

What to expect

Noise, dirt, and inconvenience can be expected during construction. The City has built a number of tools into the plans to minimize the impact of the project on the area.

Phasing & Schedule

The project has been phased to allow access and movement to the surrounding area while allowing the contractor to complete the work in a timely and cost effective manner. There will be two phases on this project.



Watch for construction signs informing the public of road closures

The majority of the first phase, Farehaven Drive to 900 feet east of Jefferson, was completed last fall. Work yet to be completed on Phase I includes trails, sidewalks, final grading, and sod installation. This work will be completed in conjunction with the trail and sidewalk work on Phase II with an expected completion date in July.

The second phase of the project, Prairie Street to Farehaven Drive, will begin around May 6, 2009. The first stage of Phase II will be the removals of the road surface throughout the entire phase. The intersection of Spring Creek Road and Woodley is expected to be closed for approximately 1 month while crews complete the utility and road work. Once the intersection is completed the contractor will continue to work west to Prairie Street. The final stage of work will be the trail, sidewalk, final grading and landscaping. The entire project is expected to be complete by the end of July.

Construction is often staged so that different portions, (i.e. culverts, storm sewer, streets) are completed at different times. Typically you will have several different stages of construction pass by your property throughout the course of the project.

Detours & Access

The contractor will have signage detouring and directing traffic around the major work areas. The detour plan is available on the project website. Delays in the work areas are to be expected. You are encouraged to avoid the construction zones if possible. If you need to travel in the work area to access your property please allow yourself additional time when traveling.

Access will be maintained to all properties throughout construction. The Contractor is required to maintain a reasonable drivable surface, and is not allowed to leave open trenches overnight or over the weekend. Residents living in the construction zone, school buses, garbage collectors, mail carriers, and emergency vehicles will be allowed in the construction zones.

Traffic accessing properties within the work areas will encounter machinery and workers throughout the day. Access could be limited to your property for short periods (4-6 hours) if utility trench work is being completed in front of your property. When your driveway apron is replaced, you will not be able to use your driveway for about five days while the concrete cures and gains strength to support vehicles. We ask that you use alternate routes or parking areas during this time. The Contractor and Resident Observer will maintain contact throughout the project to keep the property owners informed of progress.

Mail and Garbage Collection

It will be necessary to relocate some mailboxes in the construction zone. The Contractor and City will coordinate this effort with the local post office to find a suitable temporary location outside of the construction limits. The post office will determine the locations of the temporary mailboxes, not the contractor. The Contractor and City will also be coordinating work with Waste Management to ensure regular garbage pick-up.

Safety

We are all attracted to construction machinery, and enjoy watching construction work, especially children. The construction crews are very safety conscious, and do their best to keep hazardous areas to a minimum. Trenches are not allowed to be open overnight, for example, and we encourage the contractors to backfill areas as they are completed, rather than at the end of the day. We ask that you keep your distance from construction areas and that parents stress to children that they can watch, but they must keep their distance as well.

We thank you for your patience & cooperation through this project!

Landscaping and Trees

Once the project is complete the City will also make an effort to provide additional plantings along the boulevards to create a more residential feel to Woodley while providing for the sight lines and safety of the roadway. Deciduous ornamental type trees are being recommended as these types are compatible with overhead utilities and do not significantly obstruct the needed sight lines throughout the corridor.

Project Update

The first phase from Farehaven Drive to 900 feet east of Jefferson was 85% complete last fall. The contractor has been onsite since April 20, 2009 grading the site for trail and sidewalk. The trail, sidewalk, final grading, and landscaping will be completed in conjunction with the trail and sidewalk work on Phase II. Phase I is expected to be completed in July.

Small utility relocation (Qwest phone & Xcel gas) within the Phase II portion of the project is nearly complete. Once these relocations are done, Phase II will be in full swing. The contractor has indicated Phase II work will begin on Wednesday, May 6, 2009.

The construction schedule is tentative. Construction activities can be greatly influenced by differing site conditions, weather or other unforeseen issues.



Please contact the
Engineering Division
with questions

Sean Simonson of the City of Northfield, will be on the project site providing construction observation and coordination. You may approach him on site with any questions or comments you may have. Sean can be reached at:
(612) 328-8615.

You may also contact *Katy Gehler-Hess*, City Engineer at 507-645-3020.

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This project is being completed
with the cooperation of:

RICE
COUNTY
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