



**GOSHEN REDEVELOPMENT COMMISSION**  
**AGENDA FOR THE REGULAR MEETING OF April 11, 2023**

*To access online streaming of the meeting, go to <https://us02web.zoom.us/j/81223011833>*

The Goshen Redevelopment Commission will meet on April 11, 2023 at 3:00 p.m. in the City Court Room/ Council Chambers at the Goshen Police & Court Building, 111 East Jefferson Street, Goshen, Indiana.

**1. CALL TO ORDER/ROLL CALL**

**2. CHANGES TO THE AGENDA**

**3. APPROVAL OF MINUTES**

**4. OPEN PROPOSALS**

- a. Third Street & Jefferson Street
- b. 113 West Jefferson/233 South Main Street
- c. Millrace Townhomes Property
- d. South Third Street Properties

**5. NEW BUSINESS**

**Resolution 10-2023** – Approve Request to Negotiate and Execute Agreement with Abonmarche Consultants for Professional Engineering for College Avenue Reconstruction Phase 3

**Resolution 11-2023** – Approve Request to Execute Agreement Amendment No. 2 with A & Z Engineering, LLC for the Elkhart County Courts Consolidation Public Infrastructure Improvements

**Resolution 12-2023** – Approve Request from Goshen Engineering to Advertise for Bids for Tenth Street Reconstruction from Jackson Street to Reynolds Street

**6. APPROVAL OF REGISTER OF CLAIMS**

**7. MONTHLY REDEVELOPMENT STAFF REPORT**

**8. OPEN FORUM**

The open forum is for the general discussion of items that are not otherwise on the agenda. The public will also be given the opportunity at this time to present or comment on items that are not on the agenda.

**9. ANNOUNCEMENTS**

Next Regular Meeting – May 9, 2023 at 3:00 p.m.

# **GOSHEN REDEVELOPMENT COMMISSION**

## **Minutes for the Regular Meeting of March 14, 2023**

The Goshen Redevelopment Commission met in a regular meeting on March 14, 2023 at 3:00 p.m. in the City Court Room/Council Chambers at the Goshen Police & Court Building, 111 East Jefferson Street, Goshen, Indiana.

### **CALL TO ORDER/ROLL CALL**

The meeting was called to order by President Brian Garber. On call of the roll, the members of the Goshen Redevelopment Commission were shown to be present or absent as follows:

Present: Brianne Brenneman, Brian Garber, Andrea Johnson, Brett Weddell and Bradd Weddell

Absent: Steve Brenneman,

### **APPROVAL OF MINUTES**

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve the minutes of the February 14, 2023 regular meeting.

The motion was adopted unanimously.

**PUBLIC HEARING**– Notice to Taxpayers and All Other Persons Affected of Adoption and Content of Amending Declaratory Resolution of the Goshen Redevelopment Commission and Notice of Public Hearing on Resolution

(:45) Commission President Garber opened the Public Hearing, no one from the public spoke and the hearing was closed.

**Resolution 07-2023** – Acquisition of Real Estate at 3105 Peddlers Village Road

(1:20) Becky Hutsell, Redevelopment Director, there are 22 parcels or pieces of parcels needed for the right-of-way for the Reliance Road and Peddlers Village Road roadway improvements. This is the property at the northwest corner of the intersection of Reliance Road and Peddlers Village Road. Appraisals were done and an offer of \$130,000 with \$5,000 relocations expenses was accepted.

Ms. Hutsell stated there will be one more agreement for a total take of a property. A list will be provided at next month's meeting showing the smaller purchases of right-of-way.

A motion was made by Commissioner Weddell and seconded by Commissioner B. Brenneman to approve Resolution 07-2023.

The motion was adopted unanimously.

**Resolution 08-2023** – Amended Agreement for the Sale and Purchase of Real Estate at 323 South Sixth Street

(3:08) Becky Hutsell, Redevelopment Director, previously discussed at December's meeting and talked with Tim Hochstetler at a meeting last fall. The two unit property was sold to David Stump who has now sold it to Tim Hochstetler on land contract. Mr. Hochstetler asked the Commission to allow it to remain two units. He has proposed making significant improvements which are outlined in the agreement.

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve Resolution 08-2023.

The motion was adopted unanimously.

**Resolution 09-2023** – Resolution Confirming the Amending Declaratory Resolution of the Goshen Redevelopment Commission Amending the Consolidated River Race/US33 Allocation Area and Amending the Economic Development Plan for the 9<sup>th</sup> Street Corridor Allocation Area

(4:40) Becky Hutsell, final Commission step that confirms the removal of parcel from River Race/US 33 Consolidated Allocation Area to 9<sup>th</sup> Street Allocation Area. Details the processes that have been completed to date. Next is City Council to formally establish the new TIF.

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve Resolution 09-2023.

The motion was adopted unanimously.

#### **APPROVAL OF REGISTER OF CLAIMS**

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve the payment of the Register of Claims totaling \$3,534,414.05

The motion was adopted unanimously.

#### **MONTHLY REDEVELOPMENT STAFF REPORT**

Redevelopment Director Becky Hutsell offered to answer any questions about the monthly report; however the Commission did not have any questions. Ms. Hutsell told the Commission of the items that will be brought to the April meeting.

#### **OPEN FORUM**

No one from the Commission or the public spoke during the open forum.

#### **ANNOUNCEMENTS**

It was announced that the next regular meeting is scheduled for April 11, 2023 at 3:00 p.m.

#### **ADJOURNMENT**

A motion was made by Commissioner Weddell and seconded by Commissioner B. Brenneman to adjourn the meeting.

The motion was adopted unanimously.

The regular meeting was adjourned at 3:12 p.m.

**APPROVED** on April 11, 2023

**GOSHEN REDEVELOPMENT COMMISSION**

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Brian Garber, President

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Brianne Brenneman, Secretary

**RESOLUTION 10-2023**

**Approve Request to Negotiate and Execute Agreement with Abonmarche  
Consultants for Professional Engineering for College Avenue Reconstruction  
Phase 3**

WHEREAS INDOT solicited Request for Proposals for Professional Engineering and Right-of-Way Services for the Reconstruction of College Avenue Phase 3 east of Century Drive.

WHEREAS the City received four (4) proposals and they were reviewed by staff and Abonmarche Consultants was chosen based on ranking.

NOW, THEREFORE, BE IT RESOLVED that Mayor Stutsman is authorized to execute the Agreement with Abonmarche Consultants for Professional Engineering for College Avenue Reconstruction Phase 3 on behalf of the City of Goshen and Goshen Redevelopment Commission.

PASSED and ADOPTED on April 11, 2023

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Brian Garber, President

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Brianne Brenneman, Secretary



**Engineering Department  
CITY OF GOSHEN**

204 East Jefferson Street, Suite I • Goshen, IN 46528-3405

Phone (574) 534-2201 • Fax (574) 533-8626 • TDD (574) 534-3185  
engineering@goshencity.com • www.goshenindiana.org

## MEMORANDUM

TO: Redevelopment Commission

FROM: Engineering

RE: **COLLEGE AVE – PH III - DES. NO. 2201239  
PERMISSION TO NEGOTIATE & EXECUTE DESIGN CONTRACT  
PN: 2021-0017**

DATE: April 11, 2023

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INDOT recently solicited Requests for Proposals for Professional Engineering and Right-of-Way Services for the Reconstruction of College Ave east of Century Dr. The proposals were due to the Engineering Department on March 20, 2023, and the City received four (4) proposals. The proposals have been evaluated by a team comprised of Tracee Norton, Becky Hutsell, and Josh Corwin.

Based on the rankings for each firm, the results are as follows:

1. Abonmarche Consultants
2. American Structurepoint
3. Fleis & Vandenbrink
4. HWC

At this time, we are requesting the Redevelopment Commission's approval to proceed with contract negotiations with Abonmarche for the design of the College Ave Ph. III project (PN 2023-0025) and authorization for Mayor Stutsman to execute the contract for professional engineering services.

Thank you for your consideration of this request.


**RFP Scoring Tabulation Sheet**

**RFP Scoring Tabulation for:** College Avenue Reconstruction Phase III

**Item Title:** PE & RW

**Des. No.:** 2201239

	Member 1	Member 2	Member 3	Member 4	Member 5	Weighted Scores Total	Ranking
	(enter name below) Becky	(enter name below) Tracee	(enter name below) Josh	(enter name below)	(enter name below)		
<b>Consultants</b> (list consultants below and enter each Members score under their name)							
Abonmarche	121.5	101.5	51.5			274.5	1
American Structurepoint	108.51	88.51	53.51			250.53	2
Fleis & Vandenbrink	109.02	74.02	44.02			227.06	3
HWC	108.9	73.9	23.9			206.7	4
						0	
						0	
						0	
						0	
						0	
						0	

**Employee in Responsible Charge Signature:**   
**Title:** Civil City Engineer  
**Date:** 3/28/2023

**RESOLUTION 11-2023**

**Approve Request to Execute Agreement Amendment No. 2 with A & Z Engineering, LLC for the Elkhart County Courts Consolidation Public Infrastructure Improvements**

WHEREAS in October 2021 a contract was awarded to A & Z Engineering for Professional Services for the Elkhart County Courts Consolidation Public Infrastructure Improvements.

WHEREAS once Reliance Road is realigned to improve the intersection at US 33, the stormwater retention pond on the property occupied by DJ Construction will need to be modified to replace drainage capacity that will be lost.

WHEREAS this results in an increase of \$26,020.00 for a new total contract price of \$487,427.00

NOW, THEREFORE, BE IT RESOLVED by the Goshen Redevelopment Commission that the terms and conditions of Agreement Amendment No. 2 attached to and made a part of the resolution are approved. Redevelopment Director Becky Hutsell is authorized to execute the Agreement Amendment No. 2 on behalf of the Goshen Redevelopment Commission and the City of Goshen.

