

2012 Countywide Replacement of Rural Address Signs

Feasibility Report

October 2011

Project Area

The project area includes all unincorporated properties within the borders of Rice County.

Project Initiation

The proposed improvements were formally initiated upon the approval of Resolution # 11-060 by the Rice County Board of Commissioners on October 11, 2011, which also ordered the preparation of this report.

Project Need

The majority of the existing rural address signs were installed over 25 years ago to aid in the provision of public safety and emergency services. Since this time the visibility of the address signs have been negatively impacted by age, condition and placement. In addition, corrections of addresses that are out of sequence or are not consistent with the County policy on uniform street naming and address numbering are necessary.

Replacement of the existing address signs with new, larger, more reflective signs, that are placed more uniformly throughout the county, and perpendicular to the travel direction, and the correction of existing inaccurate addresses will significantly enhance and aid emergency response services.

Project Scope

The proposed project includes the installation of replacement rural address signs at all locations within the unincorporated borders of Rice County. New address signs measuring 18" x 6" on new posts will be installed at typical locations as depicted on the attached sign placement standards, labeled attachments 'A' and 'B' and made part of this report. When feasible, the existing posts and address signs will be removed as part of the project.

Address corrections consistent with the Rice County policy on uniform street naming and numbering are proposed to be made as part of the improvements.

At locations where more than one sign and post is required to accurately locate a particular property, multiple signs and posts are proposed to be installed according to the policy on uniform street naming and numbering. (Examples of various installation types are depicted in attachment 'C').

Project Financing

The estimated cost of the improvement is \$489,574.80 (see attachment 'D'). Funding for the work is proposed to come from a special assessment applied to all benefitting properties and general funds.

A breakdown of the estimated cost shares follows:

Special Assessments	\$ 479,674.80	(98.0%)
General Fund	\$ 9,900.00	(2.0%)
Total	\$ 489,574.80	(100.0%)

Project Feasibility

The improvements proposed are typical to provide effective, uniform identification of rural properties and do not appear to present any significant design or construction issues. The proposed special assessments on this project are to be applied to all property owners benefitting from the improvements.

Based on the information presented in this report, the County Board of Commissioners is hereby advised in a preliminary way that the proposed improvements are necessary, cost-effective and feasible, and should be made as recommended in this report.

Project Schedule

If ordered, a proposed project schedule is as follows:

Initiate Project/ Order Feasibility Report	October 11, 2011
Receive and File Feasibility Report	
Establish Public Hearing Date	October 25, 2011
Conduct Public Hearing	
Order Improvements	
Preparation of Plans and Specifications	December 13, 2011

Approval of Plans and Specifications
Declare Costs to be Assessed
Establish Special Assessment Hearing Date
Advertise and Establish Bid Date

December 27, 2011

Open Bids

January 19, 2012

Review Bids
Prepare Special Assessments
Conduct Special Assessment Public Hearing
Adopt Special Assessments

January 24, 2012

Award Contract

February 28, 2012

Begin Construction

May 1, 2012

Substantial completion

September 30, 2012

Final completion
Accept improvements
Activate Assessments

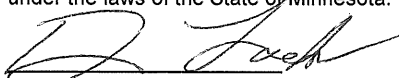
October 23, 2012

Assessments Due

Taxes Payable 2013

Report dated October 18, 2011
Prepared by Dennis Luebbe, P.E.
Rice County Engineer

I hereby certified that this report was prepared by me or under my supervision and that I am a duly licensed Professional Engineer under the laws of the State of Minnesota.

