

1 July 2020
 To: Mayor and City
 Council members
 Design being completed for existing neighborhood's
 streets and utilities upgrade. Clay



Street Reconstruction (Sleepy Hollow)

Sleepy Hollow Waterline & Sleepy Hollow Sanitary Sewer

Scope: The proposed project improvements include the removal and replacement of a twenty-two foot (22') wide residential concrete roadway and the cleaning and regrading of roadside ditches. Drainage system condition and performance are major factors in pavement tolerance and material life expectancy, drainage systems within the project limits will be assessed to identify areas required for improvements. Sanitary sewer and waterline conditions will be assessed and repaired or upsized on an as needed basis for optimal performance.



Justification: The City assessed all streets within the city limits in 2015. This assessment produced a database of street condition information assigning a numeric rating to assets within the Right-of-Way. This databank ranks each street according to its condition assessment and provides Staff with the information needed to identify individual streets requiring one of several methods of preservation ranging from joint sealing to full removal and replacement. The 2019 Bond Program included funds for the reconstruction of concrete neighborhood streets throughout Pearland based on their PCI ranking. The Right-of-Way Assessment Program identified the streets within the Sleepy Hollow subdivision as having a current PCI ranging between 47 and 55 with evidence of sub-grade failure resulting in major cracking and vertical panel dislocation requiring full pavement replacement due to the advanced deteriorated conditions.

Project Manager: Fatema Weekly

Designer: HDR Engineering, Inc.

Contractor: TBD

Budget Info:

Street Reconstruction (TR2002):

Funding Sources	Series	To Date	Future	Total Budget
General Revenue - Cash				-
Certificates of Obligation				-
Certificates of Obligation				-
General Obligation Bonds	TBS	845,000		845,000
General Obligation Bonds			2,330,000	2,330,000
W/S Revenue Bonds				-
Impact Fee - Debt				-
Other Funding Sources				-
Total Funding Sources		845,000	2,330,000	3,175,000

Expenditures	To Date	Future	Total
PER			-
Land			-

Design	227,310		227,310
Construction		2,047,554	2,047,554
Construction Management/Inspection			-
Construction Materials Testing		50,000	50,000
FF&E			-
Total Expenditures	227,310	2,097,554	2,324,864

Project Balance/Contingency	850,136
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Waterline (WA2004):

Funding Sources	Series	To Date	Future	Total Budget
General Revenue - Cash				-
Certificates of Obligation				-
Certificates of Obligation				-
General Obligation Bonds				-
System Revenue - Cash		60,000	420,000	480,000
W/S Revenue Bonds				-
Impact Fee - Debt				-
Other Funding Sources				-
Total Funding Sources		60,000	420,000	480,000

Expenditures	To Date	Future	Total
PER			-
Land			-
Design	43,702		43,702
Construction		345,325	345,325
Construction Management/Inspection			-
Construction Materials Testing		10,000	10,000
FF&E			-
Total Expenditures	43,702	355,325	399,027

Project Balance/Contingency	80,973
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Sewer (WW2005):

Funding Sources	Series	To Date	Future	Total Budget
General Revenue - Cash				-
Certificates of Obligation				-
Certificates of Obligation				-
General Obligation Bonds				-
System Revenue - Cash		40,000	270,000	310,000
W/S Revenue Bonds				-
Impact Fee - Debt				-
Other Funding Sources				-
Total Funding Sources		40,000	270,000	310,000

Expenditures	To Date	Future	Total
PER			-
Land			-
Design	39,800		39,800
Construction		225,000	225,000
Construction Management/Inspection			-
Construction Materials Testing		5,000	5,000
FF&E			-
Total Expenditures	39,800	230,000	269,800

Project Balance/Contingency	40,200
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Schedule Info:

	<i>Base Line</i>	<i>Current</i>
Design Start	February-20	March-20
Bid Start	November-20	
Construction Start	January-21	
Proposed Construction Completion	October-21	

Highlights:

- HDR Engineering was issued Notice to Proceed for design services March 23, 2020.
- A geotechnical investigation was conducted to determine existing field conditions and establish a project baseline for design and future construction. No extraordinary findings revealed.
- Survey verifications, including site visits were conducted to complete topographic backgrounds and pavement alignment and to explore modifications to the original development that have occurred over the years since.
- Closed-circuit television (CCTV) conducted on the sanitary sewer system to assess condition. Segments that demonstrated pipe ovaling (squash) and sagging are to be removed and replaced. Existing 24-inch sanitary manhole covers and frames will be upsized to 32-inch to meet current TCEQ requirements.
- Review of fire hydrant spacing, resulted in the addition of hydrants for improved fire protection and improved overall water service quality. The existing 6" transite water line and the 2" water line will be replaced with 6" PVC pipe as the size is appropriate to provide fire and water service.
- On June 12th, the 30% plan set was submitted to the City and Brazoria Drainage District No. 4 (BDD4) for their two-week review period.
- The project is currently within budget and on schedule.