PASSED and ADOPTED on April 11, 2023

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Brian Garber, President

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Brianne Brenneman, Secretary





**Department of Community Development  
CITY OF GOSHEN**

204 East Jefferson Street, Suite 2 • Goshen, IN 46528-3405

Phone (574) 537-3824 • Fax (574) 533-8626 • TDD (574) 534-3185  
communitydevelopment@goshencity.com • www.goshenindiana.org

# Memorandum

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TO: Redevelopment Commission

FROM: Becky Hutsell, Redevelopment Director

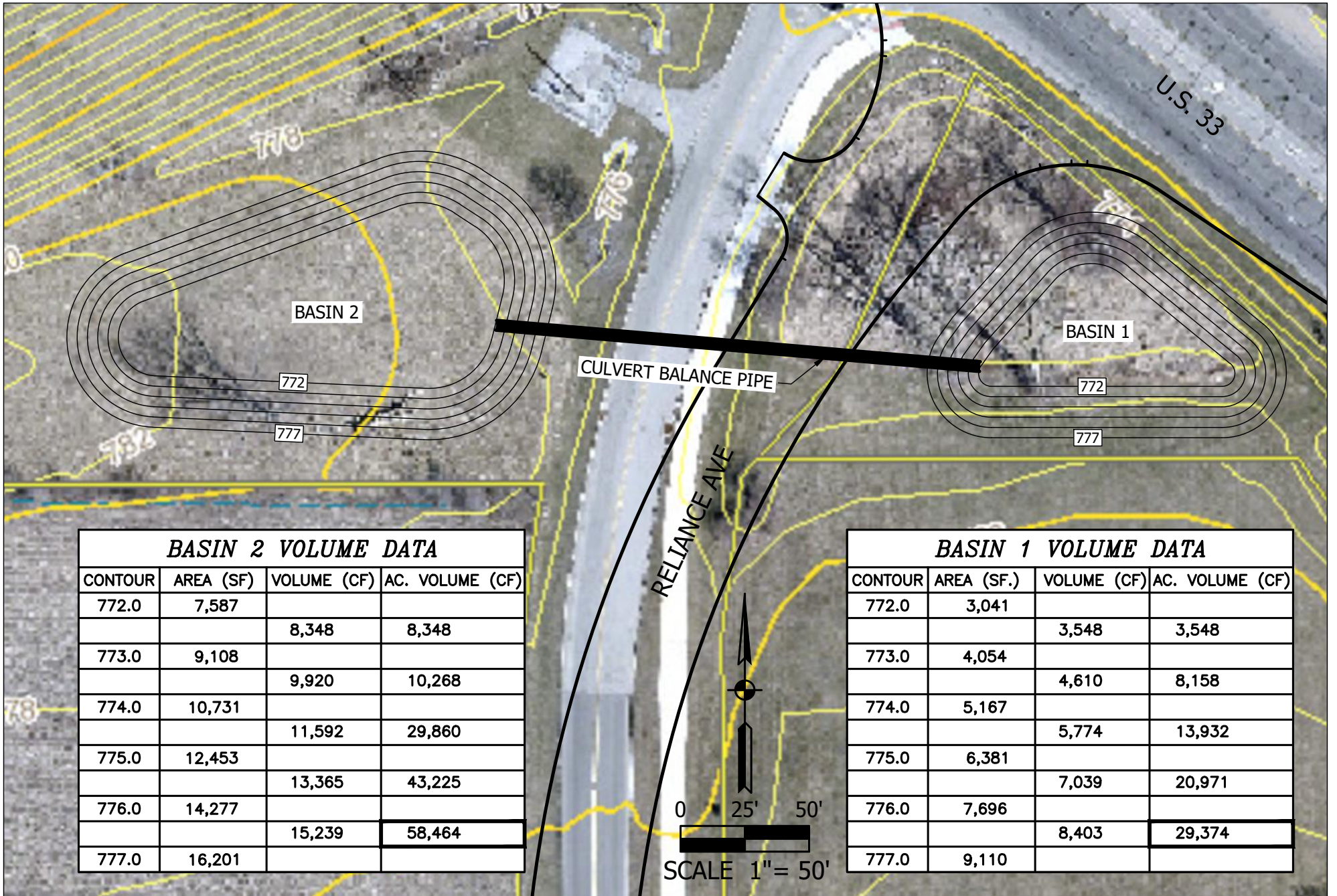
RE: Resolution 11-2023 – Approve Request to Execute Agreement Amendment NO. 2 with A&Z Engineering, LLC for the Elkhart County Courts Consolidation Public Infrastructure Improvements

DATE: April 11, 2023

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We're requesting approval from the Commission to move forward with Agreement Amendment No. 2 with A&Z Engineering LLC for the Elkhart County Courts Consolidation Public Infrastructure Improvements. This amendment relates specifically to the existing stormwater retention pond on the property owned by Bob Schrock and occupied by DJ Construction. Once Reliance Road is realigned to improve the intersection at US 33, their pond will be significantly reduced in size. In order to support their development of the vacant lot just west of DJ's building and to replace the drainage capacity they're losing, we're modifying the design we'd originally planned to install an overflow pipe into the existing pond that will tie in to an additional pond on the west side of Reliance Road within the right-of-way. This change requires additional scope of work items that were not originally included resulting in an increase of \$26,020.00 for a new total contract price of \$487,427.00.

We're requesting the Commission's approval of Resolution 11-2023 to proceed with execution of Agreement Amendment No. 2.



**AGREEMENT NO. 2**  
**Elkhart County Courts Consolidation**  
**Public Infrastructure Improvements**

THIS SUPPLEMENTAL AGREEMENT is entered into on \_\_\_\_\_, 2023, which is the last signature date set forth below, by and between **A & Z Engineering LLC** (“Contractor”), whose mailing address is 1220 Ruston Pass, Fort Wayne, Indiana, and **City of Goshen, Indiana**, a municipal corporation and political subdivision of the State of Indiana acting through the Goshen Redevelopment Commission (“City”).

**RECITALS**

WHEREAS, City and Contractor entered into an Agreement on October 11, 2021, for professional design services for improvements to the public infrastructure necessary to accommodate the proposed site of the Elkhart County Consolidated Courthouse (“Agreement”)

WHEREAS, City and Contractor agree to amend the agreement to add Duties to be performed by Contractor.

WHEREAS, any modification or amendment to the terms and conditions of the Agreement must be made in writing and signed by both parties.

NOW, THEREFORE, in consideration of the terms, conditions and mutual covenants to be kept and performed under the original Agreement, and under the terms, conditions and mutual covenants of this Amendment No. 2, the parties agree as follows:

In consideration of the terms, conditions and mutual covenants contained in the Original City-Contractor Agreement dated October 11, 2021, the parties agree as follows:

**Section 1. Contractor Duties**

The Agreement shall be amended by adding the following Duties to be added in the services that the Contractor shall perform:

- A. Geotechnical Investigation
  - 1. Undertake one (1) soil boring at the CR 17 pond location to investigate soils and groundwater infiltration and percolation rate and prepare Report.
- B. Roadway/ corridor design plans in accordance with the City of Goshen/INDOT/AASHTO requirements, including:
  - 1. Design and prepare plans for revised Schrock Pond and the new pond inside CR 17 Right-of-Way
  - 2. Prepare erosion control plans incorporating the new pond.
- C. Utility Coordination
  - 1. Undertake utility coordination for the new pond area.
- D. Permit
  - 1. Include new pond in CSGP permit application and obtain approval.

**Section 2. City's Responsibility**

City agrees to obtain permission from other agencies to construct the new pond inside CR 17 right-of-way.

**Section 3. Compensation**

City agrees to compensate Contractor the sum of Thirty Two Thousand Nine Hundred and Thirty Dollars ((\$26,020.00) for performing the Duties under this Agreement consistent with Exhibit A, attached and made part hereof Four Hundred Eighty Seven Thousand Four Hundred and Twenty Seven Dollars (487,427.00) total for all Duties under the Agreement, Amendment No. 1 and this Amendment No. 2)

**Section 3. Original Agreement and Amendment No. 1**

In all respects, all other provisions of the original Agreement and Amendment No. 1 not affected by this Amendment No. 2 shall remain in full force and effect.

**Section 4. Authority to Execute**

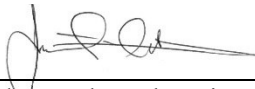
The undersigned affirm that all steps have been taken to authorize execution of this agreement, and upon the undersigned's execution, bind their respective organizations to the terms of the agreement.

IN WITNESS WHEREOF, the parties have executed this agreement on the dates as set forth below.

**City of Goshen, Indiana**  
Redevelopment Commission

**A & Z Engineering LLC**

By \_\_\_\_\_  
Printed:

By:   
Printed: Jamal Anabtawi

Its: \_\_\_\_\_

Its: Co-Owner/Member

Date Signed: \_\_\_\_\_

Date Signed: 03/31/2023

**Exhibit A**

<b>Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)</b>					
<b>City of Goshen</b>					
<b>Consultant: A&amp;Z Engineering, LLC.</b>					
March 30, 2023					
	<b>Description</b>	<b>Original</b>	<b>Amendment No. 1</b>	<b>Amendment No. 2</b>	<b>Amount</b>
<b>DESIGN ENGINEERING</b>					
A	Project Management	\$7,540			\$7,540
B	Preliminary Engineering Study	\$26,990			\$26,990
C	Topographic Survey	\$24,000			\$24,000
D	Roadway Design and Plans including Signing and Pavement Markings	\$195,450	\$14,900	\$14,200	\$224,550
H	Pavement Analysis/Design	\$12,192			\$12,192
I	Utility Coordination	\$8,950	\$940	\$1,750	\$11,640
J	Geotechnical Investigation and Report (20 Borings)/2 pond Inf Test/ <b>New Pond Testing</b>	\$46,443	\$18,672	\$8,020	\$73,135
K	Traffic Signal Design	\$11,350			\$11,350
L	Lighting Design	\$6,020			\$6,020
M	IDEM Rule 5 Permit, Erosion Control Report, Plans, and NOI Letter	\$6,460		\$2,050	\$8,510
N	INDOT Permit	\$4,460			\$4,460
Q	Pre-Bid and Bid Phase Services	\$4,670			\$4,670
R	Reimbursable (Permit Fees, Publication costs, Copies, Mileage, etc.)	\$1,000			\$1,000
<b>DESIGN ENGINEERING SERVICES SUBTOTAL</b>		<b>\$355,525</b>	<b>\$34,512</b>	<b>\$26,020</b>	<b>\$416,057</b>
<b>RIGHT OF WAY ENGINEERING</b>					
S	Location Control Route Survey Plat	\$6,470			\$6,470
Y	Legal Descriptions (10@ \$1,500.00 EA)/ 6 Addnl at Suppl 1	\$15,000	\$9,000		\$24,000
Z	Parcel Plats (10@ \$1,500.00 EA) / 6 Addnl at Suppl 1	\$15,000	\$9,000		\$24,000
AB	R/W Staking (10@ \$400.00 EA) / 5 Addnl at Suppl 1	\$4,000	\$2,000		\$6,000
AC	Title Search Documents/ 18 Owners at Suppl 1		\$10,100		\$10,100
AD	Title Updates within 2 years / estimated 4 Owners at \$200 ea		\$800		\$800
<b>RIGHT OF WAY ENGINEERING SERVICES SUBTOTAL</b>		<b>\$40,470</b>	<b>\$30,900</b>	<b>\$0</b>	<b>\$71,370</b>
<b>TOTAL</b>		<b>\$395,995</b>	<b>\$65,412</b>	<b>\$26,020</b>	<b>\$487,427</b>

