



Maryanne Corder Neighborhood Grant Application FY 2023/2024

Created in 1994, this grant funds neighborhood-initiated projects designed to benefit all community members. It is named in recognition of the founder and first director of the city's Neighborhood Services Program. **Applications must be submitted by 5 p.m. on April 24, 2023.**

Name of association **Puerta Del Sol**

of households **46**

Project location and major cross streets **E. Laguna Drive directly east of Rural Road and south of Southern Avenue**

Primary contact for grant follow up (please specify role i.e. Chair, board member, treasurer, resident)

Authorizing individual, if different (will accept funds, sign contract- for HOAs typically Community Property Manager)

Linda Meerow, HOA board member

Ronald Plantz, HOA board president

Primary contact email

[Redacted]

Authorizing individual email

[Redacted]

Primary contact phone number

[Redacted]

Authorizing individual phone number

Primary contact address (include zip)

[Redacted]

Authorizing individual address

1. Project description: Describe your project in no more than three sentences.

Xeriscape conversion of about about 2,750 square feet of turf currently planted in Bermuda grass and winter rye. This will involve killing and removing the grass, installing a new irrigation controller and converting existing lines to drip, planting three trees and approximately 100 five gallon shrubs, succulents and ground covers chosen from "Landscape Plants for the Arizona Desert by amwua.org. Trees will be organically mulched and the rest covered in 2" of gravel.

2. Project Budget (include sales tax)

Expenses	Amount
New Creations Landscape	\$ 25,515.00
	\$
	\$
	\$
	\$
TOTAL PROJECT COST :	\$ 25,515.00
HOA MATCH (MIN. 25% for HOAs)	\$6,378.75
Grant funds requested:	\$ NaN

Maryanne Corder Neighborhood Grant Application—pg. 2

3. **Staff contacts** Please select all staff that you have met with and/or contacted:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Neighborhood Services staff :
Brenda Clark , Laura Kajfez , Elizabeth Thomas , Shauna Warner | <input checked="" type="checkbox"/> Trees: Richard Adkins |
| <input type="checkbox"/> Art: Sharah Nieto | <input type="checkbox"/> Traffic Calming: Cathy Hollow |
| <input type="checkbox"/> Landscape/Lighting/Walls: Steve Abrahamson | <input checked="" type="checkbox"/> Water Conservation: Robert Etchamendy |
| <input type="checkbox"/> Parks/Playground: Dave McClure | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Signs: Mike Scarpitta | |

4. **Narrative**—applications are evaluated based on how well the project meets the below criteria.

Ability: If approved for funding, briefly describe your ability to complete the project in a year and how it will be maintained in the future.

The project will be completed in stages. Once funds are received and New Creations Landscaping is ready to begin; they will first kill the Bermuda grass by treating it chemically while it is actively growing and able to take up the product. Then about two weeks later they will return and remove the upper layers of turf, hauling it away. Irrigation lines will be exposed and converted as needed to drip emitters and plants installed. The existing irrigation controller will be replaced with an EPA water-wise controller. Finally, the trees will be mulched to their perimeter with wood chips and 2" of gravel will be spread in other areas to cover all exposed soil. We currently hire a landscape company to mow, weed and trim year round and they will be responsible for future weeding of the xeriscaped areas and trimming the trees and shrubs as appropriate. We anticipate this will cost less than we currently pay for mowing, fertilizing and annual over-seeding of the turf in addition to the water we will save with an efficient drip system and choice of drought tolerant plants.

Community Impact, Outreach and Outcomes: How does your project plan demonstrate meaningful and varied efforts to increase neighbor participation and include diverse participants? Share how your outreach process and strategies are and will continue to be as intentional and inclusive as possible. Describe how your project will impact the neighborhood/community and the desired outcome. (i.e. better health due to more physical activity or public art promoting community identification and pride).

Prior to soliciting quotes we sent a questionnaire to all homeowners in order to get feedback asking:

1. Do they approve of switching from water-intensive turf to drought-tolerant trees and shrubs
2. Which of 4 possible areas they think should be changed to xeriscape
3. If we should start with a single small area or do as many as affordable at this time
4. We asked them to suggest plants they would like to see in a xeriscape
5. If they have any other comments.

30% of homeowners responded and all but one approved of our going ahead with the project, listing many favorite plant choices. The full text of the survey and a summary of responses is attached. At our official annual meeting on April 1, 2023 we described the project in detail, asked for comments and finally asked everyone to vote whether they supported the plan or not. 24 of the 46 homes in our HOA were represented by at least one member of the household and all 24 voted yes with nobody voting no. We believe converting turf to xeriscape will save the community money in the long run and set an environmentally responsible example to homeowners. We will also share with them Tempe's incentives to homeowners for converting their own turf areas and options for getting low cost or free trees from Tempe or SRP in order to increase our neighborhood tree canopy. The three drought-tolerant trees we will plant will eventually contribute to shade as well. Finally, we believe the mix of flowering shrubs and succulents will beautify the community and be a source of neighborhood pride. In our quarterly newsletter distributed to all homeowners and renters we will keep everyone informed as the project proceeds and share photos. A sample issue is attached.











