

Steve Miller
Mayor

Tim Meyers
Councilmember, At-Large

Gwen Brill
Councilmember, At-Large

Matt Davidson
Councilmember, At-Large



Leslie Besl
Councilmember, 1st Ward

Dale Paullus
Councilmember, 2nd Ward

Debbie Pennington
Councilmember, 3rd Ward

Adam Kraft
Councilmember, 4th Ward

**City of Fairfield City Council
Regular Meeting Agenda
Monday, April 13, 2026 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.

Council-Manager Briefing

6:00 PM - Fairfield Helping Neighbors/Commercial Revitalization Program

Business Meeting Call to Order

Mayor Steve Miller

Prayer/Pledge of Allegiance

Councilmember Leslie Besl

Roll Call

Agenda Modifications

Executive Session Requests

Special Presentations

None.

Citizen Comments

Council Reports

Approval of Minutes

1. Regular Meeting Minutes - March 23, 2026

Old Business

1. Development Services - Councilmember Gwen Brill

- a. Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1130.01(B)(2), the City of Fairfield, Ohio, Zoning Map.
 - Legislation - Hold Second Reading pending Planning Commission recommendation

New Business - Motion to Read All New Business by Title Only

1. Community & Public Relations - Councilmember Matt Davidson

- a. Simple Motion: Motion to approve the following 2026 Boards/Commissions Appointments effective April 13, 2026:

Gayle Willis - Planning Commission, partial term expires 3/31/27

Dan Murray - Sustainability Commission, partial term expires 3/31/28

Marie Wiegand - Sustainability Commission, partial term expires 3/31/27

Andy Barlow - Sustainability Commission, partial term expires 3/31/27

2. Development Services - Councilmember Gwen Brill

- a. Joint Public Hearing - 6638 and 6660 Dixie Highway
- b. Ordinance to authorize the City Manager to execute a Community Reinvestment Area Agreement and a Community Reinvestment Area School Compensation Agreement, which will provide property tax incentives for G&W Products, Inc. and E&Z, LLC to expand an existing building on Seward Road, and declaring an emergency.
 - Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

3. Parks & Recreation - Councilmember Adam Kraft

- a. Ordinance to authorize the City Manager to enter into a professional services contract with Davey Resource Group for the purpose of conducting a comprehensive, citywide tree inventory and detailed tree risk assessment for the City of Fairfield and declaring an emergency.
 - Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption
- b. Ordinance to authorize the City Manager to enter into a professional services contract with Prus Construction Co. for construction manager-at-risk (CMR) services as related to the advancement of Marsh Park Improvements Project and declaring an emergency.
 - Legislation - First Reading

4. Public Utilities - Councilmember Tim Meyers

- a. Ordinance to authorize the City Manager to enter into a contract and such other documents necessary to complete the sale of Tract A in Stockton Heights Subdivision to Kimberly Kigar and receive in exchange a permanent easement for a Public Water Main upon said property and adjacent lot number 2964 in the City of Fairfield.
- Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

5. Public Works - Councilmember Debbie Pennington

- a. Ordinance to authorize the City Manager to enter into a contract with Proshot Concrete, Inc. for Storm Sewer Repair – Corrugated Metal Pipe Invert Lining and declaring an emergency.
- Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption
- b. Ordinance to authorize the City Manager to enter into a contract with Tim Lally Chevrolet for the purchase of four (4) Chevrolet Tahoes for the Police Department and declaring an emergency.
- Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

6. Finance & Budget - Councilmember Leslie Besl

- a. Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026.”
- Contractual Appropriations: \$2,119,064 total (\$100,000 City-wide tree inventory (Parks & Recreation); \$1,580,000 construction manager-at-risk (Parks & Recreation); \$314,064 purchase of tahoes (Public Works); \$125,000 storm sewer repair (Public Works))
- Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption
- b. Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026.”
- Non-Contractual Appropriations: \$370,034 (see below for description)
- Legislation - First Reading

- Motion - Suspend Second and Third Readings
- Motion - Adoption

\$12,534 - Bibury Road Pedestrian Crossing (Public Works)

\$50,000 - Vinnedge Avenue & Van Cleves Drive Sidewalk Connection at Fairfield West to River Road (Public Works)

\$25,000 - Town Center Improvements (Public Works)

\$40,000 - 2026 Parking Lot Maintenance Program (Public Works)

\$62,000 - Broadview Access Hatch (Public Utilities, Wastewater Division)

\$50,000 - Asphalt and Concrete (Public Utilities, Water Division)

\$10,500 - Kitchen upgrades at North Trace Concessions (Parks & Recreation)

\$50,000 - purchase of Hose and Equipment (Fire)

\$70,000 - PPE Replacement (Fire)

Meeting Schedule

Monday, April 27: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Monday, May 11: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Tuesday, May 26: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Executive Session of Council (if Needed)

Adjournment

**City of Fairfield Minutes
Regular Meeting of City Council
March 23, 2026**

Council-Manager Briefing

Mayor Miller called the briefing to order at 6:00 PM. Councilmembers present: Leslie Besl, Dale Paullus, Debbie Pennington, Adam Kraft, Tim Meyers and Matt Davidson. Staff members present: Scott Timmer, Steve Wolterman, Alisha Wilson, Adam Sackenheim, Mandi Brock, Jason Hunold, Ben Mann, Greg Kathman, Laurie Murphy, Diana Davenport, Tami Moore, Chad Cooper and Steve Maynard.

Assistant City Manager Sackenheim presented the Marsh Parks Phase I update. See attached slides.

Business Meeting Call to Order

Mayor Miller called the Regular Meeting to order at 7:00 PM.

Prayer/Pledge of Allegiance

Councilmember Davidson led in prayer and Pledge of Allegiance.

Roll Call

Councilmembers present included:

Councilmember, 1st Ward Leslie Besl
Councilmember, 2nd Ward Dale Paullus
Councilmember, 3rd Ward Debbie Pennington
Councilmember, 4th Ward Adam Kraft
Councilmember, At-Large Tim Meyers
Councilmember, At-Large Matt Davidson

Councilmembers excused included:

Councilmember, At-Large Gwen Brill

Councilmember Davidson, seconded by Councilmember Meyers, moved to excuse Councilmember Brill. Motion carried 6-0.

Agenda Modifications

None.

Executive Session Requests

Councilmember Besl, seconded by Councilmember Davidson, moved for Executive Session to discuss the employment, appointment and/or compensation of a public employee or official. Roll call vote. Motion carried 6-0.

Special Presentations

1. Butler County Board of Developmental Disabilities - Jenny Mann

Jenny Mann presented an overview of the Butler County Board of Developmental Disabilities. See attached slides.

2. Fairfield Optimist Club & Mid-American Soccer Classic - John Harmon

John Harmon presented an overview of the annual MASC tournament that will be held April 10-12 and announced the Fairfield Optimist Club field and fishing day in collaboration with the Fairfield City School District Special Education Department on April 28. See attached slide.

3. Fairfield Prevention Coalition - Safe Prom Proclamation

Students from the Fairfield Prevention Coalition presented their projects to promote a safe prom and graduation season within the Fairfield City Schools. Mayor Miller presented a proclamation in recognition of their efforts.

Citizen Comments

None.

Council Reports

Councilmember Pennington announced that the curbside brush program starts in April. See the website for details. She also noted that brush dumpsters are available to residents.

Councilmember Kraft announced that the Marsh Park Bait House season begins on Friday and the Groovin' on the Green lineup will be announced on Wednesday.

Public Hearing(s)

None.

Approval of Minutes

The presented minutes were approved as written and submitted.

1. Special Meeting Minutes - March 7, 2026
2. Regular Meeting Minutes - March 9, 2026

Old Business

None.

New Business - Motion to Read All New Business by Title Only

Councilmember Kraft, seconded by Councilmember Besl, moved to read all New Business by title only. Motion carried 6-0.

1. Community & Public Relations - Councilmember Matt Davidson

- a. Simple Motion: Motion to approve the following nominations to the Charter Review Commission:

Edward Kammerer, 1st Ward (by Councilmember Leslie Besl)
Edward Swain, 2nd Ward (by Councilmember Dale Paullus)
Teresa Durbin, 3rd Ward (by Councilmember Debbie Pennington)
Lori Brown, 4th Ward (by Councilmember Adam Kraft)
Terry White, At-Large (by Councilmember Tim Meyers)
Ron Snell, At-Large (by Councilmember Gwen Brill)
Don Moser, At-Large (by Councilmember Matt Davidson)

Councilmember Davidson, seconded by Councilmember Pennington, moved to approve the 2026 Charter Review Commission nominations. Motion carried 6-0.

SIMPLE MOTION NO. 11-26. APPROVED 6-0.

- b. Simple Motion: Motion to approve the following 2026 Boards/Commissions Appointments effective April 1, 2026:

Larry Bagford - Board of Zoning Appeals, term expires 3/31/31
John Kinkade - Civil Service Commission, term expires 3/31/29
Doug Meece - Parks & Recreation Board, Third Ward, term expires 3/31/29
Dona Canaan - Sustainability Commission, term expires 3/31/29
Lauren Duncan - Sustainability Commission, term expires 3/31/29

Daniel Vitale - Cultural Arts Advisory Commission, term expires 3/31/29
Kathryn Green-Meyers - Environmental Commission, term expires 3/31/29
Marie Wiegand - Environmental Commission, term expires 3/31/29

Councilmember Davidson, seconded by Councilmember Meyers, moved to approve the 2026 Boards and Commissions appointments. Motion carried 6-0.

SIMPLE MOTION NO. 12-26. APPROVED 6-0.

2. Development Services - Councilmember Gwen Brill

- a. Ordinance to authorize the City Manager to execute the Ohio Division of Liquor Control Economic Development Transfer Request Form for the transfer of a liquor license for Multinicks Inc. and declaring an emergency.

Multinicks Inc., which does business as Minnick's Drive Thru, recently received zoning approval for a new drive thru business at 5000 River Road. Minnick's is designing the site now and plans to open the facility in late 2026 or early 2027.

As part of the project, Minnick's has applied to the State of Ohio for a C-1 and a C-2 liquor license. C-1 allows for retail carryout only sales of beer. C-2 allows for retail carryout only sales of wine and prepackaged low-proof mixed beverages. At present time, there are no C-1 or C-2 licenses available. Minnick's plans to submit an Economic Development Transfer (TREX) request to the Ohio Division of Liquor Control. If approved, this would transfer the

liquor licenses from elsewhere in the state of Ohio to Fairfield. As part of the TREX application process, a local official from Fairfield must sign off on the application form. Approval of the ordinance would authorize the City Manager to execute the application.

Councilmember Meyers presented the first reading of this ordinance. Councilmember Tim Meyers, seconded by Debbie Pennington, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Tim Meyers, seconded by Dale Paullus, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 30-26. APPROVED 6-0.

- b. Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1130.01(B)(2), the City of Fairfield, Ohio, Zoning Map.

Councilmember Meyers presented the first reading of this ordinance and announced the Joint Public Hearing date on April 13, 2026.

3. Parks & Recreation - Councilmember Adam Kraft

- a. Ordinance to authorize the City Manager to enter into a contract with Century Equipment for the purchase of Golf Maintenance Equipment and declaring an emergency.

This is to purchase a cab for the 500 Multi Pro, two green mower cutting reels, and to purchase a new Toro Reelmaster 5410 Fairway mower and replace one that has outlived its lifespan. Equipment will be procured from Century Equipment, under SOURCEWELL Partners Participant Contract # 112624-TTC. All of the above equipment will be used at both South and North Trace. The funding for these projects is programmed in 2026-2030 as CIP 6RC04.

Councilmember Kraft presented the first reading of this ordinance. Councilmember Adam Kraft, seconded by Dale Paullus, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Adam Kraft, seconded by Debbie Pennington, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 31-26. APPROVED 6-0.

4. Public Safety - Councilmember Dale Paullus

- a. Simple Motion: Motion to not request a hearing regarding a liquor permit application in the name of QuikTrip Corp, QuikTrip 7091, 7330 Dixie Highway, Fairfield, OH 45014 (Permit Class C1 & C2).

Councilmember Paullus, seconded by Councilmember Pennington, moved to not request a hearing regarding the liquor permit application. Motion carried 6-0.

SIMPLE MOTION NO. 13-26. APPROVED 6-0.

- b. Ordinance to authorize the City Manager to enter into a contract with Vance's Law Enforcement to purchase new Glock firearms and accessories and declaring an emergency.

The project will fund the purchase of 85 new Glock generation 6 firearms, holographic sights, weapon-mounted flashlights and holsters for our police officers.

Councilmember Paullus presented the first reading of this ordinance. Councilmember Dale Paullus, seconded by Adam Kraft, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Dale Paullus, seconded by Tim Meyers, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 32-26. APPROVED 6-0.

- c. Resolution to authorize the City Manager or his designee to sign and submit the Participation Form for participation in a settlement of claims with six Remnant Defendants pursuant to a Settlement Agreement dated February 23, 2026 related to opioid claims and declaring an emergency.

The City is a participant in the national opioid litigation. The proposed nationwide settlement will result in \$97,625,000 being paid by the Remnant Defendants'. Counsel for the plaintiffs is recommending that the City of Fairfield participate in this settlement with the Remnant Defendants'.

Councilmember Paullus presented the first reading of this resolution. Councilmember Dale Paullus, seconded by Tim Meyers, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Dale Paullus, seconded by Tim Meyers, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

RESOLUTION NO. 6-26. APPROVED 6-0.

5. Public Utilities - Councilmember Tim Meyers

- a. Ordinance to authorize the City Manager to enter into a contract with Bain Enterprises for the purchase of a Valve Maintenance Trailer for the Public Utility Department Water Division and declaring an emergency.

The current Valve Maintenance Trailer in the Water Division's fleet is over 16 years old and past its useful life as a front line unit. The water division depends on this unit on almost a daily basis, and during all emergencies.

The EPA sets a goal of exercising 20% of the valves in the City's water distribution system each year. This unit assists in that effort by assisting in the routine exercising of water main valves, and can also operate 'stiff' valves in an effective and efficient manner. In addition to operating and maintaining valves, the unit also has a vacuum unit to remove debris from valve boxes and curb boxes when filled with mud or debris from the roadway. It can also be used as a vacuum excavation tool.

The Public Works fleet staff has performed numerous repairs on the existing unit over the past several years and has also advocated for its replacement.

Bain Enterprises is the sole source provider/authorized dealer for this item. A sole source letter has been provided for review.

Councilmember Meyers presented the first reading of this ordinance. Councilmember Tim Meyers, seconded by Adam Kraft, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Tim Meyers, seconded by Dale Paullus, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 33-26. APPROVED 6-0.

- b. Ordinance to authorize the City Manager to enter into a contract with Bayer Becker for Engineering Services related to Lake Manor Sewage Lift Station Replacement for the City's Wastewater Collection System.

Engineering services are necessary for detailed design for the replacement of the City's Wastewater Collection System Lake Manor sewage lift station.

The City intends to replace the lift station in 2027 as the existing 1970's era station and control systems are nearing the end of their useful life. Additionally, the upgrade will address safety concerns associated with the existing station and increase pumping efficiencies to support future residential developments in the Gray Road corridor area.

The project includes the following work: design engineering for the construction of a new wet well and duplex pump station facility and associated structural, process piping, connections, electrical, control systems and mechanical interface to existing structures, asphalt paving, new fence and any required landscape restoration. To include details and specifications for demolition and removal/abandonment existing infrastructure.

Councilmember Meyers presented the first reading of this ordinance. Councilmember Tim Meyers, seconded by Adam Kraft, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Tim Meyers, seconded by Debbie Pennington, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 34-26. APPROVED 6-0.

6. Public Works - Councilmember Debbie Pennington

- a. Ordinance to authorize the City Manager to enter into a contract with JW Brennan of Ross, Ohio to perform Emergency Drainage Repair – Pleasant Run Creek Wall and declaring an emergency.

This area has a wall along both sides of the Pleasant Run Creek that was constructed in the early 2000's that is being undermined in a couple of locations and needs reinforced to prevent future failures. The existing wall consists of H piles driven to depths up to 36 feet

with concrete panels between the steel beams. The concrete panels were buried a few feet and, in the locations, where the failures are occurring, the creek has scoured the area below the panels. This has caused a large sinkhole in one area already.

The City's drainage crew has routinely made repairs to storm sewers and in eroded areas of the creek on occasion but the lack of practical access, the need for a larger excavator, and the specialized nature of the work to make this repair warrants some help from an outside contractor.

We solicited a proposal from contractors that have done this work for us in the past. Brennan was responsive, gave reasonable prices, and was willing to work with us on means and methods to come up with what appears to be a practical repair method.

The project funding for this work is in the Capital Improvements Program for 2026-2030 under 6PW57 Pleasant Run Creek Wall Repair.

Councilmember Pennington presented the first reading of this ordinance. Councilmember Debbie Pennington, seconded by Leslie Besl, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Debbie Pennington, seconded by Tim Meyers, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 35-26. APPROVED 6-0.

- b. Ordinance to authorize the City Manager to execute a contract with the Southeastern Equipment Co. for the purchase of a 2026 Case 590 Super N 4WD Backhoe and declaring an emergency.

This request is for the purchase of a 2026 Case 590 Super N 4WD Backhoe for the Street Division of the Public Works Department to replace Unit #200 (2002 Case Back-Hoe) due to age and condition. This equipment is being purchased through the Southeastern Equipment Co. using the Sourcewell joint purchasing program, contract #011723-CNH, utilizing Ohio Revised Code Section 9.48 (B)(2) allowing for the purchase of contract items through a joint purchasing program operated by or through a national or state association of political subdivisions in which the City is a member thereof. We requested a trade-in value for the old unit and found the offer to be in-line with recent Govdeals purchase prices of comparable equipment, so the old unit will be traded in.

Councilmember Pennington presented the first reading of this ordinance. Councilmember Debbie Pennington, seconded by Dale Paullus, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Debbie Pennington, seconded by Adam Kraft, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 36-26. APPROVED 6-0.

7. Finance & Budget - Councilmember Leslie Besl

- a. Ordinance to authorize the City Manager to enter into a contract with Mobilcomm for the purchase of hardware and licensing for the Avigilon surveillance system and declaring an emergency.

The implementation of a centralized video surveillance storage system has been planned and approved in the 2026–2030 Capital Improvement Program (CIP). This project includes the purchase of a dedicated video surveillance storage platform, perpetual camera licensing, and professional installation services necessary to support the City’s expanding network of security cameras across municipal facilities and public spaces. Equipment and services will be procured utilizing Ohio State bid or contract pricing when it offers a more cost-effective option than other available pricing. The City maintains a growing network of video surveillance cameras used to enhance public safety, protect City assets, support law enforcement investigations, and monitor critical infrastructure. As camera deployments continue to expand and video resolution standards increase, the demand for reliable, high-capacity storage and licensing has grown significantly, along with the need for user-friendly access to the system. Implementing a centralized storage solution ensures that video data is securely retained, efficiently managed, and easily accessible for authorized personnel.

Councilmember Besl presented the first reading of this ordinance. Councilmember Leslie Besl, seconded by Dale Paullus, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Leslie Besl, seconded by Debbie Pennington, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 37-26. APPROVED 6-0.

- b. Ordinance to establish salaries and hourly rates for certain salaried and hourly employees of the City of Fairfield, Ohio and to authorize and limit the numbers and types of certain employees, to repeal Ordinance No. 9-26 and all amendments thereto and declaring an emergency.

The Collective Bargaining Agreements (CBA) with the FOP Union, Patrol Officers and Supervisors, establish that FOP members shall receive a base wage increase of 2.5% and 2% lump sum effective April 1, 2026. The Collective Bargaining Agreement (CBA) with the IAFF establishes that IAFF members shall receive a 3% base wage increase effective the first pay period following April 1, 2026.

Councilmember Besl presented the first reading of this ordinance. Councilmember Leslie Besl, seconded by Adam Kraft, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Leslie Besl, seconded by Dale Paullus, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 38-26. APPROVED 6-0.

- c. Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026.”
- Supplemental Appropriations

These are requests for transfers for the General Fund appropriations for amounts approved

through the 2026-2030 Capital Improvement Program. The Building Division superintendent position is currently vacant, and we are using an outside contractor to complete some of the duties, which results in the need for additional funding.

Councilmember Besl presented the first reading of this ordinance. Councilmember Leslie Besl, seconded by Adam Kraft, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Leslie Besl, seconded by Debbie Pennington, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 39-26. APPROVED 6-0.

- d. Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026.”
- Contractual Appropriations: \$857,083 total (\$94,944 Firearms Upgrade (Police); \$155,000 Video Surveillance System Upgrade (IT Services); \$100,000 Emergency Drainage Repair (Public Works); \$170,328 Purchase of Back-Hoe (Public Works); \$119,111 Golf Maintenance Equipment Upgrade (Parks & Recreation); \$125,000 Replacement Valve Maintenance Trailer (Public Utilities); \$92,700 Lake Manor Sewage Lift Station Engineering (Public Utilities))

Councilmember Besl presented the first reading of this ordinance. Councilmember Leslie Besl, seconded by Dale Paullus, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Leslie Besl, seconded by Adam Kraft, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 40-26. APPROVED 6-0.

- e. Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026.”
- Non-Contractual Appropriations: \$597,710 (see below for description)
- Legislation - First Reading
 - Motion - Suspend Second and Third Readings
 - Motion - Adoption

Councilmember Besl presented the first reading of this ordinance. Councilmember Leslie Besl, seconded by Debbie Pennington, moved to suspend second and third readings. Motion carried Yes 6, No 0, Abstained 0. Councilmember Leslie Besl, seconded by Dale Paullus, moved to adopt. Motion carried Yes 6, No 0, Abstained 0.

ORDINANCE NO. 41-26. APPROVED 6-0.

\$50,000 - Emergency Drainage Repair, Additional Appropriation – Pleasant Run Creek Wall (Public Works)

\$40,000 - Trip Hazard Sidewalk Repair Via Cutting funding appropriation for 2026 Sidewalk Program (Public Works)

\$20,000 - CCTV (Closed Circuit Television) Cameras for Central Traffic System (Public Works)

\$8,000 - 2026 Street Light Installation Program (Public Works)

\$90,000 - Various Parks Site Amenities and Improvements (multiple vendors; Public Works)

\$20,000 - Replacement and Repair of Playground Equipment (Public Works)

\$20,450 - Water Division - Hydra Stop Valve (Public Utilities)

\$62,000 - Sustainability Unit - 250 Trees (General Government - CMO)

\$85,260 - Municipal/Annex Repairs and Upgrades - emergency repairs (multiple vendors; Public Works)

\$40,000 - Purchase of Ventrac Sidewalk Tractor #217 (Streets Division, Public Works)

\$8,100 – Wastewater Division – Raw Sludge Realignment (Public Utilities)

\$80,000 - purchase and installation of ballistic panels (multiple vendors; Police)

\$47,000 - Aquatic Center Repairs (Parks & Recreation)

\$8,900 - Utility Cart at Marsh Park (Parks & Recreation)

\$18,000 - Huffman Parks Garden refresh (Parks & Recreation)

Meeting Schedule

Monday, April 13: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Monday, April 27: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Monday, May 11: Council-Manager Briefing, 6:00 PM; Regular Meeting, 7:00 PM

Clerk Wilson read the meeting schedule.

Executive Session of Council (if Needed)

Council recessed to Executive Session at 8:04 PM.

Adjournment

The Regular Meeting adjourned at 8:45 PM.

ATTEST:

Clerk of Council

Mayor's Approval

Date Approved:



Marsh Park – Project Update

March 2026



TIMELINE – Recent events

- 2/11/2023 – City Strategic Offsite identifies Marsh Park Master Plan as key strategic initiative
- 2/26/2024 – Contract approved with Designing Local to help develop Marsh Park Master Plan
- Spring and Summer 2024 – Community engagement and plan development
- Fall 2024 – Spring 2025 – Plan refinement
- 4/15/2025 – Plan adoption by Parks Board
- 4/28/2025 – Plan adoption by City Council
- August 2025 – Contract approved with MKSK for engineering and architectural services → plan implementation

An aerial photograph of Marsh Park, a large green space with a winding path and several small ponds. The park is surrounded by a residential neighborhood with houses and streets. A semi-transparent blue rectangular overlay covers the central part of the image, containing white text. Several large, stylized stars in yellow and blue are scattered around the park area, some appearing to be part of a larger design or map.

The vision for Marsh Park is to create
a premier **recreational** destination that
provides the **community** with a
meaningful **connection** to a unique
natural **environment**.

PLAN GOALS

1. Enhance the environment as a natural destination
2. Promote connection between users and the park
3. Support community through events and programming
4. Encourage recreation with thoughtful improvements





Existing Conditions

- Great Miami River Trail (existing)
- Great Miami River Trail (2027)
- Existing tree cover
- 100-Year floodplain (1% annual chance) 500-
- Year floodplain (0.2% annual chance)





Overall Site Amenities - Proposed

- 1a Parking (120 spaces)
- 1b Parking (120 spaces, 12 trailer spaces)
- 1c Parking (80 spaces)
- 2 Nature-based play and recreation areas
- 3a Boat launch (vehicular)
- 3b Boat launch (ADA)
- 3c Boat launch (at-shore; typical of 2 locations)
- 4 Fishing boardwalk (typical of 5 locations)
- 5 Overlook area (typical of 5 locations)
- 6a Reservable shelter (see also 7a): Adjacent to
- 6b Reservable shelter: within 200' of parking
- 6c Reservable shelter: within 600' of parking
- 6d Reservable shelter: Adjacent to parking
- 7a Public restroom (see also 6a): 6-7 stalls total
- 7b Public restroom: 6-7 stalls total
- 7c Private restroom
- 300'/500' distance from public restrooms

Total price tag of all amenities
in Master Plan:
\$25M-30M

MASTER PLAN figure; April 2025





Southwest Area

- (A) Vehicular entry
- (B) Great Miami River Trail access point
- (C) Neighborhood pedestrian access point
- 1a Parking (120 spaces)
- 1b Parking (90 spaces)
- 1c Parking (30 spaces; 12 trailer spaces)
- 2 Nature-based play and recreation areas
- 3 Shelter with public restroom
- 4 Baithouse with public restroom
- 5 Restaurant space with private restroom
- 6 Reservable Shelter structure (capacity for 15-30 people; typical of 2 locations)
- 7 Overlook area (seating capacity for 15-30 people; typical of 2 locations)
- 8 Fishing pier/boardwalk (capacity for 12-15 people)
- 9a Vehicular boat launch
- 9b Secondary boat launch (typical of three locations)
- 10 Amphitheater area and event space
- 11 Great lawn (4 acres)

Total price tag of all
amenities – SW area:
\$12M

MASTER PLAN figure; April 2025





MASTER PLAN figure; April 2025



Schematic design site plan; March 2026



Schematic Design site plan; March 2026

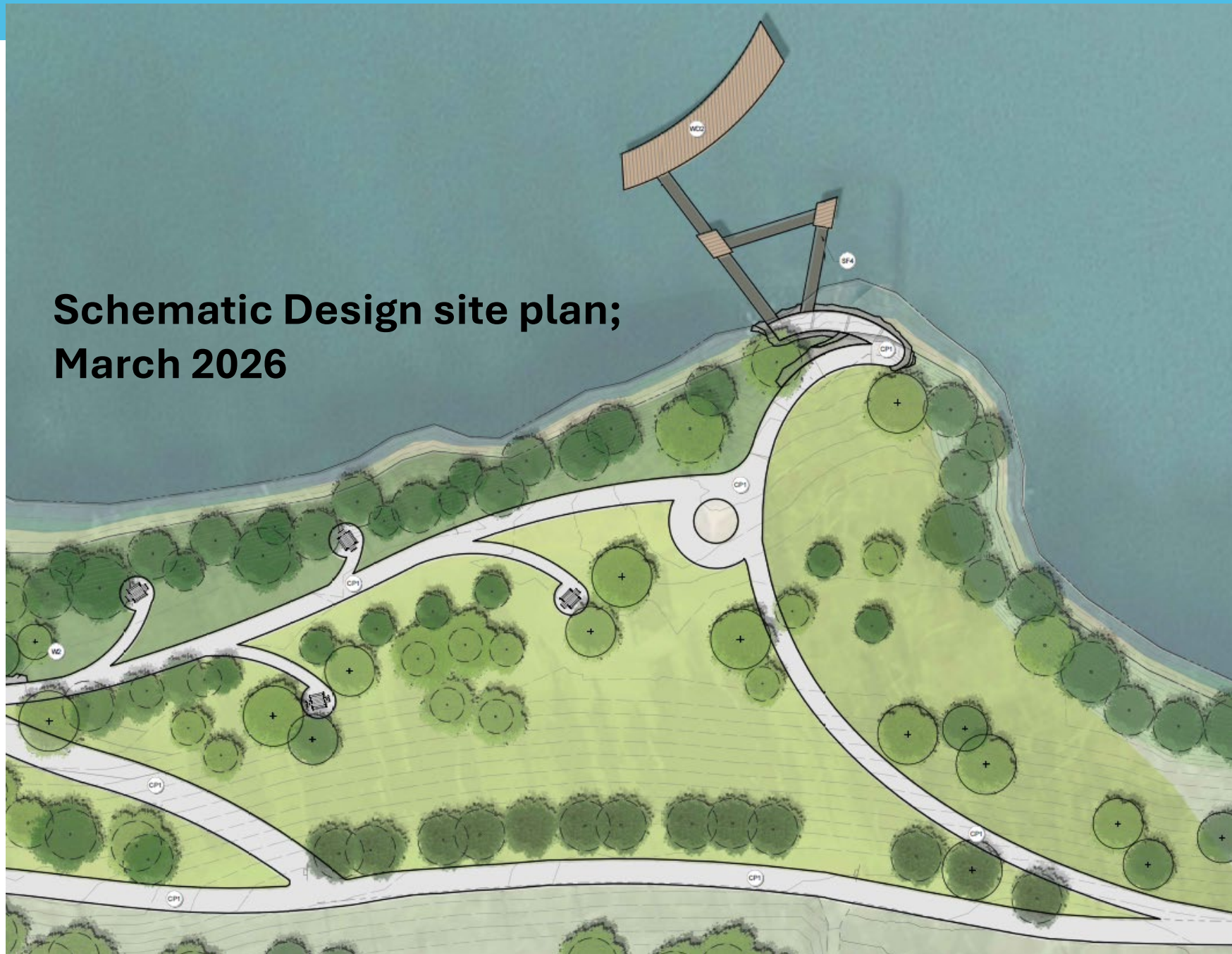


Schematic

Design site plan;

March 2026

Schematic Design site plan; March 2026





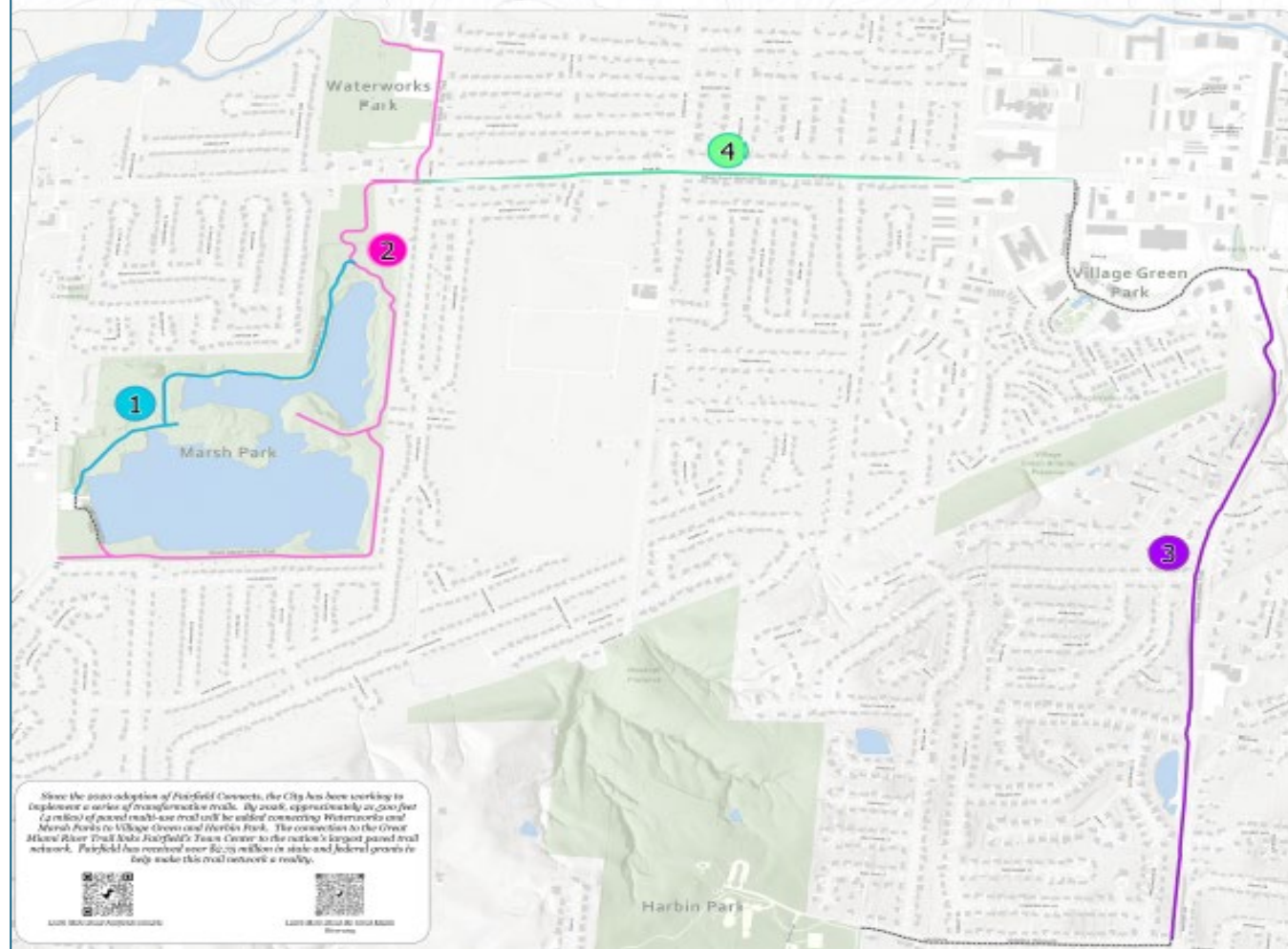








- 1 Marsh Park Interior Trails
Construction: 2026
- 2 Great Miami River Trail
Construction: 2027
- 3 Pleasant Avenue Path
Construction: 2027
- 4 River Road West Path
Construction: 2028



TIMELINE – Next steps

- 3/11/2026 – SD plan presentation to Parks Board ☒
- 3/18/2026 – SD plan presentation to EC and Sustainability Commission ☒
- 3/23/2026 – Council Manager Briefing, prior to City Council session
- April-May 2026 – Select Construction Manager At Risk
- Summer-Fall 2026 – Community Open House
- Q4 2026 – Present Notice to Proceed recommendation to City Council for construction



FAIRFIELD
OHIO

BUTLER COUNTY
Board of
**DEVELOPMENTAL
DISABILITIES**

AGENCY OVERVIEW



Actively partnering with people to access the world.



4,293 Butler County residents received supports in 2025.



1,831 Infants and young children (birth - 5)



1,024 School-age children (ages 6 - 21)

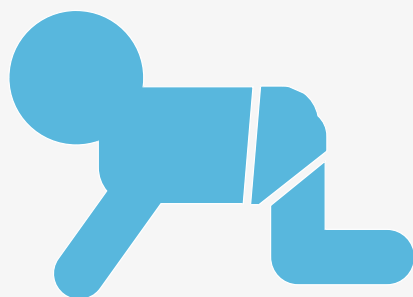


1,438 Adults (22 and older)

511 received Family Focus Supports



1,329 babies and toddlers received Early Intervention Services



2,958 were assigned to Service & Support Administrators



57 Employment Navigation supports



These numbers may be duplicated if the individual received multiple supports or services

WHAT IS A DEVELOPMENTAL DISABILITY?

According to Ohio law, a developmental disability is a severe and chronic disability that is likely to last a person's lifetime, and developed before the age of 22, and is due to "a mental or physical impairment or a combination of mental and physical impairments".

This can include but is not limited to disabilities like

- Autism
- Down Syndrome
- Cerebral Palsy
- And more

PERSON CENTERED PHILOSOPHY



EARLY INTERVENTION

Ages 0 -3

Services include

- Physical Therapists
- Developmental Specialists
- Occupational Therapists
- Speech Therapist

Services mainly occur in one-on-one familiar settings like in the home, using a coaching model of care.



SERVICE AND SUPPORT ADMINISTRATION

- Help navigate services that are available
- Serving about 3,000 individuals
- Initial and primary point of contact
- Develop plans to access services
- Establish budgets for needed services
- Identify qualified provider of services
- Maintain benefits



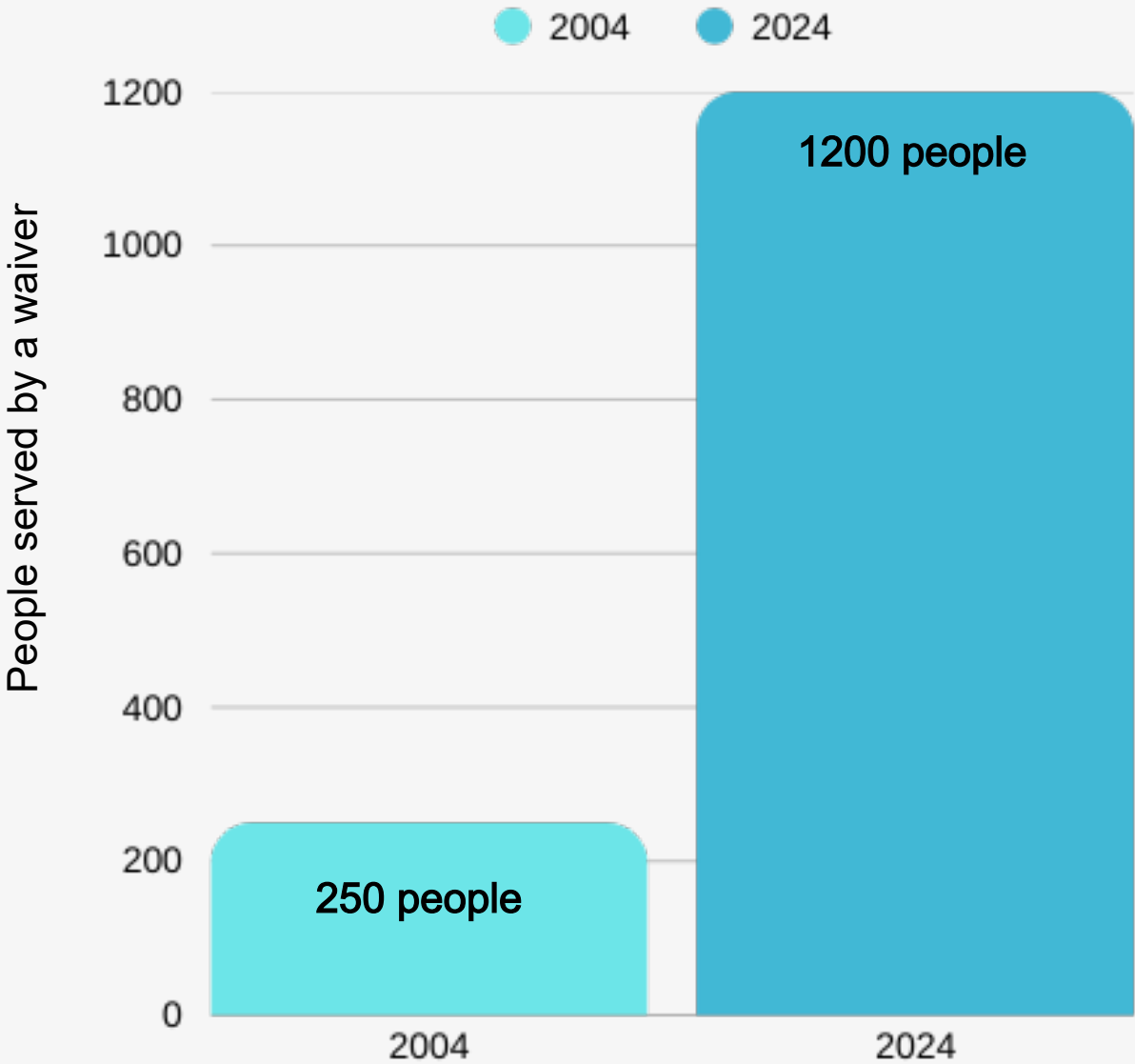
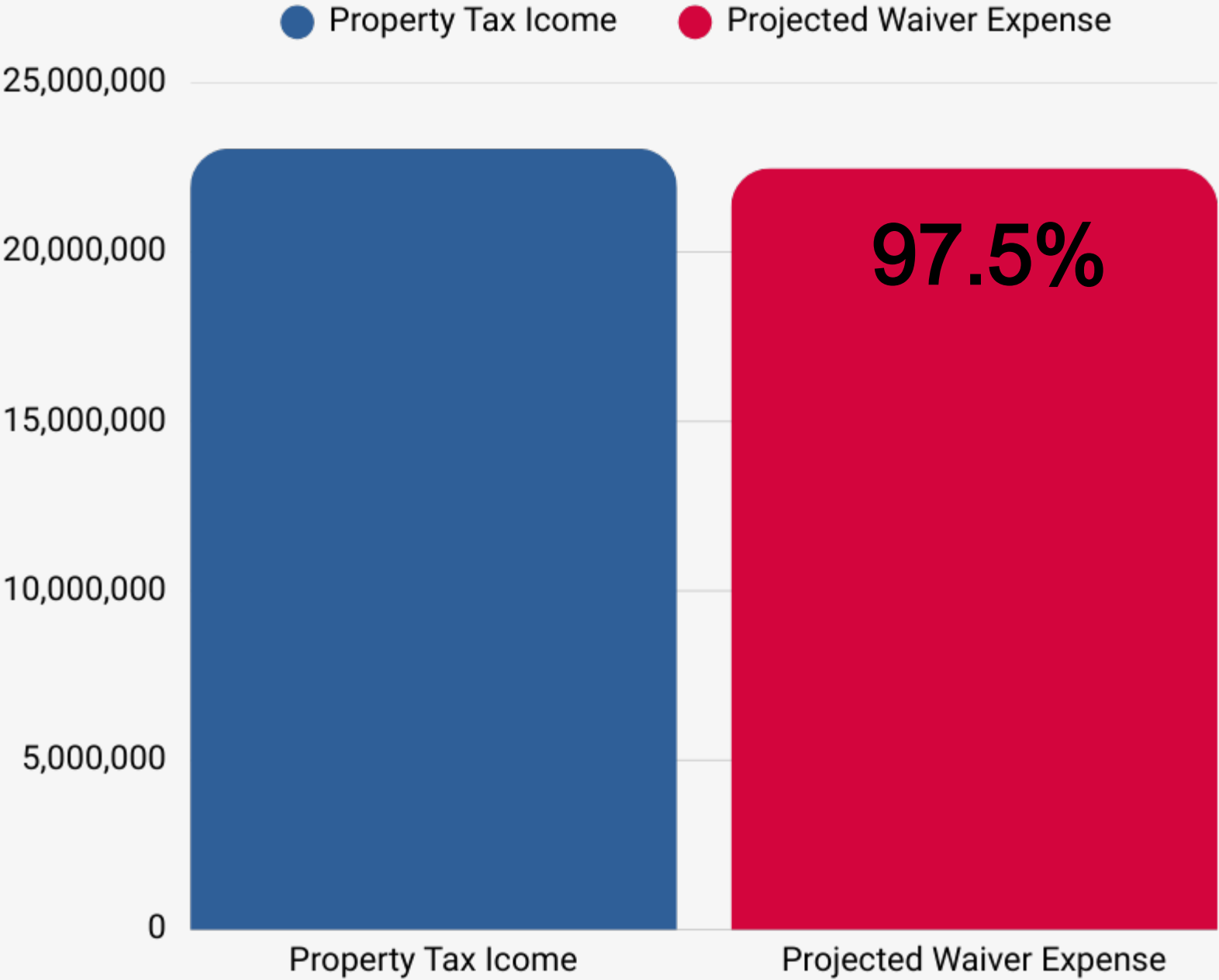
UNDERSTANDING WAIVERS

- Transportation
- Employment supports
- Home delivered meals
- Homemaker Personal Care
- Assistive Technology
- Home Modifications
- Adult Day Supports
- Respite
- Etc.



WAIVER OBLIGATION

2026 Projections based on current property tax income



380% Increase in People Supported

In 2004, we supported **250 people** through a waiver. By 2024, that number has risen to **over 1,200** . And it continues to climb at a steep ascent.

BEHAVIOR SUPPORTS



Jungle Jim's International Market

- 

Getting Ready:

I will wear comfortable clothes and shoes.
I might bring a list if we are shopping for something specific.
I can bring noise canceling headphones if I don't like loud sounds.
- 

Arriving at Jungle Jim's:

We will drive to Jungle Jim's International Market.
The store is big, and there may be lots of people.
We will enter through the entrance and get a shopping cart if we need it.
- 

Exploring the Store:

Jungle Jim's has food and items from all over the world.
There are different sections, each with unique food and decorations.
Some areas have fun displays, like singing animatronics or jungle animals.
- 

Sensory Tips:

The store can be busy with people talking and carts moving.
If it gets too loud, I can wear my headphones or take a break in a quiet area.
The store has different smells from foods, so I can cover my nose if needed.
- 

Checking Out:

When we are done shopping, we will go to the checkout lanes.
We will wait in line and put our items on the counter.
The cashier will scan our items, and we will pay before leaving.
- 

Leaving the Store:

When we finish shopping, we will go back to the car.
I can help put the bags in the car.
I can talk about my favorite things I saw at the store.

BUTLER COUNTY
Board of
DEVELOPMENTAL
DISABILITIES

bc
Travel
Butler County

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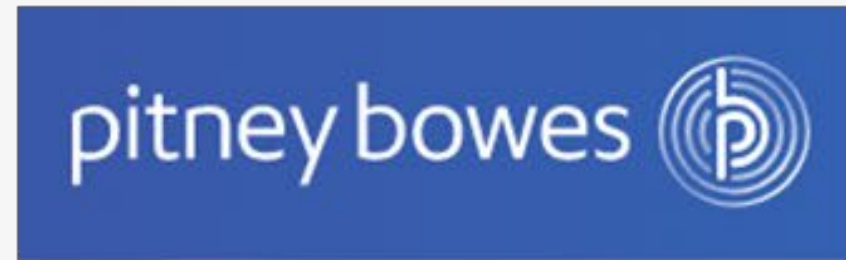


EMPLOYMENT NAVIGATION

We make it a priority to ensure that the people we support have as many opportunities as possible to work in our community.

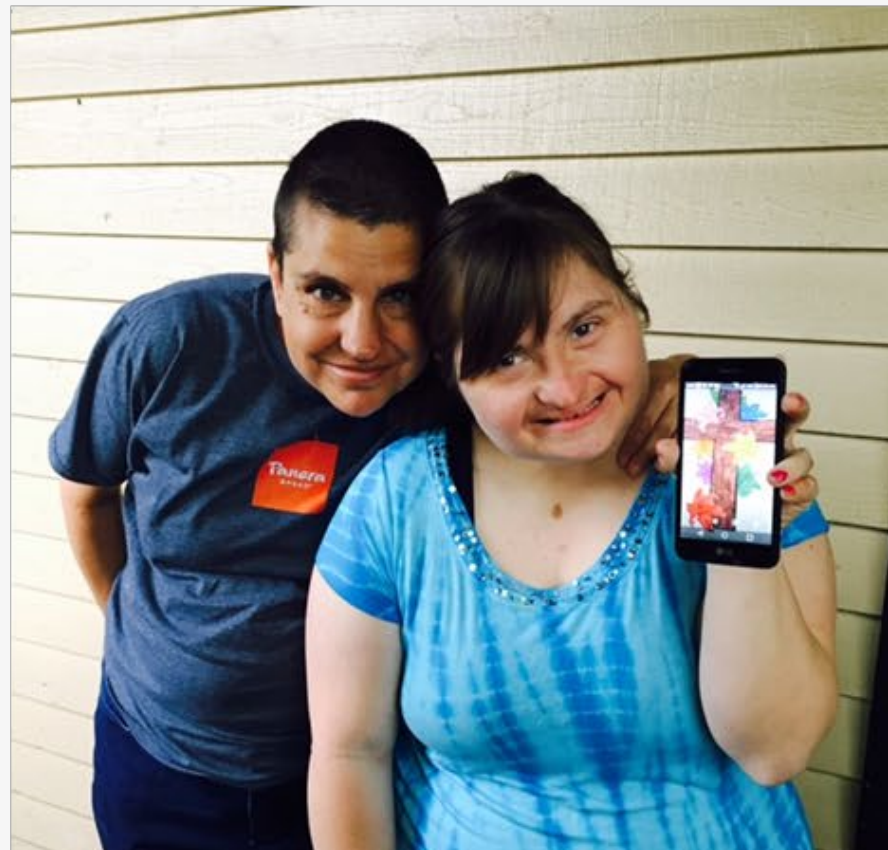


EMPLOYMENT PARTNERS



Over 450 people with developmental disabilities employed in over 200 locations!