**MANHOUR JUSTIFICATION**

**SUPPLEMENT NO. 2**

**ELKHART COUNTY COURTHOUSE CONSOLIDATION PUBLIC INFRASTRUCTURE  
IMPROVEMENTS PROJECT**



**Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)  
City of Goshen**

Consultant: A&Z Engineering, LLC.  
March 31, 2023

	Description	Original	Amendment No. 1	Amendment No. 2	Amount
<b>DESIGN ENGINEERING</b>					
A	Project Management	\$7,540			\$7,540
B	Preliminary Engineering Study	\$26,990			\$26,990
C	Topographic Survey	\$24,000			\$24,000
D	Roadway Design and Plans including Signing and Pavement Markings	\$195,450	\$14,900	\$14,200	\$224,550
H	Pavement Analysis/Design	\$12,192			\$12,192
I	Utility Coordination	\$8,950	\$940	\$1,750	\$11,640
J	Geotechnical Investigation and Report (20 Borings)/2 pond Inf Test/New Pond Testing	\$46,443	\$18,672	\$8,020	\$73,135
K	Traffic Signal Design	\$11,350			\$11,350
L	Lighting Design	\$6,020			\$6,020
M	IDEM Rule 5 Permit, Erosion Control Report, Plans, and NOI Letter	\$6,460		\$2,050	\$8,510
N	INDOT Permit	\$4,460			\$4,460
Q	Pre-Bid and Bid Phase Services	\$4,670			\$4,670
R	Reimbursable (Permit Fees, Publication costs, Copies, Mileage, etc.)	\$1,000			\$1,000
<b>DESIGN ENGINEERING SERVICES SUBTOTAL</b>		<b>\$355,525</b>	<b>\$34,512</b>	<b>\$26,020</b>	<b>\$416,057</b>
<b>RIGHT OF WAY ENGINEERING</b>					
S	Location Control Route Survey Plat	\$6,470			\$6,470
Y	Legal Descriptions (10@ \$1,500.00 EA)/ 6 Addnl at Suppl 1	\$15,000	\$9,000		\$24,000
Z	Parcel Plats (10@ \$1,500.00 EA) / 6 Addnl at Suppl 1	\$15,000	\$9,000		\$24,000
AB	R/W Staking (10@ \$400.00 EA) / 5 Addnl at Suppl 1	\$4,000	\$2,000		\$6,000
AC	Title Search Documents/ 18 Owners at Suppl 1		\$10,100		\$10,100
AD	Title Updates within 2 years / estimated 4 Owners at \$200 ea		\$800		\$800
<b>RIGHT OF WAY ENGINEERING SERVICES SUBTOTAL</b>		<b>\$40,470</b>	<b>\$30,900</b>	<b>\$0</b>	<b>\$71,370</b>
<b>TOTAL</b>		<b>\$395,995</b>	<b>\$65,412</b>	<b>\$26,020</b>	<b>\$487,427</b>

**Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)  
City of Goshen  
Roadway Design and Plans - Fee Justification  
SUPPLEMENT NO. 2**

**Consultant: A&Z Engineering, LLC.**

March 30, 2023

Description	Manhours by Classification									Total Labor Hours
	Senior PM - Lic	PM - Lic	Senior Eng. - Lic	Senior Eng. - Non Lic	Engineer	Senior Design - NonLic	Senior Designer	Designer	Admin.	
<b>PRELIMINARY DESIGN PREP</b>										
Check Field Notes										0
Prepare Preliminary Typical Sections										0
Prepare Preliminary Title Sheet & Index Sheet										0
Designer's Check of Existing Conditions										0
Plot Survey Data										0
Plot & Check Original Cross Sections										0
Check and Assemble Plan Sheets										0
QM/QC										0
<b>SUBTOTAL</b>	0	0	0	0	0	0	0	0	0	Estimated hours for Preliminary Plotting = 0.0
<b>30% PLANS</b>										
Establish Grade Controls/Design Criteria										0
Design Preliminary Grade & Geometrics										0
Preliminary Typical Section										0
Level One Design Criteria & Intersection SD										0
Preliminary Plot of Final Cross Sections										0
QM/QC										0
<b>SUBTOTAL</b>	0	0	0	0	0	0	0	0	0	Estimated hours for Grade Review Plans = 0.0
<b>60% PLANS</b>										
Revise Plans per Stage 1 Review Comments										0
Preliminary Plan & Profile										0
Preliminary Typical Section										0
Preliminary Drainage Design										0
<b>Preliminary Pond Design (2)</b>										0
Preliminary Approach Table & Drive Details										0
Preliminary Structure Data										0
Preliminary Cross Sections										0
Preliminary Miscellaneous Tables										0
Preliminary Maintenance of Traffic										0
Preliminary Plat #1										0
Preliminary Detail Sheets										0
Preliminary Pavement Marking Plan										0
Preliminary Signing Plan										0
Level One Design Criteria & Intersection SD										0
Preliminary Quantities										0
Preliminary Construction Cost Estimate										0
Preliminary Special Provisions										0
Project Coordination W/ INDOT & Local Municipalities										0
QM/QC										0
<b>SUBTOTAL</b>	0	0	0	0	0	0	0	0	0	Estimated hours for Preliminary Field Check Plans = 0.0
<b>90% PLANS</b>										
Revise Plans per Stage 2 Review Comments										0
Finalize Title and Index										0
Finalize Plan & Profile										0
Finalize Typical Section										0
Finalize Drainage Design					2		2			4
<b>Finalize Pond Design/ Schrock Pond revision</b>	4		2		2		24			32
<b>Design New Pond in CR 17 ROW</b>	6				6		40			52
Finalize Approach Table & Drive Details										0
Finalize Cross Sections	1						4			5
Finalize Miscellaneous Tables					4					4
Finalize Maintenance of Traffic										0
Finalize Plat #1										0

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**Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)**  
**City of Goshen**  
**Roadway Design and Plans - Fee Justification**  
**SUPPLEMENT NO. 2**

Consultant: A&Z Engineering, LLC.

Description	Manhours by Classification									Total Labor Hours
	Senior PM - Lic	PM - Lic	Senior Eng. - Lic	Senior Eng. - Non Lic	Engineer	Senior Desigr - NonLic	Senior Desigr	Designer	Admin.	
Finalize Guardrail Design and Table										0
Finalize Intersection Details										0
Finalize Preliminary Pavement Marking Plan										0
Finalize Preliminary Signing Plan										0
Finalize Quantities					4					4
Finalize Construction Cost Estimate					2					2
Preliminary Special Provisions	2									2
Project Coordination W/ INDOT & Local Municipalities										0
QM/QC										0
<b>SUBTOTAL</b>	<b>14</b>	<b>0</b>	<b>2</b>	<b>0</b>	<b>20</b>	<b>0</b>	<b>74</b>	<b>0</b>	<b>0</b>	<b>110.0</b>
Estimated hours for Design Hearing and R/W Plans =										<b>110.0</b>
<b>FINAL TRACINGS</b>										
Revise Plans per Stage 3 Review Comments										0
Final Construction Cost Estimate & Estimate of Quantities										0
Final Misc. Support Design Documentation										0
Final Special Provisions										0
Final Sheet Numbers							1			1
Signatures							1			1
QM/QC										0
<b>SUBTOTAL</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2</b>	<b>0</b>	<b>0</b>	<b>2.0</b>
Estimated hours for Final Tracings =										<b>2.0</b>
Total Hours:	14	0	2	0	20	0	76	0	0	112
Salary Per Hour	\$150.00	\$140.00	\$140.00	\$125.00	\$115.00	\$125.00	\$125.00	\$115.00	\$80.00	
Direct Salary Cost	\$2,100.00	\$0.00	\$280.00	\$0.00	\$2,300.00	\$0.00	\$9,500.00	\$0.00	\$0.00	\$14,180.00
<b>Total Fee (Rounded)</b>										<b>\$14,200.00</b>

**Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)**  
**City of Goshen**  
**Utility Coordination- Fee Justification**  
**SUPPLEMENT NO. 2**

Consultant: A&Z Engineering, LLC.

