



College Street & Water Street Areas Reconstruction

Feasibility Report Presentation

City Council Meeting

October 3rd, 2023

Agenda

- Project Scope
- Proposed Improvements
- Public Feedback
- Project Costs & Funding
- Project Schedule



Project Scope

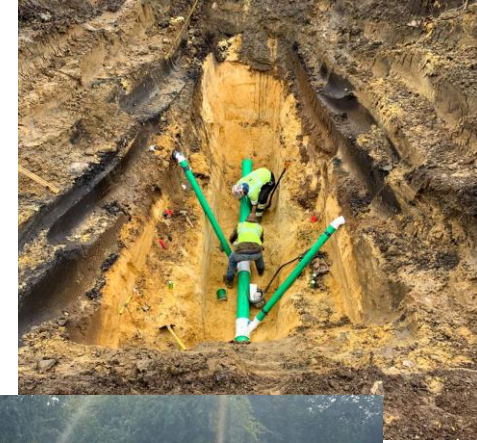
- Complete reconstruction of streets and utilities
- New sidewalk installations
- Intersection crossing improvements
- 8th Street Bikeway
- Spruce Court utilities improvements



Proposed Improvements

Reconstruction of Roadway and Utilities

- Removal of existing road, curb and gutter, and sidewalks
- Replacement of sanitary sewer, watermain, and storm sewer
 - Lead water services will be replaced per federal regulation
 - Possible tree impacts when replacing services
 - Private sewer and water service replacement available in coordination with the project at homeowner's expense
- Installation of new sidewalks and new curb and gutter
 - Possible Tree Impacts with new sidewalk alignments
 - Sidewalk alignments meander to minimize tree impacts
- Construct the road section and asphalt paving



Private Service Replacement

When is private service line replacement required?

- City of Northfield Code Section 82-110 – Effect of street construction

(a) *Prior to street construction or reconstruction within the city, the engineering division, with the assistance of the water division, shall determine where new water services are required or where existing water services within the street right-of-way are in need of replacement, in accordance with this article. The engineering division shall notify any affected property owner that a water service must be replaced. Water services must be replaced within the street right-of-way, unless good cause is shown as determined by the water superintendent, in the following instances:*

(1) If the water service from the main to the premises is made of lead or galvanized iron pipe or copper less than three-fourths inch in diameter.

(2) If a single water service serves more than one property.

(3) If the service is damaged or deteriorated, regardless of the piping material or size.

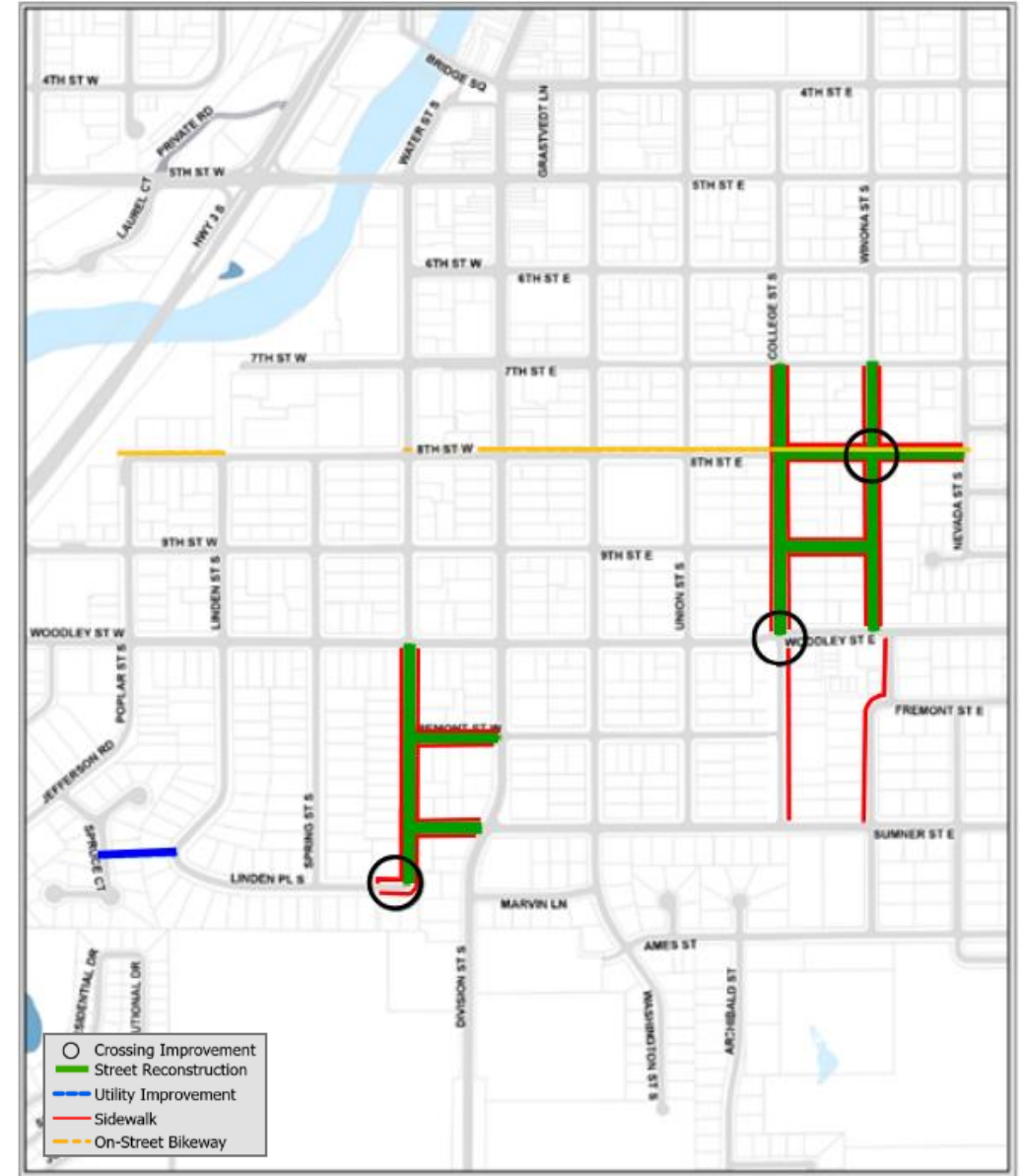
(4) If the replacement of a sanitary service or other utility necessitates removal of the water service.