TECHNOLOGY FIRST



REMOTE
MONITORING



SMART
HOME

ENSURING HEALTH AND SAFETY



FURTHER IMPACTS IN THE COMMUNITY



Wrap-around
support with
FCFC



Cost share
with children
services



Cost share
with mental
health



Direct service
provider for
Help Me
Grow



Funding for
accessible
housing



Project Life
and Project
Search

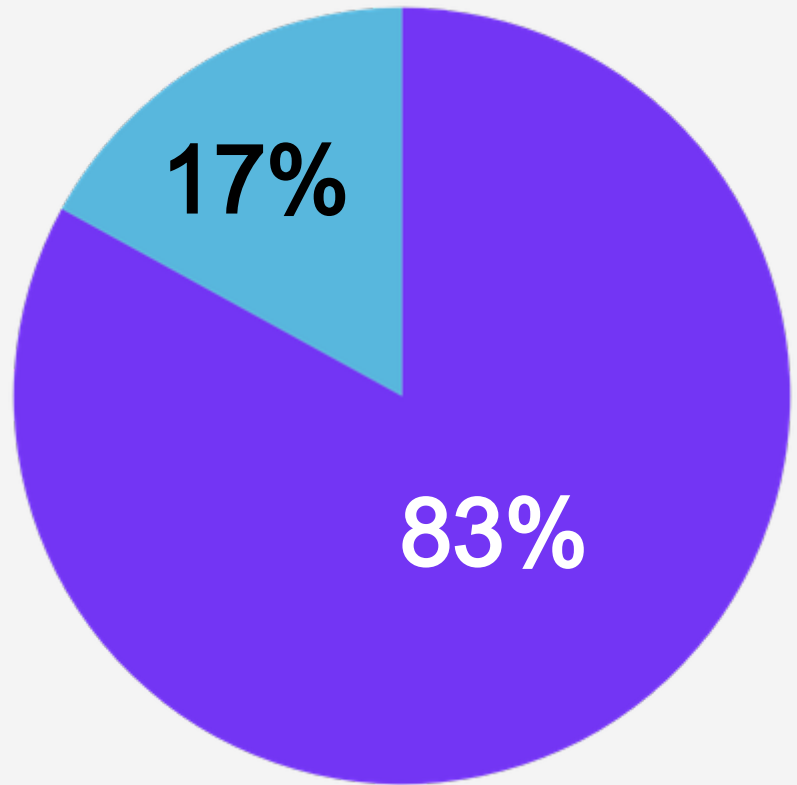
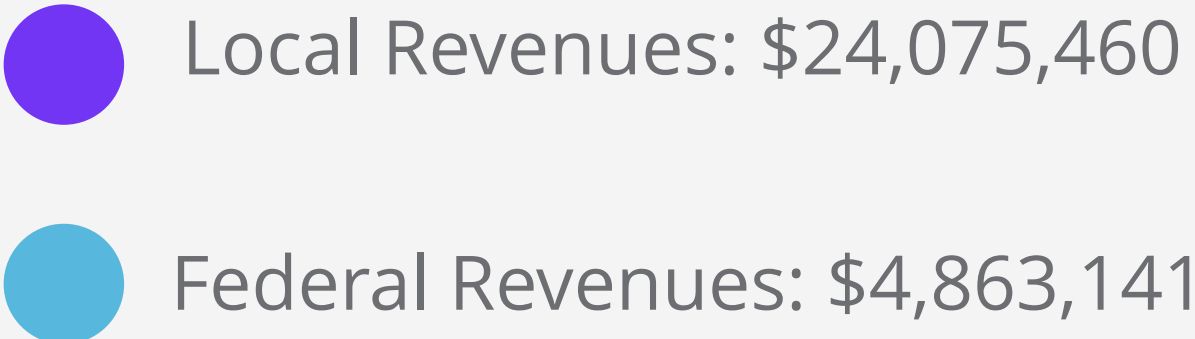
Lindsay Riley's Story



YOUR TAX DOLLARS AT WORK

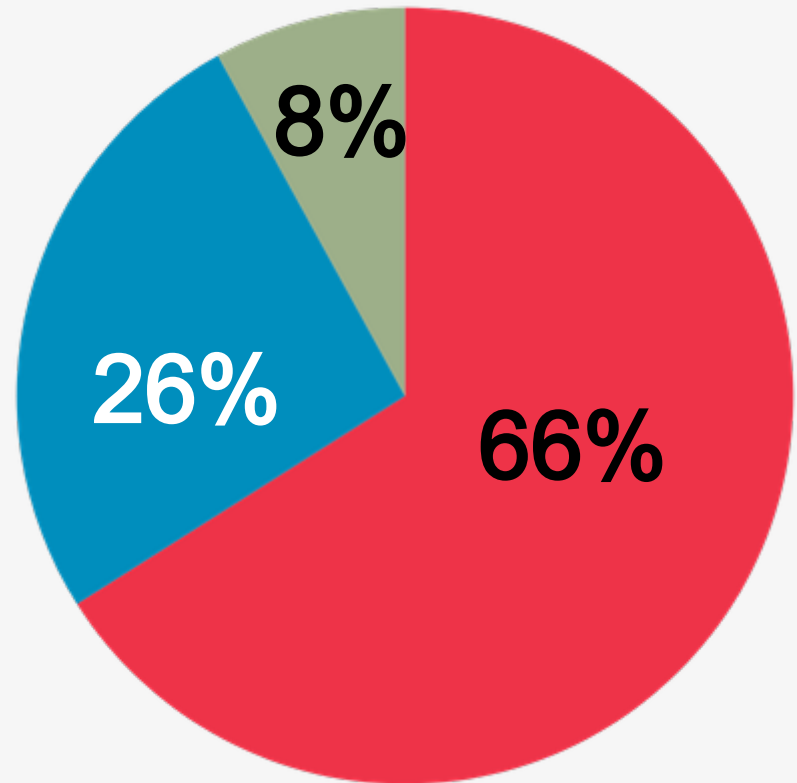
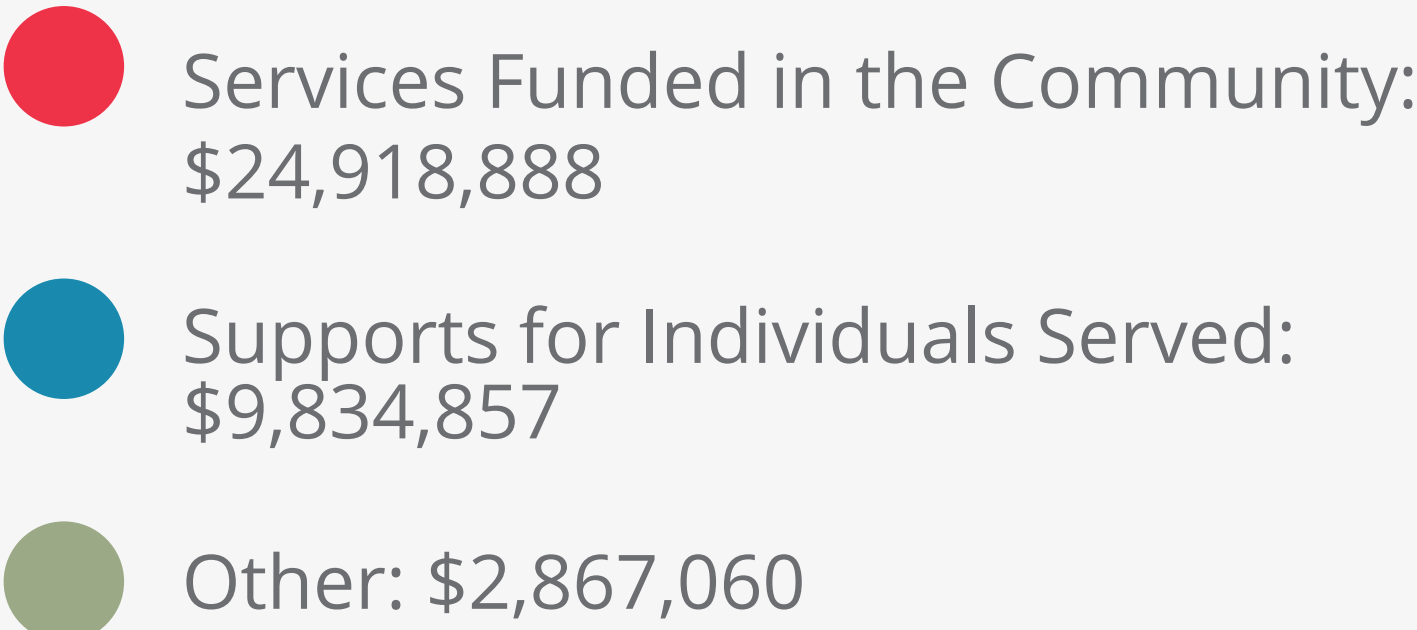
Revenues

2025 Revenues
\$28,938,601



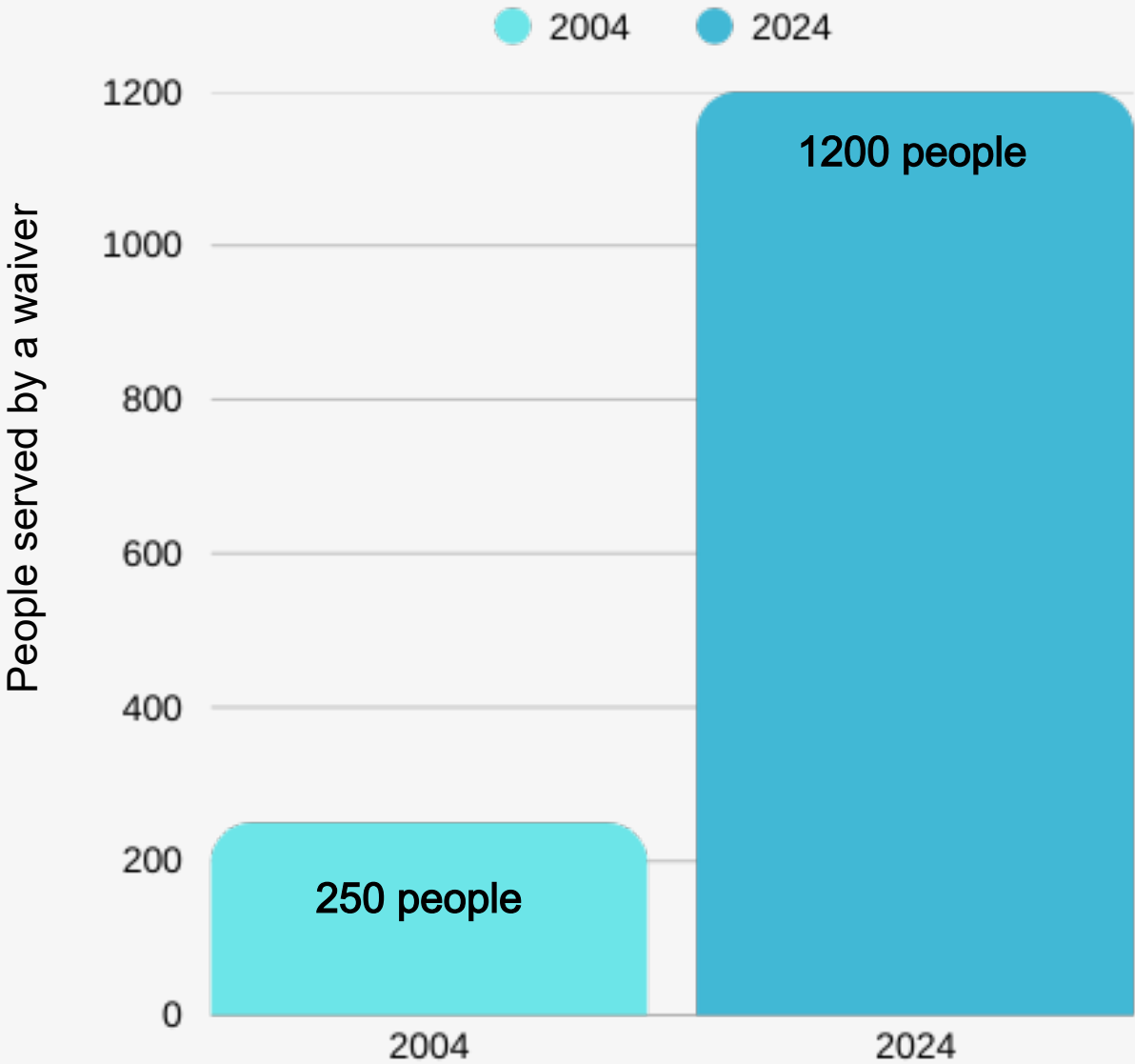
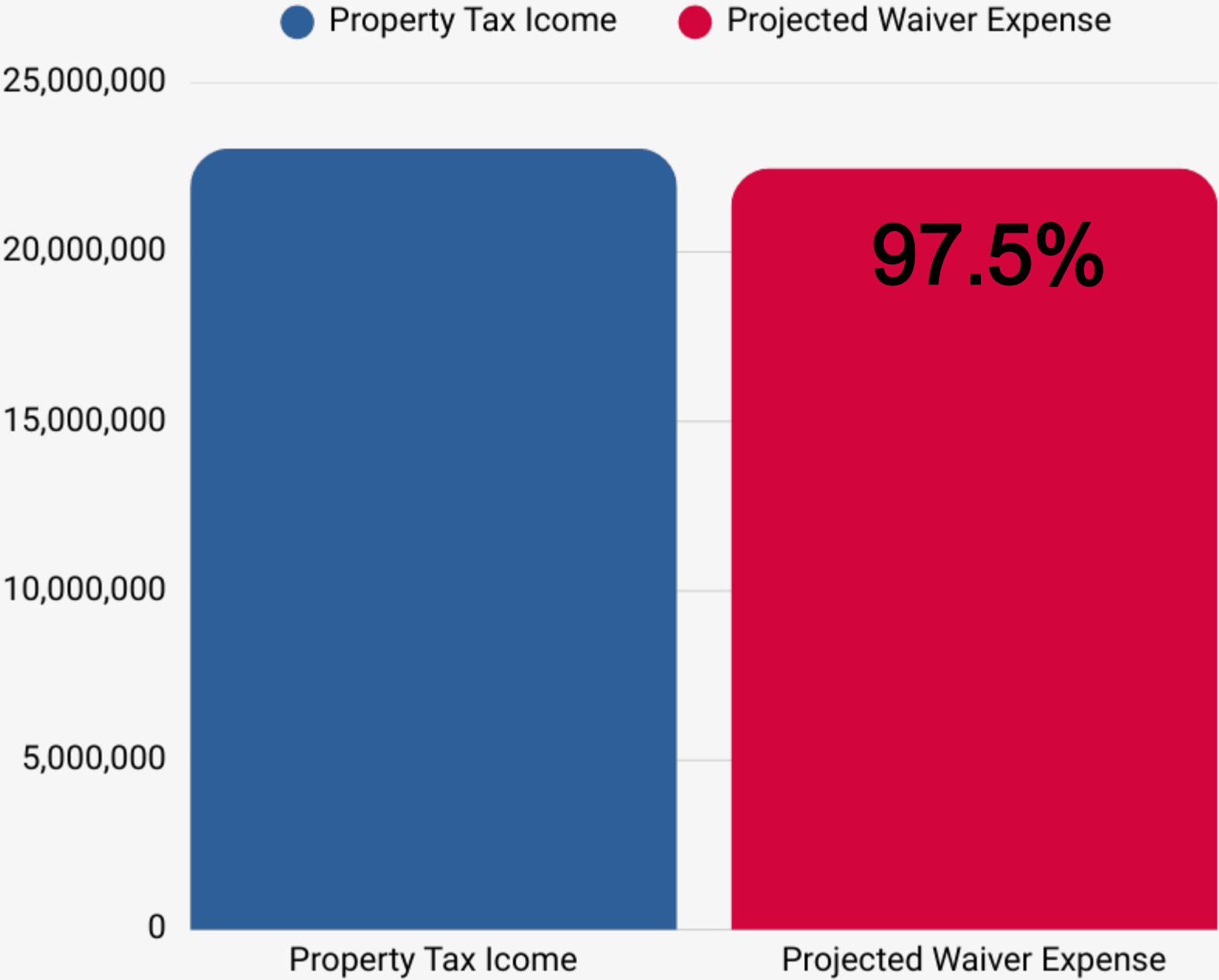
Expenditures

2025 Expenditures
\$37,620,805



WAIVER OBLIGATION

2026 Projections based on current property tax income



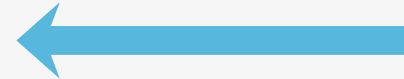
380% Increase in People Supported

In 2004, we supported **250 people** through a waiver. By 2024, that number has risen to **over 1,200** . And it continues to climb at a steep ascent.

FISCAL EMERGENCY



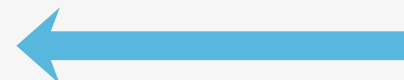
Declaring a fiscal emergency: Our Board has taken action to implement a financial savings plan and seek assistance from the Ohio Department of Developmental Disabilities.



Raises and increases: We have paused all wage increases including cost of living adjustments for our staff.



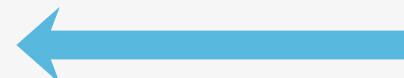
Reduced hours: All full-time staff will take a 2.5-hour reduction in work hours, which works out to a 6.67% decrease in pay on top of the lost cost-of-living increase.



Promotions and vacancies: All promotions are on freeze and all vacated positions will be scrutinized before posting.



Family Support Services Funding (FSS): In 2026, Family Support Services funding will be reduced by 50% and limited to camps and respite.

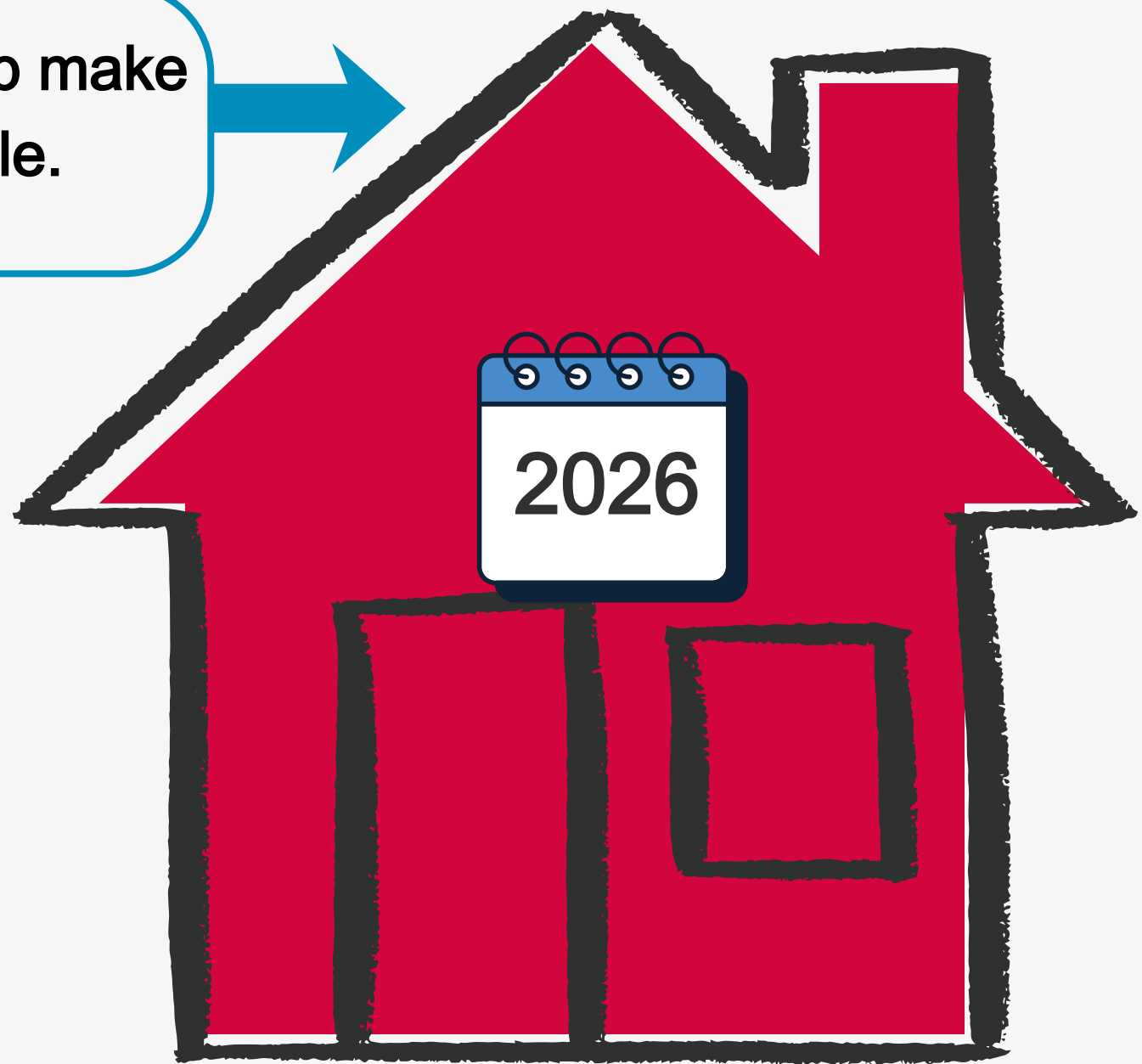


- **Pause in Locally Funded Services:** As of 12/11/2025 all requests for locally funded services are on hold indefinitely.

\$3.7 M
in savings

LEVY REQUEST

This will help make us whole.



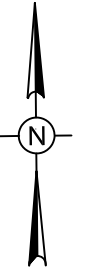
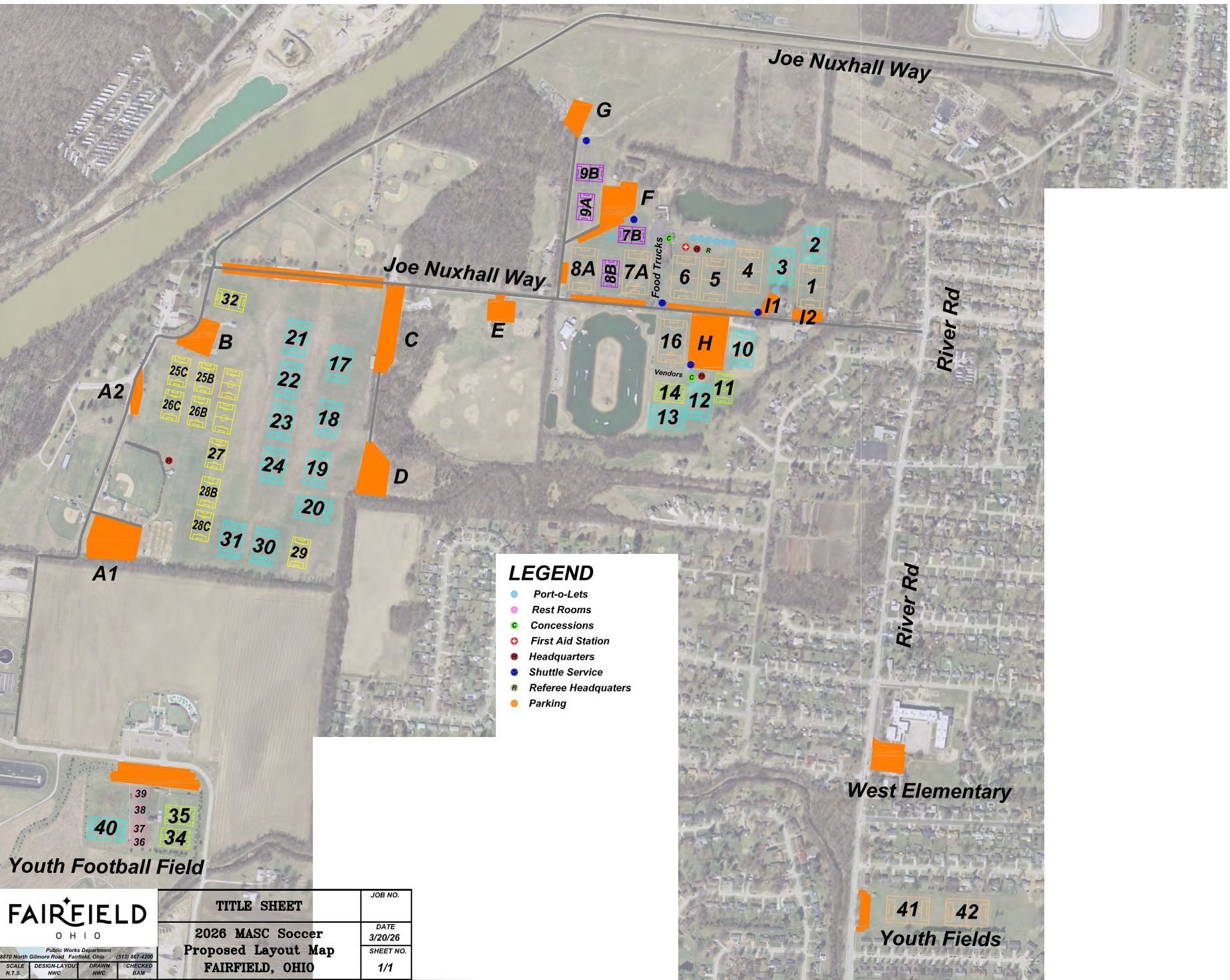
2 mill new continuing levy
generating \$26,447,060 annually.

COST PER \$100,000 VALUATION

	Annually	Monthly
Collections on current 3.0 mills	\$ 53.21	\$4.43
Collections on new 2.0 mills	\$ 70.00	\$5.83
<u>Total commitment to community:</u>	<u>\$123.21</u> Annually	<u>\$10.27</u> Monthly

THANK YOU





LEGEND

- Port-o-Lets
- Rest Rooms
- Concessions
- + First Aid Station
- Headquarters
- Shuttle Service
- Referee Headquarters
- Parking

FAIRFIELD
OHIO

Public Works Department
2870 North Gilmore Road Fairfield, Ohio (513) 867-4209
SCALE: N.T.S. DESIGN-LAYOUT: NWC DRAWN: NWC CHECKED: BAW

TITLE SHEET

**2026 MASC Soccer
Proposed Layout Map
FAIRFIELD, OHIO**

JOB NO.

DATE

3/20/26

SHEET NO.

1/1



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Alisha Wilson, Clerk of Council
Department: Development Services

Subject:

Rezoning from M-2, General Industrial District, to C-3A, General Business District Modified.

Legislation Title:

Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1130.01(B)(2), the City of Fairfield, Ohio, Zoning Map.

- Legislation - Hold Second Reading pending Planning Commission recommendation

Recommendation:

It is recommended that City Council have a first reading on this item at the March 23, 2026 meeting, set a joint public hearing for April 13, and await the written recommendation from the Planning Commission.

Discussion:

6640 Dixie is a 1.7 acre site which is the location of the former Frisch's restaurant that closed in November 2024. 6660 Dixie is a 0.87 acre site located at the northwest corner of Dixie and Seward Road that contains a small office building constructed in the late 1970s.

The Comprehensive Plan designates Route 4 (Dixie Highway) as a major commercial corridor. As the corridor developed throughout the years, most of the former M-2 zoned sites changed to commercial zoning. Some parcels, however, retained their original industrial zoning classification even when commercial uses occupied them.

Commercial and office uses are not permitted in the M-2 Zoning District. Since the former Frisch's has been vacant for some time, it has lost its legal non-conforming status as a property that can have commercial uses and now only industrial uses are permitted on the site. This will limit the marketability and redevelopment potential of the site. The office building remains legally non-conforming. The City encourages these parcels to be rezoned to commercial in order to encourage redevelopment and protect the integrity of Route 4 as a commercial corridor.

Financial Impact:

None. This is a land use decision.

Emergency Provision:

No

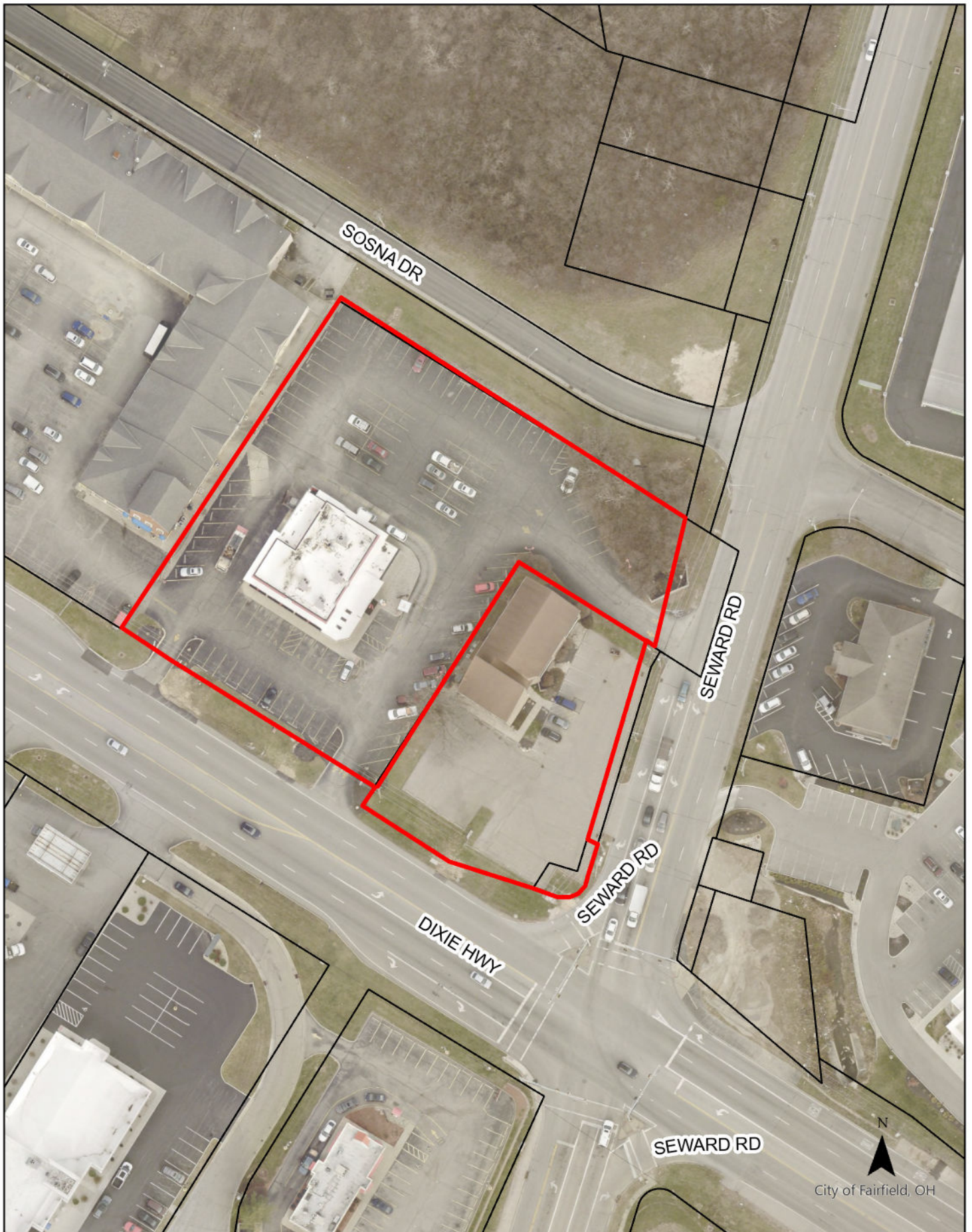
Rule Suspension Requested:

No

ATTACHMENTS:

1. aerial_council letter
2. Rezoning-Ord

Change in Zoning From M-2 to C-3A



ORDINANCE NO. _____

ORDINANCE AMENDING ORDINANCE NO. 166-84, THE CODIFIED ORDINANCES OF FAIRFIELD, OHIO, SECTION 1130.01(B)(2), THE CITY OF FAIRFIELD, OHIO, ZONING MAP.

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 1130.01(B)(2), is hereby amended by changing the zoning classification of 6640 Dixie Highway and 6660 Dixie Highway described in the attached Exhibit "A" which is incorporated herein by reference from its present M-2, General Industrial District to C-3A, General Business District.

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



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Alisha Wilson, Clerk of Council
Department: Clerk's Office

Subject:

2026 Boards and Commissions Appointments

Legislation Title:

Simple Motion: Motion to approve the following 2026 Boards/Commissions Appointments effective April 13, 2026:

Gayle Willis - Planning Commission, partial term expires 3/31/27

Dan Murray - Sustainability Commission, partial term expires 3/31/28

Marie Wiegand - Sustainability Commission, partial term expires 3/31/27

Andy Barlow - Sustainability Commission, partial term expires 3/31/27

Recommendation:

It is recommended that City Council, via simple motion, appoint the named residents to serve on the various boards and commissions effective April 13, 2026.

Discussion:

Due to resignations of some members of boards and commissions, it is necessary to fill these openings as partial terms. Council has recommended the appointments based on previous interviews with the candidates on March 7.

Financial Impact:

None

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

None



Fairfield City Council
April 3, 2026

Joint Public Hearing Notice

All property owners and citizens of Fairfield, Ohio are hereby notified that a joint public hearing between the Planning Commission and City Council has been scheduled for 7:00 PM on Monday, April 13, 2026 at the Fairfield Municipal Building at 5350 Pleasant Avenue, Fairfield Ohio, 45014. The purpose of the hearing is to solicit citizen input regarding the submission of a rezoning request for 6638 and 6660 Dixie Highway, Parcel ID A0700015000043 & A0700015000009. The request is to rezone the parcels from M- 2, General Industrial District, to C-3A, General Business District Modified.

Parties that wish to review the application may do so by visiting the Development Services Department located at the Fairfield Municipal Building or on the Development Services page on the City website at www.fairfield-city.org/162/Development-Services. Questions may be directed to the Department by telephone at (513) 867-5345 or via e-mail at development@fairfielddoh.gov. The Department is open Monday - Friday, from 8:00 AM to 5:00 PM.

Alisha Wilson
Clerk of Council

For insertion in the Journal News Friday, April 3, 2026



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Eva Joseph, Economic Development Specialist
Department: Development Services

Subject:

CRA Tax Abatement for G&W Products

Legislation Title:

Ordinance to authorize the City Manager to execute a Community Reinvestment Area Agreement and a Community Reinvestment Area School Compensation Agreement, which will provide property tax incentives for G&W Products, Inc. and E&Z, LLC to expand an existing building on Seward Road, and declaring an emergency.

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

Recommendation:

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

Discussion:

G&W Products is a metal fabrication and manufacturing company headquartered in Fairfield. The company has seen steady growth in recent years and proposes expanding operations at its main facility at 8675 Seward Road. G&W and property owner E&Z, LLC plan to construct an approximately 17,000 square foot addition to the 120,220 square foot building located on 8.9 acres.

Should this project proceed, the total building investment is estimated at \$2.45 million. The company also estimates investment of \$700,000 in new machinery, equipment, furniture, and fixtures. G&W will retain 194 existing full-time employees across its Fairfield facilities and will create at least 10 new full-time jobs within three years of completion of construction. Anticipated total future payroll is expected to exceed approximately \$14.75 million annually.

Approval of the ordinance would authorize the City Manager to enter into two agreements. The first is a Community Reinvestment Area (CRA) Agreement. The CRA Agreement would provide a 5-year, 70% property tax incentive on the assessed value of the remodeling and expansion.

The second agreement is a multi-party School Compensation Agreement. G&W and E&Z have

agreed to compensate the Fairfield City School District and Butler Tech annually, in compliance with the City's Tax Incentive Guidelines. The Board of Education of the Fairfield City School District will consider the agreement at its meeting on April 9, 2026

Financial Impact:

G&W Products and E&Z, LLC are planning to enlarge an existing facility that will increase income and property tax revenue and create new jobs in the City of Fairfield.

Emergency Provision:

Yes - Emergency approval is recommended to ensure the project can proceed on schedule.

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. CRA Agreement - G&W Products - April 2026
2. G&W CRA Application
3. School Comp Agreement - G&W Products
4. GW Products Inc-Community Reinvestment-Ord

**COMMUNITY REINVESTMENT AREA AGREEMENT
(G&W Products)**

This Community Reinvestment Area Agreement (“Agreement”) is made and entered into by and between the City of Fairfield, Ohio, an Ohio municipal corporation, with its main offices located at 5350 Pleasant Avenue, Fairfield, Ohio 45014 (hereinafter referred to as “City”), G&W Products, Inc., an Ohio corporation headquartered at 8675 Seward Road, Fairfield, Ohio 45011, (hereinafter referred to as “G&W”), and E&Z, LLC, a California Limited Liability Corporation with an address of 9663 Santa Monica Boulevard #212, Beverly Hills, California, 90210, (hereinafter referred to as “E&Z”).

WITNESSETH;

WHEREAS, City has determined to encourage the development of real property and the acquisition of personal property located in the area it has designated as the City of Fairfield Community Reinvestment Area; and

WHEREAS, E&Z owns 8.96 acres located at 8675 Seward Road in Fairfield, Ohio identified as Tax Parcel A0700222000001 as more fully described on Exhibit A attached hereto and as shown on Exhibit A-1 (“Project Site”). G&W and E&Z plan to erect an approximately 17,000 square feet addition to the existing approximately 120,000 square foot building at the Project Site to expand the business operations of G&W (hereinafter referred to as the “Project”) to begin construction in the Spring of 2026, provided that the appropriate development incentives are available to support the economic viability of said Project; and

WHEREAS, the Fairfield City Council (the “City Council”) by Ordinance No. 173-95 adopted November 27, 1995, created the “City of Fairfield Community Reinvestment Area” pursuant to Chapter 3735 of the Ohio Revised Code (the “Original Area”) and by Ordinance No. 48-08 adopted April 28, 2008, amended and expanded the designation of the Original Area to include certain other property within the City (the “Additional Area”) (the Original Area and the Additional Area are collectively hereinafter referred to as the “CRA Area”) and designated the CRA Area the “City of Fairfield, Ohio Community Reinvestment Area”; and

WHEREAS, effective June 5, 2008, the Director of the Department of Development of the State of Ohio determined and certified that the aforementioned CRA Area contains the characteristics set forth in Ohio Revised Code Section 3735.66 and confirmed the CRA Area as a “Community Reinvestment Area” pursuant to that Section 3735.66; and

WHEREAS, City, having the appropriate authority to offer development incentives for the above-stated Project, desires to provide Image with incentives as set forth herein to support development of the Project on the Project Site which are available for the development of the Project in said City of Fairfield Community Reinvestment Area under Chapter 3735 of the Ohio Revised Code; and

WHEREAS, the City, subject to the terms of this Agreement, has agreed to provide G&W and E&Z with a Five (5) year, 70% real property tax exemption applicable to the construction of the building addition and site improvements (collectively, the “Exemption”)

WHEREAS, E&Z and G&W has submitted the agreement application attached hereto as Exhibit B (the “Application”); and

WHEREAS, the Development Services Director of Fairfield, the duly appointed Housing Officer pursuant to ORC 3735.65 has reviewed and investigated the Application and has recommended the approval of same to the City Council of Fairfield on the basis that E&Z and G&W is qualified by financial responsibility and business experience to create and preserve employment opportunities in said City of Fairfield Community Reinvestment Area and improve the economic climate of the City of Fairfield; and

WHEREAS, the Project Site is located in the Fairfield City School District (the “School District”), and the Board of Education of the School District and the Board of Education of Butler Tech have been notified in accordance with R.C. Sections 3735.67, 3735.671 and 5709.83, or such notice has been waived, and have been given a copy of this Agreement and the Application; and

WHEREAS, E&Z and G&W, in exchange for receiving the Exemption, has agreed to make (i) an annual payment to the School District in the amount of thirty-two percent (32%) of the value of the Exemption received by G&W for the preceding tax year, and (ii) an annual payment to Butler Tech in the amount estimated at the time this agreement is executed to equal one percent (1%) of the value of the Exemptions to be received by Image annually (collectively, the “School District PILOT Payments”), in accordance with the School Compensation Agreement; and

WHEREAS, as required by Ohio Revised Code Section 3735.671(A), the Board of Education of the School District, pursuant to Resolution No. _____, adopted on _____, 2026 has approved this Agreement and the Exemption granted herein; and

WHEREAS, pursuant to Ohio Revised Code Section 3735.67 (A), and in conformance with the format required under Section 3735.671 (B) of the Ohio Revised Code, the parties hereto desire to set forth their agreement with respect to matters hereinafter contained;

NOW, THEREFORE, in consideration of the mutual covenants hereinafter contained and the benefit to be derived by the parties from the execution hereof, the parties herein incorporate and agree to the foregoing premises and further agree as follows:

1. E&Z and G&W shall construct the Project being an approximately 17,000 square foot addition to the existing building on the Project Site and complete other site improvements to house the business operations of G&W. The total cost for construction of the Project will be approximately Two Million Four Hundred Thousand Dollars (\$2,400,000.00). The construction of the Project will begin on or after March 1, 2026 and all construction and installation shall be completed by December 31, 2026. The assumptions and estimates provided in this Section are good faith estimates provided pursuant to Ohio

Revised Code Section 3735.671(B) and shall not be construed in a manner that would limit the amount or term of the Exemptions.

2. G&W will maintain one hundred ninety-four (194) existing full time equivalent employees. The annual payroll of the retained and additional employees is estimated to be \$14,750,000. Additionally, G&W will create ten (10) new full time equivalent employees within a time period not exceeding thirty-six (36) months after completion of the construction of the Project, and will maintain these employees for the remainder of the term of this Agreement. The existing and new employee counts include employees of G&W at the Project Site (8675 Seward Road), as well as other G&W facilities in Fairfield (8655 Seward Road and 6500 Stockton Road).
3. E&Z and G&W shall provide to the proper Tax Incentive Review Council any information reasonably required by the Council to evaluate the enterprise's compliance with the agreement, including returns filed pursuant to Section 5711.02 of the Ohio Revised Code if requested by the Council.
4. City hereby grants E&Z and G&W a tax exemption for real property improvements made to the Project Site pursuant to Section 3735.67 of the Ohio Revised Code for the following number of years and percentages:

<u>Years of Tax Exemption</u>	<u>Tax Exemption Amount (Percentage)</u>
5 years	70%

The exemption commences the first year for which the real property improvements would first be taxable were that property not exempted from taxation. No exemption shall extend beyond December 31, 2032 (for tax year 2031).

5. E&Z and G&W, as part of this agreement, and as authorized in Section 3735.671 (A)(2)(c), shall enter into a Community Reinvestment Area School Compensation Agreement with the Fairfield City School District and the Butler Technology and Career Development Schools providing for annual cash payments for each year it receives the above mentioned exemption.
6. E&Z and G&W shall pay such real and tangible personal property taxes as are not exempted under this agreement and as otherwise are required by law to be paid and are charged against such property and shall file all tax reports and returns as required by law. If G&W fails to pay such taxes or file such returns and reports, all incentives and exemptions granted under this agreement are rescinded beginning with the year for which such taxes are charged or such reports or returns are required to be filed and thereafter.
7. City shall perform such acts as are reasonably necessary or appropriate to effect, claim, reserve, and maintain exemptions from taxation granted under this agreement including, without limitation, joining in the execution of all documentation and providing any necessary certificates required in connection with such exemptions.

8. If for any reason the CRA designation expires, the Director of the ODOD revokes certification of the Area or City revokes the designation of the area, entitlements granted under this agreement shall continue for the number of years specified under this agreement, unless E&Z and G&W materially fails to fulfill its obligations under this agreement and City terminates or modifies the exemptions from taxation pursuant to this agreement.
9. If E&Z and G&W materially fails to fulfill any of their obligations under this agreement or if City determines that the certification as to delinquent taxes required by this agreement is fraudulent, City may terminate or modify the exemptions from taxation granted under this agreement. City may require the repayment of the amount of taxes that would have been payable had the property not been exempted from taxation under this agreement.
10. E&Z and G&W hereby certifies that at the time this agreement is executed, they do not owe any delinquent real or tangible personal property taxes to any taxing authority of the State of Ohio and does not owe delinquent taxes for which it is liable under Chapter 5733., 5735., 5739., 5741., 5743., 5747., or 5753. of the Ohio Revised Code, or, if such delinquent taxes are owed, G&W currently is paying the delinquent taxes pursuant to an undertaking enforceable by the State of Ohio or an agent or instrumentality thereof, has filed a petition in bankruptcy under 11 U.S.C.A. 101, et seq., or such a petition has been filed against E&Z and G&W. For the purposes of the certification, delinquent taxes that remain unpaid on the latest day prescribed for payment without penalty under the chapter of the revised code governing payment of those taxes.
11. E&Z and G&W and City acknowledge that this agreement must be approved by formal action of the legislative authority of the City of Fairfield, Ohio as a condition for the agreement to take effect. This agreement takes effect upon such approval.
12. City has developed a policy to ensure recipients of Community Reinvestment Area tax benefits practice non-discriminating hiring in its operations. By executing this agreement, E&Z and G&W is committing to following non-discriminating hiring practices acknowledging that no individual may be denied employment solely on the basis or race, religion, disability, color, national origin, or ancestry.
13. Exemptions from taxation granted under this agreement shall be revoked if it is determined that E&Z and G&W or any successor property owner, or any related member (as those terms are defined in Division (E) of Section 3735.671 of the Ohio Revised Code) has violated the prohibition against entering into this agreement under Division (E) of Section 3735.671 or Section 5709.62, 5709.63, or 5709.632 of the Ohio Revised Code prior to the time prescribed by that division or any of those sections.
14. This Agreement is not transferable or assignable without the express written approval of City.

15. E&Z and G&W affirmatively covenants that they have made no false statements to the State or City or any other local political subdivisions in the process of obtaining approval of the Community Reinvestment Area incentives for the Project. If any representative of E&Z and G&W has knowingly made a false statement to the State or a local political subdivision to obtain the Community Reinvestment Area incentives, G&W shall be required to immediately return all benefits received under this Agreement pursuant to Ohio Revised Code Section 9.66(C)(2) and shall be ineligible for any future economic development assistance from the State, any State agency or a political subdivision pursuant to Ohio Revised Code Section 9.66(C)(1).
16. This Agreement may be executed in several counterparts, each of which shall be deemed to constitute an original, but all of which together shall constitute but one and the same instrument.

IN WITNESS WHEREOF, the City of Fairfield, Ohio, by Scott W. Timmer, its City Manager, and pursuant to Ordinance No. _____ has caused this instrument to be executed this _____ day of _____, 2026, and G&W Products, Inc. by _____, its _____, has caused this instrument to be executed this _____ day of _____, and E&Z, LLC by _____, its _____, has caused this instrument to be executed this _____ day of _____, 2026.

CITY OF FAIRFIELD, OHIO

By _____
Scott W. Timmer, City Manager

G&W PRODUCTS, INC.

By _____
Jeremy Hase, Chief Financial Officer

E&Z, LLC

By _____
Zachary Shabtai, Manager

Approved as to form:

John H. Clemmons
Fairfield City Law Director

Approved as to content:

Greg Kathman
Fairfield Development Services Director

Exhibit A

Legal Description of Project Site

O.R. 6096 PAGE 1014

EXHIBIT A

Situate in the City of Fairfield, County of Butler, State of Ohio, and being Lot 11037 of the consecutive number of lots in the City of Fairfield, Butler County, Ohio.

Exhibit A-1

Map of Project Site

8675 Seward Road



Exhibit B

Agreement Application

(Attached Hereto)

OHIO CRA PROGRAM APPLICATION

City of Fairfield

OHIO DEPARTMENT OF DEVELOPMENT OHIO COMMUNITY REINVESTMENT AREA ZONE PROGRAM

PROPOSED AGREEMENT for Community Reinvestment Area tax incentives between the City of Fairfield located in the County of Butler and Enterprise 1 and Enterprise 2.

- 1a. Name of business, home or main office address, contact person, and telephone number (attach additional pages if multiple enterprise participants).

Enterprise 1

G&W Products, Inc. _____
enterprise name

Jeremy Hase _____
contact person

513-645-2312 _____
telephone number

8675 Seward Rd _____
Fairfield, OH 45011 _____
address

OH _____
State that company was incorporated in

Enterprise 2

E&Z LLC _____
enterprise name

Zachary Shabtai _____
contact person

310-613-9891 _____
telephone number

9663 Santa Monica Blvd # 212 _____
Beverly Hills, CA 90210 _____
address

CA _____
State that company was incorporated in

- 1b. Project site:

Enterprise 1

Jeremy Hase _____
contact person

513-645-2312 _____
telephone number

8675 Seward Road _____
address

Fairfield, OH 45011 _____

- 2a. Nature of business (manufacturing, distribution, wholesale or other).
Manufacturing – Metal Fabrication

- 2b. List primary 6 digit NAICS # 332322_____
Business may list other relevant SIC numbers.
- 2c. If a consolidation, what are the components of the consolidation? (Must itemize the location, assets, and employment positions to be transferred)
NA_____

- 2d Form of business of enterprise (corporation, partnership, proprietorship, or other).
S-Corp_____
3. Name of principal owner(s) or officers of the business (attach list if necessary).
Gary Johns, Owner/CEO of G&W Products, Inc.

4. Is business seasonal in nature? Yes ____ No X
- 5a. State the enterprise's current employment level at the proposed project site:
194
- 5b. Will the project involve the relocation of employment positions or assets from one Ohio location to another? Note that relocation projects are restricted in non-distress based Ohio Enterprise Zones. A waiver from the Director of the Ohio Department of Development is available for special limited circumstances. The business and local jurisdiction should contact Ohio Department of Development early in the discussions.
Yes _____ No X
- 5c. If yes, state the locations from which employment positions or assets will be relocated and the location to where the employment positions or assets will be located:

- 5d. State the enterprise's current employment level in Ohio (itemized for full and part-time and permanent and temporary employees):
194

- 5e. State the enterprise's current employment level for each facility to be affected by the relocation of employment positions or assets: NA
- 5f. What is the projected impact of the relocation, detailing the number and type of employees and/or assets to be relocated?
NA
- 6a. Has the Enterprise previously entered into a tax incentive agreement with the local legislative authorities at any site where the employment or assets will be relocated as a result of this proposal? Yes _____ No X
- 6b. If yes, list the local legislative authorities, date, and term of the incentives for each tax incentive agreement: NA
7. Does the Enterprise owe:
- a. Any delinquent taxes to the State of Ohio or a political subdivision of the state?
Yes _____ No X
 - b. Any moneys to the State or a state agency for the administration or enforcement of any environmental laws of the State? Yes _____ No X
 - c. Any other moneys to the State, a state agency or a political subdivision of the State that are past due, whether the amounts owed are being contested in a court of law or not.
Yes _____ No X
 - d. If yes to any of the above, please provide details of each instance including but not limited to the location, amounts and/or case identification numbers (add additional sheets if necessary). _____
8. Project Description (attach additional pages if necessary):
Addition to manufacturing space of approx.. 17,000 sq ft allowing for additional employment of 10 FTEs.

9. Project will begin Q2 2026 and be completed Q4 2026
provided a tax exemption is provided.
- 10a. Estimate the number of new employees the business intends to hire at the facility that is the project site (job creation projection must be itemized by full and part-time and permanent and temporary): 10 permanent FTEs

- 10b. State the time frame of this projected hiring: 2026-2029
- 10c. State proposed schedule for hiring (itemize by full and part-time and permanent and

temporary employees): 2026-2029

- 11a. Estimate the amount of annual payroll such new employees will add (new annual payroll must be itemized by full and part-time and permanent and temporary new employees).

\$500,000	Full Time (permanent)
\$	Part Time (temporary)
\$	Permanent
\$	Temporary

- 11b. Indicate separately the amount of existing annual payroll relating to any job retention claim resulting from the project:
\$ 14,750,000 (The annual payroll of **existing** Ohio jobs before expansion into a new facility in the City of Fairfield.)

12. Market value of the existing facility as determined for local property taxation.
\$8,165,000

- 13a. Business's total current investment in the facility as of the proposal's submission.
\$12,200,000

- 13b. State the businesses' value of on-site inventory required to be listed in the personal property tax return of the enterprise in the return for the tax year (stated in average dollar value per most recent 12 month period) in which the agreement is entered into (baseline inventory):
\$5,805,123

14. An estimate of the amount to be invested by the enterprise to establish, expand, renovate or occupy a facility:

A.	Acquisition of Land/Buildings:	\$
B.	Additions/New Construction:	\$2,400,000
C.	Improvements to existing buildings:	\$
D.	Machinery & Equipment:	\$700,000
E.	Furniture & Fixtures:	\$
F.	Inventory:	\$
	Total New Project Investment:	\$3,100,000

15. Business's reasons for requesting tax incentives (be as quantitatively specific as possible)
G&W Products has outgrown the current facility from a manufacturing capacity standpoint, but would like to remain in the area. E&Z (as landlord) is willing to work with G&W to expand the existing facility onto the available land on the east side of the building. The incentive will partially offset additional expenses during the term of the current lease (five

years).

Submission of this application expressly authorizes the City of Fairfield of Butler County to contact the Ohio Environmental Protection Agency to confirm statements contained within this application including item #7 and to review applicable confidential records. As part of this application, the business may also be required to directly request from the Ohio Department of Taxation or complete a waiver form allowing the Ohio Department of Taxation to release specific tax records to the local jurisdictions considering the incentive request.

Applicant agrees to supply additional information upon request.

The applicant affirmatively covenants that the information contained in and submitted with this application is complete and correct and is aware of the ORC Sections 9.66(C)(1) and 2921.13(D)(1) penalties for falsification which could result in the forfeiture of all current and future economic development assistance benefit as well as a fine of not more than \$1,000 and/or a term of imprisonment of not more than six months.

G&W Products, Inc.

3/13/2026

Name of Enterprise

Date

Signature

Jeremy Hase, CFO

Typed Name and Title

* A copy of this proposal must be forwarded by the local governments to the affected Board of Education along with notice of the meeting date on which the local government will review the proposal. Notice must be given a minimum of fourteen (14) days prior to the scheduled meeting to permit the Board of Education to appear and/or comment before the legislative authorities considering the request.

** Attach to final CRA Agreement as an exhibit

Please note that copies of this proposal must be included in the finalized Community Reinvestment Area Agreement and be forwarded to the Ohio Department of Development within fifteen (15) days of final approval.