Description	Manhours by Classification									Total Labor Hours
	Senior Lic	PM - Lic	Senior Eng. - Lic	Senior Eng. - Non Lic	Engineer	Senior Desigr - NonLic	Senior Desigr	Designer	Admin.	
Notify all Utilities of the Project										0
Notify all Utilities to verify their facilities (New Pond)						4				4
Notify all Utilities of Preliminary Field Check Meeting										0
Preliminary Field Check Meeting										0
New Pond Utility Conflict Investigation						4				4
Submit Preliminary Plans/Conflict Review Letter						2				2
Submit Preliminary Final Plans/Request Work Plan						2				2
Review Utility Work Plan/Relocation Plans						2				2
Incorporate Utility Special Provision Data Sheets										0
Total Hours:	0	0	0	0	0	14	0	0	0	14
Salary Per Hour	\$150.00	\$140.00	\$140.00	\$125.00	\$115.00	\$125.00	\$125.00	\$115.00	\$80.00	
Direct Salary Cost	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,750.00	\$0.00	\$0.00	\$0.00	\$1,750.00
<b>Total Fee (Rounded)</b>										<b>\$1,750.00</b>

**Public Infrastructure Improvements (Reliance and Peddlers Village Roadways)**  
**City of Goshen**  
**Erosion Control Plans/IDEM Rule 5 Permit- Fee Justification**  
**SUPPLEMENT NO. 2**

Consultant: A&Z Engineering, LLC.

Description	Manhours by Classification									Total Labor Hours
	Senior PM - Lic	PM - Lic	Senior Eng. - Lic	Senior Eng. - Non Lic	Engineer	Senior Desigr - NonLic	Senior Desigr	Designer	Admin.	
Plan Preparation	1						6			7
Construction Outline Preparation	1						2			3
Coordination with IDEM							4			4
Notice of Intent Permit Requirements							2			2
Total Hours:	2	0	0	0	0	0	14	0	0	16
Salary Per Hour	\$150.00	\$140.00	\$140.00	\$125.00	\$115.00	\$125.00	\$125.00	\$115.00	\$80.00	
Direct Salary Cost	\$300.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,750.00	\$0.00	\$0.00	\$2,050.00
<b>Total Fee (Rounded)</b>										<b>\$2,050.00</b>

FOLLOWING ARE SUBCONSULTANTS RESOURCE INTERNATIONAL AND D&T DRILLING PROPOSAL INCLUDED SUPPLEMENTAL NO. 2 FOR CONDUCTING ONE (1) SOIL BORING AND ONE (1) INFILTRATION TEST FOR THE NEW POND IN CR 17 ROW

ADDED TO SUBCONSULTANT FEES IS 10% A&Z COST FOR ADMINISTERING

GEOTECHNICAL FEE FOR 1 BORING AND 1 INFILTRATION TEST  
FOR NEW POND CONSTRUCTION IN CR 17 ROW

**From:** tomrutledge9@aol.com <tomrutledge9@aol.com>  
**Sent:** Thursday, March 30, 2023 8:51 AM  
**To:** Nitin Timble <ntimble@az-engineering.net>  
**Subject:** Re: POnd Boring and Infiltration Test at SW Quadrant of Reliance Rd and US 33

Based on the e-mail below from Zack to do one boring and do a perc test would be our Minimum Job charge of \$1800

**From:** Zachary Hamilton-Rii <[zacharyh@resourceinternational.com](mailto:zacharyh@resourceinternational.com)>  
**Sent:** Wednesday, March 29, 2023 12:44 PM  
**To:** Brian Trenner <[briant@resourceinternational.com](mailto:briant@resourceinternational.com)>  
**Cc:** Hanumanth Kulkarni <[hanumanthk@resourceinternational.com](mailto:hanumanthk@resourceinternational.com)>; [ntimble@az-engineering.net](mailto:ntimble@az-engineering.net); [tomrutledge9@aol.com](mailto:tomrutledge9@aol.com)  
**Subject:** Re: FW: POnd Boring and Infiltration Test at SW Quadrant of Reliance Rd and US 33

Nitin & Tom,

We would complete the geotech soil boring, determine if the appropriate soils are present (granular, or cohesive) to test for infiltration testing. Determine the depth to perform the infiltration test. Offset the geotech boring to target depth using 4.25 ID solid flight augers. Set the 4-inch PVC apparatus at the bottom of the open hole. Seal with granular bentonite to prevent leakage outside the PVC.

I believe The tests I performed in 2022 at the site were not needing pre-soak method.

Zack

**Zachary Hamilton, CPG, PG, LPG**  
**Environmental Geologist**

**Resource International Inc.**

An ISO 9001:2015 certified QMS firm

6350 Presidential Gateway; Columbus, OH 43231

T: 614.823.4949 ext. 2023 D: 614.797.9479 **Cell: 330.313.4651**

[zacharyh@resourceinternational.com](mailto:zacharyh@resourceinternational.com)



**RESOURCE INTERNATIONAL, INC.**

12900 N. Meridian Street, Suite 195  
Carmel, Indiana 46032  
T: 317.536.5768

March 27, 2023

Mr. Nitin V. Timble, P.E., L.S.  
Senior Engineer  
A & Z Engineering LLC.  
1220 Ruston Pass,  
Fort Wayne, Indiana 46825

**Re: Proposal – Additional Geotechnical Services  
Elkhart County Courts Road Improvements  
Between US 33 and CR 17 – Detention Pond  
City of Goshen, Elkhart County, Indiana  
Rii Project No. I-21-047**

Mr. Timble:

Resource International, Inc. (Rii) is pleased to submit, for your review and consideration, this revised cost proposal to perform additional geotechnical services for the proposed one (1) detention pond as a part of Elkhart County Courts Road Improvements between US 33 and CR 17, in the City of Goshen, Elkhart County, Indiana.

We sincerely appreciate the opportunity to submit this proposal and look forward to working with you on this project. If you have any questions regarding this proposal, please contact us.

Sincerely,

**RESOURCE INTERNATIONAL, INC.**

*Sahand Abbasi*

Sahand Abbasi, P.E.  
Staff Engineer – Geotechnical Services

*Hanumanth S. Kulkarni*

Hanumanth S. Kulkarni, Ph.D., P.E.  
Project Manager – Geotechnical Services

Enclosures: Scope of Services and Fee Proposal (3 pages)  
INDOT Appendix D Schedule of Fees (6 pages)

**ISO 9001:2015 QMS**

Committed to providing a high quality,  
accurate service to our clients in a timely manner

Planning

Engineering

Construction  
Management

Technology

**SCOPE OF SERVICES  
ELKHART COUNTY COURTS ROAD IMPROVEMENTS  
BETWEEN US 33 AND CR 17  
NEW DETENTION POND  
CITY OF GOSHEN, ELKHART COUNTY, INDIANA  
Rii PROJECT NO. I-21-047**

The following scope of services and cost estimate have been prepared in accordance with the information provided via phone and e-mail by Mr. Nitin V. Timble, P.E., L.S., with A & Z Engineering, LLC., (A&Z), on March 16, 2023. This proposal has been prepared in accordance with the 2021 INDOT Geotechnical Manual (IGM), 2013 INDOT Design Manual (IDM) and 2020 INDOT Percolation and Infiltration Testing Guidelines (IPITG).

The project is understood to consist of the design and construction of the proposed Elkhart County Courts Road (Reliance Road) improvements between US 33 and CR 17, located approximately 0.39 miles south of US 33, just east of the CR 17 overpass, in the City of Goshen, Elkhart County, Indiana. It is understood that the proposed improvements will consist of widening Reliance Road between US 33 and approximately 340 feet south of Reliance Road and Peddlers Village Road intersection to a three-lane roadway, as well as widening Peddlers Village Road between CR 17 and approximately 600 feet east of the Reliance Road and Peddlers Village Road intersection to a three-lane roadway. It is further understood that the intersection of Reliance Road and Peddlers Village Road will be modified to a single-lane roundabout. In addition to the improvements outlined above, it is also understood that traffic signal and approach improvements are planned at the Peddlers Village Road and CR 17 intersection. In addition, the intersection improvements include relocation of the existing force sewer main and watermain as well as installing new utilities within the proposed improvement areas. The subsurface investigation for the roadway and intersection improvements, as outlined above, has been completed by Rii between January and February 2022. Further, an additional investigation for the two (2) detention ponds was completed by Rii in September 2022.

In addition to the above investigations, as requested by A&Z, this proposal has been prepared to perform Geotechnical services for one (1) detention pond proposed at southwest corner of US 33 and Reliance Road intersection. In accordance with IPITG, a detention pond boring as well as in-situ percolation testing for the proposed detention pond will be performed. ***It is to be noted that all of the field drilling coordination including planning, obtaining existing utility information and calling Indiana 811, communicating with property owners for the site access, obtaining necessary permit from City of Goshen, preliminary site reconnaissance and staking soil boring at the proposed detention pond location, is understood to be performed by other drilling company, and that will be coordinated by A&Z. It is further understood that all the materials required in order to perform split spoon sampling and in-situ infiltration test will be furnished by the other drilling company.***



***The scope of Rii is understood to include performing field logging of split spoon sampling, monitoring and collecting in-situ percolation test data as per IPITG, perform laboratory tests of collected split spoon samples, and then furnish an amendment to the previously submitted report, summarizing the subsurface conditions and percolation test data.***

This proposal is prepared based on the consideration that all soils and groundwater are free of hazardous materials and/or petroleum products, and no personal protective equipment (PPE) will be necessary beyond which is required for the drilling operations (EPA Level D). If any such conditions are encountered during the field investigation, the client will be notified immediately, and the field program will be stopped until corrective actions can be performed.

## **A. Drilling Program**

1. A total of one (1) boring, designated as SB-23, will be drilled and sampled at the proposed detention pond site, located at the southwest corner of US 33 and Reliance Road Intersection. As per the IPITG, boring at the proposed infiltration detention pond site shall be extended to a depth of four (4) feet below the proposed maximum depth of the facility's bottom elevation. Therefore, it is recommended to extend the boring to a depth of 15.0 feet below the existing ground elevation. Actual boring depth will depend on the conditions of the soil encountered.
2. Rii will record groundwater observations during the drilling process, and measure the water level in the borings (if encountered) upon completion. Additionally, in accordance with IPITG, the borings will be left open with a screen installed in the boreholes for a period of 24-hours to obtain an extended groundwater level at these locations.
3. In accordance with the Section 3.5.13.8 and Section 4.4.3 of the IGM, as well as the IPITG, infiltration testing along with the 24 hours extended groundwater observations will be performed for the proposed infiltration basin/BMP.

