

N E W

D I M E N S I O N S

P. O. Box 174  
Napoleon, Ohio 43545  
Phone & Fax:  
419/599-8339

Ron Sonnenberg  
Drafting, Design,  
Construction &  
Planning Assistance

1290 Independence Dr.

December 3, 2003

Attn: Mr. Paul Grewal  
Napoleon Truck Stop  
2495 Enterprise Drive  
Napoleon, Ohio 43545

Re: Review of low area adjacent to U.S. Rt. 6  
& 24, Best Western Site, Napoleon, Ohio

Dear Mr. Grewal,


I have reviewed the available information regarding the area north of the proposed hotel indoor pool area adjacent to the bypass. I have spoken with both the Henry County Planning Department and the Henry County Engineering Department regarding the status of this area with respect to a possible wetlands designation.

The Henry County Planner reviewed available information, including the County Comprehensive plan which includes a map of wetland areas. This information did not indicate a wetland designated anywhere near to the area in question. Likewise the Henry County Engineers Office was contacted and the National Wetland Inventory of Wetlands Map was consulted. This map (copy of a relevant portion attached) indicates the area in question to be part of an Upland (Non-wetlands) area.

Therefore, based on current knowledge, I would not consider the area in question to be a wetlands area. While the area is of a somewhat lower elevation subject to standing water for periods of time it is not a continually swampy or damp area. I would see no problem with disturbing and regrading this area provided the existing grades within 1' to 2' of the Limited Access R/W are met and not disturbed so that no portion of the R/W is affected. Additionally, it would be a good idea to place a straw bale check along the south side of the R/W fence, on the existing grade, in this area as a means of preventing sediment erosion while the regrading and seeding to the south is accomplished.

If you have any questions please call, I would be happy to meet and discuss this matter further.

Sincerely,

  
Ronald D. Sonnenberg

RDS/rds  
Attachment  
✓ p.c.: Napoleon City Engineering & Zoning.

6" TAP - HYDRANT INSTALLATION COST FOR BEST WESTERN MOTEL

<u>ITEM</u>	<u>COST</u>
12" x 6" tap sleeve	\$450.00
6" tap valve	\$400.00
1 - valve box	\$150.00
1 - 6' bury Mueller Fire Hydrant	\$1,100.00
1 - 6" x 24" anchor coupling	\$75.00
3 tons of #57 stone @ \$8.60/ton	\$25.80
	<u>\$2,200.80</u>
25% upcharge	\$550.20
Sub-total #1	\$2,751.00
<u>LABOR</u>	
backhoe w/operator - 8hr @ \$70/hr	\$560.00
service truck w/driver - 8hr @ \$40/hr	\$320.00
1 man general labor - 8hr @ \$25/hr	\$200.00
6" hot tap	\$400.00
Sub-total #2	\$1,480.00
Sub-total #1	\$2,751.00
Sub-total #2	\$1,480.00
TOTAL	\$4,231.00
<b>GRAND TOTAL</b>	<b>\$4,231.00</b>

BRENT -

SEE ME ON THIS

JOE K.

Sewer tap Based on 75,550 s.f. lot area  $\div$  7200  $\times$  \$87.00<sup>\$1</sup>  
Sewer insp - \$100.00

**2" TAP TRUCK STOP**

<u>ITEM</u>	<u>COST</u>
12" x 2" s.s. tap saddle	\$175.00
2" comp. corp	\$75.00
2" ball curb stop	\$102.00
2 – 2" s.s. sleeves @ \$4/ea	\$8.00
1 – 4 1/2" bury curb box w/ s.s. rod	\$32.00
1 – enlarged base	\$11.00
7' of 2" C.T.S. tubing @ \$0.85/ft	\$5.95
2 tons #57 stone @ \$8.60/ton	\$17.20
2" compound meter – radio read	\$1,413.00
2" strainer	\$142.25
2 – wall mount MIU @ \$80/ea	\$160.00
2" coppersetter	\$400.00
	<u>\$2,541.40</u>
25% upcharge	\$635.35
Sub-total #1	<u>\$3,176.75</u>

LABOR

backhoe w/operator – 4hr @ \$70/hr	\$280.00
service truck w/driver – 4hr @ \$40/hr	\$160.00
1 man general labor – 4hr @ \$25/hr	\$100.00
meter installation 2 men – 1 hr @ \$25/hr/ea	<u>\$50.00</u>
Sub-total #2	\$590.00

Sub-total #1	\$3,176.75
Sub-total #2	<u>\$590.00</u>
TOTAL	\$3,766.75
<b>GRAND TOTAL</b>	<b><u>\$3,766.75</u></b>

