



ROWE PROFESSIONAL  
SERVICES COMPANY

FOURTH QUARTER ● 2017

# connexions

*Large Firm Resources. Personal Attention.* sm

## Perseverance Pays Off to Secure/Coordinate City Project's Funding

It was easy to see the City of Mt. Morris, MI needed to improve its main corridor and replace water mains that experienced frequent breaks and were undersized to provide adequate fire flow. It wasn't easy to secure and coordinate funding for the projects, which had a combined construction cost of \$2.7M. It is situations like these that can prompt city staff to pull their hair out, but with ROWE's steadfast assistance, grants and loans from two sources were secured and coordinated to get the Saginaw Street job done.

A U.S. Department of Agriculture Rural Development 45 percent grant and 55 percent low-interest loan made replacing one mile of 6-inch water main with 12-inch main a reality. Eighty-percent of the milling and resurfacing project was funded with federal transportation funds, the remaining balance with local funds. Since the projects were completed under one

contract, getting the funding coordinated in time for bidding challenged ROWE and the city, but was accomplished.

Other challenges included maintaining traffic to keep motorists moving along this city-limits-to-city-limits project. Traffic control was multi-phased to maintain a two-way flow on the four-lane road. The existing 6-inch water main was located under the outer southbound lane and was kept in service while the new 12-inch water main was constructed under the outer northbound lane. The lateral water mains and water services were bored under the road east to west to keep lanes open to traffic.



A before and after view of approximately the same stretch of Saginaw street.

## Safety Maintained with Mt. Pleasant Bridge Rehabilitation Project



To continue providing a safe bridge for motorists and pedestrians, ROWE completed the design and construction engineering for rehabilitating the three-span Pickard Avenue bridge over the Chippewa River for the City of Mt. Pleasant, MI. The project included the development of plans, specifications, and estimates for the replacement of the concrete deck, sidewalk, railing and joints, and approach.

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# Rezoning Assistance Results in More Space for Home Builder



ROWE not only provided survey and design engineering services for a new Bill Clark Homes of Myrtle Beach subdivision, staff helped the builder/developer have more space on each lot to accommodate homeowners.

ROWE was instrumental in the rezoning of the 114-acre property that contains 225 single-family lots. The rezoning took the Horry County Planning Commission several readings before approval. It reduced the size of the building setback lines, thereby increasing the buildable area of the lots.

ROWE provided engineering and surveying services for two phases of the multi-phase Belle Mer development.

The project's surveying services included a boundary and topographic survey along with construction staking for such areas as roads, water, sewer, storm drainage, curb and gutter, and the amenities center.

Benchmarks and control were set for the contractor. After construction culminated for the first phase, as-built surveys were completed for final approval from governing agencies.

Design services were completed for roads, a sanitary sewer lift station, detention ponds, water distribution, storm water collection, a walking path, and an amenity center. The design was constrained by its irregular existing property boundary, surrounding developed parcels, and the location of the existing water bodies.

## Jonathan H. Rick, PS, CFedS, Named a ROWE Principal

ROWE has named Jonathan H. Rick, PS, CFedS, a principal / vice president of the company. He will become part of a team of five ROWE principals in January.

Jon joined ROWE in 2005 after earning a B.S. in surveying from Michigan Technological University in 2004, was named a ROWE associate (company shareholder) in 2014, and became director of surveying

in 2015. Along with being a professional surveyor in three states, he is a certified federal surveyor.

His involvement in the surveying industry includes serving as secretary of the Michigan Society of Professional Surveyors and on its board of directors. Jon is also a member of the Illinois Professional Land Surveyors Association and the National Society of Professional Surveyors.



J. Rick

## Asset Plan Provides City a Long-Range Road Improvements Guide

Swartz Creek, MI residents are starting to enjoy the benefits of the 20-year asset management plan for city-wide street improvements ROWE assisted city staff develop in 2014. ROWE utilized pavement surface evaluation ratings and led public input sessions to help staff create a schedule for projects ranging from preserving streets and utilities in fair condition to reconstructing those in poor condition. The city passed a millage in 2016 that is estimated to generate \$16M during its 20-year time span.

ROWE designed and performed construction engineering to reconstruct approximately one mile of Chesterfield, Winston, and Worchester drives. The project, which began in April and culminated mid-November, included water main replacement, drainage improvements, sidewalks, and landscaping. The subdivision was constructed in the 1950s and the roads had received minimal improvements throughout the decades, so residents were excited about the results. Preservation improvements took place on Ingalls and Abbey streets.

ROWE looks forward to completing further improvements in the town of approximately 5,500 next year as the street program continues.



Above is Chesterfield Drive after the project was completed.

# ROWE Contributes to First Facility of Its Kind in Michigan

ROWE is excited to have been part of the development of a facility that is the first of its kind in Michigan and the first sizable industrial development in the City of Owosso, MI in years. ROWE began working with Cargill Incorporated in July 2015 to facilitate the construction of a 75,000-square-foot state-of-the-art dairy-feed processing facility. The 20-acre site is a former brownfield site / sugar beet factory that had been vacant for several years. The Cargill facility required access to rail and heavy truck traffic – the site had rail along the entire west property line and access to nearby state routes. The \$19M facility received nearly \$3M in assistance from the Michigan Strategic Fund to construct a quarter-mile of roadway, water, and sanitary and storm sewer.

ROWE worked with Cargill and

the city to develop a feasibility study for truck access to the site. This study resulted in the construction of a new industrial roadway to the property.

