



Real People. Real Solutions.

CONSTRUCTION NEWSLETTER



Assessments

Project
Schedule

Construction

Access &
ParkingPrivate
Utilities

Safety



Contact

Map &
Phasing

SPECIAL ASSESSMENTS

The final interest rate for the Special Assessments has been determined. Payments can be made with interest between June 29 and November 29, 2019 before going on property taxes. The interest rate is 4.5937%. Questions regarding special assessments can be directed to the special assessment clerk, Melanie Ortiz at 952-548-6310.

Later in July

- The first layer of asphalt will be paved on Stage 1 and Stage 2
- Utility Construction will be wrapping up on Hiawatha Ave (Stage 3) and street construction will begin
- Curb & gutter and concrete driveways will be installed on Van Buren Ave N (Stage 3)
- Turf restoration will begin on Stage 1 and Stage 2

Early August

- The first layer of asphalt will be paved on Van Buren Ave N (Stage 3)
- Curb & gutter and concrete driveways will be installed on Hiawatha Ave (Stage 3)
- Construction will begin on Cambridge St with pavement reclaiming, watermain work, and bridge work (Stage 4)



PROJECT SCHEDULE

A phased construction schedule is proposed as shown in the map on the last page of this newsletter. Recently, utility work (sanitary sewer, watermain, and storm sewer) wrapped up on Hiawatha Ave (Stage 1) and on Tyler Ave N and Lake St NE (Stage 2). The following is an overview of the upcoming project schedule:

Early July

- Turf restoration will be complete along the trail in Oakes Park
- Street construction (gravel base, curb & gutter, asphalt paving) will begin on Hiawatha Ave (Stage 1)
- Street construction will be wrapping up on Tyler Ave N, Lake St SE, and Oak Park Ln (Stage 2)
- Curb & gutter and concrete driveways are scheduled to be installed the week of July 8th for Stage 2 and Stage 1
- Construction is scheduled to begin on Van Buren Ave N and Hiawatha Ave (Stage 3) on July 3rd with pavement reclaiming (grinding up the existing asphalt)
- Utility construction will begin on Van Buren Ave N and Hiawatha Ave (Stage 3)



CONSTRUCTION

Concrete Pouring

Concrete pouring will begin shortly after underground utility construction has been completed. Please stay off all of the wet concrete with pedestrian traffic for 24 hours and vehicle traffic for 7 days. Driving on the new concrete too early can cause it to crack, causing the full process to be restarted and delaying completion. Notice will be provided to residents before the concrete pours giving an opportunity for residents to remove vehicles from driveways to safe areas to park.

Road Paving

After the concrete curb has been poured, the roadway will be paved with its first lift of asphalt. **PLEASE BE CAREFUL AROUND THE FRESHLY PAVED ASPHALT.** The asphalt will typically be installed at temperatures between 275° F and 350° F. Therefore, please have children and pets stay away from the asphalt until it cools, which will be after it's rolled the same day. Touching the asphalt too fast can burn the skin or paws. A notice will be handed out on streets a few days before paving, directing residents where to park the day of paving. The final lift will be paved on all phases of the project in late October/early November.



ACCESS, PARKING, & COMMUNICATION

During Stages 2 & 3, there will be no access to Blake Rd through Lake St NE. Please use Cambridge St as the main access point to enter and exit the neighborhood during Stages 2 & 3, unless signs are posted to use 2nd St NE to Tyler Ave N.

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 during the working hours. Access to driveways will be provided as much as possible. The project team has also been working with Metro Transit to determine revised bus stop locations to allow for safer bus stop pickup/drop offs. 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.

Finally, to combat the challenges of construction, the City has developed a multi-faceted approach to communication. In general, newsletters will be provided on a monthly basis, project website updates will be completed weekly, and property notices will be delivered to front doors as often as daily. Once construction begins, residents can contact **Josh Hrabe**, who is the on-site contact there to represent the City and its residents through the construction process.

WATER & SEWER REPLACEMENT PROPERTY LINE TO HOME



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 curb). 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.

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:

Groth Sewer & Water 612-250-6395

Coppins Sewer & Water 952-955-1588

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.



CONTACT AND WEBSITE INFO



Josh Hrabe, of Bolton & Menk, Inc., will be on the project site representing the City and its residents and business owners. If you have any questions regarding this newsletter, the project, or anything in general, you may approach him on site or call his cell phone at **(612) 965-2473**. He can also be reached via email at [**joshhr@bolton-menk.com**](mailto:joshhr@bolton-menk.com)