## **C. Testing Program**

In the laboratory, all samples will be visually classified and tested according to the INDOT Geotechnical Manual. Laboratory testing of representative samples will be performed in accordance with ASTM/AASHTO procedures to classify existing soils according to the AASHTO Classification System. The expected tests to be performed and the estimated quantities are presented in the attached fee schedule. Samples will be retained for a period of sixty (60) days after the completion of the geotechnical report, unless otherwise directed.

## **D. Geotechnical Report**

Engineering evaluation and analysis shall be performed, and the previous report will be updated to include the following:

1. Boring plan depicting the additional boring location.
2. Supplemental descriptions of field exploration and laboratory testing programs.
3. Boring logs and laboratory test results, including groundwater observations made during drilling operations for the additional borings.
4. Estimated soil conditions and characteristics of the soil encountered in the borings and expected at the various locations.
5. Groundwater infiltration/percolation test report along with the test diagram.

## **COST ESTIMATE AND TIME SCHEDULE**

The estimated cost of performing the geotechnical services for the subject project, as presented in the Scope of Services, is **\$5,490.80** and is outlined in the attached fee schedule.

A draft report would be submitted within four to five (4-5) weeks of fieldwork completion. A final report would be submitted within one (1) week upon receipt of any review comments.





**Reliance Road and Peddlers Village Road Roundabout**  
**Job Number: 2021-0014**  
**City of Goshen, Indiana**  
**Rii Project No. I-21-047**

		<u>Unit</u>	<u>Unit Price</u>	<u>Total</u>
<b><u>GEOTECHNICAL FIELD</u></b>				
1.	Mobilization and field coordination			
	a. SPT Rig	each	\$284.00	
	b. CPT	each	\$475.00	
	c. Mileage	mi	\$3.70	
2.	Truck mounted borings with split spoon sampling			
	a. Standard	ft	\$20.00	
	b. Night time	ft	\$23.60	
3.	Truck mounted borings with drilling fluid			
	a. Standard	ft	\$22.00	
	b. Night time	ft	\$26.00	
4.	Truck mounted rock core drilling			
	a. Standard	ft	\$41.00	
	b. Night time	ft	\$48.40	
5.	Truck mounted borings			
	a. Truck mounted borings through bedrock or boulders or concrete pavement			
	i. Standard	ft	\$41.00	
	ii. Night time	ft	\$48.40	
	b. Bridge deck coring and restoration			
	i. Standard	each	\$368.00	
	ii. Night time	each	\$434.00	
6.	Cone penetrometer testing			
	a. Set up			
	i. Standard	each	\$84.00	
	ii. Night time	each	\$99.00	
	b. Subsurface profiling			
	i. Standard	ft	\$13.00	
	ii. Night time	ft	\$15.00	
	c. Profiling with pore pressure measurement			
	i. Piezometric saturation			
	a. Standard	each	\$98.00	
	b. Night time	each	\$115.00	
	ii. Penetration			
	a. Standard	ft	\$15.25	
	b. Night time	ft	\$18.00	
	iii. Pore water dissipation test			
	a. Standard	hour	\$200.00	
	b. Night time	hour	\$235.00	
	iv. Hydraulic conductivity and consolidation			
	a. Standard	each	\$79.00	
	b. Night time	each	\$93.00	
	d. Profiling with shearwave velocity measurement			
	i. Standard	ft	\$17.00	
	ii. Night time	ft	\$20.00	
	e. Sample			
	i. Standard	each	\$26.00	
	ii. Night time	each	\$30.00	
7.	Hand or truck soundings			
	a. Standard	ft	\$13.25	
	b. Night time	ft	\$15.50	
8.	Hand auger drilling			

	a. Standard	ft	\$13.75
	b. Night time	ft	\$16.25
9.	Skid mounted borings with split spoon sampling		
	a. Standard	ft	\$32.00
	b. Night time	ft	\$37.75
10.	Skid mounted borings using drilling fluid		
	a. Standard	ft	\$33.50
	b. Night time	ft	\$39.50
11.	Skid mounted rock core drilling		
	a. Standard	ft	\$46.00
	b. Night time	ft	\$54.00
12.	Skid mounted boring through bedrock or boulders		
	a. Standard	ft	\$48.00
	b. Night time	ft	\$56.00
13.	Skid mounted soundings		
	a. Standard	ft	\$19.00
	b. Night time	ft	\$22.00
14.	Skid mounted cone penetrometer testing (CPT)		
	a. Set up		
	i. Standard	each	\$121.00
	ii. Night time	each	\$143.00
	b. Subsurface profiling		
	i. Standard	ft	\$18.75
	ii. Night time	ft	\$22.00
	c. Profiling with pore pressure measurement		
	i. Piezometric saturation		
	a. Standard	each	\$116.00
	b. Night time	each	\$137.00
	ii. Penetration		
	a. Standard	ft	\$22.00
	b. Night time	ft	\$26.00
	iii. Pore water dissipation test		
	a. Standard	hour	\$231.00
	b. Night time	hour	\$273.00
	iv. Hydraulic conductivity and consolidation		
	a. Standard	each	\$89.00
	b. Night time	each	\$105.00
	d. Profiling with shearwave velocity measurement		
	i. Standard	ft	\$26.25
	ii. Night time	ft	\$31.00
	e. Sample		
	i. Standard	each	\$34.00
	ii. Night time	each	\$40.00
15.	Furnishing of a boat		Actual Cost
16.	Barge set-up expenses		
	a. Navigable water		
	i. Barge set-up	each	\$6,300.00
	ii. Rental of support equipment and/or boat	each	Actual Cost
	iii. Drill rig down time	hour	\$157.00
	b. Non-navigable water barge set-up	each	\$5,250.00
17.	Additional disassembly and reassembly		
	a. Navigable water	each	\$2,200.00
	b. Non-navigable water	each	\$2,000.00
18.	Barge mounted borings with split spoon sampling	ft	\$35.00
19.	Barge mounted rock core drilling	ft	\$48.00
20.	Barge mounted boring through bedrock or boulders	ft	\$48.00
21.	Barge mounted soundings	ft	\$21.00
22.	Casing through water	ft	\$9.00
23.	Uncased sounding through water	ft	\$6.00

24.	Set up for borings and machine soundings			
	a. Borings and machine soundings less than 20 ft deep	each	\$74.00	
	b. Rock core borings	each	\$126.00	
25.	Additional 2-in. split spoon sampling	each	\$22.00	
26.	3-in. split spoon samples	each	\$24.00	
27.	3-in. Shelby tube samples	each	\$66.00	
28.	Bag Samples			
	a. 25-lb sample	each	\$54.00	
	b. 5-lb sample	each	\$35.00	
29.	Field vane shear test			
	a. Standard	each	\$121.00	
	b. Night time	each	\$143.00	
30.	4 1/2-in. cased hole	ft	\$13.25	
31.	Installation of geotechnical instruments			
	a. Inclinator casing installation			
	i. Standard	ft	\$16.00	
	ii. Night time	ft	\$19.00	
	b. Piezometer installation up to 25 ft below surface	each	\$284.00	
	c. Piezometer installation deeper than 25 ft below surface	each	\$315.00	
	d. Metal protective outer cover for inclinometer and piezometer casings	each	\$132.00	
32.	Railroad expenses			Actual Cost
33.	Twenty-four hour water levels			
	a. Field measurements per borehole			
	i. Standard	each	\$40.00	
	ii. Night time	each	\$48.00	
	b. PVC slotted pipe	ft	\$6.50	
34.	Borehole backfilling			
	a. 0 to 15 ft			
	i. SPT			
	a. Standard	each	\$150.00	
	b. Night time	each	\$175.00	
	ii. CPT			
	a. Standard	each	\$49.00	
	b. Night time	each	\$57.00	
	b. More than 15 ft			
	i. SPT			
	a. Standard	ft	\$7.00	
	b. Night time	ft	\$8.25	
	ii. CPT			
	a. Standard	ft	\$2.00	
	b. Night time	ft	\$2.40	
	c. Pavement restoration			
	i. Standard	each	\$65.00	
	ii. Night time	each	\$75.00	
35.	Equipment rental			Actual Cost
36.	Traffic control			
	a. Flag crew	day	\$800.00	
	b. Equipment rental and professional traffic services			Actual Cost
	c. Flag crew with equipment	day	\$950.00	
37.	Centerline surveying			Actual Cost
38.	Percolation Test			
	a. Granular Soils (A-1, A-2, A-3)	1 each	\$2,000.00	\$2,000.00
	b. Cohesive Soils (A-4, A-5, A-6, A-7)	each	\$3,000.00	
		<b>Subtotal (Geotechnical Field)</b>		<b>\$2,000.00</b>

