

AGENDA
REGULAR MEETING OF VILLAGE COUNCIL
APRIL 5, 2018 at 6:30 P.M.

1. Mayor Smith calls the meeting to order

2. Roll Call:

Linda Allen
James Boerio
Linda Burke

Bryan Corcoran
Bill Madison
Rolin Spicer

3. Guests: Arik Sherk, Thompson Hine LLP, Partner
Resolution 2018-16

4. Floor open to the public:

5. New Business: First Reading Resolution 2018-16 official intent
with respect to reimbursement of temporary
advances for capital expenditures

Emergency Resolution 2018-17 notice of award to
Kramer & Feldman Inc. for the municipal building
renovation

Emergency Resolution 2018-18 intent to purchase
road salt for the 2018-2019 winter season from
Warren County Engineer's Office

Authorization of Invoices

6. Old Business: Second Reading Resolution 2018-13 approving the
right-of-way dedication plat for the Stone lake
Subdivision

Second Reading Resolution 2018-15 entering into
agreement with Contract Sweepers to provide street
sweeping services in 2018

7. Executive Session

8. Communications and reports from Village Officials and Committees

- a. Mayor
- b. Fiscal Officer
- c. Solicitor
- d. Administrator
- e. Sgt.
- f. Council Members

9. Adjournment

**VILLAGE OF SOUTH LEBANON, OHIO
RESOLUTION NO. 2018-16**

**DECLARATION OF OFFICIAL INTENT WITH RESPECT TO
REIMBURSEMENT OF TEMPORARY ADVANCES MADE FOR CAPITAL
EXPENDITURES TO BE MADE FROM SUBSEQUENT BORROWINGS**

WHEREAS, Treasury Regulation § 1. 150-2 (the “Reimbursement Regulations”), issued pursuant to Section 150 of the Internal Revenue Code of 1986, as amended, (the “Code”) prescribes certain requirements by which proceeds of tax-exempt bonds, notes, certificates or other obligations included in the meaning of “bonds” in Section 150 of the Code (“Obligations”) used to reimburse advances made for Capital Expenditures (as hereinafter defined) paid before the issuance of such Obligations are deemed “spent” for purposes of Sections 103 and 141 to 150 of the Code and the further subject to any other requirements or restrictions under those sections of the Code; and

WHEREAS, such Reimbursement Regulations require that the Issuer (as hereinafter defined) make a Declaration of Official Intent (as hereinafter defined) to reimburse any Capital Expenditure paid prior to the issuance of the Obligations intended to fund such Capital Expenditure and require that such Declaration of Official Intent be made no later than sixty (60) days after payment of the Capital Expenditure and further require that any Reimbursement Allocation (as hereinafter defined) of the proceeds of such Obligations to reimburse such Capital Expenditures occur no later than eighteen (18) months after the later of the date the Capital Expenditure was paid or the date the property acquired with the Capital Expenditure was placed in service, except that any such Reimbursement Allocation must be made no later than three years after such Capital Expenditure was paid; and

WHEREAS, the Council of the Village of South Lebanon wishes to ensure compliance with the Reimbursement Regulations;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the Village of South Lebanon, that:

SECTION 1. Definitions. The following definitions apply to the terms used herein:

“Allocation” means written evidence that proceeds of Obligations issued subsequent to the payment of a Capital Expenditure are to reimburse the Village of South Lebanon, Ohio (the “Village”) for such payments. “To allocate” means to make such an allocation.

“Capital Expenditure” means any expense for an item that is properly depreciable or amortizable or is otherwise treated as a capital expenditure for purposes of the Code, as well as any costs of issuing Reimbursement Bonds.

“Declaration of Official Intent” means a written declaration that the Village intends to fund Capital Expenditures with an issue of Reimbursement Bonds and reasonably expects to be reimbursed from the proceeds of such an issue.

“Issuer” means either a governmental unit (including the Village) that is reasonably expected to issue Obligations, or any governmental entity or 501(c)(3) organization that is reasonably expected to borrow funds from the actual issuer of the Obligations.

“Reimbursement” means the restoration to the Village of money temporarily advanced from other funds, including moneys borrowed from other sources, of the Village to pay for Capital Expenditures before the issuance of Obligations intended to fund such Capital Expenditures. “To reimburse” means to make such a restoration.

“Reimbursement Bonds” means Obligations that are issued to reimburse the Village for Capital Expenditures, and for certain other expenses permitted by Reimbursement Regulations, previously paid by or for the Village.