ROWE provided a complete scope of services including:

- Topographical and boundary surveys
  - Site design, including roadway, water, and sanitary sewer
  - Environmental analysis
  - Grading and storm water management
- During construction of the project, ROWE performed construction staking and administrative engineering services. Challenges to the project involved poor soils / lime deposits that required geo-piers for stabilization, low fire-flow volumes, and limited site access.

The facility is scheduled to open during the first quarter of 2018.



ROWE designed the road pictured above and met the challenge of precision grading to design the weigh scale pictured below.



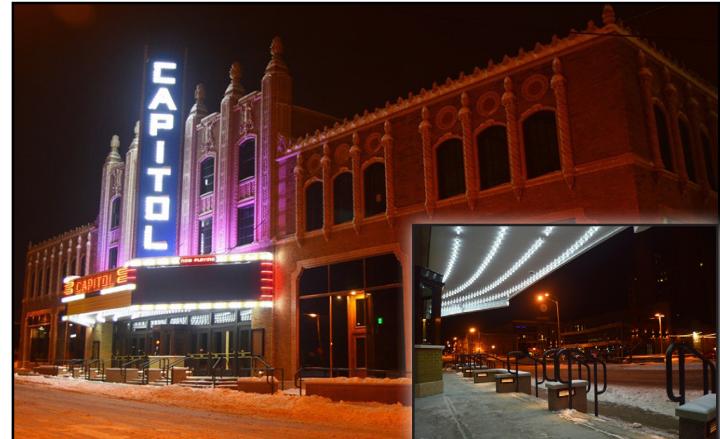
## Bridge Honored with Award

The Michigan Concrete Association chose the M-25 Bridge replacement over Mill Creek project for an Award of Excellence in the Structural-Transportation Category. ROWE performed construction engineering for the \$2.6M Michigan Department of Transportation project located in Worth Township, MI, approximately 30 miles north of Port Huron. One unique aspect of the project was constructing the concrete box beam and deck offsite, which shortened detour time.

## Historic Capitol Theatre is Once Again Ready for Guests

After the 90-year-old Capitol Theatre in Flint, MI sat closed and in poor condition for nearly 20 years, it underwent an extensive restoration and reopened Dec. 7, 2017. During the two-year project, many of the structure's historic elements were recaptured, like matching original paint colors and exposing hidden woodwork. In addition to watching the transformation from our corporate office's front windows, ROWE played a small role in the project, completing the civil site design. This included designing the site's new Americans with Disabilities Act-compliant sidewalks so they did not detract from the grand feel of the building's entrance. Now, people of all abilities can more easily access the 1,600-seat Italian Renaissance-style theater than they did decades ago.

Multiple grants from public and private organizations funded the \$37M project.



# Careful Scheduling, Phasing Helps Developer Keep Project on Track



ROWE understands the importance of adhering to clients' tight schedules and staff was able to do just that to keep D.R. Horton's development in Myrtle Beach, SC on track.

ROWE is working with home construction company D.R. Horton to provide civil engineering and land surveying services for the Farm at Timberlake residential subdivision, consisting of approximately 284 single-family residential building lots. The project's design engineering for the subdivision includes road improvements, a sanitary sewer lift station, detention ponds, amenities center, domestic water, storm sewer, grading plans, and entry signage. It requires permits from the Horry County Planning Department, South Carolina Office of Coastal and Resource Management, Grand Strand Water and Sewer Authority, South Carolina Department of Transportation, and South Carolina Department of Health and Environmental Control.

The project's surveying services include a boundary and topographic survey along with construction staking for roads, water, sewer,

storm drainage, curb and gutter, and an amenities center. Benchmarks and control were set for the contractor. Upon completion of the first of four phases, as-built surveys were performed for the final approval from governing agencies.

ROWE places great importance on meeting our clients' deadlines; we assist with the scheduling of phases, from design through construction.



## Staff Updates

### New Associate Named

**Kent A. Edwards, PE**, joins ROWE's group of 21 associates; company shareholders who participate in strategic short- and long-range goal development to improve the quality of services provided to clients.

Kent earned a B.S. in civil engineering from Michigan Technological University. He is a 10-year ROWE employee with a total of 16 years' engineering experience.

As a project manager in the Construction Services Division, he manages project budgets, staffing, and schedules, performs quality control reviews, and assists with project design and construction engineering for private and municipal clients.

### Staff Earn Licenses

• **Ryan D. Bair, PE**, earned his professional engineer license. Ryan is an assistant project engineer in the Design Division in the Flint, MI corporate office. He is a one-year ROWE employee who has a B.S. in civil engineering from Michigan State University.



K. Edwards

- **Aaron J. Wendzel, PE**, earned his professional engineer license. Aaron is an assistant project engineer in the Design Division in the Mt. Pleasant, MI office. He is a three-year ROWE employee who has a B.S. in civil engineering from Michigan State University.

### The ROWE Team Expands

- **Rachel E. Bedard** joined ROWE as corporate receptionist in the Flint, MI corporate office. She has more than eight years' administrative experience.
- **Michael J. Campos, EIT**, joined ROWE as an assistant project engineer in the Design Division in the Flint, MI corporate office. He has a B.S. in civil engineering from the University of Texas and more than five years' engineering experience.
- **Michael J. Soteropoulos, PE**, joined ROWE as a senior project engineer in the Design Division in the Flint, MI corporate office. He has a B.S. in civil engineering from Old Dominion University and 13 years' experience.

For questions about these projects and more, contact Director of Corporate Marketing Jack Wheatley, PE, at [JWheatley@rowepsc.com](mailto:JWheatley@rowepsc.com) or (800) 837-9131.

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