New Creations Landscape
PO Box 863
QUEEN CREEK, AZ 85142
[REDACTED]
[REDACTED]
ROC#087138

Estimate

ADDRESS

Linda Meerow
Puerta Del Sol HOA
Puerta Del Sol
Tempe, Az 85282

ESTIMATE # 2427

DATE 04/11/2023

EXPIRATION DATE 05/11/2023

ACTIVITY	QTY	RATE	AMOUNT
EAST SECTION			
619 Spray grass -Chemically kill grass in East section 2 weeks prior to removal -2 trips *Bermuda grass is very hardy and will need additional attention once removed to keep the new growth down. This service is not included by NCLS.	2	150.00	300.00
199 Sod Removal -Approx. 1100 SF -Cut top 2"-3" of grass and haul away -Bermuda grass is very prolific and will want to grow back. It is up to the Landscape maintenance professional assigned to spray grass as needed after removal	1	1,725.00	1,725.00
731 Demo **REMOVED, BRICKS WILL REMAIN -Remove existing brick curbing -NCLS will dispose of the material or store it on site per customer request -Does not include cleaning bricks of mortar -Bricks will be damaged during removal -Approx. 100-125LF	0	550.00	0.00
618 Fine Landscape Grading -Minor grade adjustments to prep for install -Bobcat and operator cost -No major changes will be made to existing grade	1	450.00	450.00
603 15 Gal Tree	2	185.00	370.00

ACTIVITY	QTY	RATE	AMOUNT
-Palo Brea (1) -Desert Willow (1)			
616 Mulch Ring and Deep Water Pipe -Install 4' Ring of mulch around new tree with Plastic landscape edging to keep mulch in -Deep water pipe will be at 2'-3'	2	75.00	150.00
606 BR Ocotillo -2 Total	2	125.00	250.00
608 5 Gal Cactus/Agave -Webers Agave (2), Purple Prickly Pear (6), Century Plant (4), Golden Barrel (5), Totem Pole (2)	19	65.00	1,235.00
604 5 Gal Shrub/Ground Cover -Desert Marigold (15), Elephants Food (3), Lantana 'mixed' (6), Red Yucca (5), Ice Plant (14)	43	50.00	2,150.00
730 Extending/ Amending Irrigation -Use Existing Irrigation (Backflow, Valves and Poly) -Extend irrigation to new plants/ Trees -Includes poly tubing, spaghetti, and emitters to new plants/trees. Removing existing sprinkler system and capping valves as needed. *Existing system may be old and may require repairs after adding lines and emitters. Price for new irrigation is available upon request.	1	1,950.00	1,950.00
160 Timer Replacement -Rain Dial RD900 -9 Station Controller	1	950.00	950.00
609 1/2" Screened Granite @ 2" -Pink Coral -approx. 15 Tons *Some granite is 1/4 minus, some is 1/2".. Customer request 1/2" granite in new landscape area. There will be sections where both sizes blend without a border.	15	135.00	2,025.00
			Subtotal: 11,555.00
WEST SECTION			
619 Spray grass -Chemically kill grass in West section 2 weeks prior to removal -2 trips *Bermuda grass is very hardy and will need additional attention once removed to keep the new growth down. This service is not included by NCLS.	2	150.00	300.00
199 Sod Removal -Approx. 1250 SF -Cut top 2"-3" of grass and haul away	1	1,950.00	1,950.00

ACTIVITY	QTY	RATE	AMOUNT
-Bermuda grass is very prolific and will want to grow back. It is up to the Landscape maintenance professional assigned to spray grass as needed after removal			
731 Demo**REMOVED, BRICKS WILL REMAIN	0	295.00	0.00
-Remove existing brick curbing -NCLS will dispose of the material or store it on site per customer request -Does not include cleaning bricks of mortar -Bricks will be damaged during removal -Approx. 65 LF			
618 Fine Landscape Grading	1	450.00	450.00
-Minor grade adjustments to prep for install -Bobcat and operator cost -No major changes will be made to existing grade			
603 15 Gal Tree	1	185.00	185.00
-Chilean Mesquite (1)			
616 Mulch Ring and Deep Water Pipe	1	75.00	75.00
-Install 4' Ring of mulch around new tree with Plastic landscape edging to keep mulch in -Deep water pipe will be at 2'-3'			
606 BR Ocotillo	2	125.00	250.00
-2 Total			
608 5 Gal Cactus/Agave	13	65.00	845.00
-Parry's Agave (2), Webers Agave (1), Purple Prickly Pear (4), Golden Barrel (6)			
604 5 Gal Shrub/Ground Cover	32	55.00	1,760.00
-Pink Muhly Grass (4), Desert Marigold (9), Brittlebush (4), Dwarf Oleander (6), Lantana (5) Red Yucca (4)			
730 Extending/ Amending Irrigation	1	1,950.00	1,950.00
-Use Existing Irrigation (Backflow, Valves and Poly) -Extend irrigation to new plants/ Trees -Includes poly tubing, spaghetti, and emitters to new plants/trees. Removing existing sprinkler system and capping valves as needed. *Existing system may be old and may require repairs after adding lines and emitters. Price for new irrigation is available upon request.			
609 1/2" Screened Granite @ 2"	22	135.00	2,970.00
-Pink Coral -approx. 22 Tons *Some granite is 1/4 minus, some is 1/2".. Customer request 1/2" granite in new landscape area. There will be sections where both sizes blend without a border.			
632	8	150.00	1,200.00

ACTIVITY	QTY	RATE	AMOUNT
----------	-----	------	--------

Boulders
 -Painted Desert Boulders
 -Approx. 500#-700# Each
 -8 Total

611 1/4" Minus Granite @ 2" -Pink Coral -additional 15 tons to top dress areas not included in this estimate. Multiple beds outside of the brick borders	15	135.00	2,025.00
--	----	--------	----------

Hi Linda,	TOTAL		\$25,515.00
-----------	--------------	--	--------------------

Please review the design and estimate and let me know what you think! I am happy to make any corrections you and the rest of the board see fit. I did leave a little room in the budget just in case we need to make major repairs to the irrigation.

