)
- \$220+ million Investment



Mercy Health Internal Medicine

- Expanded to facility on Patterson Drive
- \$2.2+ million investment



Dunkin'

- New standalone location on South Gilmore Road
- \$1+ million investment



Panera Bread

- New standalone location on Route 4
- \$1.2+ million investment



Many Other New Businesses, Expansions, & Renovations



UPCOMING DEVELOPMENTS



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

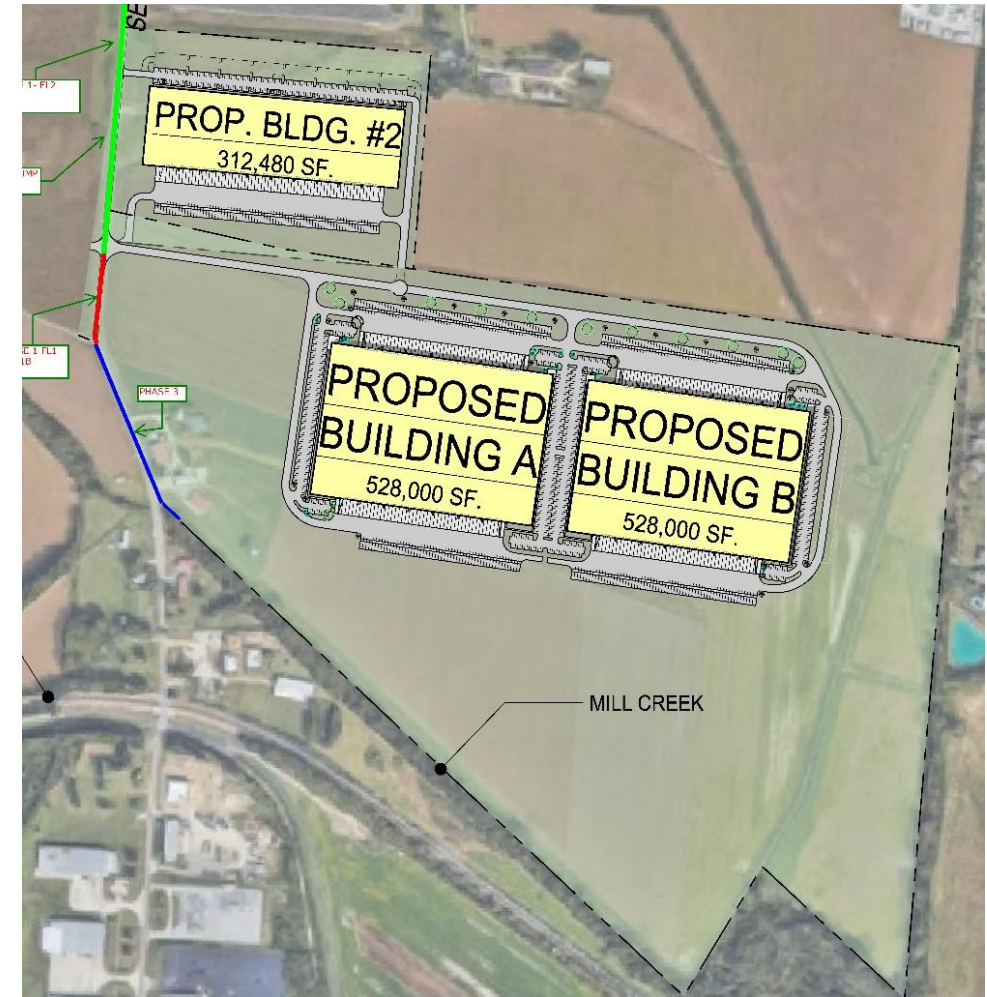
Seward Pointe Commerce Park

- New two-building industrial park near Takumi Stamping
- \$42.5+ million investment



Fairfield Logistics Center

- New speculative industrial park on Seward Road
- Located in Fairfield Township; JEDD proposed
- \$50+ million investment



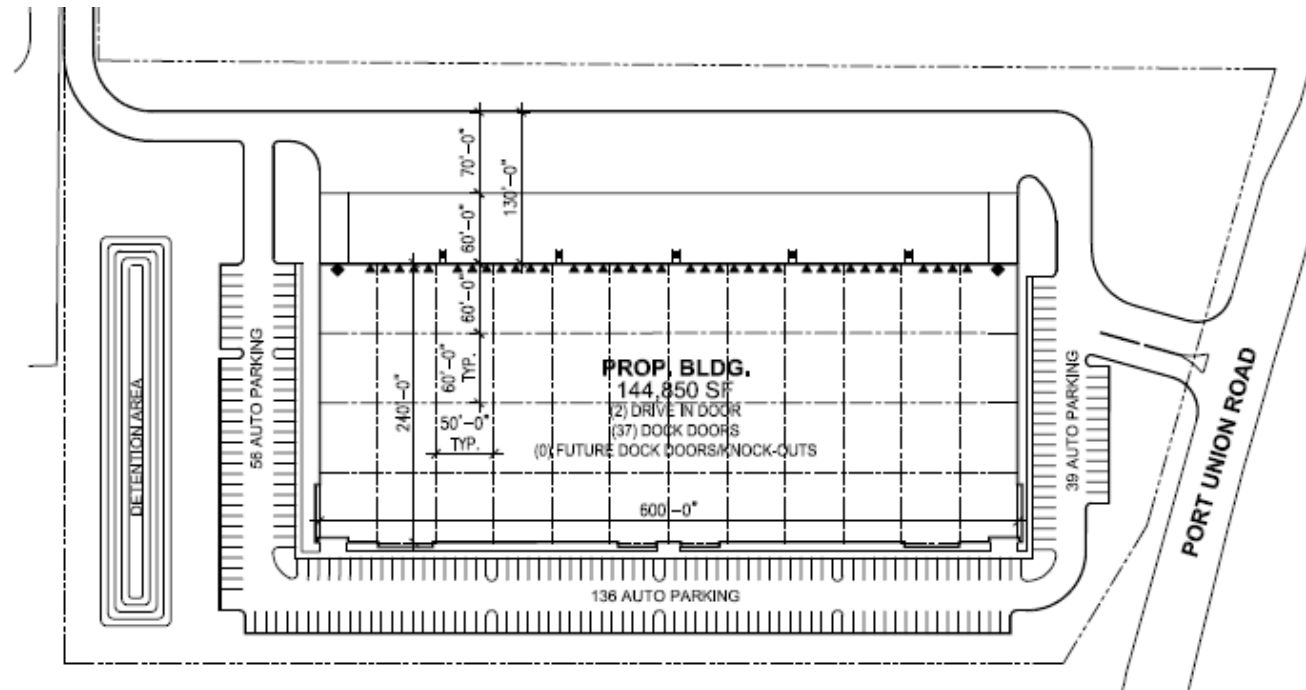
Fisher Park North

- New speculative industrial building on Route 4
- \$10+ million investment



Prologis Port Union

- New speculative industrial building at Port Union Rd & Bypass 4
- \$12+ million investment



Dairy Queen

- New location on Route 4



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

City Barbeque

- Redevelopment of former Gold Star Chili on Route 4



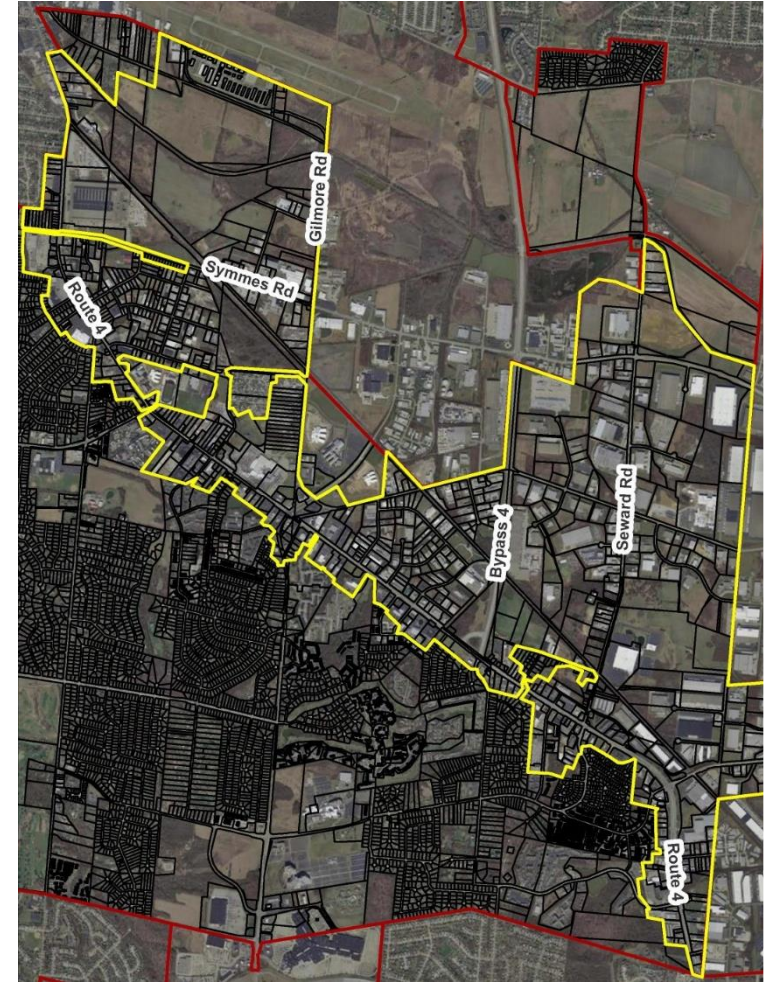


REDEVELOPMENT UPDATE

Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

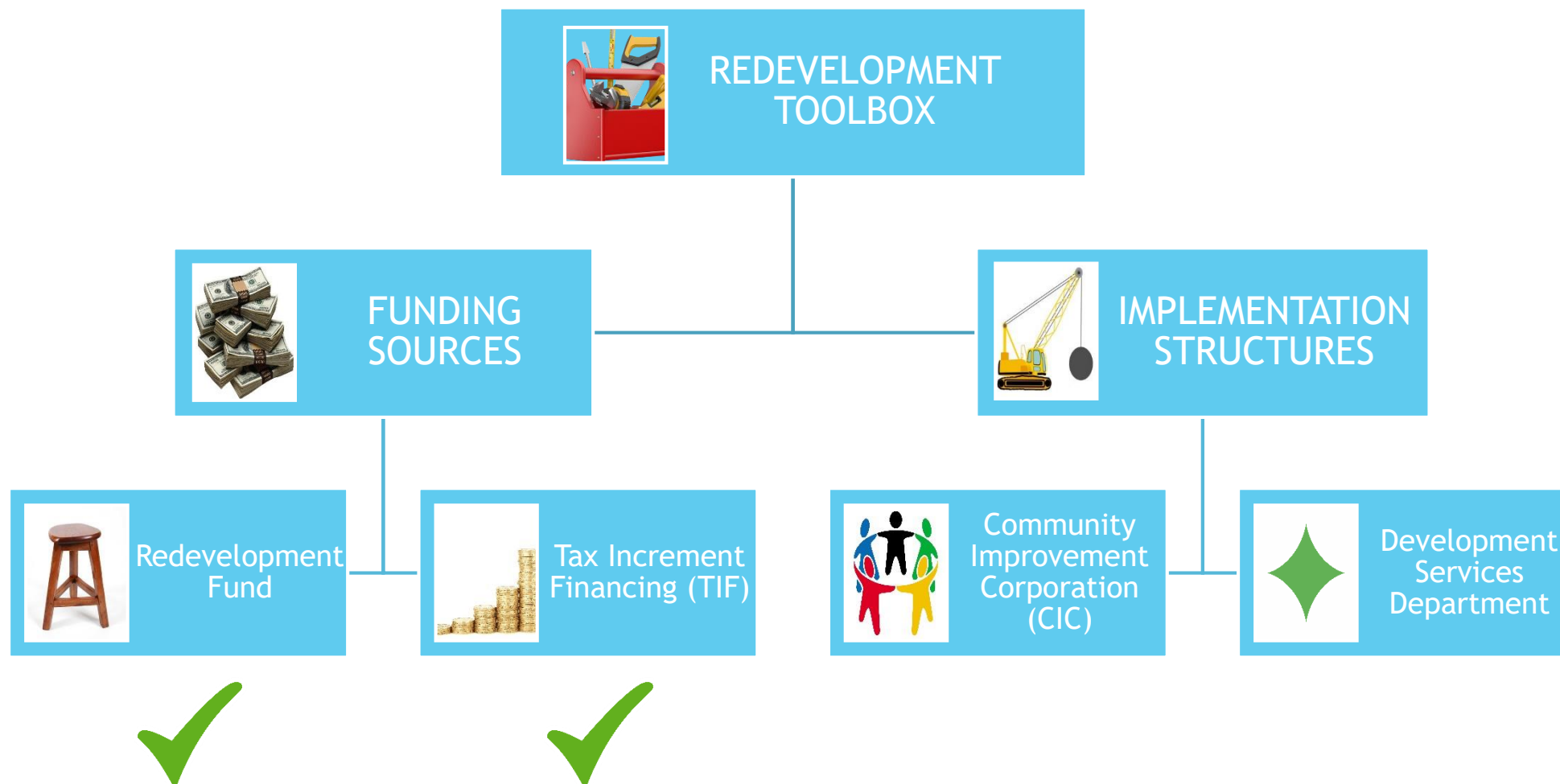
Redevelopment Steps Completed

- North Route 4 Market Study (2020)
- Creation of TIF Districts (2020)
- Establishment of TED Fund (2021)
- Pleasant Avenue Study (2021)
- First project funded by Land Bank (2021)



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Redevelopment Tools



Existing Conditions



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Redevelopment Site Example

Budget Inn/Pearl's Diner Site



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Hamilton Property Example I



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Hamilton Property Example II



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

Key Takeaways

- 1) Property control allows the city to determine our destiny
- 2) City government cannot always act quickly
- 3) We need to be prepared when future opportunities arise



Community Improvement Corporation (CICs)

- Non-profit corporation created for economic development purposes
- Enabled by Ohio Revised Code 1724
- Historically assisted with industrial projects
- Can be designated to work on behalf of a municipality



CICs Overview

- Capabilities

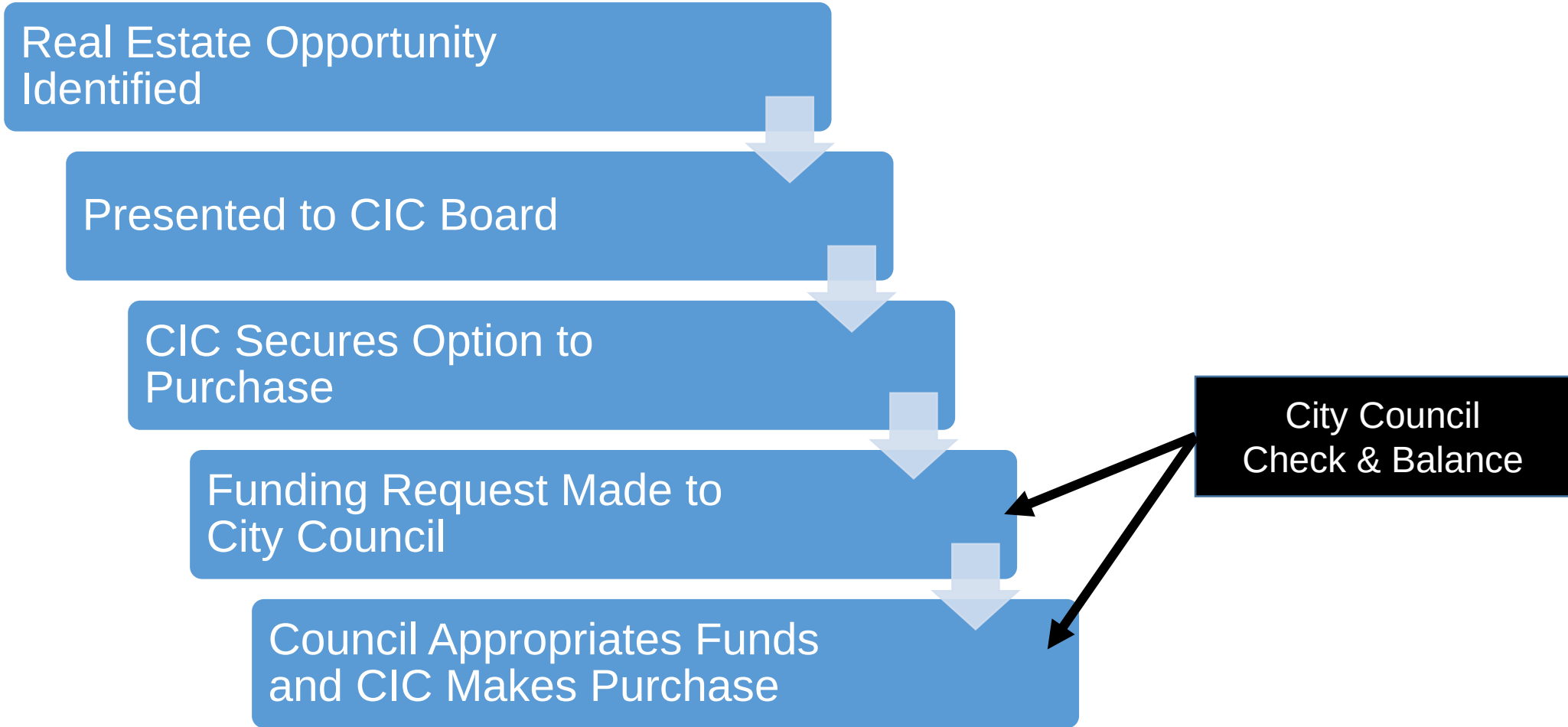
- Property acquisition, holding, demolition, remediation, etc.
- Transfer of property for redevelopment
- Providing financing, such as short-term bridge loans



- Benefits

- Flexibility for property transfers
- Different open meeting and competitive bidding requirements
- Potential to move faster than city government