**GEOTECHNICAL LABORATORY**

39.	Sieve analysis for soils	2 each	\$52.00	\$104.00
40.	Hydrometer analysis	2 each	\$61.00	\$122.00
41.	Sieve analysis for aggregates			
	a. Analysis by washing (AASHTO T-11)	each	\$81.00	
	b. Analysis by using (AASHTO T-27)	each	\$142.00	
42.	Liquid limit	1 each	\$41.00	\$41.00
43.	Plastic limit & plasticity index	1 each	\$30.00	\$30.00
44.	Liquid limit ratio	each	\$79.00	
45.	pH test	2 each	\$16.50	\$33.00
46.	Loss on Ignition Test			
	a. Loss on Ignition Test (Conventional)	each	\$26.00	
	b. Loss on Ignition Test (Sequential)	each	\$55.00	
	c. Organic content based on calorimeter	each	\$26.00	
47.	Topsoil tests			
	a. Phosphorus test	each	\$23.00	
	b. Potassium test	each	\$23.00	
48.	Moisture content test			
	a. Moisture content test (conventional)	8 each	\$7.25	\$58.00
	b. Moisture content test (microwave)	each	\$9.00	
49.	Expansion index of soils	each	\$247.00	
50.	Specific gravity test	each	\$38.00	
51.	Unit weight determination	each	\$19.00	
52.	Hydraulic conductivity test			
	a. Constant head	each	\$247.00	
	b. Falling head	each	\$300.00	
53.	Unconfined compression test on soils & rocks			
	a. Unconfined compression test (soils)	each	\$50.00	
	b. Remolding of soil samples with chemical admixtures in chemical soil modification/stabilization (3 samples is equal to 1 unit)	each	\$125.00	
	c. Point load strength index of rock	each	\$55.00	
54.	Compressive strength and elastic moduli of intact rock			
	a. Compressive strength of intact rock	each	\$120.00	
	b. Elastic moduli of intact rock	each	\$452.00	
55.	Consolidation test	each	\$500.00	
56.	Triaxial Test			
	a. Unconsolidated - Undrained (UU)	each	\$375.00	
	b. Consolidated - Undrained (CU)	each	\$550.00	
	c. Consolidated - Drained (CD)	each	\$775.00	
	d. Pore pressure measurement with a. or b. and use of back pressure for saturation	each	\$260.00	
57.	Direct shear test	each	\$575.00	
58.	Moisture -density relationship test			
	a. Standard Proctor	each	\$150.00	
	b. Modified Proctor	each	\$165.00	
59.	Soil Support Testing			
	a. Subgrade Resilient Modulus on remoulded soils	each	\$660.00	
	b. Resilient modulus on Shelby tube	each	\$420.00	
60.	Collapse potential evaluation test			
	a. Cohesive or expansive soils	each	\$500.00	
61.	Water soluble sulfate test	each	\$110.00	
62.	Water soluble chloride test	each	\$110.00	
63.	Soil resistivity test	each	\$150.00	
64.	Rock durability tests			
	a. Slake durability index test	each	\$140.00	
	b. Jar slake test	each	\$15.00	

**Subtotal (Geotechnical Laboratory)****\$388.00**

**CONSTRUCTION INSPECTION AND MONITORING**

74.	Pressure meter testing services	day	\$1,800.00
75.	Mobilization of testing equipment	LS	\$200.00
77.	Integrity testing		Actual Cost
79.	Dynamic pile analysis	each	\$1,100.00
81.	Dynamic pile load test		Actual Cost
82.	CAPWAP-C analysis	each	\$600.00
			<b>Subtotal (Construction Inspection and Monitoring)</b>

**PAVEMENT INVESTIGATION**

88.	Mobilization of coring equipment	LS	\$225.00
89.	Mobilization mileage for coring equipment	mi	\$2.00
90.	Pavement core (partial depth)	each	\$140.00
91.	Pavement core (full depth)		
	a. Standard	each	\$215.00
	b. Night time	each	\$255.00
92.	Subbase sample	each	\$66.00
93.	Cement concrete pavement core density determination	each	\$36.00
94.	Cement concrete core compressive strength test	each	\$35.00
95.	Bituminous extraction test	each	\$90.00
96.	Sieve analysis of extracted aggregate test	each	\$61.00
97.	Recovery of asphalt from solution by Abson method	each	\$378.00
98.	Theoretical maximum specific gravity test	each	\$80.00
99.	Bulk specific gravity test	each	\$35.00
100.	Air voids calculation	each	\$31.00
101.	Core report	each	\$65.00
			<b>Subtotal (Pavement Investigation)</b>

<sup>1</sup> For items 1d, 1e, 36d, 65 through 73, 76, 78, 80, 83 through 87 and 102 please refer to separate hourly rate schedule.

**Summary of Fees**

<b>Geotechnical Field</b>	<b>\$2,000.00</b>
<b>Geotechnical Laboratory</b>	<b>\$388.00</b>
<b>Construction Inspection and Monitoring</b>	
<b>Pavement Investigation</b>	
<b>Engineering and Coordination (See Separate Fee Schedule)</b>	<b>\$3,102.80</b>
<b>Estimated Total</b>	<b>\$5,490.80</b>

**Reliance Road and Peddlers Village Road Roundabout**

**Job Number: 2021-0014**

**City of Goshen, Indiana**

**Rii Project No. I-21-047**

Appendix "A"	Items	Designation/Classification Tasks/Base Hourly Rate (\$)	PROJECT TEAM HOURS											Reimbursable Expenses	Totals	
			Engineering Staff					Non-Engineering Staff					CADD			
			Principal Engineer	Project Manager	Sr. Project Engineer	Project Engineer	Staff Engineer	Geologist	Engineering Technician	Drilling Manager	Drilling Coordinator	Field Person	CADD Technician			
Geotechnical Field	1d	Marking test borings and pavement core locations (Boring/coring layout)	\$191.63	\$172.51	\$139.72	\$129.03	\$103.90	\$107.94	\$66.78	\$107.64	\$72.66	\$72.66	\$87.18			
		Field checks, coordinating the field work with utilities and sub contractors														
	1e	Obtaining required permits Coordination with Property owners Crop damage														
Traffic Control	36d	Coordinating field work with Traffic control sub-contractor														
Geotechnical Report, Final Check Print and Foundation Review	65	Review of Historical Documents & Current Plans														
		Prepare Exploratory Program, Review and Concurrence with INDOT														
		Assign Laboratory Tests														
		Prepare gINT boring Logs														
		Review Boring Logs and Lab test data (QC/QA)														
		Prepare Roadway subsurface Profiles														
		Prepare Bridge subsurface profiles														
		Preparation of geotechnical recommendations, report, appendices and concurrence with INDOT.														
Geotechnical Analysis	67	a. Without Soil Subgrade Investigations.		8		12							2		\$3,102.80	
		b. With Soil Subgrade Recommendations.														
	68	c. Soil Subgrade Recommendations (ONLY).														
		d. Soil Profile Drawing														
	69	e. Development of Uniques Special Provisions.														
		Foundation review														
	70	Final Check Prints														
		66	Geotechnical Data Report & Technical memoranda for DB, DBBV & PPP projects													
	Geotechnical Analysis	71	Settlement Analysis And Recommendations For Embankment													
			a. Proposed Embankment													
72		b. Proposed and Existing Embankment.														
		68	Ground Modification Design													
70		69	Slope Stability Analysis													
		71	Bridge Foundation Analysis And Recommendations													
			a. Spread foundation													
			b. Deep foundation													
c. Settlement analysis for bridge pier foundation (i, ii, iii)																
71		d. Foundation on Bedrock														
		Retaining Structure Analysis And Recommendations														
		a. Conventional Retaining Structure														
	i. Spread Foundation															
	ii. Deep Foundation															
	iii. Settlement Analysis For Retaining Wall Foundations															
	b. Pile Retaining Structure Analysis And Recommendations															
	i. Free Standing Structure															
ii. Retaining Structure With Tie-Back System																
72	c. Drilled-In-Pier Retaining Structure Analysis															
	i. Free-Standing Structure															
	ii. Retaining Structure With Tie-Back System															
	d. Soil Nailing Wall															
73	Seepage Analysis															
Construction Inspection & Monitoring	76	73	Deep Dynamic Compaction Analysis													
		a. Monitoring Geotechnical Instrumentation														
	78	b. Field Inspector														
		Field Compaction Testing														
		a. Dynamic Cone Penetration (Dcp) Test														
80	b. Light Weight Deflectometer (Lwd)															
83	Static Load Test															
Foundation Evaluation by Non-Destructive Methods	84	80	Final Construction Inspection Report													
		Foundations														
Geophysical Investigations	85	84	Geophysical Investigations													
		Project Management														
Geotechnical Project Management (For Lead Geotechnical Consultant Only)	86	a. Project Coordination														
		b. Project Website														
	87	Geotechnical Review														
		a. Structure Report														
Pavement Investigation	102	b. Roadway Report														
		Pavement Analysis And Report														
<b>Totals</b>				<b>8</b>		<b>12</b>						<b>2</b>		<b>\$3,102.80</b>		

**RESOLUTION 12-2023**

**Approve Request from Goshen Engineering  
to Advertise for Bids for Tenth Street Reconstruction from Jackson Street to  
Reynolds Street**

WHEREAS the Goshen Engineering Department requests permission to advertise for bids for Tenth Street Reconstruction from Jackson Street to Reynolds Street.

WHEREAS Advertisement for the request for bids will be published in the local newspaper on May 12 and May 19, 2023

NOW, THEREFORE, BE IT RESOLVED that the Goshen Redevelopment Commission approves the request to advertise for bids for Tenth Street Reconstruction from Jackson Street to Reynolds Street.

PASSED and ADOPTED on April 11, 2023

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Brian Garber, President

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Brianne Brenneman, Secretary



**Engineering Department  
CITY OF GOSHEN**

204 East Jefferson Street, Suite 1 • Goshen, IN 46528-3405

Phone (574) 534-2201 • Fax (574) 533-8626 • TDD (574) 534-3185  
engineering@goshencity.com • www.goshenindiana.org

## Memorandum

To: Goshen Redevelopment Commission

From: Dustin K. Sailor, Director of Public Works

**RE: TENTH STREET RECONSTRUCTION FROM JACKSON ST. TO REYNOLDS ST.  
(JN: 2022-0037)**

Date: April 5, 2023

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The City has been working with Anderson Partners, LLC. to redevelop the former Western Rubber property east of Tenth Street and north of Plymouth Avenue. The infrastructure along Tenth Street must be rebuilt to support this development. Goshen Engineering, Goshen Utilities, and Goshen Redevelopment have been working with JPR Consulting to design the needed right-of-way improvements. JPR is eighty percent complete with the design and currently working on utility coordination. A recent development that came out of utility coordination is that the pre-1970 gas main along Tenth Street is shallow and will need to be relocated before the City can undertake its project. Preliminary discussions with NIPSCO indicate this relocation effort could take eight months to plan, bid and then replace. With NIPSCO's identified timeline, the City's planned 2023 Tenth Street project is now being programmed for 2024.

To avoid additional delays with the assembly of project materials and securing a contractor, the design team recommends project bidding start in May of 2023, with letting occurring in June of 2023. The proposed bidding schedule is as follows:

April 11, 2023 – Request Redevelopment's permission to bid

May 12, 2023 – First Advertisement

May 19, 2023 – Second Advertisement

June 5, 2023 – Board of Works and Safety opens bids

June 13, 2023 – Redevelopment to consider and award the project

Based on the preliminary engineer's opinion of the project cost, the project could cost as much as \$3.88 million dollars. The preliminary engineer's estimate is a draft document and is available to commission members upon request.