(b) *Unless otherwise provided by city ordinance or policy, any expenses incurred in connection with replacement of an existing water service shall be paid by the property owner, and any expenses which are not paid shall constitute a lien against the property*

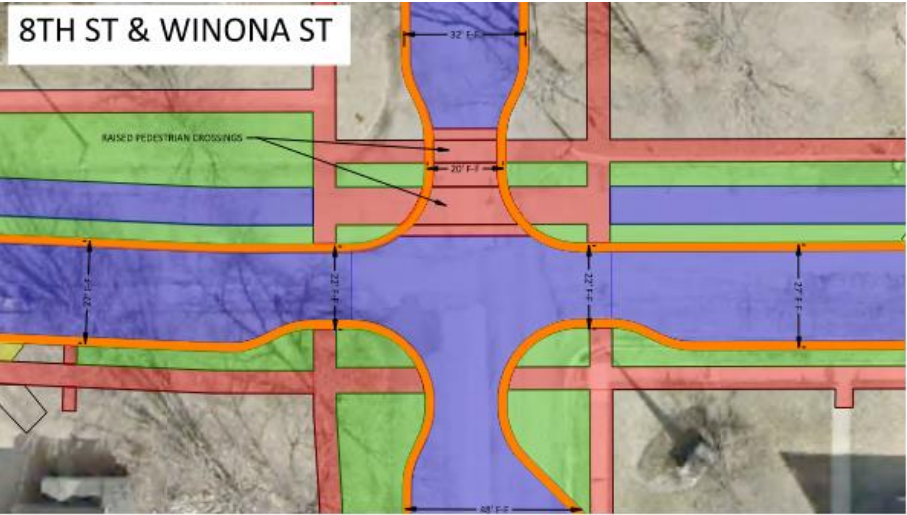
Proposed Improvements

Pedestrian Crossing Improvements

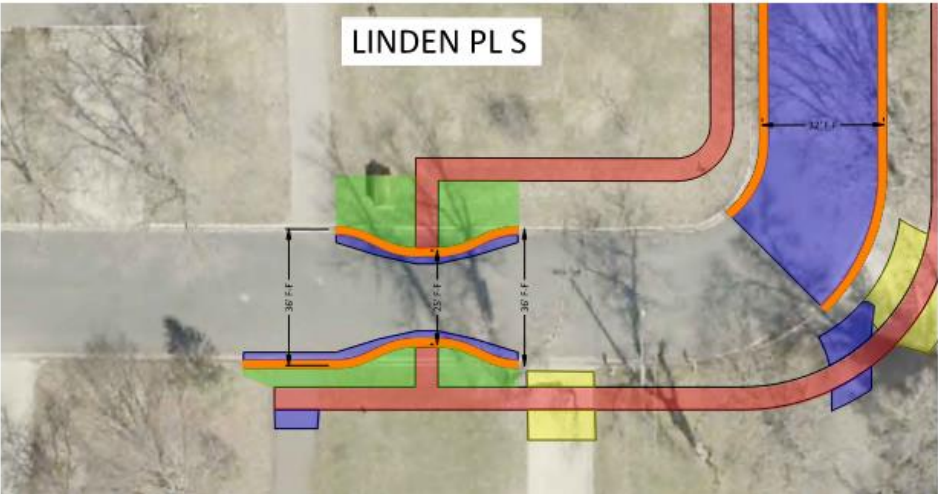
- 8th Street and Winona Street
- Woodley Street and College Street
- Linden Place and Water Street