Example Use of CIC – Property Acquisition



Example Use of CIC – Redevelopment

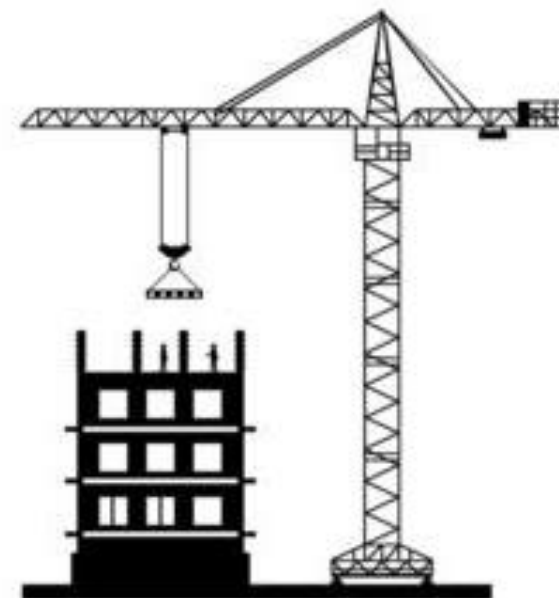
Property Demolished and/or Consolidated

RFP for Interested Developers or Businesses Released

CIC Evaluates RFP Responses

CIC Sells Property to Private Developer

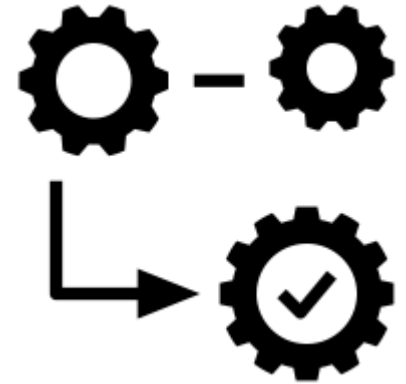
Redevelopment Completed



Minutes Acceptance: Minutes of Feb 28, 2022 7:00 PM (Approval of Minutes)

City/Development Services Role

- Identify target properties and projects
- Take projects to CIC board for consideration
- Manage property holdings
- Recruit developers and/or end users
- Negotiate redevelopment opportunities
- Ensure alignment with community and council priorities



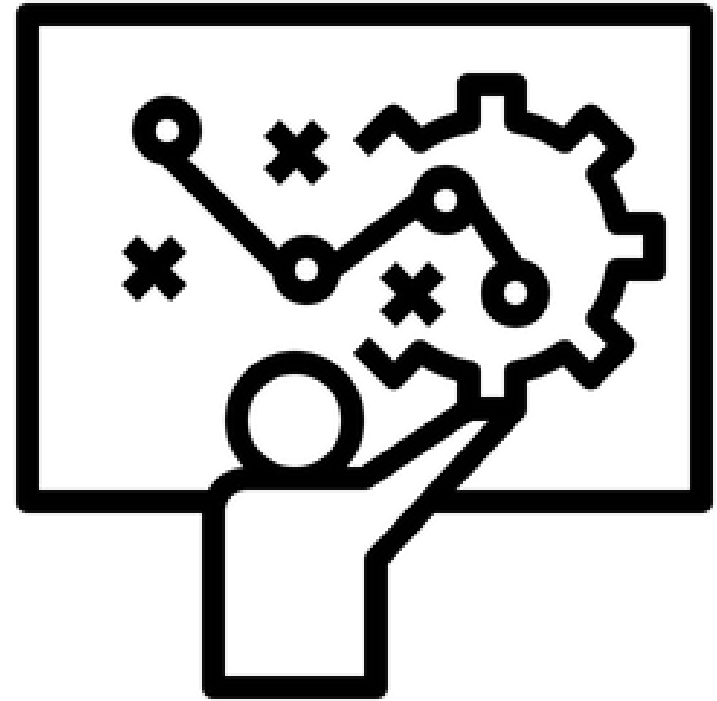
CIC Restructuring

- Example Board Reorganization (7 members)
 - City Representatives
 - Council Chair of Development Services Committee
 - Council Chair of Finance Committee
 - Mayor or Designee
 - City Manager or Designee:
 - Assistant City Manager
 - Development Services Director
 - Finance Director
 - External Representatives
 - Business Representative (e.g. Chamber of Commerce President)
 - Fairfield Resident



Project Prioritization Factors

- Geographic focus
- Blight removal
- Quality of life uses
- Job creation
- Market opportunities



Potential Town Center Objectives

- Land assembly to create development sites
- Create opportunities for targeted uses
 - Destination restaurant and brewery
 - Unique retail or entertainment uses
- Revitalize Riegert Square shopping center



Potential Route 4 Objectives

- Land assembly to create development sites
- Create opportunities to diversify uses
 - Reduce used car lot uses
 - Introduce non-retail uses
 - Build on existing anchors
- Improve physical appearance of corridor



Other Potential Areas

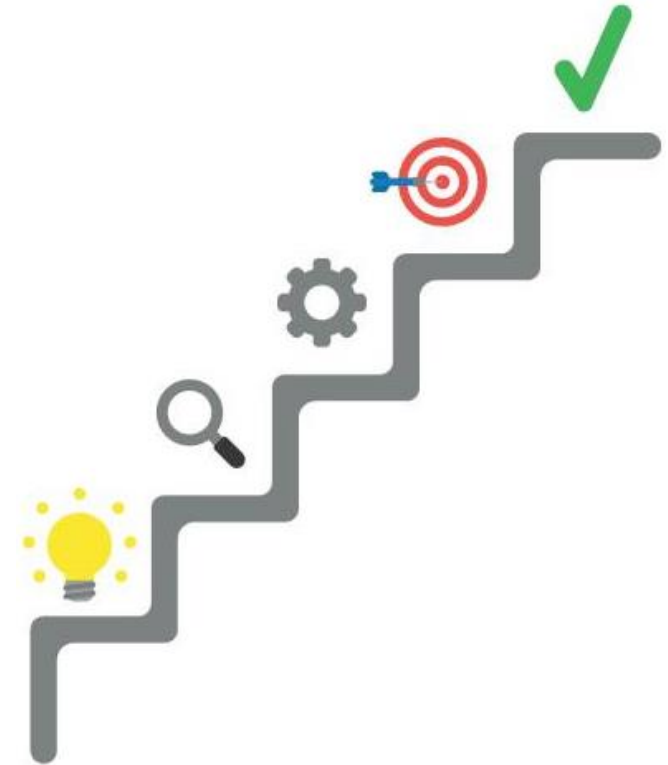
- South Gilmore Road
- Pleasant Avenue at John Gray
- Older industrial areas
- Older housing areas



Proposed Next Steps

Reconstitute the Fairfield CIC:

- Revise CIC documents as necessary
 - Articles of Incorporation (c. 1967)
 - Code of Regulations (c. 1973)
 - Agreement with City (c. 1973)
- Appoint new board members





THANK YOU

Greg Kathman
Development Services Director
gkathman@fairfieldoh.gov
(513) 867-5345

Nathaniel Kaelin
Economic Development Manager
nkaelin@fairfieldoh.gov
(513) 896-8171



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Ben Mann,
 Submitting Department: Public Works

Subject:

2022 Sidewalk/Apron Replacement Program

Legislation Title:

Ordinance to authorize the City Manager to enter into a one (1) year contract with Prus Construction of Cincinnati, Ohio for the 2022 Sidewalk/Apron Replacement Program.

Recommendation:

The staff recommends that City Council authorize the City Manager to enter into a one (1) year contract with Prus Construction of Cincinnati, Ohio for the 2022 Sidewalk/Apron Replacement at the unit prices indicated. The recommendation to exercise the year 2 option is to be determined.

It is further recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amount of \$137,000.00 from the General Fund for the 2022 portion of this project.

Background/Synopsis:

The sidewalk replacement program was implemented to complete inspections of all city sidewalks on a four (4) year rotational basis.

This is an ongoing program that was implemented in 1994 to inspect sidewalks and approach aprons citywide. The program was designed to complete inspections of all city sidewalks on a four (4) year rotating basis. Marking of sidewalks and aprons citywide has been completed for the 2022 program year. There are approximately 526 property locations marked for repair or replacement (16 of these are City responsibility while the rest are resident/business owner responsibility). There are approximately 5,690 Square Feet of 4" (sidewalk), 3,990 Square Feet of 7" (driveway aprons) concrete, and 320 Square Feet of 9" (commercial driveway aprons) concrete marked for replacement. There are 398 locations currently marked for repair via the cutting method. The cutting method was used for the last several years as part of the sidewalk project and has proved an effective method for limiting damage to the adjacent lawn and inconvenience to the residents while also being a cost saving measure for the property owners. The funding for the cutting will be requested in a separate letter and is done by a different contractor.

The property owners are notified by certified mail that they have sixty days to perform the work themselves, seek an independent contractor on their own, or have the city's contractor perform the work. If they choose to use the City contractor, the property owners are required to reimburse the City by either invoice payment or through an assessment on their property taxes collected over a five (5) year period.

The project was advertised on January 14 and January 21. A bid opening was held on January 31, 2022 for which five (5) bids were received. The bid results are attached.

The lowest and best bidder is Prus Construction Company of Cincinnati, Ohio.

Financial Impact:

\$137,000.00 (\$126,027.50 for the sidewalk plus a contingency of \$10,972.50) from the General Fund.

Emergency Provision Explanation:

Not applicable.

Rule Suspension Requested:

No

Emergency Provision Needed:

No

Attachments:

1. 2022 Sidewalk and Apron Repair and Replacement Program Bid Results
2. 2022 Sidewalk Program Map
3. Prus Construction-Ord

City of Fairfield

Bid Tabulation for "2022 Sidewalk & Apron Repair and Replacement Program"

Bid Opening: January 31, 2022, City of Fairfield Council Chambers

Estimate - \$121,055.00 1 yr.

Hendy Inc. 7968 Wesselman Rd. Cleves, OH 45002 513-353-4400	R.A. Miller Construction 4148 Augspurger Rd. Hamilton, OH 45011 513-896-5011	Prus Construction 5325 Wooster Pike Cincinnati, OH 45226 513-321-7774
---	--	---

Description	Bid Unit	Unit Cost Yr 1	Unit Cost Yr 2	Unit Cost Yr 1	Unit Cost Yr 2	Unit Cost Yr 1	Unit Cost Yr 2
Concrete Sidewalks - 4" (approx. 5, 690 S.F.)	Surface Sq. Ft.	\$ 11.00	\$ 12.00	\$ 13.50	\$ 14.15	\$ 11.00	\$ 12.25
Concrete Driveway Aprons /Approaches - 7" (approx. 3,990 S.F.)	Surface Sq. Ft.	\$ 12.00	\$ 13.00	\$ 14.00	\$ 14.75	\$ 11.25	\$ 12.50
Concrete Driveway Aprons /Approaches - 9" (approx. 320 S.F.)	Surface Sq. Ft.	\$ 14.00	\$ 15.00	\$ 15.00	\$ 15.75	\$ 15.00	\$ 16.50
Curb Ramps (with truncated domes) (approx. 5 each)	Each	\$ 655.00	\$ 800.00	\$ 400.00	\$ 600.00	\$ 500.00	\$ 550.00
Modified Type 6 Curb (Lawn curb) (approx. 50 feet)	Foot	\$ 39.00	\$ 44.00	\$ 25.00	\$ 30.00	\$ 25.00	\$ 27.50
Concrete Curb & Gutter (miscellaneous) (approx. 200 feet)	Foot	\$ 64.00	\$ 70.00	\$ 50.00	\$ 52.00	\$ 50.00	\$ 55.00
Total Base Bid (Yr. 1 Only)		\$132,975.00		\$150,725.00		\$126,027.50	

These bids will be reviewed by the Public Works Department, and a recommendation will be made to Council. There is no guarantee that the contract will be awarded to the lowest bidder. Contracts are awarded to the bidder deemed to be the best and the lowest bidder.

City of Fairfield

Bid Tabulation for "2022 Sidewalk & Apron Repair

Bid Opening: January 31, 2022, City of Fairfield Co

Estimate - \$121,055.00 1 yr.

Adleta Construction PO Box 15872 Cincinnati, OH 45014 513-554-1469	Ohio Heavy Equipment 260 Osborne Dr. Fairfield, OH 45014 513-965-6600
--	---

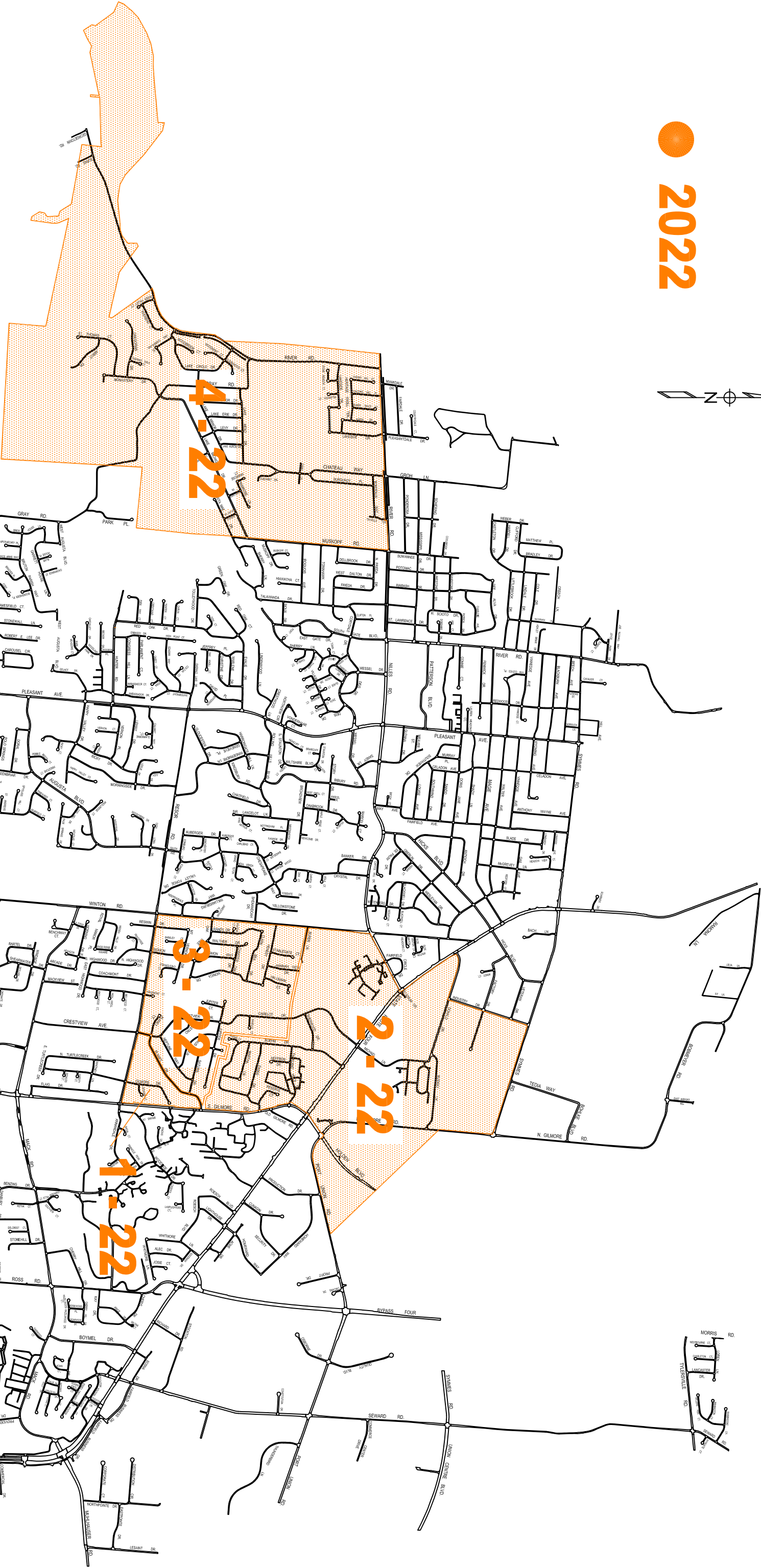
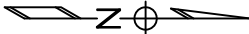
Description	Bid Unit	Unit Cost Yr 1	Unit Cost Yr 2	Unit Cost Yr 1	Unit Cost Yr 2
Concrete Sidewalks - 4" (approx. 5, 690 S.F.)	Surface Sq. Ft.	\$ 16.33	\$ 17.97	\$ 11.00	\$ 12.00
Concrete Driveway Aprons /Approaches - 7" (approx. 3,990 S.F.)	Surface Sq. Ft.	\$ 18.92	\$ 20.81	\$ 11.75	\$ 12.75
Concrete Driveway Aprons /Approaches - 9" (approx. 320 S.F.)	Surface Sq. Ft.	\$ 21.46	\$ 23.60	\$ 14.25	\$ 15.50
Curb Ramps (with truncated domes) (approx. 5 each)	Each	\$ 2,279.81	\$ 2,507.79	\$ 625.00	\$ 700.00
Modified Type 6 Curb (Lawn curb) (approx. 50 feet)	Foot	\$ 41.62	\$ 45.78	\$ 37.00	\$ 42.00
Concrete Curb & Gutter (miscellaneous) (approx. 200 feet)	Foot	\$ 53.07	\$ 58.38	\$ 55.00	\$ 62.00
Total Base Bid (Yr. 1 Only)		\$199,369.75		\$130,007.50	

These bids will be reviewed by the Public Works Department, and a recommendation will be made to Council. There is no guarantee that the contract will be awarded to the lowest bidder. Contracts are awarded to the bidder deemed to be the best and the lowest bidder.

Sidewalk Replacement Program



2022



CITY OF FAIRFIELD				JOB NO.	
370 North Giroux Road - Fairfield, Ohio (513) 887-4300				TITLE SHEET	
DESIGNED BY	DATE	PROJECT NO.	BY	DATE	11/4/21
SCALE	DESIGN-AYOUT	DRAWN	CHECKED	SHEET NO.	1/1
SIDEWALK/APRON REPLACEMENT MAP FAIRFIELD, OHIO					

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A
ONE (1) YEAR CONTRACT WITH PRUS CONSTRUCTION FOR THE 2022
SIDEWALK/APRON REPLACEMENT PROGRAM.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The City Manager is hereby authorized to enter into a one (1) year contract with Prus Construction for the 2022 Sidewalk/Apron Replacement Program in accordance with the contract on file in the office of the City Manager.

Section 2. This Ordinance shall take effect at the earliest period allowed by law.