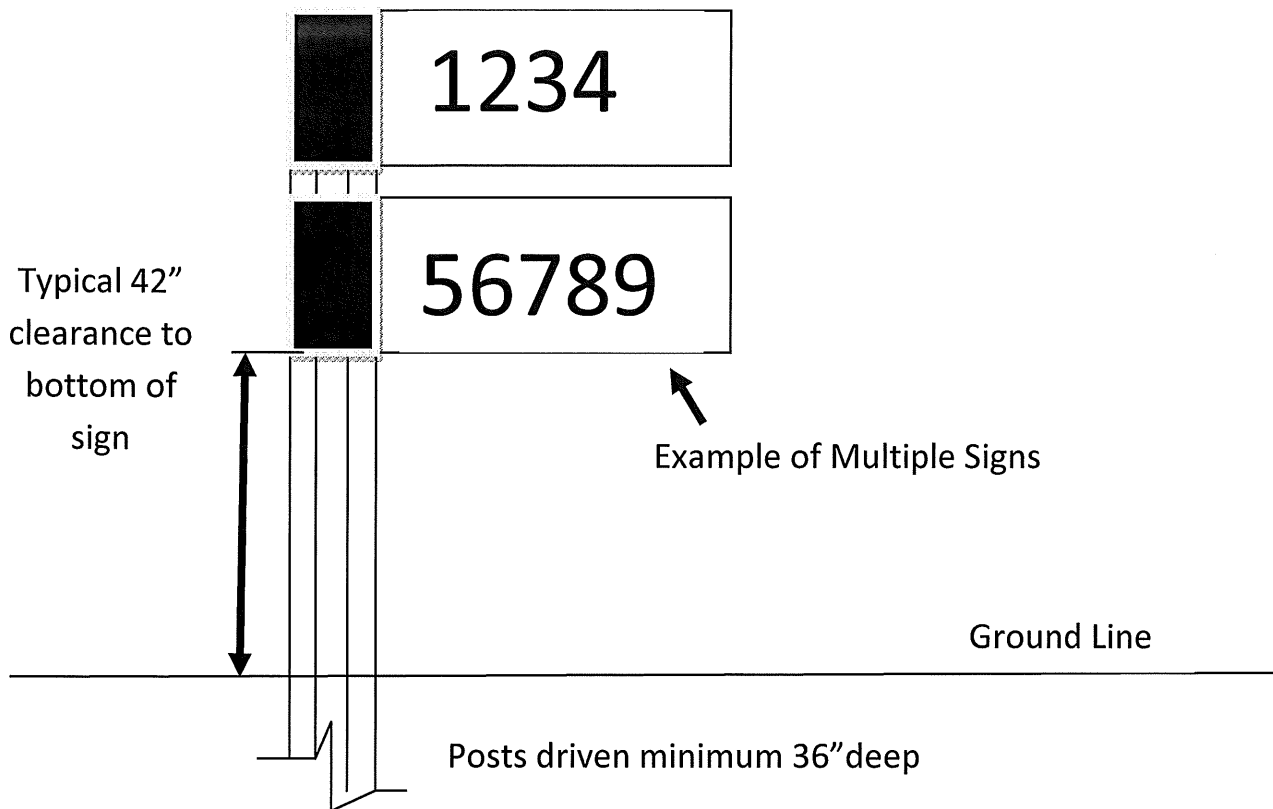

Dennis Luebbe, P.E.