COMMUNITY REINVESTMENT AREA SCHOOL COMPENSATION AGREEMENT (G&W Products)

This agreement between the City of Fairfield, a municipal corporation with its principal office at 5350 Pleasant Avenue, Fairfield, Ohio 45014 (hereinafter “City”), the Fairfield City School District Board of Education, a public school district with its principal offices at 4641 Bach Lane, Fairfield, Ohio 45014 (hereinafter “FCSD”), Butler Technology and Career Development Schools, a public joint vocational school district with its principal offices at 3603 Hamilton Middletown Road, Hamilton, Ohio 45011 (hereinafter “Butler Tech”), G&W Products, Inc., an Ohio corporation headquartered at 8675 Seward Road, Fairfield, Ohio 45011 (hereinafter referred to as “G&W”), and E&Z, LLC, a California Limited Liability Corporation with an address of 9663 Santa Monica Boulevard #212, Beverly Hills, California, 90210, (hereinafter referred to as “E&Z”) and specifies the manner and procedure to be used pursuant to Ohio Revised Code (ORC) Section 5709.82 authorizing general compensation relating to the Core & Main Community Reinvestment Area project.

Whereas, the Ohio Community Reinvestment Area Program, pursuant to ORC Section 3735.66 authorizes municipalities to grant real property tax exemptions on eligible new investments; and

Whereas, the City of Fairfield, by Ordinance No. 173-95 adopted November 27, 1995 designated an area within the municipality as a Community Reinvestment Area;

Whereas, effective January 4, 1996, the Director of the Ohio Department of Development determined the area designated by the municipality contains the characteristics set forth in Section 3735.66 of the ORC and certified the area as a Community Reinvestment Area;

Whereas, City provided FCSD and Butler Tech notice of the project prior to formal action as required within ORC section 3735.671 (A) (1) or 5709.83, and the FCSD approved the exemption pursuant to Resolution No. _____ adopted on March __, 2026;

Whereas, City has elected, pursuant to Ordinance No. _____ adopted on April 13, 2026, to grant a tax exemption to G&W and E&Z and enter into a formal Community Reinvestment Area Agreement; and

Whereas, City, FCSD, Butler Tech, G&W, and E&Z pursuant to ORC section 5709.82 elect to enter into a Compensation Agreement concerning the benefits relating to the aforementioned project.

Now Therefore, in consideration of the foregoing and of the mutual promises, covenants and agreements hereinafter set forth, City, FCSD, Butler Tech, G&W, and E&Z agree as follows:

Section 1. FCSD Compensation. G&W and E&Z shall jointly make an annual cash payment to FCSD by March 1 of each calendar year subsequent to an exemption year in which the property received a real property tax benefit. The amount of the payment to FCSD shall be in

the amount of thirty-two percent (32%) of the total value of the tax exemption received for the preceding tax year. On or before January 31 of each year in which a payment is due by G&W and E&Z, City and FCSD shall calculate the amount of the payment and notify each of G&W and E&Z of this value via an invoice or other correspondence.

Section 2. Butler Tech Compensation. G&W and E&Z shall jointly make an annual cash payment to Butler Tech by March 1 of each calendar year subsequent to an exemption year in which the property received a real property tax benefit. The amount of the payment to Butler Tech shall equal \$146.00, which is estimated at the time this agreement is executed to equal one percent (1%) of the total value of the tax exemption received annually during the exemption term.

Section 3. Waiver of Notice Provision. FCSD and Butler Tech hereby waive any notice provisions pursuant to ORC 3735.671 (A) (1) or 5709.83 for this tax exemption only.

Section 4. Amendments. This agreement may be amended or modified by the parties, only in writing, signed by all parties to the agreement or by applicable law changes. Should the State of Ohio significantly alter the manner in which funding is provided to local and joint vocational school districts, then all parties agree to reconsider the terms of this agreement for possible amendment.

Section 5. Entire Agreement. This agreement sets forth the entire agreement and understanding between the parties as to the subject matter contained herein and merges and supersedes all prior discussions, agreements, and undertakings of every kind and nature between the parties with respect to the subject matter of this agreement.

Section 6. Notices. All payments, certificates, reports and notices which are required to or may be given pursuant to the provisions of this agreement shall be sent by regular mail, postage prepaid, and shall be deemed to have been given or delivered when so mailed to the following addresses:

City:	City Manager 5350 Pleasant Avenue, Fairfield, Ohio 45014
FCSD:	Treasurer 4641 Bach Lane, Fairfield, Ohio 45014
Butler Tech:	Chief Financial Officer 3603 Hamilton Middletown Road, Hamilton, Ohio 45011
G&W:	Chief Financial Officer 8678 Seward Road, Fairfield, Ohio 45011
E&Z:	Manager 9663 Santa Monica Boulevard #212, Beverly Hills, California 90210

Any party may change its contact or address for receiving notices and reports by giving written notice of such change to the other parties.

Section 7. Severability of Provisions. The invalidity of any provision of this agreement shall not affect the other provisions of this agreement, and this agreement shall be construed in all respects as if any invalid portions were omitted.

In witness thereof, the City of Fairfield by Scott W. Timmer, its City Manager, and pursuant to Ordinance No. _____, has caused this instrument to be executed this _____ day of _____, 2026, the Fairfield City School District Board of Education by Jay Phillips, its Treasurer, has caused this instrument to be executed this _____ day of _____, 2026, the Butler Technology and Career Development School Board of Education by Paul Carpenter, its Chief Financial Officer, has caused this instrument to be executed this _____ day of _____, 2026, G&W Products Inc. by Jeremy Hase, its Chief Financial Officer, and E&Z, LLC by Zachary Shabtai, its Manager has caused this instrument to be executed this _____ day of _____, 2026.

FAIRFIELD CITY SCHOOL DISTRICT
BOARD OF EDUCATION

By _____
Jay Phillips, Treasurer

BUTLER TECHNOLOGY AND CAREER
DEVELOPMENT BOARD OF EDUCATION

By _____
Paul Carpenter, Chief Financial Officer

CITY OF FAIRFIELD

By _____
Scott W. Timmer, City Manager

[Signatures continued on next page]

G&W Products Inc.

By: _____
Jeremy Hase, Chief Financial Officer

E&Z, LLC

By _____
Zachary Shabtai, Manager

Approved as to content:

Greg Kathman
Fairfield Director of Development Services

Approved as to form:

John H. Clemmons
City of Fairfield Law Director

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO EXECUTE A COMMUNITY REINVESTMENT AREA AGREEMENT AND A COMMUNITY REINVESTMENT AREA SCHOOL COMPENSATION AGREEMENT WHICH WILL PROVIDE PROPERTY TAX INCENTIVES FOR G&W PRODUCTS, INC. AND E&Z, LLC TO EXPAND AN EXISTING BUILDING ON SEWARD ROAD 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 execute a Community Reinvestment Area Agreement and a Community Reinvestment Area School Compensation Agreement which will provide property tax incentives for G&W Products, Inc. and E&Z, LLC to expand an existing building on Seward Road in accordance with the agreements 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 project be authorized to proceed and create additional employment as soon as possible; 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 Communication
Regular Meeting - April 13, 2026**

Submitted by: Mandi Brock, Parks & Recreation Director
Department: Parks & Recreation

Subject:

Contract with Davey Resource Group to perform a city-wide tree inventory.

Legislation Title:

Ordinance to authorize the City Manager to enter into a professional services contract with Davey Resource Group for the purpose of conducting a comprehensive, citywide tree inventory and detailed tree risk assessment for the City of Fairfield and declaring an emergency.

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

Recommendation:

It is recommended that City Council authorize the City Manager to enter into a professional services contract with Davey Resource Group, headquartered in Cincinnati, and to appropriate funding in the amount of \$100,000 to initiate a comprehensive tree inventory and risk assessment within the City's public right-of-way. This project will involve the identification, mapping, and cataloging of trees located within public rights-of-way, along with an evaluation of each tree's species, size, condition, and structural integrity.

Discussion:

This project will allow for Davey Resource Group to initiate a comprehensive tree inventory and risk assessment within the City's public right of way. A tree inventory is a valuable tool for any city because it enables us to manage our urban forest safely, efficiently, and strategically. By keeping a detailed record of each tree's species, size, age, and condition, we can identify potential hazards early, such as diseased or weakened trees, and address them before they become safety risks. This proactive approach helps reduce emergency costs and ensures our maintenance budget is used wisely.

In November 2025, the City of Fairfield was awarded a \$100,000 reimbursable grant from the Ohio Department of Natural Resources (ODNR), which will allow us to begin this work.

The City advertised a Request for Proposal (RFP) for professional services for this project in February 2026. The City received 4 responses back from firms, and selected Davey Resource Group as the best value to provide the necessary professional services. A copy of Davey's current proposal is attached for review.

Financial Impact:

A contractual appropriation is requested for Davey Resource Group, not to exceed \$100,000. Funding for this is included in the approved 2026 Capital Improvement Program (CIP) under project 6PR55. The funding source is 416, Sustainability Fund. The City will be reimbursed fully by ODNR upon completion of the project.

Emergency Provision:

Yes, in order to get on the contractor's field-work schedule, as quickly as possible.

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. DRG Response to city of Fairfield Tree Inventory & Risk Assessment March 19, 2026
2. Davey Resource Group-Ord



March 19, 2026

Mandi Brock
Parks and Recreation Director
City of Fairfield
411 Wessel Drive
Fairfield, Ohio 45014

RE: Response to Request for Proposals for Tree Inventory and Tree Risk Assessment

Dear Ms. Brock,

Davey Resource Group, Inc. (DRG) is pleased to submit our proposal for conducting a comprehensive tree inventory and tree risk assessment for the City of Fairfield. Our team is excited about the opportunity to collaborate with you to map, assess, and manage your urban forest resources effectively.

ABOUT DAVEY RESOURCE GROUP, INC. (DRG)

DRG offers a comprehensive range of urban forestry services, including GIS-based and smart tree inventories, urban forestry plans, and urban forest software to maintain healthy, safe, and sustainable tree populations. Our company derives the majority of its annual income from urban forestry consulting, and our employees are highly trained and skilled in all phases of urban forest management.

We understand the benefits trees bring to communities — from improved air quality to reduced energy costs — and we also recognize the challenges of managing public trees. Our parent company, The Davey Tree Expert Company, was founded in 1880 to train tree surgeons, predecessors to the modern-day arborists. Over more than a century, we have developed numerous tree care and maintenance protocols, standards, and best practices, including our proprietary TreeKeeper® management software for organizing and managing tree inventories using the latest GIS and GPS technologies.

Our team is focused on prescribing the best approaches to tree maintenance and care for you. DRG's team of ISA Certified Arborists®, Municipal Specialists, and ISA Board Certified Master Arborists® delivers turn-key solutions to maximize tree resources and their long-term benefits. Fundamentally, our tree knowledge is rooted in scientific research, which differentiates us from our competitors and ensures you receive the best advice available.

UNDERSTANDING OF SCOPE

We understand that the City of Fairfield requires that DRG provide experienced, certified staff, project management, supervision, equipment, materials, and expertise to perform a tree inventory and tree risk assessment. The resulting data will be used to prioritize tree management activities throughout the city.

PROVEN TRACK RECORD

DRG has a long history of successful partnerships with municipalities in Ohio (Columbus, The Ohio State University, Fostoria, Newburgh Heights, Hamilton, Groveport, and Euclid) and nationwide, including projects with the cities of Buffalo, NY; Lancaster, PA; Tumwater, WA; East Lansing, MI; and Palo Alto, CA — as well as in Ohio where our inventory data and management plans have driven measurable improvements in urban forest health and community engagement.

OUR COMMITMENT

The team we have assembled to manage your project has the knowledge, experience, and availability to meet your goals and guide you through the next steps. They understand how to align with your specific program needs and project budget. We believe that our expertise in urban forestry management and our unwavering commitment to sustainability make DRG an ideal partner for the City of Fairfield in this important endeavor.

NEXT STEPS

Regarding the requirement to provide complete insurance policies, DRG respectfully takes exception to this request due to our status as a large multinational business. Our global insurance programs are extensive and contain confidential, proprietary data, including negotiated commercial terms and internal risk management strategies that constitute sensitive trade secrets. In accordance with industry-standard practices for organizations of our scale, we will provide a Certificate of Insurance (COI) as formal verification that our coverage meets or exceeds all solicitation requirements. This approach ensures full transparency regarding our insured status while protecting the security and privacy of our internal corporate records.

In addition to our technical expertise, DRG is committed to administrative efficiency. To ensure the City's project commences without delay, we offer a flexible contracting process tailored to your specific procurement timeline:

- **Fastest Mobilization:** For the quickest start, simply sign the attached Authorization to Proceed.
- **Standard Engagement:** We can use our standard Client Agreement, designed for efficiency and clarity.
- **Custom Contracting:** We are fully prepared to utilize the City of Fairfield's contract. To expedite the legal review process, we provide a single, consolidated set of essential redlines.

Thank you for considering DRG, and we look forward to talking with you about the next steps.

Respectfully submitted,



Jennifer Davit
Associate Consultant/ Project Manager
Davey Resource Group, Inc.
C 305.766.5846
jennifer.davit@davey.com

A PROPOSAL PREPARED FOR

City of Fairfield

Fairfield Tree Inventory and Tree Risk Assessment

March 19, 2026

Submitted by: Davey Resource Group, Inc.

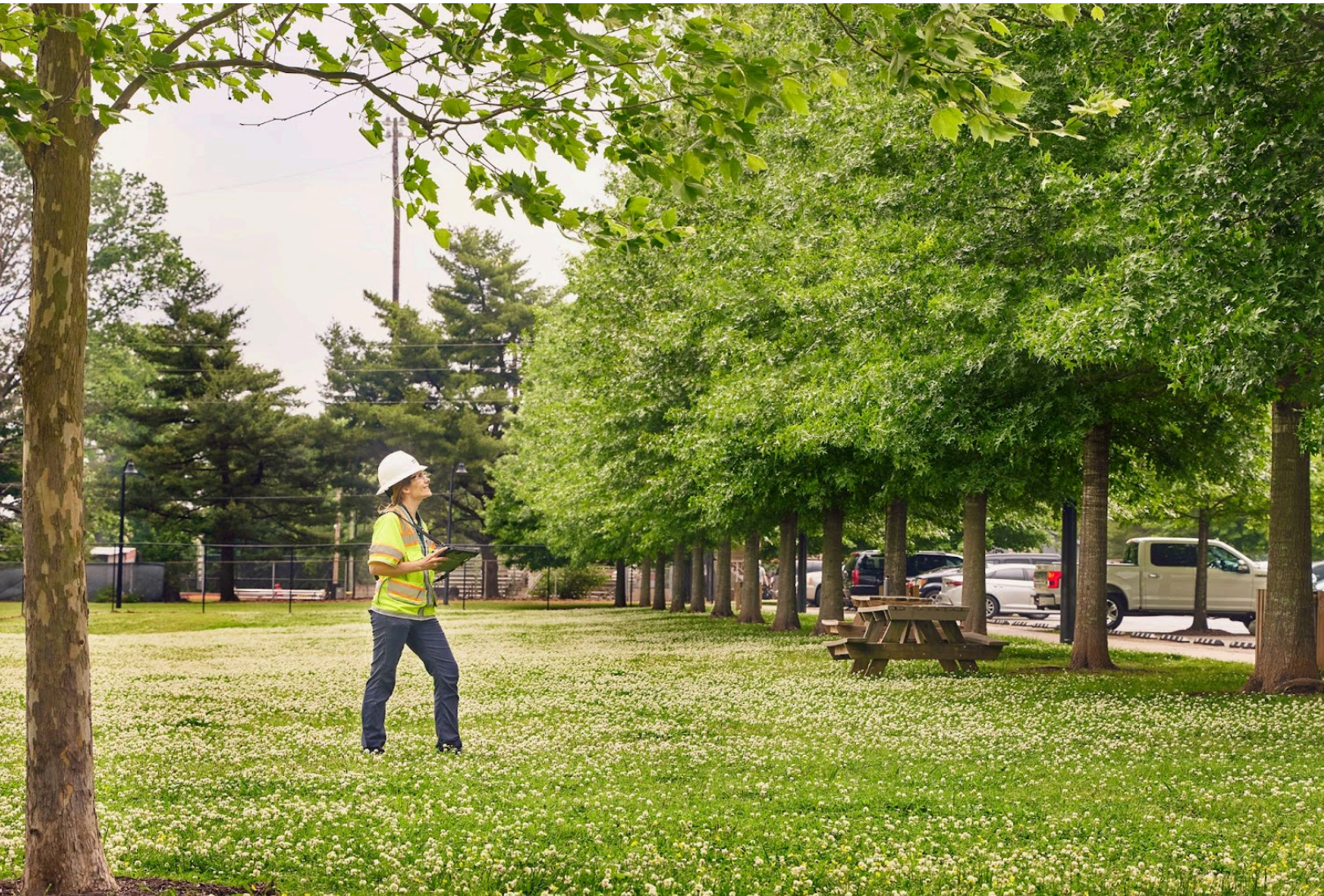


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Section One: Project Understanding

INTRODUCTION

DRG provides a wide range of environmental consulting services to clients worldwide. As the industry leader in urban forestry, we understand that trees have immense value to communities and that they sometimes fail and can cause damage. Our experience collecting data on millions of trees and conducting more inventories than any other company in the world provides you with the reassurance that your investment will not go to waste and that we understand your goals. We aim to bring our experience to help you maximize the value trees provide and minimize the risks of damage, injury, or disruption they may cause. Tools like a tree inventory and management plan help identify opportunities, focus attention, and secure resources to tackle community priorities.

We understand that your goal is to improve the urban forest's health and structure by better understanding this vital tree resource. You can't manage if you don't know what you have. DRG's tree inventory will be a ground-based arborist evaluation of the public trees, specifically in defined areas, including public right-of-way (ROW), city parks, city-owned golf courses, and city-owned green spaces. It will include information about species diversity, age distribution, and the overall condition of each tree. This project will provide much-needed insight into the tree population and enable a proactive approach to prioritizing tree work.

Applying our proprietary **Quality, Teamwork, and Communication (QTC)** methodology, we ensure the **quality** of our project by leveraging the latest GIS technology, the most recent arboriculture industry standards, and best practices to collect tree inventory data. We customize our field data collection application to your specifications, ensuring our qualified arborists collect all data attributes at each tree and effectively minimize data entry errors. To ensure accuracy, our arborists employ extensive quality control processes to identify errors and improve our approach, and before delivering data, our senior urban foresters run additional data checks and quality control processes.

This project will be led by our local regional **team**, with support from our headquarters in Kent, Ohio, allowing us to draw from resources across the United States, meet tight deadlines, share expertise, and scale as needed. Our professional staff includes many former city foresters, tree nonprofit program leaders, and tree workers who know how to assess trees and understand the difficulties in managing trees on the ground and in forestry operations.

During the inventory, DRG will **communicate** in real time by providing access to data from our web-based TreeKeeper® software. We will create custom reports for you that will provide important visualizations and insights into the findings. This allows you to track progress and make immediate management decisions.

Upon completion of the inventory, if desired, DRG can use the inventory data to develop a Tree Inventory Analysis and Maintenance Strategy with a projected 5-year budget. This plan will describe the current status of the urban forest and outline a tree maintenance approach that prioritizes risk reduction over time. The plan will enable you to project realistic budgets and work plans.

Overall, this project will provide you with comprehensive data about the trees and illuminate a path forward to address the needs of the urban forest. DRG is excited about the opportunity to be part of your proactive tree management project.

PROJECT APPROACH - QTC

Our team is excited to present our proprietary approach, integrating quality, teamwork, and communication (QTC) to deliver unparalleled service and results for your project. Our process is designed to meet our client's unique needs and standards.



UNCOMPROMISING QUALITY

Our commitment to quality is at the core of everything we do. We utilize state-of-the-art tools and methodologies to ensure the highest standards are met. Our quality assurance process involves rigorous testing and validation at every stage, ensuring that the final product not only meets but exceeds your expectations.



TEAMWORK AT ITS BEST

We believe the key to successful project delivery lies in effective teamwork. Our team comprises industry experts with diverse skills and perspectives. We foster a collaborative environment where every team member's contribution is valued, leading to innovative solutions and creative problem-solving.



SEAMLESS COMMUNICATION

Clear and consistent communication is vital for the success of any project. We have established a structured communication protocol that keeps all stakeholders informed and engaged throughout the project lifecycle. Regular updates, transparent reporting, and open channels for feedback ensure that we are always aligned with your goals and expectations.

CUSTOMIZED APPROACH

Understanding that each project has unique challenges and requirements, we customize our approach to best fit your needs. Our flexible methodology enables us to adapt to changing circumstances and requirements, ensuring optimal results every time.

With DRG, you are choosing a partner committed to excellence. Our proprietary process, emphasizing quality, teamwork, and communication, is designed to deliver superior results that align with your mission and objectives. We are eager to bring our expertise to your project and look forward to a successful collaboration.



Section Two: Scope of Work

The following key tasks constitute the proposed project:

1. **Inventory:** DRG will conduct a Geographic Information System (GIS)-based inventory of an estimated 20,000 trees, stumps, and planting sites in the public ROWs, city parks, city-owned golf courses, and city-owned greenspaces, and maintained areas of parks. The project area will be defined using GIS data layers, including parcel, street ROW, and park boundary layers.
2. **Inventory Data:** Tree inventory data will be delivered as Microsoft Excel and ESRI shapefile files.
 - a. Geospatial data will be delivered in the Ohio North State Plane Coordinate System.
 - b. Full metadata reference for all delivered data shall be compiled to the current standard endorsed by the Federal Geographic Data Committee (FGDC).
3. **Technical Memo:** DRG will provide a high-level technical memo summarizing the inventory and assessment results and providing best-practice recommendations to enhance urban tree canopy within the city.

Optional Scope of Work - TreeKeeper Software®: DRG will provide TreeKeeper®, our industry-leading tree inventory software, while the inventory project is in progress. At the conclusion of the project, as required by the City's RFP, Fairfield will receive the data as ESRI® shapefiles and an Excel® spreadsheet. However, the city may subscribe to Davey's TreeKeeper® access if desired.



TASK ONE: TREE INVENTORY

As a client-focused company, DRG prioritizes clear and effective communication with our clients. We intend to keep you informed every step of the way so you can be confident in your data and our services. Our communication process aims to ensure the project scope of work is delivered to Fairfield's expectations and to address issues before they become problems.

We also maintain strict quality control throughout the project, monitoring the site count, budget, and timeline, keeping you informed. Our proven approach to quality control engages team members and the city and ensures the final project deliverables meet your specifications.

PROJECT MANAGEMENT

Before starting fieldwork, the DRG team sets up team meetings, updates schedules, and continually evaluates the project to ensure the scope of work is completed on time and within budget. These meetings include a Virtual Kick-Off Meeting, an On-Site Kick-Off Meeting, and an On-Site Close-Out Meeting, or virtual Meeting. We maintain close communication during the project via client e-mails about the project status.

DATA MINING & WORK SPECIFICATION

DRG will request relevant GIS data and imagery, or, if necessary, we can use imagery from other public sources. We will use this data to program the data collection software and will confirm the agreed-upon data specification.

During this step, we will also share a joint scope-of-work document, the Work Specification. It outlines the data fields and ensures our field computers are programmed to collect exactly what you need for your specific maintenance workflow, preventing costly re-visits or compatibility issues later. Authorized city staff must sign the Work Specification prior to the start of work.

KICK-OFF MEETING

Once computers are programmed and fieldwork is scheduled, we will set up an on-site kick-off meeting. This meeting takes place on the first day of data collection and covers topics such as safety, data calibration, communication procedures, project expectations, and milestones. We will ask for city business cards at this meeting, which our team will carry during fieldwork in case community members seek information about the project.

Press Release: We can also provide you with a press release to notify homeowners about the project, funding sources, and what to expect. Please contact us in advance if a press release is required, so we can draft it to your specifications.

TREE INVENTORY DATA COLLECTION

DRG begins data collection after the on-site kick-off meeting. Our arborists and urban foresters locate trees, stumps, and planting sites in accordance with the agreed-upon specification of work. Our team evaluates the trees and records the specified data for each site.

- **Location Accuracy:** DRG uses field computers and equipment that meet or exceed the project's location accuracy requirements. Our project teams use GIS software and ruggedized computers with GPS receivers capable of sub-meter location accuracy under favorable conditions.

- **Individual Tree Inspection Process:** Urban foresters inspect each tree from the ground during data collection. They identify the location, species, measure tree diameter, assess tree condition and risk, and suggest the needed maintenance. Data collection is systematically conducted for consistency and typically occurs Monday through Saturday during daylight hours.
- **Safety:** DRG provides Personal Protective Equipment (PPE), such as hard hats, high-visibility safety vests, safety glasses, and boots. Additionally, our vehicles are marked with company logos and equipped with first-aid kits, fire extinguishers, and safety cones.



Data Fields

Based on the request for proposals, the following data fields will be assessed:

- **Address/Location:** transfer values from parcel GIS layer including house address, X & Y coordinates. All sites will be organized by sequential site number.
 - **Park Name:** DRG's arborist will collect the area from a city-provided GIS file.
 - **Area:** DRG's arborist will collect the area from a city-provided picklist.
- **Species:** using botanical and common names and cultivars when appropriate.
- **Tree Size:** measured by diameter at breast height (DBH) in 1-inch size classes.
- **Multi-Stem Tree:** noting if a tree has multiple stems.
- **Condition:** The general condition of each tree is rated according to the following categories, adapted from the International Society of Arboriculture's rating system:
 - *Excellent* (100%): Nearly perfect condition, vigor, and form; rarely used in built environments.
 - *Very Good/Good* (80-90%): Healthy, no major structural problems, minor aesthetic/pest issues only.
 - *Fair* (60%): Minor problems that may be corrected with time or maintenance.
 - *Poor* (40%): Major, non-recoverable problems; significant structural defects or low vigor.
 - *Critical/Very Poor* (20%): Severe decline, high risk of failure, low canopy density.
 - *Dead* (0%): No sign of life.
- **Primary Tree Maintenance*:** DRG determines this field based on ANSI A300 standard specification and assigned as:
 - *Young Tree Training* - A pruning recommendation to improve the structure, health, and vigor of a juvenile tree. This pruning is for trees under 6" DBH that will correct structural flaws and make the tree storm resilient and have a longer service-life.
 - *Thin* - A selective removal of live branches to evenly distribute crown weight and to reduce density. The intention of this pruning is to reduce wind resistance, reduce snow and ice loads, and increase light penetration.
 - *Raise* - The removal of lower branches from the crown to eliminate obstructions or clearance issues. The majority of these cuts will be made at the tree trunk.
 - Clearance above sidewalks shall be six feet or greater.

- Clearance above streets shall be 15 feet or greater.
- *Clean* - A crown cleaning to remove dead, diseased, damaged, poorly attached, or crossing branches to increase longevity and reduce failures.
- *Remove* - The complete removal of a dead or dying tree with no potential to improve with maintenance.
- *Stump Removal* - This category indicates a stump that should be removed. Any stump in the public right-of-way or park over 2 inches from ground level to be specified for removal.
- **Risk Rating:** collected per the ISA BMP on the trees in Poor, Critical, and Dead categories. Moderate, Low, High, and Extreme. Extreme risk trees will be communicated to Mandi Brock immediately with tree location, species, and size.
- **Further Inspection:** categorizing trees that require additional inspections for various issues beyond the scope of a standard inventory.
- **Overhead Utilities:** recording if overhead utilities are present and conflicting, present but not conflicting, or not present.
- **Clearance:** street signs, intersections, pedestrians, etc.
- **Observations:** observations and other pertinent information are recorded. This will include grate overgrowth-expand needed, deer guard removal needed, staking removal, mulched improperly - air excavation needed, pest problem (EAB, ALB, DED, Box Tree Moth, SLF, Spongy Moth, Thousand Cankers Disease), and other information that the city may direct including visible at ground level utility equipment, hardscape materials, and others. Only the most significant and relevant observation will be recorded.
- **Date of Inventory:** the date and name of the urban forester who collected the data.
- **Mark all Ash (*Fraxinus* sp.) and Callery Pear (*Pyrus calleryana*) trees for removal.**
- **Maintenance Priorities:** Risk rating and maintenance priorities are related but not the same thing — risk rating measures potential harm, while maintenance priorities are the decisions to act on that risk. In tree maintenance management, risk rating is a way to quantify the potential impact of a failure.
 - During the inventory, DRG's arborist will use industry standards to complete a tree risk assessment.
 - After the inventory is complete, they will seek guidance from the City of Fairfield to determine maintenance priorities and post-process information in the database in accordance with city requirements. The following descriptions will be used.
 - *Young* - This describes a young or newly planted tree that will probably not need immediate attention to increase longevity.
 - *Routine* - This maintenance recommendation should be part of a cyclical pruning program.
 - *Immediate* - Recommended maintenance should be conducted as soon as possible to ensure the health of this tree and to reduce risk.
 - *Critical* - Maintenance needs to be conducted without delay. This tree is a concern to public safety.

TREE RISK ASSESSMENT

During the inventory, DRG's urban foresters can inspect trees in Poor, Critical, and Dead categories following the ANSI tree risk assessment (ANSI-A300) protocol. DRG will complete a 360-degree ground-based visual inspection of the crown, trunk, trunk flare, above-ground roots, and site conditions around the tree in relation to targets. The assessment only includes conditions detected from the ground and does not include aerial or subterranean inspection, testing, or analysis.

DRG evaluates risk and assigns a risk rating based on an assessment of the failure mode (i.e., branch, whole tree, codominant stem) with the most significant risk. The specified period for the risk assessment is one year. The risk part of this inventory and evaluation is to maintain compliance with the most recent standards and practices in the arboricultural industry. It is important to note that our inspections are "rapid assessments" intended to show a need for further study, and thus are not legally binding in any litigation. DRG used the following criteria based on the

International Society of Arboriculture Best Management Practices—Tree Risk Assessment, Second Edition (E. Thomas Smiley, Nelda Matheny, and Sharon Lilly 2017) to arrive at a risk rating.

- **Likelihood of Failure:** Identifies the most probable failure and rates the likelihood that structural defect(s) will result in failure based on observed current conditions.
- **Likelihood of Impacting a Target:** The rate of occupancy of targets within the target zone and any factors that could affect the failed tree as it falls towards the target.
- **Consequences of Failure:** The consequences of tree failure are based on the level of target and potential harm that may occur. Consequences can vary depending on the size of the defect, a distance of fall for the tree or limb, and any other factors that may protect a target from harm. Target values are subjective, but DRG staff try to assess them from our client's perspective.

Trees identified as Extreme Risk Trees will be immediately communicated to Mandi Brock with location, species, and size.

QUALITY CONTROL AND QUALITY ASSURANCE

Not only do we provide you with real-time data viewable in our TreeKeeper® software, but we also have detailed quality control and quality assurance processes to ensure high accuracy. While minor errors are always possible in human-collected data, we are confident that our approach to quality control surpasses that of any other firm. We understand the importance of the data for your decision-making and stand by the accuracy.

To ensure data accuracy, the team employs several quality control checks, including hot and cold data checks during fieldwork. Hot checks involve urban foresters working together to collect the same data to ensure consistency. In cold checks, the urban foresters review a sample of each other's data to identify any inconsistencies. Any necessary corrections are made to ensure you receive consistent, accurate data. After the data collection is complete and before final delivery, a series of queries and checks is run to verify the data's correctness. Any identified errors are addressed before delivering the data to you and your representatives. Below is an example of a snapshot from our QC/QA methodology:

INVENTORY STATISTICS				
Site Count to Date		Percent Complete	Estimated Total Site Count	
3,161		83%	3,800	
Overall Critical Error Score	Target Critical Score	Non-Critical Error Score	Target Non-Critical Score	Percent Audited
100%	95%	98.7%	90%	1%

TREE INVENTORY DATA DELIVERY

At the end of data collection and final QC checks, we provide the data in both shapefile and Microsoft Excel™ format. Geospatial data will be delivered in the Ohio North State Plane Coordinate System. Full metadata reference for all delivered data shall be compiled to the current standard endorsed by the Federal Geographic Data Committee (FGDC).

If desired, you can continue to maintain your web-based TreeKeeper® system, which can export data in these formats at any time. Additionally, we have experience delivering data or creating APIs to a wide variety of other software systems, such as ESRI, Cartegraph, CityWorks, and Salesforce.

TASK TWO: TECHNICAL MEMO

To develop this Memo, we will analyze the tree inventory data to assess the composition, structure, and function of the tree population. Then, DRG uses the findings from the data analysis, along with industry standards and best management practices, to report on the status of the urban forest and prioritize tree maintenance needs.

SECTIONS

- **Executive Summary:** Provides an inventory, a recommended maintenance summary, and an overview of the project's findings in a format that facilitates printing and sharing with elected officials, citizens, and others.
- **Introduction:** Describes the inventory area and methods.
- **Structure & Composition:** Using charts, tables, and insight from DRG's experienced urban foresters, this section describes the composition, function, and structure of the inventoried urban forest. Detailed observations and recommendations are analyzed on the following:
 - Species & General Diversity
 - Pest Susceptibility
 - Condition
 - Relative Age Distribution
 - Defect Observations
 - Infrastructure & Growing Space
 - Canopy Cover & Stocking Level
- **Functions & Benefits:** Using i-Tree, an analysis highlighting the environmental, ecological, and economic benefits trees provide, with the following analysis:
 - Overall Results
 - Annual Benefits
 - Improving Air Quality
 - Sequestering & Storing Carbon
 - Controlling Stormwater
 - Replacement Value
- **Recommended Maintenance:** Focuses on the tree-maintenance tasks that help mitigate risk, complete proactive maintenance cycles, and plant trees. Based on the inventory data, the following analyses are discussed:
 - Priority Maintenance & Further Inspections
 - Routine Maintenance
 - Routine Pruning Cycle
 - Young Tree Training Cycle
 - Routine Inspections & Inventory Updates
 - Tree Planting & Stump Removal
- **Recommendations:** Up to five recommendations for future planning.
- **Conclusions**

Section Three: Qualifications and Experience

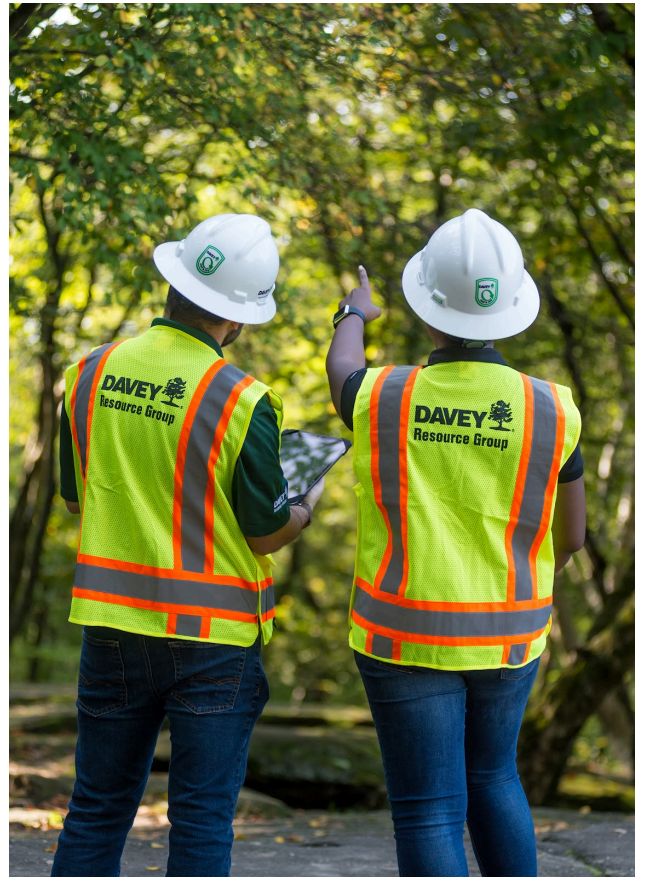
Davey Resource Group, Inc. is the leader in urban forestry consulting in the United States and has provided tree inventory assessment services and assisted with managing urban forests since its founding in 1992. We regularly assess over two million trees annually and develop a wide range of plans for communities. These plans include data-driven, operationally-focused work plans and strategic master plans guided by community and stakeholder input. Our TreeKeeper® software is used by over 500 clients nationwide and has more than 10 million trees hosted.

In addition to our on-the-ground arborist assessment and urban forest planning services, we provide GIS-based mapping and canopy assessments. Since 2010, DRG has completed over 225 urban tree canopy (UTC) assessments, providing accurate estimates of tree canopy cover and impervious surfaces. Our team consists of arborists, urban foresters, planners, landscape architects, ecologists, GIS, and Information Technology (IT) professionals. Together, we offer proven solutions for urban forest management and unique strategies for today's challenges, such as the urban heat island effect and the lack of tree canopy in underserved neighborhoods.

In addition to DRG's renowned urban forestry services, we also offer a diverse range of other environmental consulting services. This includes wetlands and stream studies, environmental design and ecosystem restoration, stormwater management and compliance, and invasive species management. DRG's staff is well-versed in complex ecosystems, resource challenges, and regulatory concerns that can impact project success. With 24 local regional offices and a national presence, DRG is well equipped to handle urban forestry and environmental projects in your area.

Internally, **we believe in the QTC method - Quality, Teamwork, and Communication.** How does this benefit you and your project? We continually look for ways to reinvent, innovate, and adapt our processes to achieve the highest quality results at the best value for our clients. This includes hiring and training team members who are accountable for good work, working safely, and providing accurate results. We encourage and engage in active communication with you and within our teams to provide quality service throughout the project and beyond. This philosophy has led to our history of satisfied repeat clients.

As a trusted partner, Davey collaborates with the United States Department of Agriculture (USDA) Forest Service, The Nature Conservancy, American Forests, and the Arbor Day Foundation on a variety of industry-leading initiatives. Our commitment extends to the International Society of Arboriculture (ISA) and its local chapters, with staff serving on boards and committees. We support the Urban and Community Forestry Society with regular presentations, sponsorships, and volunteering.



Davey has actively contributed to developing and revising arboriculture standards and best management practices, including tree risk assessment, through the American National Standards Institute (ANSI) and ISA. We also work directly with the USFS on the continued development and support of i-Tree to quantify the value ecosystem services trees provide.

DRG'S URBAN FORESTRY SERVICES

DRG's urban foresters support municipalities, campuses, parks, cemeteries, utilities, and the private sector across North America and internationally. We often provide tree risk reduction strategies through assessments and tools such as tree inventories, risk assessments, and urban tree canopy assessments. DRG tailors each project to meet our client's specific program needs and project budget. We provide:

- Tree inventory data collection and updates of existing data.
- Smart tree inventory data collection (AI and machine learning).
- TreeKeeper® software.
- Urban forest planning services to help manage trees and achieve short- and long-term goals.
- GIS services and specialists in-house to assess urban tree canopy, map tree growth, analyze planting space, and predict the impact of threats to tree canopy, such as the urban heat island effect.
- Staff augmentation and contract forestry.
- i-Tree Tools and analyses to highlight the benefits of trees.

We provide innovative solutions through experience and expertise.

Why Choose the Davey Team?

DRG'S UNIQUE QUALIFICATIONS

The following assets and qualities of DRG distinguish us within the arboriculture and urban forestry fields and demonstrate our ability to provide high-quality services.

- **Large professional arborist and GIS/IT staff.** DRG has over 100 professional arborists dedicated to tree inventories and urban forestry consulting, 20 GIS/IT specialists, and access to additional trained employees as the needs arise. As a large national firm, DRG can expand a project team quickly to meet the needs of any project. Our size and internal resources allow it to complete large, long-term inventory projects.
- **Large equipment inventory.** DRG owns multiple handheld computers and pen tablets for tree data collection and precise GPS units. We have national purchase and rental agreements with computer hardware manufacturers and technical equipment to quickly obtain specialty, additional, or replacement equipment.
- **Tree inventory and software project experience.** DRG has over 30 years of experience conducting municipal tree inventories, creating long-term management plans, and creating customized software systems. We have successfully completed more tree inventories than any other company and regularly assess more than 2 million trees annually. Our inventory arborists are highly trained in tree identification, tree maintenance determinations, and tree risk assessments.

- **Local offices and staff with national support.** DRG maintains several offices throughout the region, and our staff can respond directly to any questions or inquiries you might have, ensuring quick and constant communication. Our parent company, The Davey Tree Expert Company, also has residential and commercial tree care and landscaping, horticultural technical support, and urban forestry consulting offices throughout the region. These local offices have our nationwide company's collective support and resources and can assist as necessary.
- **A 145-year history of providing clients with quality work and proven results.** The Davey Tree Expert Company has been in business for over 145 years. It is an employee-owned company that has stood the test of time. While other urban forestry companies and their inventory software programs have gone out of business, The Davey Tree Expert Company's history speaks to longevity and security, such that it will remain successful and be able to serve the needs of your community well into the future.

THE PROJECT TEAM

DRG offers the industry's most qualified and credentialed team, backed by the largest staff of urban forestry consultants in the country. Our experts possess deep knowledge of industry standards, Best Management Practices (BMPs), and the unique demands of municipal environments.

Our Credentials

- **100% Certified:** Every team member is an ISA Certified Arborist® or actively pursuing certification.
- **Advanced Qualifications:** Many hold elite credentials, including Board Certified Master Arborist® (BCMA) and ISA Tree Risk Assessment Qualification (TRAQ).
- **Multidisciplinary Support:** Our arborists are supported by a full suite of in-house IT/GIS analysts, software technicians, and data specialists.

Note: While the team list below represents our ideal project staffing, our national scale allows us to seamlessly substitute staff with equal expertise to meet your project's timeline and needs.*

Jim Jenkins

Principal Consultant

Jim Jenkins, a principal consultant at Davey Resource Group, Inc. (DRG), oversees computerized tree inventory projects for municipalities, parks, and building sites. Within the urban forestry team, he provides leadership on core services like tree inventories, management plans, and related deliverables. Jim ensures quality control and assurance for in-field work, offers training for new staff, and promotes safe and efficient production.

Experienced with GPS, GIS systems, handheld data units, and various inventory software, Jim is well versed in urban tree risk assessment, landscape tree appraisals, and preservation. Formerly a lawn care technician at The Davey Tree Expert Company, he graduated from the Davey Institute of Tree Sciences. Jim's career highlights include tree preservation on U.S. Naval Air Stations in Florida, data collection for i-Tree reference cities nationwide, and managing the Asian Longhorned Beetle Cooperative Eradication Program in New York City and Boston.

Jim is an International Society of Arboriculture (ISA) Board Certified Master Arborist with a Tree Risk Assessment Qualification (TRAQ) and an ASCA Tree and Plant Appraisal Qualification (TPAQ). A dedicated advisor on arboricultural issues for Youngstown State University's Campus Beautification Initiative Working Group, he played a pivotal role in developing the university's urban forestry program and achieving Tree Campus USA designation. Jim is also a past board member of the ISA's Ohio Chapter Board of Directors.

Notable Project Experience

- Muskingum Watershed Conservancy District | Tappan Lake Area 4 Tree Inventory and Preservation Mapping | Principal Consultant
- City of Brooklyn, OH | Tree Inventory | Project Arborist
- Terra Designs Studios in Coshocton, OH | Project Arborist
- City of Ravenna, OH | Consulting Arborist
- Youngstown State University in Youngstown, OH | Consulting Arborist
- City of Columbus, OH | Tree Inventory



Education

- B.S., Conservation, Kent State University

Credentials

- International Society of Arboriculture (ISA), Board Certified Master Arborist, OH-1425BM
- Tree and Plant Appraisal Qualification (TPAQ), ASCA
- ISA Tree Risk Assessment Qualification (TRAQ)
- Certified Ohio Commercial Pesticide Applicator (#10549), Ohio Department of Agriculture
- Adult First Aid/CPR/AED, American Red Cross

Special Training

- 10-Hour Construction Safety and Health Training Course (#001901457), Occupational Safety and Health Administration (OSHA)
- Davey Institute of Tree Sciences

Professional Affiliations

- International Society of Arboriculture
- International Society of Arboriculture Ohio Chapter Board of Directors (Past)
- City of Kent, OH - Shade Tree Commission Member

Jennifer Davit

Associate Consultant

Jennifer Davit is an associate consultant at Davey Resource Group, Inc. (DRG). With over 22 years of experience as a horticulturist, she has worked across public, private, and government sectors. Her skills in perennial plant design, installation, and management offer a unique perspective on environmental design, ecosystem restoration, and urban forestry projects. She joined DRG in 2024, where she contributes to various initiatives, including invasive species management, native planting design, and ecosystem restoration.

Before joining DRG, Jennifer held various positions, including LandKeeping Consultant at Grunder Landscaping Co., Director of The Lurie Garden in Chicago's Millennium Park, Curator of Horticulture at Phipps Conservatory, and consultant for award-winning landscape architecture firms.

At Five Rivers MetroParks, Jennifer served as the horticulturist for multiple areas including RiverScape and Island Metroparks. While overseeing the Urban Zone, she created plantings to support the high public use of the parks. While at Cox Arboretum, Jennifer revised the nursery management plan for native trees, shrubs, and herbs to enhance growth and health. By adjusting soil compositions, fertilization strategies, and environmental conditions, she achieved higher seedling survival rates and improved growth.

Notable Project Experience

- City of Fostoria | Fostoria Street Tree Inventory | Project Manager - partnered with the city in 2025 to complete a GIS-based street tree inventory across public rights-of-way, including parks and cemeteries. DRG arborists inventoried 5,935 sites, including 3,458 trees, 116 stumps, and 2,361 vacant planting locations, documenting location, species, condition, diameter at breast height (DBH), and observable defects. A tree risk assessment was also performed on all trees. Together, the inventory and priority planting plan gives the City of Fostoria practical, data-driven tools to guide planting, maintenance, and budgeting.
- The Lurie Garden | 2013 - 2018 Garden Director | Launched projects to expand the garden's scope, including revenue-generating programs like corporate sponsorships, plant sales, a membership program, and grant submissions. Oversaw capital improvements such as recycled granite pathways, garden lighting, and an on-site office.
- Openlands Community Greening Committee | 2013 - 2018 | Participated in outreach activities in Chicago public elementary schools and volunteered with the TreeKeepers program.



Education

- M.P.S.H., Horticulture with a specialty in Public Garden Management, Cornell University
- B.A., Biology, Wright State University

Credentials

- International Society of Arboriculture (ISA) Certified Arborist, OH-7274A
- Ohio Commercial Pesticide Applicators License in Categories 6A (General Ornamental Pest Control), 6D (Greenhouse Pest Control), and Core, 165341, Ohio Department of Agriculture

Lizzie Sords

Associate Consultant

Lizzie Sords is a project manager with Davey Resource Group, Inc. (DRG). She has over 10 years of industry experience. Lizzie is well versed in tree inventory, urban and community forestry, municipal forest policy, volunteer management, community stewardship and education, and tree risk assessments. With DRG, she performs tree assessments, produces management plans, and supports other urban forestry-related projects.

Prior to joining DRG, Lizzie worked for municipalities and non-profit organizations on a variety of urban forestry projects, including community science tree inventory, tree giveaways and plantings, and young tree maintenance.

Notable Project Experience

- City of Columbus | Tree Inventory and Summary Reports | Assistant Project Manager | Wrote neighborhood summary reports using tree inventory data for each neighborhood in Columbus as part of the implementation of the Columbus Urban Forestry Master Plan
- Parkersburg, WV | City Park Tree Inventory and Management Plan | Project Manager | Project manager for a tree inventory of Parkersburg's largest public park, City Park, and wrote management plan
- Midtown Development, Cleveland, OH | Tree Planting and Establishment | Project Manager | Oversaw the planting of ~100 trees in the Midtown neighborhood of Cleveland and continues to manage tree establishment and care



Education

- B.S., Environmental Science, Allegheny College

Credentials

- International Society of Arboriculture (ISA) Certified Arborist and Urban Forest Professional, PN-8706AM
- ISA Tree Risk Assessment Qualification (TRAQ)
- American Society of Consulting Arborists (ASCA) Tree & Plant Appraisal Qualification (TPAQ)
- Adult First Aid/CPR/AED, American Red Cross

Special Training

- Tree Inventory
- Tree Identification
- Data Collection
- Advanced Tree Risk Assessment
- Sonic Tomography

Professional Affiliations

- Urban and Community Forestry Society
- Ohio Chapter of the International Society of Arboriculture

Thomas Flynn

Inventory Arborist Technician

Thomas Flynn is an inventory arborist technician with Davey Resource Group, Inc. (DRG) with over four years of experience with municipal inventory data collection, utility forestry, and management. He also has specialized knowledge in utility vegetation management and tree risk assessment.

In his current role, he is responsible for patrolling municipal rights-of-way, identifying trees, and recording biometrics using Rover GIS. In addition, he assesses the likelihood of tree site failure and determines the necessary measures to establish and maintain the urban forest.

Thomas' recent and relevant accomplishments include his contributions to completing an inventory update in Livonia, MI. Additionally, he has assisted with invasive removals at Great Lake Crossing and native plantings for the Saginaw Chippewa Indian Tribe. In November 2023, he successfully passed the Pesticide Applicator exams.

Notable Project Experience

- Livonia, MI | Urban Tree Inventory Update | Inventory Arborist
- Tucson, AZ | Data Collection | Inventory Arborist
- Carmel-by-the-Sea, CA | Data Collection | Inventory Arborist
- Modesto, CA | Data Collection | Inventory Arborist
- San Carlos, CA | Data Collection | Inventory Arborist
- Los Angeles, CA | Data Collection | Inventory Arborist
- Pacific Gas & Electric | Consulting Utility Forester | Humboldt, Mendocino, and Lake Counties, CA*
- Pacific Gas & Electric | Vegetation Management Inspector | Gold and Nevada Counties, CA*



Education

- B.S., Earth and Environmental Sciences, University of Michigan

Credentials

- International Society of Arboriculture (ISA) Certified Arborist, #MI-4614A
- ISA Tree Risk Assessment Qualification (TRAQ)
- Certified Michigan Pesticide Applicator, #C003240013, Michigan Department of Agriculture

Special Training

- Rover
- TreeKeeper®
- FieldMaps

Professional Affiliations

- International Society of Arboriculture
- International Society of Arboriculture—Michigan Chapter Member



*Completed while with another organization.

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Elizabeth Billiter

Arborist

Elizabeth Billiter is an ISA Certified Arborist with Davey Resource Group, Inc. (DRG), with over a decade of experience in the invasive species field. Elizabeth currently provides remote support and data quality control (QC) for Asian longhorned beetle (ALB) projects in South Carolina and Bethel, OH, supplying IT support, data QC, financial reporting, invoicing, and operational support ranging from ordering supplies and updating tree collection software to monitoring safety records. She also serves as the training and safety lead for DRG's southern Ohio office, tracking safety and climbing compliance, coordinating and conducting team training, and maintaining records. In addition, Elizabeth supports DRG's growing ecological consulting work and conducts and oversees tree inventories and inspections.

Previously, Elizabeth served as a project arborist with the ALB program in Bethel, OH, maintaining a strong record of leading safe, high-quality, and productive surveys of ALB-infested trees. She coordinated with property owners, the USDA, agencies, and contractors to support ALB removal efforts, including work planning, scheduling, operational oversight, and deliverable quality. Beyond her ALB work, Elizabeth has supported DRG's Canadian Division with tree risk assessments and street tree inventories in Toronto and assisted the Asset Management Division with an electrical equipment inventory.

Notable Project Experience

- Residential Client | Vogel Hillside Renovation: Invasive shrub and tree removal, planting & maintenance | Project Manager
- City of Toronto | Street Tree Inventory & Risk Assessment | Inventory Arborist
- Citygate Church | ODOT Permit Application | Project Manager
- Toyota | Pilot Tree Inventory | Coordinating Arborist
- New Market Solar | Tree and Shrub Installation and Maintenance | Field Supervisor



Education

- B.S., Biology, Northern Kentucky University

Credentials

- International Society of Arboriculture (ISA) Certified Arborist, KY-9844
- ISA Tree Risk Assessment Qualified (TRAQ)
- Adult First Aid/CPR/AED Instructor, American Red Cross

Scott Clingerman, Jr.

