

# Annual PKID Meeting: Val Vista Park

Wednesday, January 28, 2009

7:00 – 8:00 p.m.

Public Works Facility

**Gilbert Staff:** Rick Acuna, Jason Kerby, Laura Lorenzen, Bob Marchesano

**Attendees:** Rick Phillips, Don Hamman, Burke Alford, Ray and Judy Campos, Sheldon and Sarah McGoe, Travis Wells, Michael Kupsco, Marilyn Kamb, Dean Metcalf, James Vogel, Maril Mouney, Richard Steely, John Schaper, Ward Hummel, Sandra Weitz, Cheryl Adamson, Rick Turley

## **Agenda item: Review of 08/09 projects**

Staff reviewed current project on Freestone Parkway from Guadalupe Road to Ford Avenue. The scope of this phase was extended due to favorable bids being received. Residents questioned why trees were removed. Landscape Architect explained that they were removed for consistency in median. The Chinese Elm were removed and are being placed with Chinese Pistachio and Ash. This is according to the master plan which was approved by the residents.

Residents voiced concern regarding the monument light at the entrance on Guadalupe. Staff is working with Salt River Project to straighten out project. Plans from SRP were sent to the incorrect Municipality in error. The monument sign will need a new pedestal and meter which will cause a delay in completion. Residents ask if they could help in any way with SRP to correct the problem. Staff informed then that at his time we are still working through our contact lists to try to solve the problem.

## **Agenda item: Suggestions for 09/10 Budget Year**

There was concern over the increase in the assessment from 08/09 to 09/10. With the current state of the economy, a few residents stated that the increase would be a hardship on their families. Staff explained that if no improvements are elected for 09/10, the assessment would be approximately \$27.00 per month. Residents make the decisions as to what, if any, improvements will be included in the FY09/10 budget. Staff also discussed that while the economy is not good at this time, the bids that the Town is receiving from landscaping contractors have been very favorable. PKID's that are currently having work completed are getting a larger scope of work done for the approved budget.

Residents voiced concern over the approved master plan. They indicated that they want the master plan changed before any improvements are done. Staff explained that the approved master plan was agreed upon with the residents in attendance at that meeting. Any substantial change to the master plan must be approved by Council. The approved master plan is more of a contemporary look as consistent with most HOA's. Landscape Architect indicated that the master plan removes turf from walls to prevent overspray on the walls. Residents agreed that it makes sense to have decomposed granite along the walls. However; residents want to leave as much turf as possible. The current plans remove approximately 1/3 of the turf.

Residents had many concerns regarding the proposed improvement area from Ford Avenue to Juanita Avenue. These concerns include; lack of drainage by Juanita, scupper not functioning properly, and isn't it easier just to mow turf rather than separate the rock from the turf? Residents also wanted information as to how much water would be saved if this phase was to be completed. Staff will research this for the residents and report back at a later date.

It was then suggested that instead of looking at the piece from Ford Avenue to Juanita Avenue, maybe the focus should be on the park area from Scott Avenue to Ford Avenue. Since favorable bids have been received in other PKID's; getting the larger area done at this time may be beneficial. The Landscape Architect reviewed the master plan for the park area with the residents. The estimate for this project between Scott Avenue and Ford Avenue is \$206,000. Again, residents wish to keep as much turf as possible. Moving turf away from existing walls is understandable however; residents wish to keep the turf along Freestone Parkway.

It was suggested that four options be given to the residents in attendance to vote on for improvements for FY09/10. The options are as follows:

- A. Park area from Scott Avenue to Ford Avenue
- B. Common area from Ford Avenue to Juanita Avenue
- C. No improvements for FY09/10

The results of the vote are listed below:

- A. 8 votes
- B. 3 votes
- C. 6 votes

The residents were then directed to vote on the options available for the park area from Scott Avenue to Ford Avenue. The options are as follows:

1. Leave turf in park area as is. Replace irrigation system. Pros/cons of this option are inefficient irrigation and spray on walls.
2. Modify approved design plan to leave turf on Freestone Parkway and the header on the east side of the retention area. Pros/cons of this option are no spray on walls and more efficient irrigation.
3. As designed in master plan. Granite side slopes and turf in bottom of basin. Pros/cons of this option are most efficient irrigation and it eliminates the most turf of all options.

The result of the vote is listed below:

1. 3 votes
2. 9 votes
3. 5 votes

Staff then asked for direction around the two electrical panels on the corners of the park. It is desirable to have decomposed granite around the electrical box. A show of hands from the residents indicated approval to have decomposed granite on the corners around the electrical boxes (10 votes) rather than turf (4 votes).

Staff then asked the residents for direction if the bids came in favorable. Should Staff process change orders to have additional work completed or should the improvements stop for FY09/10. Residents listed various projects that are in need of repair such as the drainage between San Pedro Avenue and Juanita Avenue. Residents discussed options and decided that if any budgeted funds are still available after the work listed above, a meeting will be scheduled to determine what can be done with the funds available.

**Action Items:**

- Bob will research the estimated water savings if improvements are made
- Laura will check to see if changes to master plan approved are significant or insignificant

**Meeting was adjourned at 8:15 p.m.**