License No. 41491

Dated: 10/19/11

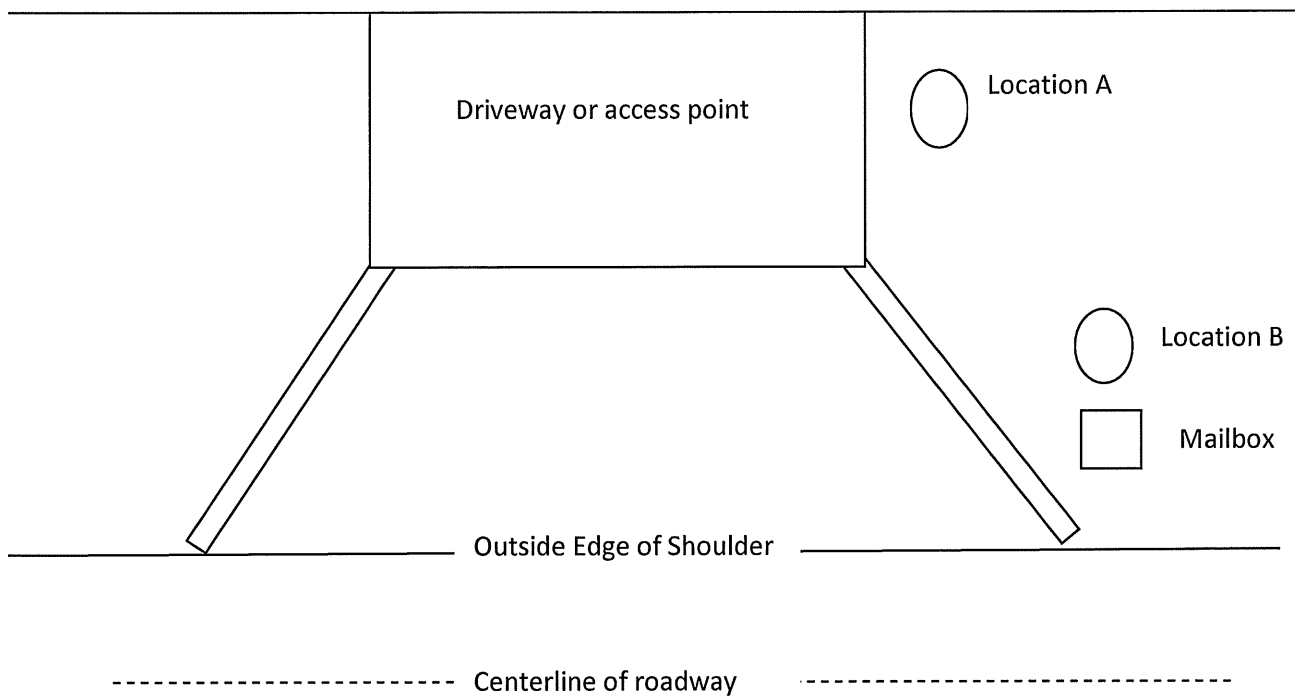
Attachment 'A'
Sign Placement Standard
2012 Countywide Replacement of Rural Address Signs
Feasibility Report, October 2011

Typical Rural Address Sign



Attachment 'B'
Sign Placement Standard
2012 Countywide Replacement of Rural Address Signs
Feasibility Report, October 2011

Typical Location Rural Address Sign

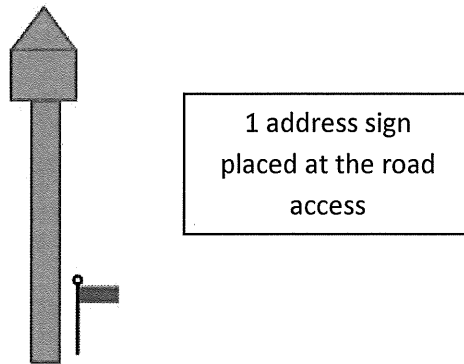


- Marker signs to be placed on the right hand side of the driveway
- Locations should be free of sight obstructions for motorists
- Locations should be approximately 15 feet from the shoulder of the road (Location "A"), otherwise locations should be behind mailbox when mailbox is on the same side as the driveway (Location "B"), otherwise locations should be where best visibility and accessibility exists (Location "C") (not shown)

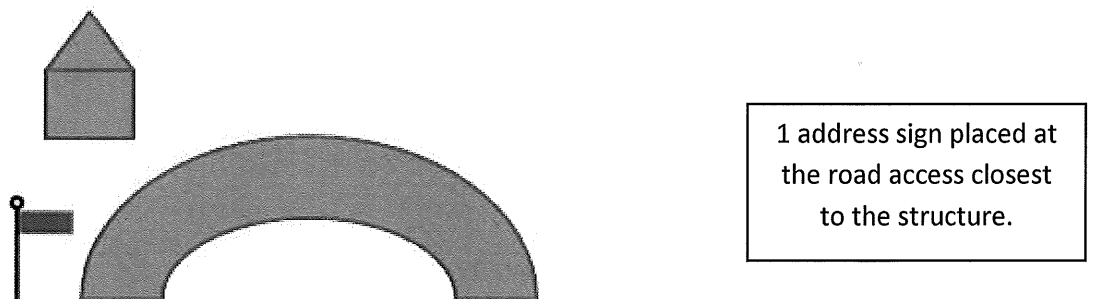
Attachment 'C' 1 of 2
2012 Countywide Replacement of Rural Address Signs
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Driveway Types:

1. Regular

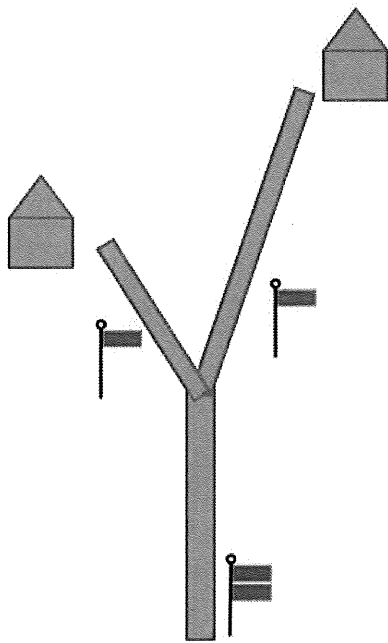


2. Multiple Accesses for single structure

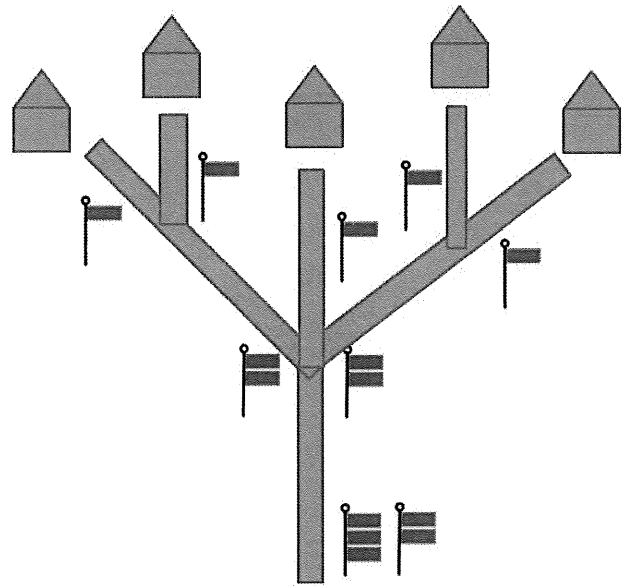


Attachment 'C' 2 of 2
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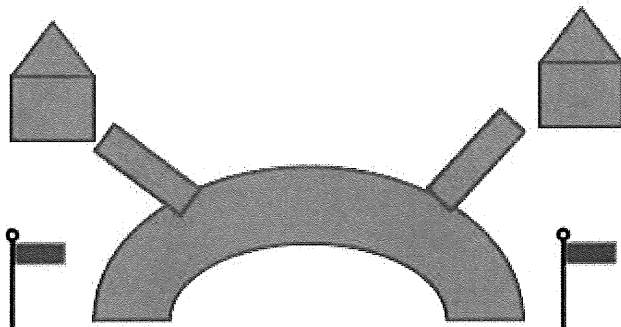
3. Private Drives with multiple branches



1 address sign for each address at the road access and one address sign for each address at each branch



4. Multiple Accesses on Private Drive



1 address sign placed at the road access closest to the structure.

Attachment 'D'
 2012 Countywide replacement of Rural Address Signs
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Rice County Highway Department Engineers estimate-Preliminary					
Project:	Countywide Replacement of Rural Address Signs				October 18, 2011
Item No.	Description	Units	Estimated Quantity	Estimated Unit Price	Total Price
2564.605	Furnish and install post	EACH	7,868	\$27.50	\$216,370.00
2564.605	Furnish and install 911 address sign	EACH	8,256	\$27.50	\$227,040.00
2564.605	Furnish post, sign blank, adhesive number set	EACH	300	\$33.00	\$9,900.00
Total estimated construction costs					\$453,310.00
Construction contingency (5%)					\$22,665.50
Project Engineering and Administrative costs (3%)					\$13,599.30
Total Estimated Project Cost					\$489,574.80