Inventory Arborist

Scott Clingerman, Jr., is an inventory arborist with Davey Resource Group, Inc. (DRG). He has worked with trees for over 21 years and is an ISA Certified Arborist. His areas of experience include roping and rigging, worksite safety, structural pruning, and many other areas within the tree care industry.

As an inventory arborist, Scott's role extends beyond data collection and risk assessments. He plays a crucial part in ensuring the future health of trees, particularly young trees, by performing structural pruning to prevent future defects and direct growth. He also conducts root collar excavations to examine the root ball and rectify any issues within the root zone without harming the roots.

He recently received his Tree Risk Assessment Qualification (TRAQ) from the International Society of Arboriculture (ISA).

Notable Project Experience

- City of Los Angeles, CA | Comprehensive Inventory of Park Trees | Inventory Arborist
- City of Madison, WI | Madison Tree Inventory | Inventory Arborist
- City of Fostoria, OH | Fostoria Tree Inventory | Inventory Arborist



Credentials

- International Society of Arboriculture (ISA) Certified Arborist, IN-3555A
- ISA Tree Risk Assessment Qualification (TRAQ)
- Certified Ornamental Pesticide Applicator (3A), Office of the Indiana State Chemist

RELATED PROJECTS

We understand the importance of this project and how you only have one chance to get it right. With our vast experience in providing urban forestry consulting, you can rest assured that we will get it right the first time, and your investment will not be wasted. Below is a limited selection of projects demonstrating our expertise in delivering similar scopes of work on time and within budget. We are happy to provide additional project examples or references if desired.

REGIONAL PROJECTS

City-Wide Tree Inventory

City of Columbus, OH

Location:

Columbus, OH

Completion:

July 2023

Cost:

\$1,350,000

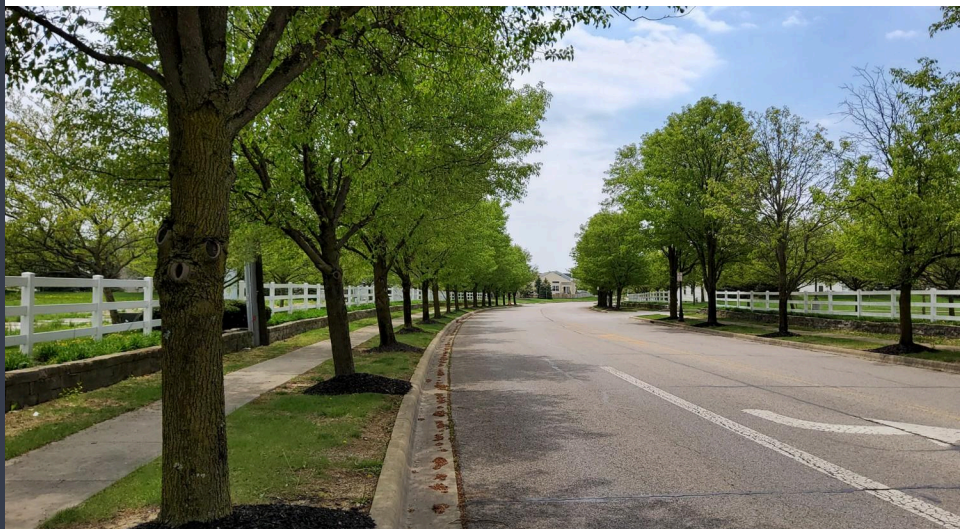
Reference:

Rosalie Hendon

City Forester

614.724.3003

rfhendon@columbus.gov



The City of Columbus, Ohio, contracted with Davey Resource Group, Inc. (DRG) to conduct a comprehensive tree inventory as part of its urban forest master planning, aimed at enhancing community health, well-being, and quality of life. The project began with street right-of-way data collection in late 2020 in the South Linden neighborhood, a predominantly lower-income community. Following the success of this phase, data collection expanded to five more underserved neighborhoods and ultimately resulted in a citywide inventory by the end of 2023.

The inventory gathered data on over 220,000 sites, including species, size, condition, maintenance needs, and vacant planting sites. DRG's ISA Certified Arborist also completed a risk assessment. Upon completion of the inventory, DRG developed neighborhood-based Tree Inventory Summary Reports for each of the 35 communities in Columbus. For the South Linden neighborhood, we also developed a GIS-Based Tree Planting Plan. The Summary Report details findings, offers a prioritized management framework, quantifies urban forest benefits, and provides a budgetary roadmap. The GIS-Based Tree Planting Plan recommends species for each vacant location, serving as a strategic tool to expand canopy coverage.

The City-wide Tree Inventory positions Columbus as a leader in risk management, urban tree equity, and proactive tree care, leveraging advanced data, industry expertise, and community-focused planning to advance sustainable urban forestry and environmental stewardship.

Street Tree Inventory & Priority Planting Plan

City of Fostoria, OH

Location:

Fostoria, OH

Start/Completion Dates:

August 2025–November 2025

Reference:

Maddie Stearns

Assistant to the Mayor

419.435.8282 ext. 103

admin@fostoriaohio.gov



In the fall of 2025, Davey Resource Group, Inc. (DRG) partnered with the City of Fostoria to complete a GIS-based street tree inventory across public rights-of-way, including parks and cemeteries. The project provided the city with a detailed understanding of its existing tree resource while laying the groundwork for strategic canopy growth and long-term urban forest planning.

Key Project Highlights:

- **Comprehensive inventory:** DRG arborists inventoried 5,935 sites, including 3,458 trees, 116 stumps, and 2,361 vacant planting locations, documenting location, species, condition, diameter at breast height (DBH), and observable defects.
- **Risk-informed data collection:** Recorded concerns such as root defects, poor architecture, decay, and broken branches to support proactive maintenance planning.
- **Priority planting strategy:** Developed a priority tree planting plan and mapbook identifying the highest-impact planting locations to expand canopy cover and strengthen species diversity.
- **Thoughtful species selection:** Recommended tree species based on environmental adaptability, pest and disease resistance, species diversity, and overall urban forest benefits.

Together, the inventory and priority planting plan gives the City of Fostoria practical, data-driven tools to guide planting, maintenance, and budgeting. The project strengthens the City's ability to invest in a healthier, more resilient urban forest for the community over time.

Tree Inventory Project

Village of Newburgh Heights, OH

Location:

Newburgh Heights, OH

Start Date:

July 2021

Completion:

September 2021

Reference:

Joseph Milano

Service Director

216.641.2714

jmilano@newburgh-oh.gov

**STREET TREES****STREET TREES****STREET TREES**

The Newburgh Heights Tree Inventory Project was not just about counting trees, but about understanding the Village's inventoried tree resource structure. The inventory covered all trees, stumps, and planting sites along the street rights-of-way and public spaces, totaling 1,188 sites: 742 trees, 19 stumps, and 427 planting sites. The majority, 77%, were collected along the street right-of-way, with the remaining 23% in public spaces.

Davey Resource Group, Inc. (DRG) also delivered a comprehensive Tree Management Plan and Map book for the village. This document goes beyond just listing trees and their locations.

It quantifies the benefits of the inventoried tree resource and addresses its maintenance needs. The inventory data summarized the status of the tree population, maintenance needs, and tree planting opportunities. DRG provided the inventory as a map book of a prioritized list of removals and prunes, ensuring a clear and actionable plan for the village. We also developed property-specific tree planting plans that are designed to create canopy and sequester carbon in the community, contributing to the Village's sustainability goals. Each plan is carefully crafted to maximize the number of trees that can be planted on the site and enhance overall species diversity, ensuring a resilient and diverse tree population for the future.

Additionally, DRG helped the village plant trees. DRG provided installation, water, and a guarantee for one-year native trees. The trees provided are 1.5 to 2 inches in caliper and grown at the Davey Nursery. The project was funded through The Healthy Urban Tree Canopy Grant, an initiative of Cuyahoga County to promote a healthy tree canopy with grant funds for tree planting and maintenance projects.

SIMILAR SCOPE PROJECTS

Tree Inventory & Management Plan

City of Des Plaines, Illinois

Location: Des Plaines, IL

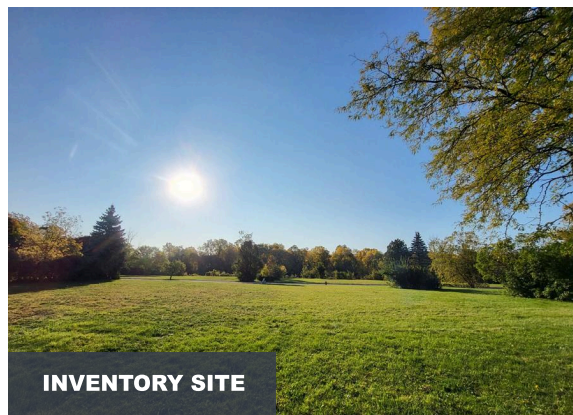
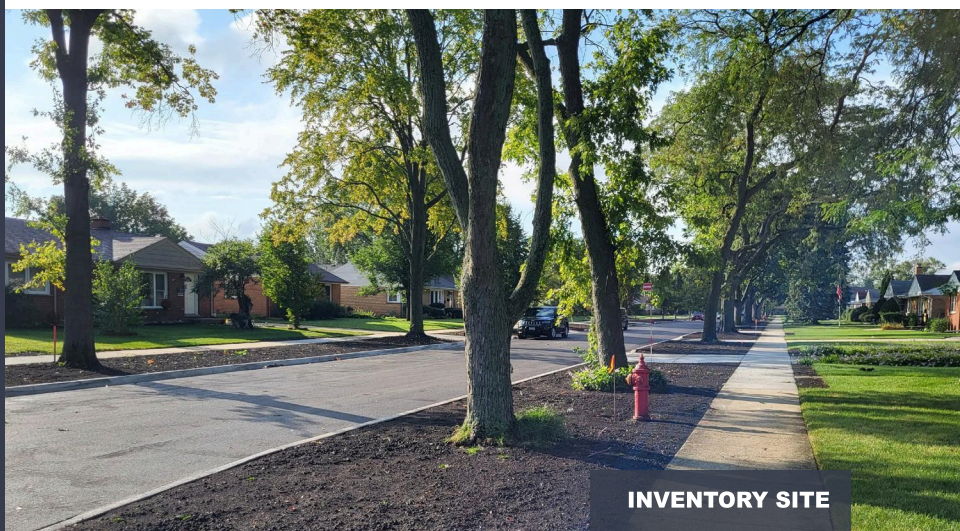
Completion: 2022

Reference:

Tom Bueser, Superintendent

847.391.5470

tbueser@desplaines.org



Davey Resource Group, Inc. (DRG) conducted a GIS-based inventory of 25,000 sites in the City of Des Plaines, Illinois. The DRG arborists collected trees, stumps, and planting sites along the street rights-of-ways and city-owned properties. For each site, they collected the location, species, diameter at breast height (DBH), condition, maintenance recommendations, and infrastructure conflicts, including overhead utilities and hardscape. Additionally, a risk assessment was conducted on each tree. To ensure accuracy and consistency, quality control was regularly performed both in the field and in the office. After the fieldwork was completed, the data was delivered through TreeKeeper®.

Along with the inventory, DRG developed a management plan for the City of Des Plaines. This plan provides a detailed summarization of the tree resource, including structure and composition, functions and benefits, and management recommendations. The City of Des Plaines will use this plan to establish maintenance priorities and drive long-term planning and budget decisions to maintain a sustainable and resilient urban forest.

DRG also provided an in-depth orientation on TreeKeeper® for the client to transition smoothly into a GIS-based tree inventory. We continue to be a resource to the community and their needs.

City of Whitehall, Ohio

Tree Inventory, Analysis & Maintenance Planning

General Description of Services: DRG completed a Geographic Information System (GIS)-based inventory for the City of Whitehall covering approximately 3,500 trees, stumps, and planting sites located within street rights-of-way (ROW) and maintained areas of select parks and trail corridors. Using city-provided and publicly available GIS layers (e.g., parcels, ROW, and park boundaries), DRG established a clearly defined project area and created a mapped, searchable dataset to support ongoing urban forestry decision-making.

Field data collection was performed by DRG's ISA Certified Arborists, who documented key attributes for each site—including precise location, size, condition, and recommended maintenance needs. Following data collection, DRG analyzed the inventory results and applied industry standards and best management practices to deliver a comprehensive tree inventory analysis and a targeted planting plan designed to strengthen canopy sustainability and reduce long-term risk.

To support implementation, DRG also developed a practical maintenance strategy with a five-year projected maintenance budget, enabling the city to prioritize work, forecast funding needs, and plan staffing and contractor support. In partnership with the city, DRG facilitated a stakeholder meeting to communicate findings, provide public education, and build alignment around the recommended management approach—reflecting the value of GIS-based tree assessment programs for efficient, systematic management of public tree assets.

Project Award Date: July 2024

Consultant Contract Value: \$36,000

Client Contact Information: Shannon Brady, Director, Parks and Recreation

Email: shannon.werner@whitehall-oh.us **Phone:** 614.338.3100

Role(s) of Proposed Project Team Members on the Submitted Project: Jim Jenkins, Lizzie Sords, and Greg Holthaus

City of Groveport, OH

Street Tree Inventory (ROW)

General Description of Services: The City of Groveport selected DRG to complete a multi-phase inventory of public street right-of-way (ROW) trees to support proactive, standards-based urban forest management. DRG's team collected required tree attributes (location, species, maintenance, condition) in accordance with applicable ANSI standards and ISA Best Management Practices (BMPs), ensuring consistent, defensible data that could be expanded over time as additional areas were inventoried.

To support both GIS and day-to-day operations, DRG delivered the inventory in multiple formats—including GIS shapefiles, Excel™ tables, and integration within Davey's TreeKeeper® tree inventory management software—along with a comprehensive list of inventoried sites to streamline work planning and work order development.

Conducted in multiple phases over several years, the project successfully maintained data continuity across collection cycles and created a practical tool the city can use to prioritize tree maintenance and program planning.

DRG's inventory approach was designed to capture location-based tree data that supports analysis, prioritization, and long-term management, and that could be delivered in a variety of digital formats and platforms, including TreeKeeper®.

Project Award Date: January 2023 (Phase 2) & February 2021 (Phase 1)

Consultant Contract Value: \$30,000 (without annual software)

Client Contact Information: Brian Strayer, Public Service Director

E-mail: bstrayer@groveport.org **Phone:** 614.836.3910

Role(s) of Proposed Project Team Members on the Submitted Project: Jim Jenkins and Greg Holthaus

City of Brooklyn, OH

Grant-Funded Tree Inventory, Benefits Analysis & Management Planning

General Description of Services: The City of Brooklyn received funding through the Cuyahoga County Healthy Urban Tree Canopy (HUTC) Grant Program, which supports community efforts to expand, maintain, and sustain urban tree canopy through planning, planting, and maintenance initiatives across Cuyahoga County. Brooklyn leveraged this funding to complete a public tree inventory, address priority maintenance needs, and quantify the benefits provided by its community tree resource.

In 2022, the city partnered with DRG to complete the important urban forest project. DRG delivered the inventory and planning effort using ISA Certified Arborists and a standards-based methodology aligned with applicable ANSI standards and ISA Best Management Practices (BMPs), including the ISA BMP for Tree Risk Assessment. DRG analyzed the inventory data using i-Tree Eco to estimate the economic value of key environmental benefits and developed a prioritized, actionable management program to guide future tree care and budgeting. The resulting dataset and recommendations provide Brooklyn with a practical framework for building a more resilient public tree resource—supporting the City's goals to sustain progress through continued program funding and routine inventory updates.

Project Award Date: September 2022

Consultant Contract Value: \$27,600

Client Contact Information: John Verba, Public Service Director

Email: jverba@brooklynohio.gov **Phone:** 216.635.4232

Role(s) of Proposed Project Team Members on the Submitted Project: Jim Jenkins

City of Euclid, OH

Grant-Funded Street Tree Inventory & Urban Forest Planning

General Description of Services: In 2021, the City of Euclid was awarded a Cuyahoga County Planning Commission Healthy Urban Tree Canopy (HUTC) Grant to support efforts to expand and maintain the community's tree canopy. The HUTC program's 2021 funding cycle supported a competitive set of canopy-focused projects across Cuyahoga County, providing a strong foundation for communities to advance inventory, maintenance, and planning initiatives (countyplanning.us).

Partnering with the city, DRG completed a GIS-ready street right-of-way (ROW) tree inventory and helped establish a proactive, data-driven approach to urban forest management. In July 2021, DRG's ISA Certified Arborists collected field data and documented core tree attributes—including species identification, diameter measurements, condition/health ratings, and tree risk screening consistent with the ISA Tree Risk Assessment BMP. Data collection and recommendations followed applicable ANSI standards and industry best practices to support defensible decision-making and long-term program consistency.

DRG delivered the inventory in user-friendly, implementation-ready formats, including GIS shapefiles and Excel® outputs, and supported the City's adoption of TreeKeeper® to improve work planning, tracking, and ongoing data management.

Building on the 2021 HUTC effort, Euclid continued to expand its urban forestry program in 2024 through an IRA-funded initiative, which included continued inventory work and development of a tree master plan to guide long-range canopy goals, prioritization, and investment.

Project Award Date: May 2024, May 2021

Consultant Contract Value: \$230,000/ \$44,000

Client Contact Information: Scott Muscatello, Zoning Commissioner

Email: smuscatello@cityofeuclid.com **Phone:** 216.289.8164

Role(s) of Proposed Project Team Members on the Submitted Project: Lizzie Sords, Jim Jenkins, and Keith Geary

Investment and Authorization to Proceed

The prices, terms and conditions, and warranty are hereby accepted. I am authorized to bind and authorize Davey Resource Group, Inc. to perform the specified work. I am familiar with and agree to the terms and conditions appended to this proposal. I understand that once accepted, this proposal constitutes a binding contract. This proposal is based on an estimated number of trees/sites to be inventoried. Davey Resource Group, Inc. reserves the right to renegotiate the price based on the timing of the award, scheduling of fieldwork, the final methodology chosen by the client, and availability, completeness, and quality of maps and GIS information.

Fairfield Tree Inventory and Tree Risk Assessment

DESCRIPTION OF SERVICE	PRICE	ACCEPTANCE
TASK 1: TREE INVENTORY		
Computerized inventory data collection of up to 12,000 existing trees, planting sites, and stumps.	\$95,000.00	☐
Additional inventory data collection above 12,000 sites.	\$8.00	☐
TASK 2: TECHNICAL MEMO		
Tree inventory and maintenance strategy and benefits analysis, and recommendations for urban forest management.	\$5,000.00	☐

By signing this form, I do hereby acknowledge acceptance of the scope of work and associated fee, as well as the terms and conditions and limited warranty contained herein. Furthermore, my signature authorizes the work to be performed effective the date of my signature and denotes that I am an authorized representative of City of Fairfield with authority to authorize and bind my company.

City of Fairfield

Client Representative:

Authorizing Signature:

Title:

Date:

Phone Number:

E-mail:

Davey Resource Group, Inc.

DRG Project Representative:

Authorizing Signature:

Title:

Date:

Phone Number:

E-mail:

Invoicing Method

How would you like to receive invoices for this project?

☐
☐

Mail: Invoice(s) will be mailed to the address listed on page 1 of this proposal.

E-mail: Invoice(s) will be emailed to:

Other: Please provide instructions below:

Client Responsibilities

- Provide DRG with imagery, maps, and data files. Our request may include the following: digital orthophotographs, available GIS data layers, other electronic or paper copies of maps for roads, pavement widths, right-of-way widths, boundaries and utilities, and an electronic file or printed list of street names and endpoints.
- Provide daily contact information and directions during the inventory project.
- Provide a copy of any existing tree inventory databases.
- Coordinate and host an on-site kick-off meeting before the start of fieldwork.
- Provide 48 hours' notice of any meetings where the consultant's attendance is required.
- Pay for any permit fees, taxes, and other related expenses unless noted as being included in our proposal.
- Acknowledges and accepts DRG's Terms and Conditions included in this proposal and agree that, upon award, this proposal in its entirety will be made a part of the Agreement.
- If applicable, acknowledges and accepts TreeKeeper's SaaS non-negotiable Clickware software agreement.

Assumptions and Limitations

- All pricing is valid for 30 days from the date of this proposal, after which time we reserve the right to amend fees as needed.
- Time and materials (T&M) estimates will be billed using the labor rates in DRG's current commercial price list. Fixed Fee Contract Prices will be billed in monthly increments for the percentage of work completed in the billing period. Firm-Fixed Unit Prices will be billed in monthly increments for the number of completed units in the billing period.
- If prevailing wage requirements are discovered after the date of this proposal, we reserve the right to negotiate our fees.
- Unless otherwise stated, one round of revisions to deliverables is included in our base fee. Additional edits or revisions will be billed on a time and material (T&M) basis.
- All reports are provided only to the client unless otherwise directed.
- DRG assumes no liability for the structural integrity or future failure of any tree within the project area.

Terms and Conditions

1. Exclusive Terms and Conditions. Customer and DRG agree that these Terms and Conditions are the sole and exclusive terms and conditions of this Services Agreement (this “Agreement”). The Services (as defined below) will be performed in accordance with the standards explicitly set forth in this Agreement and are not supplemented by any other standards, including but not limited to the International Society of Arboriculture Best Management Practices. Without limiting the foregoing, any additional or different terms contained in any purchase order or other request or communication from Customer pertaining to the Services, or any attempt by Customer to modify, supersede, supplement, or otherwise alter this Agreement, will not modify this Agreement nor be binding on the parties.
2. Services. Customer hereby retains DRG to perform the services (the “Services”) set forth in this Agreement in accordance with a schedule mutually agreed upon by the parties. DRG shall furnish all labor, materials, tools, and equipment necessary to complete the Services. Customer understands that DRG’s inventory technicians are not all certified arborists and are not performing tree risk assessments of any kind, including risk assessments per ANSI A300 Part 9 or the International Society of Arboriculture Best Management Practices for tree risk assessments, unless explicitly set forth in the Services. Any alteration or deviation from the Services or any other contractual changes, including development of the final attribute list, shall be set forth in a Change Order (as defined below).
3. Fees and Expenses.
 - 3.1 As consideration for the performance of the Services, Customer shall pay to DRG the fees set forth in this Agreement (the “Fees”) within 30 days after receipt of each invoice from DRG (“Invoice”).
 - 3.2 To the greatest extent permitted by law, any Invoice not paid in full within 30 days of the Invoice date is subject to a late fee in the amount of 1.5% of the unpaid Invoice balance per month until the invoice is paid in full (“Late Fee”). Customer understands and agrees that the Late Fee reasonably represents DRG’s damage and loss resulting from late payments. In addition, Customer agrees to pay interest on any unpaid invoice amount at the maximum rate allowed by law. The payment to and acceptance by DRG of a Late Fee or interest will not constitute a waiver by DRG of Customer’s default with respect to any overdue amounts, nor prevent DRG from exercising any of the other rights and remedies granted at law or equity. DRG reserves the right to use any and all means of collection available under applicable law to collect any amount past due. If DRG initiates litigation or other collection action against Customer to recover any amount, Customer shall pay all litigation and collection costs and expenses, including reasonable attorneys’ fees and expert witness fees, incurred by DRG in connection with such litigation or collection act.
 - 3.3 Upon Customer’s request, prior to the final payment, DRG will deliver evidence that all of DRG’s indebtedness in connection with the Services has been satisfied. Acceptance of final payment will not be deemed a release or waiver of any claims by DRG under this Agreement.
4. Change Orders. After execution of this Agreement, any alteration or deviation from the Services shall be mutually agreed upon in a written change order executed by both parties (“Change Order”). The Change Order shall set forth any agreed upon changes, including, but not limited to, additional services, new or different attributes, a change in the deliverables, an extension or reduction in the schedule, and/or an increase or decrease in the Fees.
5. Limited Warranty. For a period of 90 days from the date Services are performed (the “Warranty Period”), DRG warrants to Customer that the Services will be performed in a timely, professional, and workmanlike manner by qualified personnel (the “Limited Warranty”). As trees and other plant life are living, changing organisms affected by factors beyond DRG’s control, no guarantee or warranty on tree, plant, or general landscape safety, risk, health, or condition is expressed or implied and is disclaimed in this Agreement. It is the sole responsibility of Customer to plan and

implement whatever continuing inspection and maintenance programs may be advisable to detect or mitigate potential hazards identified by DRG or that may result from future conditions. To the greatest extent permitted by law, except for the Limited Warranty, DRG makes no warranty whatsoever, including, without limitation, any warranty of merchantability or fitness for a particular purpose, whether express or implied, by law, course of dealing, course of performance, usage of trade or otherwise. If it is determined that DRG has breached the Limited Warranty, DRG will, in its reasonable discretion, either: (i) re-perform the defective part of the Services or (ii) credit or refund the fees paid for the defective part of the Services. This remedy will be Customer's sole and exclusive remedy and DRG's entire liability for any breach of the Limited Warranty.

6. Authority to Grant Access to Job Site. Customer represents and warrants that Customer has full authority and the legal right to authorize and grant access, and does hereby authorize and grant access, to DRG to enter the job site, including all streets, sidewalks, and all surrounding property or areas necessary to gain access to or remove material from the job site. Customer understands and agrees that DRG has relied upon such representation and warranty to perform its services under this Agreement.
7. Source Materials. Customer will furnish to DRG all source materials, system diagrams, circuit diagrams, databases, and maps related to Customer's facilities that are necessary for DRG's performance of the Services ("Customer Source Materials"). DRG assumes the genuineness of all Customer Source Information. DRG disclaims any liability for errors, omissions, or inaccuracies contained in or resulting from Customer Source Materials or information obtained from any third party or publicly available source.
8. Compliance with Laws. DRG and Customer will comply with all applicable laws, regulations, and ordinances. DRG will maintain in effect during the Term all licenses, permissions, authorizations, consents, and permits required to perform the Services. To the extent Customer requests DRG's guidance on Customer's permitting and license requirements, DRG's guidance represents its recommendations based on its understanding of and experience in the industry and does not guarantee Customer's compliance with any particular federal, state, or local law, code, or regulation.

9. Independent Contractor. It is understood and acknowledged that in providing the Services, DRG acts in the capacity of an independent contractor and not as an employee or agent of the Customer. DRG will control the conditions, time, details, and means by which DRG performs the Services. Neither party will have the authority to commit the other party or bind the other party to any obligation or liability or to act for or on behalf of the other party.
10. Confidentiality. All non-public, confidential, or proprietary information (collectively, "Confidential Information"), including, but not limited to, specifications, samples, patterns, designs, plans, drawings, documents, data, business operations, customer lists, pricing, discounts, or rebates, disclosed by a party ("Disclosing Party") to the other party ("Receiving Party"), whether disclosed orally or disclosed or accessed in written, electronic, or other form or media, or otherwise learned by Receiving Party, and whether or not marked, designated, or otherwise identified as "confidential," in connection with this Agreement is confidential, solely for Receiving Party's use in performing this Agreement or exercising its rights under this Agreement and may not be disclosed or copied unless authorized by Disclosing Party in writing. Confidential Information does not include any information that: (a) is or becomes generally available to the public other than as a result of Receiving Party's breach of this Agreement; (b) is obtained by Receiving Party on a non-confidential basis from a third-party that was not legally or contractually restricted from disclosing such information; (c) Receiving Party establishes by documentary evidence, was in Receiving Party's possession prior to Disclosing Party's disclosure; or (d) was independently developed by Receiving Party without referencing or using any Confidential Information. Upon termination or expiration of this Agreement, or at any time upon Disclosing Party's request, Receiving Party shall promptly return all documents and other materials received from Disclosing Party, and destroy or erase all other documents and electronic files containing Confidential Information and certify that such documents and information have been destroyed or erased. Notwithstanding the foregoing, Receiving Party may retain a copy of Confidential Information in connection with its legal document retention policies, and any Confidential Information retained will remain subject to the obligations in this Section. Receiving Party will be liable for any breach of this Section by any of its employees or agents. Disclosing Party will be entitled to

injunctive relief for any violation of this Section, without any requirement to post a bond or other security.

11. Indemnification.

11.1 To the greatest extent permitted by law, Customer agrees to indemnify, defend, and hold harmless DRG and its officers, directors, employees, agents, representatives, successors, and assigns, from and against any and all claims, suits, causes of action, liability, damages, judgements or expenses, including, but not limited to, reasonable attorneys' fees and litigation costs, for personal injuries, including, but not limited to, death, or property damage, suffered by any person or organization arising out of or in any way connected with the Services or this Agreement, except to the extent caused by the gross negligence or willful misconduct of DRG during performance of the Services under this Agreement.

11.2 DRG agrees to indemnify, defend, and hold harmless Customer and its officers, directors, employees, agents, representatives, successors, and assigns, from and against any and all claims, suits, causes of action, liability, damages, judgements or expenses, including, but not limited to, reasonable attorneys' fees and litigation costs, for personal injuries, including, but not limited to, death, or property damage, suffered by any person or organization to the extent caused by the gross negligence or willful misconduct of DRG during performance of the Services under this Agreement.

11.3 The indemnification obligation of the parties under this Section are contingent upon the indemnified party: (i) notifying the indemnifying party promptly of the claim and giving that party the exclusive right to control and direct the investigation, preparation, and settlement of the claim; and (ii) giving the indemnifying party, at the expense of the indemnified party, reasonable cooperation; provided, however, that the failure of the indemnified party to promptly give the indemnifying party notice shall affect that party's obligation to indemnify only to the extent the rights of that party are materially prejudiced by such failure, and further provided that the indemnified party may participate, at its own expense, in such defense

and in any settlement discussions directly or through counsel of its choice.

11.4 This Section shall survive the expiration or earlier termination of this Agreement.

12. Limitation of Liability.

12.1 **Notwithstanding anything to the contrary in this Agreement, to the greatest extent permitted by law, in no event shall either party be liable for any consequential, indirect, incidental, special, exemplary, punitive, or enhanced damages, lost profits or revenues or diminution in value, arising out of, or relating to, this Agreement or in connection with any breach under this Agreement, regardless of (a) whether such damages were foreseeable, (b) whether or not the party was advised of the possibility of such damages, (c) the legal or equitable theory (contract, tort or otherwise) upon which the claim is based, and (d) the failure of any agreed or other remedy of its essential purpose. To the greatest extent permitted by law, in no event shall DRG's aggregate liability arising out of or related to this Agreement, whether arising out of or related to breach of contract, tort (including negligence), indemnification obligations, or otherwise, exceed the applicable insurance limits set forth in Section 15 (the "Liability Cap").**

12.2 **Notwithstanding anything to the contrary in this Agreement, to the extent the Services involve the evaluation or documentation ("Observational Data") of trees, tree inventories, natural areas, wetlands and other water features, animal or plant species, or other subjects (collectively, "Subjects"), the Observational Data will pertain only to the specific point in time it is collected (the "Time of Collection"). DRG will not be responsible nor in any way liable for (a) any conditions not discoverable using the agreed upon means and methods used to perform the Services, (b) updating any Observational Data, (c) any changes in the Subjects after the Time of Collection, including, but not limited to, decay or damage by the elements, persons or implements, insect infestation, deterioration, or acts of God or nature or otherwise (collectively, "Changes"), (d) performing services that are in addition to or**

different from the originally agreed upon Services in response to Changes, or (e) any actions or inactions of Customer or any third party in connection with or in response to the Observational Data. If a visual inspection is utilized, visual inspection does not include aerial or subterranean inspection, testing, or analysis unless stated in the scope of work. DRG will not be liable for the discovery or identification of non-visually observable, latent, dormant, or hidden conditions or hazards, and does not guarantee that Subjects will be healthy or safe under all circumstances or for a specified period of time, or that remedial treatments will remedy a defect or condition.

13. Release of Claims Relating to Job Site Conditions. Customer hereby releases DRG from any and all claims of any kind, including claims for personal injury, death, and property damages, arising from or relating to any condition of the job site or any hazard on the job site that existed prior to the execution of this Agreement or was caused by a party not controlled by DRG, whether known or unknown.
14. Insurance. DRG, at its own expense, shall maintain during the progress of the Services performed pursuant to this Agreement the following limits of insurance: (a) Workers' Compensation Insurance in at least the minimum amount required by and in compliance with the laws of the State where the services are to be performed; (b) Commercial General Liability Insurance in an amount of \$1,000,000 per occurrence and \$2,000,000 in the aggregate; and (c) Automobile Liability Insurance covering owned, non-owned, and hired vehicles used by DRG in connection with the services in an amount of \$1,000,000 per accident combined single limit, \$1,000,000 aggregate. DRG shall furnish certificates of insurance evidencing proof of insurance upon Customer's request.
15. Term. This Agreement shall commence as of the Effective Date and shall continue in effect until the completion of the Services, unless sooner terminated pursuant to Section 16 (the "Term").
16. Termination.
 - 16.1 Either party may terminate this Agreement for convenience effective upon 30 days' prior written notice to the other party.
 - 16.2 In the event of a material increase in labor costs occurring during the performance of this Agreement through no fault of DRG, DRG may at its option terminate this Agreement, attempt to re-negotiate the Fees, or request an equitable adjustment to the Fees. A change in labor costs shall be considered material when the labor costs increase by more than 3% during the term of this Agreement.
 - 16.3 Either Party may terminate this Agreement, effective upon written notice to the other Party (the "Defaulting Party"), if the Defaulting Party: (a) materially breaches this Agreement, and such breach is incapable of cure, or with respect to a material breach capable of cure, the Defaulting Party does not cure such breach within 15 days after receipt of written notice of the breach; (b) becomes insolvent or admits its inability to pay its debts generally as they become due; (c) becomes subject, voluntarily or involuntarily, to any proceeding under any domestic or foreign bankruptcy or insolvency law, which is not fully stayed within seven days or is not dismissed or vacated within 30 days after filing; (d) is dissolved or liquidated or takes any corporate action for such purpose; (e) makes a general assignment for the benefit of creditors; or (f) has a receiver, trustee, custodian, or similar agent appointed by order of any court of competent jurisdiction to take charge of or sell any material portion of its property or business.
 - 16.4 Upon the expiration or termination of this Agreement for any reason, Customer shall pay DRG for all work performed, and reimburse DRG for all non-cancellable costs properly incurred by DRG in connection with the Services, up to the date of expiration or termination, as applicable.
17. Survival. Termination or expiration of this Agreement does not affect any rights or obligations under this Agreement that by their nature or intent survive the termination or expiration of this Agreement.
18. Force Majeure. Notwithstanding anything to the contrary in this Agreement, DRG shall not be liable or responsible to Customer, nor be deemed to have defaulted under or breached this Agreement, for any failure or delay in fulfilling or performing any term of this Agreement, if DRG's failure or delay is caused by or results from any of the following events: acts of God, flood, fire, earthquake,

hurricane, epidemic, explosion, war, invasion, hostilities, terrorist threats or acts, riot, government order or law, embargoes, blockades, or other similar events beyond the reasonable control of DRG.

19. Further Assurances. Each party shall use commercially reasonable efforts to, from time to time at the request of the other party, furnish the other party the further information or assurances, execute and deliver such additional documents, instruments, and conveyances, and take other actions and do other things, as may be reasonably necessary or appropriate to carry out the provisions of this Agreement and give effect to the transactions contemplated by this Agreement.
20. Assignment. Customer shall not assign or transfer any of its rights or obligations under this Agreement without the prior written consent of DRG. Any purported assignment or transfer in violation of this Section shall be null and void. No assignment or transfer shall relieve Customer of any of its obligations under this Agreement.
21. Severability. The invalidity, illegality, or unenforceability of any provision in this Agreement does not affect any other provision in this Agreement or the validity, legality, or enforceability of such provision in any other jurisdiction.
22. Waivers. No waiver by either party of any of the provisions of this Agreement shall be effective unless explicitly set forth in writing and signed by the party so waiving. No waiver by either party shall operate or be construed as a waiver in respect of any failure, breach, or default not expressly identified by such written waiver, whether of a similar or different character, and whether occurring before or after that waiver.
23. Notices. All notices, requests, consents, claims, demands, waivers and other communications under this Agreement shall be in writing and shall be deemed to have been given: (a) when delivered by hand; (b) when received by the addressee if sent by a nationally recognized overnight courier (receipt requested); (c) on the date sent by facsimile or e-mail (with confirmation of transmission) if sent during normal business hours of the recipient, and

on the next business day if sent after normal business hours of the recipient; or (d) on the third day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid. Such communications must be sent to the respective parties at the addresses set forth in this Agreement (or to such other address that may be designated by a party from time to time in accordance with this Section).

24. Entire Agreement; Amendments. This Agreement constitutes the entire agreement between the parties and supersedes all other communications, oral and written, between the parties relating to the subject matter of this Agreement. This Agreement may be amended, modified, or supplemented only by an agreement in writing signed by both parties.
25. Choice of Law and Forum. This Agreement will be governed by and construed in accordance with the internal laws of the state where the Services are performed, without giving effect to any choice or conflict of law provision or rule that would cause the application of laws of any jurisdiction other than those of the state where the Services are performed. Any legal suit, action or proceeding arising out of or related to the Services or this Agreement, or the matters contemplated under this Agreement, shall be instituted exclusively in the state or federal courts with jurisdiction over the state where the Services are performed, and each party irrevocably submits to the exclusive jurisdiction of such courts in any such suit, action or proceeding and waives any objection based on improper venue or inconvenient forum.
26. Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, but all of which together shall be deemed to be one and the same agreement. A signed copy of this Agreement delivered by facsimile, e-mail, or other means of electronic transmission shall be deemed to have the same legal effect as delivery of an original signed copy of this Agreement.

Appendix A

Certificate of Insurance



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
09/04/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER MARSH USA LLC 200 Public Square, Suite 3760 Cleveland, OH 44114-1824		CONTACT NAME: Marsh U.S. Operations & Technology PHONE (A/C, No, Ext): (866) 966-4664 FAX (A/C, No): E-MAIL ADDRESS: Cleveland.CertRequest@marsh.com	
104370 RESOU KLUCZ		INSURER(S) AFFORDING COVERAGE INSURER A: Old Republic Insurance Company INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	
INSURED Davey Resource Group, Inc. 295 S. Water Street, Suite 300 Kent, OH 44240		NAIC # 24147	

COVERAGES **CERTIFICATE NUMBER:** CLE-006313011-41 **REVISION NUMBER:** 33

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDITIONAL INSURED	SUBROGATION WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PROJECT ☐ LOC OTHER:			MWZY 314042 25	09/01/2025	09/01/2026	EACH OCCURRENCE \$ 5,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 5,000,000 MED EXP (Any one person) \$ 25,000 PERSONAL & ADV INJURY \$ 5,000,000 GENERAL AGGREGATE \$ 5,000,000 PRODUCTS - COMP/OP AGG \$ 5,000,000 \$
A	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ HIRED AUTOS ONLY ☒ NON-OWNED AUTOS ONLY			MWTB 314041 25	09/01/2025	09/01/2026	COMBINED SINGLE LIMIT (Ea accident) \$ 5,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$ \$
	☐ UMBRELLA LIAB ☐ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE DED ☐ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N N	N/A	MWC 314040 25 (AOS)	09/01/2025	09/01/2026	☒ PER STATUTE ☐ OTHER E.L. EACH ACCIDENT \$ 5,000,000 E.L. DISEASE - EA EMPLOYEE \$ 5,000,000 E.L. DISEASE - POLICY LIMIT \$ 5,000,000
A	Excess Workers Compensation			MWXS 314043 25 (NC, OH, PA, WA)	09/01/2025	09/01/2026	Workers Compensation Statutory
A	SIR: \$5,000,000			MWXS 316391 25 (CA)	09/01/2025	09/01/2026	Employer's Liability 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Evidence of Insurance

CERTIFICATE HOLDER *Davey Resource Group, Inc. 295 S. Water Street, Suite 300 Kent, OH 44240	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE <i>Marsh USA LLC</i>
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ACORD 25 (2016/03)

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ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH DAVEY RESOURCE GROUP FOR THE PURPOSE OF CONDUCTING A COMPREHENSIVE, CITYWIDE TREE INVENTORY AND DETAILED TREE RISK ASSESSMENT FOR THE CITY OF FAIRFIELD 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 professional services contract with Davey Resource Group for the purpose of conducting a comprehensive citywide tree inventory and detailed tree risk assessment for the City of Fairfield in accordance with the contract 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 contract be entered in the contractor's field-work schedule as quickly as possible; 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.

Active Clients\City of Fairfield\Ordinances\2026\Davey Resource Group-Ord

Clerk of Council



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Adam Sackenheim, Assistant City Manager COO
Department: City Manager's Office - COO

Subject:

Contract with Prus Construction Co., and necessary appropriations, for Construction Manager-at-Risk (CMR) professional services for advancement of the Marsh Park Improvements Project.

Legislation Title:

Ordinance to authorize the City Manager to enter into a professional services contract with Prus Construction Co. for construction manager-at-risk (CMR) services as related to the advancement of Marsh Park Improvements Project and declaring an emergency.

- Legislation - First Reading

Recommendation:

It is recommended that City Council authorize the City Manager to enter into a contract with Prus Construction Co., from Cincinnati, Ohio, and appropriate up to \$1,580,000 for construction manager-at-risk services for the advancement of the City's Marsh Park Improvements Project.

Discussion:

This project will allow for pre-construction services necessary to advance the Marsh Park Improvement Project. This includes the "level 1 priorities" and amenities concentrated in the southwest corner of the Park. These include but are not limited to: enhanced park entrance; new parking lot(s); new trails and neighborhood connections; new fishing pier(s); new boat launch; a flexible lease space commercial building that also includes publicly-accessible restrooms and concession/bait shop; and improved landscaping, lighting, and signage.

In April of 2025, Fairfield's City Council approved the Marsh Park Master Plan as prepared by Designing Local. Following Plan adoption, City Council tasked staff to advance the first phase of the plan implementation. Accordingly, in September 2025, the City entered into an agreement with MKSK for architectural and engineering services for this project. Since then, MKSK and the design team have worked to develop schematic plans for the project. The next step in project realization is hiring a construction manager.

The City advertised a Request for Qualifications (RFQ) for construction manager at risk (CMR) services for this project in January 2026. The City received responses from 8 CMR firms. In accordance with all applicable state requirements, City staff evaluated all responses based on published evaluation criteria and weighting factors. Based on this qualifications evaluation, the City then short-listed the 4 best firms to advance to the Request for Proposal (RFP) stage of the project. Following a mandatory pre-proposal site visit, the 4 firms submitted technical and

pricing proposals to the City on March 16, 2026. Interviews were then held with each firm in late March. Proposals were reviewed by the City's evaluation committee based on published performance and pricing criteria as outlined in the City's RFP documents. Based on this review, on April 1, 2026 the City selected Prus Construction Co. to provide CMR services for this project.

The Prus Construction Co. project proposal is attached for review. Also attached for review is the timeline of RFQ and RFP-related items. The RFP scoring matrix and the interview scoring matrix are available upon request.

Initial work is only for preconstruction support services, with a lump-sum cost of \$122,700. If City staff authorizes project advancement to the construction phase, then additional professional service fees and charges will be applied in accordance with the terms and conditions of the associated AIA document A133-2019 and Prus' technical and pricing proposal.

At this time, expected project construction cost is \$12M. The final guaranteed maximum price (GMP) for construction of the project will be agreed upon by the City and Prus following completion of all preconstruction services, and completion of all construction documentation including final site plans and architectural details. If / when a GMP is agreed-upon - likely to happen in Fall 2026, a contract amendment will be required. Prior to such a contract amendment, City Council action will be required, and Council will be asked to approve the additional contractual appropriations necessary to construct the project. Staff believes construction, if authorized, will commence before Q1 2027.

Financial Impact:

A contractual appropriation is requested for Prus Construction Co. in the amount not-to-exceed \$1,580,000. Funding for this project is included in the approved 2026-2030 Capital Improvement Program (CIP) under projects 6PR11 - "Marsh Park SW Improvements". The funding source is 413, Park Development. Any additional funds needed for this project should also be redirected from Fund 413.

Emergency Provision:

Yes - Rules suspension is not requested at this time as this will allow receipt of additional comments from citizens regarding this proposal. The Marsh project has been discussed at Council and briefings on several occasions. This contract, when adopted, will ensure that the construction timeline, which has been scheduled to take advantage of anticipated savings by commencement of the project in early summer, will be met. To preserve those benefits, it will be necessary that legislation be passed as an emergency, otherwise the anticipated cost savings may be lost. Passing this as an emergency will allow adherence to the construction timeline established.

Rule Suspension Requested:

No

ATTACHMENTS:

1. 03162026 Prus proposal
2. CMAR timeline - Fairfield Marsh Park
3. Prus Construction Co-Ord

General Info

Total:

Number		Description
2026-BX007: RFP for CMR Services for Marsh Park Construction		Request for Proposals (RFP) for Construction Manager at Risk (CMR) Services - Marsh Park Phase 1 Construction: To assist with the advancement of Marsh Park Master Plan implementation, the City of Fairfield is seeking the services of a qualified construction management firm with extensive experience managing public park improvement projects as well as commercial building construction projects.
Deadline		
03/16/2026 03:00 PM EDT		Allows zero unit prices and labor Yes
Vendor		
Prus Construction Co.		Allows negative unit prices and labor No
Submitted		
03/16/2026 01:24 PM EDT		
Signed by		
Michael Prus		
Account Holder		
Michael Prus		
Opened		
03/16/2026 03:00 PM EDT		
By		
jskirvin@fairfield-city.org		

Attachment List

Instructions - Marsh Park CMAR RFP - 2026.pdf (129 KB)
RFP Instructions

RFP - Fairfield OH - Marsh Park CMAR Services.pdf (293 KB)
Request for Proposals (RFP) Document

260209 Marsh Park Phase 1_SD Set.pdf (39.1 MB)
Schematic Design Plans Set - Marsh Park

Price Proposal Form - Marsh Park CMAR.Final.pdf (112 KB)
Cost Proposal - as PDF

Price Proposal Form - Marsh Park CMAR.Final.xlsx (12.2 KB)
Cost Proposal - Excel

Non collusion affidavit.pdf (9.15 KB)
Non-Collusion Affidavit

Property tax affidavit.pdf (11 KB)
Property Tax Affidavit

Marsh Park Master Plan (2024)
Master plan

03042026-Project Narratives_Marsh Park Schematic Design.pdf (9.17 MB)
Addendum 1 - Project Narratives

Certification

Name *

Michael Prus

Company *

Prus Construction Co.

Address *

5325 Wooster Road,
Cincinnati, OH 45226

Phone Number *

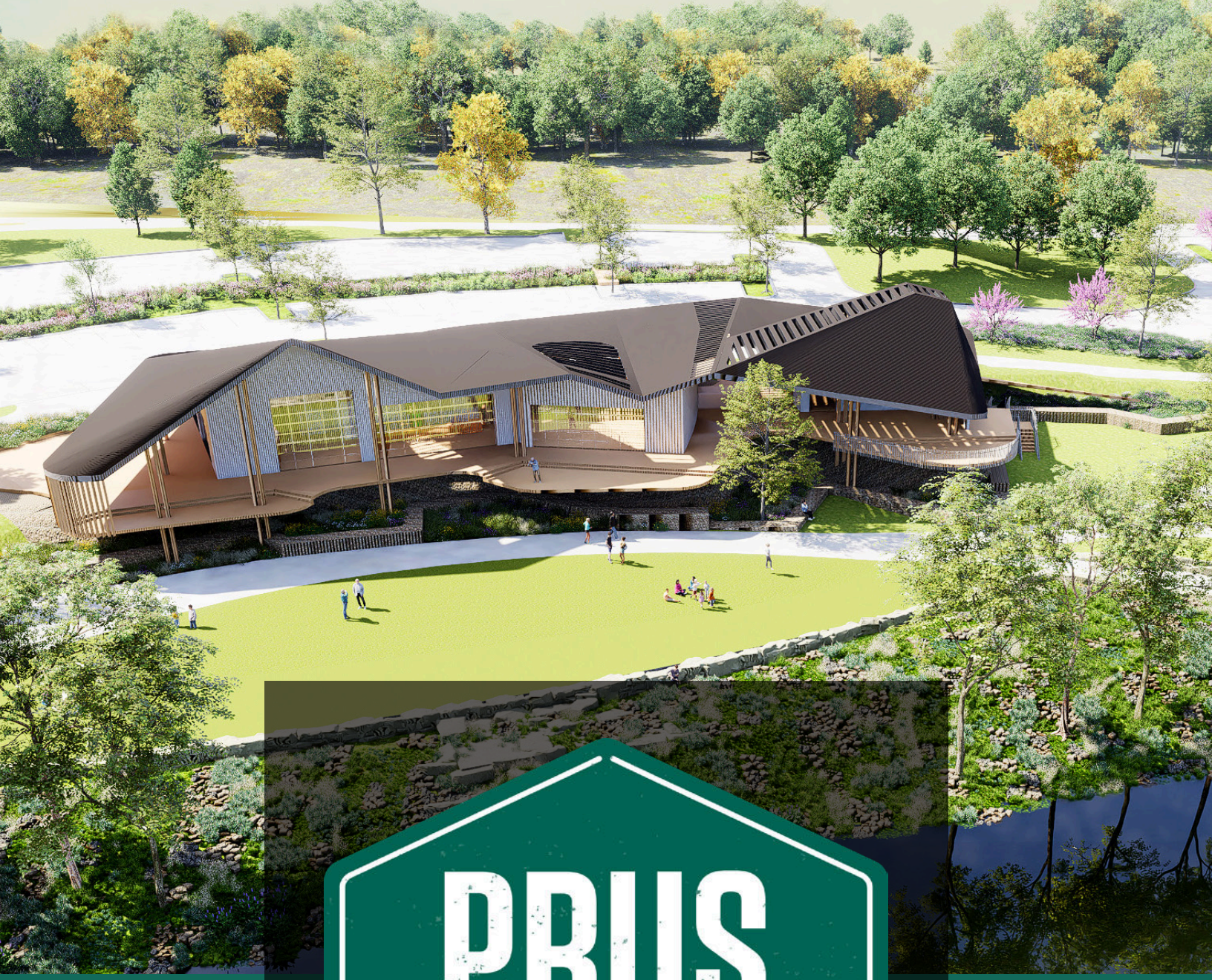
(513) 321-7774

Federal ID # of Company *

31-0708511

Required Document List

Name	Omission Terms	Submitted File
Technical Proposal for CMR Services Please upload technical proposal here -		Prus - RFP Marsh Park_Technical Proposal for CMR Services.pdf
Cost Proposal Please upload completed cost proposal form here -		Prus - RFP Marsh Park_Cost Proposal.pdf
Non-collusion Affidavit Please upload affidavit here -		Prus - RFP Marsh Park_Non collusion affidavit.pdf
Affidavit of non-delinquency of taxes Please upload affidavit here -		Prus - RFP Marsh Park_Property tax affidavit.pdf
4 Required Documents		



RFP FOR MARSH PARK PHASE 1

MARCH 16, 2026

March 16, 2026

City of Fairfield, Ohio
Attn: CMAR Selection Committee
5350 Pleasant Avenue
Fairfield, Ohio 45014

Re: Request for Proposal – CMAR Services Marsh Park Phase 1 Construction

Dear Members of the Selection Committee,

Prus Construction is pleased to submit our proposal to provide Construction Manager at Risk (CMAR) services for the Marsh Park Phase 1 project. We appreciate the opportunity to partner with the City of Fairfield on this important investment that will expand recreational amenities and create a vibrant community destination along the waterfront.

Prus brings extensive experience delivering park, civic, and infrastructure improvements through the CMAR delivery method. We understand the importance of early collaboration, disciplined cost management, and thoughtful construction planning when working in active public environments. Our team has successfully completed similar projects such as McDonald Commons Park, Kuliga Park, Sharon Woods Park Improvements, and several riverfront community improvement projects throughout the Greater Cincinnati region. These projects required close coordination of site development, utilities, public facilities, and recreational amenities within active public environments.

Through detailed preconstruction services, strong field leadership, and transparent communication, our team is committed to providing the City with reliable cost information, proactive problem solving, and efficient construction execution. We look forward to contributing our experience with park development, site infrastructure, and public projects to help successfully deliver the Marsh Park Phase 1 improvements.