Thank you !

Accepted By

Accepted Date

TERMS AND CONDITIONS:

The following terms and conditions are by this reference incorporated into the Proposal and Contract between the parties hereto.

1. This bid is based on the current price of labor and materials. If not accepted within 30 days from date hereof, NCLS has the right to submit a new bid.
2. Unless a payment schedule is set forth to the contrary herein, payment of the contract price hereunder is due as follows: 50% at the time of proposal acceptance, 25% due upon 50% completion, and remaining 25% upon project completion. The 50% progress payment schedule will be agreed upon by both parties at time of proposal acceptance. Should any payment due NCLS not be timely made, then NCLS may treat it as a material breach of this contract, cease work, and such sum shall accrue interest at the rate of 2.5% per month from its due date, until paid in full.
3. NCLS will perform its work in a professional workmanlike manner in accordance with industry standards. NCLS's warranty excludes remedy for damage or defect caused by abuse, modifications not executed by NCLS, improper or insufficient maintenance, or normal wear and tear. The only warranty with respect to the materials used shall be the manufacturers or nursery's warranty. The NCLS warrants its labor for 30 days. This is the labor to repair or replace the part installed in the initial work or repair by NCLS, and not to correct other problems that may have arisen. There are no other warranties of any other kind, either express or implied, made by NCLS in connection with its work. Customers are subject to a \$75 trip charge for any warranty claims that are not found to be covered in the above terms and conditions upon inspection by NCLS.
4. This contract document, accompanying attachments, and documents included herein by reference thereto, if any, contains the entire agreement and understanding of the parties hereto with respect to the subject matter herein and supersedes all prior verbal and written agreements. There are no agreements, promises, warranties, or other understandings other than those expressly set forth and incorporated herein.
5. Any changes or extras to this contract, scope of work, or terms shall be preceded by a written change order signed and dated by the parties hereto setting forth the work and price thereof. No verbal agreement or understanding shall be binding upon the parties unless reduced to writing as set forth above. Change orders are to be paid for in advance, upon written agreement.
6. If the work is interrupted or its completion delayed by the Customer for 7 days, payment to cover all labor furnished, all material furnished and installed, and all material furnished and/or purchased but not installed shall become immediately due and payable upon receipt of invoice. Any changes or delays to the project by the customer will be assessed a change order determined by NCLS to cover costs of time and changes to materials.
7. NCLS shall not be held liable for any loss, damage, or delays occasioned by fires, weather, strikes, acts of war, acts of God, secondary boycotts, inability to obtain materials, or other causes beyond its control. Acts of malicious mischief, vandalism or negligence by another shall in no way become the responsibility of the NCLS.
8. It is understood and agreed by the parties hereto that the NCLS shall not be liable or in any way responsible for the acts or omissions of any persons employed or furnishing labor, materials, or services to the project unless they are under its direct control and supervision.

9. NCLS shall not be held liable or responsible for any damages, delay, non-conformities of the drawings, plans or specifications, additional expenses, or additional contract costs or amounts which are directly or indirectly due to latent or existing adverse site conditions and/or environmental conditions, undisclosed to it by the other party hereto in writing prior to commencement of drawings and/or work, and shall be held harmless and fully indemnified by the other party hereto for any complaints, claims, causes of action, suits, and damages arising out of such latent, adverse, or undisclosed conditions.

10. In the event of collection activity or litigation hereunder, NCLS shall be entitled to include and recover from the party in default or breach its actual attorneys' fees incurred therein, in addition to the amount of the non-payment and accrued interest thereon. NCLS shall have included in such court judgment, including default, its pre-judgment interest, actual attorneys' fees and costs incurred, including those incurred prior to the institution of any litigation.

11. Time is of the essence of this contract and each and all of its parts. A waiver by NCLS of a breach, or any right arising hereunder, shall not constitute a waiver of any other breach or any other right, nor bar it from enforcing any right hereunder in the future. Should any provision of this contract be found by a court to be unenforceable, the remaining provisions shall remain in force and effect.

12. This contract shall be construed under the laws of the State of Arizona. The venue for any dispute or litigation arising out of this contract shall in a court in the Maricopa County, Arizona. This contract is binding upon the parties hereto, their spouse, marital community, and their successors and assigns.