Due to a conference, I will not be in attendance at the Commission's April 11 meeting. If there are questions about the project scope prior to the meeting, please feel free to reach out to me via my office phone at 574-537-3814 or my cell phone at 574-202-0062. In lieu of my presence at the meeting, Becky Hutsell will be able to address questions regarding funding and what impact this project may have on Redevelopment's long-range capital plan.



## **GOSHEN REDEVELOPMENT COMMISSION**

### **Register of Claims**

The Goshen Redevelopment Commission has examined the entries listed on the following itemized Expenditure Report for claims entered from **March 15, 2023 through April 6, 2023** and finds that entries are allowed in the total amount of **\$ 932,024.85**

**APPROVED** on April 11, 2023

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Brian Garber, President

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Brianne Brenneman, Secretary

# GOSHEN REDEVELOPMENT COMMISSION

## Expenditure Report - by Budget Line and Payee

Claims from 03/15/2023 through 04/07/2023

<b>406-560-00-433.0000</b>			<b>RDV NON-RVRT OP/Printing &amp; Advertising</b>
4/5/2023	Elan Corporate Payment Systems		\$25.00
			<b>Line Total for Period:</b>
			<b>\$25.00</b>
<b>406-560-00-435.0101</b>			<b>RDV NON-RVRT OP/Electric</b>
4/5/2023	NIPSCO (00014)		\$119.99
			<b>Line Total for Period:</b>
			<b>\$119.99</b>
<b>406-560-00-435.0201</b>			<b>RDV NON-RVRT OP/Gas</b>
4/5/2023	NIPSCO (00014)		\$186.02
			<b>Line Total for Period:</b>
			<b>\$186.02</b>
<b>406-560-00-436.0100</b>			<b>RDV NON-RVRT OP/Repairs &amp; Maintenance</b>
4/5/2023	Menards - Goshen Store # 3096 (01046)		\$56.00
			<b>Line Total for Period:</b>
			<b>\$56.00</b>
<b>406-560-00-439.0930</b>			<b>RDV NON-RVRT OP/Other Services &amp; Charges</b>
4/5/2023	Goshen Utilities (00013)		\$67.87
			<b>Line Total for Period:</b>
			<b>\$67.87</b>
<b>473-560-00-442.0000</b>			<b>SOUTHEAST TIF/Capital Projects</b>
3/21/2023	Abonmarche (05859)		\$62,000.00
4/5/2023	Abonmarche (05859)		\$65,000.00
4/5/2023	Abonmarche (05859)		\$2,235.00
4/5/2023	State Barricading, Inc.		\$9,000.00
			<b>Line Total for Period:</b>
			<b>\$138,235.00</b>
<b>480-560-00-431.0502</b>			<b>RR/US 33 TIF/Contractual Services</b>
4/5/2023	Abonmarche (05859)		\$615.00
4/5/2023	Jones Petrie Rafinski Corp. (00463)		\$47,422.79
			<b>Line Total for Period:</b>
			<b>\$48,037.79</b>

<b>480-560-00-439.0930</b>		<b>RR/US 33 TIF/Other Services &amp; Charges</b>	
3/15/2023	Commercial Appraisal Services, Inc. (09958)		\$1,000.00
3/15/2023	Elko Title Corporation (04462)		\$300.00
4/5/2023	Amazon Capital Services		\$445.49
4/5/2023	Barkes, Kolbus, Rife & Shuler, LLP (00311)		\$3,503.07
4/5/2023	J. Wilsey Appraisal Co. (07658)		\$4,000.00
4/6/2023	Appraisal Solutions Inc.		\$575.00
4/6/2023	Appraisal Solutions Inc.		\$400.00
<b>Line Total for Period:</b>			<b>\$10,223.56</b>

<b>480-560-00-441.0001</b>		<b>RR/US 33 TIF/Property Acquisition</b>	
3/20/2023	Travis & Michelle Thaxton		\$17,225.00
3/24/2023	Barkes, Kolbus, Rife & Shuler-FID ACCT (05080)		\$1,560.37
<b>Line Total for Period:</b>			<b>\$18,785.37</b>

<b>480-560-00-442.0000</b>		<b>RR/US33 TIF/Capital Projects</b>	
4/5/2023	Roberts Environmental Services, LLC(05805)		\$5,692.05
<b>Line Total for Period:</b>			<b>\$5,692.05</b>

<b>482-560-00-442.0000</b>		<b>RDV DIST CAP (08 RR BONDS)/Capital Projects</b>	
4/6/2023	HRP Construction		\$223,364.95
4/6/2023	Niblock Excavating, Inc. (00653)		\$487,231.25
<b>Line Total for Period:</b>			<b>\$710,596.20</b>

<b>Total Expenditures for Period:</b>	<b>\$932,024.85</b>
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# April 2023 Redevelopment Staff Report

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## **PROJECT: RAILROAD QUIET ZONE FROM KERCHER ROAD TO LINCOLN AVENUE**

### PROJECT DESCRIPTION

Establishment of a Quiet Zone along the Norfolk Southern Railroad Marion Branch from Washington Ave to Kercher Ave.

### PROJECT UPDATE

- The City continues to work with INDOT and Norfolk Southern for the design of the Madison Street railroad Crossing. The quiet zone schedule is being driven by this work. Activities to be completed to implement the Quiet Zone are:
  - Installation of signs and delineators at the railroad crossings.
  - Traffic counts to be done at each of the railroad crossings.
  - Madison Street will have flasher and gates installed which is anticipated to cost approximately \$400,000. INDOT has agreed to pay 90% of the project. INDOT is improving the crossing as a part of the Crossing Safety Improvement funds. The project is expected to be completed in 2024.
  - Submit the Public Authority Application (PAA) to Federal Railroad Administration (FRA) for review, which typically takes 2 months.
  - Railroad Quiet Zone is anticipated to be “in-service”.

The City met with the Federal Railroad Administration (FRA) and INDOT at the end of July 2019 to review the plan’s implementation status and finalize the proposed changes. An addendum to the Notice of Intent with the proposed changes have been submitted to FRA, INDOT, and Norfolk and Southern for comment.

A review of the Madison Street railroad crossing occurred with INDOT and Norfolk Southern (NS) on February 19, 2020. NS noted the design would take 12 to 18 months to complete, but that timeline was established before COVID. Contact was made with INDOT on August 4, 2021, to request an invoice. In 2022, the invoice was paid and Goshen Engineering is now working with Norfolk Southern on the design for the railroad crossing.

Goshen Engineering is working to engage American Structurepoint to serve as the City’s agent to schedule another site meeting with the Federal Railroad Administration (FRA) and Norfolk Southern. The goal is to settle on a final plan in 2023 that can be implemented in 2024.

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## **PROJECT: STEURY AVENUE RECONSTRUCTION AND STORMWATER DETENTION AREA**

### PROJECT DESCRIPTION

This project has grown out of the recent improvements along the Lincoln Avenue and Steury Avenue corridor with the expansion of GDC, Lions Head, the Goshen Street Department, Goshen Police Department’s Training facility and the Goshen Central Garage. This corridor no longer supports the additional vehicle loads and has been chip and sealed to extend the service life of the current pavement. The intersection of Steury Avenue and Lincoln has small turning radiuses, which causes semi-traffic serving the corridor to make wide swings onto and off of Steury Avenue and Lincoln. Drainage is effectively non-existent along the roadway corridor and there are limited opportunities to improve the drainage without looking outside the corridor. In addition to the functionality of the roadway, the

roadway's appearance does not reflect the investment the adjoining companies have made on their properties. The overall plan is to reconstruct both roadways, adding turning lanes and improving intersections while also addressing utility needs.

PROJECT UPDATE

Phase I of the project has been completed which was construction of the pond at the old salvage yard. The next phase of the project will include new water main and storm sewer installation for both Lincoln Avenue from the creek to just past Troyer Carpets and Steury Avenue from Lincoln to the "S" curves. The water main project, which was a Water Utility project, east of Steury Avenue, was completed in December 2020, with successful improvement of fire flow capability in East Goshen.

Utility relocation will be finalized with the relocation of Frontier's communication cable during the winter of 2022. Goshen Engineering is has issue a right-of-way permit for the relocation, but has not receive conformation the utilities are clear. Design plans are being finalized and bidding for this project is anticipated to occurring in the May 2023. Because of material lead times, it is anticipated this project will being construction in 2024.

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**PROJECT:   KERCHER ROAD RETENTION AREA**

PROJECT DESCRIPTION

Development of a plan for a stormwater retention area on the north side of Kercher Road, just east of the railroad tracks. This project will address some of the flooding problems in the Goshen Industrial Park

PROJECT UPDATE

All work has been completed on the first phase of this project. An easement needs to be acquired from Benteler, and then the project can be bid. Goshen Engineering continues to work towards bidding this project. Construction will likely be delayed until late 2023 or 2024.

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**PROJECT:   PLYMOUTH AVENUE AREA STORMWATER PROJECT**

PROJECT DESCRIPTION

The city owns an existing stormwater facility located on the south side of State Road 119 and east of Lighthouse Lane. This facility does not adequately address the stormwater issues in the area. The project will supplement existing public stormwater facilities by constructing additional interconnecting detention areas in partnership with the developer of The Crossing, a residential subdivision. The project will also include the extension of Lighthouse Lane to connect to The Crossing.

PROJECT UPDATE

This project is substantially complete.

---

**PROJECT:   FORMER WESTERN RUBBER SITE**

PROJECT DESCRIPTION

The Western Rubber site went through an extensive demolition and environmental remediation process and is now considered a buildable site. The vacant parcel contains approximately 170,000 square feet and is located east of the Norfolk Railroad, north of the Plymouth Avenue.

