



## INTERLACHEN PROJECT NEWSLETTER



Project  
Schedule



Landscaping  
Coordination



Construction



Access &  
Parking



Private  
Utilities



Safety



Future  
Newsletters &  
Communication



Contact Info



Map



### PROJECT SCHEDULE

The City has secured a contractor and awarded the project to Northwest Inc. The contractor's phased construction schedule is proposed as shown in the map on the last page of this newsletter. The following is an overview of the earlier phases of the project schedule.

#### Week of 4/27/2020

- Tree removals throughout Phase 1. A ribbon will be placed around trees to be removed over the next few days. Phase 2 trees will be removed later this year prior to Phase 2 construction. Phase 3 trees will be removed in Spring 2021.
- Temporary water set up, testing, & connections in Phase 1A. There will be a water shutdown that will affect some properties to get the temporary water system supplied with water. Affected properties will be notified.

#### Week of 5/4/2020

- Reclaiming (grinding up) existing pavement on Goodrich St (Blake Rd through Oakwood Rd), Ashley Rd (Dead end to Goodrich St), & Oakwood Rd (Dead end to Goodrich St). This operation will turn the identified streets (Phase 1A) into a gravel driving surface.
- Driveway, outwalks, & other removals in preparation for utility work start up in Phase 1A.
- There will be a water shutdown that will affect various properties to get the watermain in Phase 1A turned off to allow utility construction to start. Affected properties will be notified.
- Utility construction starts on Phase 1A streets.

#### Late May

- Removals and temporary water starts on Phase 1B streets
- Utility construction starts on Phase 1B streets
- Street construction starts on Phase 1A streets

#### June

- Removals and temporary water starts on Phase 1C streets
- Concrete curb and driveways poured on Phase 1A streets
- Utility construction starts on Phase 1C streets
- Street construction starts on Phase 1B streets

#### July

- Paving 1<sup>st</sup> layer of asphalt on Phase 1A streets
- Concrete curb and driveways poured on Phase 1B streets
- Street construction starts on Phase 1C streets
- Removals and temporary water starts on Phase 1D streets
- Utility construction starts on Phase 1D streets



## LANDSCAPING COORDINATION

Letters were sent to residents with the following items in the public right-of-way:

- Landscaping such as plants, decorative pavers and bushes
- Retaining Walls
- Steps
- Fences
- Unique Driveway or Sidewalk Materials (Brick Pavers or Stamped and/or Colored Concrete).

The letter provided information on the coordination process for these items within the public right-of-way and explains what is completed as part of the project and what is the homeowner's responsibility to salvage and reinstall.

Project Representatives have been meeting with residents on-site to discuss these impacts and will continue to do so. If you haven't and would still like to have an on-site meeting to discuss any of the items mentioned above, please reach out to Josh Hrabe, Construction Observer at (612) 965-2473 or [joshhr@bolton-menk.com](mailto:joshhr@bolton-menk.com)



## CONSTRUCTION

The street & utility reconstruction project will begin with removal of the existing pavement, which will be salvaged for reuse in building the new road. At about the same time, a temporary potable water distribution system will be established to serve each property during utility reconstruction. The contractor will lay out temporary water pipes on the ground surface outside of the road, from which smaller temporary water service lines will be run to each house. Water and sewer service will remain uninterrupted during construction unless prior notification is given to homeowners.

Once the temporary water system is tested and operational, the existing sanitary sewer main pipes, water main pipes, and storm sewer pipes will be removed and replaced in the roadway. Following installation of the mains, the contractor will remove and replace the sewer and water services to each property from the new main to the property line, which is typically located about 10-15 feet behind the street edge. The existing sewer and water services between the property line and each house will not be replaced as part of the project, though they will be inspected at the property line. Utility construction typically lasts about 4 to 5 weeks after the pavement is removed.

Street reconstruction will follow utility work and begin by excavating and removing all material within the upper one to two feet of the existing roadbed to make space for the new sand/gravel base and surface pavement. The old

pavement material, now ground up into gravel for reuse, will be brought back and placed in the street as the new (recycled) roadbed. This process will be followed with installation of new curb and gutter, concrete driveway aprons, and asphalt pavement. Two layers of asphalt will be installed in separate processes. Street reconstruction typically lasts about 4 weeks following utility construction.

Boulevard restoration, including installation of organically-rich topsoil and sod will occur following the first layer of street paving. Following installation of these materials and completion of miscellaneous work, trees will be planted and the final layer of pavement will be installed on all first year streets in the fall, completing the first year of the project in early November.



## ACCESS & PARKING

The construction process results in a great product at its completion, but can test one's patience along its course. While the negatives of construction are in many ways unavoidable, the City aims to reduce the burden through working with the City's contractor to minimize disruption, routine mailings and other communication, and on-site assistance for residents.

