City of Birmingham
A Walkable Community

MEMORANDUM

Engineering Dept.

DATE: **April 16, 2015**

TO: **Joseph A. Valentine, City Manager**

FROM: **Paul T. O'Meara, City Engineer**

SUBJECT: **2015 Concrete Sidewalk Repair Program**
Public Notification – Sidewalk Sections 1D & 5

At the meeting of February 23, 2015, the City Commission awarded the above contract to the lowest bidder, RDC Construction Services, LLC. The contractor is now preparing to begin work on the scattered concrete portion of the project. In late May, it is anticipated that they will begin work on the individual sidewalk repair part of the project. City code states that part of this work is billable to adjacent property owners. The main categories of work that result in billings to the adjacent owners includes:

1. Sidewalk that crosses a private driveway.
2. Sidewalk that has been damaged by private construction activities on the adjacent site.
3. Sidewalk that has been lifted by a tree growing on private property.
4. Sidewalk repairs where extra wide concrete has been installed between the main sidewalk and the curb, primarily in commercial areas.
5. Decorative brick or exposed aggregate sidewalks.

This year, sidewalk repairs will focus on the southwest quadrant of the Central Business District (Area 1D), and the area south of Maple Rd. and roughly west of Southfield Rd. (Area 5). Based on the contractor's unit prices, the following are the most common items of work that will be charged to adjacent owners, and the cost per unit of work:

4" Sidewalk Replacement	$5.92 per sq.ft.
6" Sidewalk Replacement	$6.29 per sq.ft.
4" Exposed Aggregate Sidewalk Replacement	$9.20 per sq.ft.
Reset Brick or Granite Pavers	$6.90 per sq.ft.
Grout or Caulk Joint Repair	$1.15 per ft.
Seal Exposed Aggregate Sidewalks	$0.115 per sq.ft.

The latter three pay items pertain only to properties in the Central Business District. This year, all existing exposed aggregate sidewalks will be power cleaned and sealed with a waterproofing sealer to help extend the life of the pavement. The price as bid by the contractor for this work will make it very worthwhile both for the City and the adjacent properties. (Since the southwest corner of downtown is being focused on, all exposed aggregate pavements in Shain Park will be included in this work.)

A map of the survey area, sample notices to property owners, and a listing of all addresses that are expected to have sidewalk work completed at their expense is attached. In accordance with City policy, once authorized, the Engineering Department must advertise these addresses in the local press, and send letters of notification to all parties that will be charged.

It is recommended that the Commission authorize the 2015 Sidewalk Repair Program, and to direct the Engineering Department to notify the owners of properties on the attached list of the City's intention to replace or reseal sidewalks adjacent to their properties.

SUGGESTED RESOLUTION:

To authorize the 2015 Sidewalk Repair Program, and to direct the Engineering Department to notify the owners of properties on the attached list of the City's intention to replace sidewalks adjacent to their properties.