PROJECT UPDATE

A Request for Proposals (RFP) was issued in April, 2021, with the initial round of proposals due May 11. A development proposal was received from Anderson Partners LLC to build a mixed-use project consisting of approximately 138 apartments and 1,000 square feet of commercial space. The Redevelopment Commission and City Council have approved a development agreement with the developer and the rezoning has been completed. The developers have been awarded

READI grant funds and design work is underway. We are in the process of amending the River Race TIF to carve out this parcel, establishing it as its own allocation area, and will then proceed with issuance of the bond.

The design is eighty percent complete, and the City and its consultant are working through utility coordination. Due to a project conflict with a natural gas line, the City is working with NIPSCO to perform a utility relocation. This work is anticipated to be complete in 2023, which will push the City's project into 2024. Project letting is still anticipated for June of 2023.

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**PROJECT: RIVER ART**

PROJECT DESCRIPTION

The half block at 3<sup>rd</sup> & Jefferson is currently vacant and ready for development. The City is soliciting proposals from interested developers.

PROJECT UPDATE

A new RFP has been issued for redevelopment of this site with proposals due by April 11, 2023.

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**PROJECT: DOWNTOWN VAULT ASSESSMENT**

PROJECT DESCRIPTION

Downtown vaults have been discussed for many years as a public safety concern. Since the incident in 2012, effort and resources have been committed to identify, assess, and eliminate vaults. Many vaults have been removed, but there are approximately 26 vaults remaining. Work through the next steps, staff determined a vault assessment by a structural engineer was necessary. The Commission agreed to fund the assessment, and a contract was awarded to Clear Creek & Associates.

PROJECT UPDATE

The vault assessments are complete, and assessments have been forwarded to each property owner for consideration. There were two vaults deemed immediate concerns and there are other vaults that were identified as needing repairs or closure. At the May Redevelopment meeting, Goshen Redevelopment agreed to provide partial financial support for vault closures. Goshen Engineering has sent out notices to all property owners with vaults, and applications to participate were to be submitted by December 17, 2021. The next step will be to solicit quotes to perform the public portion of the vault closures. Goshen Engineering did not proceed with requesting bids for vault removal in 2022. If possible, we would like to proceed with the same scope of work in 2023.

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**PROJECT: MILLRACE TOWNHOME SITE**

PROJECT DESCRIPTION

The one-acre lot, established as the Millrace Townhomes Subdivision, is currently vacant and proposals are being solicited by interested developers.

PROJECT UPDATE

A new RFP has been issued for redevelopment of this site with proposals due by April 11, 2023.

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**PROJECT: COLLEGE AVE FROM US 33 EAST TO RAILROAD XING**

PROJECT DESCRIPTION

This federally funded project consists of adding a center turn lane and a 10 foot multi-use path on the north side of College Ave from US 33 to the railroad crossing. The project is expected to be under construction in 2026.

The City selected American Structurepoint to complete the design.

PROJECT UPDATE

American Structurepoint is actively working on the design. A public meeting was held the evening of December 6, 2023, with good turnout. The City will begin the process of purchasing right-of-way in 2023.

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**PROJECT: COLLEGE AVE FROM US 33 WEST TO NINTH STREET**

PROJECT DESCRIPTION

This federally funded project consists of adding a center turn lane and a 10 foot multi-use path on the north side of College Ave from US 33 west to Ninth Street. The project is expected to be under construction in 2028/2029.

The City selected American Structurepoint to complete the design.

PROJECT UPDATE

American Structurepoint is working on Phase I utility coordination. The City as one of the affected utilities has received plans requiring comment to be provided back to American Structurepoint.

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**PROJECT: SOUTH FIRE STATION STUDY**

PROJECT DESCRIPTION

The Five-Year Capital Plan includes the construction of a new south fire station. There is \$200,000 allocated for design and an additional \$4 million earmarked for construction. The new fire station was originally intended to replace the College Avenue station and but recent negotiations with Elkhart Township have instead led to the decision to instead plan for a fourth station near the Goshen Airport.

PROJECT UPDATE

The study has been completed and the Redevelopment Commission has approved issuance of an RFP for design services for a new south fire station facility. Prior to proceeding with a traditional design/build, staff is exploring the “Build Operate Transfer” model and will bring an update to the Commission at next month’s meeting.

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**PROJECT: WEST JEFFERSON STREETSCAPE**

PROJECT DESCRIPTION

The Five-Year Capital Plan include the reconstruction of West Jefferson Street between Third Street and Main Street. The project will incorporate the use of brick pavers to address stormwater restrictions in this area. The project will also include the reconfiguration of parking, decorative street lighting, and street trees. The estimated cost of the project is \$500,000, plus and an additional cost of \$100,000 for design fees.

PROJECT UPDATE

The Commission approved the issuance of RFP for design of the street improvements but issuance was delayed until the RDC was able to acquire the property at 113 W Jefferson Street. A contract has been executed with A&Z Engineering to complete necessary survey work for this area. The survey and geotechnical work are complete. A conceptual plan has been completed and a review with redevelopment commission members has taken place. In February 2023, a public meeting was held with potentially affected property owners. Goshen Engineering continues to work on the project design, and anticipates bidding this project in the fall of 2023 for construction in 2024. It should be noted that depending on where other projects come in on cost, this project may need to be delayed.

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**PROJECT: ELKHART COUNTY COURT COMPLEX**

PROJECT DESCRIPTION

Elkhart County has selected a site located on Reliance Road to construct the new Court Complex. Due to the projected increase in traffic that will be generated by the new complex, several road improvements are required to increase capacity. Since this project is located in the River Race/US 33 TIF area, the Redevelopment Commission has pledged \$1.5 million in TIF revenue to fund the improvements. The County has pledged an additional \$500,000 to assist in paying for these improvements. This project will be designed and constructed through the City of Goshen and is expected to start construction in 2023.

PROJECT UPDATE

The City and County worked with JPR to complete a Traffic Impact Study (TIS) for the area based upon the new court complex and the changes in traffic patterns that can be expected. The report is now complete and has been approved by INDOT. Elkhart County has confirmed their funding commitment for the overall project and A&Z Engineering has been hired to complete the design. The design is currently at 90-percent and is being reviewed. Bidding is anticipated in the spring of 2023. Right-of-way purchasing is ongoing. Before bidding occurs, both the Redevelopment Commission and Elkhart County will need to review the project and the proposed cost and authorize the project to be bid.

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**PROJECT: KERCHER WELLFIELD LAND PURCHASE**

PROJECT DESCRIPTION

The Kercher Wellfield located in the Goshen Industrial Park requires the replacement of one of its three wells. Because the wellfield is sitting on a postage stamp property, the site is unable to support the development of another well without the purchase of additional land.

The site has been purchased. City staff have begun designing the required improvements from withdrawal, to treatment, to transportation. This process is anticipated to take 3-years.

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**PROJECT: FIDLER POND CONNECTOR PATH**

PROJECT DESCRIPTION

This project will create a pedestrian path connecting the College Avenue path to Fidler Pond Park. The path will be constructed in two phases. Initially, the Oak Lane roadway will act as the pathway while the trail is constructed from the north end of the road to the park. Sharrows will be added to Oak Lane during Phase One and Phase Two will include reconstructing Oak Lane with curb and gutter and the installation of a separated pedestrian trail.

PROJECT UPDATE

Engineering has prepared preliminary drawing and engineer's estimates for both phases. After the final alignment is determined a neighborhood meeting will be scheduled to receive comments. Final design may be completed in-house. If not, a RFP for design services will be issued. Optimistically, construction is anticipated to occur in 2022.

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**PROJECT: EAST COLLEGE AVENUE INDUSTRIAL DEVELOPMENT**

PROJECT DESCRIPTION

Last Dance, LLC has purchased 313 acres of farmland on East College Avenue just east of the railroad tracks. A portion of the land was previously annexed by Lippert for development but the project never came to life. Last Dance has now purchased additional land and is partnering with the City on the infrastructure. They've hired Abonmarche to complete the design of a new water main loop from College to CR 31 to CR 38 to connect at Century Drive, extension of sewer mains beneath the railroad to serve the new industrial area, a new public



water/sewer/roadway loop within the first phase of the development and substantial stormwater improvements. The project is being funded by a combination of existing TIF funds and by a city-issued bond that will be purchased by the developer and repaid through future TIF revenues. Annexation of the additional land has been completed.

PROJECT UPDATE

Construction contracts have been awarded to HRP Construction for Contracts 1 and 3 and Niblock Excavating for Contract 2. Work progressed through the winter of 2022 as weather allowed. HRP Construction was able to complete the gravity sewer installation and enough of the water main to allow Brinkley RV to occupy their first building in March 2023. The second building is well on its way to be being fully enclosed. HRP continues to install water main along County Road 31 to complete the water main loop. They are also working on the stormwater infrastructure within the development site as well as the development's primary lift station. The goal is to have Brinkley East completed by July, which will better support Brinkley RV's operation in Building No. 1 and future Building No. 2.

Niblock Excavating continues to balance the site with earth movement to allow the road, the development sites, and the detention basins to meet their final grades. Work on site earthwork will continue well into summer.

As we approach July and the Elkhart County Fair, County Road 36 will receive a pavement scratch coat to allow the road safely passed during the fair. Once the fair is over the road will be shut down once again in September to perform pavement reclamation and install a new pavement surface. This work will be an addition to the project, but necessary since the heavy construction in this corridor has severely damage the road bed.

The City and County continue to work together to address outstanding drainage issues.

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**PROJECT: PARK DEPARTMENT MAINTENANCE BUILDING**

PROJECT DESCRIPTION

The Goshen Parks Department needs to relocate its existing maintenance building which is located in a floodway in Shanklin Park. The Redevelopment Commission has offered the property between Plymouth Avenue and Jackson Street, adjacent to the east side of the railroad. The Commission has also allocated \$1.0 million toward the cost of designing and constructing the new facility.

PROJECT UPDATE

The building is enclosed and Nuway is working on finalizing the interior framing, electrical and plumbing work. The exterior utilities are in and the rest of the site's exterior will start taking shape in the next month with the installation curb, pavement, and drive approaches. The City is working through several change order requests and time extensions from the contractor.