

City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE, P.O. BOX 151
NAPOLEON, OHIO 43545-0151
(419) 592-4010



November 28, 1994

Mayor
Robert G. Heft

Poggemeyer Design Group, Inc.
417 Wayne Avenue
P.O. Box 7040
Defiance, Ohio 43512
Attn: Mr. Ken Maag, P.E.

Re: Sterling Milk Company
Preliminary Site Review

Members of Council
John E. Church, President
Michael J. DeWit
James Hershberger
Sarah Peper
Terri A. Williams
Travis B. Sheaffer
Charles E. Burgoon

Dear Mr. Maag:

This correspondence will serve as our preliminary site review for the above referenced project.

City Manager
Terry Dunn

As the writer had discussed with your Rick Weaver, we thought it would be best if your office would submit a basic layout initially so that any changes and/or modifications would not impede design.

Finance Director
Rupert W. Schweinhagen

For ease of review, we have broken our comments down into specific topics.

General Site

Law Director
David M. Grahn

1.) The plan has been reviewed by our Planning and Zoning Administrator and the plan as illustrated and dated November 18, 1994 meets all zoning, parking and handicap access requirements.

2.) The driveway access locations to the site is approved and any future modification will not be acceptable unless approved by Engineering.

3.) As we had previously indicated, the street frontage along both Scott Street and West Clinton Street fall within the limits of the Downtown Sidewalk Project. This project was carefully designed and City Council adopted the layout and design standards through legislation (Ordinance 48-90 enclosed). We had previously provided your office with copies of these plan sheets and in order to cover all bases, we are including plan sheets 20 and 35 of the adopted improvement layout as well as a detail sheet showing proper construction detail. Therefore, modification will have to be made to your plan to eliminate the grass strip shown between the curb and walk.

City Engineer
Marc S. Gerken

- 4.) Your plan also illustrates some mounding and the installation of three (3) flag poles within the Clinton Street right-of-way. Although we have no opposition to the mounding or flag poles, we would need to seek Council's approval to modify the Downtown Sidewalk Plan as well as ask for permission to enter into a License Agreement with the owner.
- 5.) We will not allow any six (6) inch diameter steel posts within the right-of-way.
- 6.) In your detailed plans please indicate your intentions regarding the end treatments of your twelve (12) inch wide retaining wall.
- 7.) The short section of sidewalk east of your Clinton Street drive approach should be aligned and/or tapered so as to provide an acceptable transition to the existing walk.
- 8.) Please define what will happen within the three (3) foot section of property that will lie parallel to the alley. Our concern also is that adequate measures are taken to prevent parked cars from extending over the alley pavement.

Sanitary Sewer Service

- 1.) The sanitary sewer is located along West Clinton Street and the City of Napoleon will allow the utilization of any existing sewer taps but the service line will have to be replaced and/or new from the curb line to the building. You should contact Jeff Marihugh, Operations Superintendent, for location of existing sewer taps at 592-1891.

Water Service

- 1.) It is our understanding that you had utilities located and the City of Napoleon would like you to utilize the existing one (1) inch copper service if the line is of adequate size. We will require new service from the shutoff (at R/W) to the building. Again, any questions should be addressed to Jeff Marihugh.

Electric Service

- 1.) All work related to electric service shall be coordinated with Rick Barnes, Electric Superintendent, at 599-9116.
- 2.) Please note that our plan sheets 20 and 35 show the proposed location of our downtown light fixtures which the City of Napoleon will provide. Once we are assured that this project will proceed, we will initiate the manufacturing of these since they are special fixtures.

Storm Drainage

- 1.) The City of Napoleon will require that all water within the owner's property to be collected by a storm sewer collection system and then tied into the existing storm drainage.
- 2.) The on-site collection system illustrated appears adequate and the connection point (catch basin) will have to be replaced with a new 2' x 3' catch basin with a Neenah R-3246-E Casting.
- 3.) We will allow this developer to discharge storm water into our storm sewer system via a metered line. This line shall be a six (6) inch diameter size.

Underground Fuel System

- 1.) The Fire Chief, Allan Woo, requests that impact protection be placed at both ends of fuel dispenser islands.
- 2.) Also, the Chief would like to see the emergency shutoffs for the pumps located on the outside of the building.
- 3.) All appropriate signage to be installed as per Five Code.
- 4.) The kerosene tank must be a minimum of five (5) feet from property lines and/or foundations.

Signage & Miscellaneous

- 1.) The location of the proposed sign appears acceptable but a sign permit will still be required from Brent Damman our Planning and Zoning Administrator.

Should you have any further questions, we would be happy to meet with you.

Respectfully,



Marc S. Gerken, P.E.
City Engineer
Acting City Manager

MSG/ka

Enclosure

cc: All Department Heads



City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE, P.O. BOX 151
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February 1, 1995

Mayor
Robert G. Heft

Poggemeyer Design Group
417 Wayne Avenue
P.O. Box 7040
Defiance, Ohio 43512
Attn: Rick Weaver

Members of Council
John E. Church, President
Michael J. DeWit
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Sarah Peper
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Travis B. Sheaffer
Charles E. Burgoon

Re: Clinton Street Storm
Sterling Milk Company

City Manager
Marc S. Gerken

Dear Mr. Weaver:

We have reviewed your February 1, 1995 proposal for engineering services related to the design of a twelve (12) inch storm sewer to serve the Sterling Milk Company. We will be issuing a purchase order for you to perform this work.

Finance Director
Gregory J. Heath

Included with this letter are control points which will assist you in referencing this project into our coordinate system. As we discussed, you will be performing this work in AutoCad format and the City of Napoleon will be given a disk for future use.

Law Director
David M. Grahn

If you have any questions, please call.

Respectfully,

Marc S. Gerken, P.E.
City Manager

MSG/ka

Enclosure