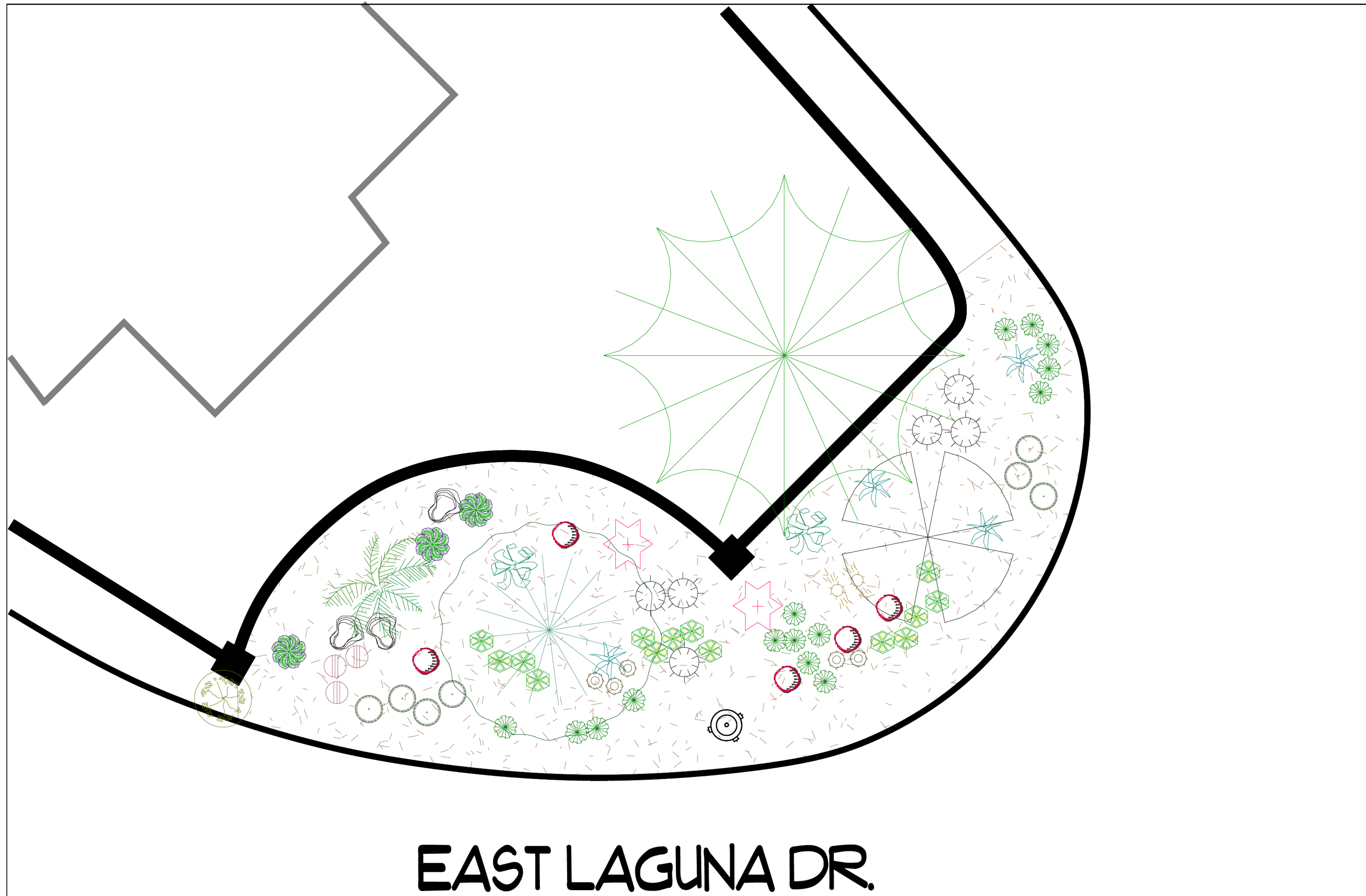
13. The Customer acknowledges receipt of a copy of this contract, that he has read and knows the contents thereof, and understands that no other agreement, verbal or otherwise, is binding upon the parties thereto.

14. If the Customer cancels or abandons this contract after acceptance, he agrees to pay NCLS damages equal to 25% of the contract price, plus expenses, labor and materials costs incurred to date.

15. Property owner will be responsible for window treatments on any windows that may cause melting of turf. Damage caused by reflection or other flammable materials is not covered under warranty. Damage caused to materials by invasive vegetation will not be covered. Normal wear and tear is not a manufacturer defect and will not be covered under warranty. Color of actual turf material and pile height of turf fibers may slightly vary due to different dye lots produced from the manufacturing process. No guarantee of exact color match from sample selection is made.

16. **A Property Owner has the right to file a written complaint with the Arizona Registrar of Contractors ("Registrar") for an alleged violation by NCLS of A.R.S. §32-1154 subsection A. The Registrar's phone number is (602) 542-1525 and website address is www.azroc.gov. Complaints must be made within the applicable time period set forth in A.R.S. § 32-1155 subsection A.**

Customer Initials **Date** **NCLS Initials** **Date**



LEGEND	
QTY	COMMON NAME
FLOWER, PERENNIAL	
15	MARIGOLD, DESERT
SHRUB, CACTI	
2	AGAVE, WEBERS
6	CACTUS, PURPLE PRICKLY PEAR
4	CENTURY PLANT
3	ELEPHANTS FOOD
5	GOLDEN BARREL CACTUS
2	OCOTILLO
2	TOTEM POLE CACTUS
SHRUB, EVERGREEN BROADLEAF	
6	LANTANA
5	YUCCA, RED
TREE, DECIDUOUS	
1	DESERT WILLOW
1	PALO BREA
14	ICE PLANT
	1/2" SCREENED GRANITE

*PLANT/TREE SIZES WILL VARY, DESIGN IS TO SHOW TYPE AND LOCATION ONLY
 *EXISTING PLANTS TO REMAIN SHOWN ON PLANS

Revision #: 1

Scale:

Landscape Plan: 1

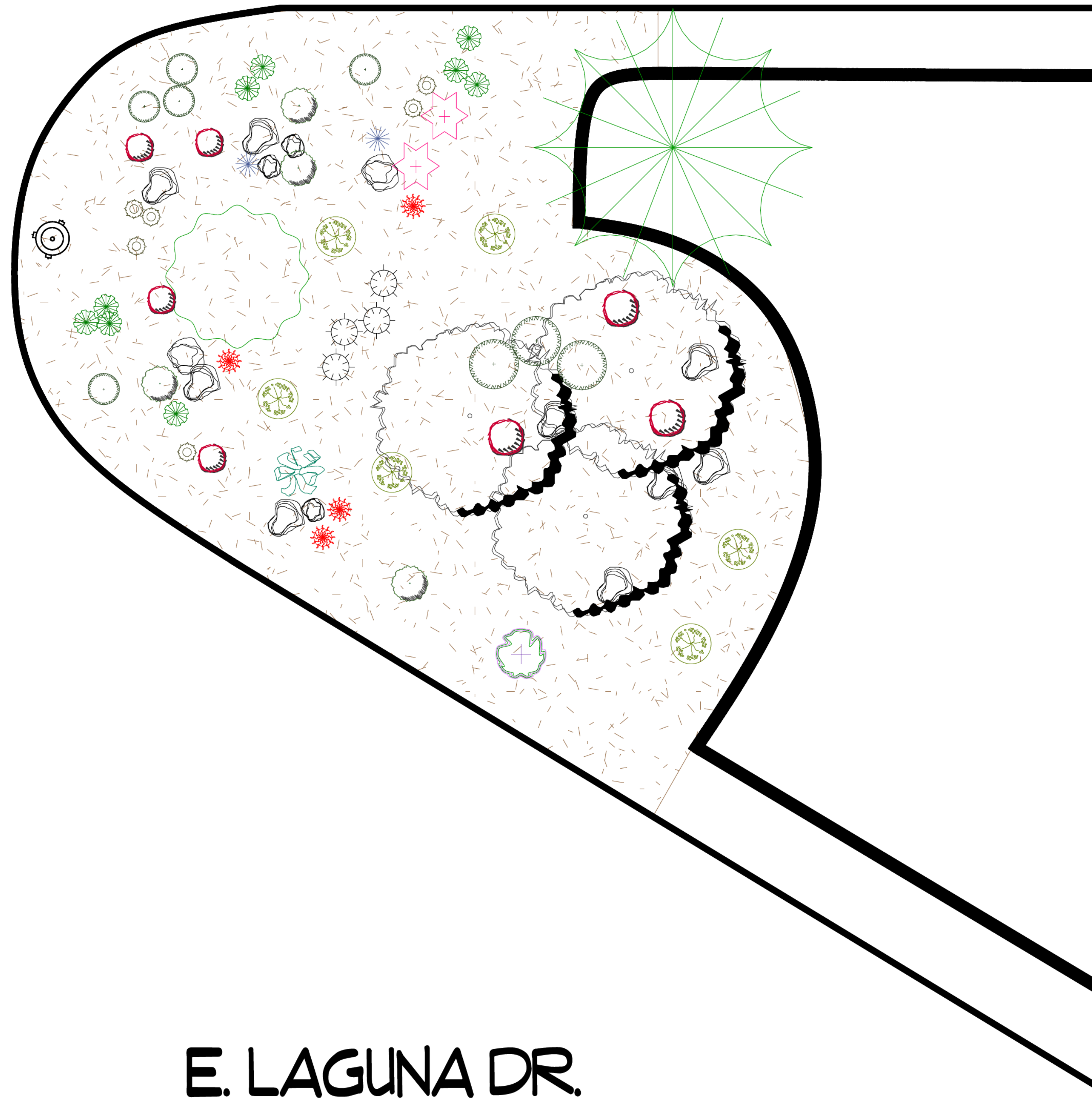
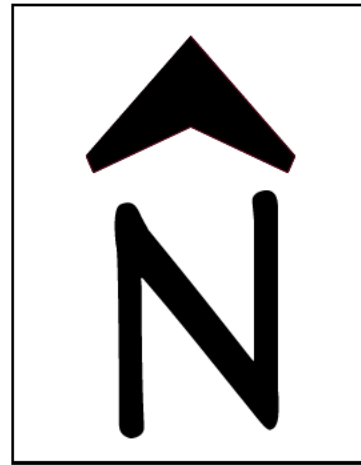
Landscape Design by: Manny Singer

Date: 12/21/2022

1" = 5'

Puerta Del Sol (East Section)

New Creations Landscape



E. LAGUNA DR.

LEGEND	
QTY	COMMON NAME
FLOWER, GRASS	
4	GRASS, MULHY PINK
FLOWER, PERENNIAL	
9	MARIGOLD, DESERT
SHRUB, CACTI	
2	AGAVE, PARRYI
1	AGAVE, WEBERS
4	CACTUS, PURPLE PRICKLY PEAR
6	GOLDEN BARREL CACTUS
2	OCOTILLO
SHRUB, DECIDUOUS	
4	BRITTLEBUSH
SHRUB, EVERGREEN BROADLEAF	
6	DWARF PINK OLEANDER
5	LANTANA
4	YUCCA, RED
TREE, DECIDUOUS	
1	MESQUITE, CHILEAN
1/2" SCREENED GRANITE	

*PLANT/TREE SIZES WILL VARY, DESIGN IS TO SHOW TYPE AND LOCATION ONLY

*EXISTING PLANTS/TREES SHOWN ON PLANS

Revision #: 1

Scale:

Landscape Plan: 1

Landscape Design by: Manny Singer

Date: 12/21/2022

1" = 6'

Puerta Del Sol (West Section)

New Creations Landscape

ESTIMATE



Prepared For

Linda Meerow



Core Landscape, LLC

P.O. Box 427
Higley, AZ 85236
Phone: [Redacted]
Email: [Redacted]
Web: www.corelandscapeaz.com

