

# 2023 Gleason Lake Dr & Carlson Pkwy Improvements Public Informational Meeting #1

November 8, 2021

Carlson Pkwy and 6<sup>th</sup> Ave  
Resurfacing/Rehabilitation Area



# Presenters and Contacts

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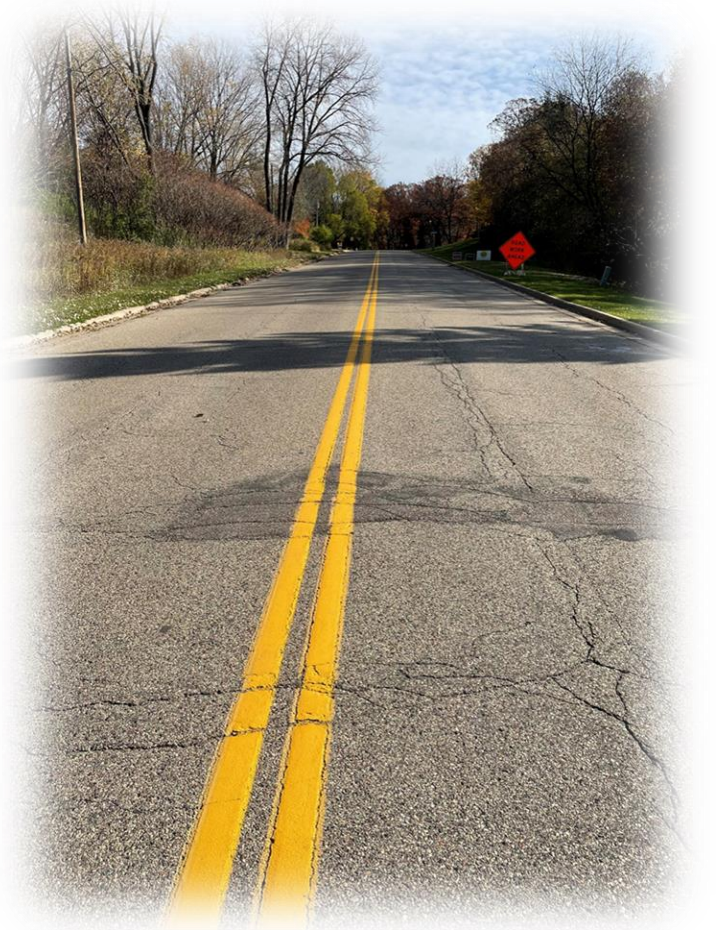