“Reimbursement Regulations” means Treasury Regulation § 150-2 and any amendments thereto or superseding regulations, whether in proposed, temporary or final form, as applicable, prescribing conditions under which the proceeds of Obligations may be allocated to reimburse the Village for Capital Expenditures and certain other expenses paid prior to the issuance of the Obligations such that the proceeds of such Obligations will be treated as “spent” for purposes of Sections 103 and 141 to 150 of the Code.

SECTION 2. Declaration of Official Intent.

- a) The Village declares that it reasonably expects that the Capital Expenditures described in Section (b), which were paid no earlier than sixty (60) days prior to the date hereof, or which will be paid prior to the issuance of any Obligations intended to fund such Capital Expenditures, will be reimbursed with the proceeds of Obligations, representing a borrowing by the Village in the maximum principal amount for such Reimbursements of \$1,300,000; and
- b) The Capital Expenditures to be reimbursed are to be used to provide for the renovation of a portion of the former South Lebanon Elementary School located in the Village at the corner of Broadway Street and High Street to be used as the Village’s Municipal Building. The renovation will include wall and floor covering, ceiling improvements as well as electrical and plumbing improvements and miscellaneous other public improvements related thereto.

SECTION 3. Reasonable Expectations. The Village does not expect any other funds (including the money advanced to make the Capital Expenditures that are to be reimbursed), to be reserved, allocated on a long-term basis, or otherwise set aside by the Village or any other entity, with respect to the Capital Expenditures for the project described in Section 2(b).

SECTION 4. Open Meeting. This Council finds and determines that all formal actions of this Council concerning and relating to the adoption of this resolution were taken in an open meeting of this Council and that all deliberations of this Council and of any committees that resulted in those formal actions were in meetings open to the public in compliance with the law.

SECTION 5. Immediate Effect. This resolution shall take effect and be in force immediately upon its adoption.

Adopted: April [___], 2018

Yeas: _____

Mayor

Nays: _____

Attest: _____
Village Clerk

4826-3048-2016

**VILLAGE OF SOUTH LEBANON, OHIO
RESOLUTION NO. 2018-17**

A RESOLUTION APPROVING AND AUTHORIZING THE ISSUANCE OF A NOTICE OF AWARD TO KRAMER & FELDMAN INC. FOR THE CONSTRUCTION OF THE VILLAGE OF SOUTH LEBANON MUNICIPAL BUILDING RENOVATION PROJECT AND AUTHORIZING THE MAYOR AND FISCAL OFFICER TO EXECUTE A CONTRACT FOR SAID IMPROVEMENT PROJECT AND THEREAFTER ISSUANCE OF A NOTICE TO PROCEED, AND DECLARING AN EMERGENCY

WHEREAS, the Village published invitations to bid for the Village of South Lebanon Municipal Building Renovation Project on January 11, 2018, with the bid opening on February 21, 2018; and,

WHEREAS, Kramer & Feldman Inc. submitted the apparent low bid with a base bid of \$790,429.00, Alternate One bid of a deduction of \$16,000.00; and Alternate Two of \$5,009.00 and,

WHEREAS, Kramer & Feldman Inc., after discovering an error in the calculation of their bid for Alternate One of the substitution for terrazzo flooring, withdrew, in writing, Alternate One within the timeframe prescribed in the bid documents; and

WHEREAS, the Village Administrator, along with the Project Architect, has reviewed all of the bids submitted, including the withdraw of Alternate One by Kramer & Feldman, Inc., and recommends that the contract for this Project be awarded to Kramer & Feldman Inc. for the base bid amount of \$790,429.00; and,

WHEREAS, due to the requirement to award the bid within sixty (60) days after the bid opening, immediate action is required and such action is necessary in order to preserve the public peace, health, safety or welfare of the Village.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of South Lebanon, at least two-thirds of all members elected thereto concurring:

Section 1. Approve the issuance of a Notice of Award to Kramer & Feldman Inc. (Contractor) and further authorize the Mayor and Fiscal Officer to execute the Project Contract after approval as to form by the Village Solicitor and execution by the Contractor.

Section 2. Upon full execution of the Project Contract, the Mayor and Fiscal Officer are further authorized to execute and send a Notice to Proceed to the Contractor.

Section 3. That the Council is acting in its administrative capacity in passing this Resolution.

Section 4. That the recitals contained within the Whereas Clauses set forth above are incorporated by reference herein.

Section 5. That this Resolution is hereby declared to be an emergency measure in accordance with Ohio Rev. Code § 731.30 for the immediate preservation of the public peace, health, safety and general welfare; and, this Resolution shall be in full force and effective immediately upon its passage.