Estimate # 4139
Date 02/02/2023
Business / Tax # AZROC-315156

Description	Quantity	Total
EAST TURF AREA LINE ITEMS	1	\$0.00
Sod removal-East Section - remove sod in entire east section with sod cutting machinery - flag all sprinkler heads to avoid damage to sprinklers-to locate for conversion to drip manifolds/cap off unused locations - haul away sod removal - includes dump fee	1,700	\$1,387.16
Drip manifold-4 port 4 port drip manifold	15	\$489.59
Misc Parts PVC and Swing Pipe Misc PVC and swing pipe fittings needed for valve and drip system installation. -Includes all Male adapters, couplers, Tees, Elbows, and necessary slip/thread hardware	1	\$1,359.96
Spaghetti Tube Spaghetti drip tubing-per foot Includes all required emitters with proper GPH Inside diameter: 0.170" Outside diameter: 0.250" Wall thickness: 0.040" Maximum operating pressure: 50 PSI @ 73° F	1,000	\$543.99

Plant Allowance - East Section/Low water use	1	\$4,351.88
--	---	------------

*Based on adding (X) five gallon plants and (2) fifteen gallon trees

* Cost includes all plants & labor

* Includes soil amendments

Landscape rock-TBD Type	18	\$3,818.78
-------------------------	----	------------

- installation of 1/2" rock (type of rock not yet determined at this point) price is based on average cost per ton on 1/2"

* installation of rock will have 2-3" thickness of rock when installed

- includes delivery fee

WEST TURF AREA LINE ITEMS	1	\$0.00
---------------------------	---	--------

Sod removal-West Section	1,900	\$1,550.36
--------------------------	-------	------------

- remove sod in entire east section with sod cutting machinery

- flag all sprinkler heads to avoid damage to sprinklers-to locate for conversion to drip manifolds/cap off unused locations

- haul away sod removal

- includes dump fee

Drip manifold-4 port	12	\$391.67
----------------------	----	----------

4 port drip manifold

Misc Parts PVC and Swing Pipe	1	\$870.38
-------------------------------	---	----------

Misc PVC and swing pipe fittings needed for valve and drip system installation.

-Includes all Male adapters, couplers, Tees, Elbows, and necessary slip/thread hardware

Spaghetti Tube	650	\$353.59
----------------	-----	----------

Spaghetti drip tubing-per foot

Includes all required emitters with proper GPH

Inside diameter: 0.170"

Outside diameter: 0.250"

Wall thickness: 0.040"

Maximum operating pressure: 50 PSI @ 73° F

Plant Allowance - West Section/Low water use	1	\$4,003.73
--	---	------------

*Based on adding (52) five gallon plants and (1) fifteen gallon tree

* Cost includes all plants & labor

* Includes soil amendments

Landscape rock-TBD type	20	\$4,243.08
- installation of 1/2" rock (type of rock not yet determined at this point) price is based on average cost per ton on 1/2" * installation of rock will have 2-3" thickness of rock when installed - includes delivery fee		
Required items in both sections below	1	\$0.00
Irritrol 205 valve	2	\$424.31
Irritrol 205 valve-1" inlet/outlet on valve		
Flow Range .25-30 GPM Holding Current .2 amp Holding Volt-Amp 24 V ac-4.8 VA Inrush Current .4 amp Inrush Volt-Amp 24 V ac-9.6 VA Solenoid 24 V ac		
Regulator and filter	2	\$337.27
•3/4-inch male threaded IPS Y-Filter with 155-mesh stainless steel screen element •Regulator: 0.25 – 15 GPM at 25 PSI •0.710" compression x 3/4-inch male IPS adapter •3/4 x 1-inch threaded PVC reducer bushing		
Grease wire nuts-small	2	\$10.88
Grease wire nuts (small)		
Maximum voltage: 30 V max. building wire (1000 V max. signs or luminaries) Connector size: 21/32 x 5/16 inches Wire type: Copper/Copper Wire range: Min #22 – Max #12 Temperature rating: 105° C (221° F) Silicone sealant: -45° F – 400° F		
Grease wire nuts-large	1	\$8.70
Grease wire nuts (Large)		

Maximum voltage: 30 V max. building wire (1000 V max. signs or luminaries)
 Connector size: 13/16 x 1 9/16 inches
 Wire type: Copper/Copper
 Wire range: Min #22 – Max #6
 Temperature rating: 75° C (167° F)
 Petroleum sealant: -29° F – 250° F
 30V/10 AMPS Max

Controller with Rain sensor Placeholder	1	\$870.38
---	---	----------

Pending final decision on acceptable controller to conform to City of Tempe standards for conservation.

Misc Labor and supply	1	\$6,413.58
-----------------------	---	------------

Misc labor and supplies needed for the following:

-For irrigation work, cap off unused sprinkler heads which will not be converted to drip manifolds.

Includes necessary materials and labor.

-For controller, re wire and re configure field wiring entering controller to properly wire into new unit. Current wiring is connected with multiple wire nuts and conduit holding wires is unattached.

Post Emergent	1	\$543.99
---------------	---	----------

Post emergent prevention for weed kill

Pre Emergent	1	\$1,087.97
--------------	---	------------

Pre emergent application for weed prevention

Subtotal	\$33,061.25
Total	\$33,061.25
Deposit Due	\$16,530.63

Notes:

City of Tempe water conservation project at listed property in two sections

All line items above are subject to change pending date of acceptance, scope of work changing, plant availability and final selections, etc.