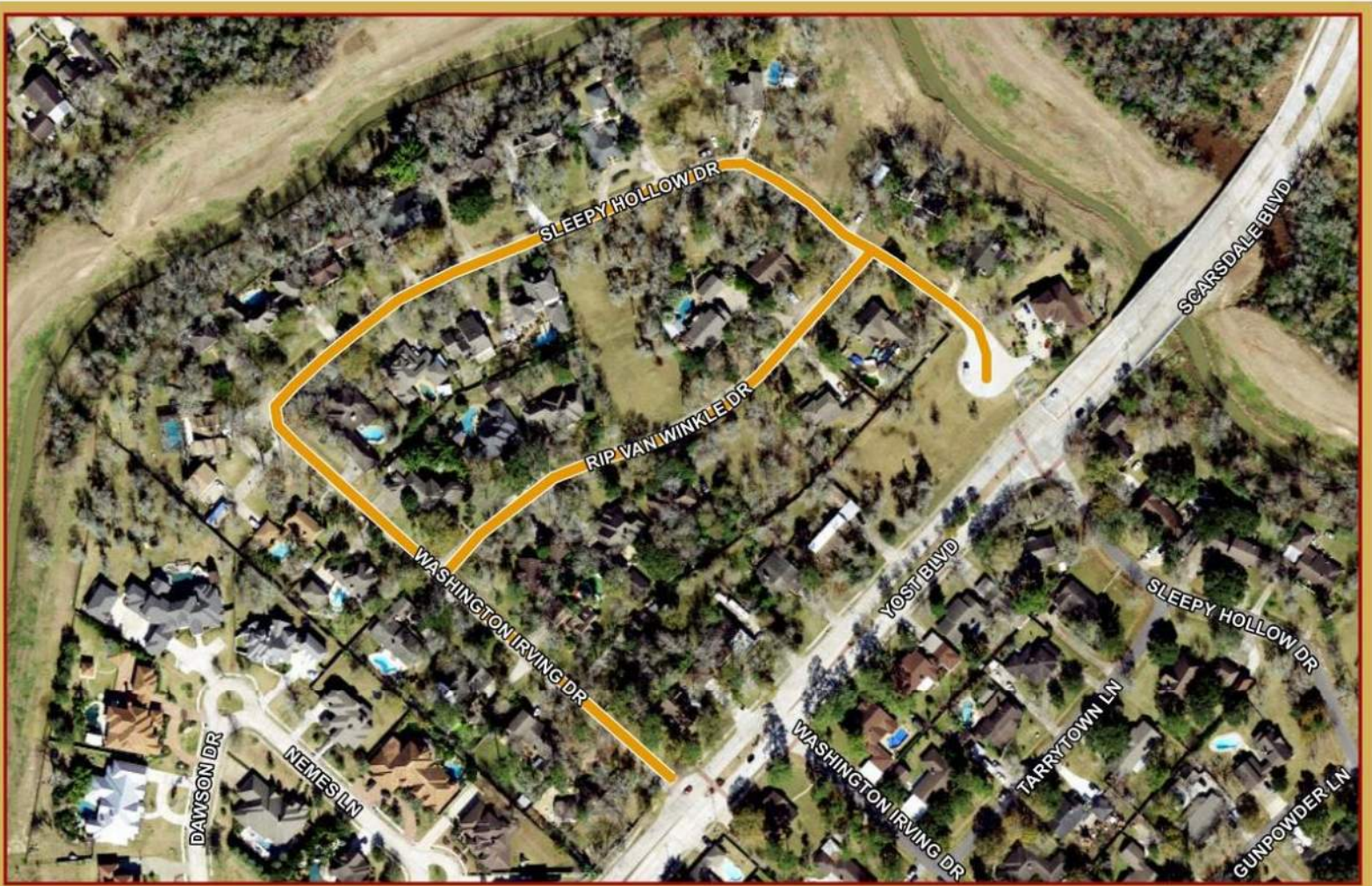
Upcoming Work Items:

- The 60% plan submittal will be complete in August 2020; followed by a review meeting.
- The Engineer will continue coordination with franchise utilities to identify and mitigate potential conflicts within project limits.

- The Engineer will continue to cut cross sections and review all ditch side slopes to ensure compliance with the City's maximum 3:1 standard. Staff will work with the design team on possible solutions for areas steeper than the desired 3:1 slope with the goal of attempting to get to a 4:1 slope but ROW will ultimately dictate the final slopes.
- Development of construction sequencing for driveways and property access during construction.
- Considering COVID-19 recommended social distancing guidelines, efforts to conduct a public outreach will focus on the publication of an informative letter requesting resident feedback which discusses scope of work, traffic control, phasing and schedule.

Previous Memos: 2/6/20

Vicinity Map



CITY OF PEARLAND
Sleepy Hollow

 Project Area



1 inch = 200 feet
FEBRUARY 2020
GIS DEPARTMENT

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.