Section 6. That it is found and determined that all formal actions of the Council concerning and relating to passing this Resolution were adopted in an open meeting of Council in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Adopted this 5th day of April, 2018.

Attest: _____
Nicole Armstrong, Fiscal Officer/Clerk James D. Smith, Mayor

Rules Suspended: / /2018 (if applicable)	Effective Date – / /2018
Vote - ____ Yeas ____ Nays	
First Reading – / /2018	Effective Date – / /2018
Second Reading – / /2018	
Third Reading– / /2018	
Vote - ____ Yeas ____ Nays	

Prepared by and approved as to form:

PAUL R. REVELSON

VILLAGE SOLICITOR

SOUTH LEBANON, OHIO

By: _____

Date: _____

**VILLAGE OF SOUTH LEBANON, OHIO
RESOLUTION NO. 2018-18**

**A RESOLUTION OF INTENT TO PURCHASE ROAD SALT FOR THE 2018-2019
WINTER SEASON FROM THE WARREN COUNTY ENGINEER'S OFFICE, AND
DECLARING AN EMERGENCY**

WHEREAS, the Warren County Engineer's Office is offering a cooperative program wherein the County Engineer's Office will bid out volumes of road salt sufficient to supply the local jurisdictions throughout Warren County for the 2018-2019 Winter season, thereby resulting in local jurisdictions being able to purchase road salt directly from the awarded vendor; and,

WHEREAS, in order to save money and expedite the competitive bidding process, it benefits the Village of South Lebanon to purchase from the Warren County Engineer's Office some or all of road salt that may be needed for the 2018-2019 winter season; and,

WHEREAS, the Warren County Engineer's Office satisfies all applicable State and local requirements through the competitive bidding process for purchasing road salt; and,

WHEREAS, to meet the deadline for the program, the Village Administrator timely sent a letter to the Warren County Engineer's Office, as requested by the County Engineer's Office by April 20, 2018, giving notice of the Village's intent to participate in the program; and,

WHEREAS, the Village Council desires to affirm the actions of the Village Administrator by giving official notice of the Village's intent to participate in the program by purchasing some or all of the Village's road salt for the 2018-2019 Winter season from the Warren County Engineer's Office; and,

WHEREAS, immediate action is required to participate in the Warren County Engineer's Office's cooperative program to purchase road salt for the 2018-2019 Winter season, and such action is necessary in order to preserve the public peace, health, safety or welfare of the Village.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of South Lebanon, at least two-thirds of all members elected thereto concurring:

Section 1. On behalf of the Village, the Village Council does hereby ratify the actions of the Village Administrator and further gives notice of the Village's intent to participate in the said program by purchasing some or all of the Village's road salt for the 2018-2019 Winter season from the Warren County Engineer's Office.

Section 2. That the Council is acting in its administrative capacity in passing this Resolution.

Section 3. That the recitals contained within the Whereas Clauses set forth above are incorporated by reference herein.

Section 4. That this Resolution is hereby declared to be an emergency measure in accordance with Ohio Rev. Code § 731.30 for the immediate preservation of the public peace, health, safety and general welfare; and, this Resolution shall be in full force and effective immediately upon its passage.

Section 5. That it is found and determined that all formal actions of the Council concerning and relating to passing this Resolution were adopted in an open meeting of Council in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Adopted this 5th day of April, 2018.

Attest: _____

Nicole Armstrong, Fiscal Officer

James D. Smith, Mayor

Rules Suspended: / /2018 (if applicable)

Effective Date – / /2018

Vote - ____ Yeas

____ Nays

First Reading – / /2018

Effective Date – / /2018

Second Reading – / /2018

Third Reading– / /2018

Vote - ____ Yeas

____ Nays

Prepared by and approved as to form:

PAUL R. REVELSON
VILLAGE SOLICITOR
SOUTH LEBANON, OHIO

By: _____

Date: 04/05/2018

NOTICE OF AWARD

Date of Issuance: April 5, 2018

Owner: Village of South Lebanon

Project: Village of South Lebanon Municipal Building
Renovation Project

Bidder: Kramer & Feldman, Inc.

Bidder's Address: 7636 Production Drive, Cincinnati,
OH 45237

To Bidder:

You are notified that Owner has accepted your Bid dated 2/21/18 for the above Project, and that you are the Successful Bidder and are awarded a Contract for:

Village of South Lebanon Municipal Building Renovation Project

(Describe Work or alternates awarded.)

