



City Council

Mike Anderson, Mayor
Don Tatzin, Vice Mayor
Cameron Burks, Council Member
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January 13, 2017

PLEASE REVIEW THE FOLLOWING IMPORTANT INFORMATION REGARDING UPCOMING ROAD WORK IN YOUR NEIGHBORHOOD.

Dear Resident:

The list of road reconstruction this summer includes **Ava Court, McEllen Way, McEllen Court, and Brookdale Court**. City staff will present the planned street project at a public meeting on **Thursday, January 26th at 6:30 p.m.** at the City Offices located at 3675 Mount Diablo Boulevard, in Conference Room 240. This is an opportunity for residents to provide input to the design and learn how the construction project may impact existing frontage improvements as well as your street access and traffic flow during construction. In coordination with the road work, utility companies may also work in the street to update or relocate existing water, gas and sanitary sewer lines. In some areas, you may have noticed that this work has already begun.

As part of the planned construction, damaged, severely cracked, sunken, or uplifted sections of concrete curb and gutter will need to be repaired. Per Section 8-123 of the Lafayette Municipal Code, these repairs are the responsibility of the fronting property owners. The City has marked out the repair locations with pink paint. A summary of the required repairs is listed in the attached table. Additionally, all property owners are encouraged to examine their individual frontages to determine if they desire additional sections of curb and gutter to be removed and replaced prior to new street paving. Property owners may either hire a contractor to perform the repair or request that the City includes it in the upcoming construction project. Property owners hiring their own contractor will be required to obtain a no-fee encroachment permit, and the work must be completed prior to **April 3rd, 2017**. Encroachment permits may be obtained at the City Offices or by visiting the City of Lafayette's website. Alternatively, property owners may ask the City to perform the work and reimburse the City for the associated costs at the City contractor's bid price. Please be aware that failure to reimburse the City after the work is complete will result in a special assessment being levied on the subject property's tax roll.

In preparation for the project, we request that each property owner evaluates the condition of the house sewer line (or lateral) as soon as possible. Since these lines typically connect the house plumbing to the sewer main in the street, any needed repairs should be completed before the street reconstruction. If you have not replaced your sewer lateral within the last five years, or your lateral requires regular maintenance; consider having the line inspected, and if necessary replaced, prior to **April 3rd, 2017**. This work will require an encroachment permit from the City; but if the work is completed prior to April 1st, the City will waive the usual permit fee. A permit from the Central Contra Costa Sanitary District (CCCSD) will still be required. While this work is at the property owner's discretion, please be aware that any road excavation after the street resurfacing is complete will require extensive (and more expensive) restoration measures at the property owner's sole cost.

As part of the road work, the City's contractor will trim shrubs, low hanging tree limbs, and all other forms of vegetation to one foot behind the existing edge of pavement and to 14 feet above the road. This is necessary to allow access clearance for construction equipment and to prevent even more extensive damage to vegetation during construction. In some cases, trimming may expose the bare interior of some plants such as juniper bushes or redwood trees. Construction contractors are not trained gardeners; and if you are concerned about the aesthetics of any vegetation along your property frontage, please do the clearance work yourself in advance of the project. Please be reminded that any vegetation that requires trimming or removal is likely on public property but is still the maintenance responsibility of each fronting property owner.

Related, if your property has private improvements such as sewer cleanouts, drainage, irrigation, lighting, or any other facilities within five feet of the existing edge of pavement, please notify me in writing immediately so that we can account for them in the road construction. While we will make all reasonable attempts to protect private improvements that are readily visible, please be advised that property owners have located these facilities on public property at their own risk.

Finally, please be aware that during the pavement reconstruction process, the street will be closed to all traffic from 8:30 am until 4:30 pm, except for emergency responders. This closure will affect everyone, including residents of the street, people with medical appointments, service providers, and deliveries. The construction contract has been structured with an aggressive work schedule based on past project experience in order to minimize the duration of the road closure. The contractor will also make every effort to provide advance notice with reasonable precision about the exact time window. In any case, residents should anticipate and plan for a closure during work hours for up to ten consecutive weekdays (no closures will be in place on weekends).

I hope to have your attendance at the public meeting. If you have questions regarding this project, please contact me at 299-3247 or mluttropp@ci.lafayette.ca.us. Thank you in advance for your cooperation.

