



## ROAD IMPROVEMENT PROJECT INFORMATION FLYER

### **Why are repairs being done?**

Just like in the picture below, city water, sewer and stormwater pipes are hidden under our roads. Those pipes age and need repair, as do the streets and other vital infrastructure in our city.

In 2019, the city of Loretto had an in-depth infrastructure study done by Wenck Engineering to determine the condition and useful life left of our infrastructure. From this report an Infrastructure Capital Improvement Plan was born. CIPs, as they are called, save the city money by scheduling repairs proactively and in a methodical manner.

If a section of city street needs to be repaired and the pipes under that same section also need repair, the city saves resources by combining the projects.

To learn more about the projects to be done in the years ahead, please visit our city webpage. There you will find the full Infrastructure Capital Improvement Plan and Financial Management Plans by Northland Securities who helped the city plan for the financing of these projects.



# MEADOW DRIVE/HILLVIEW LANE/HILLVIEW LANE SOUTH ROAD IMPROVEMENTS (PROJECT B2)

### PHASE ONE: FEASIBILITY STUDY

The city council orders a feasibility study by city engineers. This report provides an initial analysis of the feasibility, cost effectiveness, and necessity of the proposed improvements identified in the Infrastructure CIP.

### PHASE TWO: IMPROVEMENT HEARING

The city council accepts the feasibility study and orders an Improvement Hearing. Notices are sent to affected property owners with details of the project's scope and approximate cost. A portion of the overall project cost, typically 25%, is funded by special assessments split amongst the benefiting properties.

### PHASE THREE: ORDERING OF IMPROVEMENTS AND PREPARATION OF PLANS

This declares the city's intent to move forward with the project and begin work with the city engineers to prepare plans and specifications for the making of the improvements.

### PHASE FOUR: GOING OUT FOR BIDS

The city advertises for sealed bids. The city council awards the bid to the lowest responsible bidder.

### PHASE FIVE: BONDING/CONSTRUCTION

The city starts the bonding process. This is a type of loan the city gets to finance the project. Bonds make up the majority of the financing of an improvement project, typically 75%. The bonds are paid back by annual debt service levies against all properties in the city.

Construction begins.

### PHASE SIX: ASSESSMENT HEARING

When construction is complete, the city council orders an Assessment Hearing. Notices are once again sent out to affected property owners and include the final assessment amount and the term and interest rate of the assessment. Details of prepayment and deferment options are also included in the notice.