The Contract Price of the awarded Contract is \$790,429.00

Three (3) copies of the proposed Contract Documents (except Plans) accompany this Notice of Award.

You must comply with the following conditions precedent within 15 days of the date of receipt of this Notice of Award.

Three (3) counterparts of the Agreement, fully executed by Bidder must be delivered to Village of South Lebanon.

Deliver with the executed Agreements the Contract Security and insurance documentation as specified in the General Conditions and Supplementary Conditions - Article 6.

Failure to comply with these conditions within the time specified will entitle Owner to consider you in default, annul this Notice of Award, and declare your Bid Security forfeited.

Within ten days after you comply with the above conditions, Owner will return to you one fully-executed counterpart of the Agreement.

OWNER: Village of South Lebanon

By:

[Signature]

[Printed name]

James D. Smith

Title:

Mayor

AGREEMENT

This Agreement is by and between the Village of South Lebanon, 99 N. High Street, South Lebanon, Ohio 45065 (Owner) and Kramer & Feldman Inc., 7636 Production Drive, Cincinnati, Ohio 45237 (Contractor).

Owner and Contractor, hereby agree as follows:

ARTICLE 1 – WORK

1.01 Contractor shall complete all Work as specified or indicated in the Contract Documents. The Work is generally described as follows:

Renovation of the former South Lebanon Elementary School at the Village-owned building located at 10 N. High Street, South Lebanon, Ohio as per bid specs,

ARTICLE 2 – THE PROJECT

2.02 The Project, of which the Work under the Contract Documents is a part, is generally described as follows:

Village of South Lebanon Municipal Building Renovation Project

ARTICLE 3 – ARCHITECT

The Project has been designed by Childress & Cunningham Inc.

ARTICLE 4 – CONTRACT TIMES

4.01 Time of the Essence

- A.** All time limits for Milestones, if any, Substantial Completion, and completion and readiness for final payment as stated in the Contract Documents are of the essence of the Contract.

4.02 Contract Times: Dates

- A.** Bidder agrees that the Work will be complete within nine (9) months from the date of the “Notice to Proceed”.

Liquidated Damages

- A.** Contractor and Owner recognize that time is of the essence as stated in paragraph 4.01 above and that Owner will suffer financial and other losses if the Work is not completed and Milestones not achieved within the times specified in paragraph 4.02 above, plus any extensions thereof allowed in accordance with the Contract. The parties also recognize the delays, expense, and difficulties involved in proving in a legal or arbitration proceeding the actual loss suffered by Owner if the Work is not completed on time. Accordingly, instead of requiring any such proof, Owner and Contractor agree that as liquidated damages for delay (but not as a penalty)
- 1.** *Substantial Completion:* Contractor shall pay Owner five hundred dollars (\$500.00) for each calendar day that expires after the time (as duly adjusted pursuant to the Contract) specified in Paragraph 4.02.A above for Substantial Completion until the Work is substantially complete.
 - 2.** *Completion of Remaining Work:* After Substantial Completion, if Contractor shall neglect, refuse, or fail to complete the remaining Work within the Contract Time (as duly adjusted pursuant to the Contract) for completion and readiness for final payment, Contractor shall pay Owner five hundred dollars (\$500.00) for each calendar day that expires after such until the Work is completed and ready for final payment.
 - 3.** Liquidated damages for failing to timely attain Substantial Completion and final completion are not additive and will not be imposed concurrently.

ARTICLE 5 – CONTRACT PRICE

- 5.01** Owner shall pay Contractor the amount of Seven Hundred Ninety Thousand Four Hundred Twenty Nine and 00/100 Dollars (\$790,429.00) for completion of the Work in accordance with the Contract Documents an amount in current funds equal to the sum of the amounts determined for all work at the prices stated in Contractor's Bid provided within this document.

ARTICLE 6 – PAYMENT PROCEDURES

6.01 Submittal and Processing of Payments

- A.** Contractor shall submit Applications for Payment in accordance with Article 15 of the General Conditions. Applications for Payment will indicate the amount of Contractor's fee then payable. Applications for Payment will be processed by Architect as provided in the General Conditions.

6.02 Progress Payments; Retainage

- A.** Owner shall make progress payments on account of the Contract Price on the basis of Contractor's Applications for Payment as recommended by Architect on

or about the 25th day of each month during construction as provided in paragraph 6.02.A.1 a and b below, provided that such Application for Payment have been submitted in a timely manner and otherwise meet the requirements of the Contract. All such payments will be measured by the Unit Price Work based on the number of units completed.