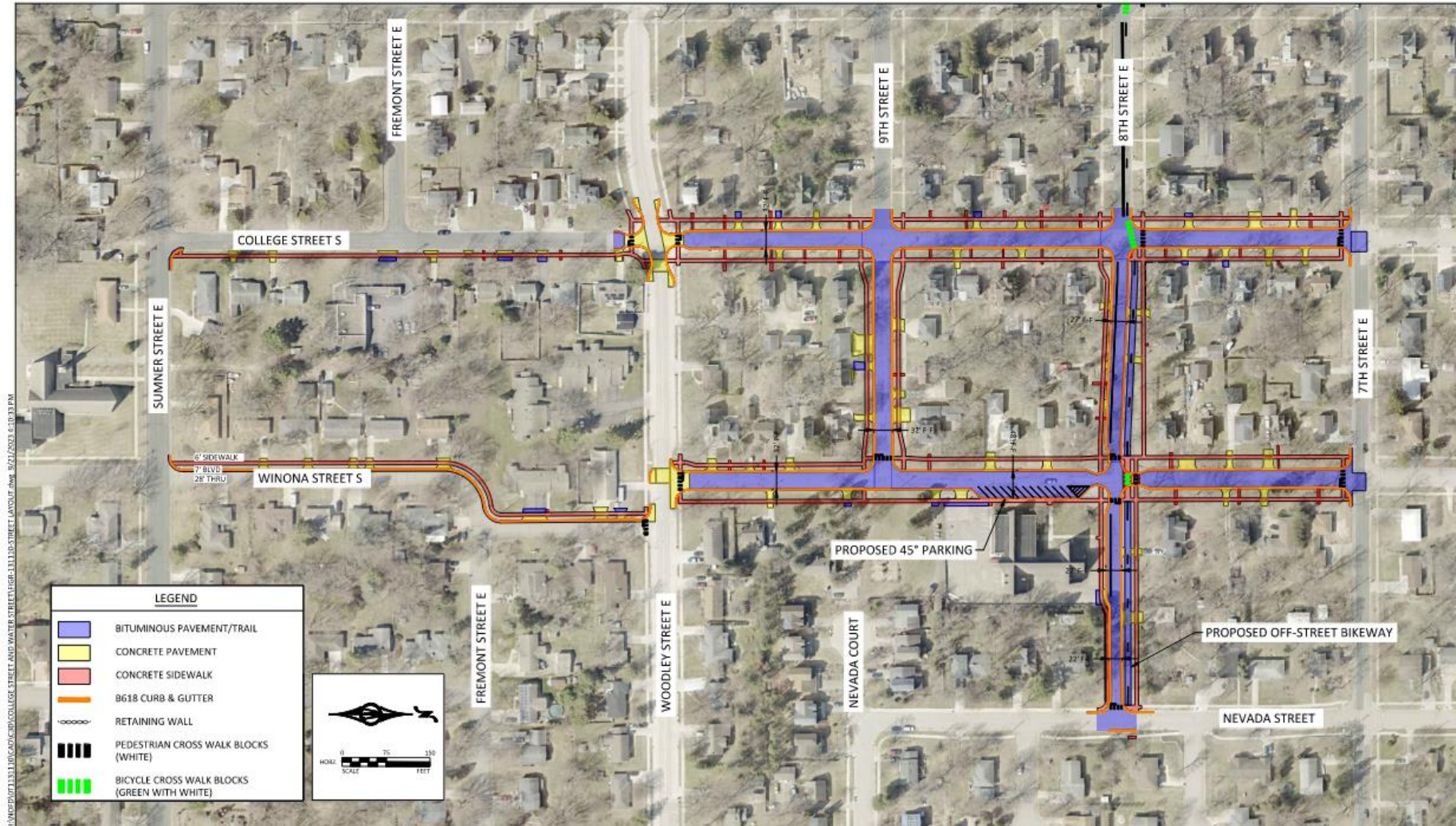
Proposed Improvements

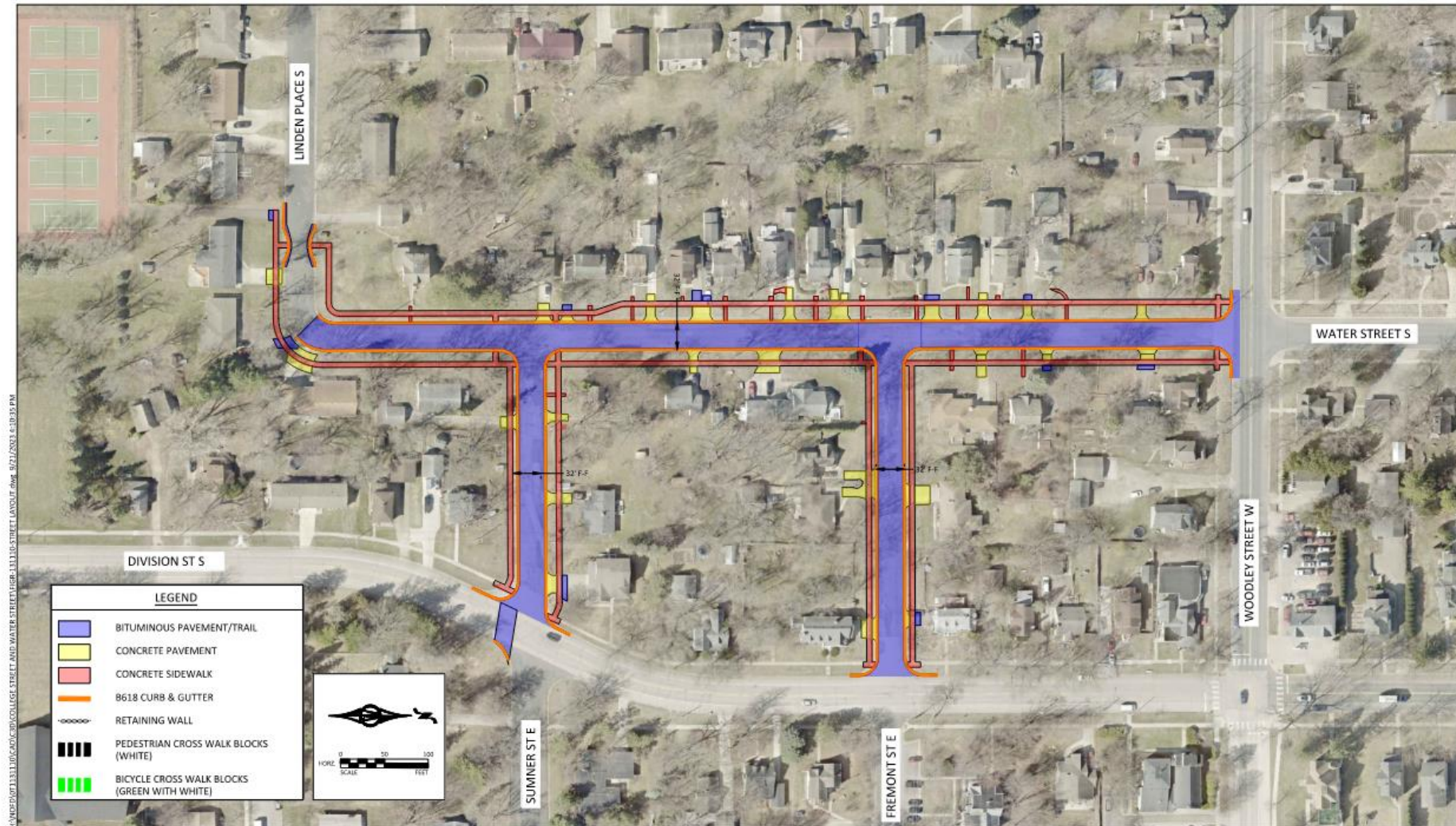


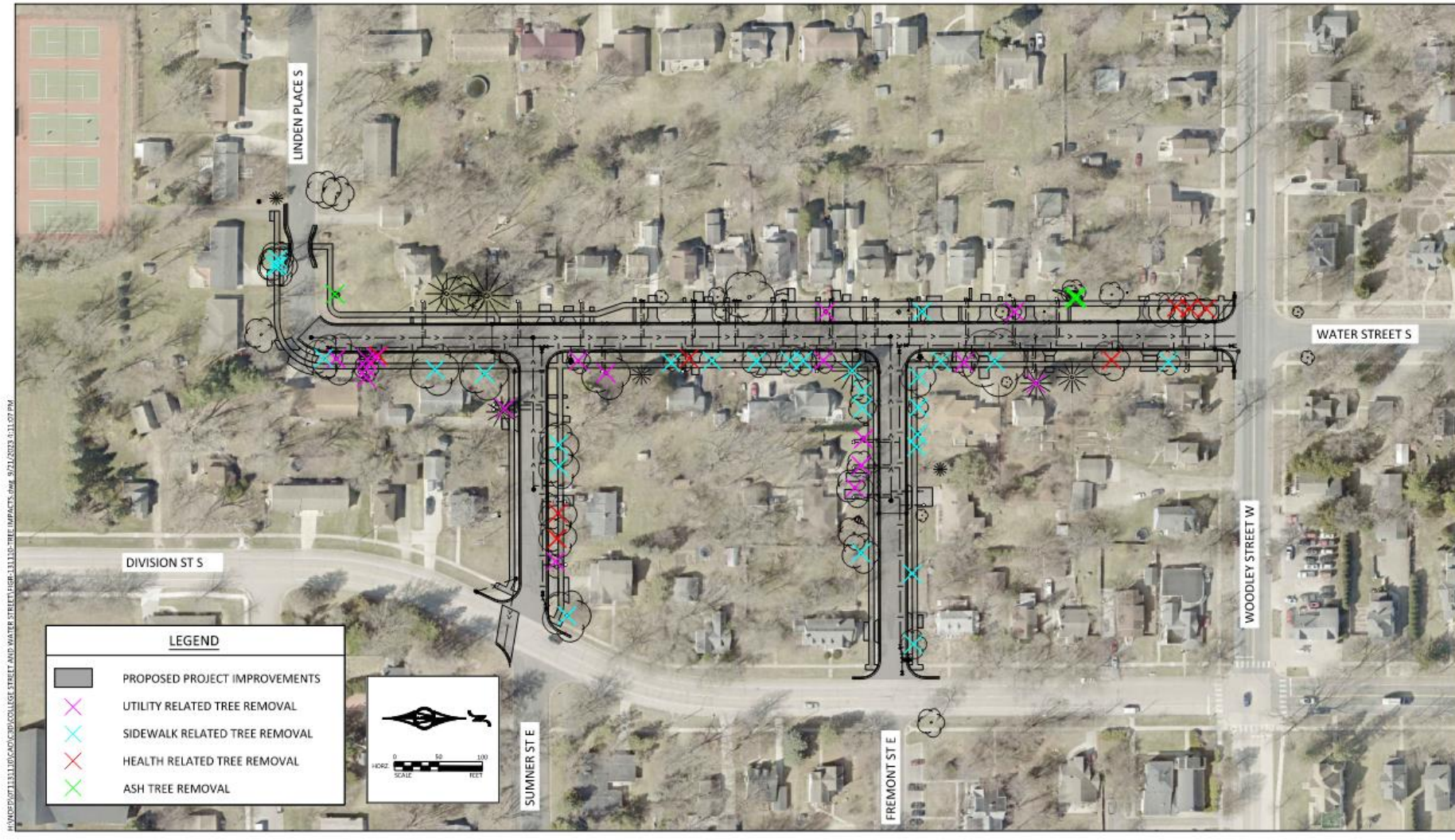
LEGEND	
	BITUMINOUS PAVEMENT/TRAIL
	CONCRETE PAVEMENT
	CONCRETE SIDEWALK
	TURF
	B618 CURB & GUTTER



