

North Sailor Street Improvements - 2019 Construction Newsletter

May 24, 2019

Construction:

- Bituminous Streets
- Sanitary Sewer
- Watermain
- Water & Sewer Services
- Storm Sewer

Construction schedule:

Start: June 3rd, 2019

Finish: October 31, 2019

Final Lift: June 30, 2020

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Overview

As you know, the City of Blue Earth is undertaking a construction project to improve the city streets and utilities along North Sailor Street (from Third to First Street), Second Street (from T.H. 169 to East Street) and Third Street (from T.H. 169 to East Street). The project will be broken into five phases shown in the map below and will include the removal and replacement of sanitary sewer, water and storm sewer facilities along with new street construction. Newsletters like this one, will be sent out periodically throughout the project to help keep residents informed. It is important to note that information and scheduling might change due to weather and unforeseen issues. We will do our best to keep you up to date with the construction progress and changes. Bolton & Menk, Inc. is the City's engineer for the project. They will act as an extension of City Staff in monitoring construction work and interacting with the contractor daily. Should any questions or concerns arise during the construction process, please contact Bolton & Menk's representatives listed on the lower left side.

Project Timeline

Competitive bids for the work were received on March 20, 2019, and the project was awarded to Holtmeier Construction from Mankato, Minnesota on May 1, 2019. In addition to their own staff, Holtmeier will employ several subcontractors for the project.

Thates Tree Service is scheduled to begin Tree removals throughout project limits on or after May 28th. Information regarding tree removals can be found below.

Holtmeier Construction is currently scheduled to begin Phase 1 work on or after June 3rd. Phase 1 will consist of underground utility work along 1st Street and Sailor Street (from 1st Street to Blue Earth River) and will take approximately 2-4 weeks. Phase 2 will start following the underground work of Phase 1. As the underground work is completed in each phase, the contractor will grade the street and place aggregate base (gravel) for temporary access to driveways. Concrete curb and paving will likely be done later in the season once several areas are ready.

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Questions

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.

Trees

Some tree removals are necessary to construct the street improvements. Trees that are identified for removal will be marked on Friday 5-24-19 and removed next week starting May 28, 2019. 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.

Water Shutdowns

Occasional water shut-downs will be required for the crews to make connections to the existing water lines. We ask for your patience and understanding, as the Contractor will do their best to provide reasonable notice and reduce the length of any water shut downs required. Typically, we will try to ensure at least a one day notice is given for shutdowns and the outage limited between 2 to 8 hours long.

Access

As the project moves forward, parking and access to your property will continue to change. When construction is being conducted adjacent to your property you may have to park in the alley, at a neighbor's house or on a side street, where your vehicle is safe and out of the way. Access will be intermittent during underground construction and for longer periods during street grading, curb and pavement construction. Rain will also have an impact on property access. We realize access will be difficult and thank you for your patience. We will communicate access restrictions on a regular basis throughout the project. You may contact Ben to discuss your needs and concerns.

Garbage, Recycling & Mail

Until further notice, continue to place your garbage and recycling bins where you normally place them for each scheduled pick-up. The contractor will contact and coordinate with the pick-up companies. We will be in touch with you as the project continues regarding locations for garbage and recycling pick-up. 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. More information will come once a plan is established.



Alert

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.



Construction

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.

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.

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.

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.