# Topics in this Presentation

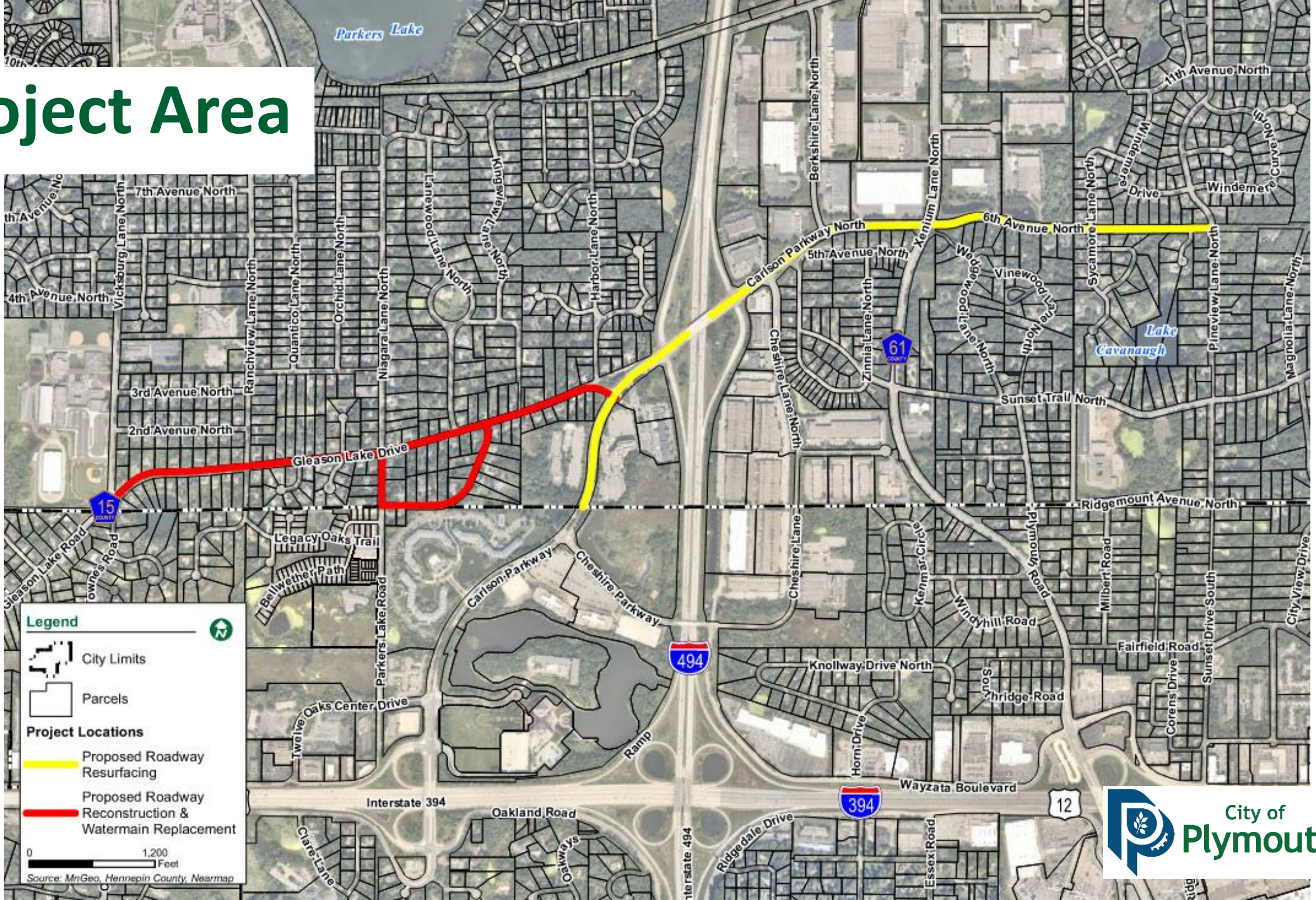
- Existing conditions and proposed improvements
- Overview of the Construction Process
- Overview of Plymouth's Assessment Policy
- Project Website & Contacts
- Project Schedule & Next Steps

## Meeting Feedback

- Comment cards are available and are the preferred way of providing feedback
- Residents may contact the project team to set up an individual meeting regarding your property
- Project team members will be available after the presentation for questions and discussion



# Project Area



# Why does our street need rehabilitation?

## Streets

- Aged and show signs of distress – cracks, potholes, settlements
- Pavement Management Program - started in 1987 with the goal of reducing roadway maintenance

## Utilities

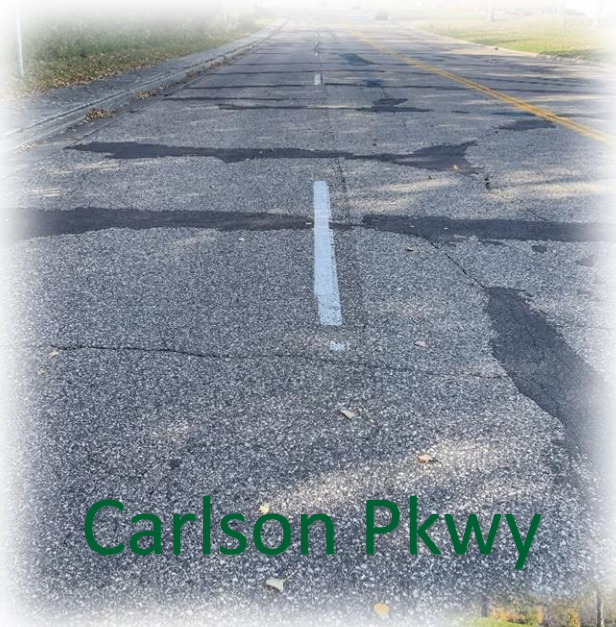
- Aging components on water valves
- Some deteriorating storm manholes