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

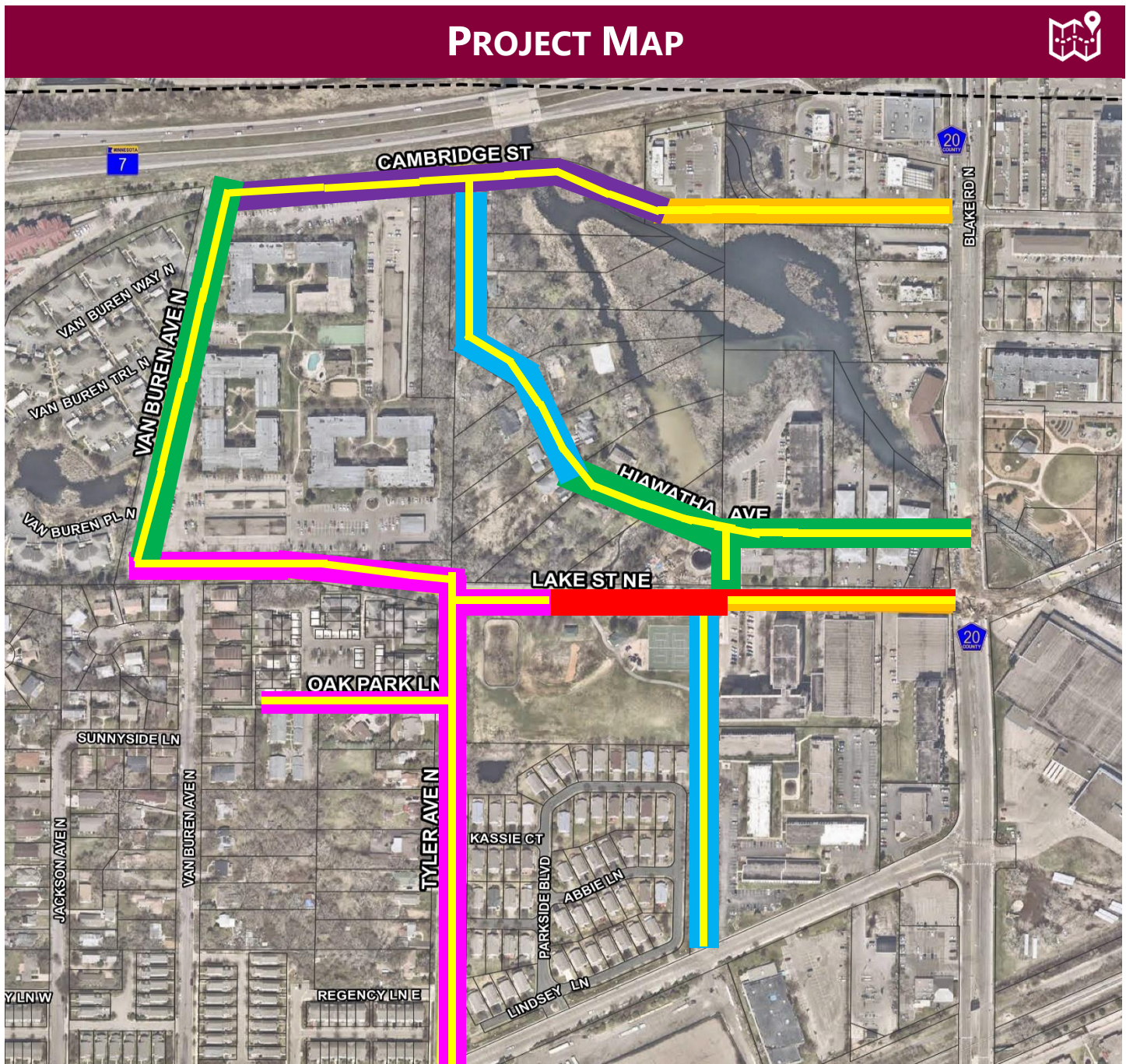
Mike Waltman, of Bolton & Menk, Inc., is the Project Manager working on behalf of the City and its residents. He can be reached at **(952) 890-0509** or **(612) 221-6946** or [**mikewa@bolton-menk.com**](mailto:mikewa@bolton-menk.com)

Eric Klingbeil is the Assistant City Engineer for the City of Hopkins. 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-2019.com**](http://www.Hopkins-2019.com)

If you would like this newsletter in alternative formats or languages please contact Eric Klingbeil at [**eklingbeil@hopkinsmn.com**](mailto:eklingbeil@hopkinsmn.com) or **952-935-1834**.

Si desea obtener este boletín en alternativa formato o idiomas porfavor contacta a Eric Klingbeil al [**eklingbeil@hopkinsmn.com**](mailto:eklingbeil@hopkinsmn.com) o **952-935-1834**.



LEGEND

 STAGE 1, (EARLY MAY – LATE JULY)	 STAGE 5, (MID SEPTEMBER – LATE OCTOBER)
 STAGE 2, (EARLY JUNE – LATE JULY)	 MET COUNCIL PROJECT (LATE APRIL – LATE JULY)
 STAGE 3, (EARLY JULY – LATE AUGUST)	 2019 PROJECT AREAS
 STAGE 4, (EARLY AUGUST – MID SEPTEMBER)	

- Schedule changes in early stages due to weather, contractor scheduling, and unforeseen conditions may impact later stages
- As construction occurs, schedule updates to be provided via newsletters, website, flyers, etc.