



Renovate Median Landscaping to Low Maintenance

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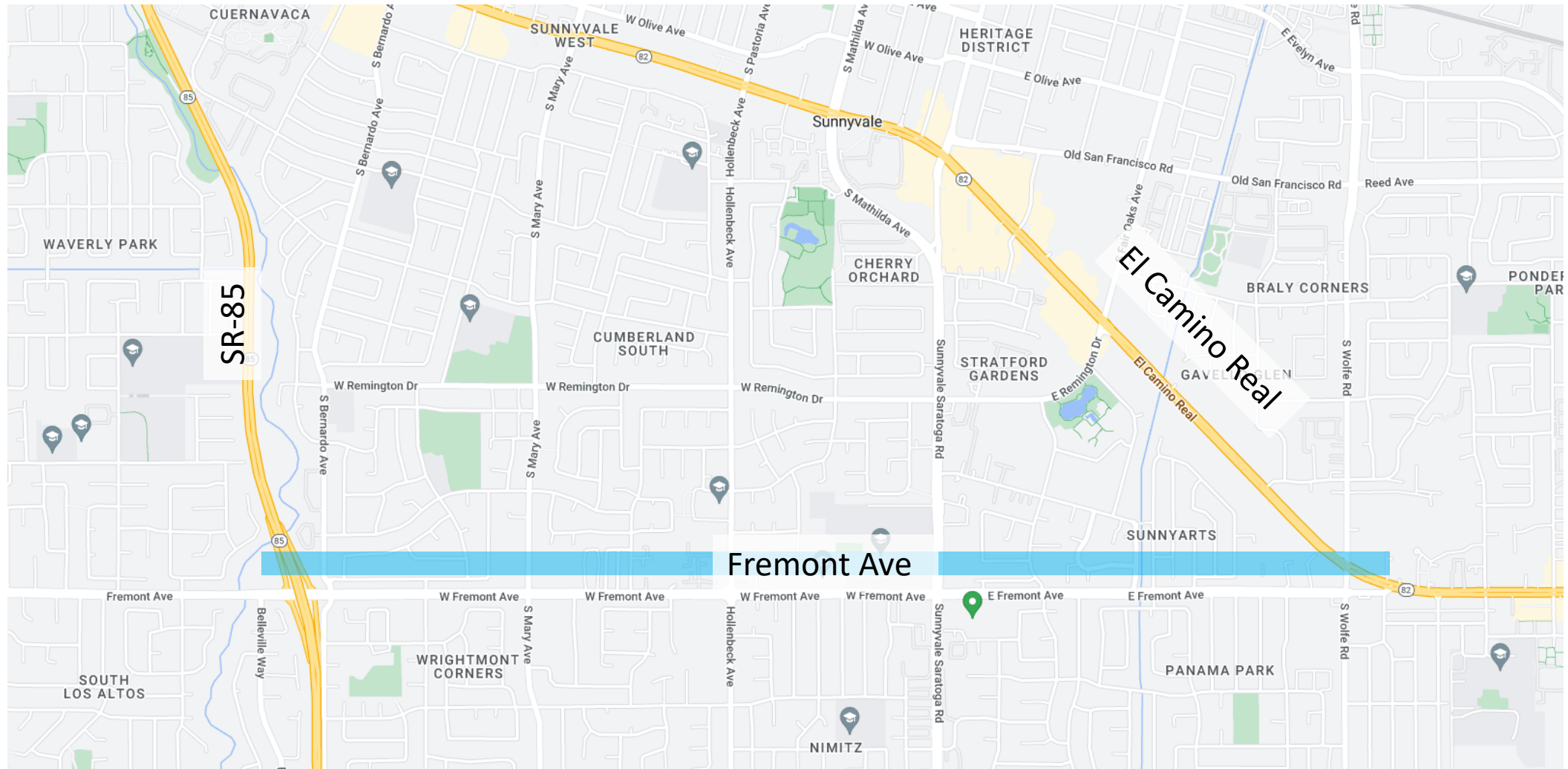
AGENDA

1. Scope & Site
2. Existing Conditions
3. Landscaping Alternatives
4. Cost Analysis of Alternatives
5. Evaluation of Options
6. Existing DG Medians
7. Staff Recommendation