Thank you for your consideration. We welcome the opportunity to discuss our proposal further.

Sincerely,

Mike Prus

President
Prus Construction

5325 WOOSTER PIKE
CINCINNATI, OH 45226-2224
P: 513.321.7774 | F: 513.533.6737 | prus-construction.com



Company & Project Team Overview

PRUS OVERVIEW

Founded in 1888 and now in its fifth generation of family ownership, Prus Construction has built a longstanding reputation as a trusted partner for public sector construction projects throughout Ohio. We have extensive experience delivering projects through the Construction Manager at Risk (CMAR) delivery method, working closely with owners and design teams from the earliest stages of project development through final construction. Our CMAR approach emphasizes early engagement, open-book cost management, and proactive collaboration to ensure that project scope, schedule, and budget remain aligned. By providing early constructability reviews, cost modeling, and procurement planning, Prus helps owners make informed decisions that reduce risk and support successful project outcomes.

Prus has successfully delivered numerous park and recreational improvements, civic facilities, and public infrastructure projects that closely mirror the goals of the Marsh Park development. Our experience working in active public spaces, coordinating complex site improvements, and collaborating with multidisciplinary design teams positions Prus to serve as a reliable CMAR partner to the City of Fairfield. With our in-house estimating department, a large workforce, and company-owned equipment fleet, Prus has the ability to self-perform key scopes of work which provides flexibility in managing schedule, phasing, and quality control.

TEAM OVERVIEW

Prus Construction has assembled a dedicated and experienced project team that brings proven CMAR expertise across the full project lifecycle, from early preconstruction planning through final construction and closeout. The team reflects Prus Construction's established CMAR delivery model, which integrates executive leadership, preconstruction specialists, project management, field supervision, and safety leadership into a single, coordinated structure. This integrated approach ensures that planning, cost management, construction execution, and quality oversight remain aligned throughout the project.

A key strength of the proposed Marsh Park team is the continuity and familiarity developed through years of working together on similar projects. Members of this team have collaborated on numerous successful

projects throughout the Greater Cincinnati region, including McDonald Commons Park, Kuliga Park, Sharon Woods Park Improvements, the Ohio Riverfront Community Improvements program, and the ODOT/OFCC Rest Area Redevelopment Program. Through these shared experiences, the team has developed a strong working dynamic and a disciplined approach to CMAR delivery. From preconstruction through project completion, the same team remains engaged to support decision-making and project execution. Because this team has successfully delivered numerous park and public infrastructure projects together, they bring a level of coordination, trust, and efficiency that reduces risk and supports reliable project delivery.

Prus Differentiators



PROVEN CMAR LEADERSHIP FOR PUBLIC PARKS

Prus has extensive experience delivering park and recreational improvements using the CMAR delivery method, including projects such as McDonald Commons, Kuliga Park, and Makino Common Grounds. These projects required close collaboration with owners and designers, phased construction within active parks, and careful coordination of site infrastructure, recreational amenities, and public facilities.



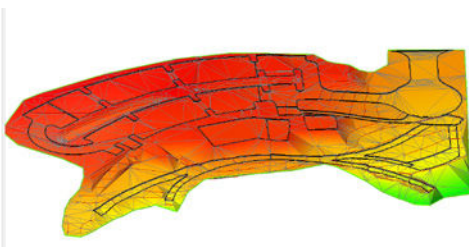
EXPERIENCE DELIVERING PROJECTS IN ACTIVE PUBLIC SPACES

Prus has extensive experience constructing park and community projects that remain open during construction. Our teams develop detailed logistics, phasing, and safety plans that protect park users, maintain pedestrian access, and minimize disruption to community programming. This experience integrating infrastructure, recreational amenities, and public facilities allows us to keep projects safe, organized, and on schedule.



WATERFRONT & SHORELINE CONSTRUCTION EXPERIENCE

Prus brings proven experience delivering projects in waterfront and environmentally sensitive environments where construction must be carefully coordinated with shoreline conditions and public access. Our teams have completed riverfront and lake-adjacent projects involving docks, utilities, trails, and public amenities, positioning us to effectively deliver Marsh Park's shoreline improvements and fishing access features.



EARLY BUDGET ALIGNMENT THROUGH IN-HOUSE ESTIMATING

Prus maintains a dedicated in-house estimating department that works directly with the preconstruction and project management teams. This integrated structure allows us to provide real-time cost feedback as design progresses, helping the City align project scope, budget, and priorities before construction begins.



SELF-PERFORM CAPABILITY FOR CRITICAL SITE INFRASTRUCTURE

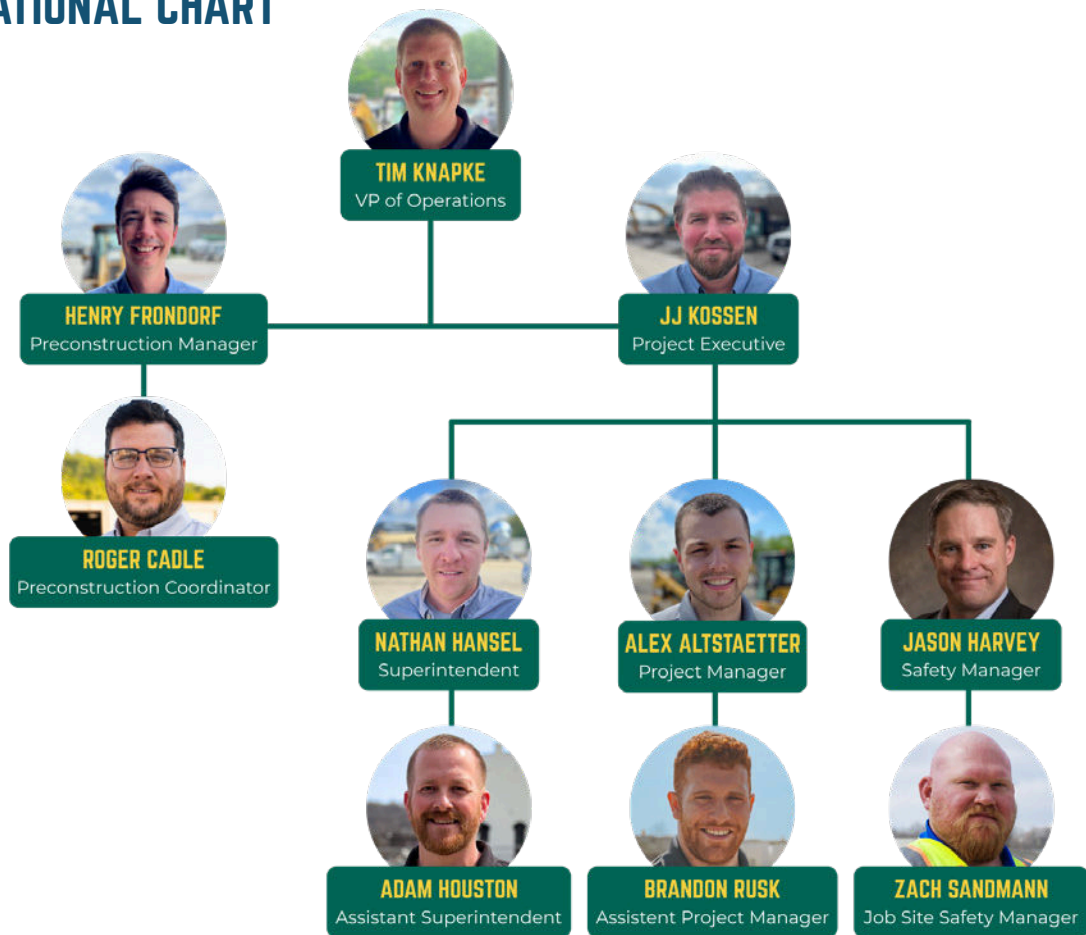
With a large in-house workforce and company-owned equipment fleet, Prus can self-perform key scopes such as earthwork, underground utilities, concrete, and paving. This capability provides greater schedule control, flexibility in sequencing, and enhanced quality management—particularly valuable for site-intensive projects like Marsh Park.



STRONG SAFETY RECORD AND CULTURE

Prus maintains an EMR of 0.48, and our CMAR projects have achieved zero lost-time incidents over the past five years, outperforming industry averages. Safety is lead by our eight member "Safety Team" and embedded in our culture through 5,000+ hours of safety training in 2025, OSHA- 30–certified leadership, and consistent implementation of site-specific safety plans, orientations, and weekly toolbox talks on every job.

ORGANIZATIONAL CHART



TEAM EXPERIENCE & COLLABORATION

Role	Team Member	Years Experience	McDonald Commons	Kuliga Park	Bass Island	ODOT/OFCC Rest Areas	Sharon Woods Park	Lawrenceburg Pavilion
Executive Oversights	Tim Knapke	25+ yrs	X	X	X	X	X	X
Project Executive	JJ Kossen	20+ yrs	X		X		X	X
Project Manager	Alex Altstaetter	14 yrs	X	X		X		
Preconstruction Manager	Henry Frondorf	16 yrs	X	X	X	X	X	X
Superintendent	Nathan Hansel	20+ yrs			X		X	X
Superintendent	Adam Houston	23 yrs	X				X	X
Assistant Project Manager	Brandon Rusk	4 yrs			X		X	

Approach to the Work

PROVEN PROJECT MANAGEMENT METHODOLOGY

Prus Construction approaches the Marsh Park Phase 1 project with a disciplined methodology built on early collaboration, open communication, and structured project management from preconstruction through final closeout. Our approach focuses on aligning the City of Fairfield, the design team, and construction partners around clear project goals while proactively managing cost, schedule, quality, and safety throughout the project lifecycle.

At the center of our approach is a comprehensive project management framework. Through early engagement with the City of Fairfield and the design team, our team will provide continuous cost modeling, value engineering, and procurement planning to help ensure that the project scope, schedule, and budget remain aligned as the design progresses.

This approach is organized around a series of core project management principles that guide decision-making and coordination across every phase of the project. These principles include communication management, detailed preconstruction planning, schedule control, cost management, risk mitigation, safety leadership, quality assurance, resource coordination, technology-driven project controls, and disciplined project closeout procedures. Together, these elements create a structured yet flexible framework that allows the team to respond efficiently to evolving design details, site conditions, and construction sequencing needs.

The following sections describe how Prus Construction will implement this approach for the Marsh Park Phase 1 improvements, outlining the processes and tools our team will use to support collaboration, maintain budget and schedule control, and successfully deliver a high-quality park facility for the City of Fairfield and the surrounding community.

INTEGRATED LEADERSHIP STRUCTURE

Executive Oversight | Preconstruction Leadership
Project Management | Field Supervision



Communication Management

Preconstruction Management

Schedule Planning

Cost Control

Value Engineering

Risk Mitigation

Safety Management

Quality Control

Project Controls & Technology

Resource Management

Project Close-Out

PROJECT OUTCOMES

Schedule Certainty | Budget Discipline
Seamless Transition to Operations



Thank you & Congratulations on a job well done! I have been thoroughly impressed with how you have listened to and incorporated the community / Council input to the design and construction throughout the process. Overcoming Supply Chain constraints along with unprecedented cost inflation to stay on schedule and on budget is even more impressive!

TOM HENNING

Vice Mayor, City of Madeira

PRECONSTRUCTION MANAGEMENT

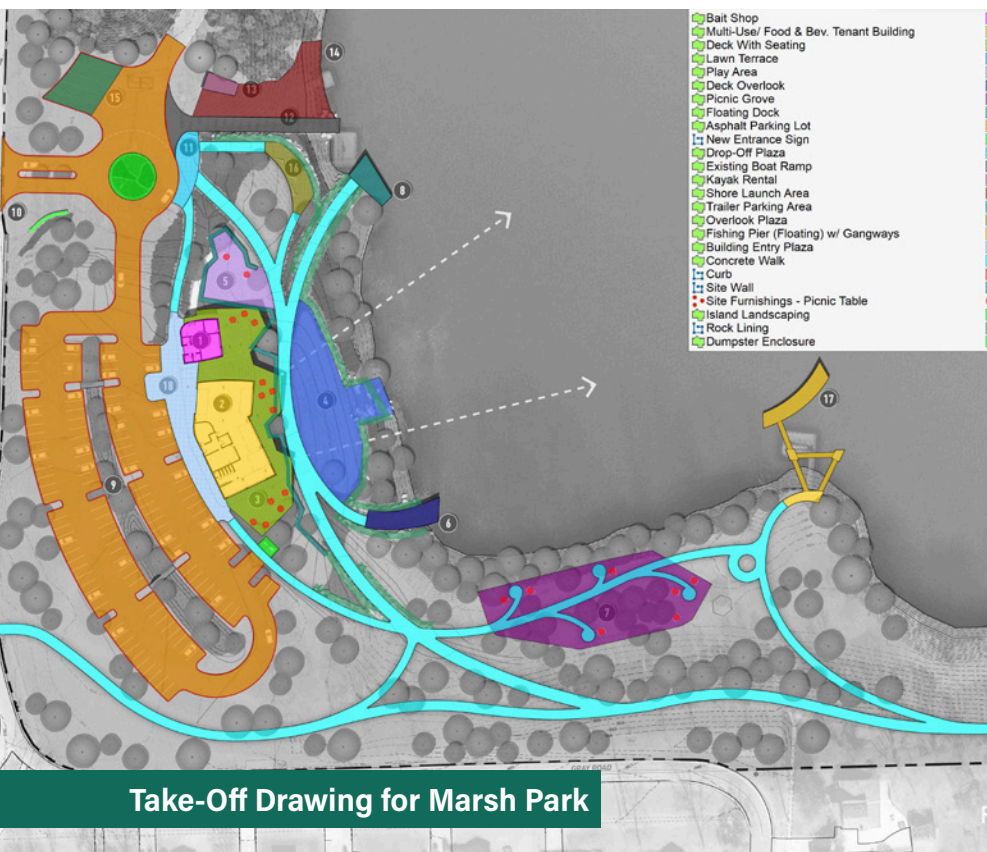
Prus Construction views preconstruction as the most critical phase in delivering a successful CMAR project. For Marsh Park Phase 1, our preconstruction approach will focus on early collaboration with the City of Fairfield and the design team to ensure that the project's scope, schedule, and budget remain aligned as design progresses. Under the leadership of Project Executive JJ Kossen and Project Manager Alex Altstaetter, our team will provide continuous constructability input, cost modeling, and procurement planning that supports efficient project delivery while protecting the City's budget and schedule goals. Executive oversight from Tim Knapke will ensure alignment with Prus Construction's proven CMAR processes and project management standards.

During the early design phases, Preconstruction Manager Henry Frondorf, supported by Preconstruction Coordinator Roger Cadle, will lead detailed cost modeling and estimate updates as the design evolves. Henry and Roger will work closely with Alex and JJ to develop conceptual and detailed cost estimates at key design milestones to confirm alignment with the project budget and identify opportunities for value optimization. These reviews will focus particularly on the major site development

components of the project, including earthwork, utilities, parking areas, trail connections, shoreline improvements, and the park building.

Constructability reviews will also be an important component of the preconstruction process. Alex will coordinate closely with the design team to evaluate grading strategies, underground utility routing, waterfront construction considerations, and site access logistics. Superintendents Nathan Hansel and Adam Houston will provide field-driven input to confirm practical construction sequencing and efficient site logistics. Because the project includes lakefront amenities and shoreline improvements, early coordination with Terracon will help confirm subsurface conditions and foundation approaches.

As design progresses, Alex and Assistant Project Manager Brandon Rusk will develop the detailed construction schedule and procurement strategy, identifying long-lead materials and critical work packages. Throughout preconstruction, JJ and Alex will maintain regular coordination with the City and design team to support informed decision-making and establish a reliable Guaranteed Maximum Price aligned with the final project scope and schedule.



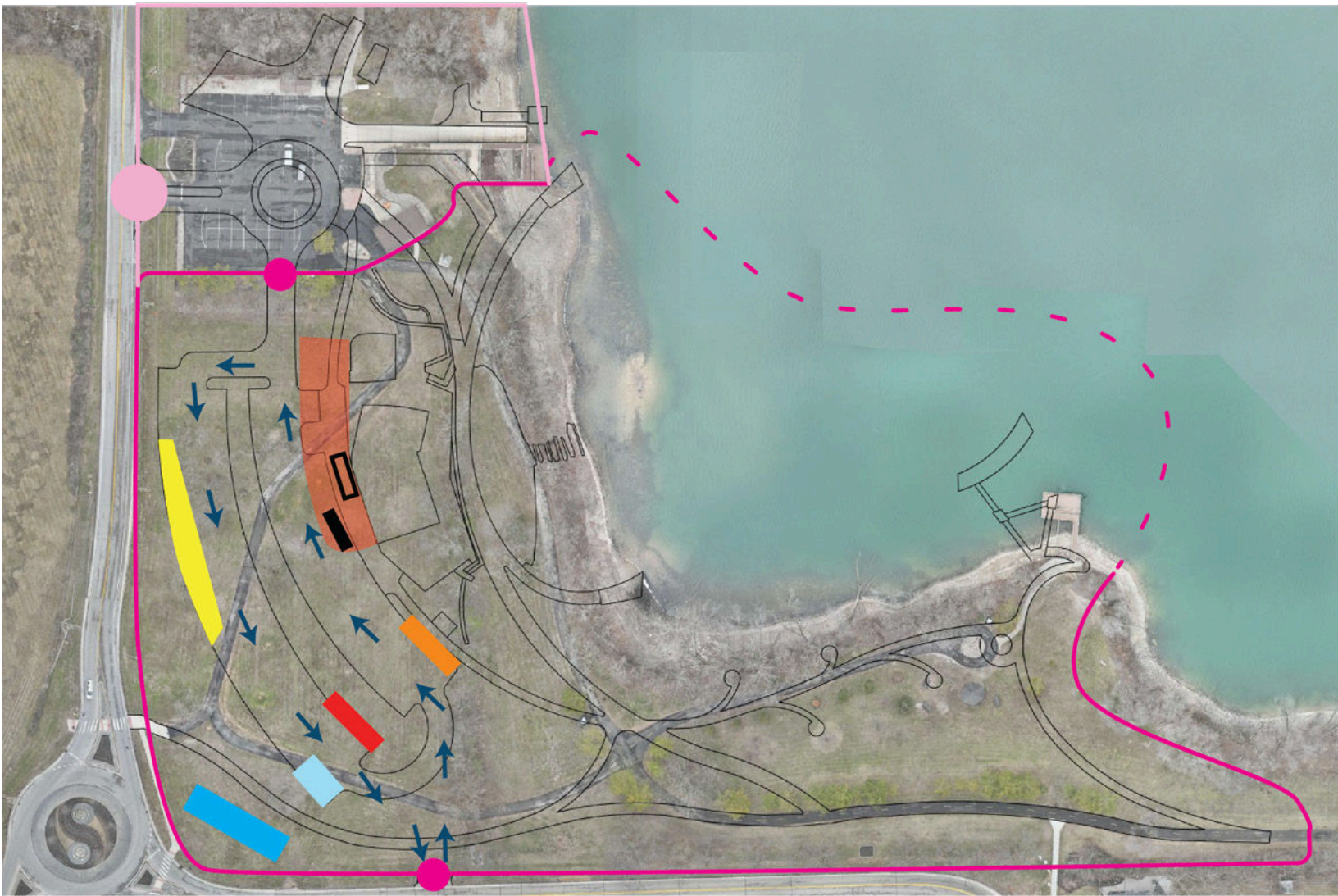
Take-Off Drawing for Marsh Park



Site Grading Plan

LOGISTICS PLAN

Prus Construction's logistics plan for the Marsh Park Phase 1 project is designed to support safe, efficient construction while maintaining coordination with ongoing park use and surrounding site activities. Our approach focuses on clear access routes, organized material staging, and carefully planned work zones that minimize disruption to park operations and public access. The final plan will be developed in close collaboration with all stakeholders to ensure construction activities are coordinated with existing park features, trail connections, and waterfront improvements. Through proactive planning and clear communication, our logistics strategy will help maintain site safety, efficient operations, and reliable project progress throughout construction.



KEY

	Fence		Job Trailer		Concrete Washout
	Bouys		Admin Parking		Restrooms w/ handwash
	Additional Fence added 9/7		Contractor Parking		Building Laydown
	Gate		Crane		Dumpsters for Building Construction
	Additional Gate added 9/7				

RISK MITIGATION

Risk mitigation will begin during preconstruction and continue through final completion using our transparent process. During design development, potential risks will be identified, evaluated, and prioritized based on their potential impact on cost, schedule, and site operations. Early coordination with the City of Fairfield and the design team allows us to address key considerations such as site grading, utilities, waterfront improvements, park access, and environmental conditions before the GMP is established. High-priority risks are addressed proactively through constructability reviews, geotechnical coordination, procurement planning, and phased construction strategies. Following GMP establishment, potential risks are continuously monitored through regular project reviews. The Risk Matrix below identifies the primary risks we see for Marsh Park at this time. Each risk has been evaluated based on potential impact and likelihood, with mitigation strategies developed during preconstruction and tracked throughout the project.

ID	Risk Event	Risk Rating	Primary Risk Owner	Mitigation Strategy
R-01	Floodplain / high-water impacts affecting access, grading, utilities, and site work	High	Shared	Plan work around seasonal conditions, prioritize stabilization early, and monitor site conditions continuously
R-02	Unforeseen subsurface or legacy quarry conditions causing unsuitable soils, rock conflicts, settlement, or slope concerns	High	Shared	Perform early geotechnical investigation and establish unit-price or allowance approach for unknowns
R-03	Budget escalation or estimated cost exceeding available funding/GMP target	High	Shared	Perform iterative cost modeling at each design milestone and align scope with owner priorities early
R-04	Utility conflicts, unknown service locations, or insufficient utility capacity	High	Shared	Verify utility conditions early and separate enabling utility work if needed
R-05	Public access, traffic, and safety impacts caused by interaction between park users and active construction operations	High	CMAR	Maintain controlled public access through defined work zones, separate public and construction activities at all times, and proactively communicate changes while adjusting means and methods around park use patterns
R-06	Environmental or habitat disturbance in sensitive shoreline/channel/wooded areas	High	Shared	Use environmental constraints mapping and preconstruction walkthroughs before disturbance begins
R-07	Delayed permits or agency approvals impacting start of critical work	High	Owner	Establish a permit log with target dates and phase submissions where possible
R-08	Coordination issues between civil, architectural, MEP, utility, and site amenity scopes	High	Shared	Hold formal coordination reviews at each milestone with tracked action items
R-09	Long-lead procurement delays for building, lighting, site furnishings, specialty materials, and waterfront elements	Moderate	CMAR	Tie procurement log directly to CPM schedule and submittal schedule

COMMUNICATION MANAGEMENT

Prus Construction's communication approach emphasizes clarity, consistency, and proactive coordination with the City of Fairfield and all stakeholders. Given the project's site development scope, integration with an active park, and phased construction activities, clear and reliable communication will be essential to maintaining alignment with project goals, budget expectations, and schedule milestones.

During preconstruction, Prus will participate in regular coordination meetings with the City and the design team to provide constructability input, cost modeling updates, and schedule development as the

design progresses. These meetings allow potential challenges related to site conditions, utilities, shoreline improvements, or sequencing to be identified early, enabling the team to develop practical solutions before they impact budget or schedule performance.

All project documentation will be maintained within Procore project management platform to ensure communication among all project stakeholders. Regular reporting will summarize overall budget status, contingency usage, schedule progress, and key coordination items requiring attention. See below for our proposed Communications Matrix for Marsh Park.

Communication Channel	Purpose	Frequency	Deliverables
Preconstruction Coordination Meetings	Review design progress, provide constructability input, update cost models, and coordinate site development	Biweekly during Design Development	Updated cost models, value engineering log, constructability review notes
GMP Development Workshops	Confirm scope alignment, review budget assumptions, and establish the GMP	At key milestones (60% DD, 90% DD, Pre-GMP)	GMP summary report, contingency allocation summary, risk register updates
Infrastructure & Utility Coordination Meetings	Coordinate underground utilities, stormwater systems, shoreline improvements, and utilities	Monthly during Preconstruction and Site Work	Utility coordination plans, infrastructure sequencing updates, permitting status
Construction Progress Meetings	Review field activities, safety performance, project schedule, and upcoming work sequencing	Weekly during active construction	Updated CPM schedule, three-week look-ahead, issue log, safety updates
Monthly Executive Reporting	Provide financial transparency and overall project status updates	Monthly	Executive dashboard, budget summary, contingency tracking, milestone updates
Budget & Cost Control Reviews	Monitor cost performance and forecast final project costs	Monthly during construction	Cost report, forecasted cost at completion
Risk Review & Mitigation Meetings	Monitor identified project risks and implement mitigation strategies	Monthly or as needed	Updated risk matrix, mitigation action log
Public Access & Park Coordination Meetings	Coordinate construction activities with park operations, trail access, and public interface areas	As required during construction	Public access plans, construction zone coordination, event planning coordination
Closeout & Commissioning Meetings	Coordinate project turnover, system commissioning, punch list completion, and warranty documentation	Final 60 days of project	Closeout checklist, commissioning documentation, as-builts, warranty log

BUDGET AND COST MANAGEMENT

Prus Construction's approach to budget and cost management combines disciplined CMAR processes, real-time cost visibility, and comprehensive financial planning to support the successful delivery of the Marsh Park Phase 1 improvements. Our methodology emphasizes transparency, accuracy, and continuous cost validation from early preconstruction through final completion to ensure the City of Fairfield maintains clear understanding and control of project costs.

During preconstruction, our in-house estimating team will develop detailed quantity takeoffs and cost models that reflect the evolving design. Major project components—including earthwork, utilities, parking areas, park facilities, trail connections, and shoreline improvements—will be carefully evaluated to confirm alignment with the project budget. As design progresses, our team will provide regular cost updates and constructability feedback to the City and design team, allowing scope decisions, material selections, and sequencing strategies to be evaluated against budget and schedule goals.

As the project moves toward establishment of the Guaranteed Maximum Price (GMP), Prus will work closely with the City of Fairfield and the design

team to confirm scope alignment, evaluate value optimization opportunities, and finalize procurement strategies. This collaborative process helps ensure the GMP reflects the most current design information, market conditions, and construction sequencing considerations.

Once construction begins, Prus manages the project budget through a fully transparent, open-book process. Subcontractor commitments, self-performed work, contingency usage, and approved changes are tracked through reporting that clearly communicates project financial status. Monthly cost reporting will summarize overall budget performance, committed costs, contingency balances, and pending change activity.

Cost forecasting continues throughout construction as our team monitors production trends, material pricing, and remaining scope. By identifying potential variances early, Prus can work with the City and design team to address issues proactively. This disciplined approach helps protect the project budget while maintaining flexibility as design refinements and construction conditions evolve.

SELF PERFORMANCE

An important advantage for the Marsh Park Phase 1 project is Prus Construction's ability to self-perform key construction scopes such as earthwork, underground utilities, structural concrete, flatwork, and site infrastructure. With a substantial in-house workforce and a fleet of company-owned equipment, Prus maintains the flexibility to adjust work sequencing, respond quickly to site conditions, and maintain consistent production rates. This capability allows our team to maintain greater control over schedule-critical activities while supporting efficient installation of the project's core infrastructure elements.

During preconstruction, Prus will evaluate self-perform opportunities based on factors such as schedule impact, coordination requirements, and overall cost effectiveness. By strategically determining which scopes are best suited for self-performance and which are best delivered through qualified trade partners, we ensure each portion of the work is completed by the most efficient and experienced resource.



APPROACH TO SELF-PERFORM WORK Rest Areas

For a single location of our OFCC/ODOT Rest Area Project, we successfully bid and managed 10 subcontractor packages, while delivering the project on time and under budget. Our strategic bidding process had Prus Construction bid on four of the packages but only awarding two for our self-perform crews. Through our strategic bidding process and value engineering efforts, Prus Construction was able to provide 5% in savings to the state of Ohio despite over \$100,000 in Owner change orders.

QUALITY, SAFETY, AND PROJECT CONTROLS

QUALITY MANAGEMENT

Prus Construction will integrate quality management throughout every phase to ensure the completed improvements meet the City of Fairfield's expectations for durability, safety, and long-term performance. Quality planning begins during preconstruction through detailed constructability reviews, evaluation of materials and assemblies, and coordination among site infrastructure, utilities, waterfront features, and park structures. During construction, superintendent-led field oversight ensures that work is performed in accordance with the project drawings, specifications, and contract requirements. Particular attention will be given to major site development components and regular inspections, coordinated testing, and thorough documentation will verify that materials and installation meet established quality standards.

Because Marsh Park represents an important public investment, Prus will place strong emphasis on elements that experience frequent public use, including accessible pathways, parking areas, park structures, and waterfront amenities. Durable materials and construction methods will be prioritized to support long-term performance and minimize maintenance demands. As construction nears completion, Prus will implement a thorough closeout process including final inspections, punch list coordination, as-built documentation, warranties, and operational information so the City receives a complete and well-documented project.

SAFETY MANAGEMENT

Safety is a core value at Prus Construction and will be a central component of our approach. Strong field leadership will guide daily safety implementation as our team maintains continuous oversight of site operations. Safety planning will be integrated into regular project meetings and schedule updates to ensure construction sequencing is performed safely and efficiently.

Preconstruction planning will identify high-risk activities such as earthmoving, trenching for utilities, concrete placements, and work near waterfront or public areas. Site-specific safety measures will include clearly defined haul routes, equipment staging areas, trench protection protocols, traffic control planning, and stormwater management during phased site work. Because the project occurs within a public park environment, particular attention will be given to maintaining secure work zones and protecting adjacent public areas. Construction zones will be clearly separated using fencing, signage, and controlled access points to minimize public exposure to construction activities.

All workers and subcontractors will participate in site-specific safety orientations prior to mobilization. Ongoing toolbox talks, routine inspections, and oversight from field leadership and safety personnel will reinforce safe work practices throughout the project. This proactive safety culture helps ensure the Marsh Park improvements are constructed safely.

"Not only did your project meet the accelerated deadline, a high quality project was delivered three weeks ahead of schedule. The exceptional level of professionalism and organization displayed by Prus Construction was a major factor in the success of the early project delivery."

SCOTT OTTO, PE
City of Oxford

PROJECT CONTROLS & TECHNOLOGY

Prus Construction utilizes integrated project management platforms to support organized communication, thorough reporting, and effective project controls throughout the Marsh Park Phase 1 project. Our Procore and Viewpoint systems allow our team to manage documentation, monitor costs, and track field production in real time. Procore serves as the primary collaboration platform, organizing meeting minutes, RFIs, submittals, drawings, schedules, and change documentation in a centralized, cloud-based system accessible to the City of Fairfield and the design team. Viewpoint supports open-book financial reporting, including subcontractor commitments, cost forecasting, contingency tracking, and budget performance. In the field, iPads enable superintendents to record daily labor, equipment, and production data, allowing early identification of trends and proactive adjustments to schedule or resources.

Construction Phasing Plan & CPM Schedule

PHASING PLAN

As the first phase of a long-term park master plan, we understand this project establishes the essential infrastructure and amenities that will support future park development. With work occurring in an active public park and within a sensitive environmental context, the construction schedule must balance efficient progress with public safety, site coordination, and seasonal construction considerations. Prus has extensive experience delivering projects in active public environments and will prioritize maintaining safe pedestrian circulation and park access.

During preconstruction, Prus will develop and maintain a comprehensive CPM schedule reflecting the planned construction duration from August 2026 to April 2028. The schedule will be organized into coordinated phases that support logical sequencing of site preparation, underground infrastructure, building construction, and park amenities. Progress will be monitored through weekly coordination meetings and short-term look-ahead planning to support substantial completion in April 2028 and the park's grand opening in June 2028.



PHASE 1

SITE PREPARATION & ACCESS

August 2026 - December 2026

Goal: Prepare the site and establish construction access.

Major work:

- Mobilization
- Construction fencing
- Tree protection / environmental controls
- Clearing and demolition
- Mass excavation
- Rough grading

PHASE 2

INFRASTRUCTURE & FOUNDATIONS

December 2026 - April 2027

Goal: Install all underground infrastructure and structural base elements.

Major work:

- Storm utilities
- Water and sanitary
- Electrical conduit
- Retaining walls
- Building foundations

PHASE 3

BUILDING CONSTRUCTION

April 2027 - October 2027

Goal: Construct the park's main facilities

Major work:

- Underslab utilities
- Slab on grade
- Structural framing
- Roof and enclosure
- Interior finishes
- Exterior finishes

PHASE 4

PARK AMENITIES & FINAL COMPLETION

April 2027 - April 2028

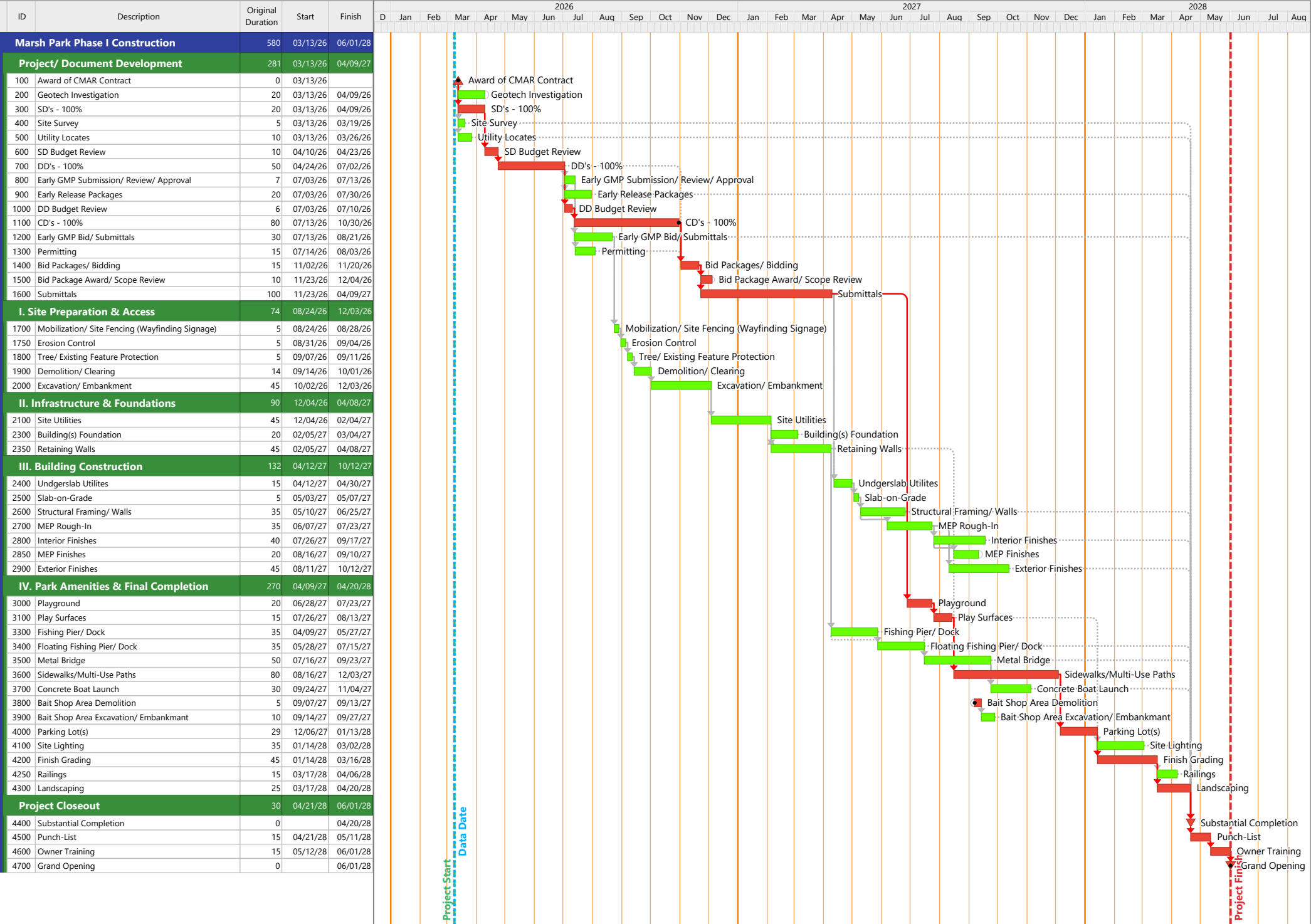
Goal: Complete the recreational park features and prepare the site for opening.

Major work:

- Existing Parking Lot Entrance / Boat ramp
- Multi-use paths and sidewalks
- Parking lots
- Playground
- Fishing piers and floating dock
- Pedestrian bridge
- Finish grading
- Landscaping
- Exterior finishes

Final Milestones:

- Substantial completion April 2028
- Grand opening June 2028



Start Date: 03/09/26
Finish Date: 06/01/28

Marsh Park Phase I Construction
City of Fairfield
6440 River Road
Fairfield, Ohio 45014

Value Added Suggestions

Prus Construction will integrate value-added strategies throughout the CMAR process to improve constructability, project efficiency, and long-term performance for Marsh Park Phase 1. Beginning in early preconstruction, we will partner with the City of Fairfield and the design team to identify opportunities to align scope, schedule, and budget. Through focused constructability reviews, we will evaluate grading transitions, utility routing, shoreline improvements, and site logistics to resolve conflicts before they affect pricing or field execution, and will provide practical recommendations on materials, sequencing, and procurement. In parallel, we will implement proactive quality planning from preconstruction through construction with coordinated reviews to support reliable delivery and durable results for the City and community.



TECHNICAL DESIGN

We will support the design team through structured constructability reviews focused on practicality, durability, and long-term park operations. At key design milestones, our team will review drawings and specifications to identify inconsistencies, missing details, grading transitions, utility conflicts, access limitations, and scope gaps before they impact pricing or construction. We will also provide input on materials and assemblies appropriate for a public park and waterfront environment, considering weather exposure, maintenance requirements, and lifecycle performance. Particular attention will be given to coordination between civil infrastructure, building elements, utilities, overlooks, and waterfront improvements to improve sequencing and reduce rework. Where appropriate, Prus will recommend practical refinements that preserve design intent while improving constructability and budget alignment. Our team will also review the design for compatibility with future park phases and trail connections to support the long-term vision for Marsh Park.

TECHNICAL APPROACH

Prus will help translate project goals into an efficient construction strategy that supports safety, schedule reliability, and coordination within an active park environment. Working with the City, we will develop logical construction phasing for parking areas, utilities, building work, and waterfront improvements while

maintaining safe access for park users whenever feasible. During preconstruction, our team will identify key project risks such as utility coordination, stormwater and drainage interfaces, waterfront construction considerations, and site access limitations. Early evaluation of these factors allows the team to refine design decisions and sequencing strategies before construction begins. Prus will also review long-lead materials and potential bid package strategies to protect schedule and pricing, while ongoing cost modeling and schedule updates ensure design decisions remain aligned with project milestones and budget goals.

QUALITY CONTROL

Prus will implement a project-specific quality control program beginning in preconstruction and continuing through closeout. Early efforts will include document review procedures, coordination tracking, and clear communication of design questions and decisions. Quality planning will focus on critical work activities such as grading and drainage, utilities, ADA access, structural elements, waterfront improvements, and public-facing finishes. Pre-installation meetings, mockups where beneficial, and coordinated inspection and testing procedures will help ensure work is installed correctly the first time and meets the City's expectations for quality and durability.

Knowledge of Local Conditions

Prus Construction brings extensive knowledge of the local construction environment after having successfully delivered numerous projects for the City of Fairfield. In addition, we have completed public park, infrastructure, and civic projects throughout the region, providing us with a strong understanding of local regulations, permitting processes, and construction practices that influence project delivery. This familiarity allows our team to anticipate coordination needs early and work efficiently with the City of Fairfield, local agencies, and the design team throughout the project.

Our experience working within the region has provided valuable insight into the regulatory environment governing park and waterfront development. Prus regularly coordinates with municipal building departments, utility providers, and environmental agencies to ensure that projects meet all applicable codes, permitting requirements, and inspection standards. This includes familiarity with local stormwater management expectations, ADA accessibility standards for public facilities and trails, and the coordination required for site development in environmentally sensitive or water-adjacent areas.

Equally important is our strong network of qualified local subcontractors and suppliers who regularly work with Prus on municipal and park improvement projects. Through years of collaboration, we have

developed relationships with trusted trade partners who understand the expectations for public-sector work, including safety requirements, documentation standards, and coordination with active public environments. These established relationships help support competitive pricing, reliable workforce availability, and high-quality craftsmanship throughout the project.

Prus's familiarity with regional subcontractors, local suppliers, and material availability also allows our team to anticipate procurement considerations and schedule impacts early in the preconstruction process. By combining this local knowledge with our disciplined CMAR planning approach, Prus Construction is well positioned to help the City of Fairfield efficiently navigate the regulatory environment, coordinate with local partners, and successfully deliver the Marsh Park improvements.

"Prus has provided us with a high level of professionalism and a collaborative approach to all of our projects. I would highly recommend them for your project."

CYNTHIA FRANCE

Facilities Manager, Department of Public Services
City of Cincinnati



Cost Proposal - Form 1
City of Fairfield, Ohio

Project Name
Estimated Construction Cost of Work (COW)
COW is total cost before applying CMAR fees, staff and general conditions, and contingency.

Marsh Park Phase 1 Construction
\$11,000,000

Costs reflected below shall include all items required by the RFP.
Instructions: Only fill in grayed-out cells



CMR Proposer:
Submission Date:
Anticipated duration of active, fully-engaged construction stage activities (in MONTHS):

Prus Construction
Monday, March 16, 2026
15

1. Preconstruction Stage Compensation

Preconstruction Fee (lump sum)

Include all Home Office Overhead and Profit

Lump Sum Fee (\$) \$ 122,700.00

2. Construction Stage Compensation

a. Staff (lump sum)

Construction Stage Personnel

Staff	Role	Hourly Rate	Anticipated <u>total</u> hours worked
Tim Knapke	VP-Operations	\$ 150.00	120
JJ Kossen	Project Executive	\$ 135.00	480
Alex Altstaetter	Project Manager	\$ 125.00	960
Nathan Hansel	General Superintendent	\$ 125.00	960
Brandon Rusk	Project Engineer	\$ 85.00	2400
Adam Houston	Superintendent	\$ 85.00	2400
Zach Sandmann	Site Safety Manager	\$ 85.00	120

Subtotal (2a)

Construction Stage Personnel: Lump Sum Fee (\$) \$ 741,000.00

b. General Conditions (% of the Cost of Work)

Item / Description	Unit of measure	Quantity	Unit Price
Field Office	Monthly	15	\$ 2,500.00
Field Office communications / technology / equip.	Monthly	15	\$ 1,000.00
Temp Sanitary Facilities	Monthly	15	\$ 500.00
Office First Aid/Safety/Signage	Lump Sum	1	\$ 15,000.00
Site Survey & Control Layout	Lump Sum	1	\$ 25,000.00
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
(Items to be provided)	(Unit of measure)	0	\$ -
Performance Bond	% of COW =	0.75%	
General Liability and Other Insurance	% of COW =	1.00%	
Subcontractor Default Insurance	% of COW =	0.50%	

Subtotal (2b)

General Conditions: % of COW = 3.15%

c. Construction Fee

Include all Home Office Overhead and Profit

% of COW =

Subtotal (2c)

2.50%

d. At-Risk Fee

% of COW =

Subtotal (2d)

2.00%

e. Contingency

% of COW =

Subtotal (2e)

4.00%

Total Proposed Construction Stage Compensation

Excluding Subcontracts, Self-Performed Work, Contingency

Total (2a+2b+2c+2d)



Preconstruction Stage Compensation Price Proposal Detail

<u>Precon Activity Description</u>	<u>Michael Prus</u> <u>President</u>	<u>Tim Knapke</u> <u>VP-Operations</u>	<u>JJ Kossen</u> <u>Project Executive</u>	<u>Henry Frondorf</u> <u>Precon Manager</u>	<u>Alex Altstaetter</u> <u>Project Manager</u>	<u>Nathan Hansel</u> <u>Superintendent</u>	<u>Brandon Rusk</u> <u>Project Engineer</u>
Attend and participate in project team meetings	8	16	16	16	32	16	32
Preliminary evaluation of design criteria, schedule, and budget	2	8	8	12	20	16	8
Site visits and existing conditions review	4	4	4	4	8	8	4
Provide recommendations on site usage, systems, feasibility, materials, labor, sa	0	8	4	12	20	16	0
Constructability reviews of design documents	8	4	8	12	20	24	4
Tracking system for questions, decisions, coordination issues	0	0	0	0	8	0	40
Develop and maintain Critical Path Method schedule	0	4	2	0	4	16	32
Cost estimate – Concept validation	4	2	2	40	0	2	2
Cost estimate – Design Development	4	2	2	60	0	2	2
Cost estimate – 90% Construction Documents	4	2	2	60	0	2	2
Value engineering and cost reconciliation	8	8	8	24	16	16	8
Continuous cost consultation	8	4	4	16	16	4	4
Review drawings/specifications during design phases	4	12	8	12	24	24	16
Advise on site logistics, labor/material availability	0	12	4	0	8	16	0
Prepare Guaranteed Maximum Price (GMP) proposal	12	2	4	60	16	2	4
	66	88	76	328	192	164	158
Personnel Hourly Rate	\$ 175.00	\$ 150.00	\$ 125.00	\$ 125.00	\$ 100.00	\$ 100.00	\$ 75.00
Total Compensation per Role	\$ 11,550.00	\$ 13,200.00	\$ 9,500.00	\$ 41,000.00	\$ 19,200.00	\$ 16,400.00	\$ 11,850.00
Total Preconstruction Stage Compensation	\$ 122,700.00						
Total Preconstruction Hours	1072						

**CITY OF FAIRFIELD, OHIO
SECTION P**

NON-COLLUSION AFFIDAVIT

State of Ohio, County of Hamilton S.S.

City of Fairfield
Michael Prus

(Name of Individual)

Prus Construction Co.

(Company Representing)

BEING DULY SWORN, DOES DEPOSE AND THAT (HE, THEY) RESIDE AT
5325 Wooster Road, Cincinnati, OH 45226

(Residence Address)

AND THAT
Prus Construction Co.

(Name of Company)

5325 Wooster Road, Cincinnati, OH 45226

(Company Address)

IS THE ONLY ENTITY INTERESTED IN THE PROFITS OF THE PROPOSED CONTRACT FOR THIS PROJECT; THAT THE SAID CONTRACT IS MADE WITHOUT ANY CONNECTION OR COMMON INTEREST IN THE PROFITS THEREOF WITH ANY PERSON MAKING ANY BID OR PROPOSAL FOR SAID WORK; THAT THE SAID CONTRACT IS ON THEIR PART, IN ALL RESPECTS, FAIR AND WITHOUT COLLUSION OR FRAUD; AND, ALSO, THAT NO MEMBER OF COUNCIL, HEAD OF ANY DEPARTMENT OR BUREAU, OR EMPLOYEE THEREIN, OR ANY OFFICER OR EMPLOYEE OF THE CITY OF FAIRFIELD, OHIO, IS DIRECTLY OR INDIRECTLY INTERESTED THEREIN.



Signature

Michael Prus

Name

President

Title

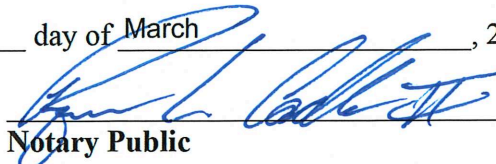
Prus Construction Co.

Company

Subscribed to and sworn to on this 16 day of March, 2026.



Roger L. Cadle II
Notary Public, State of Ohio
My Commission Expires:
June 16, 2030



Notary Public

P

Page 1 of 1

**CITY OF FAIRFIELD, OHIO
SECTION S**

**AFFIDAVIT OF CONTRACTOR OR SUPPLIER OF NON-DELINQUENCY
OF PERSONAL PROPERTY TAXES
AND CITY OF FAIRFIELD INCOME TAXES
AND POLITICAL CONTRIBUTIONS**

To: City of Fairfield, Ohio
Butler County, Ohio

The undersigned contractor or supplier being first duly sworn, as a condition to be considered for the reward of a contract by the City of Fairfield, Ohio for Marsh Park Phase 1 Construction hereby states that it is not charged at the time the bid was submitted with any delinquent personal property taxes on the general tax list of personal property of any county in which the City of Fairfield as a tax district has territory and that it was not charged with delinquent personal property taxes on any such tax list. Furthermore, the undersigned states that the contractor or supplier is not delinquent for income tax owed to the City of Fairfield.

The undersigned contractor or supplier also further certifies that it is in compliance with ORC Section 3517.13(I)(1) or 3517.13(J)(1), whichever is applicable, relative to political contributions to public officials of the City of Fairfield, Ohio.

In consideration of the award of the above contract, the above statements are incorporated in said contract as covenants of the undersigned contractor or supplier.



Signature

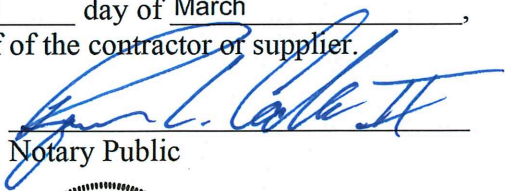
President

Title

Prus Construction Co.

Company

Sworn to and subscribed in my presence on this 16 day of March
2026 by the above referenced person on behalf of the contractor or supplier.



Notary Public



Roger L. Cadle II
Notary Public, State of Ohio
My Commission Expires:
June 16, 2030

CMAR – Marsh Park

Updated 2/24/2026

Owner's schedule for selection of the Construction Manager is as follows (however, the selection schedule may be changed at the Owner's sole discretion and at any time prior to and subsequent to the deadline for submitting a statement of qualifications):

RFQ Stage: COMPLETE

January 16 and January 23, 2026

Advertise Request for Qualifications (RFQ)

January 30, 2026 at NOON

Last day to answer Questions regarding RFQ

February 9, 2026 at 3 PM

Qualification Packets are DUE

February 10 – February 13, 2026

Qualification Packet Review by Owner and Short-Listing of Firms; interviews if needed

RFP Stage:

February 17, 2026

Request for Proposals (RFP) Issued to Short-listed Firms

February 24, 2026 at 3 PM

Pre-Proposal Meeting with Short-listed Firms

March 10, 2026 at NOON

Last day to answer Questions regarding the RFP

March 16, 2026 at 3 PM

Proposal Packets are DUE

March 17 – March 27, 2026

Evaluate and rank proposals; Conduct Interviews with CMAR firm(s)

April 3, 2026

Final Selection of CMAR Firm

April 13, 2026

City Council Award of CMAR Contract

TBD

Pre-Construction Meeting

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH PRUS CONSTRUCTION CO. FOR CONSTRUCTION MANAGER-AT-RISK (CMR) SERVICES AS RELATED TO THE ADVANCEMENT OF MARSH PARK IMPROVEMENTS 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 professional services contract with Prus Construction Co. for construction manager-at-risk (CMR) services as related to the advancement of Marsh Park Improvements Project in accordance with the contract 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 City secure cost benefits of maintaining the project timeline; wherefore, this ordinance shall take effect immediately upon its passage.

Passed	_____	_____
		Mayor's Approval

Posted _____

First Reading	_____	Rules Suspended	_____
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Second Reading	_____	Emergency	_____
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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 Communication
Regular Meeting - April 13, 2026**

Submitted by: Jason Hunold, Public Utilities Director
Department: Public Utilities

Subject:

Agreement for the sale of property in the Stockton Heights Subdivision

Legislation Title:

Ordinance to authorize the City Manager to enter into a contract and such other documents necessary to complete the sale of Tract A in Stockton Heights Subdivision to Kimberly Kigar and receive in exchange a permanent easement for a Public Water Main upon said property and adjacent lot number 2964 in the City of Fairfield.

