

CREDIT RIVER TOWNSHIP ASSESSMENT HEARING

Century Lane & Harvest Hills Drive Overlay Project

Presented by: Shane Nelson, P.E., Town Engineer

May 3, 2018



Background

- Township owns and maintains 52 miles of paved roads and 12 miles gravel
- Township form of government
- There is not enough money levied to fully fund reconstruction and other major improvement projects
- Public Improvement Hearing October 2017

Project Area



Existing Conditions

- Pavement is about 13 years ago
- Overall in fair condition for its age
- Some patching in recent years
- Drainage Improvement in progress
- Rural Section
- Strategic overlay timing to extend pavement life, add strength, and delay more expensive repairs in the future

Existing Conditions



Existing Conditions



Existing Conditions



Existing Conditions



Existing Conditions



Existing Conditions

(Note cattails in ditch)



Existing Conditions

(Note cattails in ditch and pavement damage)



Proposed Improvements

- Construct Bituminous Overlay – 1.5” Thick
 - ▣ Adds Structural Strength
 - ▣ Improved Ride
 - ▣ Extends Service Life
 - ▣ Lower Life Cycle Costs
- Shouldering
- Match Driveways
- Raise Mailboxes

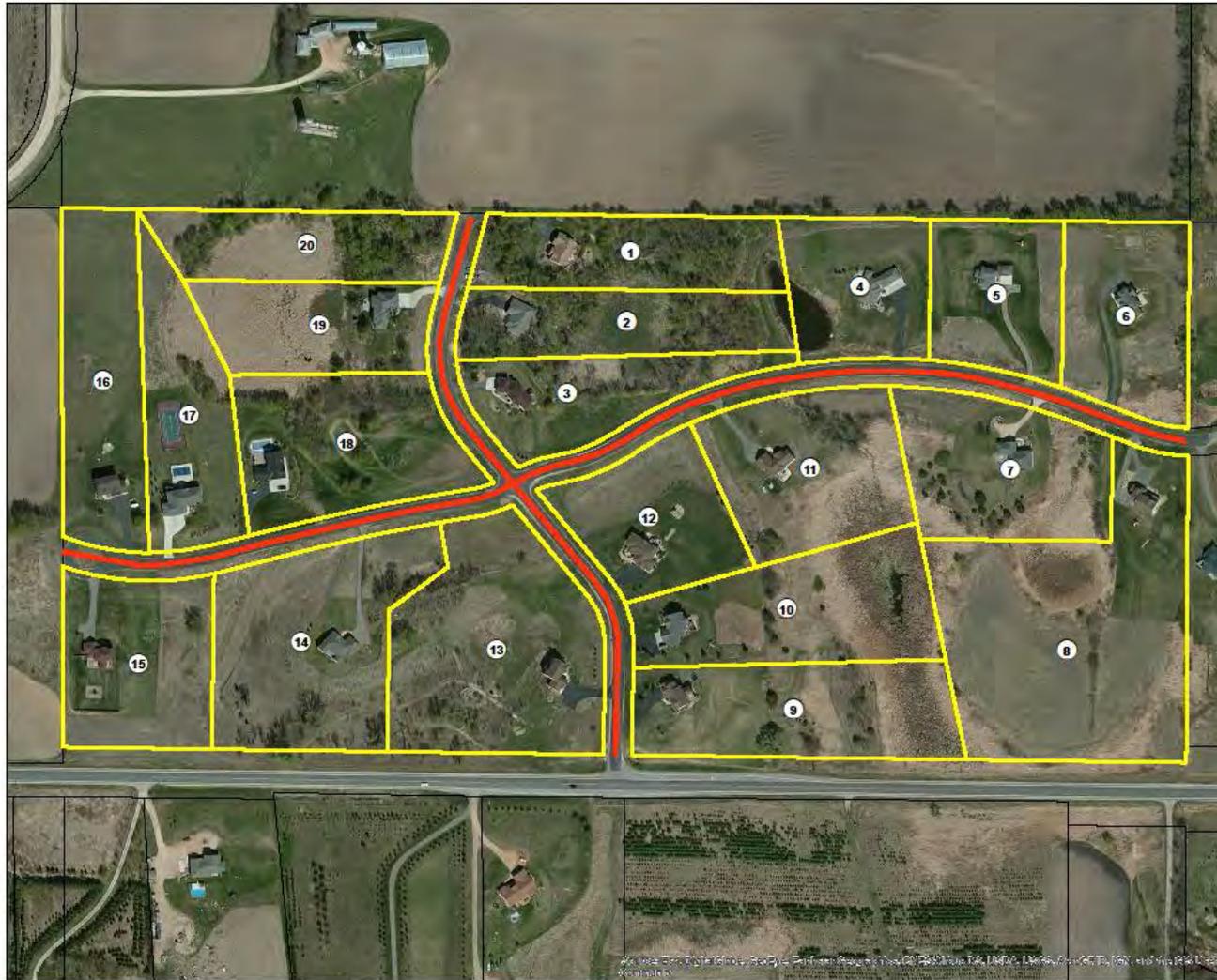
Cost Estimate



Total Estimated Project Cost
\$130,000

- Bids received April 3, 2018
- Bids lower than estimates
- Hardrives, Inc. is low bidder

Assessment Exhibit



CREDIT RIVER TOWNSHIP

Legend

-  Benefiting Parcel
-  Project Location
-  Direct Access Benefiting Parcels

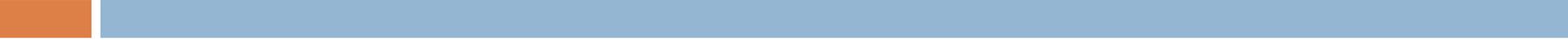
HARVEST HILLS 2018 OVERLAY PROJECT BENEFITING PROPERTIES EXHIBIT A



Assessments

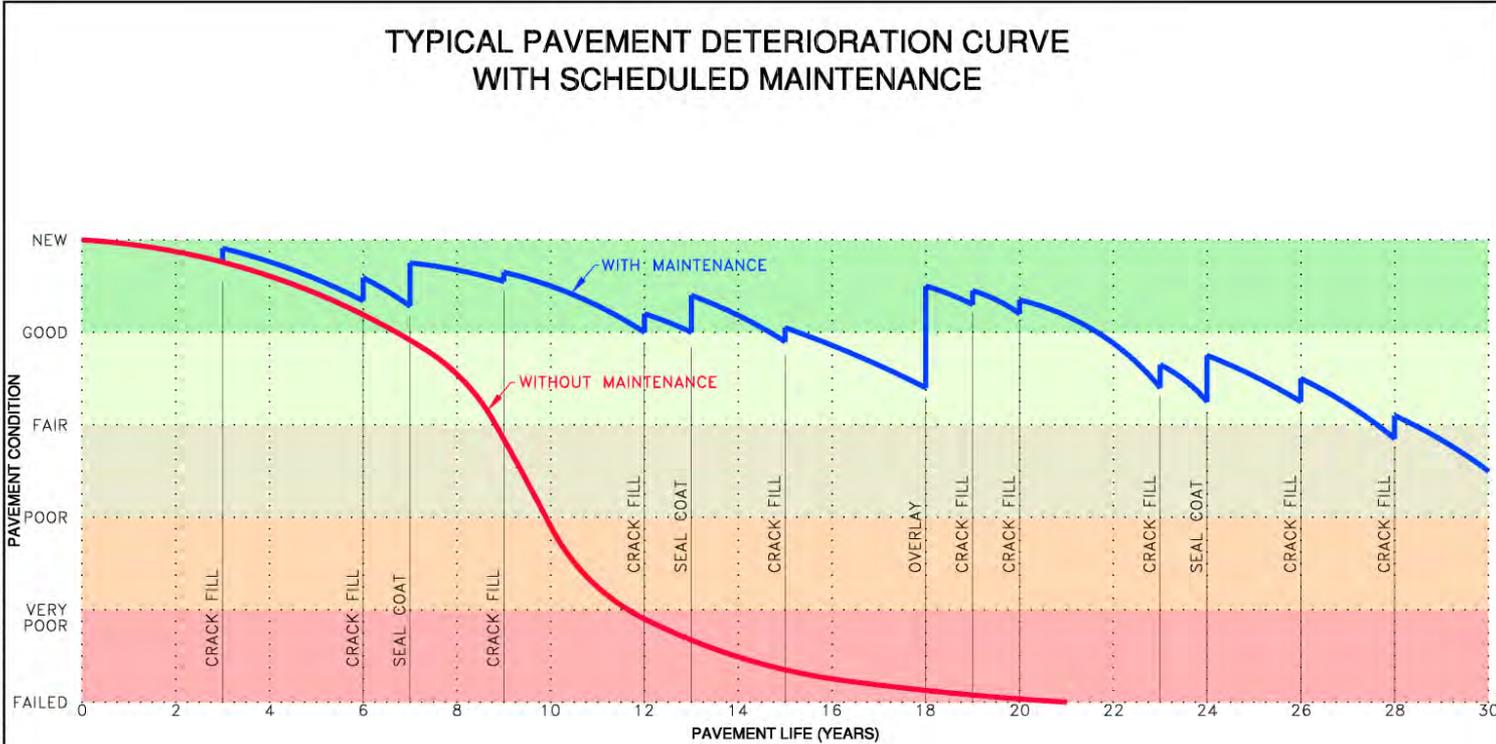
- Per Unit Assessment Method (50% Assessment)
- Estimated Assessment = \$3,250 per unit
- Will likely be reduced based on final project costs
- 20 Direct Access Properties
- Amortized over time, typically 10 years
- Favorable interest rates
- If amortized, first payment due in 2019

Schedule



May 3, 2018	Assessment Hearing
May 7, 2018	Town Board Awards Contract
May 2018	Execute Contracts
June 2018	Work May Begin
TBD	Active Construction for 2 weeks estimated
September 7, 2018	Substantial Completion must be achieved

Maintenance of Pavement



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Continued Maintenance

- Crack Filling every 2 – 3 years (100% Township)
- Seal Coating every 5 – 7 years (100% Township)
- Overlay at year 15-18
- Crack Filling every 2 – 3 years (100% Township)
- Seal Coating every 5 – 7 years (100% Township)
- Re-evaluate

Opportunity for Input



Please step up to the podium and state your name and address for the record. Please also sign in.