## Traffic

- Aged signal systems at Gleason and Cheshire with outdated components



# Existing Pavement Conditions



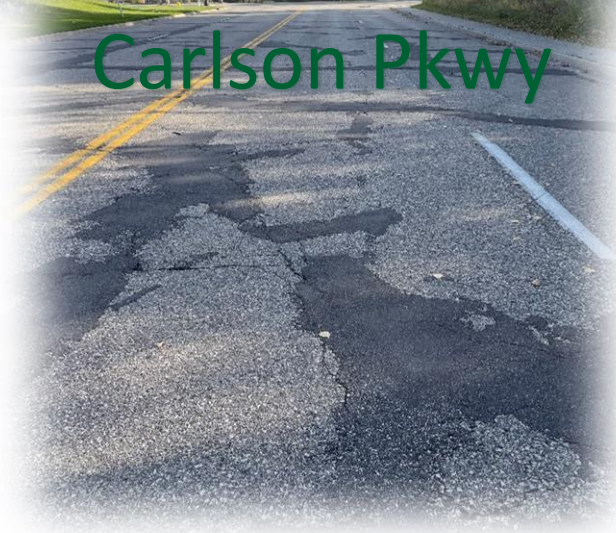
Carlson Pkwy



6<sup>th</sup> Ave N



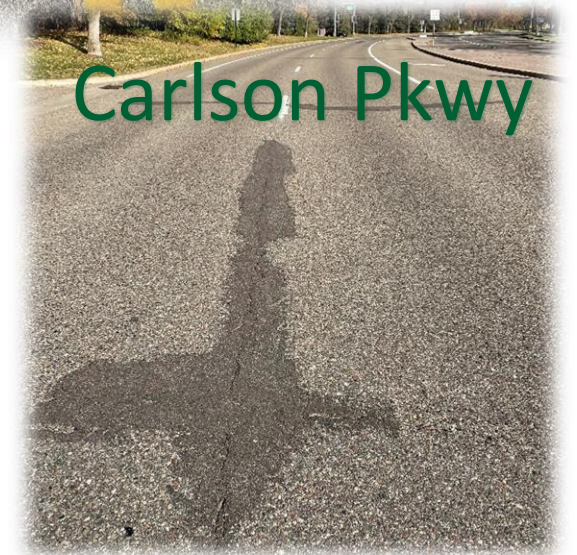
6<sup>th</sup> Ave N



Carlson Pkwy



6<sup>th</sup> Ave N



Carlson Pkwy

# Proposed Improvements

## Street Reclaiming

- Mill off the top few inches of excess existing asphalt pavement and haul away
- Reclaim the remaining existing asphalt pavement and underlying aggregate base
  - Grind up into a recycled base material for the roadway
- Resurface the roadway over the reclaimed base material with new asphalt pavement
- Spot replacement of concrete curb and gutter on Carlson
  - Full replacement proposed on 6<sup>th</sup> Ave due to poor condition
- Match existing street widths
  - One possible exception – 6<sup>th</sup> Ave
  - Full replacement on 6<sup>th</sup> Ave gives us the option to narrow the overly wide street
  - Doesn't appear to be a need for parking on 6<sup>th</sup> Ave, allowing for a narrowed street



# Proposed Improvements Cont.

## Utilities

- Storm sewer manhole and casting repairs
- Water valve repairs/maintenance
- Infiltration & inflow barriers on sanitary sewer manholes

## Walks/Trails

- Pedestrian Ramp and sidewalk improvements at intersections
- Possible trail replacement along the north side of 6<sup>th</sup> Ave

## Signals

- System replacement/upgrades at Gleason and Cheshire





# Construction Process

1. Remove pavement (milling and reclaiming of existing street pavement)
2. Utility repairs
3. Spot replacement of concrete curb and gutter
4. Signal replacements and upgrades
5. Roadway grading
6. First layer(s) of asphalt roadway is paved
7. Pour concrete pedestrian ramps and sidewalks
8. Pave asphalt trails
9. Restoration behind the curb (topsoil and turf)
10. Final lift of asphalt roadway is paved