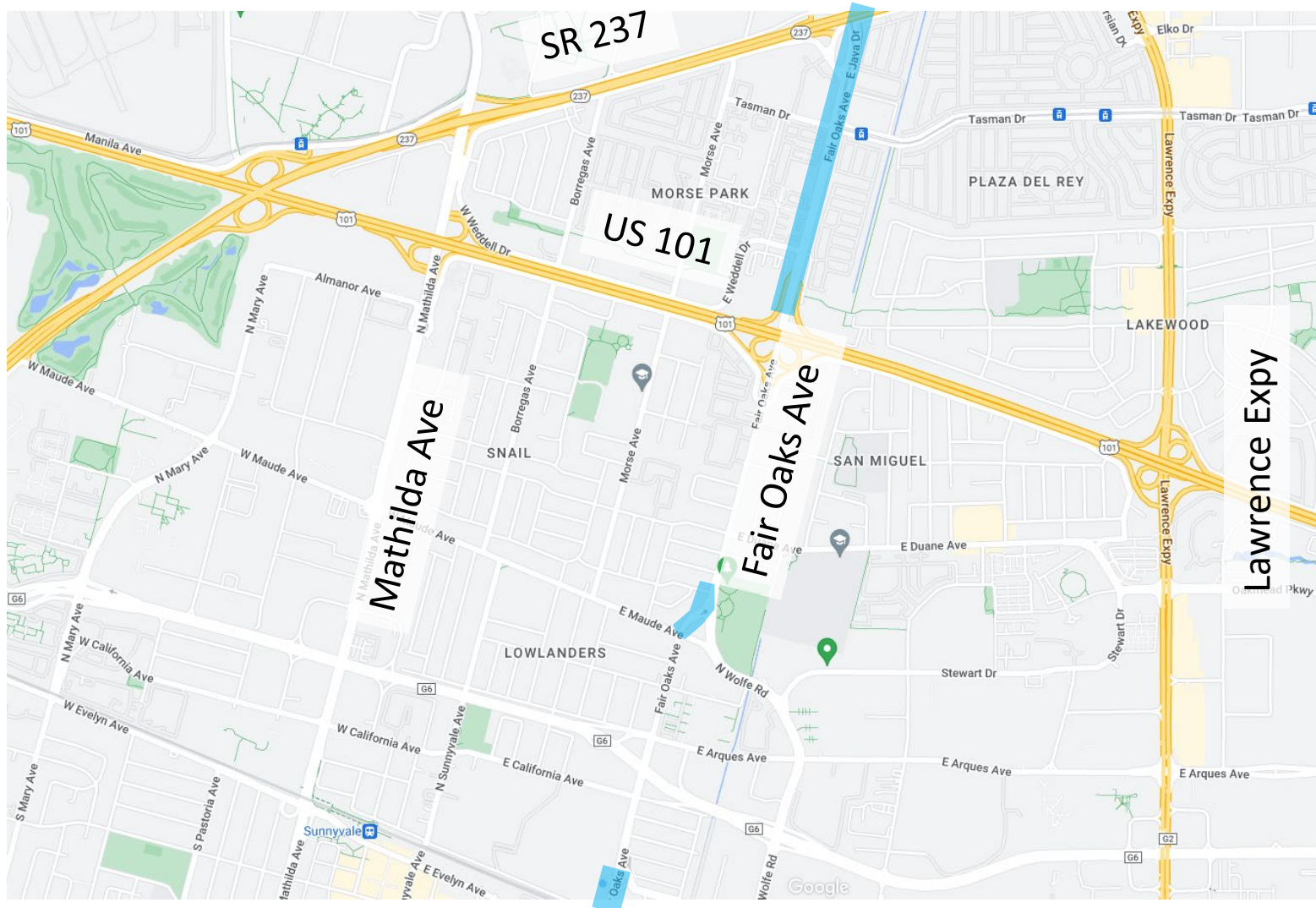
COUNCIL – APPROVED SCOPE

- Project 832730 – Renovate Median Landscaping to Low Maintenance. The scope of this project is to **renovate the center median landscaping on Fremont Avenue and Fair Oaks Avenue.**
- Project Budget: \$2,735,000
- Project Goals:
 - Emphasize drought tolerant, low maintenance landscaping
 - Install new irrigation
 - Improve lines of sight
 - Minimize water use and waste
 - Reduce the number of hours required for maintenance

