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February 5, 2016
Revised: March 16, 2016

Mr. David Nichols, PE
City of Columbia
701 East Broadway
Columbia, MO 65201

RE: Rise Apartments
Long Term Road Closure
Application # 16-695
Columbia, Missouri

Dear Mr. Nichols:

An Application for Long Term Road Closure is attached for review and approval for the Rise Apartments project, Plan Review Application No. 16-695. Plan sheets outlining temporary traffic control for the project are attached. The work will entail the demolition of three onsite structures and removal of existing improvements on site for a new multi-story, multi-use building. Areas of sidewalk and road pavement will also be replaced (see plans for more details). Dates for closures are included with this letter and in the long term closure application. A draft closure letter with a listing of adjacent business owners to the project is included as well. This letter will be sent out prior to the closures and received by the business owners at minimum three days in advance of closure. Existing sidewalk brick will be removed and reused as extensively as possible. Any sidewalk brick that is broken or worn beyond use will be replaced with new brick with a similar size, shape, and color of the brick around it.

Dates of Closures or restrictions:

1. Partial or full closures of streets and sidewalks are proposed between Friday, April 1, 2016, at 7:00 AM to Saturday, August 20, 2017, at 5:00 PM.
2. Demolition Phase:
 - a. Approximate dates from April 1, 2016, to May 31, 2016;
 - b. Bag meters along east side 9th Street, north and south side of Locust Street, and east and west side of 10th Street along project frontage;
 - c. Reduce traffic on Locust Street and 10th Street to 12 foot lanes;
 - i. Route traffic along parking area on south side of Locust Street and east side of 10th Street;
 - ii. 10th Street to be limited to one-way northbound traffic only;
 - d. Close the sidewalk along the 10th Street and Locust Street project frontage;
 - e. Protect the sidewalk along the 9th Street project frontage with scaffolding (attached).
3. Construction Phase – Steel Erection:
 - a. Approximate dates from June 1, 2016, to August 31, 2016;
 - b. During this time a crane will be onsite which will require a 37 foot x 37 foot clear area;

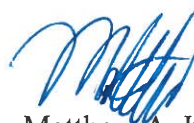
Mr. Nichols
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- c. Bag meters in accordance with demolition phase;
 - d. Reduce traffic on Locust Street and 10th Street to 11 foot lanes;
 - i. Route traffic along parking area on south side of Locust Street;
 - ii. 10th Street to be limited to one-way northbound traffic only;
 - e. Closure of sidewalks along 10th Street and Locust Street project frontage;
 - f. Protect the sidewalk along the 9th Street project frontage with scaffolding.
4. Construction Phase – After Steel Erection:
- a. Approximate dates from September 1, 2016, to August 20, 2017;
 - b. Bag meters in accordance with demolition phase;
 - c. Reduce traffic on Locust Street and 10th Street to 12 foot lanes;
 - i. Route traffic along parking area on south side of Locust Street and east side of 10th Street;
 - ii. 10th Street to be limited to one-way northbound traffic only;
 - d. Close the sidewalk along 10th Street and Locust Street project frontage;
 - e. Intermittently close the sidewalk along the 9th Street project frontage to allow the removal and replacement of the existing sidewalk;
 - f. During this time, road and sidewalk closures may be reduced or eliminated due to exterior work being completed.
 - i. The exact schedule of exterior work completion has not been finalized.

Fields Holdings, LLC has been working with the neighboring properties throughout the design phase of this project.

Please contact me if you have any questions.

Sincerely,



Matthew A. Kriete, P.E.



cc: 1-Eran Fields, Fields Holding, LLC **VIA EMAIL**
1-Tom Goedeke, ACI-Boland **VIA EMAIL**
1-File ESS Job # 13101