# Pavement Removals



# Utility Repairs



# Concrete Curb & Gutter Installation



# Signals



# Roadway Grading



# Roadway Paving



# Concrete Sidewalks





# Asphalt Trails



# Turf Restoration



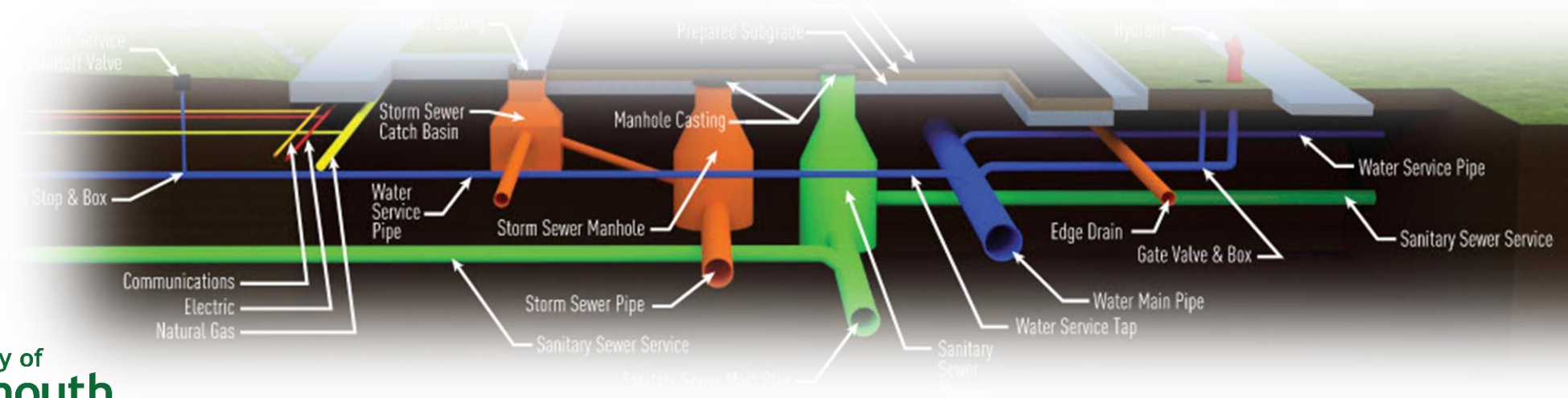
# Construction Impacts

## Private Utilities (Gas, Power, Cable, Phone)

- May be relocated prior to and during construction
  - Residents should be notified of any planned outages by utility company
- Unplanned outages may occur during construction
  - Residents can report these outages directly to the utility company

## Public Utilities (Water, Sewer)

- Planned water service shutdowns (several hours) – minimal impacts in this area of the project
- No disruption to sewer service



# Construction Restoration

**Landscaping in right-of-way or easements** – minimal impacts in this area of the project

- Trees, bushes, flowers, landscaping items, etc.
- May be removed due to rehabilitation of street or utilities
- Homeowner must remove/salvage items prior to construction if they wish to save the landscaping items
  - Project team can coordinate with residents on approximate disturbance limits as we near construction

## Turf

- Areas disturbed by construction activity will be seeded at the end of each construction phase

## Irrigation Systems

- Systems damaged by construction activity will be repaired

## Driveways

- Driveways impacted by construction activity will be repaired
  - Asphalt – saw cut and patch
  - Concrete – removed at joint
  - Brick paver – salvaged and reinstalled