FREMONT AVENUE



FAIR OAKS AVENUE



EXISTING CONDITIONS – FREMONT AVE



EXISTING CONDITIONS – FAIR OAKS AVE



LANDSCAPING OPTIONS

OPTION A



Option A
Construction Cost Estimate:
\$2,625,000

OPTION B



Option B
Construction Cost Estimate:
\$2,155,000

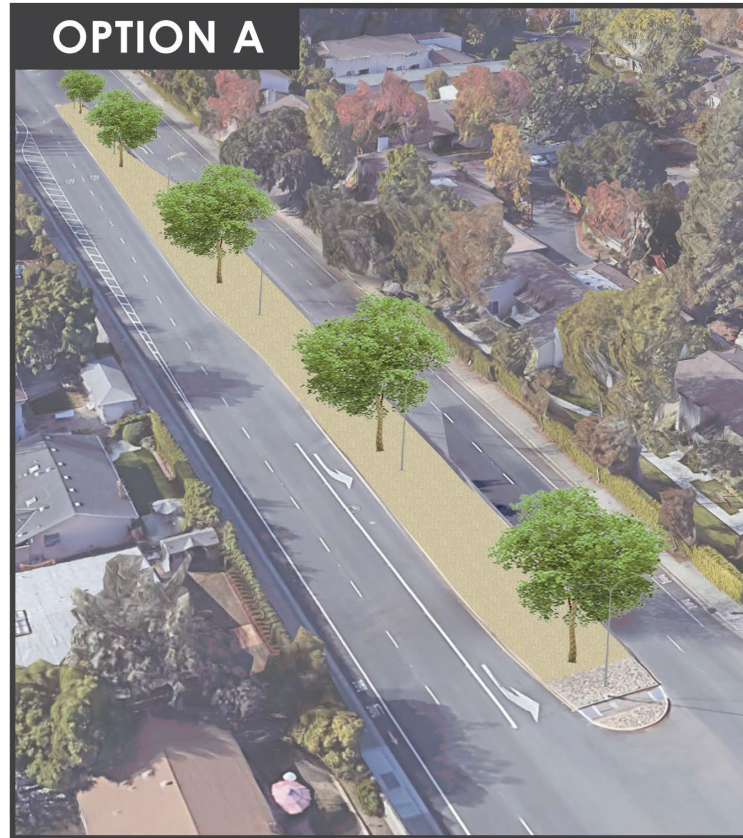
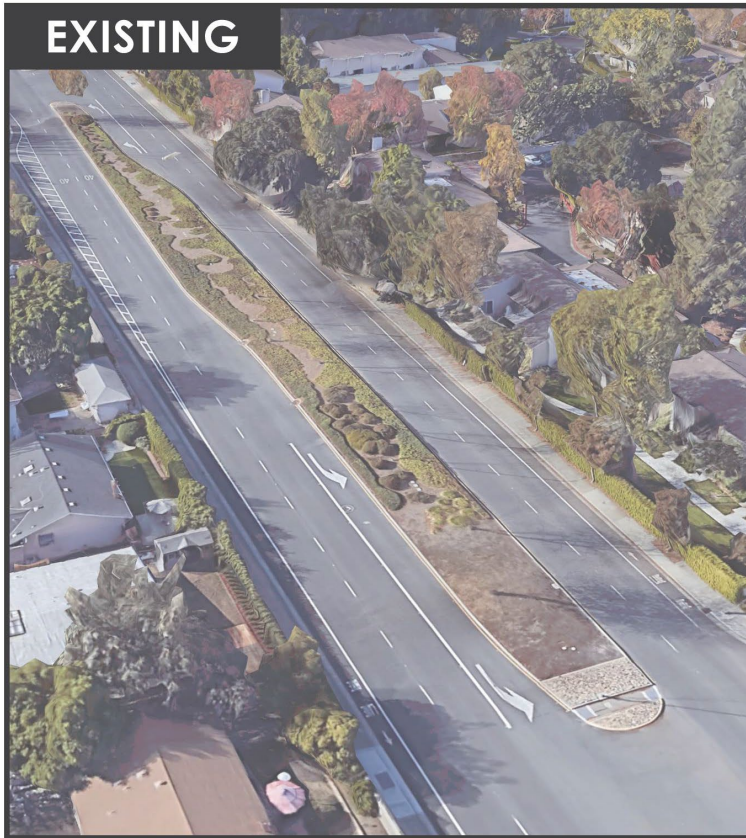
DESIGN ALTERNATIVE CONSIDERATIONS

- Project Goals:
 - Stay within existing budget
 - Drought tolerant planting to minimize water use and waste
 - Low maintenance landscaping
 - Install new irrigation
 - Improve lines of sight
- Not Considered:
 - Lush, high water use landscaping
 - Fast growing, high maintenance landscaping
 - Higher density planting (Due to budget)

MAINTENANCE COMPARISON

Asset	Task
Option A Decomposed Granite (Low Maintenance)	Construct, Repair, Regrade
	Sweep (with Blower)
	Weed Control
	Maintenance Frequency: 4X per year
Option B Mulch (High Maintenance)	Spreading
	Raking
	Weed Control
	Maintenance frequency: 12-16X per year

EVALUATION OF OPTIONS



EXAMPLE MEDIANS



N. Mary Ave.



W. Iowa Ave.

COMPARISON SUMMARY

OPTION A	OPTION B
DECOMPOSED GRANITE	MULCH & GROUNDCOVER
LOWER MAINTENANCE BURDEN	HIGHER MAINTENANCE BURDEN
LOWER WATER USE	HIGH WATER USE
LESS VEGETATION	MORE VEGETATION
LOW MAINTENANCE COSTS	MUCH HIGHER MAINTENANCE COSTS
Construction Estimate: \$2,625,000	Construction Estimate: \$2,155,000

NEXT STEPS

- Select landscaping alternatives
- Prepare bid documents
- Advertise project
- Award construction contract
- Begin construction

RENOVATE MEDIAN LANDSCAPING

EXISTING



OPTION A



OPTION B



Questions for Council:

- What additional information does Council need to make a decision?
- Are there any options that should be removed?
- Will Council consider increasing the project budget or the operations budget at the potential expense of other priorities?