

Annual PKID Meeting: Morning Ridge

Tuesday, February 3, 2009

6:00 – 7:00 p.m.

Municipal Center I

Gilbert Staff: Ryan Morasch, Jason Kerby, Laura Lorenzen, Bob Marchesano

Attendees: Paula Bridges

Agenda item: Review of 08/09 projects

Staff reviewed the improvements currently under construction. Palms were taken out of the median and replaced with Oak trees. This should reduce the maintenance in this area.

Agenda item: Suggestions for 09/10 Budget Year

Staff explained the scope for the proposed improvements along Elliot Road west of Morning Ridge Drive to the western limits of Morning Ridge. There would be another monument sign on the west side of the entrance. Resident questioned why the phase that was just completed cost \$25,900 and the proposed phase is \$49,660. The landscape architect explained the proposed phase includes more landscaping along Elliot Road as well as the monument sign. In addition, the proposed phase includes an allowance for a sleeve under Morning Ridge Drive. If the sleeve already exists, this work would be eliminated from the bid. This can only be determined once the contractor starts construction.

Resident was concerned that in this economy we need to be prudent with everything we do. The assessment can not keep increasing at the rate it has been. Staff explained that the residents determine what improvements are done or not done. Due to the economy, the bids that we have been receiving for other projects have been favorable. As a result, more work is being able to be completed for the same price. The landscape architect explained that they are constantly adjusting their estimates based on current bids received.

Resident and staff then discussed the other outstanding improvement projects in Morning Ridge. The park area will be the most costly of the remaining areas.

Due to the residents concern over the increased assessment, it was determined that the improvements for FY09/10 should be bid as a base bid with alternatives. The resident wants to keep the improvements to \$37,500 plus the \$2,160 landscape only budget. The base bid will include the monument sign and improvements in the immediate area, a mirror image of the improvements completed on the east side of Morning Ridge Drive. Alternate bids will be submitted for the landscaping improvements west of Morning Ridge Drive to the western limits of Morning Ridge. The scope of the work completed will depend upon the base bid received.

Action items:

→ None

Meeting was adjourned at 6:30 p.m.