1. For Cost of the Work: Progress payments on account of the Cost of the Work will be made. Prior to Substantial Completion, progress payments will be made in an amount equal to the percentage indicated below but, in each case, less the aggregate of payments previously made and less such amounts as Owner may withhold, including but not limited to liquidated damages in accordance with the Contract:

- a.** 92% Cost of Work completed (with the balance being retainage). If Work has been 50% completed as determined by Architect, and if the character and progress of the Work have been satisfactory to Owner and Architect, then as long as the character and progress of the Work remain satisfactory to Owner and Architect, there will be no additional retainage; and
- b.** 92% percent of cost of materials and equipment not incorporated in the Work (with the balance being retainage).

B. Upon Substantial Completion, Owner shall pay an amount sufficient to increase total payments to Contractor to 92% of the Work completed, less such amounts set off by Owner pursuant to Paragraph 15.01.E of the General Conditions, and less 100% of the unit price of Work to be completed or corrected as shown on the punch list of items to be completed or corrected prior to final payment.

6.03 Final Payment

A. Upon final completion and acceptance of the Work in accordance with paragraph 15.06 of the General Conditions, Owner shall pay the remainder of the Contract Price as recommended by Architect as provided in said paragraph.

ARTICLE 7 – INTEREST

7.01 All amounts not paid when due as provided in Article 15 of the General Conditions shall bear interest at the rate allowed by law at the place of the Project.

ARTICLE 8 – CONTRACTOR’S REPRESENTATIONS

8.01 In order to induce Owner to enter into this Contract, Contractor makes the following representations:

- A.** Contractor has examined and carefully studied the Contract Documents and data and reference items identified in the Contract Documents.
- B.** Contractor has visited the Site, conducted a thorough, alert visual examination of the site and adjacent areas, and become familiar with and is satisfied as to the general, local, and Site conditions that may affect cost, progress, and performance of the Work.
- C.** Contractor is familiar with and is satisfied as to all Laws and Regulations that may affect cost, progress, and performance of the Work.
- D.** Contractor has carefully studied all: (1) reports of explorations and tests of subsurface conditions at or adjacent to the Site and all plans of physical conditions relating to existing surface or subsurface structures at the Site if any, that have been identified in the Supplementary Conditions, especially with respect to Technical Data in such reports and plans, and (2) reports and plans relating to Hazardous Environmental Conditions, if any, at or adjacent to the Site that have been identified in the Supplementary Conditions, especially with respect to any Technical Data in such reports and plans.
- E.** Contractor has considered the information known to Contractor itself; information commonly known to contractors doing business in the locality of the Site; information and observations obtained from visits to the Site; the Contract Documents; and the Site-related reports and plans identified in the Contract Documents, with respect to the effect of such information, observations, and documents on (1) the cost, progress, and performance of the Work; (2) the means, methods, techniques, sequences, and procedures of construction to be employed by Contractor, and (3) Contractor's safety precautions and programs.
- F.** Based on the information and observations referred to in the preceding paragraph, Contractor agrees that no further examinations, investigations, explorations, tests, studies, or data are necessary for the performance of the Work at the Contract Price, within the Contract Times, and in accordance with the other terms and conditions of the Contract Documents.
- G.** Contractor is aware of the general nature of work to be performed by Owner and others at the Site that relates to the Work as indicated in the Contract Documents.
- H.** Contractor has given Architect written notice of all conflicts, errors, ambiguities, or discrepancies that Contractor has discovered in the Contract Documents and the written resolution thereof by Architect is acceptable to Contractor.
- I.** The Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing of the Work.

- J.** Contractor's entry into this Contract constitutes an incontrovertible representation by Contractor that without exception all prices in the Agreement are premised upon performing and furnishing the Work required by the Contract Documents.

ARTICLE 9 – ACCOUNTING RECORDS

- 9.01** Contractor shall keep such full and detailed accounts of materials incorporated and labor and equipment utilized for the Work consistent with the requirements of Paragraph 13.01.E of the General Conditions and as may be necessary for proper financial management under this Agreement. Subject to prior written notice, Owner shall be afforded reasonable access during normal business hours to all Contractor's records, books, correspondence, instructions, plans, receipts, vouchers, memoranda, and similar data relating to the Cost of the Work and Contractor's fee. Contractor shall preserve all such documents for a period of three years after the final payment by Owner.