When the street and utilities are under construction, the contractor will need all of the space in the street possible. Therefore, parking will not be allowed on the project area streets under construction during the working hours. Access to driveways will be provided as much as possible. Temporary access restrictions should be anticipated during the work day. The project team understands the need for access to each property, therefore the streets will be temporarily restored at the end of each work day and access to private driveways will generally be available each night.

During street & utility reconstruction, access conditions are usually most challenging after rainfall. Heavy traffic over muddy streets makes conditions worse. Residents will be encouraged to drive on paved roadways whenever that alternative exists.

Typical working hours for the project will be 7 a.m. to 7 p.m., Monday through Friday, and 8 a.m. to 6 p.m. on Saturdays if necessary. No work is allowed on Sundays or holidays.



## PRIVATE UTILITIES

Water and sewer service lines are privately owned by the properties they serve. Throughout the project area, to prevent future costly repairs by homeowners, the City will be replacing each property's water and sanitary sewer service pipes from the main (in the street) to the property line (about 10'-15' behind the street edge). At this connection point, the existing sewer and water service pipes

will remain. These existing lines will be inspected at the property line prior to reconnection.

**Please disregard this section if you have already agreed to have your sewer line replaced via trenchless methods by the City's contractor.**

In past project areas, upon inspection, the City of Hopkins has discovered lead water and/or crumbling sewer service pipes to some properties. State environmental and health codes state that such pipes be replaced if discovered. If this is discovered at your property, the City's inspector will knock on your door to notify you verbally if you are home when the work occurs. Property owners will receive a letter with this information if it applies to your property and will have an option to use the City's contractor or a private plumber to replace the water or sewer service.

On past City of Hopkins projects, some property owners have viewed the street and utility project as an opportunity to replace water and sewer service lines in full, all the way to the home, even when not required by environmental or health codes. While the City does not participate in such work, it is willing to coordinate with contractors to make this process as seamless as possible and provide contacts for plumbing contractors who have done this work in Hopkins:

- Ouverson Sewer & Water 612-751-6888
- Groth Sewer & Water 612-250-6395
- Coppins Sewer & Water 952-955-1588
- Gene's Water & Sewer 612-781-3737
- Cichy's Water & Sewer 612-722-2770
- Highview Plumbing 952-933-8600

Residents interested in undertaking additional private plumbing work on their own can contact these companies directly. Please note, residents do not need to use these contractors to do this work nor is this intended as a list of recommended plumbers. This list is provided for convenience and at the request of property owners.

## SAFETY

The contractor will do everything they can to make the project area safe for residents. However, residents should be aware of their surroundings when walking or driving near construction equipment. The City asks that residents keep their distance from construction equipment in use and utility trenches. There are also materials that can cause harm if caution is not used such as hot asphalt pavement immediately after being placed. Please keep children and pets away from construction activity and open trenches as they might not be aware of the dangers. If you see anything that you feel is unsafe, please do not hesitate to call Josh Hrabe.



## FUTURE NEWSLETTERS & COMMUNICATION

During construction, the following communications methods will be made available to residents to keep the neighborhood informed of the project happenings:

1. Newsletters distributed on a monthly basis
2. Project website 'construction updates' on a weekly basis, providing a summary of what was completed the current week and what the contractor's plan is for the next week
3. Email & Text Message updates on a weekly basis.
4. Printed notices delivered to homes at up to a daily basis for property-specific coordination items – temporary (3 – 6 hr) water shutdowns, concrete placement in driveways, etc.
5. Residents will be able to contact the Project Help Line or Josh Hrabe, the lead project construction observer and coordinator, who will be on-site to respond to questions or issues needing immediate attention



## CONTACT AND WEBSITE INFO

### Project Help Line (612) 619-7772

**Josh Hrabe**, of Bolton & Menk, Inc., is the Construction Observer for the project and will be the main contact in the field for residents during construction. He can be reached at (612)-965-2473 or [joshhr@bolton-menk.com](mailto:joshhr@bolton-menk.com)

**Nick Amatuuccio**, of Bolton & Menk, Inc., is the Project Engineer overseeing the construction process and will serve as one of the main resident contacts. He can be reached at (612)-965-3926 or [nickam@bolton-menk.com](mailto:nickam@bolton-menk.com)

**Mike Waltman**, of Bolton & Menk, Inc., is the Project Manager working on behalf of the City and its residents. He can be reached at (952) 890-0509 or (612) 221-6946 or [mikewa@bolton-menk.com](mailto:mikewa@bolton-menk.com)