# Construction Access

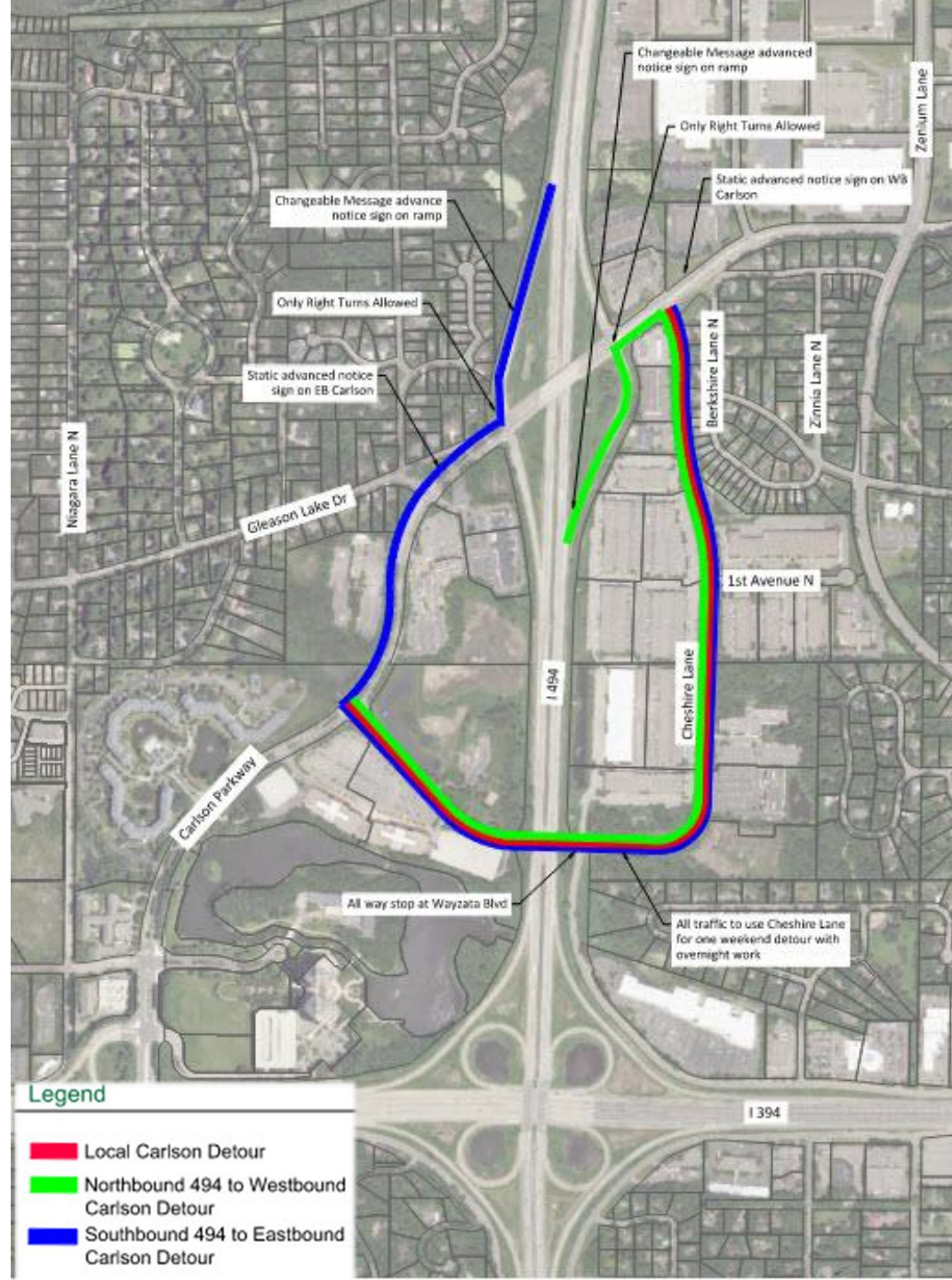
## Access During Construction

- One drivable lane for emergency services
  - Access will change as construction progresses
  - May be delays due to construction activity
- Carlson Pkwy and 6<sup>th</sup> Ave closed to thru traffic during major construction
  - Access for local residents and businesses only
  - Moving detour set up for Carlson Pkwy
- Direct access to driveway at end of the working day overnight and weekends if no work occurs
  - Exceptions – concrete curb or driveway needs to cure for 7 days to allow access
  - Commercial properties will always have access through at least one driveway, even if it's half at a time
- Notify the project team of special needs or events
  - Wheelchair access and medical needs
  - Graduation parties
  - Weddings
  - Funerals

# Carlson/494 Detour

## Full Weekend Closure

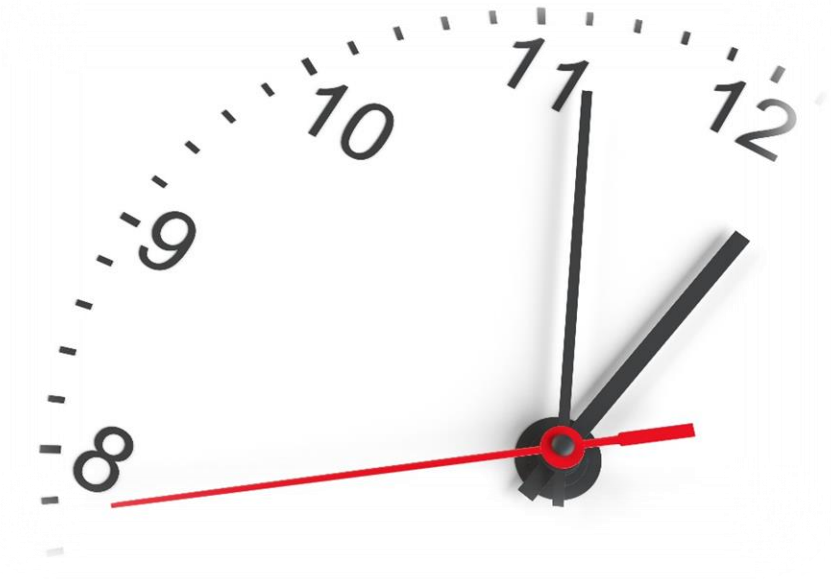
- Accelerate majority of the work over one weekend
- Sunday work
- Possible night work



