

North Sailor Street Improvements Project

April 2020

Work Area

It is very common on these types of projects that area residents (especially children) become quite curious about the work the Contractor is performing. We ask that you please be respectful of and stay well clear of construction zones. Many hazards and dangers exist from heavy machinery, trenches, loose material, confined spaces, hot asphalt, etc. and often times are not recognizable by the general public. The Contractor has responsibility to ensure safety on the project and within the construction area. Any direction from the Contractor regarding safety must be heeded; likewise if you observe an unsafe condition please report it to the Construction Representative immediately.

Concrete Construction

With concrete curb and driveway work forthcoming, please note that you should not park or drive on any newly placed concrete before it is opened to traffic. This can cause undue stress and permanent damage to the concrete. Concrete curb and driveways should be allowed at least 7 days to cure.

Driveways

Avoid the use of new asphalt driveways for up to a week to ensure a satisfactory non-scuff surface. If you must use it, do so on the coolest part of the day and with minimum turning movements. Parking on a new asphalt driveway will tend to develop depressions and/or marks in the pavement, especially if the temperature is above 60 degrees.

New concrete driveways are sprayed with a white curing compound. This keeps the moisture content high in the concrete to provide for better curing and strength. Do not seal a new concrete driveway for at least three months and avoid the use of deicing salts for the first year.

Garbage, Recycling & Mail

Until further notice, continue to place your garbage and recycling bins where you normally place them for each scheduled pick-up. We ask that you please have your garbage or recycling bins at the end of your driveway by 7:00 a.m. the day it is supposed to be picked up. This will help the contractor know that garbage and recycling bins need to be moved to side streets. The contractor will contact and coordinate with the pick-up companies. Please write or display your house number prominently on your bins so that it can be returned to you.

The contractor will contact and coordinate with the postal service on how mail will be delivered during the project. Temporary mailboxes will be installed where needed.

Tree Removal

Some tree removals are necessary to construct the street improvements. Trees that are identified for removal will be marked prior to removal. If you have any questions about your tree, please contact Ben Rosol. A new 2" diameter Autumn Blaze Maple tree will be installed for every tree removed on the project. Mr. Rosol will coordinate the location of the new tree with you.

Private Utilities

CenterPoint Energy will also be working in the area to relocate the gas lines. This work is not under the direction or supervision of the City but is necessary to prepare for the proposed utility and street

construction and to update their aging facilities. CenterPoint's work is expected to begin the first week in June.

Sump Pump Information

The new streets will contain six-inch subsurface drains installed at the bottom of the roadway section to remove subsurface moisture and reduce the risk of frost heaves. These subsurface drains will be located one-foot behind back of curb and will run parallel with the street. These subsurface drains will give residents an opportunity to connect their sump pump discharge lines to avoid the surface discharge that commonly occurs causing pavement deterioration. The sump pump line will be stubbed out 5 feet from back of curb. If sidewalk is present, the sump pump line will extend to the back side of sidewalk.

Disruptions to Sewer and Water Service

Water and sewer service will mostly be provided at all times. However, planned shut-downs and disruptions will occur. For any anticipated longer shutoff periods, residents will be provided a notice delivered to the front door. Your residence will be connected to a temporary water supply system until the new piping is installed and tested. To set up the temporary system, the contractor will "blister" gravel over the pipe across your driveway and will need to enter your basement in order to make the temporary connection.

Private Improvements in Right-of-Way

If you have improvements such as landscaping, retaining walls, shrubs, bushes, flowers, sheds, irrigation systems, etc. in the right-of-way, it is not the contractor's responsibility to work around them. The property owner is responsible for securing these private improvements and moving them if necessary to allow the project to be constructed. Neither the contractor nor City is responsible for damages incurred to private improvements in the right-of-way. Any underground irrigation lines and heads, dog fences, etc., should be located and marked so they are readily visible.

Turf Restoration

Turf will be restored following underground construction and surface grading. For this project, sod will be used. The sod will be maintained by the contractor for 30 days. "Maintain" as defined in the contract includes, weed control and watering.

After that period, it becomes the property owner's responsibility to maintain the new turf as part of their lawn - providing water, mowing and other necessary care. Mowing too soon or too short can damage or even kill new turf. Set the mower at its highest level; never cut the new turf shorter than 3-inches.

Punch List

After the project is substantially complete, the contractor will be provided with a "punch list" of minor defects or uncompleted tasks. That work may take several weeks to complete and may even be in the following spring prior to the final lift of asphalt being placed. This punch list work will require both your cooperation and patience. Please contact the Construction Representative for any issues you feel have not been satisfactorily addressed.