ARTICLE 10 – CONTRACT DOCUMENTS

10.01 Contents

- A.** The Contract Documents consist of the following:
- 1.** This Agreement (pages A-2 to A-10, inclusive).
 - 2.** Performance Bond (pages A-11 to A-12, inclusive).
 - 3.** General Conditions (pages 1 to 65, inclusive).
 - 4.** Supplementary Conditions (SC-1 to SC-18, inclusive).
 - 5.** Wage Determination and Payroll Submittal (inclusive).
 - 6.** Specifications as listed in the table of contents on page S-1 (inclusive).
 - 7.** Plans (Not attached, but incorporated by reference) consisting of 3 sheets with each sheet bearing the following general title: Village of South Lebanon E. Mason-Morrow-Millgrove Road Sanitary Sewer Project-Re-Bid.
 - 8.** Addenda (numbers __1__ to __7__, inclusive).
 - 9.** Exhibits to this Agreement (enumerated as follows): **a.** Contractor's Bid (pages B-1 to B-8, inclusive).

- 10.** The following which may be delivered or issued on or after the Effective Date of the Contract.
 - a.** Notice to Proceed (inclusive).
 - b.** Notice of Commencement (inclusive).
 - c.** Certificate of Owner's Attorney (inclusive).
 - d.** Certificate of Owner's Financial Officer (inclusive).
 - 11.** The following which must be completed before payment(s) is issued.
 - a.** Application for Payment.
 - b.** Change Orders.
 - c.** Partial Release of Liens and Claims.
 - 12.** The following which must be completed before final payment is issued.
 - a.** Application for Payment.
 - b.** Change Orders.
 - c.** Final Release of Liens and Claims.
 - d.** Affidavit - Village Income Tax.
 - e.** Affidavit of Compliance, Prevailing Wages.
- B.** The documents listed in paragraph 10.01.A are attached to this agreement (except as expressly noted otherwise above).
- C.** There are no Contract Documents other than those listed above in this Article 10.
- D.** The Contract Documents may only be amended, modified, or supplemented as provided in the General Conditions.

ARTICLE 11 – MISCELLANEOUS

11.01 Terms

- A.** Terms used in this Agreement will have the meanings stated in the General Conditions and the Supplementary Conditions.

11.02 Assignment of Contract

- A.** Unless expressly agreed to elsewhere in the Contract, no assignment by a party hereto of any rights under or interests in the Contract will be binding on another party hereto without the written consent of the party sought to be bound; and, specifically but without limitation, money that may become due and money that is due may not be assigned without such consent (except to the extent that the effect of this restriction may be limited by law), and unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under the Contract Documents.

11.03 Successors and Assigns

- A.** Owner and Contractor each binds itself, its successors, assigns, and legal representatives to the other party hereto, its successors, assigns, and legal representatives in respect to all covenants, agreements, and obligations contained in the Contract Documents.

11.04 Severability

- A.** Any provision or part of the Contract Documents held to be void or unenforceable under any Law or Regulation shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon Owner and Contractor, who agree that the Contract Documents shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that comes as close as possible to expressing the intention of the stricken provision.

11.05 Campaign Contributions

- A.** Contractor hereby certifies that all applicable parties listed in Division (I) of O.R.C. Section 3517.13 are in full compliance with Divisions (I) and (J) or O.R.C. Section 3517.13.

11.06 Contractor's Certifications

- A.** Contractor certifies that it has not engaged in corrupt, fraudulent, collusive or coercive practices in competing for or in executing the Contract. For the purposes of this Paragraph 11.06:
 - 1.** “corrupt practice” means the offering, giving, receiving, or soliciting of anything of value likely to influence the action of a public official in the bidding process;
 - 2.** “fraudulent practice” means an intentional misrepresentation of facts made (a) to influence the bidding process to the detriment of Owner, (b) to establish Bid prices at artificial non-competitive levels, or (c) to deprive Owner of the benefits of free and open competition;
 - 3.** “collusive practice” means a scheme or an arrangement between two or more Bidders, with or without the knowledge of Owner, a purpose of which is to establish Bid prices at artificial, non-competitive levels; and
 - 4.** “coercive practice” means harming or threatening to harm, directly or indirectly, persons or their property to influence their participation in the bidding process or affect the execution of the Contract.

IN WITNESS WHEREOF, Owner and Contractor have signed this Agreement.

The most recent date between the two parties will serve as the effective date.

CONTRACTOR: **KRAMER & FELDMAN, INC.**

By:

[Signature]

[Printed name]

Title:

Witness:

[Signature]

[Printed name]

Signature Date:

Physical Address for giving notices:

Telephone Number:

Email Address:

Federal I.D. Number:

(Signature page continued on next page.)

