



1. What is the Sidewalk Maintenance Program?

The Sidewalk Maintenance Program is an ongoing effort to evaluate sidewalk throughout the community, identify deficiencies, and to make repairs as necessary. Maintaining a safe sidewalk network is a benefit to the entire community especially to pedestrians with physical limitations and mobility challenges.

2. Why do I have to pay to fix public sidewalk?

The responsibility to maintain and repair sidewalks in any community in Ohio is regulated by the [Ohio revised code \(729.01\)](#) which states that the condition and maintenance of sidewalks is the responsibility of the adjacent property owner. The City of Hilliard's codified ordinance reflects this position in Chapter 909 "Sidewalks, Curb Ramps and Shared-Use Paths" and requires every owner of any lot or parcel of land in the City to keep the paved sidewalks and gutters in front of and abutting such lot or parcel of land constantly in good order and repair.

3. What is the cost of the program to a property owner?

Costs vary depending on the extent of the amount sidewalk to be replaced; In general, a single five-foot by five-foot square of sidewalk costs approximately \$250-500 to replace.

4. What criteria are used to identify sidewalk defects?

Sidewalks are inspected in according to the criteria outlined in City Code 909.04

5. If I hire my own contractor, do I need a permit to repair my walk?

Yes, a permit is required for all sidewalk work. Permits provide the city notification that work is being completed so that our records can be updated accordingly and required inspections can be arranged with your contractor before the section of sidewalk is poured. Permits can be obtained at <https://hilliardoh.viewpointcloud.com>.

6. Am I responsible for completing sidewalk repairs if I just purchased my home?

If a property switches ownership prior to repairs being made, it is the seller's responsibility to notify the buyer of these repairs. The responsibility for the cost of sidewalk repairs lies with the current property owner at the time the repairs are completed. If you purchase a home after the previous owner received notification of the required sidewalk repairs, but before the repairs are completed, then you are responsible to complete the repairs and/or pay for the work.

7. What if a sidewalk section marked as my responsibility is on my neighbor's property?

The city does not perform property surveys prior to evaluating and marking sidewalk for repair. We do the best to determine where property lines are; however, it is not always clear by looking between two properties. Upon receipt of a letter requesting repairs be completed, we ask that you contact your neighbor if there are concerns regarding the property line location and associated repair responsibility.

8. When will I be invoiced for sidewalk repairs performed by the City?

If the City completes the repairs on behalf of the property owner as part of the Sidewalk Maintenance Program, the Transportation and Mobility Division notifies the Finance Department of the final cost of repairs associated with a particular property when construction is completed. The Finance Department in turn will mail an invoice for this cost directly to the property owner. Payment is generally due within 30 days of receipt of the invoice.

9. What if I can't pay the invoiced amount?

There are provisions within the Sidewalk Maintenance Program to assess the cost of repairs against the property. These charges will appear on the property taxes for the property for a 5-year period at 0% interest.

10. Are there discounts for paying in full?

Yes, the current administrative policy provides for a 10% discount if a property owner pays the amount due in full within the 30-day period.

11. What are the approved methods to repair sidewalk?

Repairs generally require the expertise of a licensed contractor familiar with local construction standards, and who have proper training and equipment.

Sidewalk Shaving: In some cases where a section of sidewalk is raised relative to an adjacent section creating a tripping hazard, the raised edge can be ground down. This method is generally limited to a discontinuity of 1-1/2 inch or less in height. Shaving is inexpensive and extends the life of sidewalk without having to incur the cost of replacing it. Excessive shaving can lead to a weakened sidewalk section subject to cracking.

Replacement: The most common method to repair a section of sidewalk is to remove it and replace it with new concrete. Replacement establishes a permanent sidewalk repair that can be constructed to match the edges of surrounding sections of walk.

Slab Jacking: Jacking is a less intrusive repair but does require specialized equipment available to a limited number of Central Ohio contractors. With jacking, sections of sidewalk that have settled, are lifted back in to position by injecting high pressure cement grout underneath a sidewalk section through holes drilled in the sidewalk.

12. Is patching an acceptable repair method?

No. The use of various leveling or patching compounds to repair deteriorated sidewalk surfaces, or to eliminate a tripping hazard, are NOT an approved method of repair. These repairs generally fail within a year, especially in climates subject to freeze and thaw cycles in the winter months.