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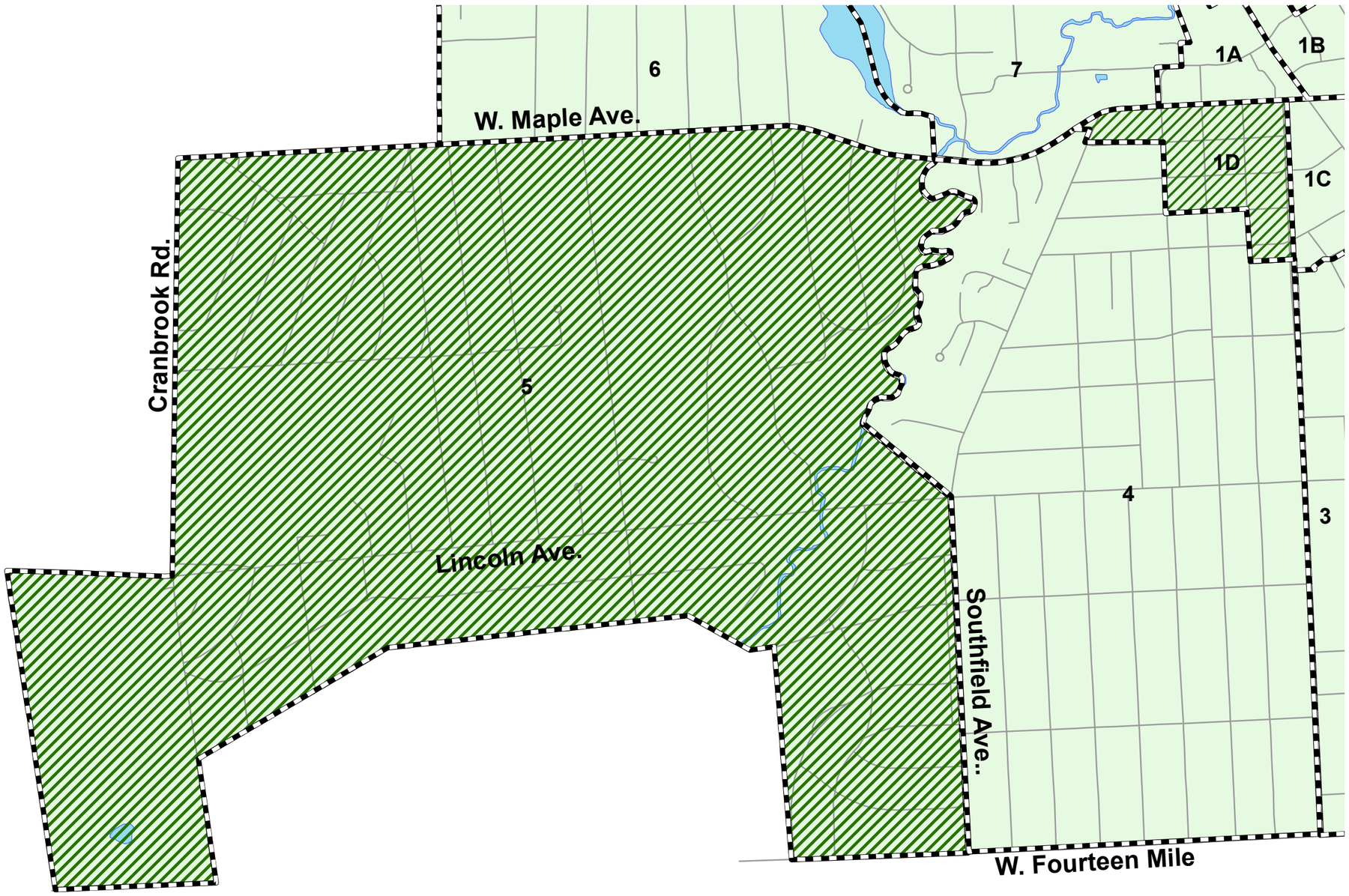
2015 SIDEWALK REPAIR PROGRAM AREAS MAP



N

0 450 900 1,800 Feet

1 inch = 847 feet

Disclaimer: The information provided by this program has been compiled from recorded deeds, plats, taxmaps, surveys, and other public records and data. It is not a legally recorded map or survey.

The data provided hereon may be inaccurate or out of date and any person or entity who relies on said information for any purpose whatsoever does so solely at his or her own risk.

Data Sources: Oakland County GIS Utility, City of Birmingham

April 28, 2015

Property Owner
ADDRESS
Birmingham, MI 48009

SIDEWALK NOTICE

This notice is intended for the property owner. If you are not the owner, we appreciate your assistance in getting this information to them. Thank you for your assistance.

The City Commission has determined the necessity for the replacement of certain sidewalks at the above noted address. Chapter 98 of the Birmingham City Code requires that the property owner be notified of the City's intention to make this improvement.

If a property owner is liable, either in whole or in part, for the construction or replacement of a sidewalk, the owner may construct or replace the sidewalk at his/her own expense. In that event, the City Clerk shall be notified accordingly by the owner within ten (10) days of the receipt of this notice, and such construction or replacement shall be completed in accordance with the specifications of the City of Birmingham within sixty (60) days of the receipt of this notice. All such sidewalk work shall be conducted only after issuance of a permit from the Engineering Department.

Sidewalks to be replaced have been designated with either pink or green paint. The green paint indicates the owner's responsibility, and the pink paint indicates the City's responsibility. In some cases it may be necessary to replace an additional section or two of sidewalk beyond those designated with paint.

The City is generally responsible for the replacement of deteriorated sidewalks and for sidewalks damaged by City trees, City staff, or its contractors. Property owners will not be responsible for sidewalks damaged by utility work. Otherwise, property owners are responsible for damaged sidewalks, including sidewalks damaged at driveways and by owners' trees. Where sidewalk is replaced due to damage by a tree growing partly on public right-of-way and partly on private property, the cost of such replacement will be borne equally (50%-50%) by the City and the abutting property owner. In commercial areas, property owners are responsible for all brick and exposed aggregate sidewalk repairs, as well as pavement closer to the street in the case of extra wide sidewalks (over six feet wide).