Passed _____

Mayor's Approval _____

Posted _____

First Reading _____ Rules Suspended _____

Second Reading _____

Third Reading _____

ATTEST:

Clerk of Council

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\Prus Construction-Ord

Attachment: Prus Construction-Ord (3086 : 2022 Sidewalk/Apron Replacement Program)



City Council Action Item
Regular Meeting - March 14, 2022

Submitted by: Alisha Wilson, Clerk
 Submitting Department: Clerk

Subject:

2022 Boards/Commissions Appointments

Legislation Title:

Simple Motion: Motion to approve the following 2022 Boards/Commissions Appointments effective April 1, 2022: Erin Simons - Board of Zoning Appeals (term ending 3/31/27) Tonya Charles - Civil Service Commission (term ending 3/31/25) Kevin Bleichner - Design Review Committee (term ending 3/31/24) Steven DeSalvo - Design Review Committee (term ending 3/31/24) Randy Mefford - Design Review Committee (term ending 3/31/24) Greg Hull - Parks & Recreation Board, 1st Ward Seat (term ending 3/31/25) Mindy Muller - Parks & Recreation Board, 4th Ward Seat (term ending 3/31/25)

Recommendation:

It is recommended that City Council, via simple motion, appoint the following residents to serve on the various boards and commissions **effective April 1, 2022:**

Erin Simons - Board of Zoning Appeals (term ending 3/31/27)
 Tonya Charles - Civil Service Commission (term ending 3/31/25)
 Kevin Bleichner - Design Review Committee (term ending 3/31/24)
 Steven DeSalvo - Design Review Committee (term ending 3/31/24)
 Randy Mefford - Design Review Committee (term ending 3/31/24)
 Greg Hull - Parks & Recreation Board, 1st Ward Seat (term ending 3/31/25)
 Mindy Muller - Parks & Recreation Board, 4th Ward Seat (term ending 3/31/25)

Background/Synopsis: Each year on March 31, positions become available on Fairfield's various boards and commissions due to expiring terms of office. Advertising for the March 31 vacancies began on December 7, 2021 and concluded on January 14, 2022. The members of City Council interviewed applicants on February 26, 2022.

Rule Suspension Requested:

Emergency Provision Needed:



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Erin Lynn, Planning Manager
 Submitting Department: Development Services

Subject:

Mercy Health Mixed Use Concept Plan

Legislation Title:

Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1141.02, the City of Fairfield, Ohio, Zoning Map by approving the Concept Plan for the Mercy Health Mixed Use development.

Recommendation:

It is recommended that City Council have a first reading on this item at the March 14, 2022 meeting, set a joint public hearing for March 28, and await the written recommendation from the Planning Commission.

Background/Synopsis:

Bon Secours Mercy Health is proposing a nine-acre mixed-use development consisting of a single-story 30,000 square foot medical office building, a 4,125 square foot restaurant with a drive-thru, and an 8,400 square foot multi-tenant retail building with a drive-thru at the northeast corner of Mack and South Gilmore Roads. The site is proposed to have three access points into the development: a right-in/right-out on Mack Road, full access on South Gilmore Road and an internal connection to Mercy Health-Fairfield Hospital.

The property is part of the original 29-acre parcel commonly known as the Benzing property. In September 2021, City Council approved a PUD concept plan for a residential development (Benzing Estates) on the northern 20 acres of this property.

The site is currently zoned B-1, Institutions and Office District.

Financial Impact:

None. This is a land use decision.

Emergency Provision Explanation:

NA

Rule Suspension Requested:

No

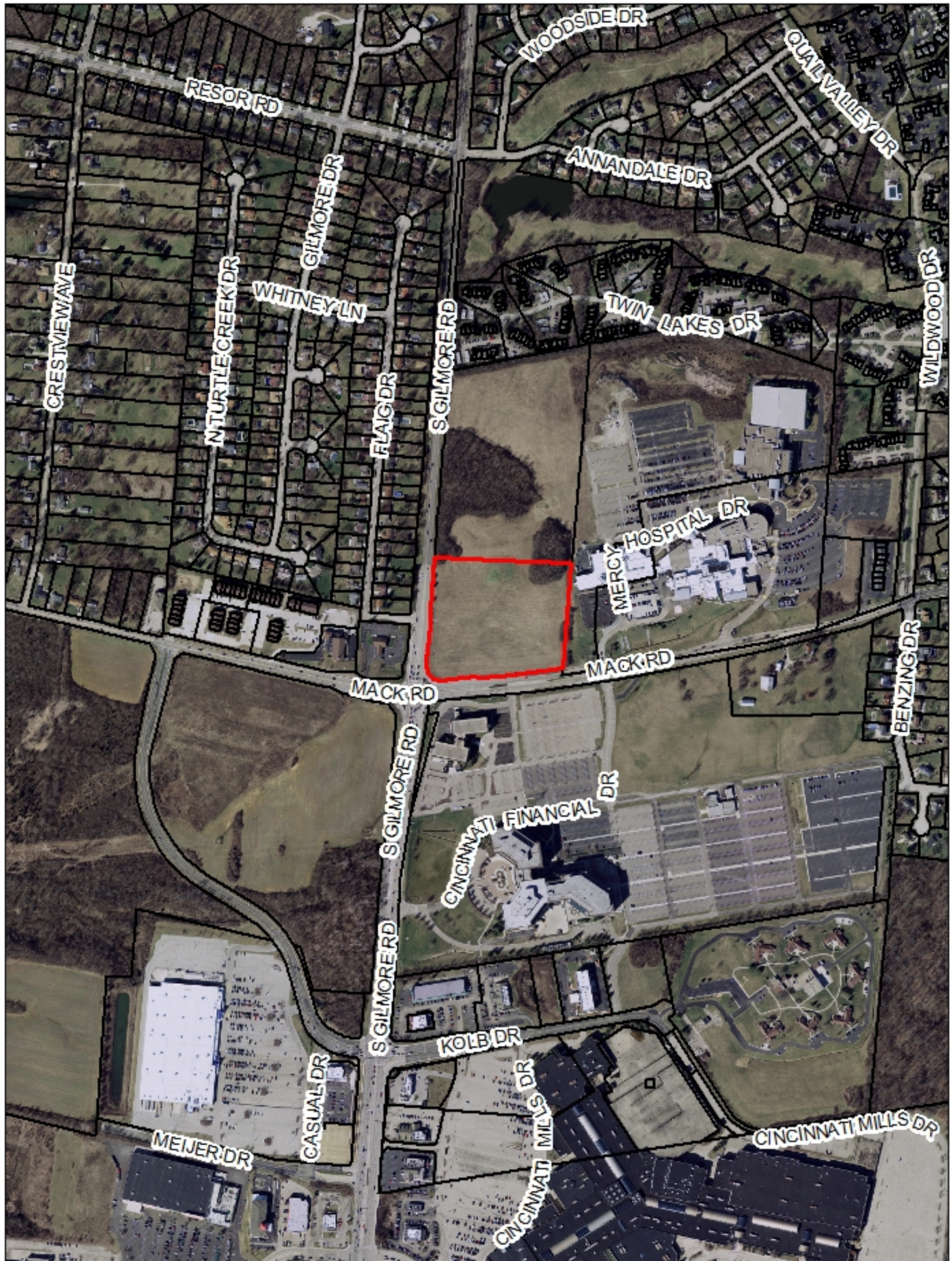
Emergency Provision Needed:

No

Attachments:

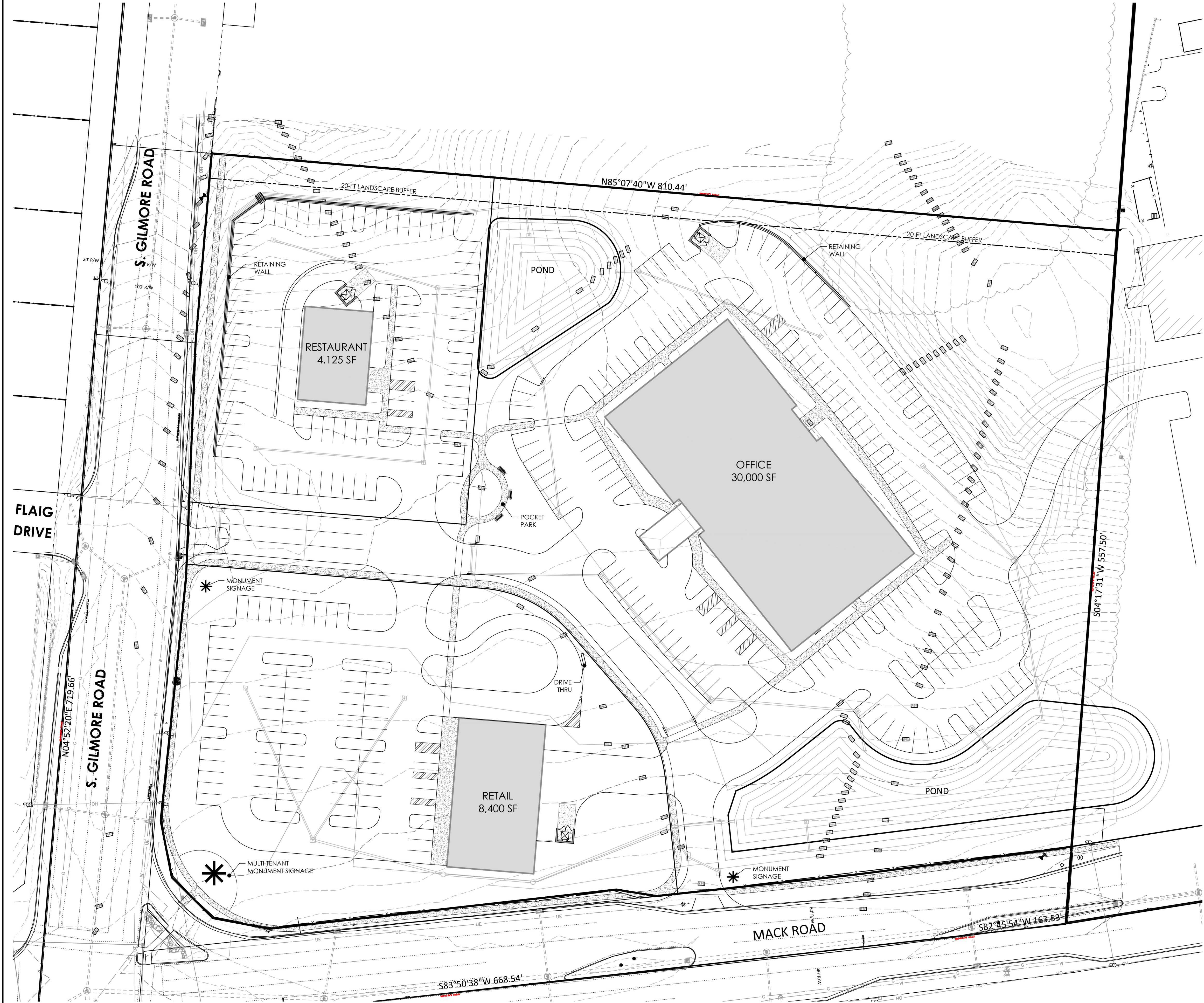
1. mercy council letter aerial
2. Mercy site plan
3. Mercy Health-Ord

Mercy Mixed Use Concept Plan (3/14/22)



Attachment: mercy council letter aerial (3107 : Mercy Health Mixed Use Concept Plan)

N:\land projects\21000\21563\21563006-PRE.dwg, C:\01_3\17\2022 11:37:11 AM, chrb, 1:1



LEGEND

SITE AREA	9.42 AC
OFFICE	
PARCEL AREA	5.73 AC +/-
BUILDING	30,000 SF (18K SF +/- USEABLE)
REQUIRED PARKING	240 SPACES (1/75 SF)
PROVIDED PARKING	150 SPACES
RESTAURANT	
PARCEL AREA	1.46 AC +/-
BUILDING	4,125 SF (3.5K SF +/- USEABLE)
REQUIRED PARKING	70 SPACES (1/50 SF)
PROVIDED PARKING	83 SPACES
RETAIL	
PARCEL AREA	2.23 AC +/-
BUILDING	8,400 SF
REQUIRED PARKING	42 SPACES (1/200 SF)
PROVIDED PARKING	80 SPACES

Project Manager J
Drawn By CI
DWG 21563006-P
X-Ref(s)

Issue/Revision	No.	Date

© Copyright 2022, McGill Smith Punshon, In

MERCY - FAIRFIELD
SECTION 20, TOWN 2, RANGE 2
CITY OF FAIRFIELD
BUTLER COUNTY, OHIO

Attachment: Mercy site plan (3107 : Mercy Health Mixed Use Concept Plan)



1-800-362-2764
CALL TWO WORKING DAYS BEFORE YOU DIG
(NON MEMBERS MUST BE CALLED DIRECTLY)



ORDINANCE NO. _____

ORDINANCE AMENDING ORDINANCE NO. 166-84, THE CODIFIED ORDINANCES OF FAIRFIELD, OHIO, SECTION 1141.02, THE CITY OF FAIRFIELD, OHIO, ZONING MAP BY APPROVING THE CONCEPT PLAN FOR THE MERCY HEALTH MIXED USE PLANNED UNIT DEVELOPMENT.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The official Zoning Map of the City of Fairfield, Ohio, which is incorporated into Ordinance No. 166-84, The Codified Ordinances of Fairfield, Ohio, Section 1141.02, is hereby amended by changing the zoning classification of the 9.42 acres located at northeast corner Mack and South Gilmore Roads (Part Lot 464 of the City of Fairfield, Butler County, Ohio) from its present B-1, Institutions and Office District classification by approving the concept plan for the Mercy Health Mixed Use Planned Unit Development, a copy of which plan, including the written terms and conditions which constitute a material part thereof, is on file in the office of the Clerk of Council and which is incorporated herein by reference.

Section 2. The Director of Development Services is hereby directed to change the official Zoning Map of the City of Fairfield, Ohio in accordance with this ordinance.

Section 3. This ordinance shall take effect at the earliest period allowed by law.

Passed _____ Mayor's Approval _____

Posted _____

First Reading _____ Rules Suspended _____

Second Reading _____

Third Reading _____

ATTEST:

Clerk of Council

Attachment: Mercy Health-Ord (3107 : Mercy Health Mixed Use Concept Plan)

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\Mercy Health-Ord

Attachment: Mercy Health-Ord (3107 : Mercy Health Mixed Use Concept Plan)



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Erin Lynn, Planning Manager
 Submitting Department: Development Services

Subject:

Freddy's Restaurant Final Development Plan

Legislation Title:

Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1141.02, the City of Fairfield, Ohio, Zoning Map by approving the Amended Concept Plan and the Final Development Plan for the Freddy's Frozen Custard and Steakburgers Restaurant portion of the Meijer-Gilmore Road Planned Unit Development.

Recommendation:

It is recommended that City Council have first reading on this item at the March 14, 2022 meeting, set the joint public hearing for March 28 and await the written recommendation from the Planning Commission.

Background/Synopsis:

The property is currently a part of the Meijer-Gilmore Planned Unit Development (PUD) that was approved in 1995 to construct a Meijer store. The proposal is to located a Freddy's restaurant on approximately one acre of land in the northeast corner of the Meijer parking lot, adjacent to Kolb Drive. The 3,000 square foot restaurant will have outdoor seating and a drive-thru window.

Financial Impact:

None. This is a land use decision.

Emergency Provision Explanation:

NA

Rule Suspension Requested:

No

Emergency Provision Needed:

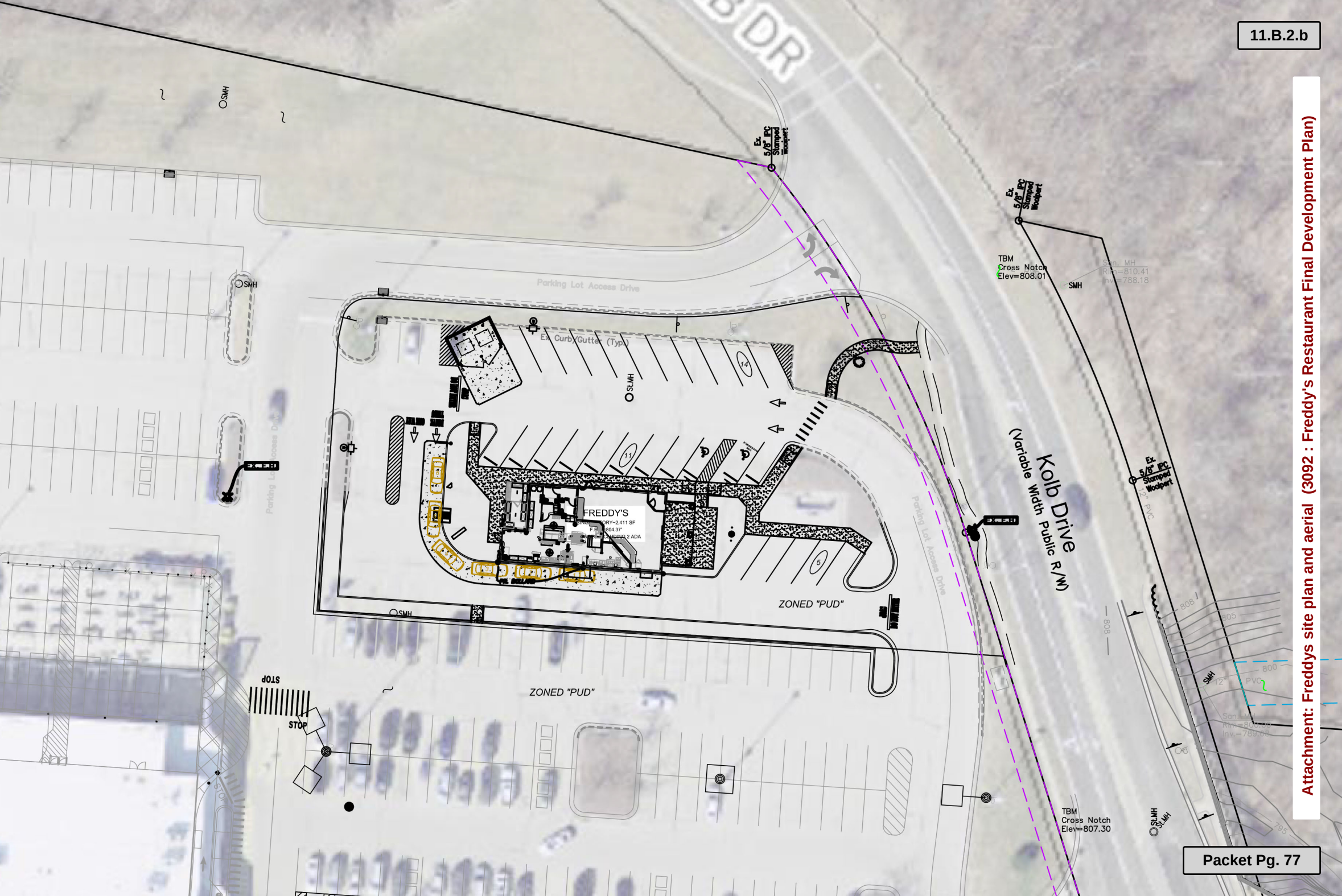
No

Attachments:

1. freddys_council aerial
2. Freddys site plan and aerial
3. Freddy's rendered elevations
4. Freddys-Ord



Attachment: freddy's_council_aerial (3092 : Freddy's Restaurant Final Development Plan)





THE DESIGN AND DETAILS DISCLOSED HEREIN ARE THE EXCLUSIVE PROPERTY OF DAN WINTER ARCHITECT AND SHALL NOT BE COPIED OR REPRODUCED IN WHOLE OR IN PART WITHOUT ITS PRIOR WRITTEN CONSENT.