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

Recommendation:

It is recommended that City Council authorize the City Manager to execute an agreement with Kimberly Kiger for the sale of property on Kay Drive in Stockton Heights subdivision for the sum of \$3,500.00 which shall also include the grant of an easement to the City for a public water main upon the property conveyed and upon adjacent property owned by the purchaser.

Discussion:

The Public Utilities Department acquired Tract A in Stockton Station subdivision in 2021 to protect and preserve a Public Water Main which was installed upon said property. The City now desires to sell the property and receive as part of the sale the grant of a permanent twenty-foot utility easement for continuous operation of the water main on Tract A and the adjacent Lot 2964.

Utility easements are necessary to grant utility companies legal access to private property for installing, maintaining, and repairing essential services like electricity, water, sewer, and telecommunications. These easements ensure efficient infrastructure placement, reduce costs by allowing straight-line, shared, or efficient service routes, and prevent property owners from blocking access.

Accordingly, the City has negotiated with Kimberly Kigar who is the owner of the property adjacent to the public water main for her to purchase to property for the sum of \$3,500.00 and to grant to the City a permanent utility easement upon the property conveyed and her adjoining property to allow for continued operation and maintenance of the public water main.

Rules suspension is being requested to expedite the property sale.

Financial Impact:

The City currently incurs annual expenses to upkeep this property including landscaping costs. These annual costs will be eliminated following the sale of the property. The City will receive the sum of \$3,500.00 for the sale of this property under circumstance which will allow the City to continue to use the property for the public water main.

Emergency Provision:

No

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. 03202026 Stockton Heights Lot Sale Easement Documents
2. Kimberly Kigar-Ord

PURCHASE AGREEMENT

This agreement ("Agreement") is made and entered into this ____ day of _____, 2026 by and between, **City of Fairfield, Ohio**, an Ohio municipal corporation ("Seller"), and, Kimberly Kigar ("Purchaser").

1. **Offer to buy; description of property.** Subject to the terms stated in this offer, the undersigned Purchaser offers to purchase and Seller agrees to sell the following real estate together with all appurtenant rights, privileges, and easements, and all other improvements located thereon (collectively referred to as the "Real Estate") which is more particularly described as follows:

Entire Tract A which is situated between Lots 2964 & 2965 Stockton Heights subdivision, Section Two, in the City of Fairfield, Butler County, Ohio.

Property Address: Kay Drive Tract A between Lots 2964 & 2965 City of Fairfield

Parcel Number: A0700-073-000-012

2. **Purchase price.** The purchase price for the Real Estate shall be Three Thousand Five Hundred and 00/100 Dollars (\$3,500.00). The purchase price shall be paid by Cashier's or Official Bank check at closing.

3. **Easement.** In consideration of the sale of the property herein from Seller to Purchaser, Purchaser agrees to grant to Seller a Public Water Main Easement upon, over, and across the Real Estate and the property of Purchaser located at ____ Kay Drive. The Easement shall be granted in the form of the Public Water Main Easement attached hereto as Exhibit "A" and shall include the property as shown on the survey attached thereto and the real estate described on the Exhibits attached to the Easement.

4. **Conveyance; evidence of title.** Seller will convey the fee simple title to Purchaser by general warranty deed, subject to conditions, easements, and restrictions of record. The deed shall be made out to: Kimberly Kigar.

5. **Costs.** Purchaser agrees to be responsible for all costs traditionally paid for by Purchaser in a real estate transaction in this County, including but not limited to recording fees. Seller agrees to be responsible for all costs traditionally paid for by Seller in a real estate transaction in this County, including but not limited to, deed preparation and county auditor's conveyance fee if any is due.

6. **Insurance; damage or destruction of property.** Until the deed is delivered, Seller shall maintain insurance on the property in the same amount as maintained by Seller at the time of executing this contract.

7. **Real Estate Commission.** The parties hereto represent to each other that they have not contacted, contracted with or entered into any agreement with any real estate broker, finder or agent in connection with the sale of the Property, and that they have not taken any action which might result in any real estate broker's, finder's or other fee or commission being due or payable in connection with the transactions contemplated by this Contract.

8. **Closing.** The transaction shall be closed on or before April 15, 2026 or at such earlier time and place mutually agreeable to the parties in Fairfield, Ohio.

9. **Miscellaneous.** This contract constitutes the entire agreement between the parties and it supercedes any prior agreement between the parties. There are no oral or written representations which have not been incorporated in the contract. Time is of the essence for all

provisions of this contract. All certifications and warranties of Seller shall survive the closing.

10. Acceptance. This Agreement shall constitute a binding contract which is binding on the parties, their heirs, personal representatives, executors, administrators, successors and assigns.

CITY OF FAIRFIELD, OHIO

Date: _____

By: _____
Scott W. Timmer, City Manager

ACCEPTANCE

The undersigned Purchaser agrees to the foregoing offer according to its terms.

Date: _____

Kimberly Kigar, Purchaser

This instrument prepared by:
Clemmons & Wolterman Law Firm
530 Wessel Drive, Suite 2A
Fairfield, OH 45014
(513) 829-6700

Active Clients\City of Fairfield\Real Estate\2026-03-18-Purchase Agreement

APPROVED AS TO FORM:

APPROVED AS TO CONTENT:

John H. Clemmons
Fairfield City Law Director

Jason Hunold
Director of Public Utilities

PUBLIC WATER MAIN EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT, **Kimberly Kigar**, widow and unremarried, the Grantor, for and in consideration of One Dollar and other good and valuable consideration paid by the **City Of Fairfield, Ohio**, the Grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey to the said Grantee, its successors and assigns forever, subject to the provisions hereinafter made, a permanent easement for the construction, installation, operation, maintenance, repair and/or replacement of a public water main and related public or quasi public utilities and appurtenances and facilities necessary to the operation thereof, in, under, upon and across certain real estate owned by the Grantor, and being described as follows:

SEE ATTACHED EXHIBIT "A"

Right of Entry. Grantee, its contractors, agents or employees shall have the right to enter upon Grantor's Premises including lot number 2964 in the City of Fairfield and Lot A in the City of Fairfield which is adjacent to lot 2964 for access to the Easement Area along such routes as are reasonable and proper for the purposes of transporting materials, tools, equipment, etc., necessary for constructing, repairing, restoring and operating the facilities. The premises so disturbed by reason of the exercise of any of the foregoing powers shall be reasonably restored to its original condition by the Grantee.

No Structures. Grantor agrees that no building, pool, driveway or other structure will be placed over said easement or within such proximity thereto as to interfere with the construction, operation, maintenance or repair of said public utility in this easement. Temporary nonuse or limited use of this easement by Grantee shall not prevent Grantee from later making use of the easement to the full extent herein authorized.

Title. Grantor covenants with Grantee that Grantor is the owner of the Easement Area described above and has full power to convey the rights conveyed by this Easement. Grantor warrants and will defend the same against the claims of all persons.

This easement shall run with the land and be binding upon the heirs, executors, administrators, successors and assigns of the undersigned, as the holders of the legal title to the lands and premises above described.

IN WITNESS WHEREOF, the Grantor, **Kimberly Kigar**, has executed these presents this _____ day of _____, 2026.

Kimberly Kigar, Grantor

City of Fairfield, Ohio

By: _____
Scott W. Timmer, City Manager

STATE OF OHIO)
COUNTY OF BUTLER) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2026 by **Kimberly Kigar, widow and unremarried, Grantor.**

Notary Public

STATE OF OHIO)
COUNTY OF BUTLER) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2026 by **Scott W. Timmer, City Manager of the City of Fairfield, Ohio, Grantor, on behalf of the Grantor.**

Notary Public

Prepared by:
John H. Clemmons
Fairfield City Law Director

Active Clients\City of Fairfield\Real Estate\2026\Kay Drive-Isaacs\2026-01-07–Kigar Watermain Easement

EXHIBIT A
LEGAL DESCRIPTION

Being a 10-foot wide waterline easement over, through, and across a part of Lot 2964 as designated on the list of lots in the City of Fairfield, Butler County, Ohio, also known as Lot 31 of Stockton Heights Subdivision Section Two as shown on Plat Envelope 269, Page A of the Butler County Recorder's Office, conveyed to Kimberly J. Kigar in Official Record 10309, Page 492, Situate in Section 14, Town 2, Range 2, City of Fairfield, Butler County, Ohio and being more particularly described as follows:

Beginning at the southeast corner of Parcel "A" of said Stockton Heights Subdivision Section 2 as conveyed to City of Fairfield, Ohio, an Ohio Municipal Corporation in Official Record 9668, Page 526 and on the west line of Part Lot 11316 a 5.5822-acre tract of land as conveyed to Fair Oaks Holdings, LLC in Official Record 9407, Page 474, witness an iron pin found at North 04°31'10" East, 0.53 feet;

thence, South 04°31'10" West, 10.00 feet, along the west line of said Part Lot 11316;

thence, North 85°28'50" West, 193.06 feet, through said Lot 2964 along a line 10 feet southerly of as measured perpendicularly to and running parallel with the northerly line of said Lot 2964 to the easterly right-of-way line of Kay Drive (50' R/W);

thence, North 04°31'10" East, 10.00 feet, along the easterly right-of-way line of Kay Drive to the southwesterly corner of said Parcel "A";

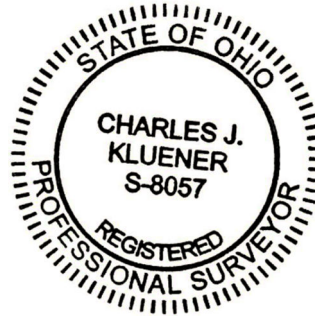
thence, South 85°28'50" East, 193.06 feet, along the southerly line of said Parcel "A" to the place of beginning.

Containing 0.044 acres more or less and all being subject to any legal highways and easements of record.

The bearings are based on NAD 83 CORS 2011 adjustment, Ohio South Zone, Ohio Real Time Network(ORTN).

The above description was prepared by Charles J. Kluener, Ohio Professional Surveyor Number 8057, based on a field survey performed under his direct supervision and dated February 17, 2026. For a pictorial representation, see attached Exhibit "B".

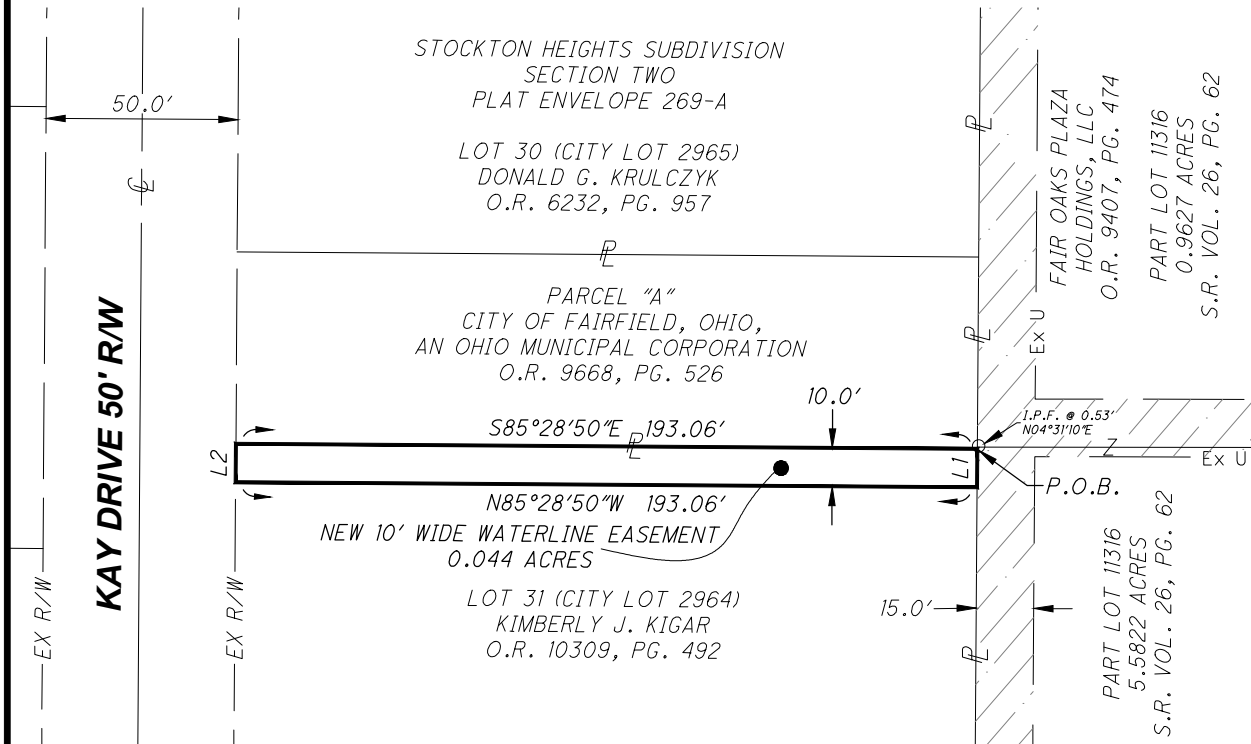

Charles J. Kluener, PS #8057



02/17/2026
Date

EXHIBIT B

BEING A 10' WIDE WATERLINE EASEMENT SITUATED IN
SECTION 14, T 2, R 2, CITY OF FAIRFIELD, BUTLER COUNTY, OHIO



LINE TABLE		
LINE	LENGTH	BEARING
L1	10.00'	S04°31'10\"W
L2	10.00'	N04°31'10\"E

JOB #	DRAWN BY:	DATE
BUTFAI2511	CJS2	02-17-2026

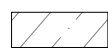
ChoiceOne
Engineering

SIDNEY, OHIO 937.497.0200
LOVELAND, OHIO 513.239.8554

www.CHOICEONEENGINEERING.com

LEGEND

○ I.P.F. IRON PIN FOUND

 EXISTING UTILITY EASEMENT
AS SHOWN ON PLAT ENVELOPE 823-A



THE BEARINGS ARE BASED
ON NAD 83 CORS 2011 ADJUSTMENT,
OHIO SOUTH ZONE,
OHIO REAL TIME NETWORK (ORTN)

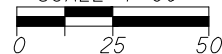
SCALE: 1"=50'


EXHIBIT A
LEGAL DESCRIPTION

Being a 10-foot wide waterline easement over, through, and across a part of Parcel "A" of Stockton Heights Subdivision Section Two as shown on Plat Envelope 269, Page A of the Butler County Recorder's Office, conveyed to City of Fairfield, Ohio, an Ohio Municipal Corporation in Official Record 9668, Page 526, Situate in Section 14, Town 2, Range 2, City of Fairfield, Butler County, Ohio and being more particularly described as follows:

Beginning at the northeast corner of Lot 2964 as designated on the list of lots in the City of Fairfield, Butler County, Ohio, also known as Lot 31 of said Stockton Heights Subdivision Section 2 as conveyed to Kimberly J. Kigar in Official Record 10309, Page 492 and on the west line of Part Lot 11316 a 5.5822-acre tract as conveyed to Fair Oaks Plaza Holdings, LLC in Official Record 9407, Page 474;

thence, North 85°28'50" West, 193.06 feet, along the northerly line of said Lot 2964 to the northwest corner of said Lot 2964 and being on the east right-of-way line of Kay Drive (50' R/W);

thence, North 04°31'10" East, 10.00 feet, along the east right-of-way line of Kay Drive;

thence, South 85°28'50" East, 193.06 feet, through said Parcel "A" along a line 10 feet northerly of as measured perpendicularly to and running parallel with the southerly line of said Parcel "A" to the westerly line of Part Lot 11316 a 0.9627-acre tract of land as conveyed to Fair Oaks Plaza Holdings, LLC in Official Record 9407, Page 474 and the easterly line of said Parcel "A";

thence, South 04°31'10" West, 10.00 feet, along the easterly line of said Parcel "A" to the place of beginning, witness an iron pin found at 9.47 feet on the southwest corner of said 0.9627-acre Fair Oaks Plaza Holdings, LLC tract.

Containing 0.044 acres more or less and all being subject to any legal highways and easements of record.

The bearings are based on NAD 83 CORS 2011 adjustment, Ohio South Zone, Ohio Real Time Network(ORTN).

The above description was prepared by Charles J. Kluener, Ohio Professional Surveyor Number 8057, based on a field survey performed under his direct supervision and dated February 17, 2026. For a pictorial representation, see attached Exhibit "B".

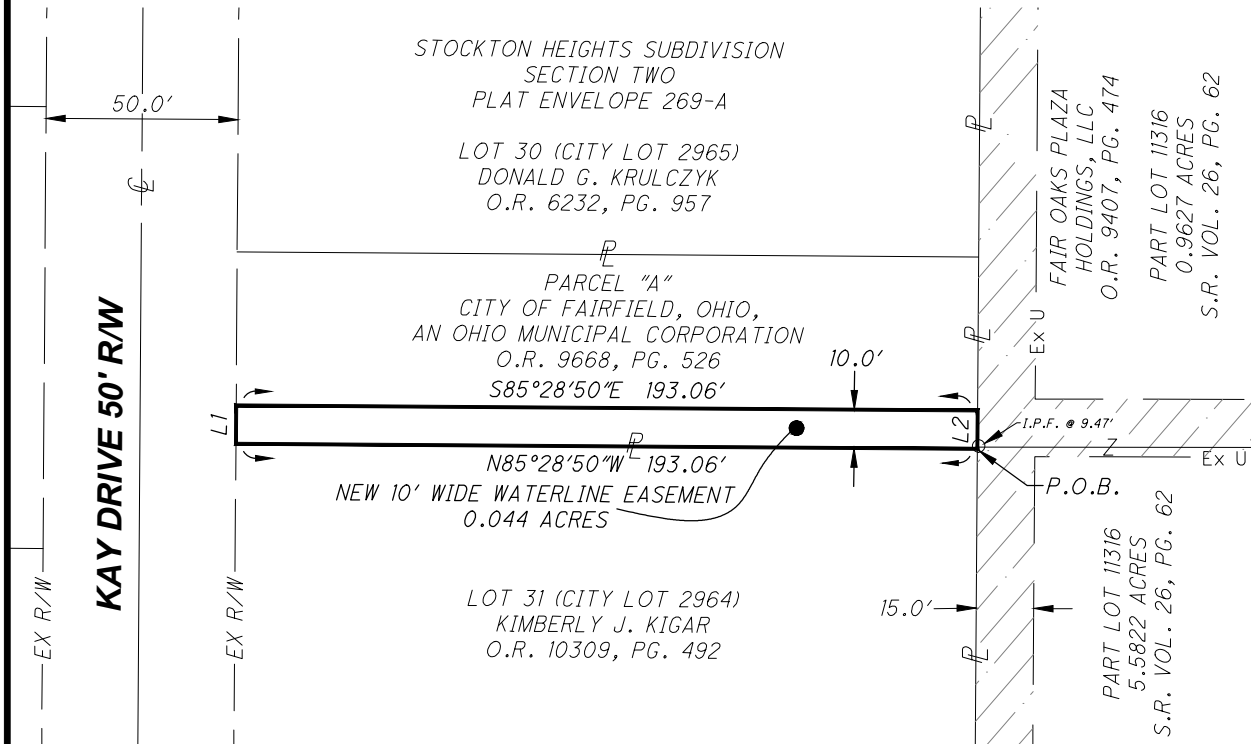

Charles J. Kluener, PS #8057



02/17/2026
Date

EXHIBIT B

BEING A 10' WIDE WATERLINE EASEMENT SITUATED IN
SECTION 14, T 2, R 2, CITY OF FAIRFIELD, BUTLER COUNTY, OHIO



LINE TABLE		
LINE	LENGTH	BEARING
L1	10.00'	N04°31'10"E
L2	10.00'	S04°31'10"W

LEGEND

○ I.P.F. IRON PIN FOUND

EXISTING UTILITY EASEMENT
AS SHOWN ON PLAT ENVELOPE 823-A

JOB #	DRAWN BY:	DATE
BUTFAI2511	CJS2	02-17-2026

ChoiceOne
Engineering

SIDNEY, OHIO 937.497.0200
LOVELAND, OHIO 513.239.8554
www.CHOICEONEENGINEERING.com

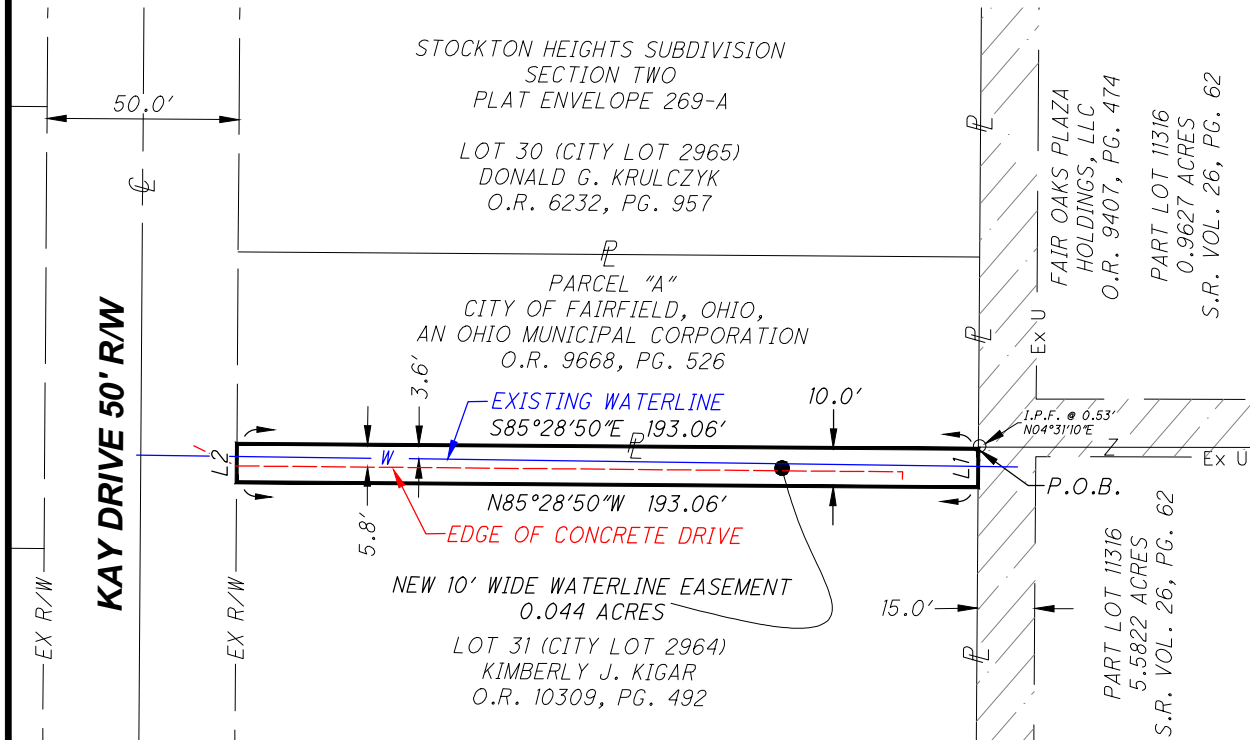
THE BEARINGS ARE BASED
ON NAD 83 CORS 2011 ADJUSTMENT,
OHIO SOUTH ZONE,
OHIO REAL TIME NETWORK (ORTN)

SCALE: 1"=50'

0 25 50

WATERLINE AND DRIVEWAY EXHIBIT

BEING A 10' WIDE WATERLINE EASEMENT SITUATED IN
SECTION 14, T 2, R 2, CITY OF FAIRFIELD, BUTLER COUNTY, OHIO



LEGEND

○ I.P.F. IRON PIN FOUND

EXISTING UTILITY EASEMENT
AS SHOWN ON PLAT ENVELOPE 823-A

LINE TABLE		
LINE	LENGTH	BEARING
L1	10.00'	S04°31'10"W
L2	10.00'	N04°31'10"E

JOB #	DRAWN BY:	DATE
BUTFAI2511	CJS2	02-17-2026

ChoiceOne
Engineering

SIDNEY, OHIO 937.497.0200
LOVELAND, OHIO 513.239.8554
www.CHOICEONEENGINEERING.com

THE BEARINGS ARE BASED
ON NAD 83 CORS 2011 ADJUSTMENT,
OHIO SOUTH ZONE,
OHIO REAL TIME NETWORK (ORTN)

SCALE: 1"=50'

0 25 50

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A CONTRACT AND SUCH OTHER DOCUMENTS NECESSARY TO COMPLETE THE SALE OF TRACT A IN STOCKTON HEIGHTS SUBDIVISION TO KIMBERLY KIGAR AND RECEIVE IN EXCHANGE A PERMANENT EASEMENT FOR A PUBLIC WATER MAIN UPON SAID PROPERTY AND ADJACENT LOT NUMBER 2964 IN THE CITY OF FAIRFIELD.

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 and such other documents necessary to complete the sale of Tract A in Stockton Heights Subdivision to Kimberly Kigar and receive in exchange a permanent easement for a Public Water Main upon said property and adjacent lot number 2964 in the City of Fairfield 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



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Ben Mann, Public Works Director
Department: Public Works

Subject:

Storm Sewer Repair – Corrugated Metal Pipe Invert Lining

Legislation Title:

Ordinance to authorize the City Manager to enter into a contract with Proshot Concrete, Inc. for Storm Sewer Repair – Corrugated Metal Pipe Invert Lining and declaring an emergency.

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

Recommendation:

It is recommended that funding be appropriated from the Capital Improvement Fund as described in the Financial Impact and that Council authorize the City Manager to utilize the State of Ohio Department of Transportation Contract through a contract with Proshot Concrete Inc.

Discussion:

This is a 60” diameter corrugated metal pipe under Crestview Drive. This pipe is starting to fail and needs lined to prevent future failures. This pipe is in poor to fair condition and is developing small holes in the bottom of the pipe. Due to the size of the pipe, it is in danger of causing larger sinkholes and putting the roadway above it at risk as well as the adjacent residential property.

This pipe was installed in 1976 and accepted as City infrastructure with the development of the residential subdivision.

The City’s drainage crew has routinely made repairs to storm sewers but the need for specialized methodology and equipment warrants some help from an outside contractor. We have lined pipes like these over the last few years in multiple locations under the ODOT state bid.

We have solicited a proposal from Proshot Concrete under the State Bid contract to perform this work listed under the State of Ohio Department of Transportation Contract ID 313-27 Invert Maintenance Contract with permission of use granted by the Ohio Revised Code Section 5513.01(B).

Financial Impact:

\$125,000.00 (\$116,550 base proposal and \$8,450 for contingencies and other Public Works needs) from the Capital Improvement Fund for the labor, material, and equipment to repair the

60" corrugated metal storm sewer on Crestview Drive north of Resor Road.

The project funding for this work is in the Capital Improvements Program for 2026-2030 under 6PW55 (CMP Storm Sewer Field Paving Inverts).

Emergency Provision:

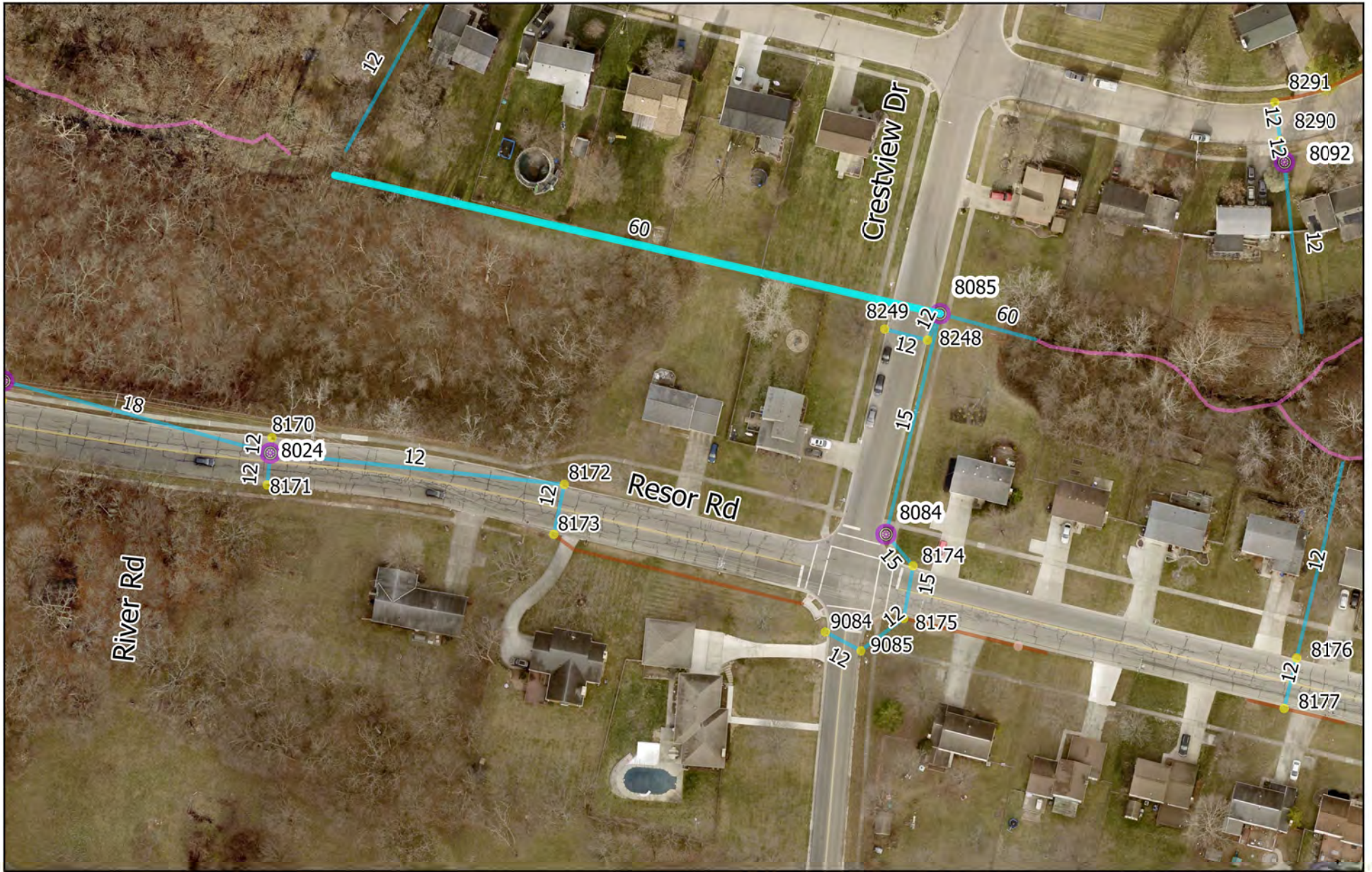
Yes. A suspension of rules and emergency provision are being requested in order to schedule and perform this critical infrastructure repair as soon as practicable.

Rule Suspension Requested:

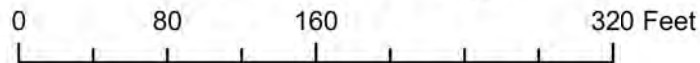
Yes

ATTACHMENTS:

1. Crestview CMP Lining
2. 2026 Proshot estimate
3. _313-27_Pricing_Document__313-27_Pricing__11_26_25__R1
4. Proshot Concrete Inc-Ord



60" CMP Lining



Bid Tabulation for 2026 Culvert -
Bid Opening: State Contract
Engineer's Estimate: \$

Item No.	Description	Qty	Unit	Unit Price	Total Price
----------	-------------	-----	------	------------	-------------

	Crestview (North of Resor) Culvert				
1	Mobilization	1	Each	\$ 4,500.00	\$ 4,500.00
2	Invert Lining 48"	350	LF	\$ 318.00	\$ 111,300.00
3	Additional Concrete	-	CY	\$ 400.00	\$ -
4	Traffic Control	1	Each	\$ 750.00	\$ 750.00
5	Flaggers		Each	\$ 80.00	\$ -
Total Base Bid Amount					\$ 116,550.00

Liner P
Close Fit L
Join
Culvert Clear
Culvert Invert Pavin
Geosynthetic Cer

Vendor Name: ----->
Telephone orders may be followed with fax confirmation sent by the Department
Identify locations where orders will be
Vendor Location:
Contact Person:
Telephone Number:
Fax Number:
Email Address:
DO NOT PROVIDE CONDITIONAL INFORMATION TO
SUBMIT ANY QUESTIONS, CLARIFICATION
DO NOT DELETE
Do not sub

TB 313-27 Pricing 11 / 19 / 25

Pipe Materials+Install	Liner Pipe Materials
Liner Pipe	10%Ovality
Traffic Control,	
Joint Seal Materials	Joint Seal Materials + Ins
hout (Including MOB, Traffic Control & Ad	
ng (Arch and Circular Pipe)	MOB, Traffic
mentitious Composite Mat	MOB, Traffic C

		Proshot Co
nt.		
placed, the name of an individual responsible for taking the orde		
		Floren
		Anthony M
		256-76
		256-76
		cdill@proshot

THAT WILL CHANGE THE TERMS OF THE CONTRACT. DO

VS AND INQUIRIES REGARDING THIS INVITATION TO BID

ROWS, COLUMNS, OR TABS FROM THIS I

omit previous versions (pricing pages) of the same

s Only
, EQ & LB
stall
Additional EQ)
e Control, Flaggers
Control, Flaggers

Concrete, Inc
ers, their telephone, and fax numbers.
ice, AL
McDougle
4-5941
4-5946
:concrete.com
ING SO MAY RESULT IN REJECTION OF YOUR BID.
THROUGH INQUIRY LINK IN OHIO BUYS
BID DOCUMENT
e contract.

Previous Contract Number

315 Contract

315 Contract

315 Contract

314 Contract

316 Contract

317 Contract

PRICING PAGE FOR "LINER PIPE MATERIALS AND INSTALLATION"

NOTE:

- **Liner pipe** a) The vendor must enter bids for each liner pipe range they wish to perform liner pipe work and the District Mobilization.
b) There are five additional blank lines for liner pipe ranges. These are optional entries for liner pipe ranges greater than or equal to 127 inches (inside diameter).

- **Grout Mat.** Grouting Material will be bid by cubic yard ranges of material placed. The grouting material range associated to the total cubic yards of grout placed will determine the cost per cubic yard of the grout.

- **Mobilization** Mobilization cost for each project. One project may consist of up to four sites. ODOT will compensate the awarded vendor a lump sum plus mileage for the second, third, and fourth sites, if applicable. Compensation will be a lump sum of \$150.00 for each additional site plus mileage. One vehicle for equipment and one vehicle for material will be paid at a rate of \$0.70 per mile. If one vehicle is used for both equipment and material, then the mileage compensation will only apply to that vehicle. Example: An equipment vehicle and material vehicle traveled 15 miles from site one to site two. The awarded vendor would receive \$150.00 + (15 miles) x \$.70 + (15 miles) x \$.70 = \$171.00

- **Extra Work** When it is determined that additional work is necessary, outside the vendors original scope of work necessary to properly install the items listed below, the vendor will be compensated based on the additional work performed. Additional work will be identified and mutually agreed upon by ODOT and the vendor.

Liner Pipe Ranges (Inside Diameter in Inches)		Cost per Linear Foot of Installed Liner Pipe (\$ / LF)																		
		Corrugated steel pipe	Corrugated steel pipe	Structural plate corrugated steel structure	Precoated, galvanized steel culvert	Polymer-precoated corrugated steel spiral rib pipe	Corrugated Steel Spiral Rib	Polymer precoated, galvanized steel conduits	Corrugated aluminum alloy conduits	Corrugated aluminum alloy conduits	Aluminum alloy structural plate conduit	Corrugated Aluminum Spiral Rib	Corrugated Polyethylene Smooth	Type A Polyethelene Liner Pipe	Type B Polyethelene Liner Pipe	Polyvinyl Corrugated Smooth	Polyvinyl Corrugated Profile	Glass Fiber Reinforced	Steel Reinforced Thermoplastic Ribbed Pipe	Steel Pipe Encasement
Minimum	Maximum	707.01	707.02	707.03	707.04	707.11	707.12	707.18	707.21	707.22	707.23	707.24	707.33	707.34	707.35	707.42	707.43	707.75	707.85	748.06
12	14.99																			
15	17.99																			
18	20.99																			
21	23.99																			
24	26.99																			
27	29.99																			
30	35.99																			
36	41.99																			
42	47.99																			
48	53.99																			
54	59.99																			
60	65.99																			
66	71.99																			
72	83.99																			
84	95.99																			
96	101.99																			
102	107.99																			
108	113.99																			
114	119.99																			
120	126.99																			

PROVIDE EQUIPMENT AND LABOR RATES FOR ADDITIONAL WORK THAT MAY BE NECESSARY, ABOVE AND BEYOND THE STANDARD LINER INSTALLATION.

ANY ADDITIONAL WORK WILL BE IDENTIFIED AND AGREED UPON AT THE FIELD REVIEW.

Example of Equipment may be:
Skid Steer

Description of Additional EQ or LABOR	U/M	Cost per Unit of Measure

NOTE:

Any additional work identified during the field review, where additional material will be required, ODOT will reimburse the vendor at cost, for materials purchased.

Any material related to the installation process of the pipe will not be considered as additional materials.

Mobilization

Cost per Distrist

District 1	
District 2	
District 3	
District 4	
District 5	
District 6	
District 7	

Traffic Control Flagger(s)

Cost per hour per flagger

District 1	
District 2	
District 3	
District 4	
District 5	
District 6	
District 7	

NOTE:

- **Liner pipe** a) The vendor must enter bids for each liner pipe range they wish to provide.
 b) There are five additional blank lines for liner pipe ranges. These are optional er
- **Delivery** a) Delivery Cost per District will be per truck load of liner pipe delivered to any loca

Liner Pipe Ranges (Inside Diameter in Inches)		Corrugated steel pipe	Corrugated steel pipe	Structural plate corrugated steel structure	Precoated, galvanized steel culvert
		707.01	707.02	707.03	707.04
Minimum	Maximum				

12	14.99				
15	17.99				
18	20.99				
21	23.99				
24	26.99				
27	29.99				
30	35.99				
36	41.99				
42	47.99				
48	53.99				
54	59.99				
60	65.99				
66	71.99				
72	83.99				
84	95.99				

ation with that District. Industry standards for trucking of various size liner pipes will allow ODOT to validate the number of trips for liner pipe ranges greater than or equal to 127 inches (inside diameter).

Polymer-precoated corrugated steel spiral rib pipe 707.11	Corrugated Steel Spiral Rib 707.12	Polymer precoated, galvanized steel conduits 707.18	Corrugated aluminum alloy conduits 707.21	Corrugated aluminum alloy conduits 707.22	Aluminum alloy structural plate conduit 707.23	Corrugated Aluminum Spiral Rib 707.24
--	---	--	--	--	---	--

[illegible]

Corrugated Polyethylene Smooth	Type A Polyethelene Liner Pipe	Type B Polyethelene Liner Pipe	Polyvinyl Corrugated Smooth	Polyvinyl Corrugated Profile	Glass Fiber Reinforced	Steel Reinforced Thermoplastic Ribbed Pipe
707.33	707.34	707.35	707.42	707.43	707.75	707.85

[illegible]

Steel Pipe Encasement 748.06
--

[illegible]

**Delivery per Truck Load to
Destination**

Cost per Distrist / Load

District 1	
District 2	
District 3	
District 4	
District 5	
District 6	
District 7	
District 8	
District 9	
District 10	
District 11	
District 12	

ITB 313-27 Pricing 11 / 19 / 25

Proshot Concrete, Inc

Round Shaped Gravity Storm Sewer and Culverts - CLOSE FIT LINER PIPE Calculated Thickness (inches) and Unit Cost (LF)

PRICING PAGE FOR "Close Fit Liner Pipe - 10% Ovality"

- Provide a "Unit Cost" per Linear Foot installed of the Liner Material as described in the Specifications.
- Provide the "Thickness" in Inches of the Close Fit Liner Pipe Material as described in the Specifications.
- Provide a "Unit Cost" per Linear Foot to CLEANOUT and Prepare the Host Pipe based on the existing condition of the Host Pipe.

**COMPLETE THE TAB LABELED
"CLOSE FIT -Traf Cntl, EQ & LB"**

Host Conduit Span (inches)	Height of Cover (feet)													
	>2 to <=3		>3 to <=20		>20 to <=25		>25 to <=30		>30 to <=35		>35 to <=40		>40	
	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)	Thickness (inches)	Unit Cost (LF)
12														
15														
18														
21														
24														
27														
30														
36														
42														
48														

Host Conduit Span (inches)	Pipe Debris Cleanout Unit Cost / LF	
	MEDIUM	HEAVY
12		
15		
18		
21		
24		
27		
30		
36		
42		
48		

Pipe Debris Cleanout Type Description
Incidental (See Section 7.13)
.....debris is less than 10% of rise of pipe
MEDIUM
.....debris is between 10% and 25% of rise of pipe
HEAVY
.....debris is more than 25% of rise of pipe

NOTE: This is based on the average debris throughout the length of the host pipe.

If sections of pipe are considered Medium or Heavy, while the overall average is Incidental, the ODOT has the option to pay a portion of the pipe length at the Medium or Heavy category price.

ODOT and the vendor will review and mutually agree to the cleanout severity.

ITB 313-27 Pricing 11 / 19 / 25

Proshot Concrete, Inc

PRICING PAGE FOR "Close Fit Liner Pipe - Traffic Control, Equipment & Labor"

Mobilization		Traffic Control Flagger(s)		Traffic Control	
Cost per District		Cost per hour per Flagger		Lump Sum	
District 1		District 1		District 1	
District 2		District 2		District 2	
District 3		District 3		District 3	
District 4		District 4		District 4	
District 5		District 5		District 5	
District 6		District 6		District 6	
District 7		District 7		District 7	
District 8		District 8		District 8	
District 9		District 9		District 9	
District 10		District 10		District 10	
District 11		District 11		District 11	
District 12		District 12		District 12	

Description of Additional EQ or LABOR		U/M	Cost per Unit of Measure	NOTE: Any additional work identified during the field review, where additional material will be required, ODOT will reimburse the vendor at cost, for materials purchased. Any material related to the installation process of the pipe will not be considered as additional materials.
PROVIDE EQUIPMENT AND LABOR RATES FOR ADDITIONAL WORK THAT MAY BE NECESSARY, ABOVE AND BEYOND THE STANDARD LINER INSTALLATION. ANY ADDITIONAL WORK WILL BE IDENTIFIED AND AGREED UPON AT THE FIELD REVIEW.				

PRICING PAGE FOR "JOINT SEAL INSTALLATION"

NOTE:

- **Joint Seal** a) The vendor must enter bids for each diameter and size or range they wish to seal and the District Mobilization.
b) There are five additional blank lines for Joint Diameters. These are optional entries for various Joint types/sizes
- **Mobilization** Mobilization cost for each project. One project may consist of up to four sites. ODOT will compensate the awarded vendor a lump sum plus mileage for the second, third, and fourth sites, if applicable. Compensation will be a lump sum of \$150.00 for each additional site plus mileage. One vehicle for equipment and one vehicle for material will be paid at a rate of \$0.70 per mile. If one vehicle is used for both equipment and material, then the mileage compensation will only apply to that vehicle. Example: An equipment vehicle and material vehicle traveled 15 miles from site one to site two. The awarded vendor would receive \$150.00 + (15 miles) x \$ 0.70 + (15 miles) x \$ 0.70 = \$171.00
- **Extra Work** When it is determined that additional work is necessary, outside the vendors original scope of work necessary to properly install the items listed below, the vendor will be compensated based on the additional work performed. Additional work will be identified and mutually agreed upon by ODOT and the vendor.

LENGTH OF JOINT SEAL									
Identify additional Lengths (i.e. 16 inches, 24inches, etc) or Range of Lengths (14 to 17.99 inches, 18 to 21.99 inches, etc.) in boxes below.									
Round Pipe Dimension (Inside Diameter in Inches)					Elliptical Pipe Dimension (Equiv. Round Pipe)				
12									
15									
18					14x23 (18)				
21									
24					19x30 (24)				
27					22x34 (27)				
30					24x38 (30)				
36					29x45 (36)				
42					34x53 (42)				
48					38x60 (48)				
54					43x68 (54)				
60					48x76 (60)				
66					53x83 (66)				
72					58x91 (72)				
78					63x98 (78)				
84					68x106 (84)				
90					72x113 (90)				
96					77x121 (96)				
102					82x128 (102)				
108					87x136 (108)				
114					92x143 (114)				
120					97x151 (120)				
132					106x166 (132)				
144					116x180 (144)				

Additional Product Notes From Vendor.									

Mobilization		Traffic Control Flaggers		Traffic Control	
Cost per District		Cost per hour per Flagger		Lump Sum	
District 1		District 1		District 1	
District 2		District 2		District 2	
District 3		District 3		District 3	
District 4		District 4		District 4	
District 5		District 5		District 5	
District 6		District 6		District 6	
District 7		District 7		District 7	
District 8		District 8		District 8	
District 9		District 9		District 9	
District 10		District 10		District 10	
District 11		District 11		District 11	
District 12		District 12		District 12	

Description of Additional EQ or LABOR				U/M	Cost per Unit of Measure
PROVIDE EQUIPMENT AND LABOR RATES FOR ADDITIONAL WORK THAT MAY BE NECESSARY, ABOVE AND BEYOND THE STANDARD LINER INSTALLATION.					
ANY ADDITIONAL WORK WILL BE IDENTIFIED AND AGREED UPON AT THE FIELD REVIEW.					

Box Culverts perimeter in inches (Equiv. box culvert sizes)				
240	4 x 6			
264	4 x 7, 5 x 6			
288	4 x 8, 5 x 7, 6 x 6			
312	4 x 9, 5 x 8, 6 x 7			
336	4 x 10, 5 x 9, 6 x 8, 7 x 7			
360	4 x 11, 5 x 10, 6 x 9, 7 x 8			
384	4 x 12, 5 x 11, 6 x 10, 7 x 9, 8 x 8			
408	5 x 12, 6 x 11, 7 x 10, 8 x 9			
432	4 x 14, 6 x 12, 7 x 11, 8 x 10, 9 x 9			
456	5 x 16, 7 x 12, 8 x 11, 9 x 10			
480	4 x 16, 6 x 14, 8 x 12, 9 x 11, 10 x 10			
504	5 x 16, 7 x 14, 9 x 12, 10 x 11			
528	4 x 18, 6 x 16, 8 x 14, 10 x 12, 11 x 11			
552	5 x 18, 7 x 16, 9 x 14, 11 x 12			
576	4 x 20, 6 x 18, 8 x 16, 10 x 14, 12 x 12			
600	5 x 20, 7 x 18, 9 x 16, 11 x 14			
624	6 x 20, 8 x 18, 10 x 16, 12 x 14			
648	7 x 20, 9 x 18, 11 x 16			
672	8 x 20, 10 x 18, 12 x 16			
696	9 x 20, 11 x 18			
720	10 x 20, 12 x 18			
744	11 x 20			
768	12 x 20			

20	4 x 6
22	4 x 7, 5 x 6
24	4 x 8, 5 x 7, 6 x 6
26	4 x 9, 5 x 8, 6 x 7
28	4 x 10, 5 x 9, 6 x 8, 7 x 7
30	4 x 11, 5 x 10, 6 x 9, 7 x 8
32	4 x 12, 5 x 11, 6 x 10, 7 x 9, 8 x 8
34	5 x 12, 6 x 11, 7 x 10, 8 x 9
36	4 x 14, 6 x 12, 7 x 11, 8 x 10, 9 x 9
38	5 x 14, 7 x 12, 8 x 11, 9 x 10
40	4 x 16, 6 x 14, 8 x 12, 9 x 11, 10 x 10
42	5 x 16, 7 x 14, 9 x 12, 10 x 11
44	4 x 18, 6 x 16, 8 x 14, 10 x 12, 11 x 11
46	5 x 18, 7 x 16, 9 x 14, 11 x 12
48	4 x 20, 6 x 18, 8 x 16, 10 x 14, 12 x 12
50	5 x 20, 7 x 18, 9 x 16, 11 x 14
52	6 x 20, 8 x 18, 10 x 16, 12 x 14
54	7 x 20, 9 x 18, 11 x 16
56	8 x 20, 10 x 18, 12 x 16
58	9 x 20, 11 x 18
60	10 x 20, 12 x 18
62	11 x 20
64	12 x 20

PRICING PAGE FOR "JOINT SEAL MATERIAL ONLY"

NOTE:

- **Joint Seal** a) The vendor must enter bids for each diameter and size or range they wish to supply and the District Delivery Cost.
b) There are five additional blank lines for Joint Diameters. These are optional entries for various Joint types/sizes
- **Pick Up** ODOT has the Option to Pick Up Items at Vendor Plant or Other Vendor Specified locations in lieu of paying Delivery Costs.

LENGTH OF JOINT SEAL

Identify additional Lengths (i.e. 16 inches, 24inches, etc) or Range of Lengths (14 to 17.99 inches, 18 to 21.99 inches, etc.) in boxes below.			
Round Pipe Dimension (Inside Diameter in Inches)			
12			
15	\$1.00		
18			
21			
24			
27			
30			
36			
42			
48			
54			
60			
66			
72			
78			
84			
90			
96			
102			
108			
114			
120			
132			
144			

Identify additional Lengths (i.e. 16 inches, 24inches, etc) or Range of Lengths (14 to 17.99 inches, 18 to 21.99 inches, etc.) in boxes below.			
Elliptical Pipe Dimension (Equiv. Round Pipe)			
14x23 (18)			
19x30 (24)			
22x34 (27)			
24x38 (30)			
29x45 (36)			
34x53 (42)			
38x60 (48)			
43x68 (54)			
48x76 (60)			
53x83 (66)			
58x91 (72)			
63x98 (78)			
68x106 (84)			
72x113 (90)			
77x121 (96)			
82x128 (102)			
87x136 (108)			
92x143 (114)			
97x151 (120)			
106x166 (132)			
116x180 (144)			

Box Culverts perimeter in inches (Equiv. box culvert sizes)			
240	4 x 6		
264	4 x 7, 5 x 6		
288	4 x 8, 5 x 7, 6 x 6		
312	4 x 9, 5 x 8, 6 x 7		
336	4 x 10, 5 x 9, 6 x 8, 7 x 7		
360	4 x 11, 5 x 10, 6 x 9, 7 x 8		
384	4 x 12, 5 x 11, 6 x 10, 7 x 9, 8 x 8		
408	5 x 12, 6 x 11, 7 x 10, 8 x 9		
432	4 x 14, 6 x 12, 7 x 11, 8 x 10, 9 x 9		
456	5 x 14, 7 x 12, 8 x 11, 9 x 10		
480	4 x 16, 6 x 14, 8 x 12, 9 x 11, 10 x 10		
504	5 x 16, 7 x 14, 9 x 12, 10 x 11		
528	4 x 18, 6 x 16, 8 x 14, 10 x 12, 11 x 11		
552	5 x 18, 7 x 16, 9 x 14, 11 x 12		
576	4 x 20, 6 x 18, 8 x 16, 10 x 14, 12 x 12		
600	5 x 20, 7 x 18, 9 x 16, 11 x 14		
624	6 x 20, 8 x 18, 10 x 16, 12 x 14		
648	7 x 20, 9 x 18, 11 x 16		
672	8 x 20, 10 x 18, 12 x 16		
696	9 x 20, 11 x 18		
720	10 x 20, 12 x 18		
744	11 x 20		
768	12 x 20		

Additional Product Notes From Vendor.			