13. What if the damaged section of sidewalk is a result of tree roots, but marked as my responsibility?

If you believe that your sidewalk was damaged by a street tree though marked as

homeowner responsibility, please contact the Transportation and Mobility Division. A staff member will evaluate the sidewalk upon request. If there are no visible signs that roots are the cause of the damage, you will remain responsible for the cost of the repair. Sidewalk damage caused by a tree on the house side of the sidewalk is always the responsibility of the property owner.

14. What if a tree must be removed?

There are instances where the roots of a street tree need to be trimmed in order to reconstruct a sidewalk properly. The City may approve adjustments to the sidewalk location in order to try to save a tree from removal. If in the opinion of the City Operations Administrator, the root system is too damaged by trimming, the street tree will be removed by the City. Trees that are removed will be replaced by new street trees at the direction of the City Operations Administrator. Public street tree removal and replacement will be paid for by the City.

15. How long will my property remain disturbed by the City's contractor's work?

We understand that the sidewalk repairs present an inconvenience to both property owners and the neighborhood in general. We ask our contractor to have the sidewalk replaced within 14 days from those sections being removed. Once poured, the sidewalk can be walked on the following day though it takes several days to fully cure. During the 7-day curing period, the homeowner should not run any heavy vehicles or yard tractor equipment over the new walk. Restoration of the disturbed area around your walk should be completed within 7 days of being poured. In some cases, restoration may be delayed due to weather conditions.

16. Who is responsible for watering newly restored grass areas?

The contractor is responsible to replace topsoil in all disturbed areas, plant grass seed, and protect the seed with mulch. It is up to the property owner to routinely water the reseeded areas to ensure germination and growth of the grass.

17. How long will my driveway remain inaccessible during construction?

There are instances whereby sections of sidewalk to be repaired are within the driveway apron area. In these cases, the contractor is instructed to use a quick-set concrete mix that allows for the driveway to cure and be reopened to vehicle traffic in 24-hours after being poured. The quick-set mix adds cost. If a property owner does not require immediate driveway access to be restored, the standard 7-day cure concrete can be used by request to the City.

18. What if the new sidewalk is vandalized?

Children may be attracted to the wet concrete and attempt to write a name, mark up, or ride a bike across the new walk. Unfortunately, there is little the City can do to prevent this from occurring. We ask that residents watch out for each other while the work is proceeding to minimize the opportunity for this type of vandalism.

19. What if my downspout is under the section of sidewalk to be repaired by the City?

Once the section of sidewalk is removed, the contractor will repair or replace a deficient section of downspout drain tile under the sidewalk as required with new PVC drain tile before pouring the new sidewalk. If the downspout drain interferes with the new concrete walk section, the contractor will notify the City and property owner that the drain cannot be reinstalled. It is then up to the property owner to relocate the downspout drain tile.

20. What if there is an existing drainage issue adjacent to the sidewalk repair?

The Sidewalk Maintenance Program is intended to make sidewalks safer for pedestrian traffic. Resolving property drainage issues around sidewalks requires more extensive grading and sidewalk replacement than is intended in the scope of this program. It is possible that a repaired section of sidewalk may continue to be subject to flooding even after safety repairs are completed.

21. What if I have an irrigation or Invisible Fence system near the sidewalk?

It is important for a property owner to notify both the City and contractor of the presence of an invisible fence or irrigation system below or near any sidewalk section to be repaired. These systems should not be installed within the public right of way. The contractor shall make every attempt to not disturb the system during the excavation and replacement of sidewalk. Should the system be accidentally disturbed or broken, it is the property owner's responsibility to repair any part of the system installed within the public right of way.

22. Can I have the contractor perform additional concrete work that's not required by the city?

If the contractor is willing to work directly with the property owner, you can make separate arrangements for additional concrete work and payment. Some improvements may require a separate permit, so property owners are encouraged to check with the City before having any additional work complete.

23. Are curbs included with this project?

No. Curbs are not addressed through the Sidewalk Maintenance Program.

24. Who is responsible for driveway apron and gutter repair?

Access to your residence includes the driveway, sidewalk within the driveway, driveway apron and driveway gutter. The property owner is responsible for the maintenance and repairs of all parts of the driveway access per City Code Chapter 910.

25. Is it safe to spread salt on new sidewalk?

No. The use of salt or other ice melting products promotes rapid and frequent freezing and thawing of water on the surface of new concrete sidewalk, which in turn can damage the surface. It is best to stick with sand on new sidewalk until a year has passed to allow the surface to fully cure.