OWNER: Village of South Lebanon

By:
[Signature] _____
[Printed name] James D. Smith

Title: Mayor

Witness:
[Signature] _____
[Printed name] _____

Signature Date: _____

Physical Address for giving notices:
99 High Street

South Lebanon, Ohio 45065

Telephone Number: 513-494-2296

Email Address: jsmith@southlebanonohio.org

Federal I.D. Number: 31-600-8930

NOTICE TO PROCEED

Owner: Village of South Lebanon

Contractor: Kramer & Feldman Inc.

Effective Date of Contract : April 5, 2018

TO CONTRACTOR:

Owner hereby notifies Contractor that the Contract Times under the above Contract will commence on the date issued of this notice to proceed.

On or before that date, you are to start performing your obligations under the Contract Documents. In accordance with Article 4 of the Agreement the date of Completion is nine (9) months from the date of this Notice.

Before starting any Work at the Site, Contractor must comply with the following:

OWNER: Village of South Lebanon

By:

[Signature]

[Printed name] James D. Smith

Signature Date: _____

Physical Address for giving notices:

99 High Street, South Lebanon, Ohio 45065

NOTICE OF COMMENCEMENT OF PUBLIC IMPROVEMENT

SECTION 1311.252 OHIO REVISED CODE

State of Ohio, County of Warren, ss:

Notice is hereby given by the undersigned public authority ("Public Authority") of the commencement of a public improvement ("Project") as follows:

(1) The Project is identified as:

Project Name: Village of South Lebanon Municipal Building Renovation Project

Location: 10 N. High Street, South Lebanon, Ohio

(2) The Public Authority responsible for the Project is:

Public Authority: Village of South Lebanon

Address: 99 High Street, South Lebanon, Ohio 45065

(3) All principal contractors on the Project, the trade and Surety of each are as follows:

Principal Contractors Name: Kramer & Feldman Inc.

Address: , 7636 Production Drive, Cincinnati, OH 45237

Trade: General Contractor

Surety Name and Address: Great American Insurance Co. 301 E. 4th St. Cincinnati, OH 45202

The Public Authority first executed a contract with a principal contractor for the Project on:

Date: _____

The name & address of the representative of the Public Authority upon whom service may be made for the purposes of serving an affidavit pursuant to Section 1311.26 of the Ohio Revised Code is:

Name: James D. Smith

Address: 99 High Street, South Lebanon, Ohio 45065

Public Authority: Village of South Lebanon

Signature: _____

Title: Mayor

The signator of this Notice of Commencement of Public Improvement ("Notice") personally appeared before me on behalf of the Public Authority, a notary public in and for said county, and swore that all the information in the Notice is true as he/she verily believes and further that he/she is fully authorized by the Public Authority to give said notice.

Sworn to before me and subscribed in my presence on this _____ day of _____, _____.

Notary Public

CERTIFICATE OF OWNER'S ATTORNEY

I, the undersigned, Paul R. Revelson, the duly authorized and acting legal representative of Village of South Lebanon do hereby certify as follows:

I have examined the attached contract(s), surety bonds, insurance, and the manner of execution thereof, and I am of the opinion that each of the aforesaid documents meets the requirements set forth within and have been duly executed by the proper parties thereto acting through their duly authorized representatives; that said representatives have full power and authority to execute said agreements on behalf of the respective parties named thereon; and that the foregoing agreements constitute valid and legally binding obligations upon the parties executing the same in accordance with terms, conditions and provisions thereof.

Signature: _____

Date: _____

CERTIFICATE OF OWNER'S FINANCIAL OFFICER

WITNESS:

I, Nicole Armstrong, Fiscal Officer, hereby certify that the money to meet this contract has been lawfully appropriated for the purpose of the contract and is in the treasury of Village of South Lebanon, Ohio, or is in the process of collection to the credit of the appropriate fund free from prior encumbrance.

Fiscal Officer

SEAL:



Village of South Lebanon
99 N. High Street, South Lebanon, Ohio 45065
513-494-2296
fax: 513-494-1656
www.southlebanonohio.org

MEMORANDUM

To: Mayor & Village Council
CC: Nicole Armstrong, Fiscal Officer
From: Jerry Haddix, Village Administrator
Date: April 4, 2018
Subject: Municipal Building Contract Award

On the agenda for the April 5th meeting is the award of the construction contract to Kramer & Feldman, Inc. for the Municipal Building Renovation Project.

