

# COV - HMDAC April 26, 2021

## Meeting Minutes

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**Present on the call for the City** were Jason Lacey, James Olson and Rick Navarro, and **for HMDAC**, Byrne Conley, Chris Brittle, Bob Schussel, and Kathy and Allen Wildermuth. Also present was Brian Kilian, landscape architect retained by the City.

We talked about putting a pathway on slide L-12 going from the Bennington Park to the mailbox. It will divide the landscape, meandering to the box, away from being right next to the road. This is safer for walkers. There will be a holiday tree, more centered in that area.

Birgit Rickert has a question about the oak trees. They will be pruned in FY 2021-2022. Any dead ones will be replaced with oaks. They don't need much water in the Summer. Kathy notes some oaks near the fence looked dead. James notes some on the median were hit by cars. Brian said if any are dead, they would be replaced in the Parkway project.

Crepe Myrtles have also been hit by cars at the first 1/3 of the Parkway where there is a transit to Sycamores.

Rick indicated as we find things during the project, we will adjust. Byrne noted that homeowners do not want the Parkway clear cut, but for individual trees, the designer should have discretion. Jason said more woody plants do not survive being hit as well, we should acknowledge Birgit's comment though it would not change the plans.

Jason used a Glen Cove project as the basis for a cost estimate, \$9 per square foot. The engineer's estimate comes to \$1.403 million with a 10% contingency margin bringing it to 1.543 million total and a total of \$1.810 when designer cost, construction engineering. He indicated that is a generous estimate when you consider that some areas are to be kept as open space, and we will save what we can from the existing landscaping.

Jason and Brian think it is better to do this as one phase instead of multiple phases; one mobilization, 4-6 months to build out. Less traffic interruption than stops and starts.

Jason provided a line item Engineer's Estimate with a Total Project Cost of \$1,877,823.

### **Next door post 4 27 2021:**

Dear Neighbors,

The Hiddenbrooke Maintenance District Advisory Committee (HMDAC) of the Hiddenbrooke Property Owners Association (HPOA) has been meeting, by Zoom conferences, with City of

Vallejo staff and their outside landscape architect to discuss plans for upgrading the Hiddenbrooke Parkway. As residents know, landscaping on the Parkway deteriorated significantly during recent years as a result of emergency water conservation mandated by the State due to drought years, and the Parkway now has many bare areas studded with white-capped irrigation laterals that have been sealed off. The original irrigation system is now decades old, although controller boxes have been replaced throughout that period. The irrigation laterals are near the end of useful life and need replacement. Some replanting has been done out of the HMD funds, particularly near the fountain and the Welcome Center, but the Parkway needs a major makeover, beyond the means of the HMD annual budget.

The HMDAC and City public works staff have discussed a renovation project that would be funded through a surplus in the Hiddenbrooke Improvement District bond fund. That fund is dedicated to capital improvements within Hiddenbrooke, and has a current surplus of \$4.7 million. The renovation project could cost up to an estimated \$1.8 million, but this is subject to competitive bidding. The HMDAC has reviewed and commented on plans and walked the Parkway with the City staff and landscape architect. The major design concept is to keep the current trees and planting in areas that can be saved, and to re-landscape the entire Parkway with drought-resistant plants and plant/color enhancements that will refresh the entire Parkway. At the same time, laterals will be replaced completely, and water conservation will be a priority.

The proposed final conceptual landscape plans for the Parkway are now posted on the Hiddenbrooke Online website. The City will next be preparing more detailed work plans and specifications in preparation for sending the project out for bids. Work is expected to start in the first part of 2022. It should take several months, done as one project rather than piecemeal, because we want to minimize traffic interruptions. When finished, we expect that this will lower annual maintenance costs and water usage, and even more important, restore Hiddenbrooke Parkway to its prior glory.

To see the design plans, go to the HPOA main page where it is posted under “Hiddenbrooke Parkway Re-Landscaping” and “Final Conceptual Plan.” Also under that heading are the Power Point presentation to the HPOA Board and the page containing minutes of recent HMDAC meetings.

<http://www.hiddenbrookeonline.org/>

--Byrne Conley and Chris Brittle

For the HMDAC