Sincerely,



Matt Luttropp
Senior Engineer

	Remove and Replace Curb and Gutter	Replace Asphalt Driveway on Existing Base	Remove and Replace Concrete Driveway	Remove and Replace Concrete Pathway	Remove and Reset Decorative Paver Driveway	Remove and Replace Brick Curb
Address	Linear Feet (LF)	Square Feet (SF)	Square Feet (SF)	Square Feet (SF)	Square Feet (SF)	Linear Feet (LF)
833 Ava Court	56					
837 Ava Court	24	11				
839 Ava Court	12.5					
841 Ava Court	20	8				
843 Ava Court	50					
835 Ava Court	32	9				
849 McEllen Way	46.5					
850 McEllen Way	48	18				
851 McEllen Way	26					
854 McEllen Way	32	10				
857 McEllen Way	25				30	
3410 McEllen Court	34	15				
3411 McEllen Court	18					
3412 McEllen Court	33.5					22.5
3414 McEllen Court	18					
3415 McEllen Court	44					
3418 McEllen Court	19				15	
3422 McEllen Court	29.5					
860 Hope Lane	60				28	
15 Brookdale Drive	3					
16 Brookdale Drive	40.5					
19 Brookdale Drive	38.5					
20 Brookdale Drive	12					
23 Brookdale Drive	64		98			
27 Brookdale Drive	33.5					
28 Brookdale Drive	37.5			17		
31 Brookdale Drive	27		103			
32 Brookdale Drive	21.5					
35 Brookdale Drive	18.5					
39 Brookdale Drive	16.5					

2017 Road Rehabilitation Project

Project Time Line:

Total Estimated Project Construction Cost	\$1,200,000
Completion of Construction Bid Documents	Early February
Utility Construction Begins	Ongoing
Tentative Road Construction Bid Opening	March 2, 2017
Road Construction Project Begins	Early April
Anticipated Completion	Late July

The City of Lafayette will issue a single contract to reconstruct the following streets:

Los Arabis Drive	Sunnybrook Drive	Woodview Drive	Silverado Court
North Silverado Drive	Ava Court	McEllen Way	McEllen Court
Brookdale Court			

The construction timeline will be longer than what would be required for just the work on a single street. Please expect to see work occurring in phases, with potentially large gaps of inactivity in between while the construction crew shifts to similar work at another location. Once the project is under construction, project activity updates will be posted on the City's website (<http://www.ci.lafayette.ca.us/>) so that you may plan accordingly.

Summary of Major Work Items:

All of the work described below will occur within the City's right-of-way or easements. None of the work will occur on private property. The City's right-of-way typically extends ten feet (or more) beyond the back of curb or edge of pavement into what you may consider portions of your front yard.

1. PG&E will be lowering shallow mains and services on Brookdale Court, McEllen Way, and McEllen Court.
2. The existing pavement structure will be reconstructed with the following phases of work:
 - a. Each existing street will be pulverized and the material reused as new road base.
 - b. The road base will be treated with cement to address clay soil conditions and to provide a longer lasting roadway. Please expect an unusual amount of construction dust during this phase of activity.
 - c. Each street will be paved with four inches of asphalt.
3. As part of the planned construction, damaged, severely cracked, sunken, or uplifted sections of concrete curb and gutter and sidewalk will need to be repaired. Per Section 8-123 of the Lafayette Municipal Code these repairs are the responsibility of the fronting property owners. The City has marked out the repair locations with pink paint. A list of these repairs was sent to residents with the notification for this public meeting.

In some cases the repair of the curb and gutter will necessitate the removal and reconstruction of a portion of the existing driveway. This repair work is also the responsibility of the homeowner.

Property owners may either hire a contractor to perform this work for them or request that the City includes the repairs in the upcoming construction project. If the City performs the work, the property owner will be billed for the repairs at the contractor's bid price. Property owners hiring their own

contractor for this work will be required to take out a no-fee encroachment permit for the work, and the work must be completed prior to **April 3rd, 2017**.

Additional removal and replacement of driveway and curb and gutter improvements can be arranged if residents wish to have additional enhancement along their property frontage to achieve a uniform look.

4. During the reconstruction phases of work the street will be closed from 8:30 am until 4:30 pm Monday through Friday. Emergency vehicles will be provided access at all times. The road under work will be closed to **everyone** else, including residents, people with medical appointments, service providers, and deliveries.
5. In order to better inform the public about the project status, weekly updates will be posted on the City's website at <http://www.ci.lafayette.ca.us> (select *Public Works & Construction* link followed by *City Construction Projects*). These updates will provide information on the work scheduled for the following week and how it will impact access to various streets.
6. Bushes, shrubs, and trees that have grown out past the existing or design edge of pavement will be trimmed back to a point 1 foot behind the new edge of pavement and to 14 feet above the road. In the case of some plants like juniper bushes, this may expose the bare interior of the bush. If you are concerned about the methods to be used in trimming your vegetation, please consider doing the work yourself in advance of the project. Again, please be reminded that these items are currently on public property.

Resident Homework:

1. In most cases residents have a sewer lateral out to the sewer main in the middle of the street. As such the City is requesting that residents who have not replaced their sewer lateral within the last 5 years consider having their line inspected, and if necessary replaced, prior to **April 3rd**. This work will require an encroachment permit from the City. However, if the work is completed prior to the above date, the City will waive our usual permit fees. If a road cut is made after the project, the street restoration requirements will be exceptionally onerous, and expensive.
2. If you have frontage landscaping that is of special importance to you, or irrigation, lighting, drain lines, or other improvements within the public right of way, please let Matt Luttrupp know about these items at your earliest opportunity to coordinate their preservation where possible.

Project Engineer Contact Information

Matt Luttrupp, Senior Engineer City of Lafayette, PH #299-3247, Email: mluttrupp@ci.lafayette.ca.us