This estimate is active for 60 days from date of issue

All questions should be directed to Aaron @ Core Landscape or Aaron@corelandscapeaz.com

Proposal for Extra Work at Puerta Del Sol (East and West Sides)

Property Name	Puerta Del Sol (East and West Sides)	Contact	Linda Meerow
Property Address	Rural Rd. and Southern Ave Tempe, AZ 85282	To Billing Address	Puerta Del Sol <div style="background-color: black; width: 100px; height: 20px;"></div>

Project Name Puerta Del Sol (East and West Sides)
Project Description Turf Conversion around common area near pool for HOA

Scope of Work

Turf conversion project for Puerta Del Sol (East and West Side)

Demo existing turf area and convert to low water usage plants and succulents. Add drip irrigation to all new plants and cap off existing turf valve for this area. This proposal includes the haul off of all debris removed from existing landscape and any trash from work performed.

QTY	UoM/Size	Material/Description	Unit Price	Total
East Side				Subtotal
				\$7,813.58
1.00	UNIT	Demo - Turf and brick boarder removal	\$1,760.00	\$1,760.00
1.00	UNIT	Disposal	\$338.46	\$338.46
2.00	EACH	Chilean Mesquite > 15 Gallon Install Mulch around each tree	\$139.33	\$278.67
1.00	TON	Rip Rap River Rock Tree Boarder Material	\$127.11	\$127.11
2.00	EACH	Ocotillo > Bare Root	\$114.89	\$229.78
10.00	EACH	Perennials > 5 Gallon	\$31.29	\$312.89
25.00	EACH	Shrubs > 5 Gallon	\$34.22	\$855.56
5.00	EACH	Golden Barrel > 5 Gallon	\$68.44	\$342.22
10.00	EACH	Succulents > 5 gallon	\$39.11	\$391.11
1.00	UNIT	Irrigation - Tie new irrigation into existing drip system onsite.	\$1,491.11	\$1,491.11
15.00	TON	1/2" Screened Decorative Granite Per Ton Labor and Material (Match existing)	\$112.44	\$1,686.67
West Side				Subtotal
				\$11,515.24
1.00	UNIT	Demo - Turf and brick boarder removal	\$1,955.56	\$1,955.56
1.00	UNIT	Disposal	\$380.77	\$380.77
1.00	EACH	Chilean Mesquite > 15 Gallon Install Mulch around each tree	\$139.33	\$139.33
1.00	UNIT	Tree Boarder	\$0.00	\$0.00
2.00	EACH	Ocotillo > Bare Root	\$114.89	\$229.78
10.00	EACH	Perennials > 5 Gallon	\$31.29	\$312.89
25.00	EACH	Shrubs > 5 Gallon	\$34.22	\$855.56

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
, Mesa, AZ 85215 ph. fax

Proposal for Extra Work at Puerta Del Sol (East and West Sides)

5.00	EACH	Golden Barrel > 5 Gallon	\$68.44	\$342.22
10.00	EACH	Succulents > 5 gallon	\$39.11	\$391.11
1.00	UNIT	Irrigation - Tie new irrigation into existing drip system onsite.	\$1,491.11	\$1,491.11
20.00	TON	1/2" Screened Decorative Granite Per Ton Labor and Material (Match existing)	\$112.45	\$2,248.91
8.00	EACH	Boulders Medium and Large Size Per Boulder Surface Select	\$396.00	\$3,168.00
Irrigation Controller				Subtotal
1.00	EACH	Irrigation Controller - Rain Bird ESP - ME3 EPA Approved timer with expansion module	\$728.44	\$728.44
				\$728.44

For internal use only

SO# 8040865
JOB# 394100000
Service Line 130

Total Price \$20,057.26

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
, Mesa, AZ 85215 ph. fax

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
8. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
9. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
10. **Access to Jobsite:** Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
11. **Payment Terms:** Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
12. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
13. **Assignment:** The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
14. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
17. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboricultural) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

<hr style="border: none; border-top: 1px solid black;"/>	Board member
Signature	Title
Linda Meerow	February 14, 2023
Printed Name	Date

BrightView Landscape Services, Inc. "Contractor"
Enhancement Manager

<hr style="border: none; border-top: 1px solid black;"/>	February 14, 2023
Signature	Title
Kevin Everett	February 14, 2023
Printed Name	Date

Job #:	394100000		
SO #:	8040865	Proposed Price:	\$20,057.26

Trees:

Palo brea 25x25

Fruitless olive 25x25

Chilean mesquite 30x30

Ironwood 25x25

Shoestring acacia 30x20

Shrubs:

Chaparral sage 4x4 purple spring summer

Texas sage 6x6 pink-purple summer

Chihuahuan sage 4x5 purple summer to fall

Brittle bush 3x4 yellow winter to spring

Baja or red fairy duster 5x5 reds spring to fall

Little leaf cordia 6x6 white spring to fall

Flttop buckwheat 1x2 white spring

Baja ruellia 3x4 purple spring to fall

Wooly butterfly bush 5x5 orange spring

Flame honeysuckle 3x4 orange-red summer to fall

Succulents, agaves & aloes

Octopus aloe

Agaves (Murphy, Weber's, Parry's, Twin flowered, Harvard)

Ocotillo

Purple prickly pear cactus

Totem pole cactus

Barrel cactus

Perennials

Trailing gazania

Desert marigolds

Angelita daisy

The Puerta Bulletin

*Useful Information for Puerta del Sol Homeowners
November 2022*

TEMPE NEIGHBORHOOD GRANTS

As reported in the September *Puerta Post*, your Board has been investigating whether to apply for a matching grant from the City of Tempe for improvements to our common property. Tempe's Neighborhood Grant Program will pay 75% of the cost of a qualifying project, up to \$20,000. Grants are not available for repairs to existing facilities, but for improvements such as water-saving landscaping and neighborhood signage.