DAN WINTER, ARCHITECT

FREDDY'S FROZEN CUSTARD & STEAKBURGERS
6325 S. GILMORE RD.
FAIRFIELD, OH. XXXX

Attachment: Freddy's rendered elevations (3092 : Freddy's Restaurant Final Development Plan)

DAN WINTER ARCHITECT
1024 EAST FIRST STREET
WICHITA, KS. 67214
PH. 316-267-7142

MATERIAL BOARD

DATE

xx/xx/21

DRAWN BY:

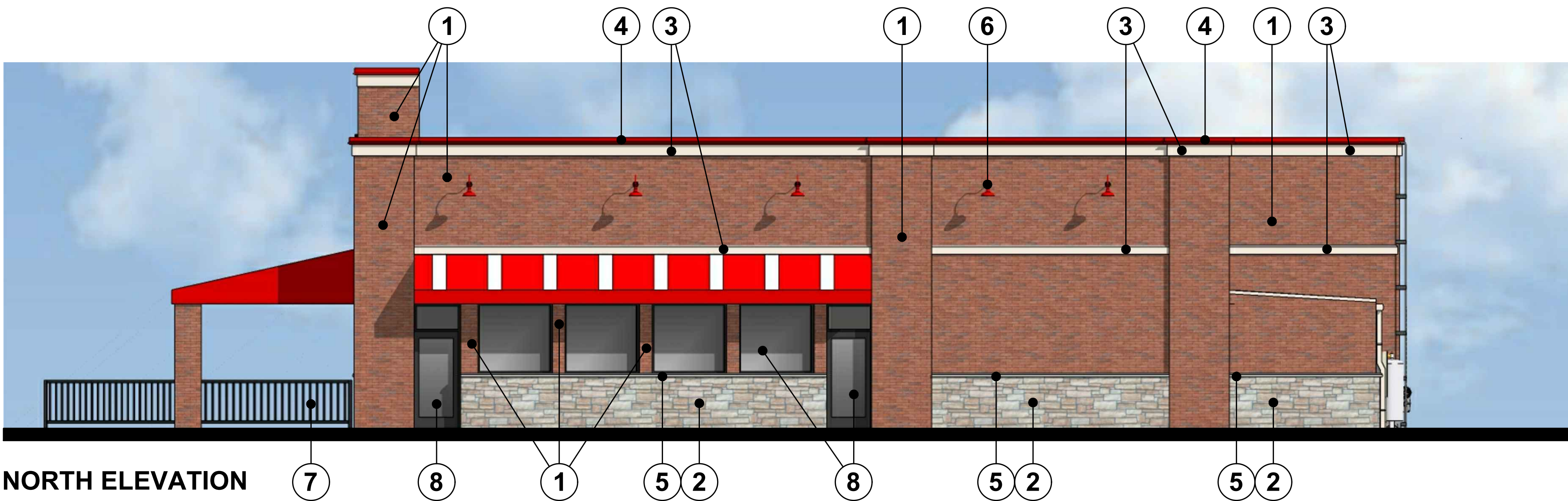
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CHECKED BY:

RB

SHEET NO.

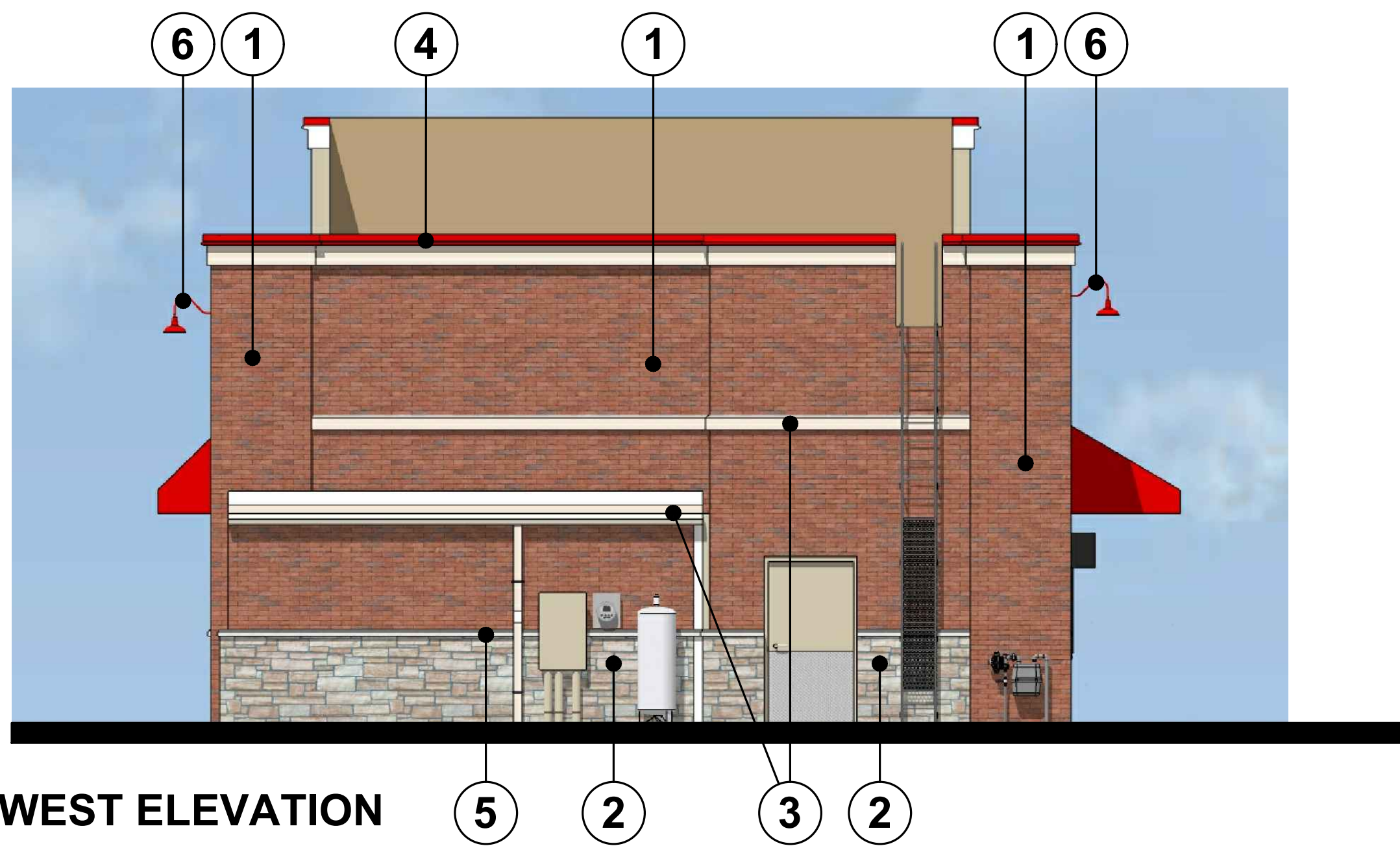
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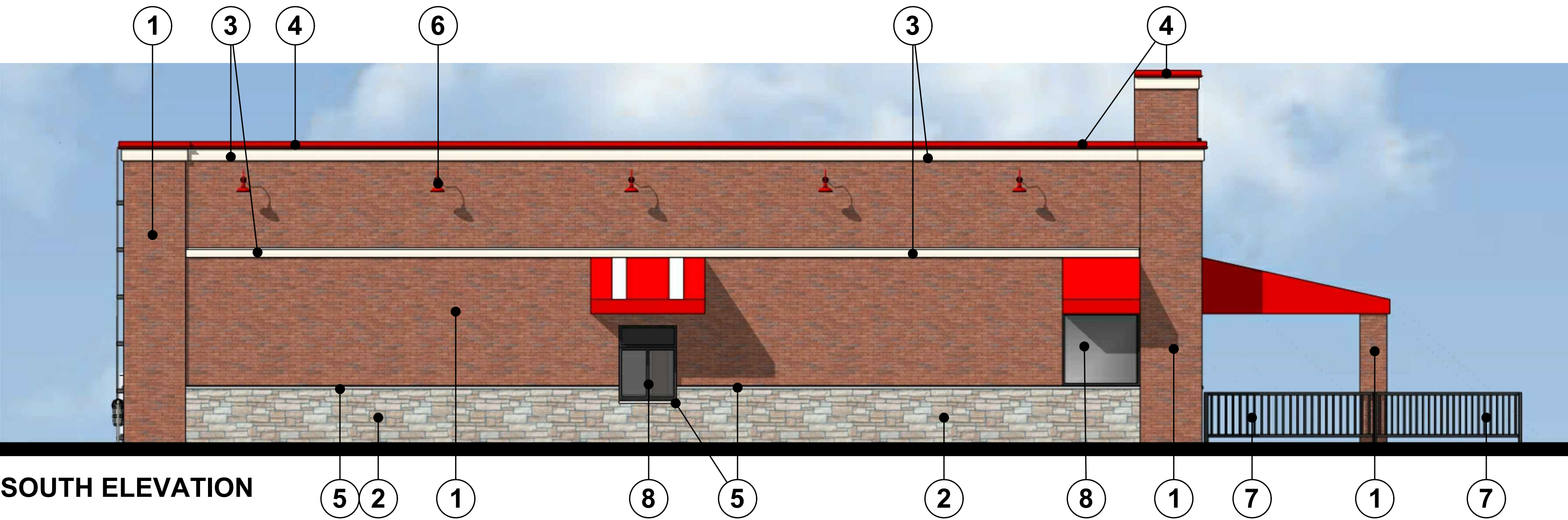
NORTH ELEVATION



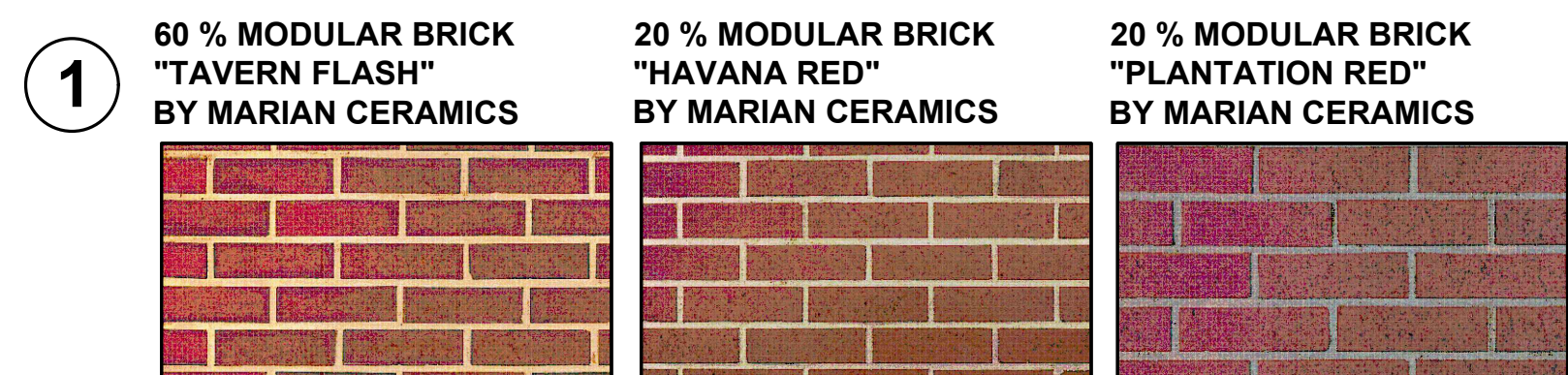
EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION



2 STONE VENEER
"ASPEN"
BY CULTURED STONE



3 EIFS CORNICE & TRIM
"FREDDY'S PEARL" SW 6126
BY SHERWIN WILLIAMS



4 METAL COPING
"BRITE RED"
BY DURO-LAST



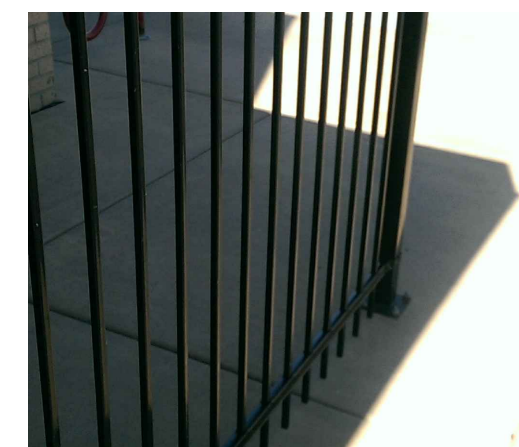
5 FRACTURED SILL
"TAUPE"
BY CULTURED STONE



6 LIGHT FIXTURE
GOOSENECK
"FREDDY'S RED"



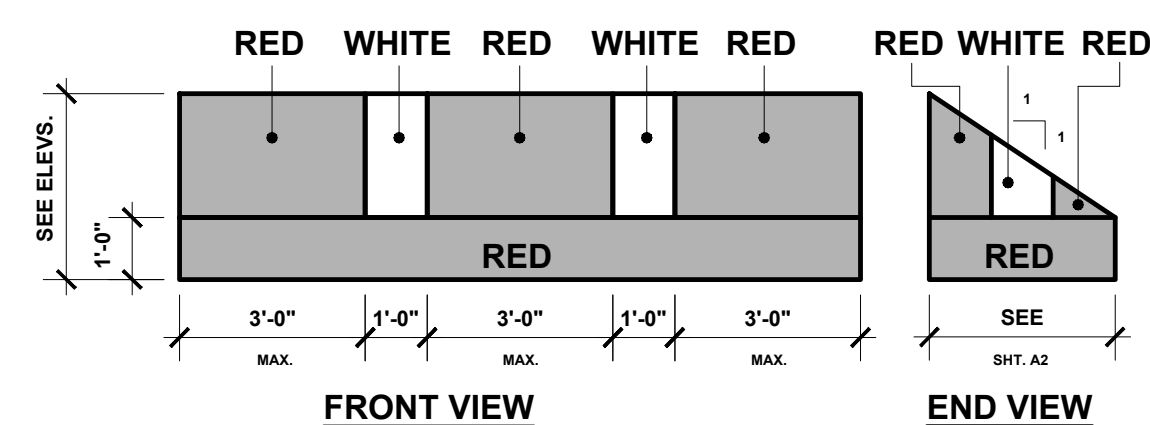
7 "CLEAR ANODIZED" ALUMINUM
STOREFRONT DOORS & WINDOWS



8 "DARK BRONZE"
ANODIZED ALUMINUM
STOREFRONT DOORS & WINDOWS



AWNING "COLOR KEY"



ORDINANCE NO. _____

ORDINANCE AMENDING ORDINANCE NO. 166-84, THE CODIFIED ORDINANCES OF FAIRFIELD, OHIO, SECTION 1141.02, THE CITY OF FAIRFIELD, OHIO, ZONING MAP BY APPROVING THE AMENDED CONCEPT PLAN AND THE FINAL DEVELOPMENT PLAN FOR THE FREDDY'S FROZEN CUSTARD AND STEAKBURGERS RESTAURANT PORTION OF THE MEIJER-GILMORE ROAD PLANNED UNIT DEVELOPMENT.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The official Zoning Map of the City of Fairfield, Ohio, which is incorporated into Ordinance No. 166-84, The Codified Ordinances of Fairfield, Ohio, Section 1141.02, is hereby amended by approving the amended concept plan and the final development plan for the Freddy's Frozen Custard and Steakburgers restaurant portion of the Meijer-Gilmore Road Planned Unit Development, (Part Lot 13091 of the City of Fairfield, Butler County, Ohio), a copy of which plan, including the written terms and conditions which constitute a material part thereof, is on file in the office of the Clerk of Council and which is incorporated herein by reference.

Section 2. The Director of Development Services is hereby directed to change the official Zoning Map of the City of Fairfield, Ohio in accordance with this ordinance.

Section 3. This ordinance shall take effect at the earliest period allowed by law.

Passed	_____	_____
		Mayor's Approval

Posted _____

First Reading	_____	Rules Suspended	_____
---------------	-------	-----------------	-------

Second Reading _____

Third Reading _____

ATTEST:

Clerk of Council

Attachment: Freddy's Ord (3092 : Freddy's Restaurant Final Development Plan)

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\Freddys-Ord

Attachment: Freddys-Ord (3092 : Freddy's Restaurant Final Development Plan)



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Tiphonie Mays,
 Submitting Department: Parks

Subject:

Huffman Foundation Park Improvements

Legislation Title:

Ordinance to authorize the City Manager to enter into an agreement with the Huffman Family Foundation and Harold W. Huffman Trust for the donation of funding towards Huffman Park Improvements and declaring an emergency.

Recommendation:

It is recommended by the Parks and Recreation Board that the City Council authorize the City Manager to enter into an agreement with the Huffman Family Foundation for the donation of funding towards Huffman Park Improvements.

Background/Synopsis:

The Huffman Family Foundation, upon the passing of Harold Huffman in January of 2010, contributed funding and the donation of the 22-acre Huffman Family Farm to the City of Fairfield for the development of the Huffman Park – A Natural Discovery Center. The park was dedicated on October 27, 2012 and has been under the operation and maintenance of the Parks and Recreation Department since this date. The family has reached out to the Parks and Recreation Department to donate funding for additional enhancements to the northern side of the park to include additional walking trails, tree plantings and pollinator habitats. This portion of the park is currently undeveloped and is maintained as a meadow. The funding would support 100% of the project which consists of conceptual drawings, architectural and engineering plans, construction and development.

The Parks and Recreation Board reviewed this proposal and project at their meeting of February 15, 2022, and passed Resolution 2022-02 in support of this project and is included as reference.

Financial Impact:

None.

