



QUALITY LIFE THROUGH GOOD ROADS:
ROAD COMMISSION FOR OAKLAND COUNTY
"WE CARE."

May 7, 2020

Board of Road Commissioners

Ronald J. Fowkes
Commissioner

Gregory C. Jamian
Commissioner

Andrea LaLonde
Commissioner

Dennis G. Kolar, P.E.
Managing Director

**Gary Piotrowicz, P.E.,
P.T.O.E.**
Deputy Managing Director
County Highway Engineer

**NOTICE TO PROPERTY OWNERS
PUBLIC HEARING ON OBJECTIONS IN LIGHT OF
INCREASED COSTS**

As a result of a petition by property owners having property touching or fronting on **NORTH GATE ROAD**, platted in South Gate Farms, Section 34, Oakland Township, Oakland County, Michigan, referred to as **S.A.D. No. 14024**, more specifically defined in the attached resolution, the Board of County Road Commissioners for the County of Oakland has determined that it is necessary for the benefit of the public and is for public welfare and convenience to improve and pave said street.

On March 10, 2020 bids were received in excess of the estimated construction cost by 21.9%. Therefore, all bids were rejected and the project was rebid on April 21, 2020. The bid prices received on April 21 were 21.86% higher than the RCOC estimate. The new total project cost is \$252,729.10. Oakland Township has agreed to contribute 10% of the total project cost, up to \$25,000.

With the Oakland Township contribution and the construction bids received on April 21st, the base lot assessment would be \$31,519.59, and the maximum assessment \$37,193.11. These new assessment amounts reflect an increase of 9.8% above the originally estimated assessments presented at the RCOC administrative meeting held on August 5, 2019, and in the petition circulated that month.

A public **Hearing on Objections in Light of Increased Costs** will be held on:

Thursday, May 21, 2020

7:00 PM

Road Commission for Oakland County office

31001 Lahser Road, Beverly Hills, Michigan 48025

Conference Phone Number: (248) 724-2501

Room Number: 373035

User PIN: 2008

Engineering Department

Subdivision
Improvement Division

31001 Lahser Road
Beverly Hills, MI 48025

248-645-2000

FAX
248-645-5043

www.rcocweb.org

The purpose of this hearing is to determine if property owners want this project to continue with the increased costs. All parties or persons of interest will be given an opportunity to present their objections to, or support for proceeding with the proposed improvement. You may do so via teleconference call in, in writing prior to the meeting, or possibly in person at the meeting subject to any State of Michigan Covid-19 Executive Orders or County Orders in effect at the time of the hearing. You, as a concerned citizen and property owner, are cordially invited to participate in this hearing.



Please contact us at (248) 645-2000, ext. 2270, or rsaporsky@rcoc.org so that we can determine if you want to proceed with the project and confirm your participation.

If you require accommodation in accordance with the provisions of the Americans with Disabilities Act (ADA) or provisions within Title VI, including those requiring language assistance and / or special accommodations, the Road Commission for Oakland County (RCOC) will provide such services, free of charge, with reasonable advance notice (7 business days) to the RCOC. Please contact the RCOC Subdivision Improvement and Development Division (SID) at 31001 Lahser Road, Beverly Hills, MI, 48025 or (248) 645-2000, ext. 2270 to submit your request.

Sincerely,

A handwritten signature in black ink, appearing to read "Rick Saporsky". The signature is fluid and cursive.

Rick Saporsky, P.E., Supervisor
Subdivision Improvement and Development Division

RS/kd

CC: Oakland Township

COPY OF RESOLUTION ADOPTED BY THE BOARD OF
COUNTY ROAD COMMISSIONERS OF THE COUNTY OF
OAKLAND, MICHIGAN, UNDER DATE OF MAY 7, 2020

WHEREAS, NORTH GATE ROAD, platted in South Gate Farms, Section 34, Oakland Township, Oakland County, Michigan, is a public street under the jurisdiction of this Board; and

WHEREAS, the Board of County Road Commissioners, pursuant to Act 246 of the Public Acts of 1931, State of Michigan, received a qualifying application by petition initiating the improvement of NORTH GATE ROAD by means of special assessment to the benefiting property owners; and

WHEREAS, this Board, under the date of September 26, 2019, did make its First Order of Determination that the proposed improvement is necessary for the benefit of the public and for public welfare and convenience and shall be made according to plans, specifications and an estimate of the total project cost, being \$252,729.10; and

WHEREAS, bids were received for this project on March 10, 2020 with the lowest bid exceeding the estimated cost by 21.9%, therefore all bids were rejected; and

WHEREAS, new bids were received for this project on April 21, 2020 and the lowest bid received exceeds the estimate of cost adopted by the Board in its First Order of Determination by 21.86%; and

WHEREAS, the project costs would be increased by more than ten (10) percent, as referenced by Act 246; and

NOW, THEREFORE, BE IT RESOLVED, a public Hearing on Objections in Light of Increased Costs will be held on May 21, 2020, at 7:00 p.m. at the County Road Commission of the County of Oakland offices, 31001 Lahser Road, Beverly Hills, Michigan; and

BE IT FURTHER RESOLVED, that subject to any State of Michigan Executive Orders or County Orders in effect at the time of the hearing, said meeting may be held remotely via teleconference; and