**8" TAP - WATERLINE EXTENSION & METER INSTALLATION COSTS**  
**FOR BEST WESTERN MOTEL**

<u>ITEM</u>	<u>COST</u>
12" x 8" tap sleeve	\$500.00
8" tap valve	\$600.00
1 - valve box	\$150.00
4" compound meter – radio read	\$2,270.00
4" strainer	\$435.00
2 – wall mount MIU @ \$80/ea	<u>\$160.00</u>
	\$4,115.00
25% upcharge	<u>\$1,028.75</u>
Sub-total #1	\$5,143.75
<u>LABOR</u>	
backhoe w/operator – 6hr @ \$70/hr	\$420.00
service truck w/driver – 6hr @ \$40/hr	\$240.00
1 man general labor – 6hr @ \$25/hr	\$150.00
6" hot tap	\$400.00
meter installation 3 men – 1 hr @ \$25/hr/ea	<u>\$75.00</u>
Sub-total #2	\$1,285.00
Sub-total #1	\$5,143.75
Sub-total #2	<u>\$1,285.00</u>
TOTAL	\$6,428.72
<b>GRAND TOTAL</b>	<b><u>\$6,428.72</u></b>

\* City to leave hole opened - Contractor to close

P E R M I T

CITY OF NAPOLEON  
255 W. RIVERVIEW AVE  
NAPOLEON, OHIO 43545

DIVISION OF BUILDING & ZONING  
PH (419) 592-4010  
FAX (419) 599-8393

PERMIT NO: 1820                      DATE ISSUED: 08-19-03                      ISSUED BY: BND

JOB LOCATION: 1290 INDEPENDENCE DR                      EST. COST:

LOT #:    SUBDIVISION NAME:

OWNER: A & J LLC  
ADDRESS: 2495 ENTERPRISE AVE  
CSZ: NAPOLEON, OH 43545  
PHONE:

AGENT: ARCHITECTURAL GROUP  
ADDRESS: 201 S NAPPANEE ST  
CSZ: ELKHART, IN 46514  
PHONE: 574-293-0008

USE TYPE - RESIDENTIAL:    OTHER:

ZONING INFORMATION

DIST:                      LOT DIM:                      AREA:                      FYRD:                      SYRD:                      RYRD:  
MAX HT:                      # PKG SPACES:                      # LOADING SP:                      MAX LOT COV:

BOARD OF ZONING APPEALS:

WORK TYPE - NEW:                      REPLMNT:                      ADD'N:                      ALTER:                      REMODEL:

WORK INFORMATION

SIZE - LGTH:                      WIDTH:                      STORIES:                      LIVING AREA SF:  
GARAGE AREA SF:                      HEIGHT:                      BLDG VOL DEMO PERMIT:

WORK DESCRIPTION  
MOTEL UTILITIES  
WA, SE, SI, UI

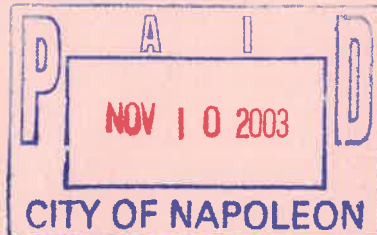
FEE DESCRIPTION    PAID DATE    FEE AMOUNT DUE

SITE UTILITIES INSPE		555.00
WATER TAP PERMIT		14427.00
SEWER PERMIT		913.00
SIGN PERMIT		100.00

TOTAL FEES DUE                      15995.00

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DATE

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APPLICANT SIGNATURE



CITY OF NAPOLEON INSPECTION FORM

PERMIT #: 1820

DATE ISSUED: 08-19-2003

JOB LOCATION: 1290 INDEPENDENCE DR

OWNER: A & J LLC

OWNER PHONE:

CONTRACTOR: ARCHITECTURAL GROUP

CONTRACTOR PHONE:

WORK DESCRIPTION: UTILITIES INSPECTION

PLUMBING: UNDGR \_\_\_\_\_ RGHIN \_\_\_\_\_ FINAL \_\_\_\_\_

SEWER INSP \_\_\_\_\_

MECHANICAL: UNDGR \_\_\_\_\_ RGHIN \_\_\_\_\_ FINAL \_\_\_\_\_

FURNACE REPLC \_\_\_\_\_ AIR COND \_\_\_\_\_

ELECTRICAL: UNDGR \_\_\_\_\_ RGHIN \_\_\_\_\_ FINAL \_\_\_\_\_

SERV UPGR \_\_\_\_\_

BUILDING: SITE \_\_\_\_\_ FTG \_\_\_\_\_ FNDDT \_\_\_\_\_

STRUC \_\_\_\_\_ ROOF \_\_\_\_\_ EXT \_\_\_\_\_

VENT \_\_\_\_\_ ACCES \_\_\_\_\_ EGRS \_\_\_\_\_

SMKDT \_\_\_\_\_ FINAL \_\_\_\_\_

ISSUE TEMP OCCUP \_\_\_\_\_ ISSUE OCCUP \_\_\_\_\_

STRG SHED: SITE \_\_\_\_\_ FINAL \_\_\_\_\_

SIGN: FTG \_\_\_\_\_ FINAL \_\_\_\_\_

FENCE: SITE \_\_\_\_\_ FINAL \_\_\_\_\_

MISC INSP: \_\_\_\_\_

NOTES: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

INSPECTOR INITIALS: \_\_\_\_\_

CITY OF NAPOLEON INSPECTION FORM

PERMIT #: 1820

DATE ISSUED: 08-19-2003

JOB LOCATION: 1290 INDEPENDENCE DR

OWNER: A & J LLC

OWNER PHONE:

CONTRACTOR: ARCHITECTURAL GROUP

CONTRACTOR PHONE: 574-293-0008

WORK DESCRIPTION: MOTEL UTILITIES

PLUMBING:    UNDGR \_\_\_\_\_    RGHIN \_\_\_\_\_    FINAL \_\_\_\_\_

          SEWER INSP \_\_\_\_\_

MECHANICAL:   UNDGR \_\_\_\_\_    RGHIN \_\_\_\_\_    FINAL \_\_\_\_\_

          FURNACE REPLC \_\_\_\_\_    AIR COND \_\_\_\_\_

ELECTRICAL:   UNDGR \_\_\_\_\_    RGHIN \_\_\_\_\_    FINAL \_\_\_\_\_

          SERV UPGR \_\_\_\_\_

BUILDING:    SITE \_\_\_\_\_    FTG \_\_\_\_\_    FNDT \_\_\_\_\_

          STRUC \_\_\_\_\_    ROOF \_\_\_\_\_    EXT \_\_\_\_\_

          VENT \_\_\_\_\_    ACCES \_\_\_\_\_    EGRS \_\_\_\_\_

          SMKDT \_\_\_\_\_    FINAL \_\_\_\_\_

          ISSUE TEMP OCCUP \_\_\_\_\_    ISSUE OCCUP \_\_\_\_\_

STRG SHED:   SITE \_\_\_\_\_    FINAL \_\_\_\_\_

SIGN:        FTG \_\_\_\_\_    FINAL \_\_\_\_\_

FENCE:       SITE \_\_\_\_\_    FINAL \_\_\_\_\_

MISC INSP: \_\_\_\_\_

NOTES: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

INSPECTOR INITIALS: \_\_\_\_\_

City of Napoleon Contractor License

This document certifies that the holder has met the minimum requirements of the City Building Department. Furthermore the holder may perform the type of work within the limits of this license.

Date 11-18-03

License #: 287

License Type: GEN

Company Name: RJ YOUNG GENERAL CONTRA

Address: P.O. BOX 220

CSZ: SALIX, PA 15952

Company Phone: 814-487-7625

Type of work that may be performed within the limits of this license:

- Commercial  Residential \_\_\_\_\_ Industrial \_\_\_\_\_
- General Contracting  Home Builder \_\_\_\_\_ Remodeling \_\_\_\_\_ Roofing \_\_\_\_\_
- Siding \_\_\_\_\_ Windows \_\_\_\_\_ Gutters \_\_\_\_\_ Electrical \_\_\_\_\_ Plumbing \_\_\_\_\_
- Heating \_\_\_\_\_ Venting \_\_\_\_\_ Air Conditioner \_\_\_\_\_ Refrigeration \_\_\_\_\_
- Sewer Repair/ Cleaning \_\_\_\_\_ Sign Building \_\_\_\_\_ Landscaping \_\_\_\_\_
- Fencing \_\_\_\_\_ Painting \_\_\_\_\_ Cabinet Builder \_\_\_\_\_
- Accessory Structure (Wood Frame, Steel Frame) \_\_\_\_\_ Swimming Pools \_\_\_\_\_
- Foundation Wall Repairs / Waterproofing \_\_\_\_\_ Masonry/ Concreting Work \_\_\_\_\_
- Lawn Sprinklers \_\_\_\_\_ Fire Sprinklers \_\_\_\_\_ Other \_\_\_\_\_

Remarks \_\_\_\_\_

Building permits are required for most of the work types listed herein. If you have questions regarding Building Codes, Permits, Zoning Codes or any other related subject, please call.  
Phone (419) 592-4010 Fax (419) 599-8393

This license is valid for one calendar year and expires on 12-31-2003

Authorized by: *RJ Young*  
Building Commissioner: *Brent Damman*