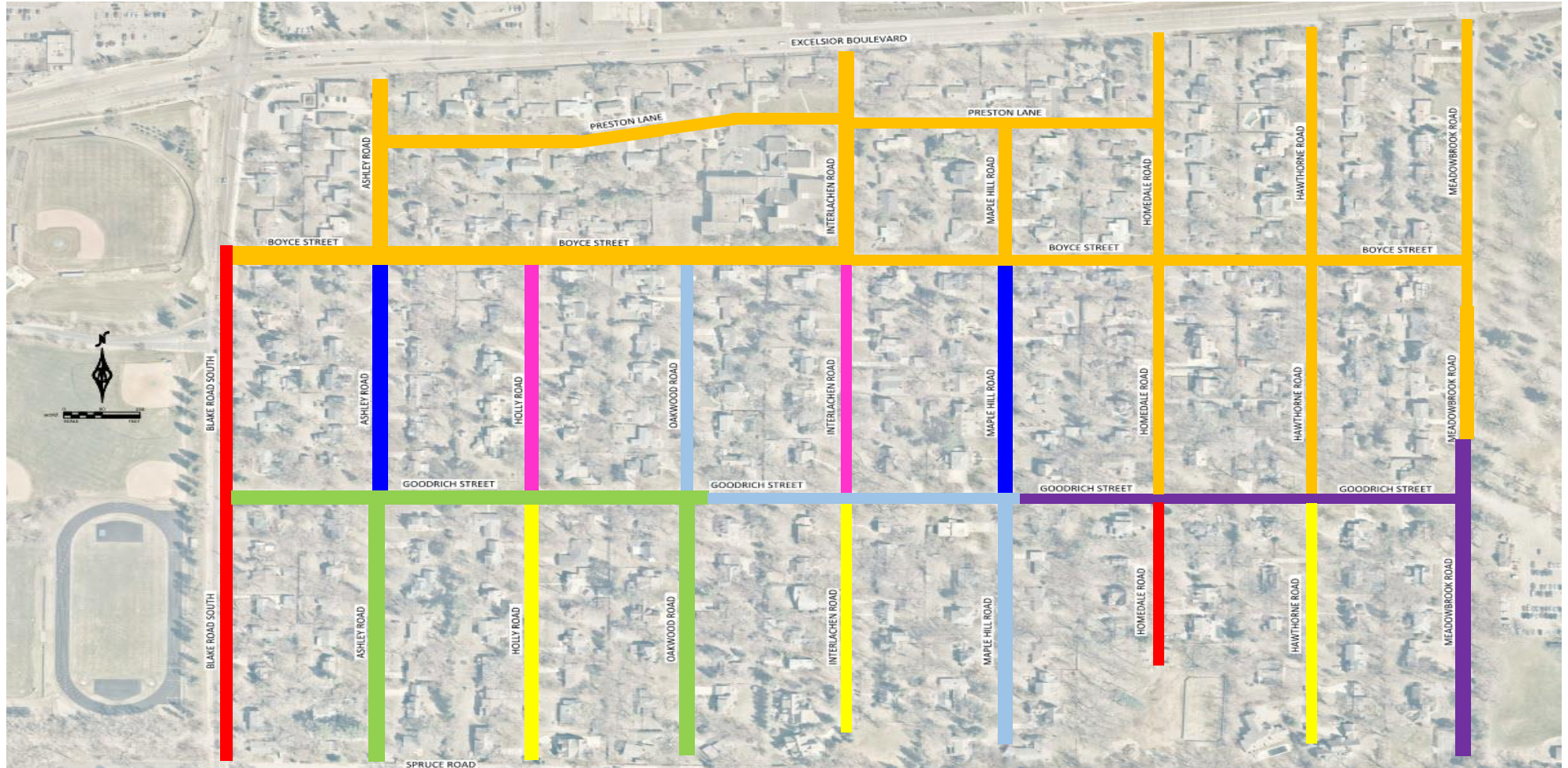
**Eric Klingbeil** is the Assistant City Engineer for the City of Hopkins and will be the main contact at the City for this project. He can be reached at (952) 548-6357 or [eklingbeil@hopkinsmn.com](mailto:eklingbeil@hopkinsmn.com)

**Website:** The website will be updated approximately weekly with the latest project info throughout construction, and residents can sign-up for weekly email and/or text updates through the website.

The site URL is [www.Hopkins-Interlachen.com](http://www.Hopkins-Interlachen.com)



# PROJECT PHASING MAP



**PHASE 1A**  
(EARLY MAY – JULY)

**PHASE 1B**  
(LATE MAY – AUGUST)

**PHASE 1C**  
(JUNE – AUGUST)

**PHASE 1D**  
(JULY – SEPTEMBER)

**PHASE 1E**  
(JULY – OCTOBER)

**PHASE 2A**  
(AUGUST – OCTOBER)

**PHASE 2B**  
(SEPTEMBER – NOVEMBER)

**PHASE 3**  
(2021 CONSTRUCTION – SCHEDULE TBD)

\*Note: Dates are subject to change due to weather, contractor's schedule, and unforeseen conditions.