This *Puerta Bulletin* is both a report from your Board and a request for your input on the Board's work towards applying for a matching grant from the City of Tempe for a qualifying improvement project—a proposal to install landscaping that emphasizes water conservation. **Please give your input by November 30.**

REPORT:

Board members met with Tempe staff members and hosted a site visit by Tempe's staff arborist to evaluate our common area landscape and plantings. The Board has also reviewed recent applications from 12 other HOAs in Tempe that received landscaping grants.

We conclude that it is our best interest as an HOA to apply for a grant. We have looked closely at our common property—the street islands and the pool, ramada, and its surrounding grass areas (hereafter referred to as turf, the term used by Tempe staff) and plantings—to determine how to proceed. The best approach would be to look at discrete parts of the common property and start with a proposal for an area that is little used. We were encouraged by city officials to use a piecemeal approach, as HOAs may apply for multiple projects over time.

We recommend to Puerta del Sol owners that our HOA apply for a xeriscape landscaping project for the east end of the ramada property, outside of the pool fencing—approximately 600 square feet that currently is turf watered by spray

irrigation. Tempe is encouraging HOAs to replace water-thirsty turf with plants and trees that use less water, which is known as xeriscape landscaping. Reducing water consumption would save the HOA money—our water bill is the HOA's second largest expense, behind only our weekly lawn and landscaping service. Xeriscape landscaping saves water by using drip irrigation directly to trees, bushes, and succulents rather than watering the entire area with spray nozzles. The result is much less water needed to maintain the landscaping.

As a first step, we propose to remove the turf from the east end of the ramada property (outside the pool fencing) and replace it with drought-tolerant trees, bushes, and succulents. This is an area of approximately 600 square feet that is relatively little used by residents.

Below are some pictures that show what xeriscape landscaping is like. It is important to know that it is not just replacing turf with gravel—the concept of a xeriscape garden is to create an attractive area of drought-tolerant plants that provide shade, color and texture, and a food source for pollinators, hummingbirds, and butterflies—even migrating Monarch butterflies.

Our research shows that many HOAs in Tempe are replacing water-intensive turf with more responsible xeriscape gardens, and we believe that now is the time for Puerta del Sol to join this movement.

Below are some pictures illustrating what xeriscape gardens can look like—the goal would be to plant trees, bushes, and succulents that, when mature, would cover roughly 50% of the area now covered with turf.





There are two public demonstration gardens nearby. Tempe's demonstration garden is located at 1265 N. College Avenue. This garden showcases desert-friendly landscape plants and provides information about water conservation, proper planting techniques, irrigation practices, plant care and more. Scottsdale also has a demonstration garden in Chaparral Park, at the corner of Hayden Road and McDonald Drive. Scottsdale's garden is a National Wildlife Federation Certified Wildlife Habitat that showcases some 200 species of desert plants and provides information about low-water use plants and trees, water harvesting, and other tips for caring for desert landscape.

REQUEST FOR INPUT BY NOVEMBER 30:

As the Board continues to consider applying for a Tempe grant, we would appreciate hearing from you. The next two pages ask some questions we hope you will answer, and provide an open-ended opportunity for you to give the Board your thoughts on pursuing a landscaping project.

If you receive this *Puerta Bulletin* by email, feel free to respond by email to Board Secretary Ted Gerarden at [REDACTED]. Please use the number of each question to indicate which question you are commenting on; again, please add any other thoughts you wish to share with the Board.

If you receive this in hard copy, please detach the last two pages, fill in your answers, and drop them off in Dave Capco's secure mailbox at [REDACTED] or, alternatively, mail your comments to: Puerta del Sol HOA, PO Box 26061, Tempe, AZ 85285.

PLEASE GIVE THE BOARD YOUR VIEWS BY NOVEMBER 30

1. HOAs and homeowners have been switching from water-intensive turf to drought-tolerant trees, bushes, and succulents in recent years. Do you approve of Puerta del Sol doing so?

Yes: _____

No: _____

2. The entire ramada area has four distinct areas that currently have turf watered by spray irrigation. Here are the four areas of turf and their approximate square footage, from west to east:

- a. The west end of the common area outside of the pool fencing (visible as you drive into East Laguna Drive): 1300 square feet
- b. The west side of the pool area between the pool fencing and the west ramada: 3275 square feet
- c. The turf on both the north and south sides of the pool itself: 550 square feet
- d. The east end of the common area outside of the pool fencing (visible from the easternmost homes on our street): 600 square feet

Which of these four areas, if any, do you think should be changed over to, or modified with, xeriscape garden plants (check those that should be changed over or modified):

a. _____

b. _____

c. _____

d. _____

3. If Puerta del Sol were to convert turf to xeriscape garden plants, is the small area at the east end of the ramada property (outside of the pool fencing) the best place to start?

Yes: _____

No: _____ If no, where would you start? _____

4. The Board is thinking about starting with a modest cost project. But Tempe will pay 75% of the cost up to \$20,000. To get \$20,000 from Tempe, the HOA would have to propose a project costing nearly \$27,000 and contribute all amounts above \$20,000. By contrast, if a smaller project costs, for instance, \$10,000, the HOA's contribution would be

\$2500. Do you think that the Board should start with a less expensive project or try to maximize the amount that Tempe will pay (check one)?

Start with a smaller project: _____

Maximize the Tempe grant: _____

5. Since xeriscape gardens are intended to include drought-tolerant shade trees, flowering bushes, and succulents, are there any favorite trees, bushes, or succulents that you would like to see planted in the common area? List your favorites below:

6. Do you have any other comments for the Board?

Name and Puerta del Sol house number:
