2018 Wagon Wheel Trail Area Street Reconstruction Project
Newsletter No. 1

What is it?

The Township is reconstructing streets within the Township that have deteriorated to the point where routine maintenance and repairs are no longer cost-effective.

The summer of 2018 prospective project will consist of pulverizing the existing blacktop street, supplementing additional aggregate base, re-establishing a crown, replacing curb and gutter, and repaving the roadway. Ditches, culverts, driveway ends, and road signs will also be improved. The actual design has not been completed yet. An additional meeting will be held to present the actual proposed design to the neighborhoods.

See the attached map for roadway improvements being considered.

Project Background

New Market Township hired the construction materials testing firm of Braun Intertec, Inc to rate the streets of New Market Township, and provide a recommended Capital Improvement Plan (CIP) for Township roads. This plan was submitted to the Township in August of 2015, with a presentation at the January 2016 Board meeting. Those results were verified by the Township Engineer and, together with the Road Supervisor, began implementing the CIP.

Your neighborhood was originally scheduled to be reconstructed in 2020. With Credit River Township indicating their intentions to reconstruct the Credit River Township side of the Wagon Wheel Trail area, New Market Township adjusted their plan to move the neighborhood up in the Capital Improvement Plan (CIP) to 2018 during the July 11, 2017 Board Meeting.

This allows for continuity between the Townships and allowing for greater economies of scale to reconstruct the neighborhood streets in both Townships at the same time.

Estimated Assessment Costs

If the Township Board approves the project for bidding, the actual cost of the Project will not be known until the spring of 2018 when construction bids are received. Residents will have the option to pay the entire assessment amount up front and avoid interest expense or have the cost spread out over 10 years as part of their property tax at an interest rate to be determined next spring.
Key Process Steps

The following are steps, as defined by the State that will be followed for an assessment project. Dates are not yet known, but residents will be notified prior to each step.

- **Informational Open House** – End of August – The Township Board, Engineer, and Attorney will be present to listen to the residents. No official actions taken, informational only.
- **Public Improvement Hearing** – September 5, 2017 - Residents will have an official opportunity to be heard publicly and officially, and together with previous input, The Board decide whether or not to Order the Improvements.
- **Neighborhood Meeting** – End of November - to present the designed project to the neighborhood.
- **Open Contractor Bids** – End of January / Early February.
- **Assessment Hearing** – March 6, 2018 - property owners have an opportunity to express concerns about the actual special assessment amount.
- **Award Construction Contract** - March 6, 2018 – Based on the Assessment Hearing outcome, the Board will decide whether or not the construction contract should be awarded to the lowest responsible bidder.
- **Adopt Assessments** – March 6, 2018 - after the assessment hearing - Once the assessment roll is adopted the assessments are set and become liens against the properties listed.
- **Construction** – Summer 2018

Questions?

Please see the www.newmarkettownship.com for information and updates. A page has been created dedicated to this project under the Road and Bridge section. You are also encouraged to sign up for email updates.

You can also contact:

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