- Bike lane pass throughs behind the proposed bump outs at the Woodley St. & College St. intersection will be evaluated during final design in coordination with Rice County



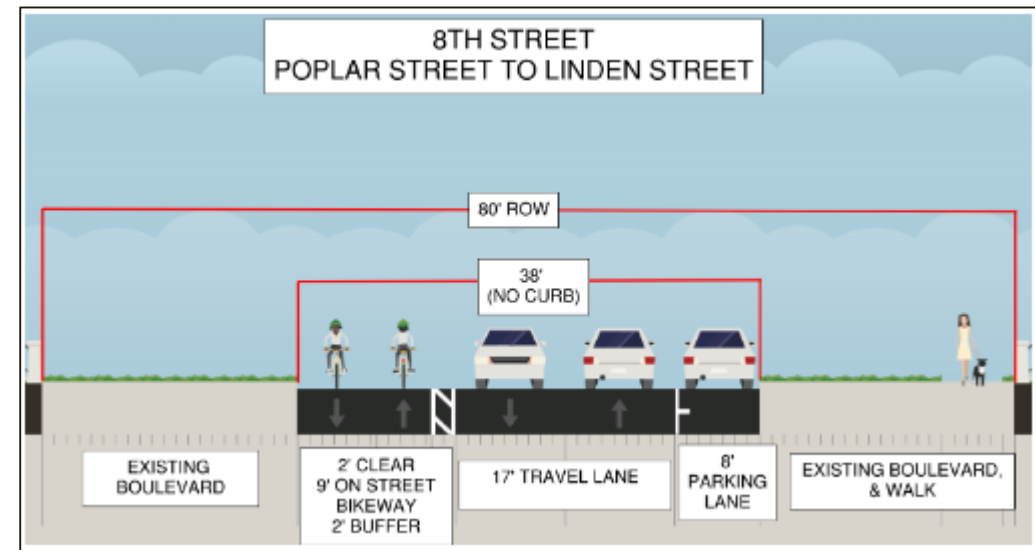
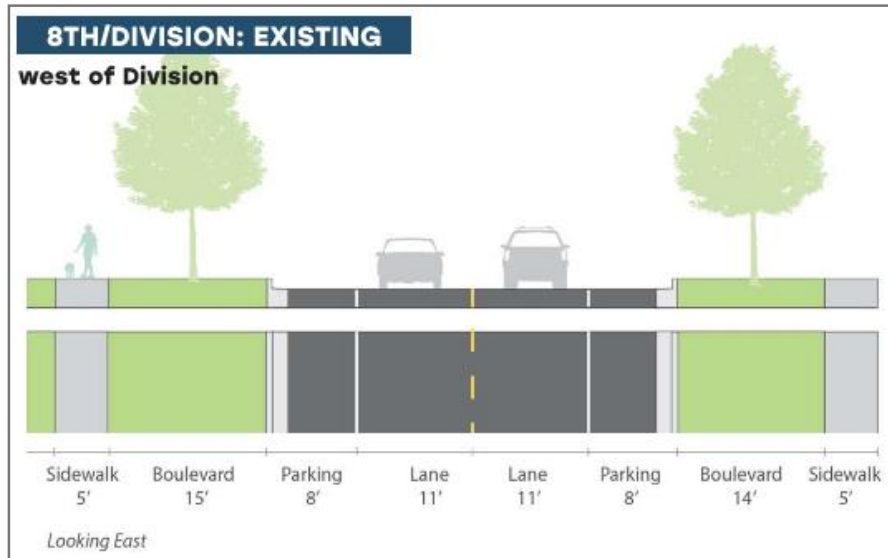




Proposed Improvements

8th Street Bikeway

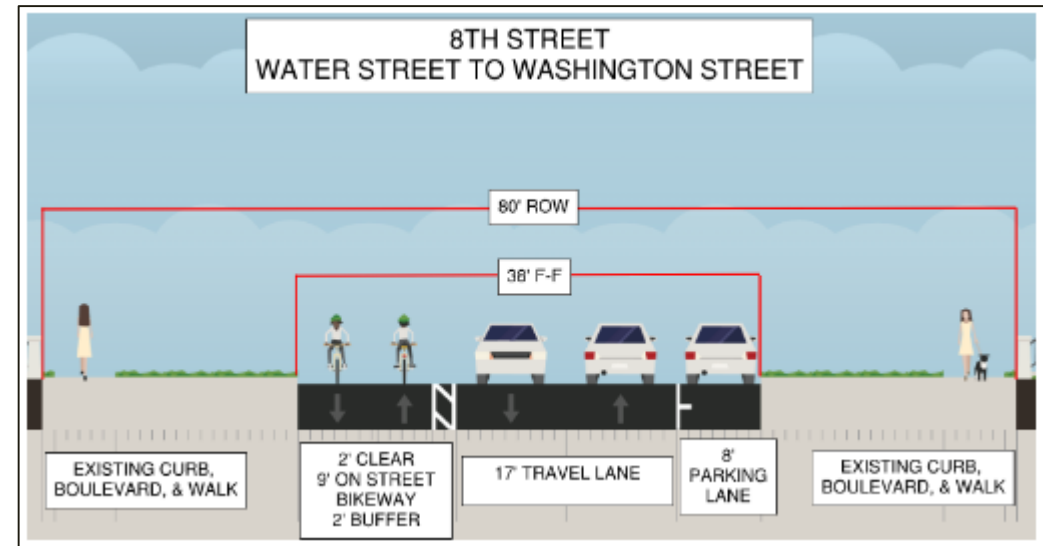
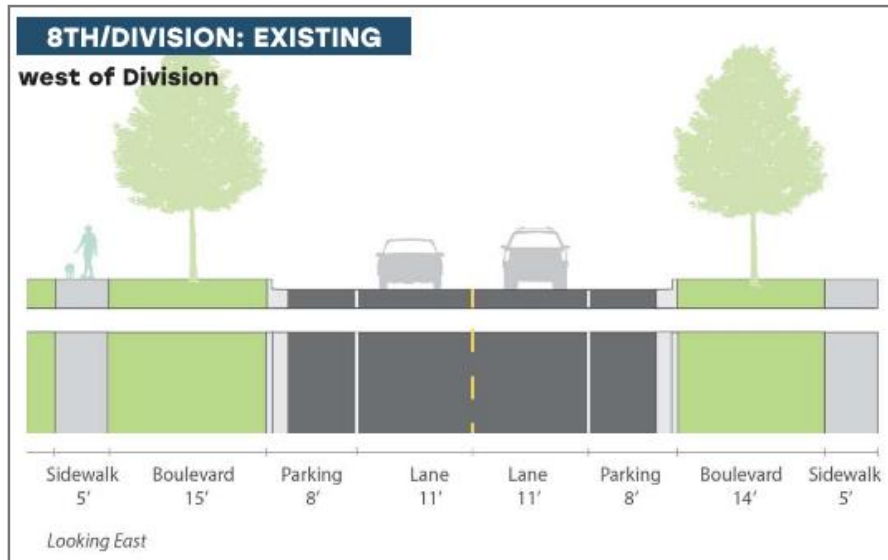
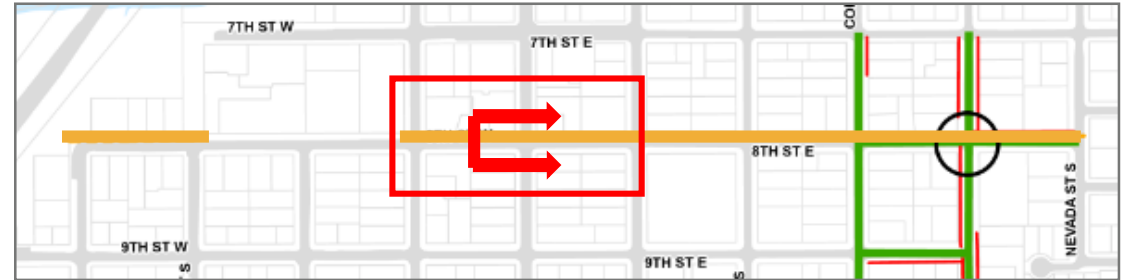
- Poplar Street to Linden Street
 - Will tie into and connect the existing bikeway on 8th Street from Linden Street to Water Street



Proposed Improvements

8th Street Bikeway

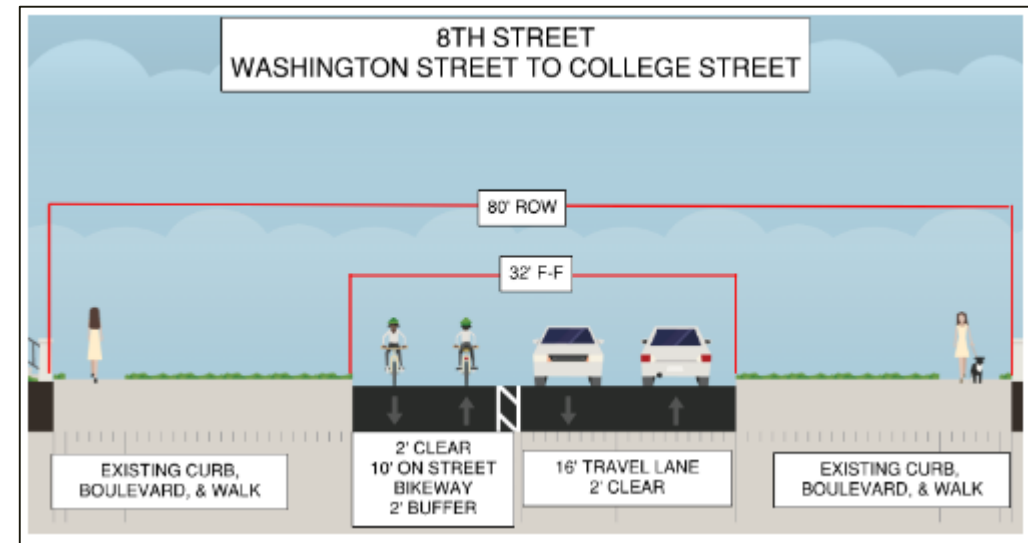
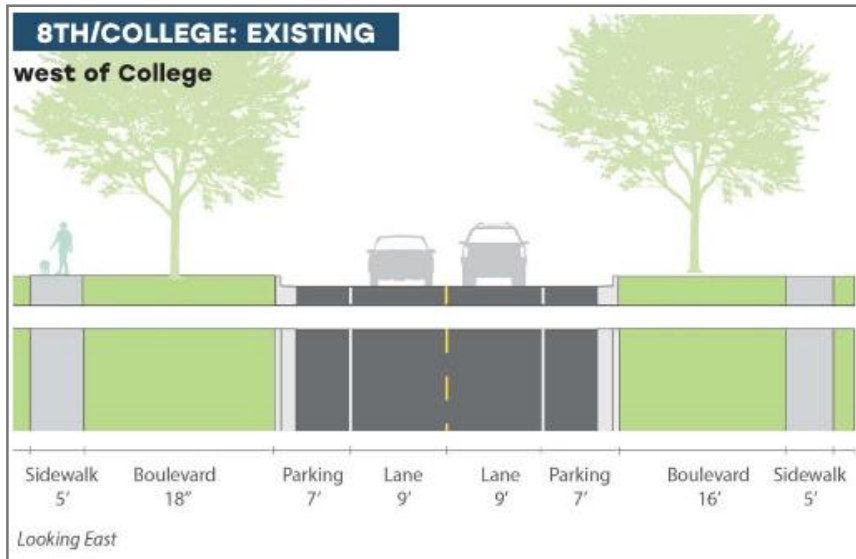
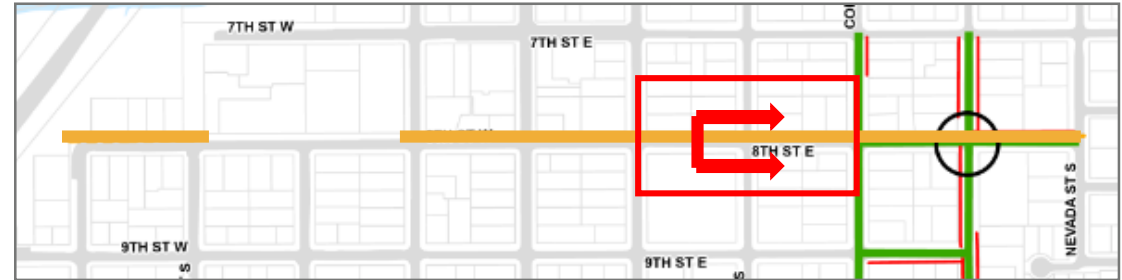
- Water Street to Washington Street
 - Will tie into and connect the existing bikeway on 8th Street from Linden Street to Water Street



Proposed Improvements

8th Street Bikeway

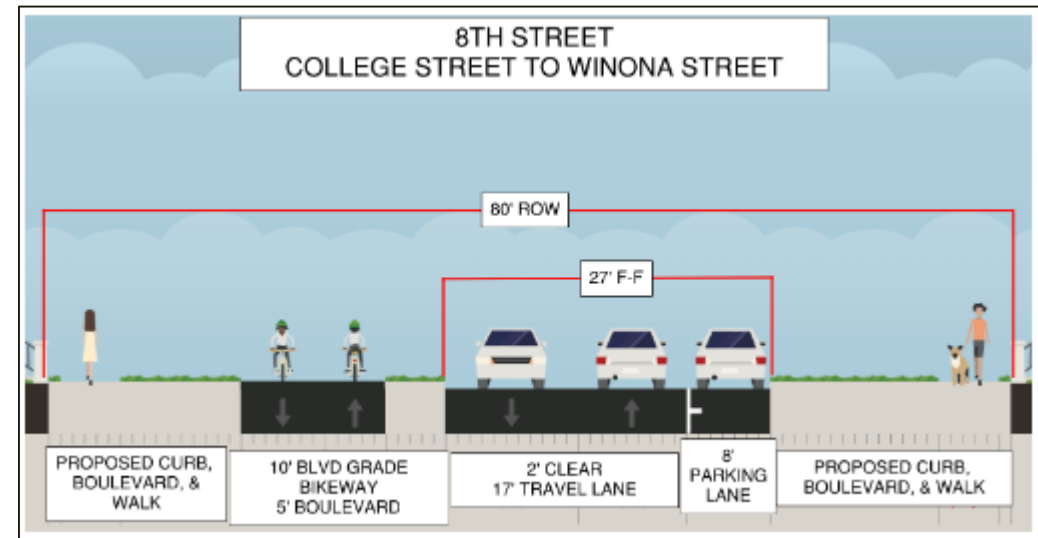
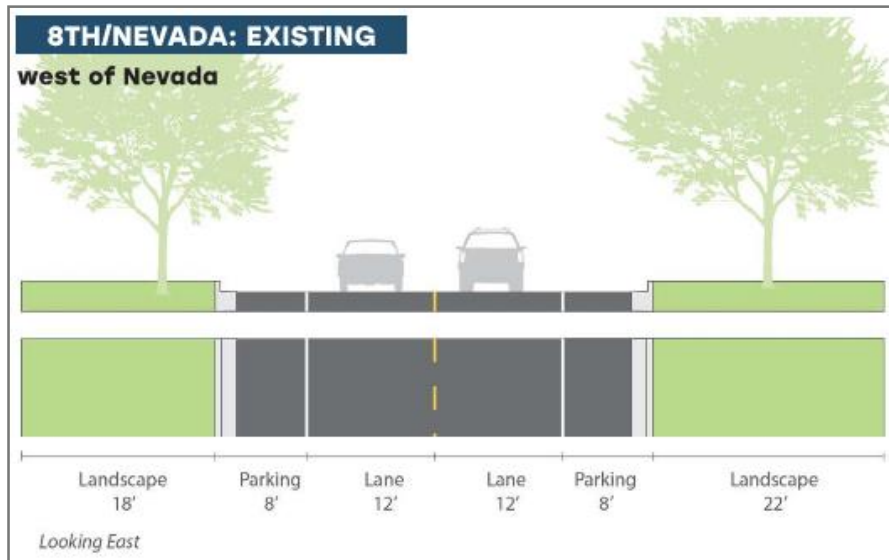
- Washington Street to College Street