Optional Materials and Equipment for ODOT to install			
Item	Description	Cost	U/M

DELIVERY COST PER LOAD			
	TYPE OF DELIVERY VEHICLE OR SERVICE		
	Quantity and Size may dictate type of Delivery Vehicle. (Van, Box Truck, FlatBed, etc.) Identify Delivery Options and Cost to District.		
District 1			
District 2			
District 3			
District 4			
District 5			
District 6			
District 7			
District 8			
District 9			
District 10			
District 11			
District 12			

Vendor Name:		Proshot Con

(NOTE: A camera is not col
T

CLEANOUT EQUIPMENT OPTION

(Inside Diameter in Inches)		CLOSED SYSTEM		
		< 1/2 Day	Daily	Weekly
Minimum	Maximum	\$ / HR	\$ / HR	\$ / HR
Example Rate		\$ 175.00	\$ 170.00	\$ 160.00
12	23.99			
24	35.99			
36	47.99			
48	59.99			
60	71.99			
72	83.99			
84	95.99			
96	107.99			
108	119.99			

Description, CREW SIZE:

OTHER - Provide a description of when conditions wc

CLEANOUT EQUIPMENT OPTION

(Inside Diameter in Inches)		CLOSED SYSTEM		
		< 1/2 Day	Daily	Weekly
Minimum	Maximum	\$ / HR	\$ / HR	\$ / HR
Example Rate		\$ 175.00	\$ 170.00	\$ 160.00
12	23.99			
24	35.99			
36	47.99			
48	59.99			
60	71.99			
72	83.99			
84	95.99			
96	107.99			
108	119.99			

Description, CREW SIZE:

OTHER - Provide a description of when conditions w

CLEANOUT EQUIPMENT OPTION

(Inside Diameter in Inches)		CLOSED SYSTEM		
		< 1/2 Day	Daily	Weekly
Minimum	Maximum	\$ / HR	\$ / HR	\$ / HR
Example Rate		\$ 175.00	\$ 170.00	\$ 160.00
12	23.99			
24	35.99			

36	47.99			
48	59.99			
60	71.99			
72	83.99			
84	95.99			
96	107.99			
108	119.99			

Description, CREW SIZE:

OTHER - Provide a description of when conditions w

The Department understands th
PRICE FOR VARIOUS PROJECTS,

Prior to the

General Mobilization	
Cost per District (Lump Sum)	

District 1	
District 2	
District 3	
District 4	
District 5	
District 6	
District 7	
District 8	
District 9	
District 10	
District 11	
District 12	

Mobilization between sites

When multiple sites exist, the vendor shall provide a price for mobilization between sites.
For example: Hourly Rate for Culver
However, the total hourly rate shall be the same for all sites.

For example, Site 1 to Site 2



The vendor shall provide a price for Traffic Control and Flagging.

Additional charges shall be provided for each site.

Traffic Control Flagger(s)	
Cost per hour per flagger	

District 1	
District 2	
District 3	
District 4	
District 5	
District 6	
District 7	

Concrete, Inc

PRICING PAGE FOR "C

Be mindful of Environmental Impacts that may
 If multiple methods exist for Cleanout, describe the equipment
 considered a method used to "clean" a culvert and should
 the pricing provided shall reflect an all inclusive labor and

See Section 8 for explanation of

#1:

OTHER	
\$ / LF	
\$	10.00

(Inside Diameter in Inches)		1/2 Day
Minimum	Maximum	\$ / HR
Example Rate		\$ 175.00
12	23.99	
24	35.99	
36	47.99	
48	59.99	
60	71.99	
72	83.99	
84	95.99	
96	107.99	
108	119.99	

Description, CREW SIZE:

ould warrant a need to charge a section of cleanout by the linear foot. This m

↓ #2:

OTHER	
\$ / LF	
\$	10.00

(Inside Diameter in Inches)		
		1/2 Day
Minimum	Maximum	\$ / HR
Example Rate		\$ 175.00
12	23.99	
24	35.99	
36	47.99	
48	59.99	
60	71.99	
72	83.99	
84	95.99	
96	107.99	
108	119.99	

Description, CREW SIZE:

ould warrant a need to charge a section of cleanout by the linear foot. This m

↓ #3:

OTHER	
\$ / LF	
\$	10.00

(Inside Diameter in Inches)		
		1/2 Day
Minimum	Maximum	\$ / HR
Example Rate		\$ 175.00
12	23.99	
24	35.99	

36	47.99	
48	59.99	
60	71.99	
72	83.99	
84	95.99	
96	107.99	
108	119.99	

Description, CREW SIZE:

ould warrant a need to charge a section of cleanout by the linear foot. This m

MOBILI

at travel to and from a project is one aspect of mobilization, and this
when additional mobilization may be required, the vendor shall prov

This may include separating out costs for heavy equipment, length
e start of work (field review), the vendor and ODOT will determine th

Mobilization - Additional Chargers (Define Unit of Measure w/desc.)				
---	--	--	--	--

A	B	C	D	E

Vendor will be compensated for mobilization between sites at the hourly rate. The hourly rate for the Culvert Cleanout is \$100.00/hr. Operator A is paid \$23.50/hr, and Operator B is paid \$23.50/hr. The cost for mobilization will be capped at the hourly rate for the culvert cleanout.

The cumulative total time traveled from Site 1 to Site 2 is 25 Minutes, Site 2 to 3 is 15 minutes, Site 3 to 4 is 30 minutes, and Site 4 to Site 5 is 25 minutes. (Vendor may be asked to provide proof of employee travel time.)



TRAFFIC CONTROL

Traffic Control. All work is expected to occur off the roadway and within the construction area.

It is possible that a lane closure may be required. Proper Signage and Flagging shall be provided above the signing needed (shoulder, lane closure) shall be provided.

When a lane closure or flagging is required, the vendor shall provide the necessary personnel and equipment.

Additional Fees above standard		
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U / M	FEE	Description of C

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ADDITIONAL

ENT AND LABOR RATES FOR ADDITIONAL WORK THAT MAY BE
 ANY ADDITIONAL WORK WILL BE IDENTIFIED

R	U/M	Cost per Unit of Mea

ENT	U/M	Cost per Unit of Mea

	GAL	Reimburse at Cost with prop
	lbs / TN	Reimburse at Cost with prop

--

CULVERT CLEANOUT"

limit the types of Equipment that can be used.
 Equipment for each method under Options #1, 2, and/or 3
 and not be listed as an option. This should be listed under
 and equipment operating cost, for each option described
 of: <1/2 Day, Daily, and Weekly

OPEN DRAINAGE - Pipe		
Full Day	Weekly	OTHER
\$ / HR	\$ / HR	\$ / LF
\$ 170.00	\$ 160.00	\$ 10.00

Min Span
Examp
36
48
60
72
84
96
108
120
132
144
156
168

ust be addressed at the Site Inspection.

Description,

OPEN DRAINAGE - Pipe		
Full Day	Weekly	OTHER
\$ / HR	\$ / HR	\$ / LF
\$ 170.00	\$ 160.00	\$ 10.00

Min Span
Examp
36
48
60
72
84
96
108
120
132
144
156
168

--

ust be addressed at the Site Inspection.

OPEN DRAINAGE - Pipe		
Full Day	Weekly	OTHER
\$ / HR	\$ / HR	\$ / LF
\$ 170.00	\$ 160.00	\$ 10.00

Min Span
Examp
36
48

60
72
84
96
108
120
132
144
156
168

Description,

ust be addressed at the Site Inspection.

ZATION

s can vary depending on the project. TO HELP PROVIDE A MORE COM provide a breakdown of these additional costs above the standard mobil n of contract, lane closure Equipment/Marterials (not signing), etc. ie appropriate mobilization charges that may be necessary for the giv

DESCRIPTION OF /

A	U / M	
B	U / M	
C	U / M	
D	U / M	
E	U / M	

--	--	--

ly rates of the operators, as paid by the vendor. These rates will be
operator B is paid \$24.25/hr. Therefore, the hourly rate compensated i
leanout, if the total hourly rates of the operators exceeds the hourly
will be rounded up to the 1/4 hour.

tes. A total of 70 minutes for travel between sites. This will be round
pay rates to determine hourly rate for compensation)

--

CONTROL

id shoulders. Proper signing shall be included and incidental t

gning of this shall also be considered incidental to the work.
be provided below and will be agreed upon prior to the begini

endor shall provide a cost for this type of operation.

andard signage for shoulder or lane closure.
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Charges for Lane Closure

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. EQUIPMENT

E NECESSARY, ABOVE AND BEYOND THE STANDARD CLEANOUT AND AGREED UPON AT THE FIELD REVIEW.

asure

asure

per Invoicing
per Invoicing

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3.
er "Additional Equipment")
d.

	OPEN DRAINAGE - Box			
	1/2 Day	Full Day	Weekly	OTHER
Max Span	\$ / HR	\$ / HR	\$ / HR	\$ / LF
le Rate	\$ 175.00	\$ 170.00	\$ 160.00	\$ 10.00
47.99				
59.99				
71.99				
83.99				
95.99				
107.99				
119.99				
131.99				
143.99				
155.99				
167.99				
179.99				
CREW SIZE:				

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	OPEN DRAINAGE - Box			
	1/2 Day	Full Day	Weekly	OTHER
Max Span	\$ / HR	\$ / HR	\$ / HR	\$ / LF
le Rate	\$ 175.00	\$ 170.00	\$ 160.00	\$ 10.00
47.99				
59.99				
71.99				
83.99				
95.99				
107.99				
119.99				
131.99				
143.99				
155.99				
167.99				
179.99				

CREW SIZE:	
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	OPEN DRAINAGE - Box			
	1/2 Day	Full Day	Weekly	OTHER
Max Span	\$ / HR	\$ / HR	\$ / HR	\$ / LF
le Rate	\$ 175.00	\$ 170.00	\$ 160.00	\$ 10.00
47.99				
59.99				

71.99				
83.99				
95.99				
107.99				
119.99				
131.99				
143.99				
155.99				
167.99				
179.99				

CREW SIZE:

MPETITIVE AND COST EFFECTIVE
lization to and from the project.

ven project.

ADDITIONAL MOBILIZATION CHARGES



compensated for the travel time.
is \$47.25/hr for travel between sites.
rate for the culvert cleanout.

ded up to 75 minutes.



to the work being done. See Section 6.2

nnng of work.



JT PRICING ABOVE.



PRICING PAGE FOR "CULVERT INVERT PAVING"

NOTE:
Liner pipe

a) The vendor must enter bids for each pipe size they wish to perform field paving work and the District Mobilization.

b) List the pipe sizes. Minimum pipe size: 36" span/rise or diameter.

Additional Concrete

Mobilization

Additional concrete material will be bid by cubic yard per each pipe size.

Mobilization cost for each project. One project may consist of up to four sites. ODOT will compensate the awarded vendor a lump sum plus mileage for the second, third, and fourth sites, if applicable. Compensation will be a lump sum of \$150.00 for each additional site plus mileage. One vehicle for equipment and one vehicle for material will be paid at a rate of \$0.70 per mile. If one vehicle is used for both equipment and material, then the mileage compensation will only apply to that vehicle. Example: An equipment vehicle and material vehicle traveled 15 miles from site one to site two. The awarded vendor would receive \$150.00 + (15 miles) x \$.70 + (15 miles) x \$.70 = \$171.00

PIPE - ARCH					PIPE - CIRCULAR			
(Inside Dimensions in Inches)		Cost per Linear Foot of Field Paving	Cost of Additional Cubic Yards of Concrete		(Inside Dimension in Inches)	Cost per Linear Foot of Field Paving	Cost of Additional Cubic Yards of Concrete	
SPAN	RISE	(\$ / LF)	(\$/CY)		(Minimum 36 inches)	(\$ / LF)	(\$/CY)	
42	29	\$232.00	\$400.00		36	\$290.00	\$400.00	
49	33	\$232.00	\$400.00		42	\$290.00	\$400.00	
57	38	\$243.00	\$400.00		48	\$301.00	\$400.00	
64	43	\$249.00	\$400.00		54	\$312.00	\$400.00	
65	40	\$254.00	\$400.00		60	\$318.00	\$400.00	
66	66	\$265.00	\$400.00		66	\$323.00	\$400.00	
72	48	\$276.00	\$400.00		72	\$329.00	\$400.00	
77	52	\$282.00	\$400.00		78	\$334.00	\$400.00	
84	56	\$309.00	\$400.00		84	\$345.00	\$400.00	
87	63	\$342.00	\$400.00		90	\$362.00	\$400.00	
95	67	\$353.00	\$400.00		96	\$395.00	\$400.00	
96	64	\$364.00	\$400.00		108	\$422.00	\$400.00	
103	71	\$381.00	\$400.00		119	\$460.00	\$400.00	
112	75	\$425.00	\$400.00					
119	79	\$452.00	\$400.00					

Mobilization to First Site			Traffic ControlFlagger(s)			Traffic Control Lane Closure	
Cost per District			Cost per hour per Flagger			Lump Sum	
District 1	\$4,500.00		District 1	\$80.00		District 1	\$750.00
District 2	\$4,500.00		District 2	\$80.00		District 2	\$750.00
District 3	\$4,500.00		District 3	\$80.00		District 3	\$750.00
District 4	\$4,500.00		District 4	\$80.00		District 4	\$750.00
District 5	\$4,500.00		District 5	\$80.00		District 5	\$750.00
District 6	\$4,500.00		District 6	\$80.00		District 6	\$750.00
District 7	\$4,500.00		District 7	\$80.00		District 7	\$750.00
District 8	\$4,500.00		District 8	\$80.00		District 8	\$750.00
District 9	\$4,500.00		District 9	\$80.00		District 9	\$750.00
District 10	\$4,500.00		District 10	\$80.00		District 10	\$750.00
District 11	\$4,500.00		District 11	\$80.00		District 11	\$750.00
District 12	\$4,500.00		District 12	\$80.00		District 12	\$750.00

ITB 313-27 Prici	
Vendor Name:	
PRICING PAGE FOR "GEOSYNTHETIC CEMENT"	
Refer to Supplemental Specification 936 fo	

	Material Type --->		Type 1
	Min. Thickness --->		0.2
			(\$/SQFT)
	DISTRICT		
	1		
	2		
	3		
	4		
	5		
	6		
	7		
	8		
	9		
	10		
	11		
	12		

ing 11 / 19 / 25

Proshot Concrete, Inc

TITIOUS COMPOSITE MAT" MATERIAL ONLY

or description of Material TYPE characteristics

[illegible]

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A
CONTRACT WITH PROSHOT CONCRETE, INC. FOR STORM SEWER
REPAIR - CORRUGATED METAL PIPE INVERT LINING 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 Proshot Concrete, Inc. for Storm Sewer Repair – Corrugated Metal Pipe Invert Lining in accordance with the contract 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 this critical infrastructure repair can be scheduled and performed as soon as practicable; 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 Communication
Regular Meeting - April 13, 2026**

Submitted by: Brian Rose, Fleet & Facilities Manager
Department: Public Works

Subject:

Purchase of Chevrolet Tahoes (Police)

Legislation Title:

Ordinance to authorize the City Manager to enter into a contract with Tim Lally Chevrolet for the purchase of four (4) Chevrolet Tahoes for the Police Department and declaring an emergency.

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

Recommendation:

It is recommended that the City Council authorize and direct the preparation of legislation authorizing the appropriation of funding in the amount listed in the Financial Impact section from the Capital Improvement Fund for the purchase and outfitting of (4) Chevrolet Tahoe's for the Police Department. It is further recommended that City Council authorize and direct the preparation of legislation authorizing the City Manager to enter into a contract with Tim Lally Chevrolet, Warrensville Heights, Ohio for the purchase of these vehicles.

Discussion:

This request is for the purchase of (4) Chevrolet Tahoe's to be used as Police Patrol Vehicles. The vehicles that are being replaced are detailed below and will be cycled through the Police Fleet to be used by School Resource Officers, a traffic reconstruction vehicle, and Police recruitment vehicles. These vehicles are being purchased through Tim Lally Chevrolet for \$55,416 without delivery charges, utilizing Ohio Revised Code Section 125.04 division (C) allowing the purchase of contract items through a third party at a lower price than that listed by another Governmental agency as defined by Ohio Revised Code Section 125.04 division (B)(1)(c). The price of this vehicle if purchased through the State DAS contract #RS1033164 would be \$55,548/vehicle.

712 2018 Ford Explorer
722 2018 Ford Explorer
723 2018 Ford Explorer
729 2018 Ford Explorer

Financial Impact:

\$314,064 (\$221,664 for the Police vehicles, + \$67,400 for outfitting + \$25,000 for contingencies and delivery charges, and City Wide fleet needs) from the Capital Improvement Fund.

These vehicles are listed in the 2026 CIP as # 6FT71 Replacement of Patrol Vehicles (Police) (\$320,000)

Emergency Provision:

Yes, Emergency Provisions and Rules Suspension are being requested to secure these vehicles due to limited supply.

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. 2026 Tahoe PPV Quote 3.20.2026
2. Mobilcomm
3. Tim Lally Chevrolet-Ord

Tim Lally Chevrolet S.A.V.E				24999 Miles Rd Suite 1	
Speciality.Advanced.Vehicle.Equipment				Warrensville Heights OH 44128	
				www.timlallySAVE.com	
Customer Information				Date	3/20/2026
Department	City of Fairfield			Sales Rep	Joe Fink
Contact Name	Brian Rose			Phone	440-343-3168
Address	8870 N.Gilmore Rd			Email	jfink@timlally.com
City, State, Zip	Fairfield, Ohio 45014			Deal #	
Phone	513-867-4209	Alt Phone		Cust #	
Email	brose@fairfield-city.org				
Notes: Pricing matches the 2026 State Contract (vehicle only)					
Description				Price	Items Ordered
				Item Total	
CC10706 - Tahoe 2X4				\$48,750.00	1
				\$48,750.00	
9C1 - Police Pursuit Package 4X4				\$5,999.00	1
				\$5,999.00	
6C7 - Red and White Large Dome Light				\$170.00	1
				\$170.00	
6E2 - Key Common - MUST HAVE AMF				\$25.00	1
				\$25.00	
6J3 - Grille Lamps and Siren Speaker Wiring				\$92.00	1
				\$92.00	
6J4 - Horn Siren Circuit Wiring				\$75.00	1
				\$75.00	
AMF - 4 Additional Key Fob enabling/programing				\$255.00	1
				\$255.00	
9G8 - No Daytime Running Lights				\$50.00	1
				\$50.00	
Delivery (0.85/mile round trip)				\$0.85	486
				\$413.10	
Deliver to: 8870 N. Gilmore Rd, Fairfield, Ohio 45014					
				Subtotal	\$55,829.10
				Tax	
				Total	\$55,829.10

FAIRFIELD CITY POLICE DEPT
5350 PLEASANT AVE
FAIRFIELD, OH 45014

Attn: BRIAN ROSE

Email: brose@fairfieldoh.org

Quote: 980-598-2025

Issued: 12/22/2025

Expires: 1/23/2025

Phone: 513-867-4209

Fax:

Reference: Upfitting Chevy Tahoes

Item	Product Description	Quantity	Unit Price	Amount
1	ENULB015DS-3LF: SOUNDOFF 52" LIGHTBAR @ FAIRFIELD SPECS COVERT DESIGN	1	\$2,250.00	\$2,250.00
2	ETSA481CSP: SOUNDOFF 100 WATT SIREN CONTROLLER	1	\$500.00	\$500.00
3	SIREN SPEAKER AND BRACKET	1	\$250.00	\$250.00
4	DUAL WEAPONS RACK WITH XL HANDCUFF STYLE LOCKS 475-0849	1	\$530.00	\$530.00
5	QK2414TAH21: SETINA REAR COVER SEAT W/ #12 COATED POLY PARTITION	1	\$1,630.00	\$1,630.00
6	PK1156TAH21: SETINA PARTITION W/ CENTER SLIDING WINDOW & RECESS PANELS	1	\$935.00	\$935.00
7	WK0595TAH21: SETINA REAR POLY WINDOW GUARDS	1	\$250.00	\$250.00
8	DK0100TAH21:REAR DOOR PANEL TPO	1	\$285.00	\$285.00
9	S/O: GRILLE LEDS	4	\$135.00	\$540.00
10	S/O: 180 UNDER MIRROR INTERSECTION LIGHTS	2	\$185.00	\$370.00
11	S/O: ML6 UNDER HATCH LED WARNING	2	\$85.00	\$170.00
12	LED PODS	2	\$95.00	\$190.00
13	S/O: EMPS2SMS4-B - REAR BUMPER & LICENSE PLATE LEDS	4	\$135.00	\$540.00
14	S/O: EMPS2STS4-B REAR SPOILER LEDS & FRONT LOWER BUMPER	4	\$135.00	\$540.00
15	LT-CW30X3SMD: CARGO & PRISONER LED LIGHT	2	\$25.00	\$50.00
16	AFTERSHOCK HOWLER SIREN AMP	1	\$525.00	\$525.00
17	CG-X: CHARGE GUARD	1	\$90.00	\$90.00
18	C-VSW-1005-TAH-PM-3: HAVIS CONSOLE, CUP HOLDERS, ACCY POCKETS, ARM REST, & ACCY OUTLETS ETC...	1	\$1,000.00	\$1,000.00
19	C-HDM-204: 8.5 ADJUSTABLE POLE w/ HANDLE	1	\$215.00	\$215.00
20	UT-1001: UNIVERSAL CRADLE 11"-14"	1	\$250.00	\$250.00
21	DS-DA-421: LAPTOP SCREEN SUPPORT	1	\$65.00	\$65.00
22	STREAMLIGHT STINGER FLASHLIGHT	1	\$150.00	\$150.00
23	S/O INLINE 60" RUNNING BOARD LEDS & BRACKETS	2	\$355.00	\$710.00



Sales 513.595.5800 Service 513.742.5555 Fax 513.595.5919
1211 W. Sharon Road Cincinnati, OH 45240

24	S/O: EMPS2STS4-E REAR CARGO SIDE WINDOW LIGHTS	2	\$135.00	\$270.00
25	MISC INSTALL SUPPLIES	1	\$155.00	\$155.00
26	INSTALLATION LABORS	1	\$3,500.00	\$3,500.00

Notes:

QUOTE IS FOR THE PURCHASE AND INSTALLATION OF EMERGENCY EQUIPMENT INTO NEW CHEVY TAHOE AT MOBILCOMM SHOP LOCATION.

SubTotal: \$15,960.00

Shipping: \$890.00

4 PATROL

Tax: \$0.00

****PARTS ORDERED UPON APPROVAL****

Total: \$16,850.00



Sales 513.595.5800 Service 513.742.5555 Fax 513.595.5919
1211 W. Sharon Road Cincinnati, OH 45240

Quote Terms and Conditions

1. Quotes are exclusive of all installation and programming charges (unless expressly stated) and all applicable taxes.
2. Purchaser will be responsible for shipping costs (unless specifically included), which will be added to the invoice.
3. Title will pass upon shipment, risk of loss will pass upon delivery to purchaser's facility.
4. Ordered equipment may be returned for a full refund, less a 20% restocking fee, if the equipment is returned unused and undamaged in its original packaging within thirty (30) days after shipment.
5. Unless otherwise stated, prices quoted are valid for thirty (30) days from the date of this quote.
6. Unless otherwise stated, payment will be due within 30 days after invoice date items as shipped.
Shipping time is subject to supply chain reliability.
7. Manufacturer's standard equipment warranty (which will be furnished upon request) applies to all ordered equipment.
8. MOBILCOMM DISCLAIMS ALL OTHER WARRANTIES WITH RESPECT TO THE ORDERED PRODUCTS, EXPRESS OR IMPLIED INCLUDING THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE.
9. MOBILCOMM'S TOTAL LIABILITY ARISING FROM THE ORDERED PRODUCTS WILL BE LIMITED TO THE PURCHASE PRICE OF THE PRODUCTS WITH RESPECT TO WHICH LOSSES OR DAMAGES ARE CLAIMED. IN NO EVENT WILL MOBILCOMM BE LIABLE FOR INCIDENTAL OR CONSEQUENTIAL DAMAGES.
10. These terms will prevail over any inconsistent or additional terms on any purchase order submitted by the purchaser.

If the quoted price meets with your approval, sign and return a copy to the attention of the preparer. Also list your PO number if applicable. Additional charges will be made for any deviations from the above at the prevailing time plus material rates.

Prepared by: _____
Richie Gorsuch

Accepted by: _____ *Date:* _____

ORDINANCE NO. _____

ORDINANCE TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A
CONTRACT WITH TIM LALLY CHEVROLET FOR THE PURCHASE OF
FOUR (4) CHEVROLET TAHOES FOR THE POLICE DEPARTMENT 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 Tim Lally Chevrolet for the purchase of four (4) Chevrolet Tahoes for the Police Department in accordance with the contract 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 City is able to secure the vehicles due to limited supply; 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 Communication
Regular Meeting - April 13, 2026**

Submitted by: Alisha Wilson, Clerk of Council
Department: Clerk's Office

Subject:

Contractual Appropriations

Legislation Title:

Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026."

- Contractual Appropriations: \$2,119,064 total (\$100,000 City-wide tree inventory (Parks & Recreation); \$1,580,000 construction manager-at-risk (Parks & Recreation); \$314,064 purchase of tahoes (Public Works); \$125,000 storm sewer repair (Public Works))

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

Recommendation:

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

Discussion:

Please refer to specific Council Communications for full description of these items.

Financial Impact:

\$2,119,064 from noted funding source.

Emergency Provision:

No

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. Contractual 4-13-Ord

ORDINANCE NO. _____

ORDINANCE TO AMEND ORDINANCE NO. 148-25 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, 2026, AND ENDING DECEMBER 31, 2026."

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

Section 1. Ordinance No. 148-25, the 2026 Appropriation Ordinance, is hereby amended in the following respects:

From:	Unappropriated Capital Improvement Program	\$439,064
To:	40216025-252000 Improvements other than Building <i>(Storm Sewer Repair-Corrugated Metal Pipe 6PW55)</i>	\$125,000
To:	40216025-253100 Automotive Equipment <i>(Purchase of Chevrolet Tahoes (Police) 6FT71)</i>	\$314,064
From:	Unappropriated Park Development Fund	\$1,580,000
To:	41316023-233900 Other Professional Services <i>(Construction Manager-at-Risk (CMR) for Marsh Park Improvements 6PR11)</i>	\$1,580,000
From:	Unappropriated Sustainability Fund	\$100,000
To:	41616023-233900 Other Professional Services <i>(City-Wide Tree Inventory 6PR55)</i>	\$100,000

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, Ohio\Ordinances\2026\Contractual 4-13-Ord



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Alisha Wilson, Clerk of Council
Department: Finance

Subject:

Non-Contractual Appropriations

Legislation Title:

Ordinance to amend Ordinance No. 148-25 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, 2026, and ending December 31, 2026."

- Non-Contractual Appropriations: \$370,034 (see below for description)

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

Recommendation:

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

Discussion:

Please refer to specific Council Communications for full description of these items.

Financial Impact:

\$370,034 from noted funding source.

Emergency Provision:

No

Rule Suspension Requested:

Yes

ATTACHMENTS:

1. NonContractual 4-13-Ord

ORDINANCE NO. _____

ORDINANCE TO AMEND ORDINANCE NO. 148-25 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, 2026, AND ENDING DECEMBER 31, 2026."

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

Section 1. Ordinance No. 148-25, the 2026 Appropriation Ordinance, is hereby amended in the following respects:

From:	Unappropriated North Town Center TIF Fund	\$10,000
	22016025-252000 Improvements other than	
To:	Building	\$10,000
	<i>(Town Center Improvements 6PW35)</i>	
From:	Unappropriated Capital Improvement Fund	\$172,534
To:	40216024-242200 Wearing Apparel	\$70,000
	<i>(Fire Department Personal Protective Equipment 6FD02)</i>	
To:	40216025-252000 Improvements other than Building	\$52,534
	<i>(Bibury Road Pedestrian Crossing 6PW34 [\$12,534]) (Parking Lot Maintenance 6PW12 [\$30,000]) (Parking Lot Maintenance 6PW60 [\$10,000])</i>	
To:	40216025-253200 Capital Equipment	\$50,000
	<i>(Replacement Fire Hose and Fire Equipment 6FD01 [\$50,000])</i>	
From:	Unappropriated Transformative Economic Development Fund	\$15,000
To:	41416025-252000 Improvements other than Building	\$15,000
	<i>(Town Center Improvements 6PW35)</i>	
From:	Unappropriated Active Transportation Fund	\$50,000
To:	41516025-252000 Improvements Other Than	\$50,000

Building
(Vinnedge Avenue & Van Cleves Drive Sidewalk
Construction 6PW33)

From: Unappropriated Water Surplus Fund \$50,000
To: 60516025-252000 Improvements other than \$50,000
Building
(Asphalt and Concrete Repairs 6WT14)

From: Unappropriated Sewer Surplus Fund \$62,000
To: 62416025-252000 Improvements Other Than \$62,000
Bldg.
(Broadview Pump Station Access Hatch 6WW13)

From: Unappropriated Recreation Facilities Fund \$10,500
To: 64051523-233900 Other Professional Services \$1,500
(Kitchen Upgrades at North Trace Concessions
6RC13)

To: 64051524-241200 Non Capital Equipment \$3,830
(Kitchen Upgrades at North Trace Concessions
6RC13)

To: 64051525-253200 Capital Equipment \$5,170
(Kitchen Upgrades at North Trace Concessions
6RC13)

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, Ohio\Ordinances\2026\NonContractual 4-13-Ord



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Ben Mann, Public Works Director
Department: Public Works

Subject:

Bibury Road Pedestrian Crossing - Appropriation

Legislation Title:

\$12,534 - Bibury Road Pedestrian Crossing (Public Works)

Recommendation:

It is recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amounts shown in the financial impact section for this project.

Discussion:

This funding is for a button-activated flashing beacon on Bibury Road for visitors to Fairfield South Elementary to be able to cross from their parking lot on the west side of the road to their main campus on the east side of the road.

There is existing ramps, sidewalk, and pavement markings for a crossing and the Public Works Department agreed to install and maintain the equipment if the Fairfield City Schools funded the purchase of the equipment.

The flashing beacons are being purchased from a qualified vendor and installed by City forces.

There is a long lead time on the hardware for the flashing beacons so this project will likely be completed later this year, hopefully before school starts in the fall.

This road is being overlayed this year and the crosswalk restriped with a more pedestrian friendly "piano key" style crosswalk which will be more visible to drivers.

This project is funded in the 2026-2030 Capital Improvement Program under 6PW34 RRFB – Bibury School Zone.

Financial Impact:

Total funding \$12,534 from the Capital Fund (this will be 100% reimbursed by Fairfield City Schools).

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

1. Bibury Asphalt Overlay
2. South
3. 2026 Quote_C30091_1763582804291



FAIRFIELD
OHIO

Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE N.T.S.	DESIGN-LAYOUT NWC	DRAWN NWC	CHECKED BAM
-----------------	----------------------	--------------	----------------

TITLE SHEET	JOB NO.
	DATE 12/22/25
	SHEET NO. 3/3
Bibury Rd. Striping Overlay Striping FAIRFIELD, OHIO	

Send All
Invoices

To FAIRFIELD CITY SCHOOL DISTRICT
OFFICE OF THE TREASURER
4641 BACH LANE
FAIRFIELD, OH 45014
513-829-6300

PURCHASE ORDER

Date
12/4/2025

Purchase Order No.
2602318
Page
001

PURCHASE ORDER NUMBER MUST APPEAR ON ALL LETTERS, INVOICES, SHIPPING MEMOS,
BILLS OF LADING, EXPRESS RECEIPTS AND PACKAGES
PLEASE ACKNOWLEDGE RECEIPT AND ACCEPTANCE OF THIS ORDER.

MEMBER OF HCAA UNIFIED PURCHASING COOP

I
S 168 FAX:
S CITY OF FAIRFIELD
U UTILITIES DEPT.
E 5350 PLEASANT AVE
D FAIRFIELD, OH 45014

S
H FAIRFIELD CSD - MAINTENANCE
I 115 DONALD DRIVE
P FAIRFIELD, OH 45014

T
O

T
O

ATTN: fisher_p

TERMS:

REQUISITION NO. 221793

QUANTITY	UNIT	DESCRIPTION	UNIT PRICE		AMOUNT							
1.0000	each	Crosswalk flashers for South Elementary Crosswalk flashers for South Elementary. The City of Fairfield is managing the project and paying for the installation.	12,534.000		12,534.00							
			PAGE TOTAL		12,534.00							
			GRAND TOTAL		12,534.00							
			TI	FUND	FUNC.	OBJ.	SPCC.	SUBJ.	OPU	IL	JOB	AMOUNT
VERIFICATION OF RECEIPT OF GOODS				001	2700	423	7011	000000	068	00	000	12,534.00
_____ Order Complete												
_____ Items Back Ordered												
(Circle)												
Materials Checked												
by: _____												
Date: _____												
Return to Treasurer's Office Upon Completion												

IT IS HEREBY CERTIFIED THAT THE ABOVE AMOUNT REQUIRED TO MEET THE CONTRACT,
AGREEMENT, OBLIGATION, PAYMENT OR EXPENDITURE FOR THE ABOVE, HAS BEEN
LAWFULLY APPROPRIATED OR AUTHORIZED OR DIRECTED FOR SUCH PURPOSE AND IS IN
THE TREASURY OR IN PROCESS OR COLLECTION TO THE CREDIT OF THE FUNDS OF THE
BOARD OF EDUCATION FREE FROM ANY OBLIGATION OR CERTIFICATION NOW OUTSTANDING.

School Districts Are Exempt From Federal Excise Taxes And
Ohio Sales Tax.

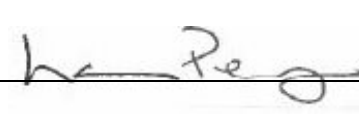
TAX EXEMPT

STATE ID:

FED ID: 31-6000798

THIS ORDER IS VOID UNLESS TREASURER'S CERTIFICATE
IS SIGNED


Treasurer, Board of Education


Director of Business Operations

VENDOR COPY

Fairfield, City of

 Nick Castellini
 Fairfield, City of
 8870 N. Gilmore Rd.
 Fairfield OH 45014
 United States

 Email: ncastellini@fairfield-city.org

Phone: (513) 867-4228

Fax: (513) 867-4205

Carmanah Solar Powered RRFB

Bid Date	Completion Date	Quote Expires	Terms	F.O.B.	Delivery
		30 Days	Net 30 Days	Twinsburg, Freight Allowed	16 - 20 Weeks, ARO

Bid Ref	Qty	Unit	Description	CL	Unit Sell	Ext. Sell
1.	2	EA	Carmanah Model R920-E Rectangular Rapid Flashing Beacon System, Consists Of: A Solar Engine, Two (2) Light Bars with Confirmation Light, Push Button, and Pedestal Pole Mounting Hardware	08	\$3,806.00	\$7,612.00
2.	4	EA	Flat Sheet Warning Sign, Diamond Grade Fluorescent Yellow Sheeting, W11-2 Crosswalk Symbol, 30" x 30", Includes Pedestal Pole Mounting Hardware	40	\$110.00	\$440.00
3.	4	EA	Flat Sheet Warning Sign, Diamond Grade Fluorescent Yellow Sheeting, W16-7p Downward Diagonal Arrow, 24" x 12", Includes Pedestal Pole Mounting Hardware	40	\$60.00	\$240.00
4.	2	EA	Pedestal Pole Assembly, 15' Overall Height, with 4" x 14' Pole and Transformer Base, Less Anchor Bolts	42	\$615.00	\$1,230.00
5.	2	EA	Screw In Anchor Assembly, 8" x 72", for 7.75" - 17" Bolt Circle	42	\$1,506.00	\$3,012.00
					Total	\$12,534.00

NOTES:

- 1) In The Event That The Customer Modifies, Or Attempts To Modify, This Proposal In Any Manner, Including For Quantity Or Types Of Equipment, Path Master, Inc., Reserves The Right To Amend Its Pricing At Its Discretion
- 2) In The Event That The Customer Delays Shipment Of The Equipment Or Delays Taking Delivery Of The Equipment From Path Master, Inc., Path Master, Inc. Reserves The Right To Charge A Storage Fee Of 3%.
- 3) In The Event That The Customer Purchases Equipment From Another Supplier To Be Integrated With Path Master, Inc. Equipment, Path Master Inc. Reserves The Right To Charge Field Service Fees, If Requested To Perform The Integration Of Such Products, At Our Standard Field Service Rate of \$150 Per Hour With A Minimum Charge Of 3 Hours.



Path Master Inc.
1960 Midway Drive
Twinsburg OH 44087
United States

Quote

Quote # C30091

11/19/2025

4) Freight Allowed Is Provided As On Shipment Of Entire Order. If Customer Requires Multiple Shipments, Path Master, Inc. Reserves The Right To Charge Extra Freight Fee As Applicable.

ORDERS ARE SUBJECT TO CREDIT APPROVAL

X _____
Authorized Signature



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Ben Mann, Public Works Director
Department: Public Works

Subject:

Vinnedge Avenue & Van Cleves Drive Sidewalk Connection at Fairfield West to River Road - Appropriation

Legislation Title:

\$50,000 - Vinnedge Avenue & Van Cleves Drive Sidewalk Connection at Fairfield West to River Road (Public Works)

Recommendation:

It is recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amounts shown in the financial impact section for this project.

Discussion:

This funding is for installing sidewalk along the south side of Vinnedge Avenue and the west side of Van Cleves Drive along Fairfield West Elementary property to create a connection between the neighborhood to the east of the school to River Road. The walk will also assist the school for drop off of students and for students walking to and from school to be able to access the school safely.

This project furthers the City's goals of greater neighborhood connectivity and connecting to points of interest within the City by working to fill in this neighborhood gap in the sidewalk.

Work will be done utilizing our existing contract with Prus Construction to add approximately 600 feet of 5 foot wide sidewalk with this project.

This project is funded in the 2026-2030 Capital Improvement Program under 6PW33 Sidewalk at River Vinnedge Van Cleves.

Financial Impact:

Total funding \$50,000 from the Active Transportation Fund (this will be 50% reimbursed by Fairfield City Schools up to \$25,000).

Emergency Provision:

No

Rule Suspension Requested:

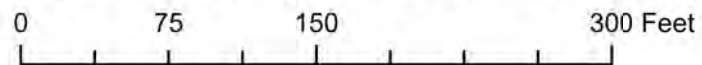
No

ATTACHMENTS:

1. West Elementary Sidewalk Connection



West Elementary Sidewalk Connection





**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Ben Mann, Public Works Director
Department: Public Works

Subject:

Town Center Improvements - Appropriation for Traffic Signal Pole Painting and Fence Work

Legislation Title:

\$25,000 - Town Center Improvements (Public Works)

Recommendation:

It is recommended that City Council authorize an appropriation for the funding requested in the financial impact section.

Discussion:

This item is for enhancements to the Town Center and includes pole painting and fence replacement.

The painting portion of this project is for painting the mast arm pole at 822 Nilles Road (Bibury Road No Left Sign) and upright poles at 375 Nilles Road (lane use signs near fire station). The signal was constructed in the 1990's.

Sandblasting and painting of these poles will protect the steel and is expected to have a useful life of 25-30 years before needing to be repainted. The poles at both locations will be painted black and will be an aesthetic improvement as well as a necessary maintenance need.

A quote from Brian Bros. is attached for \$10,525. For previous painting projects of this kind, quotes were solicited from Rizzo Brothers Painting and Anthony James Painting & Contractors. Of the three, only Brian Bros. responded with a quotation. Public Works used Brian Bros. the last two years for multiple projects and recommends using them again. Brian Bros. painted the poles at Route 4 and Boymel Drive in 2024 and Mack/Hospital and Holiday/Hicks in 2025.

The fence portion of the project is for replacing the chain link near 5425 Pleasant Avenue with a black decorative fence and gate. Three quotes were solicited and two received. Security Fence will be used as the lowest price for the decorative option at \$12,175.

The funding for this project is programmed in the 2026-2030 CIP as 6PW35 Town Center Improvements.

Financial Impact:

\$25,000 in funding (\$22,700 base price with a contingency of \$2,300) with \$10,000 from the

North Town Center TIF Fund and the remaining funding from the TED Fund.

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

1. Brian Bros Painting- City of Fairfield Pedestrian Bridge and Light Poles Proposal
2. Town Center Fence quotes



Brian Bros. Painting & Restoration, LLC

4808 W. Versailles Rd. • Piqua, Ohio 45356 • (937) 773-3458 • Fax: (937) 773-5736

December 19, 2025

Proposal Submitted To:

City of Fairfield

8870 North Gilmore Rd.

Fairfield, Ohio 45014

Re: **Light Poles & Bridge**

Scope of Work: Brian Bros. Painting & Restoration will provide all labor, materials/paint, supplies, services, lifts, and equipment, to complete the following tasks:

1. Shearwater Park Pedestrian Bridge

- *Sandblast the railings and the top and bottom of the structural steel.
- *Apply one coat of Sherwin Williams Macropoxy 646 Black primer.
- *Apply one coat of Sherwin Williams WB Alkyd Urethane Black Enamel.
- *Clean up site after work is completed.

Price: **\$36,750.00**

2. (2) Strain Poles located at 375 Nillis Rd. and **(1) Mast Pole** at 822 Nillis Rd.

- *Set up any traffic control using signage and cones.
- *Prep by hand-tool cleaning any rust, and then wiping down the surface.
- *Apply a full coat of Sherwin-Williams Pro-Cryl Rust-inhibitive Primer.
- *Apply a full coat of Sherwin-Williams Sher-Cryl HPA High Performance Black Acrylic.
- *Clean up site after work is completed.

Price: **\$10,525.00**

**We are fully insured, Ohio BWC & OSHA 10/30 Certified, and have been in business over 65 years.*

Respectfully Submitted,

Brian Toopes

Brian Bros. Painting & Restoration, LLC

www.brianbrospainting.com



FENCE GROUP, INC.
Certified DBE/WBE/WOSB
An Equal Opportunity Employer

Date: January 9, 2026

City of Fairfield

Matthew Yunger

Fence Replacement

Description	Unit Cost	Qty	U/M	Total
Remove the existing chain link fence. Furnish and install a 5ft high Ameristar Ornamental Fence, Including a 10ft swing gate.	\$12,175.00	1	LS	\$12,175.00

Total For The Project

\$12,175.00

Notes:

- Due to the current highly volatile market conditions for steel & aluminum we can only honor this proposal for **15** days and are subject to change thereafter. Please call to discuss potential options if needed
- This quotation is limited to the work as defined above and term shown
- Responsibility for obtaining building permits, zoning certificates or property surveys rests solely the owner.
- All electrical for operators will have to be provided by others.
- All work will be completed in a neat and workmanlike manner by skilled Security craftsmen, experienced in their trades.

Thank you for the opportunity of quoting with you, and should you have any further questions, please contact me at 513-681-3700, ext. 123 between the hours of 7:00 a.m. to 4 p.m. or by email at joe@sfence.com

Sincerely,

Joe Stephens CAGSD

Estimator
joe@sfence.com
513-617-2658.

If Approved Please Sign Below and Email back

X _____

4260 Dane Ave * Cincinnati, OH 45223 * Phone: (513) 681-3700 * Fax: (513) 681-5487
1500 Farr Drive * Dayton, OH 45404 * Phone (937) 898-7008 * Fax (937) 898-0609
Traffic Signals Lighting * Phone (937) 424-3000

Robinson Fence Co.
 1635 Howell Ave
 Hamilton, OH 45011
 5138670080
 robinsonfence@gmail.com

Estimate

ADDRESS
 City of Fairfield
 ATTN: Matt Yunger
 8870 N Gilmore Rd.
 Fairfield, OH 45014

SHIP TO
 5425 Pleasant ave.
 Fairfield, OH 45014

ESTIMATE # 3519
DATE 01/30/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Labor and Materials	Remove 46' ft of galvanized chain link fence and 11' ft of panel. Paint existing posts black. Install new frame work- all to be black. Install 46' ft of 5' ft tall 8 gauge black vinyl chain link fence with 11' ft swing gate.....\$2,800.00	0	0.00	0.00
		-OR- Remove existing fence at culvert and install 5' ft tall black aluminum fence with 11' ft swing gate. Style to be pressed point with 5/8" picket.....\$8,500.00			
		-OR- Installing 5' ft tall Montage Plus steel fence with spear top and 11' ft swing gate.....\$16,500.00			

Please make checks payable to Robinson Fence, and mail to 1635 Howell Ave., Hamilton, OH 45011.
 If proposal is accepted please sign and date below and mail back to Robinson Fence Co. or email to address listed above

SUBTOTAL	0.00
TAX	0.00
TOTAL	\$0.00



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Ben Mann, Public Works Director
Department: Public Works

Subject:

2026 Parking Lot Maintenance Program (Sealing and Striping) Award

Legislation Title:

\$40,000 - 2026 Parking Lot Maintenance Program (Public Works)

Recommendation:

It is recommended that City Council authorize an appropriation of \$40,000.00 from Capital Funding for parking lot maintenance through a purchase order. Funding is being requested at this time in order to perform the work ahead of major park activities when possible.

Discussion:

This project is for parking lot sealing to be performed by outside contractors. The intent of this project is to continue the maintenance of various City parking lots under one comprehensive program. Parking lots will be Waterworks Park, the South Trace Parking lot, the Fire Training Facility, Fire Station 32, the Parks Maintenance building on Gray Road, etc.

This project is a maintenance item that includes the sealing and pavement markings for various parking lots throughout the City. This project is managed and inspected by Public Works staff. Municipal lots and trails under this program are made up of over 50 distinct locations totaling nearly 2,000,000 square feet. Approximately 335,000 square feet will be sealed with this project. Public Works solicited multiple proposals for the sealing portion of this project. The results for the parking lot sealing are:

Julius Howe	\$36,901.00
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Neyra	\$34,556.63
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Cincinnati Asphalt and Queen City Pavement Services elected not to submit a proposal.

Funding has been programmed in the 2026-2030 Capital Improvements Program under 6PW12 Parking Lot Maintenance Program for \$30,000 and 6PW60 Parks Parking Lot Maintenance for \$10,000.

Financial Impact:

\$40,000.00 (\$34,556.63 base proposal plus \$5,443.37 for contingencies and other Public Works Department needs) from Capital Funding for parking lot sealing and striping for Neyra Paving.

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

1. Neyra Proposal
2. Proposal Results
3. 2026 Lot Sealing - City of Fairfield

CITY OF FAIRFIELD, OHIO

SECTION N

PROPOSAL FORM

2026 PARKING LOT MAINTENANCE PROGRAM –
SEALING & STRIPING**Waterworks Park (NORTH Parking Lot) – 5133 Groh Lane**

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	95,688 Sq. Ft.	\$ 0.09	\$ 8,611.92
642	4" White Parking Stall / Edge / Transverse Line	7,634 Feet	\$ 0.30	\$ 2,290.20
642	Handicap Symbols	7 Each	\$ 30.00	\$ 210.00
642	Arrows	17 Each	\$ 30.00	\$ 510.00
642	"EV" on Pavement	4 Each	\$ 5.00	\$ 20.00

11,642.12

Waterworks Park (SOUTH Parking Lot) – 5133 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	43,976 Sq. Ft.	\$ 0.09	\$ 3,957.84
642	4" White Parking Stall / Edge / Transverse Line	2,768 Feet	\$ 0.30	\$ 830.40
642	Handicap Symbols	6 Each	\$ 30.00	\$ 180.00

4,768.24

Waterworks Park (Path Only within Baseball Complex) – 5133 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	23,804 Sq. Ft.	\$ 0.09	\$ 2,142.36

Private Driveway – 5580-5610 Pleasant Avenue

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	5,311 Sq. Ft.	\$ 0.09	\$ 477.99

N

Page 1 of 3

South Trace Parking Lot (Parking Lot Only – No Driveway Work) – 2200 John Gray Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	80,859 Sq. Ft.	\$ 0.09	\$ 7,277.31
642	4" White Parking Stall / Edge / Transverse Line	3,630 Feet	\$ 0.30	\$ 1,089.00
642	Handicap Symbols	6 Each	\$ 30.00	\$ 180.00

8,546.31

Fire Training Facility (Parking Lot) – 5001 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Parking Lot Sealing – Two Coats Required (Per Specifications)	29,456 Sq. Ft.	\$ 0.09	\$ 2,651.04

Fire Station 32 (Route 4) – 6540 Dixie Highway

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Parking Lot Sealing – Two Coats Required (Per Specifications)	13,244 Sq. Ft.	\$ 0.09	\$ 1,191.96
642	4" White Parking Stall / Edge / Transverse Line	400 Feet	\$ 0.30	\$ 120.00
642	Handicap Symbols	2 Each	\$ 30.00	\$ 60.00

1371.96

Parks Maintenance (Parking Lot) – 6147 Gray Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	21,526 Sq. Ft.	\$ 0.09	\$ 1,973.34
642	4" White Parking Stall / Edge / Transverse Line	572 Feet	\$ 0.30	\$ 171.60
642	Handicap Symbols	1 Each	\$ 30.00	\$ 30.00

2,174.94

Seward Road Watertower (Driveway) – 9291 Seward Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	6,863 Sq. Ft.	\$ 0.09	\$ 617.67

**CITY OF FAIRFIELD, OHIO
SECTION N
PROPOSAL FORM**

The total amount of the bid on all the estimated quantities given above to the sum of:

\$ 34,592.63
(amount in figures)

Thirty-Four Thousand Five Hundred Ninety-Two Dollars and 63/100 cents
(amount in words)

The undersigned proposes to furnish work meeting the specifications attached hereto for the sums listed and totals below:

The City of Fairfield reserves the right to delete any item or change the quantity of any item listed above.

<u>August M</u>	Signature
<u>Gus Madden</u>	Name
<u>Project Manager</u>	Title
<u>Weyra Paving</u>	Company
<u>10565 Medallion Dr</u>	Address
<u>Cincinnati, OH 45241</u>	City/State/Zip
<u>513-733-1001</u>	Telephone
<u>31-0720927</u>	Social Security # of Company Owner or Federal I.D.#

2026 Municipal Parking Lot Sealing		Neyra	Neyra	Julius Howe
Waterworks North Sealing	95688	0.09	8611.92	0.096
4" White Parking Stall / Edge / Træ	7634	0.3	2290.2	0.2
Handicap Symbols	7	30	210	42
Arrows	17	30	510	42
EV on Pavement	4	5	20	42
Waterworks South Sealing	43976	0.09	3957.84	0.096
4" White Parking Stall / Edge / Træ	2768	0.3	830.4	0.25
Handicap Symbols	6	30	180	33
Waterworks Path Sealing	23804	0.09	2142.36	0.096
5580-5610 Pleasant Driveway Sealing	5311	0.09	477.99	0.096
South Trace Sealing	80859	0.09	7277.31	0.096
4" White Parking Stall / Edge / Træ	3630	0.3	1089	0.3
Handicap Symbols	6	30	180	30
Fire Training Sealing	29456	0.09	2651.04	0.096
Fire Station 32 Sealing	13244	0.09	1191.96	0.096
4" White Parking Stall / Edge / Træ	400	0.3	120	1
Handicap Symbols	2	30	60	37.5
Parks Maintenance Sealing	21526	0.09	1937.34	0.096
4" White Parking Stall / Edge / Træ	572	0.3	171.6	0.75
Handicap Symbols	1	30	30	46
Seward Watertower Driveway Sealing	6863	0.09	617.67	0.096
\$ 34,556.63				

Julius Howe

9486

1527

294

714

168

4222

692

198

2285

510

7762

1089

180

2828

1271

400

75

2066

429

46

659

\$ 36,901.00



2026
PARKING LOT MAINTENANCE
PROGRAM – SEALING & STRIPING
SPECIFICATIONS



Proposal Due: **Monday; March 23, 2026**

Ben Mann, PE
Public Works Director

City of Fairfield, Ohio
8870 North Gilmore Road
Fairfield, Ohio 45014

NOTICE TO CONTRACTORS

2026 PARKING LOT MAINTENANCE PROGRAM – SEALING & STRIPING (**NO CRACK SEALING**)

Sealed proposals will be received by the Public Works Department of the City of Fairfield, Ohio, at 8870 North Gilmore Road, until 4:00 p.m. Local Time, **Monday, March 23, 2026** for the furnishing of **'2026 PARKING LOT MAINTENANCE PROGRAM'** for the Public Works Department. This will be an informal bid process. A contract bond will not be required and the project will be under the amount requiring this to be a Prevailing Wage Contract.

Detailed specifications and proposal forms are attached.