BE IT FURTHER RESOLVED, said Hearing on Objections will be conducted by a Hearing Examiner, as provided in the Policy and Procedure Manual for Special Assessment Improvement Projects as adopted by this Board; and

BE IT FURTHER RESOLVED, that this Board does hereby appoint Robert S. Rollinger of 30500 Northwestern Hwy., Suite 500, Farmington Hills, Michigan, to act as Hearing Examiner for the Hearing on Objections in Light of Increased Costs for the improvement of the aforementioned street; and

BE IT FURTHER RESOLVED, that said Examiner shall submit findings of fact and proposed determinations to the Board in accordance with the Policy and Procedure Manual for Special Assessment Improvement Projects, and

BE IT FURTHER RESOLVED, that notice of this Hearing shall be given in accordance with Act 246 and that this Board hereby orders that a copy of this resolution shall be served by first class mail to each owner of, or party in interest in property to be assessed at the address as shown upon the latest local tax records.

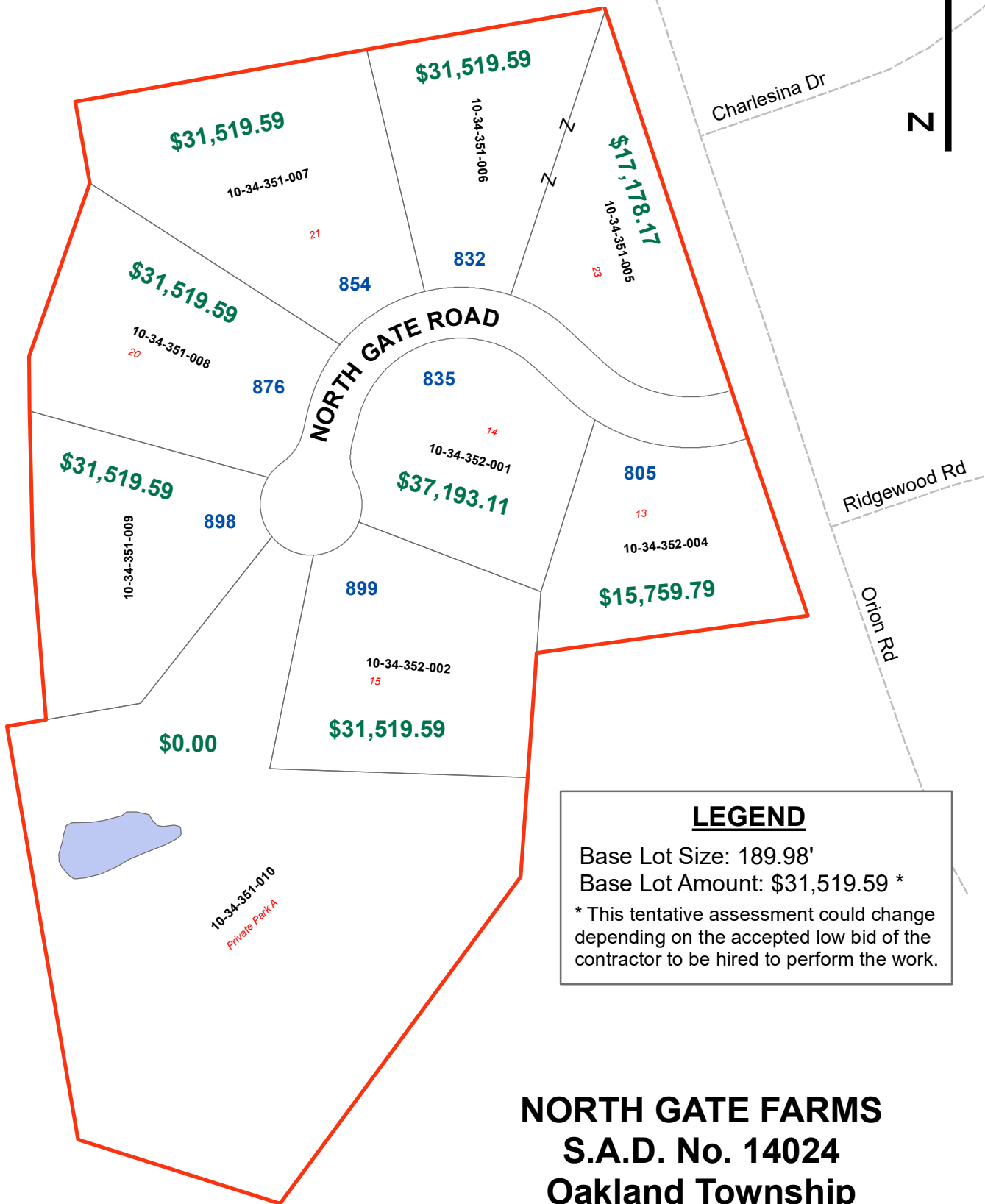
I hereby certify that the above is a true and correct copy of a resolution adopted by the Board of County Road Commissioners of the County of Oakland, Michigan, under date of May 7, 2020



Shannon J. Miller
Deputy Secretary/Clerk of the Board

Proposed Plat of Lands to be Assessed

(for Hearing on Objections in light of Increased cost on May 21, 2020)



**NORTH GATE FARMS
 S.A.D. No. 14024
 Oakland Township**