# Construction Schedule

## Typical Working Hours

- Monday – Friday: 7 AM – Sunset
- Saturday: 8 AM to 6 PM
- Sunday and Holidays: No Work Allowed



## Phased Construction Schedule

- Focus on constructing one area of the project before moving to the next area
- Prevent the Contractor from working on the entire project at once

## Inconveniences and Delays will be common

- The project team will help minimize these inconveniences to make things run as smooth as possible

# Assessment Policy & Hearing

## Special assessments applied to adjacent, benefiting properties

- 40% of street and storm sewer improvement costs is paid by the property owner
- City pays the remaining 60% of the street and storm costs

## Project costs that are not assessed and fully paid by the City

- Watermain repairs
- Sanitary sewer repairs

## Assessment Hearing

- Tentatively scheduled to occur at a City Council meeting in February 2023
- Notice of assessment and public hearing will be mailed two weeks prior to the Council meeting
  - Notice will include exact amount of proposed special assessment to benefiting property



# Assessment Payment Options

## Option 1 – Pay in full or partial payment(s) by 10/31/23\*

- No interest applied

## Option 2 – Pay in full between 11/1/23\* and 11/15/24\*

- Includes 1<sup>st</sup> year of interest

## Option 3 – Pay over the assessment term with interest

- Paid through property taxes
- Option is selected by default if not paid in advance

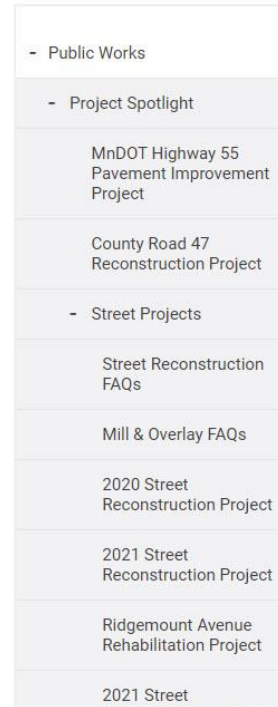
\*Dates are tentative and subject to change

# Project Website

City of Plymouth Project Website

[www.plymouthmn.gov/gleasonlake](http://www.plymouthmn.gov/gleasonlake)

- Project information, schedule, documents, updates, FAQ
- Sign up for email updates
  - Sent as needed leading up to construction
  - Sent at least once a week during construction



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## Gleason Lake Drive And Carlson Parkway Improvement Project

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### Project Overview

This project involves improvements to Gleason Lake Drive and surrounding streets, Carlson Parkway, and 6th Avenue as shown on the map below. Improvements to Gleason Lake Drive and surrounding streets include street reconstruction, which completely rebuilds an existing street. The project will include installation of concrete curb and gutter, storm sewer improvements, trail gap improvements, and rehabilitation or replacement of the existing water main.

Improvements to Carlson Parkway and 6th Avenue include full depth reclamation of pavement, which involves completely removing (reclaiming) the existing pavement and paving a new roadway surface. Also included are repairs to concrete curb and gutter, utility repairs, and installation of concrete pedestrian ramps, as necessary, in accordance with the Americans with Disabilities Act (ADA).





# Next Steps

## Meeting Feedback

- Collect feedback from residents
  - Comment Cards / Email / Phone Calls
- Residents and business owners may contact the project team to set up an individual meeting regarding your property

## Coordination with Minnetonka Staff & Residents

- Set up individual meetings if requested
- City of Minnetonka public informational meeting (Tentative December 1<sup>st</sup>)

# Thank You!

## Any Questions?

Nick Amatuccio, PE  
Project Engineer

Mike Payne, PE  
Assistant City Engineer



[Bolton-Menk.com](http://Bolton-Menk.com)