The City will engage a contractor for sidewalk construction. In the event the property owner does not construct or replace the owner responsibility sidewalk within the above specified time limit, the City will proceed to have the sidewalk replaced by its contractor and bill the property owner for the cost of the owner responsibility work.

A contract for this work was recently bid and will completed by the lowest priced responsible bidder, under the direction of the City of Birmingham. The cost to adjacent owners is expected to be approximately $5.92 per square foot for 4" walk, and $6.29 per square foot for 6" walk (used across driveways). The prices obtained by the City of Birmingham tend to be competitive to that which an individual property owner could obtain.

You will receive a second notice via hand carried flyer indicating when the contractor is planning to begin repairs in your area. For additional information, please call the Engineering Department at 248-530-1850.

April 28, 2015

Property Owner
ADDRESS
Birmingham, MI 48009

SIDEWALK NOTICE

This notice is intended for the property owner. If you are not the owner, we appreciate your assistance in getting this information to them. Thank you for your assistance.

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If a property owner is liable, either in whole or in part, for the construction or replacement of a sidewalk, the owner may construct or replace the sidewalk at his/her own expense. In that event, the City Clerk shall be notified accordingly by the owner within ten (10) days and such construction or replacement shall be completed in accordance with the specifications of the City of Birmingham within sixty (60) days of the receipt of this notice. All such sidewalk work shall be conducted only after issuance of a permit from the Engineering Department.

Sidewalks to be replaced have been designated with either green or pink paint. The green paint indicates the owner's responsibility, and the pink paint indicates the City's responsibility. In some cases it may be necessary to replace an additional section or two of sidewalk beyond those designated with paint. Brick or exposed aggregate sidewalks have not been marked for repairs to keep paint markings to the essential amount needed. Special sidewalks such as these, when repaired by the City, are always charged to the adjacent property owner.

The City is generally responsible for the replacement of deteriorated sidewalks and for sidewalks damaged by City trees, City staff, or its contractors. Property owners will not be responsible for sidewalks damaged by utility work. Otherwise, property owners are responsible for damaged sidewalks, including sidewalks damaged at driveways. Property owners are responsible for all brick sidewalk repairs exposed aggregate sidewalk repairs, as well as pavement closer to the street in the case of extra wide sidewalks (over six feet wide). Also, new this year, the City will be power washing and sealing all exposed aggregate sidewalks located within the southwest quadrant of the downtown, to extend the life of the pavement.

The City will engage a contractor for sidewalk construction. In the event the property owner does not construct or replace the owner responsibility sidewalk within the above specified time limit, the City will proceed to have the sidewalk replaced by its contractor and bill the property owner for the cost of the owner responsibility work.

After the contract for the work is bid it will be offered to the lowest qualified bidder in the interest of the City of Birmingham. Some of the approximate costs to adjacent owners are listed below:

4" Sidewalk Removal & Replacement	$5.92/sq.ft.
6" Sidewalk Removal & Replacement	$6.29/sq.ft.
4" Exposed Agg. Sidewalk Removal & Replacement	$9.20/sq.ft.
Reset Brick or Granite Pavers	$6.90/sq.ft.
Grout or Caulk Joint Repair	$1.15/ft
Cleaning and Sealing of Exposed Aggregate Sidewalk	$0.115/sq.ft.

The prices obtained by the City of Birmingham tend to be very competitive to that which an individual property owner could obtain. You will receive another notice indicating when the contractor is planning to begin repairs in your area. For additional information, please call the Engineering Department at 248-530-1850.

2015 Area 5 Sidewalk Repairs – Owners to be Billed:

Argyle

280
383
489

Arlington

117
130

Aspen

150
211
242
275
321
353
431
455
520
567

Berwyn

560

Byrn Mawr

275
500

Cranbrook

373

Devon

2496
2497

Fairway

1524
1535
1590

S.Glenhurst

145
187
315
347
377

Hawthorne

216

W. Lincoln

1200
1516
1667
2029
2161
2231
2436

Linden

176
185
455
648

W. Maple

1669
2235
2247

Pleasant

160
360
370
450
480
1020
1138

Radnor

2453

2471

Shirley

100

Southfield

1890

Southlawn

892

Westchester

120

300

400

2015 Sidewalk Repair Program – Area 1D – Owners to be Billed:

S. Bates
151
380
Shain Park

Henrietta
155

W. Maple
115
139
175-185
193
195
211
245
355

Martin
151
250
320

W. Merrill
189
300

Pierce
102
148
180
480

Townsend
100
101
161
191