Proposed Improvements

8th Street Bikeway

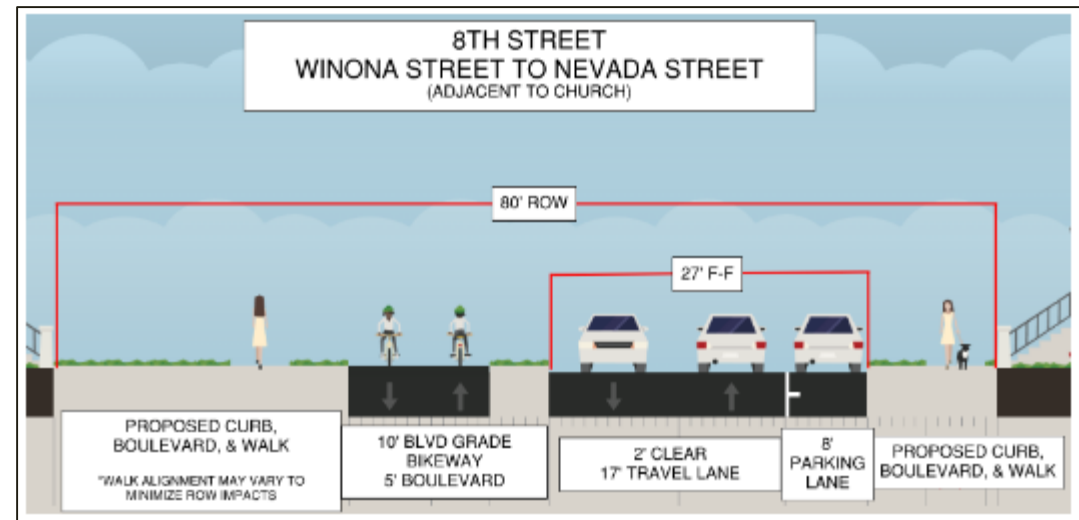
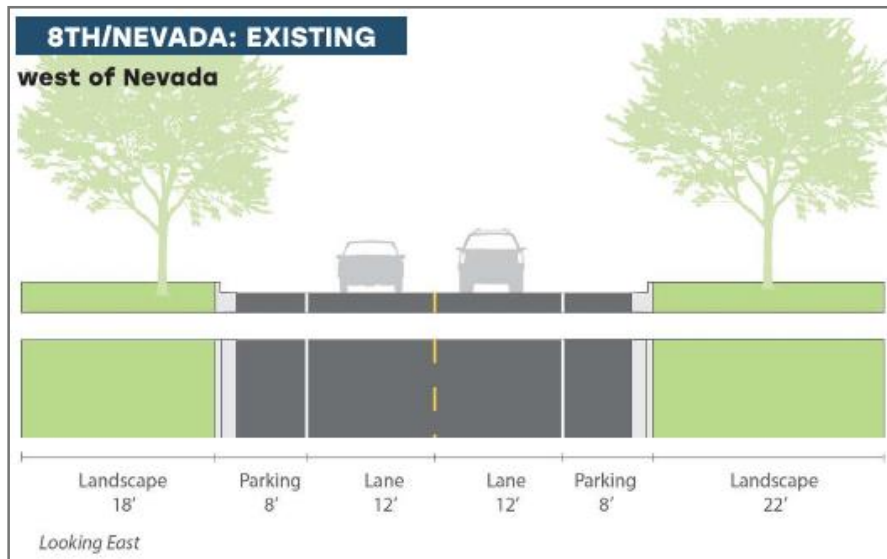
- College Street to Winona Street



Proposed Improvements

8th Street Bikeway

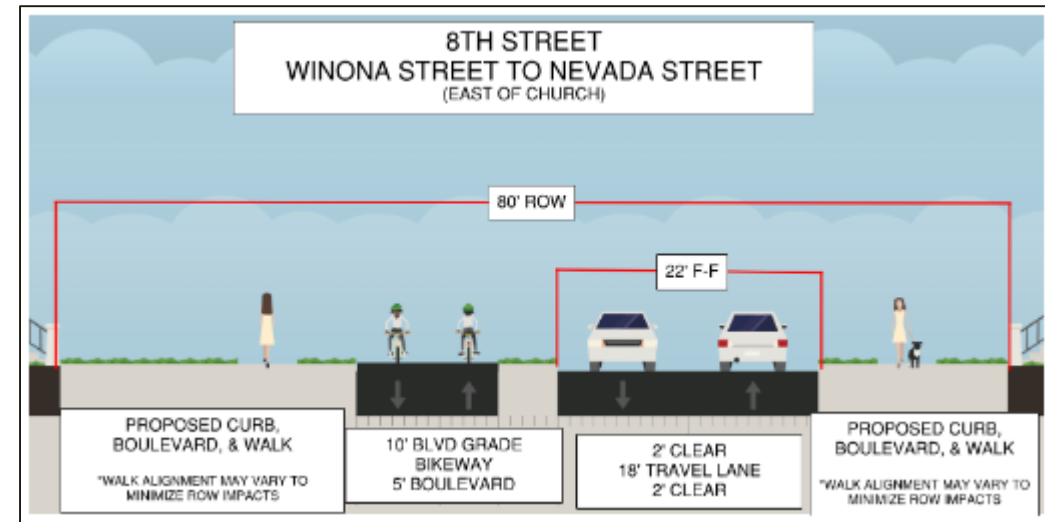
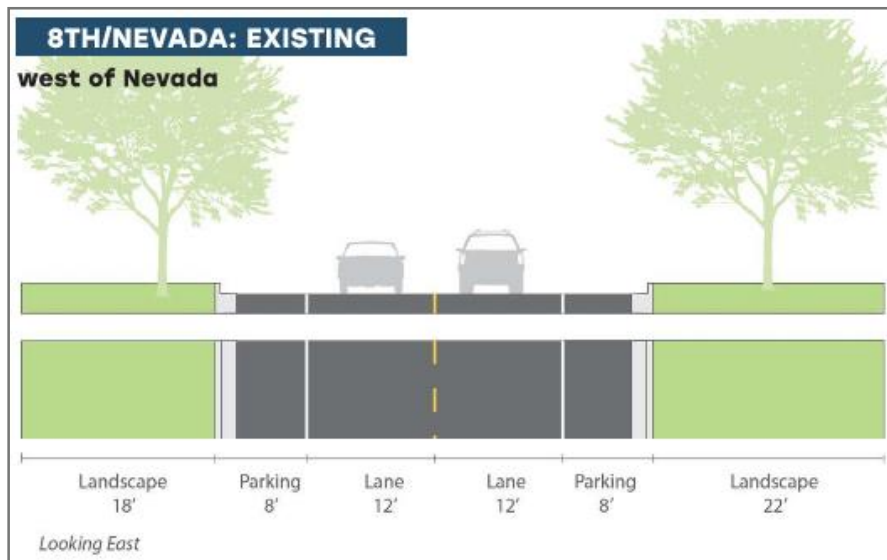
- Winona Street to Nevada
 - (West half - adjacent to the Church)
 - Sidewalk alignments for this segment of 8th Street are being analyzed to minimize ROW impacts



Proposed Improvements

8th Street Bikeway

- Winona Street to Nevada
 - (East half – east of the Church)
 - Sidewalk alignments for this segment of 8th Street are being analyzed to minimize ROW impacts



