



Neighborhood Project Construction Frequently Asked Questions

1. How is the City paying for the project?

The anticipated funding for the project does **NOT** include special assessment to adjacent properties. Project funding is provided from four accounts:

1. Road Improvement Fund (this is part of City property taxes)
2. Water Utility Fund
3. Sanitary Sewer Utility Fund
4. Storm Drainage Fund

2. Has the City identified the trees that will be removed and is there a replacement plan?

The City is in preliminary design to determine which trees need to be removed for infrastructure replacement, the City will provide a 1 to 1 tree replacement. Residents will be provided a list of tree species in the spring of 2022 that they can select. Trees will be replaced with a 2-inch diameter tree. Replacement will NOT occur in the boulevard or drainage and utility easement.

3. Dakota Electric has power lines adjacent to the curb, will it be damaged?

The City will coordinate any necessary relocation of private utilities (phone, electric, gas, cable) with each respective company. Annually the City meets with representatives from each company and reviews upcoming street improvement projects. Overhead power will be buried as part of the project, typically this occurs the following year after the street reconstruction due to how the work needs to be phased to maintain service to all homes.

4. Is there a plan to fix the flooding and standing water at various intersections?

Additional storm sewer will be provided throughout the project area to address deficient drainage concerns.

5. What will happen to my front yard irrigation system, fence, or underground dog fence during construction?

Street Improvement Projects often require construction work to occur within the public right-of-way area behind the concrete curb or outside of the paved street section. This area is typically referred to as the boulevard. Adjacent property owners along the street frequently have installed privately owned items within the boulevard area. Some examples of privately owned items within the boulevard include:

- Irrigation or sprinkler systems
- Bushes and landscape plantings
- Decorative fences
- Underground dog fences

The City will not be responsible for the cost to remove/reinstall privately owned items that are encountered within the right-of-way as part of a Street Improvement Project. City staff will send notice to property owners ahead of the project timeframe, requesting that the property owner remove any privately-owned items within the construction zone of the public right-of-way. Approved by City Council February 23, 2017, Resolution 2017-036

6. What happens to my grass that gets damaged during construction?

The City will restore all disturbed areas with sod. The contractor will be responsible for watering the grass for the first 60 days after placement. The homeowner will be responsible after the 60-day watering period.

7. Is the City going to replace sidewalks?

The City will be replacing existing sidewalks to City Standard 5' walk where applicable. Each year as existing neighborhood areas are evaluated for possible street improvements, City staff will also evaluate the need for additional sidewalk or trail installations within the project area. Factors that staff will consider include:

- Is there an existing sidewalk/trail with missing links or gaps?
- Is there a missing sidewalk/trail connection to existing area amenities such as parks, schools, transit, etc.?
- Is there a missing connection to a nearby existing sidewalk/trail system?

In areas where additional sidewalk/trail installations are deemed necessary, the installation of sidewalk/trail on only one side of the street may be allowed.

8. Will any work be done with the water lines in the homes?

Some work will need to be done inside the homes with this project by the City hired plumbing contractor. If the City needs to replace a valve, we will be replacing the valve on the house side of the water meter. When the City sets up a temporary water system the connection will be made to the hose bib outside the house. Water will then be shut-off at the meter in the house and turned back on when temporary water is disconnected. Temporary water is expected to be in place for approximately 6 weeks per phase. Phasing is still to be determined by the City of Apple Valley. Water softeners may need to be bypassed during temporary water use and the Plumber will determine if this is needed.

9. Where will I park my vehicle?

The City and the contractor will make a strong effort to provide access to the resident’s driveways. Construction work will not be in every location of the neighborhood at one time, work will be staged and the City’s project representative will be on-site providing notices to residents of the upcoming work and impacts.

10. Can the City of Apple Valley provide additional lighting where we have dark areas on the streets?

If there is a strong desire from the residents that live in this area, they can bring in a petition from the impacted residents to add additional lighting.

11. What if I have a fence or am planning to replace a fence with construction?

Per City ordinance, the fence should be placed 1 foot from the property line and not exceed 7’ in height or require a building permit

12. What if I want to replace my driveway in kind or on my own?

The City will be installing all infrastructure including sidewalk and driveways within the right of way in accordance with City standards. Any required replacement of driveways outside the ROW will be restored to match in-kind. The contractor will not replace existing drives outside of the current scope of work during the construction process.

13. Who is responsible for maintaining the sidewalk in front of my property?

In Accordance with City Ordinance, it is the responsibility of the resident to maintain the sidewalk. See ordinance language below:

§ 94.17 PUBLIC NUISANCES AFFECTING PEACE AND SAFETY.

The following are declared to be public nuisances affecting public peace and safety:

- (A) *All snow and ice not removed from public sidewalks within 48 hours after the snow or other precipitation causing the condition has ceased to fall as required in this code;*

§ 94.01 ASSESSABLE CURRENT SERVICES.

- (A) *Definition. For the purpose of this section, the following definition shall apply unless the context clearly indicates or requires a different meaning.*

CURRENT SERVICE. *Any of the following services performed by the City to abate the public nuisance, and the costs thereof, may be charged as a special assessment against the property benefitted: snow, ice, or rubbish removal from sidewalks; weed elimination from public street boulevard areas or private property; removal or elimination of public health or safety hazards from private property, excluding any hazardous building under M.S. §§ 463.15 through 463.26; installation or repair of water service lines, or other dust treatment of streets; repair of public rights-of-way,*

trimming and care of trees, and treatment or removal of insect-infested or diseased trees on public rights-of-way or private property; and the operation of a street lighting system; abatement of public nuisances.

(B) Abatement of public nuisance.

1) It shall be the primary responsibility of a property owner or occupant to abate any public nuisance, as defined in this section or elsewhere in this code, which exists on the owner's property or abutting thereto.

2) Upon the City's service by U.S. mail to the property address (and to the property owner if different than the property address) of notice of the public nuisance and required abatement, the property owner or occupant shall remove or otherwise abate the public nuisance within five days of the date of the City's notice. Upon the property owner or occupant's failure to remove or otherwise abate the public nuisance, the City may perform the current service to abate the public nuisance.

(C) Costs of abatement. The owner and occupant of property on or adjacent to which a current service has been performed shall be personally liable for the cost of the current service. The City shall prepare and mail an invoice of the charges for the cost of the current service to the owner and occupant, and the charges shall be immediately due and payable to the City. Unpaid charges for a current service shall be subject to monthly service charges (late fee/penalty) until paid in full or assessed as provided herein.

(D) Special assessment for unpaid charges. Any unpaid charges for a current service shall be specially assessed against the property benefitted in accordance with M.S. § 429.101.

14. How will mail delivery and trash service be affected?

The contractor will install temporary mailboxes as determined by the Post Office and residents will be notified of their location. The existing mailbox will be salvaged until after construction and reinstalled in a similar location. Trash pickup in the neighborhood will take place on the same day it currently occurs. Containers can be placed out the night before construction will occur. The containers will be relocated by the Contractor to an area where the hauler can pick it up. Containers will be returned by the end of the day. In the event that containers don't get emptied that day, the Contractor will have those containers emptied and returned by the next business day.

15. Will the contractor work on weekends?

The City of Apple Valley has specified the following working hours: Monday-Friday, 7:00 a.m.-7:00 p.m, Saturdays, 8:00 a.m. – 5:00 p.m. No work is permitted on Sundays or holidays, unless special approval is granted by the Engineer.