Emergency Provision Explanation:

Rules suspension is being requested in order to initiate the program in a ready-state.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

Yes

Attachments:

1. Parks Board Resolution 2022-02
2. Huffman Park Development Agreement
3. Huffman Foundation-Ord

FAIRFIELD PARKS AND RECREATION BOARD

BE IT RESOLVED, by the Fairfield Parks and Recreation Board that the City Manager is authorized to enter into an agreement with the Anna & Harold Huffman Foundation and the Harold W. Huffman Trust for the financial commitment for the creation of a reforestation project on Huffman Park in accordance with the agreement on file in the office of the City Manager.

ROLL CALL	YES	NO
Doug Meece	☒	☐
Gwen Ritchie	☒	☐
Dan Prior	☐	☐
Vacant	☐	☐
Vacant	☐	☐
Gwen Brill	☒	☐
Scott Clark	☒	☐

Doug Meece, Chairman / Doug Meece

Molly McGraw, Secretary / Molly McGraw

Resolution: 2022-02

Date: 02/15/2022

Huffman Park Development Agreement

This agreement is made by and between the City of Fairfield, Ohio (hereinafter referred to as “City”) and Nancy W. Jones, authorized Co-Trustee of the Harold W. Huffman Trust (hereinafter referred to as “Trust”).

WITNESSETH

WHEREAS, the Trust has proposed to City to work jointly to enhance the Huffman Park property for the enjoyment of citizens and visitors as a continued legacy to Mr. Harold Huffman and Mrs. Anna Huffman, long time Fairfield residents; and

WHEREAS, the Trust has proposed to make a financial contribution to the City for the park enhancements, and

WHEREAS, the City has received an estimate from Urban Canopy Works dated November 2019 (attached as Exhibit 1) for the reforestation of the northern half of Huffman Park and intends that Urban Canopy Works will obtain a plan for additional enhancements (collectively the “Enhancements”) which can be completed with the amount of the gift proposed by the Trust.

NOW, THEREFORE, in consideration of the mutual promises contained in this agreement, Trust and City agree as follows:

1. **Financial Contribution** – The Trust will donate to the City a gift not to exceed the amount of \$250,000 to be used by the City to pay the cost of the Enhancements to Huffman Park. The Trust acknowledges that City will not be required to contribute funds as a match to pay the costs of the Enhancements to Huffman Park, but that City has agreed to use the funds to design, manage and construct the Enhancements to Huffman Park. Upon completion of the Enhancements, the improvements will remain under the care of the Parks and Recreation Board.
2. **Construction Drawings and Work** – The City will select and hire professionals to prepare construction drawings and specifications and will publicly bid the construction work for the Enhancements to Huffman Park.
3. **Project Management** – The City will use its best efforts to develop the park as illustrated in the plans, which may occur in phases, as determined by the Fairfield City Council and Parks and Recreation Board. The City will manage the expenditure of the donated funds to pay for the labor, materials and supplies to fulfill the completion of the project on or before December 31, 2023.
4. **Maintenance** – The donated funds shall not be used for routine maintenance of Park property. The Trust shall have no obligation to provide maintenance of the Enhancements.
5. **Acceptance of Donation** - City has authorized the City Finance Director to accept the donated funds for the specific purposes outlined in this Agreement. The funds received by the

City Finance Director shall be credited to the Park Development Fund (413), and shall be expended by the Finance Director for the purposes for which the funds were donated as set forth herein.

Harold W. Huffman Trust

Nancy W. Jones, Co-Trustee

Date: _____

City of Fairfield, Ohio:

Scott Timmer, City Manager

Date: _____

Approved as to form:

Law Director

Date: _____

Approved as to content:

Tiphonie Mays, Parks and Recreation Director

Date: _____

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE HUFFMAN FAMILY FOUNDATION AND HAROLD W. HUFFMAN TRUST FOR THE DONATION OF FUNDING TOWARDS HUFFMAN PARK IMPROVEMENTS AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The City Manager is hereby authorized to enter into an agreement with the Huffman Family Foundation and Harold W. Huffman Trust for the donation of funding towards Huffman Park Improvements in accordance with the agreement on file in the office of the City Manager.

Section 2. This Ordinance is hereby declared to be an emergency measure necessary for the urgent benefit and protection of the City and its inhabitants for the reason that the design of the improvements be started as soon as possible for completion by December 31, 2023; wherefore, this ordinance shall take effect immediately upon its passage.

Passed	_____	_____	_____
		Mayor's Approval	
Posted	_____		
First Reading	_____	Rules Suspended	_____
Second Reading	_____	Emergency	_____
Third Reading	_____		

ATTEST:

Clerk of Council

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Ben Mann,
 Submitting Department: Public Works

Subject:

Street Resurfacing contract for the 2022 Asphalt Paving Project

Legislation Title:

Ordinance to authorize the City Manager to enter into a contract with John R. Jurgensen Company for the 2022 Asphalt Paving and Resurfacing Project.

Recommendation:

The staff recommends that City Council authorize the City Manager to enter into a contract with the John R. Jurgensen Company for the 2022 Asphalt Paving and Resurfacing Project at the unit prices indicated.

It is further recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amount of \$2,785,000.00 from the Street Improvement Fund for this project.

Background/Synopsis:

This project was programmed in the 2021-2025 Capital Improvement Program under 2PW06 and will resurface approximately 23.8 lane miles of roadway which meets Council's annual goal for the paving program.

City Council has historically approved funding for an annual street paving program for work done in conjunction with the Concrete Curb Replacement Program. The Public Works Department has developed a program for budgeting and scheduling needed overlays of streets in relation to several factors including deterioration, age, ride-ability, etc.

The following are the areas scheduled for repaving this year:

Union Centre Boulevard	(Seward to Corp Limit)
Bobmeyer Road	(2011 Paving to RR Tracks)
East Airport Road	(Bobmeyer to Terminus)
Tedia Way	(Symmes to Bohlke)
Bohlke Boulevard	(Tedia to North Gilmore)
Busway Lane	(North Gilmore to Donald)

Distribution Circle	(Northpointe to Terminus)
Eastpointe Drive	(Northpointe to LeSaint)
Northpointe Drive	(Distribution to Terminus)
Sherwood Drive	(Boehm to Camelot)
Boehm Drive	(Route 4 to South Gilmore)
Boehm Court	(Boehm to Terminus)
Martha Lane	(Boehm to Boehm)
Ewing Drive	(Boehm to Boehm)
Reserve Court	(Boehm to Terminus)
Parkland Hills Drive	(Boehm to South Gilmore)
Heffron Drive	(Parkland Hills to Terminus)
Deis Drive	(Wessel to Terminus)
Village Drive	(Deis to Terminus)
Terrace Court	(Village to Terminus)
Zack Court	(Village to Terminus)
Meadow Court	(Village to Terminus)
Glade Court	(Village to Terminus)
Valley Court	(Village to Terminus)
Green Drive	(Village to Fairfield Commons)
Fairfield Commons Drive	(Wessel to Wessel)
City Center Lane	(Fairfield Commons to Corydale)
Circle Drive	(City Center to Terminus)
Town Court	(Circle to Terminus)
Old Tower Court	(Sherry to Terminus)
Chablis Court	(Sherry to Terminus)
Port Court	(Sherry to Terminus)
Sherry Lane	(Terminus to Circle)
Valley Forge Drive	(Terminus to Terminus)
Brockton Drive	(Valley Forge to Williamsburg)
Independence Place	(Williamsburg to Terminus)
Williamsburg Way	(Winton to Terminus)
Jamestown Place	(Winton to Terminus)
Cavalier Court	(Symmes to Terminus)
Calumet Way	(Pleasant to Terminus)
Clairborne Court	(Calumet to Terminus)
Oak Tree Drive	(Winton to Terminus)
Walther Drive	(Oak Tree to Terminus)
Randy Drive	(Oak Tree to Clara Bea)
Wilkens Court	(Randy to Terminus)
Clara Bea Lane	(Randy to Monica)
Charter Oak Drive	(Monica to Walter)

Sigmon Way

(Oak Tree to Charter Oak)

Public Works Facility Parking Lot

Intersection of Port Union/Bypass 4 and Intersection of Diversion/Bypass 4

Public Works advertised this project and bids were opened on February 28, 2022 for the 2022 Asphalt Paving and Resurfacing Project. Three (3) bids were received. The complete bid results are attached.

The lowest and best bidder is the John R. Jurgensen Company (Cincinnati, Ohio).

Financial Impact:

The financial impact of the project is the requested funding of \$2,785,000.00 (\$2,673,875.43 base bid and a contingency of \$111,124.57) from the Street Improvement Fund.

Approximately \$785,000.00 of this work will be reimbursable from an Ohio Public Works Commission Grant.

Emergency Provision Explanation:

A suspension of rules is being requested in order to ensure that the project is ready to go as soon as the contractor is available and when necessary concrete work is completed by Prus ahead of most of the streets being paved with this project.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

No

Attachments:

1. 2022 Asphalt Resurfacing Project Bid Results
2. 2022 Overlay Map
3. 2022 Overlay Worksheet
4. John R Jurgensen-Ord

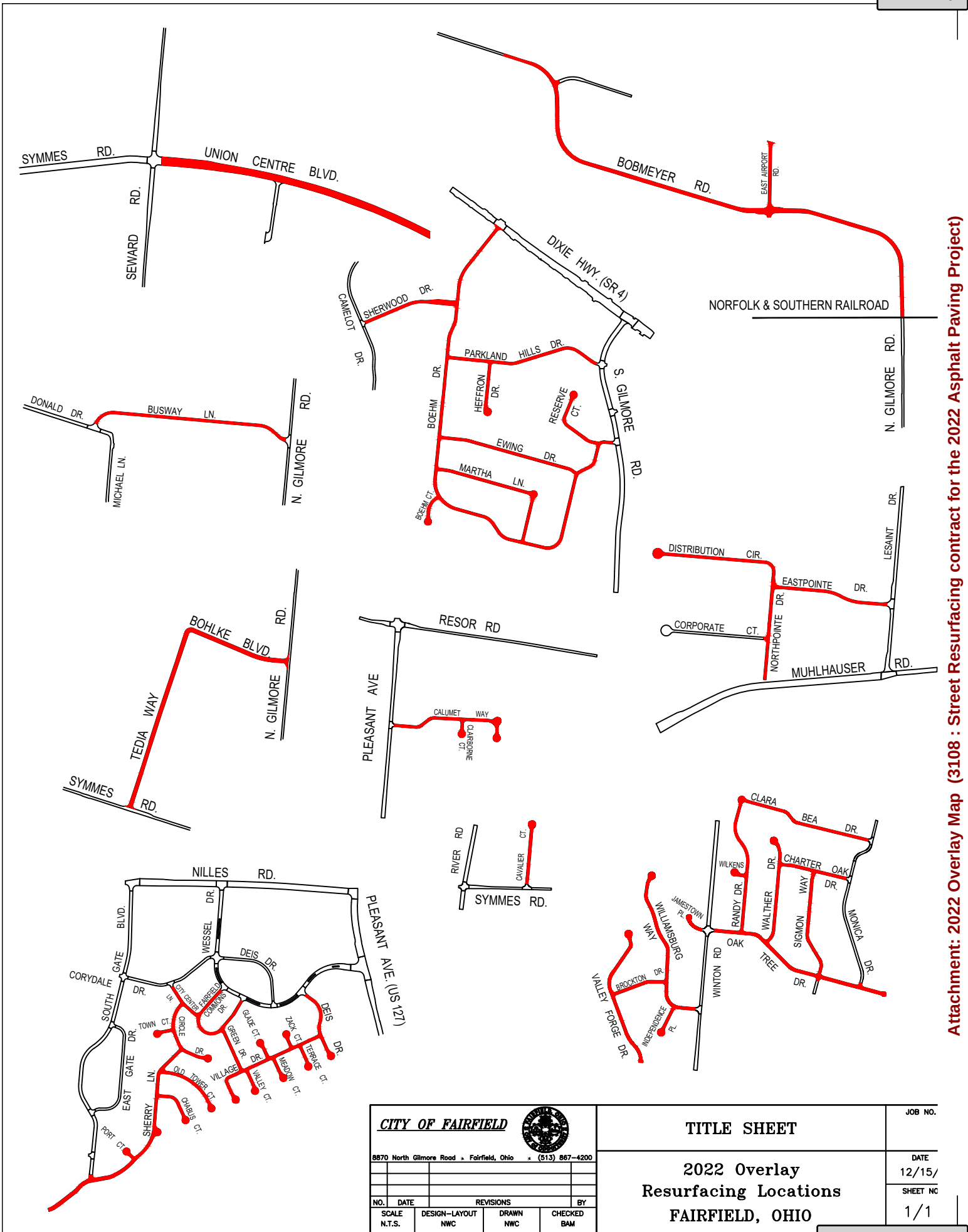
City of Fairfield
Bid Tabulation for "2022 Asphalt Resurfacing Project"
Bid Opening: February 28, 2022
Engineer's Estimate: \$2,621,065.00

				BIDDER (Name/Address/Phone)					
				Mt Pleasant Blacktopping 3199 Production Dr Fairfield, OH 45014 513-874-3777		Barrett Paving Materials Inc 3751 Commerce Dr Franklin, OH 45005 513-422-4662		John R Jurgenson Co 11641 Mosteller Rd Cincinnati, OH 45241 513-771-0820	
ODOT Item #	Description	Est. Qty.	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
254	Full Width Street Planing: 1-1/2" (typical depth of cut)	191,701	Sq Yds.	\$ 1.85	\$ 354,646.85	\$ 2.00	\$ 383,402.00	\$ 2.00	\$ 383,402.00
254	Parking Lot Planing: 1-1/2" (Public Works Parking Lot)	5,238	Sq Yds.	\$ 1.85	\$ 9,690.30	\$ 5.25	\$ 27,499.50	\$ 2.50	\$ 13,095.00
441	Asphalt Surface Course, Type 1, PG 64-22 (448)	11,138	Tons	\$ 87.00	\$ 969,006.00	\$ 96.50	\$ 1,074,817.00	\$ 90.00	\$ 1,002,420.00
441	Asphalt Surface Course, Type 1, PG64-22 (448) - PW Parking Lot	436	Tons	\$ 102.00	\$ 44,472.00	\$ 131.00	\$ 57,116.00	\$ 92.00	\$ 40,112.00
442	Asphalt Surface Course, 12.5 mm Type A, PG 76-22 (447)	1,029	Tons	\$ 112.00	\$ 115,248.00	\$ 131.00	\$ 134,799.00	\$ 103.00	\$ 105,987.00
442	Asphalt Surface Course, 12.5 mm Type A, PG 70-22 (448)	4,178	Tons	\$ 112.00	\$ 467,936.00	\$ 98.00	\$ 409,444.00	\$ 103.00	\$ 430,334.00
442	Asphalt Surface Course, 12.5 mm Type A, PG 70-22 (448), Fiber Reinforcement for Asphalt Concrete, As Per Plan	1,903	Tons	\$ 127.00	\$ 241,681.00	\$ 110.00	\$ 209,330.00	\$ 121.00	\$ 230,263.00
SPEC	Asphalt Rejuvenating Agent	110,650	Sq Yds.	\$ 1.00	\$ 110,650.00	\$ 1.00	\$ 110,650.00	\$ 1.00	\$ 110,650.00
253	Full Depth Asphalt Repairs	1,000	Sq Yds.	\$ 50.00	\$ 50,000.00	\$ 65.00	\$ 65,000.00	\$ 39.00	\$ 39,000.00
441	Asphalt Intermediate Course Type 1, PG 64-22 (448)	100	Tons	\$ 86.00	\$ 8,600.00	\$ 80.00	\$ 8,000.00	\$ 87.50	\$ 8,750.00
611	Adjustment of Manholes to grade, as per plan	45	Each	\$ 525.00	\$ 23,625.00	\$ 625.00	\$ 28,125.00	\$ 550.00	\$ 24,750.00
638	Adjustment of Valve Boxes to Grade	18	Each	\$ 525.00	\$ 9,450.00	\$ 377.00	\$ 6,786.00	\$ 300.00	\$ 5,400.00
254	Full Depth Asphalt Planing (Tedia and Bohlke - 7' wide @ 11" depth)	3,074	Sq Yds.	\$ 3.10	\$ 9,529.40	\$ 10.00	\$ 30,740.00	\$ 6.90	\$ 21,210.60
301	Asphalt Base Course, PG 64-22 Tedia/Bohlke (9-1/2" depth)	1,655	Tons	\$ 80.00	\$ 132,400.00	\$ 75.00	\$ 124,125.00	\$ 67.00	\$ 110,885.00
614	Work Zone Center Line (Double Yellow), Class III, 642 Paint	3.66	Mile	\$ 1,000.00	\$ 3,660.00	\$ 950.00	\$ 3,477.00	\$ 950.00	\$ 3,477.00
614	Work Zone Channelizing Line (4" White), Class III, 642 Paint	7,614	Feet	\$ 0.50	\$ 3,807.00	\$ 0.52	\$ 3,959.28	\$ 0.52	\$ 3,959.28
614	Work Zone Lane Line (4" White), Class III, 642 Paint	2	Mile	\$ 465.00	\$ 1,078.80	\$ 425.00	\$ 986.00	\$ 425.00	\$ 986.00
642	Parking Lot Stall (4" White) Public Works	590	Feet	\$ 2.75	\$ 1,622.50	\$ 2.47	\$ 1,457.30	\$ 1.10	\$ 649.00
642	Handicap Symbol (White)	1	Each	\$ 75.00	\$ 75.00	\$ 65.00	\$ 65.00	\$ 50.00	\$ 50.00
644	Center Line (Double Yellow)	2.42	Mile	\$ 6,000.00	\$ 14,520.00	\$ 5,000.00	\$ 12,100.00	\$ 5,000.00	\$ 12,100.00
644	Edge Line (4" White)	3.26	Mile	\$ 2,800.00	\$ 9,128.00	\$ 2,500.00	\$ 8,150.00	\$ 2,500.00	\$ 8,150.00
644	Arrow (45 regular, 1 combo)	46	Each	\$ 95.00	\$ 4,370.00	\$ 85.00	\$ 3,910.00	\$ 85.00	\$ 3,910.00
644	Railroad Crossing Legend	1	Each	\$ 750.00	\$ 750.00	\$ 727.00	\$ 727.00	\$ 727.00	\$ 727.00
644	Crosswalk Line (6" White)	86	Feet	\$ 4.00	\$ 344.00	\$ 3.90	\$ 335.40	\$ 3.90	\$ 335.40
644	Crosswalk Line (12")	652	Feet	\$ 4.00	\$ 2,608.00	\$ 3.90	\$ 2,542.80	\$ 3.90	\$ 2,542.80
644	Stop Bar (24" White)	604	Feet	\$ 8.00	\$ 4,832.00	\$ 6.20	\$ 3,744.80	\$ 6.20	\$ 3,744.80
644	Channelizing Line (8" White)	3,917	Feet	\$ 1.60	\$ 6,267.20	\$ 1.50	\$ 5,875.50	\$ 1.50	\$ 5,875.50
644	Lane Line (4" White)	1.16	Mile	\$ 1,300.00	\$ 1,508.00	\$ 1,250.00	\$ 1,450.00	\$ 1,250.00	\$ 1,450.00
644	Handicap Symbol (White)	1.00	Each	\$ 125.00	\$ 125.00	\$ 115.00	\$ 115.00	\$ 115.00	\$ 115.00

Attachment: 2022 Asphalt Resurfacing Project Bid Results (3108 : Street Resurfacing contract for the 2022 Asphalt Paving Project)

City of Fairfield
Bid Tabulation for "2022 Asphalt Resurfacing Project"
Bid Opening: February 28, 2022
Engineer's Estimate: \$2,621,065.00

				BIDDER (Name/Address/Phone)					
				Mt Pleasant Blacktopping 3199 Production Dr Fairfield, OH 45014 513-874-3777		Barrett Paving Materials Inc 3751 Commerce Dr Franklin, OH 45005 513-422-4662		John R Jurgenson Co 11641 Mosteller Rd Cincinnati, OH 45241 513-771-0820	
ODOT Item #	Description	Est. Qnty.	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
644	Parking Lot Stall (4" White) Village Green	1,774.00	Feet	\$ 2.00	\$ 3,548.00	\$ 2.00	\$ 3,548.00	\$ 2.00	\$ 3,548.00
644	Dotted Guide Line (4" White)	578	Feet	\$ 2.00	\$ 1,156.00	\$ 2.00	\$ 1,156.00	\$ 2.00	\$ 1,156.00
644	Dotted Guide Line (4" Yellow)	523	Feet	\$ 2.00	\$ 1,046.00	\$ 2.00	\$ 1,046.00	\$ 2.00	\$ 1,046.00
644	Dotted Guide Line (Double Yellow)	259	Feet	\$ 2.00	\$ 518.00	\$ 2.50	\$ 647.50	\$ 2.50	\$ 647.50
644	Transverse Line (12" White)	415	Feet	\$ 7.00	\$ 2,905.00	\$ 6.52	\$ 2,705.80	\$ 6.52	\$ 2,705.80
621	RPM (123 Red/White, 141 Yellow/Yellow, 11 Blue)	275	Each	\$ 35.00	\$ 9,625.00	\$ 33.27	\$ 9,149.25	\$ 33.27	\$ 9,149.25
621	RPM Removed	245	Each	\$ 3.00	\$ 735.00	\$ 5.00	\$ 1,225.00	\$ 10.50	\$ 2,572.50
202	Guardrail Removed	2,088	Feet	\$ 4.50	\$ 9,396.00	\$ 2.50	\$ 5,220.00	\$ 2.50	\$ 5,220.00
606	Guardrail, Type MGS w/ All Steel Posts	950	Feet	\$ 30.00	\$ 28,500.00	\$ 27.00	\$ 25,650.00	\$ 27.00	\$ 25,650.00
606	Guardrail , Type MGS w/ Socketed All Steel Posts	75	Feet	\$ 225.00	\$ 16,875.00	\$ 130.00	\$ 9,750.00	\$ 130.00	\$ 9,750.00
606	Anchor Assembly, MGS Type E	14.00	Each	\$ 2,600.00	\$ 36,400.00	\$ 2,551.00	\$ 35,714.00	\$ 2,550.00	\$ 35,700.00
606	Anchor Assembly, MGS Type T	2.00	Each	\$ 1,300.00	\$ 2,600.00	\$ 1,200.00	\$ 2,400.00	\$ 1,200.00	\$ 2,400.00
Total Base Bid Amount					\$ 2,714,934.05		\$ 2,816,940.13		\$ 2,673,875.43



Attachment: 2022 Overlay Map (3108 : Street Resurfacing contract for the 2022 Asphalt Paving Project)

CITY OF FAIRFIELD



8870 North Gilmore Road • Fairfield, Ohio • (513) 867-4200

NO.	DATE	REVISIONS	BY
SCALE	DESIGN-LAYOUT	DRAWN	CHECKED
N.T.S.	NWC	NWC	BAM

TITLE SHEET

**2022 Overlay
Resurfacing Locations
FAIRFIELD, OHIO**

JOB NO.

DATE
12/15/

SHEET NO.

1/1

City of Fairfield Asphalt Program

Street	Work Extents	Last Paved	Length (Ft)	Lane-Miles (Miles)	Pavement	Pavement	Pavement	448 Pavement	442 Pavement	442 W/ Fiber	Rejuvenating Agent	254 Full	San. MH	Other MH	Valves
					Area (Sq Ft)	Area (Sq Yds)	(Sq Tons) 2.05x			Reinforcement		Width Mill (Sq Yds)			
2022		Lane Miles =			23.77			11,138	4,178	1,903	110,650	191,701	30	15	18
Union Centre Blvd.	Seward to Corp Limit	2001	499	2.53	201,517	22,390.78	1,903.22			x		x	0	0	0
Bobmeyer Rd.	2011 Paving to RR Tracks	2001	8,481	3.21	174,066	19,340.67	1,643.96		x			x	0	0	0
East Airport Rd.	Bobmeyer to Terminus	1990	731	0.28	15,970	1,774.44	150.83		x			x	0	0	0
Distribution Cir.	Northpointe to Terminus	1997	1,215	0.46	38,150	4,238.89	360.31		x			x	0	0	0
Eastpointe	Northpointe to LeSaint	1999	1,293	0.49	26,921	2,991.22	254.25		x			x	0	0	0
Northpointe	Distribution to Terminus	2005	899	0.34	32,633	3,625.89	308.20		x			x	0	3	0
Busway	North Gilmore to Donald	1998	2,208	0.84	48,229	5,358.78	455.50		x			x	0	0	0
Tedia Way	Symmest to Bohlke	2001	2,007	0.76	67,674				x			x	2	0	0
Bohlke	Tedia to N. Gilmore	2001	1,104	0.42	43,658	8,980.00	1,005.00		x			x	0	0	0
Sherwood Dr.	Boehm to Camelot	1998	1,052	0.40	28,178	3,130.89	266.13	x			x	x	1	1	1
Boehm Dr. (2.5" Pavement)	Route 4 to S. Gilmore	2002	5,839	2.21	138,396	15,377.33	2,182.81	x			x	x	8	0	0
Boehm Ct. (2.5" Pavement)	Boehm to Terminus	2002	308	0.12	9,871	1,096.78	155.69	x			x	x	1	0	0
Martha Ln. (2.5" Pavement)	Boehm to Boehm	2002	1,572	0.60	37,760	4,195.56	595.56	x			x	x	1	0	0
Ewing Dr (2.5" Pavement)	Boehm to Boehm	2002	1,519	0.58	33,326	3,702.89	525.63	x			x	x	1	0	0
Reserve Ct.	Boehm to Terminus	2002	751	0.28	19,762	2,195.78	186.64	x			x	x	0	0	0
Parkland Hills Dr (2.5" Pavement)	Boehm to S. Gilmore	2002	1,711	0.65	38,955	4,328.33	614.41	x			x	x	1	0	0
Heffron Dr. (2.5" Pavement)	Parkland Hills to Terminus	2002	543	0.21	15,595	1,732.78	245.97	x			x	x	0	0	0
Deis	Wessel to Terminus (little stub)	01-'02	796	0.30	21,638	2,404.22	204.36	x			x	x	0	0	1
Village Dr.	Deis to Terminus	99-'00	1,318	0.50	39,648	4,405.33	374.45	x			x	x	0	0	3
Terrace Ct	Village to Terminus	2001	247	0.09	8,291	921.22	78.30	x			x	x	0	0	0
Zack Ct	Village to Terminus	2001	169	0.06	6,475	719.44	61.15	x			x	x	0	0	0
Meadow Ct.	Village to Terminus	2001	245	0.09	8,336	926.22	78.73	x			x	x	0	0	0
Glade Ct.	Village to Terminus	2001	198	0.08	7,148	794.22	67.51	x			x	x	0	0	0
Valley Ct.	Village to Terminus	1999	247	0.09	8,342	926.89	78.79	x			x	x	0	0	0
Green Dr.	Village to Fairfield Commons	1999	500	0.19	9,332	1,036.89	88.14	x			x	x	0	0	0
Fairfield Commons	Wessel to Wessel	1999	1,215	0.46	42,610	4,734.44	402.43	x			x	x	0	0	0
City Center Ln.	Fairfield Commons to Corydale	1999	469	0.18	9,440	1,048.89	89.16	x			x	x	0	0	0
Circle Dr.	City Center to Terminus	1999	834	0.32	23,602	2,622.44	222.91	x			x	x	0	0	1
Town Ct.	Circle to Terminus	1999	184	0.07	6,818	757.56	64.39	x			x	x	0	0	0
Old Tower Ct.	Sherry to Terminus	1999	706	0.27	17,959	1,995.44	169.61	x			x	x	0	0	0
Chablis Ct.	Sherry to Terminus	1999	454	0.17	12,935	1,437.22	122.16	x			x	x	0	0	0
Port Ct.	Sherry to Terminus	2002	125	0.05	5,272	585.78	49.79	x			x	x	0	0	0
Sherry Ln.	Terminus to Circle	99-'07	2,407	0.91	48,314	5,368.22	456.30	x			x	x	1	0	2
Valley Forge Dr.	Terminus to Terminus	1998	1,495	0.57	43,421	4,824.56	410.09	x			x	x	7	0	3
Brockton Dr.	Valley Forge to Williamsburg	1998	598	0.23	13,010	1,445.56	122.87	x			x	x	2	0	0
Independence Pl.	Williamsburg to Terminus	1998	307	0.12	9,986	1,109.56	94.31	x			x	x	1	0	0
Williamsburg Way	Winton to Terminus	1998	1,759	0.67	48,076	5,341.78	454.05	x			x	x	1	0	7
Jamestown Pl.	Winton to Terminus	1998	259	0.10	6,808	756.44	64.30	x			x	x	1	0	0

Attachment: 2022 Overlay Worksheet (3108 : Street Resurfacing contract for the 2022 Asphalt Paving Project)

City of Fairfield Asphalt Program

Street	Work Extents	Last Paved	Length (Ft)	Lane-Miles (Miles)	Pavement	Pavement	Pavement	448 Pavement	442 Pavement	442 W/ Fiber Reinforcement	Rejuvenating Agent	254 Full Width Mill (Sq Yds)	San. MH	Other	
					Area (Sq Ft)	Area (Sq Yds)	(Tons) 2.05x							MH	Valves
Cavalier Ct.	Symmes to Terminus	2000	685	0.26	18,968	2,107.56	179.14	x			x	x	2	0	0
Calumet Way	Plesant to Terminus	1998	1,306	0.49	38,307	4,256.33	361.79	x			x	x	0	0	0
Clairborne Ct.	Calumet to Terminus	1998	156	0.06	6,220	691.11	58.74	x			x	x	0	0	0
Oak Tree Dr.	Winton to Terminus	99-'01	2,049	0.78	60,305	6,700.56	569.55	x			x	x	0	3	0
Walther Dr.	Oak Tree to Terminus	1999	1,139	0.43	29,224	3,247.11	276.00	x			x	x	0	2	0
Randy Dr.	Oak Tree to Clara Bea	1999	1,445	0.55	36,206	4,022.89	341.95	x			x	x	0	2	0
Wilkens Ct.	Randy to Terminus	1999	143	0.05	5,936	659.56	56.06	x			x	x	0	0	0
Clara Bea Ln.	Randy to Monica	1999	1,460	0.55	30,535	3,392.78	288.39	x			x	x	0	0	0
Charter Oak Dr.	Monica to Walther	2001	765	0.29	17,885	1,987.22	168.91	x			x	x	0	1	0
Sigmon Way	Oak Tree to Charter Oak	96-'01	1,160	0.44	32,958	3,662.00	311.27	x			x	x	0	3	0
Bypass 4 and Port Union		2010					7,451.00								
Bypass 4 and Diversion		2010					4,900.00								

Attachment: 2022 Overlay Worksheet (3108 : Street Resurfacing contract for the 2022 Asphalt Paving Project)

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A
CONTRACT WITH JOHN R. JURGENSEN COMPANY FOR THE 2022
ASPHALT PAVING AND RESURFACING PROJECT.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The City Manager is hereby authorized to enter into a contract with John R. Jurgensen Company for the 2022 Asphalt Paving and Resurfacing Project in accordance with the bid on file in the office of the City Manager.

Section 2. This Ordinance shall take effect at the earliest period allowed by law.

Passed	_____	_____
		Mayor's Approval
Posted	_____	
First Reading	_____	Rules Suspended _____
Second Reading	_____	
Third Reading	_____	

ATTEST:

Clerk of Council

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\John R. Jurgensen-Ord

Attachment: John R Jurgensen-Ord (3108 : Street Resurfacing contract for the 2022 Asphalt Paving Project)



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Adam Sackenheim,
 Submitting Department: Public Utilities

Subject:

Contract with Majors Enterprises Inc. and necessary appropriations for Water Improvement Project

Legislation Title:

Ordinance to authorize the City Manager to enter into a contract with Majors Enterprises Inc. for the 2022 Route 4 Water Main Replacement Project and declaring an emergency.

Recommendation:

It is recommended that City Council authorize the City Manager to enter a contract with Majors Enterprises Inc., and appropriate project funding in the amount of \$1,700,000.00 for the 2022 Route 4 Water Main Replacement Project. Rules suspension is being requested in order to expedite the project.

Background/Synopsis:

This project includes the replacement of over 5,200 feet of critical water main pipe on Route 4 between Bypass 4 and Crescentville Road.

This project will replace deteriorating 1950's-era cast iron piping, ultimately providing more reliable water service to City utility customers. This project was identified as a priority in the City's *Water Quality and Criticality Analysis* report (updated 2019), due to frequency of main breaks and resulting service interruptions to nearby water customers. The project will also establish a new inter-system water line connection between Route 4 and Stockton Road near Miles of Golf – for enhanced water conveyance to the Seward Road water towers. This project is to be completed by early spring 2023 in advance of the planned re-paving of Route 4 in late summer 2023.

The project was prepared for formal competitive bidding, with just one (1) bid received on February 28, 2022. Staff recommends that the bid be awarded to Majors Enterprises Inc. Bid information is summarized on the attached sheet. A contractual appropriation, including contingency, is requested for Majors Enterprises Inc. in the amount of \$1,700,000.00. The project cost is in excess of the original engineer's estimate, which was \$1,258,850.00.

It is highly unusual for the City to receive just one (1) bid on a project – especially a water line project. In fact, the City had eleven (11) bidders on its recent Resor Road-Winton Road water line project, which was constructed in 2021. City staff explored the lack of bidders for the Route 4 project, and determined that local contractors generally did not submit bids due to: too much other utility work scheduled; too many other higher-dollar projects available; disinterest in night work;

etc. City staff also explored the high cost of the one bid, as it exceeded the engineer's estimate by 30%. City staff determined that the elevated project cost was due primarily to: high cost of asphalt; high cost of ductile iron pipe; traffic control challenges associated with night work; etc. Following this evaluation, and with concurrence from the project design engineer (see attached), staff recommends award to Majors Enterprises Inc. Staff does not believe that re-bidding the project would result in an increased number of bidders, or a lower project cost, given the information above. Re-bidding the project would likely only delay the award of the contract, which would also delay pipe procurement; ductile iron pipe is already at a 5-6 month lead time due to supply chain disruptions and pandemic-related materials shortages.

Financial Impact:

A contractual appropriation is requested for Majors Enterprises Inc. in the amount of \$1,700,000.00, including contingency. Funding for this project is included in the approved 2021-2025 Capital Improvement Program (CIP) under project number 2WT11 – Distribution System Improvements. The project will be debt-financed. This debt is accounted for in the current 5-year water rate structure that Council approved in September 2020, and is in accordance with the City's '2020 Water and Wastewater Utility Rate and Fee Study Final Report' prepared by Stantec.