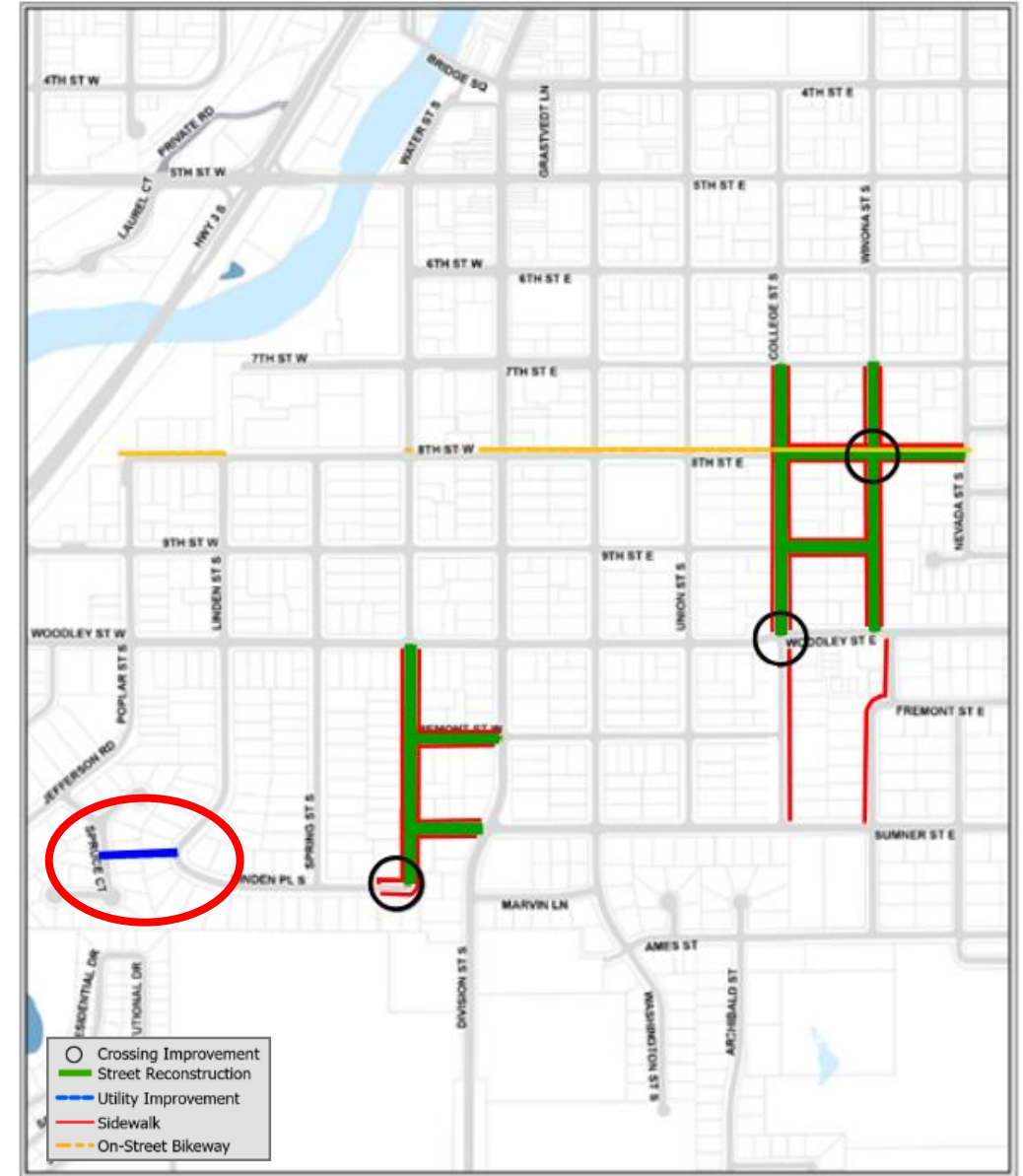
Proposed Improvements



Proposed Improvements

Spruce Court Utilities

- Watermain and sanitary sewer replacement between homes from Spruce Court to Linden Place due to existing watermain break



Public Feedback

- **Neighborhood Meeting #1**

- August 16th, 2023
- Shared Overall Project Scope
- Collected Feedback via in-person comments, comment cards, and mailed questionnaires
- Questions regarding the need for sidewalk on both sides of the street
- Mixed feedback regarding proposed on-street bikeways; many opposed
- Requests to minimize impacts to trees and private property
- Concerns regarding access to residences during construction

Public Feedback

- **Neighborhood Meeting #2**

- September 20th, 2023
- Shared more detailed project scope
- Larger scale layouts
- Collected feedback via in-person comments & comment cards
- Mixed feedback regarding proposed on-street and off-street bikeways
- Much discussion surrounding impacts and tree removals to individual properties



Estimated Project Costs & Funding

- **Estimated Project Costs Include:**

- 1% Art Allowance
- 10% Contingency on Estimated Construction Costs
- 10% Overhead for Legal, Engineering, Administrative, and Finance Costs

- **Project Funding Sources:**

- City Bonding
- City Franchise Fees
- Storm Sewer Utility Fund
- Sanitary Sewer Utility Fund
- Watermain Utility Fund

Estimated Project Costs & Funding

Estimated Project Costs	
Proposed Improvements	Total Project Costs
Streets	\$4,519,598.00
Sanitary Sewer	\$1,242,680.00
Watermain	\$1,501,903.00
Storm Sewer	\$1,317,214.00
Total Project Costs	\$8,581,395.00

Project Funding Sources	
Funding Source	Estimated Funding
City Bonding	\$4,119,598.00
City Franchise Fees	\$400,000.00
City Utility Fund – Storm Sewer	\$1,317,214.00
City Utility Fund – Sanitary Sewer	\$1,242,680.00
City Utility Fund - Watermain	\$1,501,903.00
Total Funding	\$8,581,395.00

Anticipated Project Schedule

May 16, 2023.....	City Council Order Preparation of Feasibility Report
August 16, 2023	Neighborhood Meeting #1
September 12, 2023	Council Work Session for Direction on Draft Feasibility Report
September 20, 2024.....	Neighborhood Meeting #2
October 3, 2023	Council Meeting to Accept Feasibility Report & Authorize Preparation of Plans & Specifications
January 24, 2024	Neighborhood Meeting #3
February 6, 2024	Council Meeting to Approve Plans and Specifications and Order Advertisement for Bids
March 7, 2024	Bid Opening
March 12, 2024	Accept Bids and Award Contract
May 2024 – October 2024	Construction

Project Influence