The City of Fairfield reserves the right to reject any or all proposals or to correct or waive irregularities in proposals should it be deemed in the best interest of the City to do so.

Ben Mann, Public Works Director
City of Fairfield, Ohio

**CITY OF FAIRFIELD, OHIO
SECTION D**

**INSTRUCTIONS TO BIDDERS
2026 PARKING LOT MAINTENANCE PROGRAM –
SEALING & STRIPING**

1. Description of Improvements: Proposals are invited by the City of Fairfield, Ohio, Public Works Department. The work will consist of repairing street cuts located at various locations in the City of Fairfield.

All work and material shall conform to the latest edition of the Ohio Department of Transportation Construction and Material Specifications, including Changes and Supplemental Specifications and the Standards of the Ohio Department of Transportation.

Quantities: The estimated quantities shown in the proposal are approximate only and in no way binding on the City of Fairfield. It is understood that the successful bidder will construct such quantities of whether greater or less than the quantities shown on the proposal. The City reserves the right to add or delete items to meet the City's requirements.

Disposal of Material: The contractor will dispose of all excavated material off the job site and to a site as approved by the City Engineer.

Completion Date and Liquidated Damages: The attention of all bidders is directed to the provisions of Section L, 34, 35 and 36, which set forth completion dates and liquidated damages per current ODOT CMS.

Consideration of Proposals: After the proposals are received, they will be compared on the basis of the summation of the products of the approximate quantities shown in the proposal by the unit bid prices. In the event of a discrepancy between unit bid prices and extensions thereof, the unit bid price shall govern.

The right is reserved to reject any or all proposals, to waive technicalities or to advertise for new proposals, if in the judgment of the awarding authority; the best interests of the City will be promoted thereby.

Award of Contract: The award of contract, if it be awarded, will be made after the opening of proposals to the lowest and best contractor whose proposal complied with all the requirements prescribed, and which is in the best interest of the City of Fairfield, Ohio. In no case will an award be made until all necessary investigations are made as to the responsibility of the contractor to whom it is proposed to award the contract. The successful contractor will be notified, by letter mailed to the address shown on his proposal, that his proposal has been accepted and that they have been awarded the contract.

Pre-Construction Meeting: Prior to construction, there shall be a pre-construction meeting between the contractor's representatives that will have direct supervision over the project and Public Works Department and other City representatives. The contractor must submit at this time a work schedule with starting and completion dates, names of subcontractors, suppliers, name and telephone for 24-hour emergencies, and in general, discuss all the ramifications of the project.

Sequence of Operations: The work designated to be performed under this contract shall be coordinated in such a manner that there shall be a minimum of interference with pedestrian and vehicular traffic and existing utilities. Existing water, gas, electric and communications shall not be interrupted without prior arrangements having been made with the management of the utility involved.

D

Page 1 of 3

Underground Utilities: In the event any existing gas pipes, water pipes, conduits, sewers, tile drains or poles are broken or interfered with due to the excavation required on this project, the Contractor shall maintain them in continuous operation and restore them to the same condition as they were prior to the start of construction of this project with no cost to the City.

Arrangement and Charge for Water: The contractor shall not open, turn on or make any connection to any hydrant. Where the contractor desires a water supply in connection with any construction work, he shall make complete and satisfactory arrangements with the City of Fairfield Department of Public Utilities, Water Distribution Division.

Street Closures: The contractor shall file a tentative work schedule for street closing not less than five (5) days prior to closing of streets.

Request in writing for each closure or part closure is to be made two or more working days in advance. Closure shall mean the barricading of the street to all traffic. Part closure is the condition when a portion of normal traffic can be permitted although one or more traffic lanes will be out of service completely or for a portion of the time on an intermittent basis.

Requests shall be made for specific locations giving the correct name of the street and of the intersecting streets between which closure is sought. Permission shall be given in writing for specific dates and hours, and such dates and hours must be closely observed.

On street closed, provisions shall be made for refuse truck and emergency vehicle access.

Where the primary line of installation is along the shoulder or sidewalk area of a street or road, permission for closure must also be secured before extending any lateral cuts across the street.

Requests and schedules are to be filed with the Department of Public Works, 8870 N. Gilmore Road, Fairfield.

Maintenance of Traffic: Traffic shall be maintained in accordance with State of Ohio Department of Transportation standard drawings.

2. Preparation of Proposal: Each proposal shall be firmly sealed in an envelope labeled “**2026 PARKING LOT MAINTENANCE PROGRAM**” and delivered to the office designated in the Request for Proposals.

All proposals are to be made only on the Proposal forms furnished by the City and included in this document. Proposal prices are to be written both by words and by figures. No proposal will be accepted which does not contain an adequate or reasonable price for each and every item named in the proposal form.

3. Examination of Site and Specifications:

- a) Contractors submitting proposals shall inform themselves of all the conditions under which the work is to be performed concerning the site of the work, the structure of the ground, the obstacles which may be encountered, whether shown on the plans or not, and all other relevant matters

D

Page 2 of 3

concerning the work to be performed. The Contractor to whom a contract is awarded will not be allowed any extra compensation by reason of any such matters or things concerning which the contractor did not adequately research prior to proposal submission. The successful Contractor must employ, as far as possible, such methods and means in the carrying out of their work as will not cause any interruption or interference with any other Contractors.

b) The contractor is expected to base their proposal on materials and equipment complying fully with the Contract Drawings and Specifications, and in the event, they name or include in their proposal materials or equipment which does not conform, they will, if awarded a Contract, be responsible for furnishing materials and equipment which fully conform at no additional charge in their Contract price.

c) Contractors must satisfy themselves by personal examination of the locations of the proposed work and by such other means as they may prefer as to the correctness of any quantities listed in the proposal and shall not, after submission of their proposal, dispute or complain of such estimate, or assert that there was any misunderstanding in regard to the nature or amount of work to be done.

4. Work After Regular Hours: The Contractor shall have an employee or employees designated who will be available and responsible for taking care of complaints and any necessary work at night, on Saturdays, Sundays, and Holidays while the job is under construction, so the City of Fairfield Department of Public Works will not incur any liability or expense during construction. The names of the employee or employees, their addresses and phone numbers shall be given to the City Engineer.

- The contractor will need to coordinate with all City Departments to ensure that their inconvenience and that of the public is not unreasonable for performing this work. Some parking facilities and parks will have to be broken into two days in order to accommodate operations for each facility. Two operations will be required for any time we do a Fire Station in order to keep emergency operations from being impacted.
- We will require South Trace be done in two mobilizations as well in order to maintain normal business operations.

**CITY OF FAIRFIELD, OHIO
SECTION L**

GENERAL SPECIFICATIONS

2026 PARKING LOT MAINTENANCE PROGRAM

1.0 SPECIFICATION DOCUMENTS

- 1.1 All work and materials shall conform to the latest Ohio Department of Transportation Construction and Material Specifications, including supplemental specifications and standard construction drawings, except as modified by the accompanying project specifications.

2.0 ENGINEER OF RECORD

- 2.1 The Public Works Director for the City of Fairfield shall be the representative for the City of Fairfield.
- 2.2 The Public Works Director is Ben Mann, 8870 N. Gilmore Road, Fairfield, Ohio, phone 867-4200.

3.0 INSPECTIONS

- 3.1 The Contractor shall be responsible for obtaining all required permits and inspections required for the project. There shall be no charge for City required permits and inspections.

4.0 WARRANTY STATEMENT

- 4.1 The Contractor warrants that all workmanship and all materials furnished under the contract comply fully with the requirements of the Plans and Specifications. If at any time within one year after the date of the final inspection, any defect should appear, which in the opinion of the Engineer is due to inferior materials or workmanship, or the failure to properly protect work during the course of construction, the Contractor warrants that he will do, without additional cost to the City, whatever is necessary to remedy the defects. The City will notify the Contractor in writing of the defects and the repairs to be made, and the Contractor agrees to begin repairs within ten (10) days from the date of notice.

5.0 ADDITIONAL INFORMATION

- 5.1 The Asphalt Binder Price Adjustment is not applicable to this contract. None of the asphalt concrete bid items in this contract will be considered eligible for the Asphalt Binder Price Adjustment
- 5.2 Any questions concerning these specifications shall be directed to Ben Mann, Public Works Director, 8870 N. Gilmore Road, Fairfield, Ohio, (513) 867-4200, between the hours of 8:00 A.M. and 5:00 P.M. or by email at bmenn@fairfield-city.org.
- 5.3 The City of Fairfield reserves the right to delete any item or change the quantity of any item.
- 5.4 **The project will again this year will not include crack sealing. Cracks will be sealed by City forces prior to the project as much as is practicable or potentially after contract work is completed.**

L

Page 1 of 1

CITY OF FAIRFIELD, OHIO
PROJECT SPECIFICATIONS
SECTION M
2026 PARKING LOT REPAIR PROGRAM –
SEALING & STRIPING

DETAILED SPECIFICATIONS – All work and materials shall conform to the latest Ohio Department of Transportation Construction and Material Specifications, including supplemental specifications and standard construction drawings, except as modified by the plans and the following project specifications.

Any items of labor and material required but not shown as a separate pay item in the proposal, shall be furnished and installed as incidental to the contract, except as noted in the plans and specifications.

UTILITY OWNERSHIP

Gas	Duke Energy Fourth and Main Streets Cincinnati, Ohio 45202 513-632-2733
Electric	Duke Energy 513-632-3793
Telephone	Altafiber 201 E. Fourth Street Cincinnati, Ohio 45202 513-397-3343
Water	City of Fairfield 5021 Groh Lane Fairfield, Ohio 45014 513-858-7775
Storm Sewer & Traffic	City of Fairfield 8870 North Gilmore Road Fairfield, Ohio 45014 513-867-4200
Sanitary Sewer	City of Fairfield 4799 Groh Lane Fairfield, Ohio 45014 513-858-7760
Cable TV	Charter/Spectrum Cable 513-896-5455
Ohio Utilities Protection Service	1-800-362-2764

1.0 SPECIFICATIONS FOR REFINED TAR SEALER APPLICATION TO BITUMINOUS ASPHALT PAVEMENTS

1.1 Objective

To protect asphalt pavements from damage caused by gasoline and oil drippings, the ultraviolet rays of the sun, oxidation, deicing salts and water penetration. Additionally, reduce the aging of the asphalt binder, thereby maintaining flexibility and extending the service life of the asphalt pavement.

1.2 References/ASTM Specifications

C136 Method for Sieve Analysis of Fine and Course Aggregate
D140 Methods of sampling Bituminous Materials
D490 Standard Specification for Road Tar
D2939 Standard Test Methods for Emulsified Bitumens used as Protective Coatings
D3423 Standard Practice for Application of Emulsified Coal Tar Pitch (Mineral Colloid Type)
D4866 Standard Performance Specification for Coal Tar Pitch Emulsion Formulations Containing Mineral Aggregate and Polymeric Admixtures
D5727 Standard Specification for Emulsified Refined Coal Tar (Mineral Colloid Type)

1.3 Materials

1.4 Refined Coal Tar Emulsion

The refined coal tar emulsion shall be prepared from a high temperature refined tar conforming to the requirements of ASTM D490 for RT-12. No petroleum or oil tar shall be permitted. The base refined coal tar shall also conform to the requirements of ASTM D5727. The refined coal tar emulsion shall be produced using a continuous process colloid mill to ensure a homogeneous mixture and appropriate size and distribution of particle size in suspension. Sealers produced by any other means shall not be allowed. In addition, the refined coal tar emulsion must be produced at a minimum of 51% solids content.

1.5 Water

The water used for mixing shall be potable, free of harmful soluble salts and contaminants, and shall be at least 50 degrees F in temperature.

1.6 Aggregate

Aggregate shall be used to improve the wear and skid-resistance of the sealer. The aggregate shall be either washed silica or boiler slag free of dust, clay, contaminants or moisture. The aggregate size shall be no less than 50 or higher than 70 fineness when tested in accordance with ASTM C136.

1.7 Latex Additive

A latex modifier shall be used to enhance fuel resistance, sand suspension, flexibility and drying times. The latex modifier shall be specified by the sealer manufacturer to be compatible with the refined tar sealer.

1.8 Mix Design

The refined coal tar emulsion system shall consist of a mixture of refined coal tar emulsion, water, additive and aggregate, and shall be proportioned as follows:

100	gallons concentrate coal tar emulsion
40	gallons water
2	gallons latex additive
300	lbs. Aggregate

The refined coal tar emulsion and specified amount of water shall be uniformly blended in a suitable mixing tank with mechanical agitation. Once a homogeneous mixture has been achieved, the specified amount of additive, diluted with an equal amount of clean water, shall slowly be added under continuous agitation. After achieving a smooth mixture, the specified amount of aggregate shall slowly be added under continuous agitation.

1.9 Surface Preparation

The pavement surface shall be thoroughly cleaned immediately prior to sealer application by the means of mechanical blower, sweeping, scrubbing and/or flushing all areas with clean water to remove all debris that may restrict sealer adhesion.

Oil Spot Preparation: All oil and grease that has not penetrated the pavement surface shall be removed by scraping or burning. Areas where oil has penetrated the surface shall be burned with a torch to evaporate said oil, then treated with a heavy-duty oil spot primer to improve sealer adhesion and prevent oil spot from bleeding through the sealer.

~~Crack Sealing: All pavement cracks 1/8" to 1" in width shall be repaired prior to sealing. All vegetation, dirt and debris shall be removed from the crack to a minimum depth of 1/2". The prepared cracks shall be filled using a rubberized hot pour crack sealant meeting ASTM D6690 or above. The cost for crack sealing is to be included in the unit price bid per square foot of sealing.~~

1.10 Application

Application of the 1st coat shall be installed by mechanical spray or hand-brushed. The second coat shall be installed using mechanical spray equipment. The sealer shall be continuously agitated during application and shall be applied uniformly over the entire surface, completely free of voids. The coverage rate shall be as follows:

First Coat:	.10-.12 gallons per square yard
Second Coat:	.08-.10 gallons per square yard

At no time will coverage rate less than .20 gallons per square yard in two coats be acceptable. Before applying the next coat of sealer, the previous coat shall be allowed to dry so that it will withstand traffic without scuffing. It is recommended that the final coat of sealer be allowed to cure under ideal conditions for a period of 24 hours and tested by traffic before opening to regular use.

**CITY OF FAIRFIELD, OHIO
SECTION N
PROPOSAL FORM**

**2026 PARKING LOT MAINTENANCE PROGRAM –
SEALING & STRIPING**

Waterworks Park (NORTH Parking Lot) – 5133 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	95,688 Sq. Ft.	\$	\$
642	4” White Parking Stall / Edge / Transverse Line	7,634 Feet	\$	\$
642	Handicap Symbols	7 Each	\$	\$
642	Arrows	17 Each	\$	\$
642	“EV” on Pavement	4 Each	\$	\$

Waterworks Park (SOUTH Parking Lot) – 5133 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	43,976 Sq. Ft.	\$	\$
642	4” White Parking Stall / Edge / Transverse Line	2,768 Feet	\$	\$
642	Handicap Symbols	6 Each	\$	\$

Waterworks Park (Path Only within Baseball Complex) – 5133 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	23,804 Sq. Ft.	\$	\$

Private Driveway – 5580-5610 Pleasant Avenue

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	5,311 Sq. Ft.	\$	\$

South Trace Parking Lot (Parking Lot Only – No Driveway Work) – 2200 John Gray Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	80,859 Sq. Ft.	\$	\$
642	4” White Parking Stall / Edge / Transverse Line	3,630 Feet	\$	\$
642	Handicap Symbols	6 Each	\$	\$

Fire Training Facility (Parking Lot) – 5001 Groh Lane

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Parking Lot Sealing – Two Coats Required (Per Specifications)	29,456 Sq. Ft.	\$	\$

Fire Station 32 (Route 4) – 6540 Dixie Highway

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Parking Lot Sealing – Two Coats Required (Per Specifications)	13,244 Sq. Ft.	\$	\$
642	4” White Parking Stall / Edge / Transverse Line	400 Feet	\$	\$
642	Handicap Symbols	2 Each	\$	\$

Parks Maintenance (Parking Lot) – 6147 Gray Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	21,526 Sq. Ft.	\$	\$
642	4” White Parking Stall / Edge / Transverse Line	572 Feet	\$	\$
642	Handicap Symbols	1 Each	\$	\$

Seward Road Watertower (Driveway) – 9291 Seward Road

ODOT#	Description	Est. Qnty	Unit Price	Total Price
N/A	Sealing – Two Coats Required (Per Specifications)	6,863 Sq. Ft.	\$	\$

**CITY OF FAIRFIELD, OHIO
SECTION N
PROPOSAL FORM**

The total amount of the bid on all the estimated quantities given above to the sum of:

\$ _____
(amount in figures)

(amount in words)

The undersigned proposes to furnish work meeting the specifications attached hereto for the sums listed and totals below:

The City of Fairfield reserves the right to delete any item or change the quantity of any item listed above.

_____ Signature

_____ Name

_____ Title

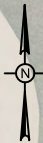
_____ Company

_____ Address

_____ City/State/Zip

_____ Telephone

_____ Social Security # of Company Owner or Federal I.D.#



Quantities

95,688 - Sealing (sqft)

7634 - Parking Stall (4") (ft)

7 - Handicap Markers (ea)

17 - Arrows (ea)

4 - EV Logos (ea)

GROH LN.

MISSISSIPPI DR.

FAIRFIELD
OHIO

Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE N.T.S.	DESIGN-LAYOUT NWC	DRAWN NWC	CHECKED BAM
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TITLE SHEET

Waterworks Park North Lot
Lot Striping
FAIRFIELD, OHIO

JOB NO.

DATE
01/08/26

SHEET NO.

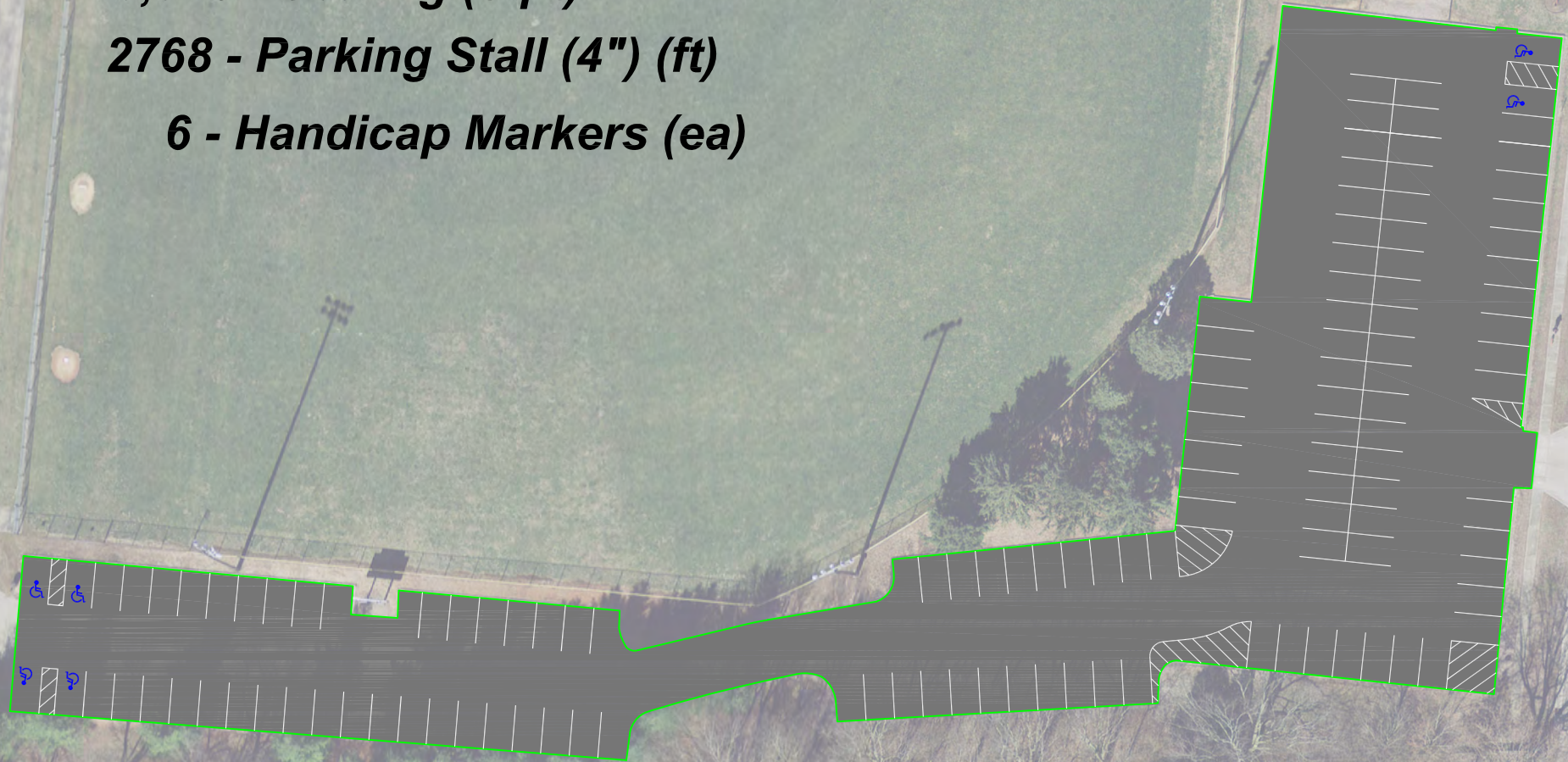
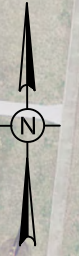
2/2

Quantities

43,976 - Sealing (sqft)

2768 - Parking Stall (4") (ft)

6 - Handicap Markers (ea)



GROH LN.

FAIRFIELD

OHIO

Public Works Department

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

SCALE

N.T.S.

DESIGN-LAYOUT

NWC

DRAWN

NWC

CHECKED

BAM

TITLE SHEET		JOB NO.
Waterworks Park South Lot Lot Striping FAIRFIELD, OHIO		DATE 01/06/26
		SHEET NO. 1/2

Quantities

23,804 - Sealing (sqft)





Quantities

5,311 - Sealing (sqft)

5600

FAIRFIELD
OHIO

Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE
N.T.S.

DESIGN-LAYOUT
NWC

DRAWN
NWC

CHECKED
BAM

TITLE SHEET		JOB NO.
Pleasant Ave Service Drive		DATE 01/07/26
5600 Pleasant Ave Drive Sealing		SHEET NO.
FAIRFIELD, OHIO		1/1



Quantities

3630 - Parking Stall (4") (ft)

6 - Handicap Markers (ea)

80,859 - Sealing (sqft)

FAIRFIELD
OHIO

Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE N.T.S.	DESIGN-LAYOUT NWC	DRAWN NWC	CHECKED BAM
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TITLE SHEET	JOB NO.
	DATE 01/09/26
	SHEET NO.
	1/1
South Trace Golf Course Lot Sealing Striping FAIRFIELD, OHIO	

Quantities

29,456 - Sealing (sqft)

FAIRFIELD
OHIO

Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE	DESIGN-LAYOUT	DRAWN	CHECKED
N.T.S.	NWC	NWC	BAM

TITLE SHEET

Fire Training Facility
5021 Groh Ln Lot Sealing
FAIRFIELD, OHIO

JOB NO.

DATE
01/07/26

SHEET NO.

1/1

Quantities

400 - Parking Stall (4") (ft)
2 - Handicap Markers (ea)

13,244 - Sealing (sqft)

Dixie Hwy

6540



FAIRFIELD

OHIO

Public Works Department

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

SCALE
N.T.S.

DESIGN-LAYOUT
NWC

DRAWN
NWC

CHECKED
BAM

TITLE SHEET		JOB NO.
Fire Station 32 Lot Seal Striping FAIRFIELD, OHIO		DATE 12/22/25
		SHEET NO. 1/1

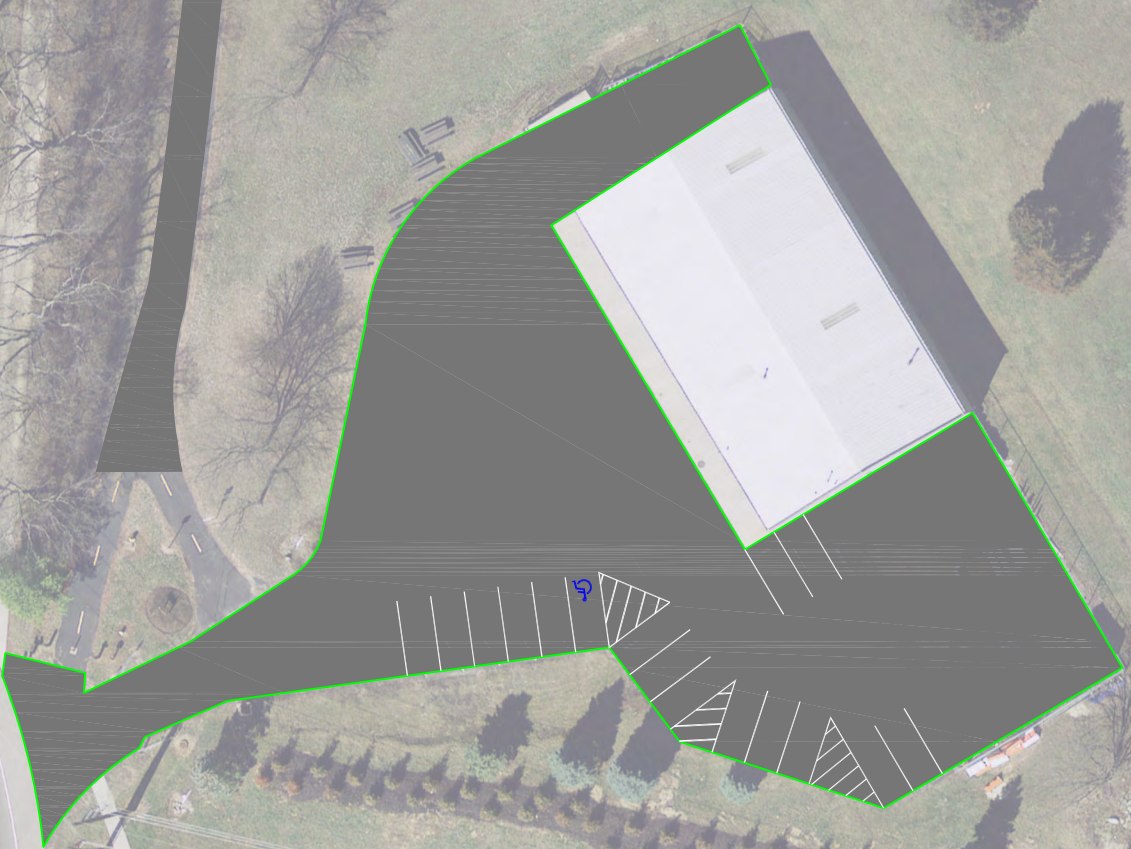


Quantities

572 - Parking Stall (4") (ft)
1 - Handicap Markers (ea)

21,526 - Sealing (sqft)

Gray Rd



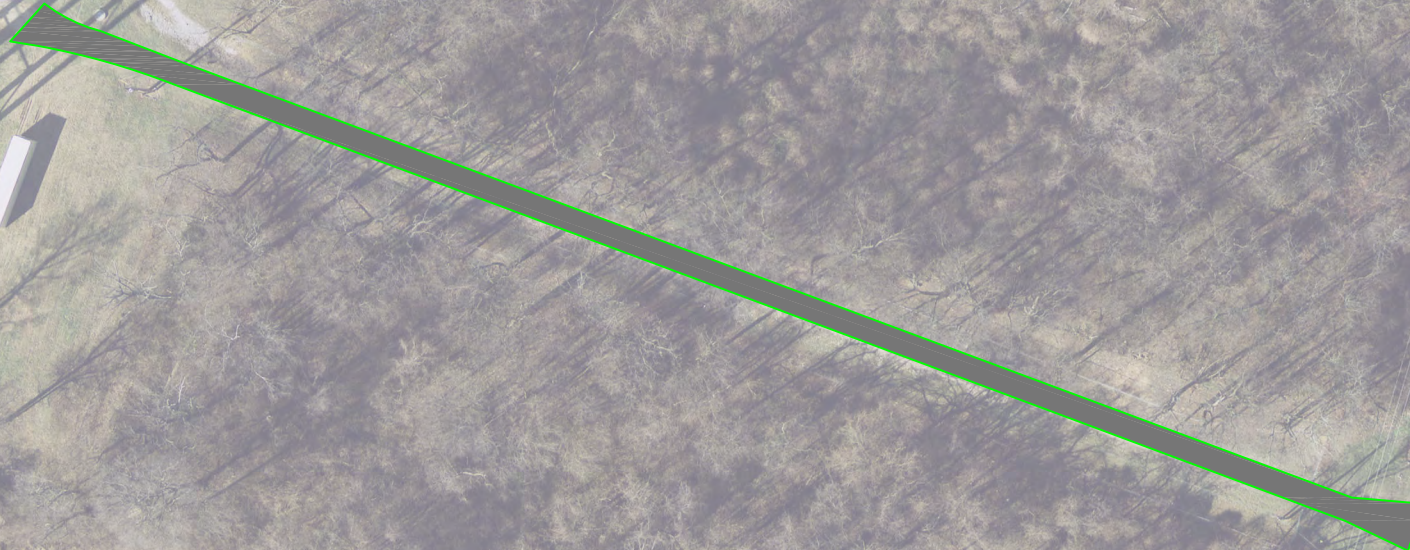
Public Works Department
8870 North Gilmore Road Fairfield, Ohio (513) 867-4200

SCALE N.T.S.	DESIGN-LAYOUT NWC	DRAWN NWC	CHECKED BAM
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TITLE SHEET		JOB NO.
Gray Rd Maintenance Building Lot Seal Striping FAIRFIELD, OHIO		DATE 01/08/26
		SHEET NO. 1/1

Quantities

6863 - Sealing (sqft)



Seward Rd

FAIRFIELD

OHIO

Public Works Department

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

SCALE

N.T.S.

DESIGN-LAYOUT

NWC

DRAWN

NWC

CHECKED

BAM

TITLE SHEET		JOB NO.
9291 Seward Rd		DATE
Water Tower Driveway Sealing		01/07/26
FAIRFIELD, OHIO		SHEET NO.
		1/1



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Jason Hunold, Public Utilities Director
Department: Public Utilities

Subject:

Broadview Pump Station Access Hatch

Legislation Title:

\$62,000 - Broadview Access Hatch (Public Utilities, Wastewater Division)

Recommendation:

It is recommended that City Council authorize an appropriation in the amount of \$62,000.00 for the installation of a wet well access hatch at the Broadview Sewage Lift Station.

Discussion:

In the 1990's the City was under a consent order by the Ohio EPA to make improvements to the City's Sanitary Sewage Collections System. At that time, the collection system had thirty (30) active Sanitary Sewer Overflows (SSO's), and capacity issues that resulted in flooded basements. In order to mitigate the regulatory non-compliance events, the City designed and constructed a Relief Sewer System, the Broadview Sewage Lift Station and Equalization Basins at the Wastewater Plant.

The Broadview Sewage Lift Station was constructed without access to the dry weather sewage wet well (tank) where the dry weather pump intakes are located. This well has accumulated "grit" (sand/gravel) over the past 30 years, and the well needs to be accessed in order to remove the grit. Wastewater Division staff propose the installation of a submarine-style access hatch in order to access the space for maintenance purposes – grit removal. With this project, the installation of safety equipment will be included for confined space entry, and bypass pumping will be required to safely perform the work.

The project was designed by GRW Inc. and prepared for formal competitive bidding by the Public Utilities Department with use of the Bid Express platform. One (1) bid was received on March 23, 2026 — attached for review. Staff recommend that the project be awarded to Empire Excavation LLC the lowest and only bidder. A non-contractual appropriation is being requested in the amount of \$62,000.00.

Financial Impact:

An appropriation in the amount of \$62,000.00 is being requested for the installation of a wet well access hatch at the Broadview Sewage Lift Station.

Funding for this project was included in the approved 2026-2030 Capital Improvement Program

(CIP) under project 6WW13, Building Improvements. The funding source is the Sewer Surplus Fund, 624.

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

1. Bid_Tab_Report_2026-BX008_ Public Utilities Broadview Pump Station Access Hatch

Solicitation Information

City of Fairfield

Solicitation Number

2026-BX008: Public Utilities Broadview Pump Station Access Hatch

Deadline

03/23/2026 03:00 PM EDT

Advertised

03/06/2026 01:02 AM EST

Description

Project Description: This project provides for the installation of an access hatch in the wall between the wet weather wet well and the pump room at the existing Broadview Sewage Pump Station to facilitate access to the wet well. Bypass pumping will be required and contractors are required to visit the site prior to bidding.

Engineer's Estimate: \$67,050.00

Detailed Location Information: 990 Broadview Drive

Location(s)

990 Broadview Dr, Fairfield, Ohio, 45014

Bidders

Business Name	Address	Phone
Empire Excavation LLC	2263 State Route 222 New Richmond, OH 45157-9692	(513) 525-4553
1 Bidder		

Item	Quantity	Empire Excavation LLC		
		Price	Extension	
Bid Form				
1 CHASE 30" Model CM12 Out Swing Hatch - 316SS EA	1.0000	\$11,068.00	\$11,068.00	
2 3M DBI- SALA Davit Crane and Floor Mount Base EA	1.0000	\$3,500.00	\$3,500.00	
3 Wet Well Prep - Dewatering/ Clearing LS	1.0000	\$14,000.00	\$14,000.00	
4 36" Core Drill EA	1.0000	\$6,500.00	\$6,500.00	
5 Core Drill Access / Core Removal EA	1.0000	\$4,800.00	\$4,800.00	
6 Manway Installation EA	1.0000	\$6,700.00	\$6,700.00	
7 Non-shrink Grout CUFT	22.0000	\$90.90	\$1,999.80	
8 Bypass pumping Set- up / Tear- Down LS	1.0000	\$2,000.00	\$2,000.00	
9 Bypass Pumping MHRSO341-1 to MHS228-1 DAY	7.0000	\$1,128.57	\$7,899.99	
10 Items	Totals:	\$61,467.79		

Empire Excavation LLC					
Item	Quantity	Price	Extension		
10 Fuel Surcharge LS	1.0000	\$3,000.00	\$3,000.00		
10 Items	Totals:		\$61,467.79		



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Jason Hunold, Public Utilities Director
Department: Public Utilities

Subject:

Appropriation for Asphalt and Concrete Repairs

Legislation Title:

\$50,000 - Asphalt and Concrete (Public Utilities, Water Division)

Recommendation:

It is recommended that City Council authorize an appropriation in the amount of \$50,000.00 for concrete and asphalt improvements at Water Division facilities and for pavement repairs following water system repair work.

Discussion:

The request is for appropriations necessary to pay for permanent concrete and asphalt repairs to roads, curbs, sidewalks, and driveway aprons following excavations performed by Public Utilities Department staff associated with the repair/replacement of buried water infrastructure. The request is also for appropriations necessary to pay for other miscellaneous concrete improvement projects at Public Utilities Department facilities.

Concrete repairs will be performed by a qualified contractor under a City contract administered by Fairfield's Public Works Department – at contract-specified unit pricing. Asphalt repairs will be performed by Public Works staff and qualified contractors under City contract administered by the Public Works Department – at contract-specified unit pricing. Public Works' inspectors measure/mark all locations in need of repair following utility excavations; inspectors also oversee contractor performance to verify concrete and asphalt repairs and improvement projects are performed in accordance with City standards.

Financial Impact:

An appropriation in the amount of \$50,000.00 is being requested for Water Division Asphalt and Concrete repairs.

Funding for this project was included in the approved 2026-2030 Capital Improvement Program (CIP) under project 6WT14 (Asphalt/Concrete Replacement). The funding source is the Water Surplus Fund - 605.

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

None



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Mandi Brock, Parks & Recreation Director
Department: Parks & Recreation

Subject:

New Kitchen Upgrades at North Trace Concessions

Legislation Title:

\$10,500 - Kitchen upgrades at North Trace Concessions (Parks & Recreation)

Recommendation:

It is recommended that City Council approve an appropriation of \$10,500 from the Capital Fund for the purchase and installation of a dishwasher, as well as the purchase of an upright refrigerator-freezer combo for North Trace Concessions.

Discussion:

North Trace Concessions needs operational upgrades, and installing these two items will significantly improve staff efficiency and workflow. By enhancing food storage capacity and streamlining cleaning processes, these additions will support more effective day-to-day management of concession operations and enable staff to better meet service demands.

Financial Impact:

\$10,500 from the Recreation Facility Fund as 6RC13.

Emergency Provision:

No

Rule Suspension Requested:

No

ATTACHMENTS:

1. Fridge and Freezer Combo
2. Dishwasher and installation



Ship to:
587316 City of Fairfield, Ohio

From:
Restaurant Supply, LLC
Trey Dismuke
trey@restaurantsupply.com
13031 U.S. Highway 19N
Clearwater, FL 33764
860-246-3333 xt. 141

Job Reference Number: 26609TD

FREE SHIPPING

Item	Qty	Description	Sell	Sell Total
1	1 ea	REACH-IN DUAL TEMP CABINET  Everest Refrigeration Model No. EGSDH2 Reach-In Dual Temperature Refrigerator/Freezer Combo, one-section, 29-1/4"W, 11.0 (R) & 11.0 (F) cu. ft. capacity, self-contained top mounted refrigeration, (1) glass hinged & (1) solid hinged self-closing half door (locking), (4) epoxy coated wire shelves, height adjustable clips, digital controls with LED display, auto defrost, LED interior lighting with on/off switch, pressure relief port, stainless steel interior, stainless steel sides, galvanized steel top, bottom & rear, (2) leg stabilizers, (4) 5" swivel casters (2 locking), 1/2 HP, 115v/60/1-ph, 5.0 amps, cord, NEMA 5-15P, NSF, cETLus, ETL-Sanitation	\$3,801.06	\$3,801.06
	1 ea	Parts and labor: 3 years from ship date		
	1 ea	Electrical components: 5 years from ship date		
	1 ea	Compressor: 10 years from ship date		
	1 ea	Top & bottom door hinged on right, standard		
	1 ea	CASA5-01 5" Overall Height Casters Set of 4, (front 2 locking), standard		
		Weight: 356 lbs total		
			ITEM TOTAL:	\$3,801.06
Total				\$3,801.06

Prices Good Until: 04/18/2026

ANY APPLICABLE SALES TAX WILL BE ADDED IN CHECKOUT

GLASS & SOLID COMBINATION HALF-DOOR UPRIGHT REACH-IN DUAL TEMP TOP MOUNT CONDENSING UNIT



EGSDH2

ES Series



Refrigeration System

- Top mounted, self-contained condensing unit uses environmentally friendly, EPA-compliant R290 refrigerant with zero (0) Ozone Depletion Potential (ODP) and three (3) Global Warming Potential (GWP).
- Electronically commutated (ECM) fan motors achieve rapid cooling with less energy consumption.
- Full-length air duct and airflow guard ensure optimal cold air circulation.
- Time-initiated and temperature-terminated auto defrost heater for freezers. Air defrost for refrigerators.
- Large capacity, corrosion-resistant condenser and evaporator coils.
- Self-maintaining, energy-efficient condensate drain pan requires no external drains or electric heaters.
- High performance, auto-reverse condenser fan motor supports compressor ventilation and condenser coil cleaning.
- Pressure relief devices allow rapid cabinet re-entry.
- Pre-wired and ready to plug, 115V/60Hz/1Ph, NEMA 5-15P.

Cabinet Construction

- Heavy duty stainless steel interior / exterior with rounded corners for a hazard-free workspace.
- Open spaced interior with no walls between compartments.
- Galvanized steel top, bottom and rear.
- 2.5" thick high density polyurethane insulation.
- Four 5" swivel casters with locks on front set. Leg stabilizers standard.

Lighting

- Shielded LED bar lighting with on/off switch provides bright, high color illumination at lower heat output.

Doors

- Low emissivity double glass panes and matte finish aluminum door frames for glass doors.
- Heavy duty stainless steel interior / exterior with 2.5" thick high density polyurethane insulation for solid doors.
- Frame heaters prevent exterior moisture build up.
- Self-closing with adjustable torsion system for a positive seal.
- Snap-in magnetic door gaskets make cleaning and replacement an easy process.
- Heavy duty, die-cast door handles for glass doors. High strength, recessed door handles for solid doors.
- Pre-installed door locks keep your items safe from theft.

Shelving

- Four epoxy coated, steel wire shelves per section.
- Height adjustable stainless steel clips.

Temperature Control

- Multi-function digital controller with easy to read LED display.
- Factory preset temperature, 35°F for refrigerators and -4°F for freezers. Temperature setting range from 33°F to 54°F for refrigerators and -10°F to 54°F for freezers.
- R290 models include audible overheat protection alarm for compressor and condenser coil.

Options

- Additional shelving.
- 3" swivel casters with locks.
- 3.5" - 6" height-adjustable and interchangeable legs.



Type	Doors	Capacity Cu. Ft.	Shelves	Refrigerant	HP	Power V-Hz-Ph	Amps	Crated Weight	Exterior Dimensions		
									L	D	H*
DUAL	2(H)	11(R) 11(F)	4	R-290	1/2	115-60-1	5	356 lbs	29.25"	31.625"	74.25"

(†)Based on evaporating temperature of 23°F (-5°C) & condensing temperature of 131°F (55°C). (P) Product capacity is calculated based on standard industry figures. (*) Reference plan view for clarification on caster/unit height. If dimensions and capacity are critical, please contact Everest Refrigeration. Blizzard R290 replacement is at the sole discretion of Everest Refrigeration. Specifications subject to change without notice.



03/19/2026

To:
City of Fairfield, OH
Rodney Jones
411 Wessel Drive
Fairfield, OH 45014
513-304-8835 (Contact)

Project:
City of Fairfield, OH

From:
Restaurant Supply
Lou Credidio
24 Maple Street
Wethersfield, CT 06109
860-246-1111

Job Reference Number: 54978

We are pleased to quote you the following:

Item	Qty	Description	Sell	Sell Total
1	1 ea	DISHWASHER, UNDERCOUNTER  Hobart Model No. CUL-1 Centerline Dishwasher, undercounter, 22-11/16"W x 24"D x 32-5/16"H, (24) racks/hr, low temperature chemical sanitizing, fresh water rinse, .84 gal/rack, Delime Notification with Cycle, service diagnostics with error notifications, soft start, detergent, rinse aid, & sanitizer pumps, (1) chemical sensing indicator for sanitizer, 120v/60/1-ph, 17.5 amps, ships with (1) peg rack and 1 combo rack, cULus, NSF, ENERGY STAR® (Pricing options available, please contact your local rep for more information) (NET price shown)	\$5,096.00	\$5,096.00
	1 ea	Standard warranty - 1-Year parts, labor & travel time during normal working hours within the USA		
	1 ea	NOTE: Hobart suggests adding a water softener. Hobart recommends a total of 2 water softeners (one for the incoming hot water line, one for the incoming cold water line)		
ITEM TOTAL:				\$5,096.00
2	1 ea	LIFTGATE Hobart Model No. FREIGHT Lift-gate delivery and charges are required for any destination that does not have a standard loading dock or forklift	\$65.00	\$65.00
ITEM TOTAL:				\$65.00
Total				\$5,161.00

Prices Good Until: 12/12/2025

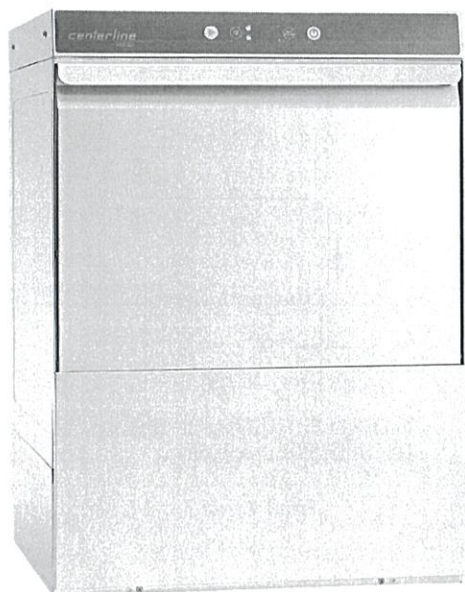
5-7 day lead time

Free Freight

*** Restaurant Supply does not provide white glove service or inside delivery. 3RD party commercial



CUL CHEMICAL SANITIZING Undercounter



SPECIFIER STATEMENT

Specified unit will be NSF rated, **Centerline™ by Hobart** chemical sanitizing undercounter dishwasher. Features soft start, two selectable cycles, one standard 2-minute cycle with optional extended cycle (factory set at 240 seconds); .84 gallons per rack, LED temperature and operator display, service diagnostics, detergent, rinse aid and sanitizer pumps. Constructed of stainless steel.

1 year parts and labor warranty.

STANDARD VOLTAGE

+ 120/60/1

Project _____
 AIA # _____ SIS # _____
 Item # _____ Quantity _____ C.S.I. Section 114000

MODELS

☐ **CUL** Chemical sanitizing rinse

STANDARD FEATURES

- + 24 racks per hour
- + .84 gallons of water per rack
- + Chemical sanitizing
- + Top-mounted user interface with digital temperature display
- + 2-minute cycle with optional extended cycle
- + 14.46" door opening
- + Snap-in, revolving upper and lower anti-clogging wash & rinse arm; low-profile, single-arm design
- + Removable, 3-part stainless steel scrap screen
- + Soft start
- + Automatic pumped drain
- + Automatic fill
- + Service diagnostics with error notifications
- + Delime notification and cycle
- + Chemical pumps standard
- + Sanitizer sensing indicator standard
- + Electric tank heat
- + Two dishracks – one peg and one combination type

OPTIONS & ACCESSORIES (Available at extra cost)

- ☐ Upper/lower stainless steel wash and rinse arm kit
- ☐ Chemical sensing indicators (low chemical alert)
- ☐ Stainless steel stand with rack storage and telescoping legs (legs in provide 15-5/16" of additional height; legs out provide 17-7/8" of additional height)
- ☐ Peg rack
- ☐ Combination rack
- ☐ Power cord kits

CUL CHEMICAL SANITIZING

Approved by _____ Date _____ Approved by _____ Date _____



CUL CHEMICAL SANITIZING Undercounter

LEGEND

Electrical Connections	
E1	Electrical connection: 1-3/8" dia. hole for 1" trade size conduit; 1-5/8" AFF.
Plumbing Connections	
P1	Single fill and rinse connection: 3/4" female garden hose fitting on 6' long hose supplied with machine; 120°F water minimum for CUL 140°F recommended.
P2	Drain connection: 19mm barb fitting with 6' long hose supplied with machine.
P3	Chemical supply: Detergent, sanitizer and rinse aid; approximately 1-5/8" AFF. 5-1/4" long tubing supplied with machine.

WARNING: Electrical and grounding connections must comply with the applicable portion of the National Electrical Code and/or other local electrical codes.

Plumbing connections must comply with applicable sanitary, safety, and plumbing codes.

NOTICE: Required flowing water pressure to the dishmachine is 15–65 PSIG. If pressures higher than 65 PSIG are present, a pressure regulating valve must be installed in the water line to the dishmachine (by others).

Pressure gauge not required on pumped rinse machines.

SPECIFICATIONS

Capacities

Cycle Time (seconds)	120
Racks per Hour	24
Tank Capacity – Gallons	5.3

Motor Horsepower

Wash	0.62
Rinse	0.20

Water Consumption

U.S. Gallons per Hour (maximum use)	20.2
U.S. Gallons per Rack (maximum use)	0.84
Peak Drain Flow – U.S. Gallons (gallons per minute)	2.8

Temperatures °F

Incoming Water Temperature (minimum recommended)	120°F
--	-------

Heating

Tank Heat, electric (kW)	2.0
--------------------------	-----

Standard 20" x 20" (508 x 508) Rack Complement

Flat	1
Peg	1

Shipping Weight (approximate) 148 lbs.

Crated Dimensions 27-1/4"W x 26-1/2"L x 38-3/4"H

(E1) Standard Electrical Options

Voltage	Rated Amps	Minimum Supply Circuit Ampacity	Maximum Protective Device
120/60/1	17.5	20	20

NOTE: For supply connections, use copper wire only rated at 90°C minimum.

Accessory cord kit available for all models.

Dishmachine not provided with internal GFCI protection.

Heat Output, BTU/Hour		
Volts	Latent	Sensible
120	1,200	500

Gesell Electric Inc.

84 Margaret Avenue Hamilton, Ohio 45015
(513) 863-2994

PROPOSAL SUBMITTED TO

COMPANY: City of Fairfield
NAME: Rodney Jones
STREET: 411 Wessel Drive
CITY: Fairfield, Ohio 45014
PHONE: 513-896-8424

WORK TO BE PERFORMED AT

JOB NAME: Fairfield Greens North Trace
STREET: 2605 Augusta Blvd.
CITY: Fairfield, Ohio 45014
PROJECT: Dishwasher Power
DATE: 12/22/2025

We hereby propose to furnish all materials and perform all labor necessary for the completion of; _____
To install power for new dishwasher in the kitchens at the golf course. We will come from the panel in
the mechanical room above the drop ceiling over and down the wall at the location of the new dishwasher.
Here we will install 120 volt 20 amp plug for the dishwasher.

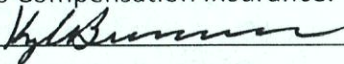
All material is guaranteed to be as specified. All work to be completed in a workman like manner in
accordance with the drawings and specifications submitted for work above for the sum of \$ 1,486.00

One thousand four hundred and eighty six dollars

Payment to be made as follows:

Within thirty days of completion.

Any alteration or deviation from above specifications involving extra costs, will be executed only upon written
orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes,
accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance upon
above work. Our workers are fully covered by Workman's Compensation Insurance.

Respectfully Submitted By: Kyle Broermann 
Of: Gesell Electric Inc.

Note: This proposal may be withdrawn by us if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized
to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: _____ Signature _____



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Tom Lakamp, Fire Chief
Department: Fire

Subject:

CIP Hose and Equipment appropriation

Legislation Title:

\$50,000 - purchase of Hose and Equipment (Fire)

Recommendation:

This request is for the purchase of fire hose and other firefighting equipment from multiple vendors that has or is approaching the end of its service life. This equipment is being replaced due to the cost of repairs, or its inability to be repaired. An appropriation of \$50,000 is requested for this project.

Discussion:

This request is for the purchase of fire hose and other firefighting equipment that is approaching its end of service life (10 years). The National Fire Protection Association mandates the majority of this equipment to be replaced after ten years from the date of manufacture

Financial Impact:

\$50,000.00 from the Capital Improvement Fund, project 6FD01

Emergency Provision:

Yes, To provide for the health and safety of firefighters and the public.

Rule Suspension Requested:

Yes

ATTACHMENTS:

None



**City Council Communication
Regular Meeting - April 13, 2026**

Submitted by: Tom Lakamp, Fire Chief
Department: Fire

Subject:

CIP PPE Replacement Appropriation

Legislation Title:

\$70,000 - PPE Replacement (Fire)

Recommendation:

The funding will be used to purchase personal protective equipment from multiple vendors and will replace those items currently approaching the end of their service life. The National Fire Protection Association mandates the majority of this equipment to be replaced after ten years from the date of manufacture. The personal protective equipment covered in this legislation will be bunker coats, bunker pants, helmets, hoods, and gloves. Total funding requested for this project is \$70,000

Discussion:

This request is for the purchase of personal protective clothing to equip new firefighters and to replace personal protective clothing that is approaching its end of service life (10 years). This PPE will provide protection for the firefighters to enter Immediately Dangerous to Life and Health (IDLH) atmospheres to conduct firefighting and search and rescue. This personal protective clothing is identical to the protective equipment previously purchased to provide uniformity across the department.

Financial Impact:

\$70,000.00 from the Capital Improvement Fund, project 6FD02

Emergency Provision:

Yes, To provide for the health and safety of firefighters and the public.

Rule Suspension Requested:

Yes

ATTACHMENTS:

None