Emergency Provision Explanation:

Emergency provision is requested to expedite the project. The City's objective is to have the contractor order materials immediately, and commence water line work in Fall 2022 and complete the entire project by Spring 2023. Preserving this construction schedule is critical so that the planned street paving work can be done in the summer of 2023. In light of current ductile iron pipe procurement challenges, any delay of project award at this point in time could jeopardize the integrity of the schedule.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

Yes

Attachments:

1. 2022 State Route 4 Water Main Replacement Bid Tab
2. Award Recommendation Letter - Choice One Engineers
3. Major Enterprises-Ord

City of Fairfield
Bid Tabulation for
"2022 State Route 4 Water Main Replacement"
Bid Opening: February 28, 2022
Engineer's Estimate: \$1,250,000.00

Majors Enterprises
6393 Hamilton Lebanon Road
Monroe, OH 45050
513-464-6777

ODOT Item #	Description	Est. Qty.	Unit	Unit Price	Total Price
1	202 Clearing and grubbing	1	Lump	\$ 10,000.00	\$ 10,000.00
2	202 Removed, as per plan	1	Lump	\$ 10,000.00	\$ 10,000.00
3	202 Valve box removed	23	Each	\$ 200.00	\$ 4,600.00
4	254 1-1/2" Pavement Planing, Asphalt Concrete	1,070	SY	\$ 40.00	\$ 42,800.00
5	301 Asphalt Concrete Base Course, PG 64-22	444	Ton	\$ 500.00	\$ 222,000.00
6	304 Aggregate Base, as per plan	266	Ton	\$ 65.00	\$ 17,290.00
7	407 Tack coat, applied @ 0.06 gal/SY (Trench repair)	68	Gal	\$ 5.00	\$ 340.00
8	407 Tack coat, applied @ .08 gal/SY (Mill and fill)	86	Gal	\$ 5.00	\$ 430.00
9	441 2" Asphalt concrete surface course, Type 1, PG 64-22 (448) (Mill and fill)	125	Ton	\$ 250.00	\$ 31,250.00
10	441 1-1/2" Asphalt concrete surface course, Type 1, PG 64-22 (448) (Mill and fill)	90	Ton	\$ 750.00	\$ 67,500.00
11	452 9" Non-reinforced concrete pavement	120	SY	\$ 145.00	\$ 17,400.00
12	608 4" curb ramp, as per plan	95	SF	\$ 35.00	\$ 3,325.00
13	609 Concrete barrier curb replaced (in-kind)	200	Feet	\$ 65.00	\$ 13,000.00
14	609 Combination curb and gutter replaced (in-kind)	80	Feet	\$ 65.00	\$ 5,200.00
15	611 4" Conduit, Type B 707.45, Storm Repair	50	Feet	\$ 1.00	\$ 50.00
16	611 6" Conduit, Type B 707.45, Storm Repair	50	Feet	\$ 1.00	\$ 50.00
17	611 8" Conduit, Type B 707.45, Storm Repair	50	Feet	\$ 1.00	\$ 50.00
18	611 12" Conduit, Type B 706.02, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
19	611 12" Conduit, Type B 707.33, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
20	611 15" Conduit, Type B 707.33, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
21	611 21" Conduit, Type B 706.02, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
22	611 27" Conduit, Type B 706.02, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
23	611 18" Conduit, Type B 706.02, Storm Repair	10	Feet	\$ 1.00	\$ 10.00
24	611 4" Sanitary sewer later repair	25	Feet	\$ 1.00	\$ 25.00
25	611 6" Sanitary sewer later repair	25	Feet	\$ 1.00	\$ 25.00
26	614 Maintaining traffic	1	Lump	\$ 120,000.00	\$ 120,000.00
27	630 Removal of ground mounted post support and re-erection	7	Each	\$ 100.00	\$ 700.00
28	630 Removal of ground mounted sign and re-erection	5	Each	\$ 100.00	\$ 500.00
29	638 6" Ductile iron CL-53 water main, w/low strength mortar backfill, as per plan	82	Feet	\$ 130.00	\$ 10,660.00
30	638 6" ductile iron CL-53 water main, w/compacted native backfill, as per plan	39	Feet	\$ 100.00	\$ 3,900.00

Attachment: 2022 State Route 4 Water Main Replacement Bid Tab (3113 : Contract with Majors Enterprises Inc. and necessary appropriations

City of Fairfield
Bid Tabulation for
"2022 State Route 4 Water Main Replacement"
Bid Opening: February 28, 2022
Engineer's Estimate: \$1,250,000.00

Majors Enterprises
6393 Hamilton Lebanon Road
Monroe, OH 45050
513-464-6777

ODOT Item #	Description	Est. Qty.	Unit	Unit Price	Total Price
31 638	8" Ductile iron CL-53 water main, w/low strength mortar backfill, as per plan	1,505	Feet	\$ 160.00	\$ 240,800.00
32 638	8" ductile iron CL-53 water main, w/compacted native backfill, as per plan	2,476	Feet	\$ 140.00	\$ 346,640.00
33 638	12" Ductile iron CL-53 water main, w/low strength mortar backfill, as per plan	700	Feet	\$ 180.00	\$ 126,000.00
34 638	12" ductile iron CL-53 water main, w/compacted native backfill, as per plan	520	Feet	\$ 160.00	\$ 83,200.00
35 638	6" Gate valve	1	Each	\$ 1,200.00	\$ 1,200.00
36 638	8" Gate valve	12	Each	\$ 1,500.00	\$ 18,000.00
37 638	12" Gate valve	5	Each	\$ 3,000.00	\$ 15,000.00
38 638	8"x6" Tapping sleeve and valve (ductile iron body)	1	Each	\$ 4,500.00	\$ 4,500.00
39 638	10"x6" Tapping sleeve and valve (ductile iron body)	1	Each	\$ 6,500.00	\$ 6,500.00
40 638	10"x8" Tapping sleeve and valve (ductile iron body)	2	Each	\$ 7,000.00	\$ 14,000.00
41 638	1" Water service branch, as per plan	600	Feet	\$ 105.00	\$ 63,000.00
42 638	2" Water service branch, as per plan	50	Feet	\$ 110.00	\$ 5,500.00
43 638	6" Fire hydrant assembly	15	Each	\$ 6,000.00	\$ 90,000.00
44 638	Fire hydrant removed	13	Each	\$ 250.00	\$ 3,250.00
45 638	Connec to existing water line, as per plan	16	Each	\$ 1,500.00	\$ 24,000.00
46 638	Water sampling station, as per plan	1	Each	\$ 1,500.00	\$ 1,500.00
47 642	Edge line, 6"	200	Feet	\$ 10.00	\$ 2,000.00
48 644	Edge line, 6"	300	Feet	\$ 6.00	\$ 1,800.00
49 644	Centerline, 6"	90	Feet	\$ 10.00	\$ 900.00
50 644	Channelizing lane, 8"	60	Feet	\$ 6.00	\$ 360.00
51 644	Lane line	110	Feet	\$ 6.00	\$ 660.00
52 644	Crosswalk line, 8"	60	Feet	\$ 15.00	\$ 900.00
53 644	Stop line, 24"	15	Feet	\$ 15.00	\$ 225.00
54 644	Lane arrow	2	Each	\$ 500.00	\$ 1,000.00
55 659	Seeding and mulching, class 1, as per plan	7,000	SY	\$ 2.00	\$ 14,000.00
Total Total Base Bid Amount					\$ 1,646,090.00

These bids will be reviewed by the Public Utilities Department, and a recommendation will be made to Council. There is no guarantee that the contract will be awarded to the lowest bidder. Contracts are awarded to the bidder deemed to be the best and the lowest.

**Date**

March 2, 2022

Attention

Adam Sackenheim

AddressCity of Fairfield
5021 Groh Lane
Fairfield, OH 45014**Subject**Bid Award Recommendation
State Route 4 Water Main Replacement
BUT-FAI-2103

Dear Mr. Sackenheim:

Choice One Engineering recommends that the City of Fairfield award the bid for the State Route 4 Water Main Replacement project to Majors Supply, as the lowest and most responsive bidder.

Though the bid submitted by Majors Supply exceeded a cost 10% above the engineer's estimate, we feel that it's in the City's best interest to award the submitted bid due to project time constraints, material pricing variabilities, and contractor availability.

Material prices continue to rise and material lead times continue to increase. Should the City choose to re-bid the project, material prices would likely increase and there may not be any available bidders. The water main work also must be completed prior to the City's paving project on Route 4 in 2023. Due to excessive lead times, the additional delay caused by a re-bid may affect the contractor's ability to complete the project on schedule.

If you should have any questions or concerns, please feel free to contact us.

Sincerely,

A handwritten signature in blue ink, appearing to read 'JL Bertke', is written over a faint, larger version of the same signature.

Jacob L. Bertke
Project Manager

W. Central Ohio/E. Indiana
440 E. Hoewisher Rd.
Sidney, OH 45365
937.497.0200 Phone

S. Ohio/N. Kentucky
8956 Glendale Milford Rd., Suite 1
Loveland, OH 45140
513.239.8554 Phone

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A CONTRACT WITH MAJORS ENTERPRISES, INC. FOR THE 2022 ROUTE 4 WATER MAIN REPLACEMENT PROJECT AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. The City Manager is hereby authorized to enter into a contract with Majors Enterprises, Inc. for the 2022 Route 4 Water Main Replacement Project in accordance with the bid on file in the office of the City Manager. This contract is authorized as an emergency without rebidding although the bid exceeds the estimate by more than ten percent (10%) because the work needs to be completed by the spring of 2023 for repaving of Route 4.

Section 2. This Ordinance is hereby declared to be an emergency measure necessary for the urgent benefit and protection of the City and its inhabitants for the reason that the planned street paving work can be done in the summer of 2023; wherefore, this ordinance shall take effect immediately upon its passage.

Passed	_____	_____	_____
		Mayor's Approval	
Posted	_____		
First Reading	_____	Rules Suspended	_____
Second Reading	_____	Emergency	_____
Third Reading	_____		

ATTEST:

Clerk of Council

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\Majors Enterprises-Ord

Attachment: Major Enterprises-Ord (3113 : Contract with Majors Enterprises Inc. and necessary appropriations for Water Improvement Project)



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Jake Burton,
 Submitting Department: Finance

Subject:

\$5.6 Million BAN Renewal

Legislation Title:

Ordinance authorizing the issuance of not to exceed \$5,600,000 of various purpose bond anticipation notes, series 2021, 2022 renewal, by the City of Fairfield, Ohio, in anticipation of the issuance of bonds, and declaring an emergency.

Recommendation:

It is necessary for City Council to authorize the issuance of \$5,600,000 of various purpose bond anticipation notes (BANs). This is a renewal of the 2021 note for the Water and Waste Water System Improvements.

It is recommended that Council authorize and direct the preparation of legislation to issue \$5.6 million in Various Purpose Bond Anticipation Notes. It is estimated that rate of interest will be in the range of 0.51 to 1%. To accommodate the pricing of the BAN on April 12, a suspension of the second and third readings is requested. The settlement of the new BAN will be on April 25, 2022.

Background/Synopsis:

In 2017, the City issued \$5 million in BANs for the Water and Waste Water System Improvements. In 2019, the City issued an additional \$2 million in BANs for the Water System Improvements. The 2017 Water System Improvements were for the Route 4 water main replacement and the Waste Water System Improvements were for replacement of the motor control center at the Sewer Plant. The 2019 Water System Improvements were for Donald Drive, Mack Road, Ross Road, and Seward Road. In 2021, the City issued \$1 million in BANs for Water System Improvements at Winton Road and Resor Road.

Financial Impact:

Issuing of the \$5.6 million Various Purpose Bond Anticipation Notes (BANs) is a renewal of the Water and Waste Water Improvement projects specified in the 2017-2021 Capital Improvement Program, 2019-2023 Capital Improvement Program, and 2021-2025 Capital Improvement Program. The City anticipates the interest rate will be low due to our bond rating of Aa1. This short-term issuance will keep the City's nominal debt load at \$13.5 million.

Emergency Provision Explanation:

To accommodate bond pricing dates requirements.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

Yes

Attachments:

1. \$5.6M City of Fairfield Various Purpose BANS 2022 Renewal Legis_(24211723)_(1)

CERTIFICATE OF MEMBERSHIP

The undersigned, Finance Director of the City of Fairfield, County of Butler, Ohio, hereby certifies that the following were the officers and members of Council during the period when proceedings were taken authorizing the issuance of not to exceed \$5,600,000 Various Purpose Bond Anticipation Notes, Series 2021, 2022 Renewal, dated the date of their issuance:

Mayor	_____
Finance Director	_____
City Manager	_____
Clerk of Council	_____
Member of Council	_____
Member of Council	_____
Member of Council	_____
Member of Council	_____
Member of Council	_____
Member of Council	_____
Member of Council	_____
Law Director	_____

	Finance Director

TRANSCRIPT CERTIFICATE

The undersigned, Clerk of Council of said City of Fairfield, hereby certifies that the following is a true and complete transcript of all proceedings relating to the authorization and issuance of the above identified notes.

Clerk of Council

**CERTIFICATE AS TO MAXIMUM MATURITY OF
BONDS AND BOND ANTICIPATION NOTES**

The undersigned, being the fiscal officer of the City of Fairfield, Ohio, within the meaning of Section 133.01 of the Uniform Public Securities Law of the Ohio Revised Code, hereby certifies to the City Council that the estimated life of the improvements financed with the proceeds of the sale of not to exceed \$5,600,000 of bonds, for the purpose of refinancing notes originally issued for the purposes of (i) constructing improvements to the water system, including replacing the water line on State Route 4; and (ii) making improvements to the waste water system, including installing a new motor control system; and (iii) constructing improvements to the water system, including water main replacements; and (iv) making water improvements including water main replacement at Winton and Resor Road, is at least five (5) years and that the maximum maturity of said bonds, in accordance with Section 133.20 of the Uniform Public Securities Law of the Ohio Revised Code, is forty (40) years, and the maximum maturity of notes issued in anticipation thereof is seventeen (17) years.

IN WITNESS WHEREOF, I have hereunto set my hand this ____ day of _____, 2022.

Finance Director

ORDINANCE NO.**ORDINANCE AUTHORIZING THE ISSUANCE OF NOT TO EXCEED \$5,600,000 OF VARIOUS PURPOSE BOND ANTICIPATION NOTES, SERIES 2021, 2022 RENEWAL, BY THE CITY OF FAIRFIELD, OHIO, IN ANTICIPATION OF THE ISSUANCE OF BONDS, AND DECLARING AN EMERGENCY.**

WHEREAS, the fiscal officer of the City has estimated the life or period of usefulness of the improvements as at least five (5) years, and certified the maximum maturity of the bonds to be issued to finance the same as forty (40) years, and of notes issued in anticipation thereof as seventeen (17) years;

WHEREAS, the City has previously issued bond anticipation notes which are outstanding in the amount of \$5,600,000, which are about to mature and which should be renewed in a like or reduced amount;

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Fairfield (hereinafter called the "City"), Butler County, Ohio:

SECTION 1. That it is hereby declared necessary to issue bonds of the City of Fairfield, County of Butler, Ohio, in the principal amount of not to exceed \$5,600,000 bearing interest estimated at five per centum (5%) per annum and maturing over a period of forty (40) years, for the purpose of refinancing notes originally issued for the purposes of (i) constructing improvements to the water system, including replacing the water line on State Route 4; and (ii) making improvements to the waste water system, including installing a new motor control system; and (iii) constructing improvements to the water system, including water main replacements; and (iv) making water improvements including water main replacement at Winton and Resor Road.

SECTION 2. That it is hereby determined that notes (hereinafter called the "Notes") in the principal amount of not to exceed \$5,600,000 shall be issued in anticipation of the issuance of said bonds.

SECTION 3. That the Notes shall be dated their date of issuance, shall bear interest at the rate not to exceed four percent (4%) per annum, payable at maturity, shall mature not later than one year from the date of issuance, and shall be of the denomination or denominations as may be requested by the purchaser or purchasers thereof all as determined by the Finance Director or the City Manager without further action by this Council, except that the denominations shall be \$100,000 or any integral multiple of \$5,000 in excess of \$100,000. The terms of such Notes, which shall be in compliance with Chapter 133 of the Ohio Revised Code, shall be set forth in the Certificate of Award setting forth the final terms of the Notes (the "Certificate of Award"), which is hereby authorized and which shall be executed by the City Manager or the Finance Director without further action by this council.

SECTION 4. That the Notes shall be executed by the City Manager and the Finance Director and may but shall not be required to bear the seal of the corporation. The Notes shall be

designated “Various Purpose Bond Anticipation Notes, Series 2021, 2022 Renewal,” and shall be payable at a bank or trust company designated by the Finance Director or City Manager and the purchaser, and shall express upon their face the purpose for which they are issued and that they are issued in pursuance of this Ordinance.

SECTION 5. That the Notes shall be sold at public or private sale by the Finance Director at not less than ninety-seven percent of the par value of such Notes together with interest thereon, if any. The proceeds from such sale, except accrued interest thereon, shall be paid into the proper funds and used for the purpose aforesaid and for no other purpose. Accrued interest, if any, received on sale of said Notes shall be transferred to the bond retirement fund to be applied to the payment of principal of and interest on said Notes in the manner provided by law.

Notwithstanding the above, the Council and the Finance Director are hereby directed to withhold delivery of the notes, and to refuse to accept payment therefor, unless and until the Original Purchaser delivers to the City a certificate acknowledging that the Original Purchaser will sell the notes to no more than 35 persons, each of whom the Original Purchaser reasonably believes (i) has such knowledge and experience in financial and business matters that it is capable of evaluating the merits and risks of the prospective investment and (ii) is not purchasing for more than one account or with a view to distributing the notes.

The City Manager or the Finance Director is hereby directed to report to this Council as soon after the sale and award of such notes as is reasonably feasible, the interest rate for such notes.

SECTION 6. That the Notes shall be the full general obligations of the City, and the full faith, credit and revenue of the City are hereby pledged for the prompt payment of the same.

SECTION 7. That during the period while the Notes run there shall be levied upon all of the taxable property in the City, within applicable limitations, in addition to all other taxes, a direct tax annually, not less than that which would have been levied if bonds had been issued without the prior issue of the Notes; said tax shall be and is hereby ordered computed, certified, levied and extended upon the tax duplicate and collected by the same officers in the same manner and at the same time that taxes for general purposes for each of said years are certified, extended and collected. Said tax shall be placed before and in preference to all other items and for the full amount thereof.

The funds derived from said tax levy hereby required shall be placed in a separate and distinct fund and, together with interest collected on the same, shall be irrevocably pledged for the payment of the principal and interest of the Notes, or the notes in anticipation of which they are issued, when and as the same fall due; provided, however, to the extent other City revenues are available for such purpose said tax shall not be levied therefor.

SECTION 8. That this Council, for and on behalf of the City, hereby covenants that it will restrict the use of the Notes hereby authorized in such manner and to such extent, if any, and take such other action as may be necessary, after taking into account reasonable expectations at the time the debt is incurred, so that they will not constitute obligations the interest on which is subject to federal income taxation or “arbitrage bonds” under Sections 103(b)(2) and 148 of the

Internal Revenue Code of 1986, as amended (the “Code”) and the regulations prescribed thereunder. The Finance Director or any other officer having responsibility with respect to the issuance of said Notes is authorized and directed to give an appropriate certificate on behalf of the City, on the date of delivery of said Notes for inclusion in the transcript of proceedings, setting forth the facts, estimates and circumstances and reasonable expectations pertaining to the use of the proceeds thereof and the provisions of said Sections 103(b)(2) and 148 and regulations thereunder.

These Notes are hereby designated “tax-exempt obligations” for the purposes set forth in Section 265(b)(3) of the Code.

SECTION 9. That this Council hereby authorizes and directs the Finance Director or the City Manager to take any and all actions which may be necessary to issue the notes in book-entry-only form or in such form as will render the notes eligible for the services of the Depository Trust Company, New York, New York without further action by this Council, including execution of all documents necessary therefore.

SECTION 10. All appropriate officers of the City are further authorized to make, execute, acknowledge and deliver such agreements, financing statements, closing certificates and other instruments or documents as are, in the opinion of bond counsel, necessary to carry out the purposes of this ordinance.

SECTION 11. The firm of Dinsmore & Shohl LLP is hereby engaged as the City’s “bond counsel” pursuant to the engagement letter on file with the City.