After reviewing the bids, checking references and past projects with the Architect, we are recommending that the project be awarded to Kramer & Feldman, Inc.(KFI) for the base bid of \$790,429.00.

Subsequent to the bid opening, KFI discovered an error in their bid for Alternate One which was for substituting the spec'd flooring for terrazzo flooring. The bid showed a deduction of \$16,000 for the flooring. After discovering the error, KFI submitted a letter within 24 hours after the bid opening withdrawing Alt. 1.

Based on the other bids, the additional cost to add terrazzo flooring would have been at least \$66,471. In my opinion, this additional cost would not be justified for an upgrade in the flooring.

Here is a link to the drawings for the project:

<http://southlebanonohio.org/download/images/1616-Complete-Plans-093017.pdf>

If you have any questions or need additional information, please contact me.



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MEMORANDUM

To: Mayor & Village Council
CC: Nicole Armstrong, Fiscal Officer
From: Jerry Haddix, Village Administrator
Date: April 4, 2018
Subject: County Road Salt Cooperative Purchasing Program

Attached is a resolution re: the County Engineer's cooperative salt purchasing program for the 2018-19 winter season. The County bids out the contract and we would order directly with the awarded vendor. This locks everything in early and we don't have to procure salt.

If you have any questions, feel free to contact

**VILLAGE OF SOUTH LEBANON, OHIO
RESOLUTION NO. 2018-19**

**A RESOLUTION APPROVING AND AUTHORIZING MAYOR TO
EXECUTE AN AGREEMENT FOR COST SHARING OF THE STATE ROUTE 22 & 3
SEWER PROJECT WITH GRAND COMMUNITIES, LTD., AND DECLARING AN
EMERGENCY**

WHEREAS, providing utilities is one the functions of local municipal government;
and,

WHEREAS, in order to provide sanitary sewer service and allow for connections to the Village's sanitary sewer system along State Route 22&3, it is necessary for the sanitary sewer line to be extended across property owned by Grand Communities, Ltd. ("Grand") from the Wynstead subdivision to the subject property along State Route 22&3;
and,

WHEREAS, Grand has received a proposal for the portion of the extension that extends through property currently owned by Grand and which is planned to be single family residential development; and

WHEREAS, Grand's lowest proposal was received from D&M Carter LLC for \$140,928.25 (attached hereto as Exhibit A);

WHEREAS, the Village and Grand now desire to enter into the attached Agreement, incorporated herein by reference, to determine what portion of the estimated constructions costs are attributable to each party.

WHEREAS, immediate action is required for the Village to maintain the construction schedule for the project and ensure reimbursement by the developer of the proposed end project and such action is necessary in order to preserve the public peace, health, safety or welfare of the Village.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of South Lebanon, Ohio, at least two-thirds of all members elected thereto concurring:

Section 1. That the Council approves and authorizes the Mayor to execute the Agreement, a copy of which is attached hereto.

Section 2. That the Council is acting in its administrative capacity in adopting this Resolution.

Section 3. That the recitals contained within the Whereas Clauses set forth above are incorporated by reference herein.

Section 4. That this Resolution is hereby declared to be an emergency measure in accordance with Ohio Rev. Code § 731.30 for the immediate preservation of the public peace, health, safety and general welfare.

Section 5. That it is found and determined that all formal actions of the Council concerning and relating to the adoption of this Resolution were passed in an open meeting of Council in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Adopted this 5th day of April, 2018.

Attest: _____

Nicole Armstrong, Fiscal Officer/Clerk

James D. Smith, Mayor

Rules Suspended:	(if applicable)	Effective Date –
Vote - ____ Yeas ____ Nays		
First Reading – / /2018		Effective Date – / /2018
Second Reading – / /2018		
Third Reading – / /2018		
Vote - ____ Yeas ____ Nays		

Prepared by and approved as to form:

PAUL R. REVELSON
VILLAGE SOLICITOR
SOUTH LEBANON, OHIO

By: _____

Date: 04/5/2018

**VILLAGE OF SOUTH LEBANON, OHIO
RESOLUTION NO. 2018-19**

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EXECUTE AN AGREEMENT FOR COST SHARING OF THE STATE ROUTE 22 & 3
SEWER PROJECT WITH GRAND COMMUNITIES, LTD., AND DECLARING AN
EMERGENCY**

WHEREAS, providing utilities is one the functions of local municipal government; and,

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Prepared by and approved as to form:

PAUL R. REVELSON
VILLAGE SOLICITOR
SOUTH LEBANON, OHIO

By: _____

Date: 04/5/2018