

140th Street Construction Update

April 25, 2025

Construction:

- Concrete Streets
- Concrete Curb & Gutter
- Concrete Driveways & Walk
- Storm Sewer Replacement

Construction schedule:

Start: April 7, 2025

Completion: November 21, 2025

City of Orleans

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Overview

Construction has commenced on the west portion of the 140th Street corridor from 240th Avenue to Hill Avenue with installation of the storm sewer outlet. Progress has been slow due to high groundwater and poor soil conditions. Dewatering will be implemented this coming week to mitigate the unstable soils.

Project Update

Dewatering work will begin on Phase 1A on Monday, April 25th. This will entail collection holes being drilled along the south side of the road to collect the high groundwater, with a collector pipe laid on the surface along this stretch. This process will limit access to driveways for residents on the south side of the road through Phase 1A. Residents will need to plan on parking along the street during this time while driveways are blocked. We kindly ask that residents have their vehicles out their garage/driveway by Tuesday morning so the dewatering equipment can be installed. This is planned to be in place for approximately 3 weeks.

Once dewatering has drawn down the groundwater level, the storm sewer through Phase 1A will be installed. Following the storm sewer, the street subgrade will be prepared and aggregate base placed for the street to be installed on. Once the base material is placed, driveways will be ramped in with gravel and driveway access will be provided before the contractor moves on to the next phase.

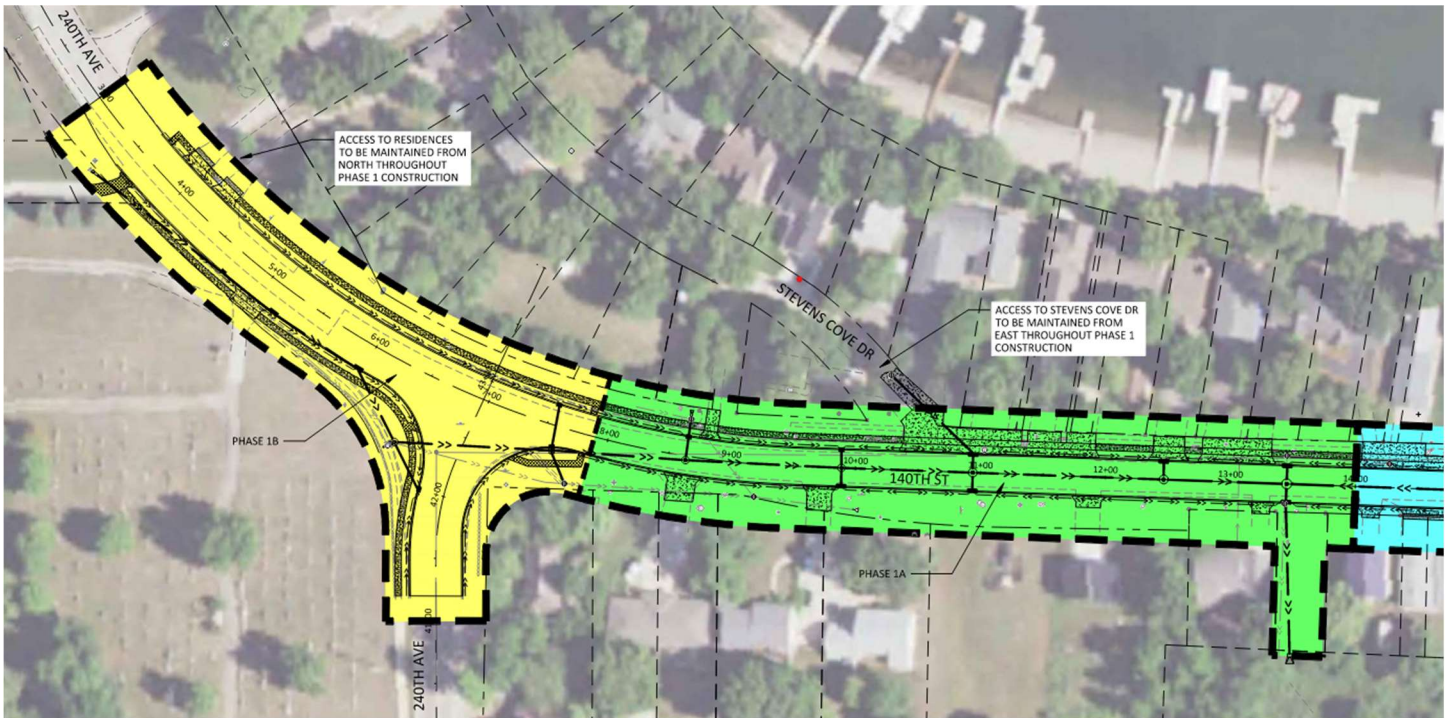
Rather than moving to Phase 1B at the 240th Ave as previously planned, the contractor will continue working east into Phase 3 following Phase 1A. This will allow them to continue utilizing the dewatering system while it is rented and onsite.

Contacts

Informational newsletters will continue to be distributed periodically throughout the project and conditions change and progress is made. The city also has a website for this project. You can go to the website to sign up for notifications and look at project maps. If you have questions or concerns at any time, please contact Derek Behrens or Justus Lindsay at the phone number or email address listed.



Phasing Plan



Construction for the project is currently in Phase 1A (Green). The 240th Avenue/140th Street intersection closure for construction in Phase 1B (Yellow) will be delayed while construction is completed in low-lying areas with dewatering in use. Construction phasing will shift to the east into Phase 3 (Blue) following Phase 1A. During this time, we ask residents along the west shore of Spirit Lakes to access from the north on 240th Ave and residents along 140th Avenue to access from the east off Hill Avenue. Temporary surfacing will be placed on Phase 1A prior to the construction beginning on the next portion to the east.