SECTION 12. The City Manager or the Finance Director is hereby authorized to apply, if he deems it appropriate, for a rating on the Notes from either Standard & Poor's Corporation or Moody's Investors Service, and to pay the fee or premium for said rating to the extent authorized by law and approved by bond counsel.

SECTION 13. That the Finance Director is hereby directed to forward a certified copy of this Ordinance to the County Auditor.

SECTION 14. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements.

SECTION 15. That this ordinance is hereby declared to be an emergency measure for the necessary preservation of the public peace, health, safety and welfare or for the urgent benefit or protection of the inhabitants of the City of Fairfield, and for the reason that the immediate issuance of said Note is necessary to provide funds to provide for the orderly refinancing of the project to which the Note relates, including obtaining a favorable interest rate, and shall take effect immediately upon its passage, pursuant to Section 4.07(A) of the Charter of the City of Fairfield (hereafter called the "Charter").

SECTION 16. That the Clerk of Council is hereby directed to cause this ordinance to be published or posted within ten days after its passage, as required by Section 4.13(A) of the Charter, any publication to be made in the Journal News, a newspaper of circulation in the City.

ADOPTED: _____, 2022.

Mayor

Clerk of Council

CERTIFICATE

The undersigned, Clerk of Council, Fairfield, Ohio, hereby certifies the foregoing to be a true and correct copy of Ordinance No. ____ adopted _____, 2022.

Clerk of Council

CERTIFICATE

The undersigned, Finance Director, Fairfield, Ohio, hereby certifies that Ordinance No. ____ was filed with the County Auditor of Butler County, Ohio, on _____, 2022.

Finance Director

RECEIPT

The undersigned, County Auditor of the Butler County, Ohio, acknowledges receipt of Ordinance No. ____ of the City of Fairfield, Ohio, on _____, 2022.

County Auditor

The Council of the City of Fairfield, Ohio, met in regular session, at .m., on the _____ day of _____, 2022, in Council Chambers, with the following members present:

There was presented and read to Council Ordinance No. _____, entitled:

**ORDINANCE AUTHORIZING THE ISSUANCE OF
NOT TO EXCEED \$5,600,000 OF VARIOUS
PURPOSE BOND ANTICIPATION NOTES, SERIES
2021, 2022 RENEWAL, BY THE CITY OF
FAIRFIELD, OHIO, IN ANTICIPATION OF THE
ISSUANCE OF BONDS, AND DECLARING AN
EMERGENCY.**

M _____ moved to suspend the rule requiring each ordinance or resolution to be read on three different days. M _____ seconded the motion and, the roll being called upon the question, the vote resulted as follows:

M _____ then moved that Ordinance No. _____ be adopted. M_____. _____ seconded the motion and, the roll being called upon the question, the vote resulted as follows:

The ordinance was declared adopted _____, 2022.

CERTIFICATE

The undersigned, Clerk of Council of said city, hereby certifies that the foregoing is a true and correct extract from the minutes of a meeting of the council of said city, held on the _____ day of _____, 2022, to the extent pertinent to consideration and adoption of the above-entitled legislation.

Clerk of Council



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Alisha Wilson, Clerk
 Submitting Department: Clerk

Subject:

Contractual Appropriations

Legislation Title:

Ordinance to amend Ordinance No. 148-21 entitled "An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2022, and ending December 31, 2022."

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this Ordinance and adopt the appropriations listed above.

Background/Synopsis: Please refer to specific Council Communications for full description of these items.

\$202,143 for additional services and expenses associated with construction of multi-purpose/sludge de-watering facility at Wastewater Treatment Plant (existing contract);
 \$1,450,000 for 2022 Concrete Repair & Replacement Program (existing contract);
 \$1,700,000 for 2022 Route 4 Water Main Replacement Project;
 \$2,785,000 for 2022 Asphalt Paving & Resurfacing Project.

Financial Impact: \$6,137,143.00 from noted funding source.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

No

Attachments:

1. ContractualAppropriations.031422
2. Contractual 3-14-Ord



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Ben Mann,
 Submitting Department: Public Works

Subject:

Appropriation for 2022 Concrete Repair and Replacement Program

Legislation Title:

Appropriation for 2022 Concrete Repair and Replacement Program

Recommendation:

The staff recommends that \$1,450,000.00 from the Street Improvement Fund be appropriated for the 2022 Concrete Repair and Replacement Work. This is an appropriation only - the multi-year contract was passed in 2021.

Background/Synopsis:

The majority of the expense in the concrete repair/replacement work is concrete curb and gutter, which is primarily associated with the asphalt overlay project. This is a unit price contract and exact quantities and individual streets for which work is to be performed are yet to be finalized.

The City will exercise our second year option with Prus Construction. Prus Construction was selected in 2021 under a competitive bid process. The quantities bid in 2021 were for the purposes of generating a fair and competitive bid. This is the second year of their three year contract. The curb program will be competitively bid again in the spring of 2024.

City Council has historically approved funding for annual concrete repair and replacement work done in conjunction with the Annual Overlay Program.

The project is programmed in the 2021-2025 CIP as 1PW07.

This project is the replacement of deteriorated curb and gutter and other concrete work required prior to asphalt overlay installation. Additional maintenance of concrete throughout the City is also included in this appropriation. Concrete work done by other departments under this contract will be taken from other funding sources.

Financial Impact:

\$1,450,000.00 from the Street Improvement Fund.

Emergency Provision Explanation:

Not applicable.

Attachment: Contractual Appropriations.031422 (3114 : Contractual Appropriations)

Rule Suspension Requested:

No

Emergency Provision Needed:

No



City Council Ordinance
Regular Meeting - March 14, 2022

Submitted by: Adam Sackenheim,
 Submitting Department: Public Utilities

Subject:

Appropriation of \$202,142.62 for sewer plant project

Legislation Title:

Ordinance to authorize an appropriation of up to \$202,142.62 for additional contractor services and equipment expenses associated with the construction of a new multi-purpose / sludge de-watering facility at the City's Wastewater Treatment Plant, under existing City contract #2021-05.

Recommendation:

It is recommended that City Council authorize an appropriation of up to \$202,142.62 for additional contractor services and equipment expenses associated with the construction of a new multi-purpose facility at the City's Wastewater Treatment Plant, under existing City contract #2021-05.

Rules suspension is requested in order to expedite the project.

Background/Synopsis:

This capital project allows for the construction of a new multi-purpose treatment facility at the City's Wastewater Treatment Plant. The facility will be used to dewater sludge now, and chemically-treat sewage in the future to ensure compliance with anticipated regulatory mandates. This project was originally prepared for formal competitive bidding, with seven (7) bids received on 1/25/2021. Project construction started in Spring 2021.

This contractual appropriation request will address additional project costs associated with contractor services and equipment expenses.

Contractor work is being performed by Performance Construction under existing City Council-approved contract (#2021-05; approved 2/22/2021). Additional project costs and services will be in accordance with approved change orders and based on contract-specified unit costs where appropriate (see attached Schedule of Values), as reviewed by City staff and the City's design engineer, Fishbeck.

Rules suspension is requested in order to expedite the work.

Financial Impact:

An additional contractual appropriation is requested for Performance Construction in the amount of \$202,142.62.

Attachment: Contractual Appropriations.031422 (3114 : Contractual Appropriations)

Funding for this project was included in the approved 2021-2025 Capital Improvement Program (CIP), under 1WW20 – ‘Dewatering / Chemical Feed Building’. The project was debt-financed through the State of Ohio’s Water Pollution Control Loan Fund (WPCLF). Contingency funds for unanticipated change order items were included in the original loan. However, since the contract was awarded in 2021, Council action is required to authorize the appropriation and expenditure of these contingency funds in 2022.

Rule Suspension Requested:

Yes

Emergency Provision Needed:

Yes

Attachments:

1. SOVs REVISED 04192021 approved AMS

Performance Construction

Date: April 19, 2021

Fairfield Wastewater Plant Improvements

ITEM NUMBER	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED	TOTAL COMPLETED & STORED TO DATE		%	BALANCE TO FINISH	RETAINAGE
			PREVIOUS APPS.	THIS PERIOD						
1	Allowance-Testing	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	10,000.00	0.00
2	General Conditions - Material	32,110.00	0.00	0.00	0.00	0.00	0.00	0.00%	32,110.00	0.00
3	General Conditions - Labor	106,811.00	0.00	0.00	0.00	0.00	0.00	0.00%	106,811.00	0.00
4	Mobilization	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	25,000.00	0.00
5	Demobilization	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	2,000.00	0.00
6	Dumpsters	18,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	18,000.00	0.00
7	layout	4,450.00	0.00	0.00	0.00	0.00	0.00	0.00%	4,450.00	0.00
8	Final Clean	5,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,000.00	0.00
9	Bond/Insurance	30,413.00	0.00	0.00	0.00	0.00	0.00	0.00%	30,413.00	0.00
10	Submittals	5,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,000.00	0.00
11	Earthwork - Material	122,767.00	0.00	0.00	0.00	0.00	0.00	0.00%	122,767.00	0.00
12	Earthwork - Labor	81,845.00	0.00	0.00	0.00	0.00	0.00	0.00%	81,845.00	0.00
13	Asphalt Patching - Material	28,440.00	0.00	0.00	0.00	0.00	0.00	0.00%	28,440.00	0.00
14	Asphalt Patching - Labor	18,960.00	0.00	0.00	0.00	0.00	0.00	0.00%	18,960.00	0.00
15	Demo	40,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	40,000.00	0.00
16	Landscaping / Seeding - Material	5,460.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,460.00	0.00
17	Landscaping / Seeding - Labor	3,640.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,640.00	0.00
18	Building Concrete - Material	147,019.00	0.00	0.00	0.00	0.00	0.00	0.00%	147,019.00	0.00
19	Building Concrete - Labor	88,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	88,000.00	0.00
20	Site Concrete - Material	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,000.00	0.00
21	Site Concrete - Labor	4,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	4,000.00	0.00
22	Precast Structural Concrete - Material	24,930.00	0.00	0.00	0.00	0.00	0.00	0.00%	24,930.00	0.00
23	Precast Structural Concrete - Labor	16,620.00	0.00	0.00	0.00	0.00	0.00	0.00%	16,620.00	0.00
24	Masonry - Material	91,800.00	0.00	0.00	0.00	0.00	0.00	0.00%	91,800.00	0.00
25	Masonry - Labor	61,200.00	0.00	0.00	0.00	0.00	0.00	0.00%	61,200.00	0.00
26	Structural Steel - Material	37,379.00	0.00	0.00	0.00	0.00	0.00	0.00%	37,379.00	0.00
27	Structural Steel - Labor	24,920.00	0.00	0.00	0.00	0.00	0.00	0.00%	24,920.00	0.00
28	Rough Carpentry - Material	1,500.00	0.00	0.00	0.00	0.00	0.00	0.00%	1,500.00	0.00
29	Rough Carpentry - Labor	1,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	1,000.00	0.00
30	Glass-Fiber-Reinforced Gratings - Material	6,735.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,735.00	0.00
31	Glass-Fiber-Reinforced Gratings - Labor	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	2,000.00	0.00
32	Weather Barriers - Material	8,970.00	0.00	0.00	0.00	0.00	0.00	0.00%	8,970.00	0.00
33	Weather Barr - Labor	5,980.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,980.00	0.00
34	Sludge Line Insulation - Material	18,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	18,000.00	0.00
35	Sludge Line Insulation - Labor	12,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	12,000.00	0.00
36	Roofing - Material	77,640.00	0.00	0.00	0.00	0.00	0.00	0.00%	77,640.00	0.00
37	Roofing - Labor	51,760.00	0.00	0.00	0.00	0.00	0.00	0.00%	51,760.00	0.00
38	Joint Sealants - Material	5,940.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,940.00	0.00
39	Joint Sealants - Labor	3,960.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,960.00	0.00
40	Glass and Glazing - Material	16,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	16,000.00	0.00
41	Glass and Glazing - Labor	6,130.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,130.00	0.00
42	Overhead Doors - Material	16,446.00	0.00	0.00	0.00	0.00	0.00	0.00%	16,446.00	0.00
43	Overhead Doors - Labor	10,965.00	0.00	0.00	0.00	0.00	0.00	0.00%	10,965.00	0.00
44	Drywall - Material	9,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	9,000.00	0.00
45	Drywall - Labor	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,000.00	0.00
46	Painting - Material	17,908.00	0.00	0.00	0.00	0.00	0.00	0.00%	17,908.00	0.00
47	Painting - Labor	11,940.00	0.00	0.00	0.00	0.00	0.00	0.00%	11,940.00	0.00
48	Fire Extinguishers and Cabinets - Material	322.00	0.00	0.00	0.00	0.00	0.00	0.00%	322.00	0.00
49	Fire Extinguishers and Cabinets - Labor	145.00	0.00	0.00	0.00	0.00	0.00	0.00%	145.00	0.00
50	Bird Control Devices - Material	900.00	0.00	0.00	0.00	0.00	0.00	0.00%	900.00	0.00
51	Bird Control Devices - Labor	600.00	0.00	0.00	0.00	0.00	0.00	0.00%	600.00	0.00
52	Sludge Dewatering Equipment - Material	298,200.00	0.00	0.00	0.00	0.00	0.00	0.00%	298,200.00	0.00
53	Sludge Dewatering Equipment - Labor	1,040.00	0.00	0.00	0.00	0.00	0.00	0.00%	1,040.00	0.00
54	Liquid Chemical, Polymer Equipment - Material	75,800.00	0.00	0.00	0.00	0.00	0.00	0.00%	75,800.00	0.00
55	Liquid Chemical, Polymer Equipment - Labor	1,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	1,000.00	0.00
56	Belt Conveyor - Material	58,114.00	0.00	0.00	0.00	0.00	0.00	0.00%	58,114.00	0.00
57	Belt Conveyor - Labor	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	10,000.00	0.00
58	Bridge Crane - Material	28,096.00	0.00	0.00	0.00	0.00	0.00	0.00%	28,096.00	0.00
59	Bridge Crane - Labor	15,513.00	0.00	0.00	0.00	0.00	0.00	0.00%	15,513.00	0.00
60	Plumbing - Underground Sanitary - Material	31,315.00	0.00	0.00	0.00	0.00	0.00	0.00%	31,315.00	0.00
61	Plumbing - Underground Sanitary - Labor	34,585.00	0.00	0.00	0.00	0.00	0.00	0.00%	34,585.00	0.00
62	Plumbing - Aboveground Storm - Material	3,200.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,200.00	0.00
63	Plumbing - Aboveground Storm - Labor	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,000.00	0.00
64	Plumbing - Aboveground Water - Material	3,900.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,900.00	0.00
65	Plumbing - Aboveground Water - Labor	10,500.00	0.00	0.00	0.00	0.00	0.00	0.00%	10,500.00	0.00
66	Plumbing - Aboveground Waste - Material	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	2,000.00	0.00
67	Plumbing - Aboveground Waste - Labor	5,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	5,000.00	0.00
68	Plumbing - Aboveground Compressed Air - Material	3,100.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,100.00	0.00
69	Plumbing - Aboveground Compressed Air - Labor	8,700.00	0.00	0.00	0.00	0.00	0.00	0.00%	8,700.00	0.00
70	Plumbing - Aboveground Gas - Material	3,800.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,800.00	0.00
71	Plumbing - Aboveground Gas - Labor	6,900.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,900.00	0.00
72	Plumbing - Insulation - Material	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	2,000.00	0.00
73	Plumbing - Insulation - Labor	3,500.00	0.00	0.00	0.00	0.00	0.00	0.00%	3,500.00	0.00
74	Plumbing - Sludge Feed line Piping - Material	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	6,000.00	0.00
75	Plumbing - Sludge Feed line Piping - Labor	9,500.00	0.00	0.00	0.00	0.00	0.00	0.00%	9,500.00	0.00
76	HVAC - Material	73,350.00	0.00	0.00	0.00	0.00	0.00	0.00%	73,350.00	0.00
77	HVAC - Labor	48,900.00	0.00	0.00	0.00	0.00	0.00	0.00%	48,900.00	0.00
78	Electrical - Material	138,829.00	0.00	0.00	0.00	0.00	0.00	0.00%	138,829.00	0.00
79	Electrical - Labor	92,553.00	0.00	0.00	0.00	0.00	0.00	0.00%	92,553.00	0.00
										0.00
	TOTAL	2,305,000.00	0.00	0.00	0.00	0.00	0.00	0.00%	2,305,000.00	0.00

Attachment: ContractualAppropriations.031422 (3114 : Contractual Appropriations)

ORDINANCE NO. _____

ORDINANCE TO AMEND ORDINANCE NO. 148-21 ENTITLED "AN ORDINANCE TO MAKE ESTIMATED APPROPRIATIONS FOR THE EXPENSES AND OTHER EXPENDITURES OF THE CITY OF FAIRFIELD, OHIO, DURING A PERIOD BEGINNING JANUARY 1, 2022, AND ENDING DECEMBER 31, 2022."

BE IT ORDAINED by the Council of the City of Fairfield, Ohio, that:

Section 1. Ordinance No. 148-21, the 2022 Appropriation Ordinance, is hereby amended in the following respects:

From:	Unappropriated Street Improvement Fund	\$4,235,000
To:	40116025-252000 Improvements Other Than Building <i>(2022 Annual Street Paving Program 2PW06 (\$2,785,000); 2022 Concrete Curb Repair & Replacement Program 2PW07 (\$1,450,000))</i>	\$4,235,000
From:	Unappropriated Water Replacement & Improvement Fund	\$1,700,000
To:	60416025-252000 Improvements Other Than Building <i>(Distribution System Upgrades - Route 4 Water Main Replacement 2WT11)</i>	\$1,700,000
From:	Unappropriated Sewer Replacement & Improvement Fund	\$202,143
To:	62316025-252000 Improvements Other Than Building <i>(Multipurpose Facility Construction 1WW20)</i>	\$202,143

Section 2. This Ordinance shall take effect at the earliest period allowed by law.

Passed _____

Mayor's Approval

Posted _____

Attachment: Contractual 3-14-Ord (3114 : Contractual Appropriations)

First Reading _____ Rules Suspended _____

Second Reading _____

Third Reading _____

ATTEST:

Clerk of Council

This is to certify that this Ordinance has been duly published by posting and summary publication as provided by Charter.

Clerk of Council

Active Clients\City of Fairfield\Ordinances\2022\Contractual 3-14-Ord

Attachment: Contractual 3-14-Ord (3114 : Contractual Appropriations)