

received 4-23-21

# Maryanne Corder Neighborhood Grant Application

Due Monday, April 27, 2021 at 5 pm—late or incomplete application will not be accepted.



Name of Association Oaks II & III # of households 132

Project Name Oaks xeriscape (Laird Street and Marland Dr)

Project Address Oaks II & III HOA

Name of primary project contact: Frank G. Landeros Jr

Email: [REDACTED] Phone: [REDACTED]

Address (& city/state/zip) [REDACTED]

Name of authorizing individual (who can accept funds, sign contract - if different than above) \_\_\_\_\_

Address (& city/state/zip) \_\_\_\_\_

Email: \_\_\_\_\_ Phone: \_\_\_\_\_

1. **Project description:** Brief three sentence description of your grant project. (tip: cut and paste in from a separate Word document)

Xeriscape aprox. 18,000 sq ft of turf, plant city of Tempe approved desert plants and trees (see attached Sheet) Remove aprox. 500 sprinklers from and old irrigation system and add drip lines to all new plants and trees.

## 2. Project Budget

Expenses	Amount
Post emergernt application	\$750
Labor	\$2580
irrigation, drip lines, sprinkle removal etc	\$3350
115 tons of pink coral	\$7475
trees and plants	\$5845
<b>TOTAL PROJECT COST:</b>	<b>\$22980</b>
Match (HOA and Crime Free Multi-family Housing properties only) 25% of project total	\$5745
<b>GRANT FUNDS REQUESTED</b>	<b>\$17235</b>

3. **Maintenance:** Describe specifically how the association intends to maintain the project - if funded. (tip: cut and paste in from a separate Word document)

Schnepf Landscaping Company currently has a contract with the HOA to maintain and service our irrigation system, drip systems as well as trimming and edging the property turf on a weekly bases.

## Maryanne Corder Neighborhood Grant Application—pg. 2

**4. Staff contacts** Please place an "x" or key the name of staff that you have contacted about this project:

x Neighborhood Services staff (select at least one):  
Shauna Warner, Elizabeth Thomas, Laura Kajfez, Brenda Clark  
Laura Kajfez

ADA Accessibility: Nanette Odell

Art: Rebecca Rothman

x Landscape/Lighting/Walls: Steve Abrahamson, Diana Kaminski  
Steve Abrahamson

Parks/Playground: Dave McClure

Signs: Dean Miller

Traffic Calming: Steve Horstman

Trees: Richard Adkins

Water Conservation: Tina Sleeper

Other: Tina Sleeper

### 5. Narrative

Submit a narrative explaining what you hope to accomplish through this grant if approved and how the project meets the provided evaluation criteria. (tip: cut and paste in from a separate Word document)

Our goal is to continue to improve the overall beauty and aesthetics of our 132 home community through continued xeriscaping and adding drought tolerant City of Tempe approved plants. We hope to continue to improve our aging irrigation system through adding xeriscaping were ever possible, and covering from sprinklers to drip systems. This will not only add beauty to our community but will reduce our overall water consumption.

#### • Bids

- \* Total project costs under \$5,000: attach a minimum of 2 bids for the work outlined in the grant, including sales tax. Bids must be from licensed, insured contractors. The amount requested must match a bid amount.
- \* Total project costs over \$5,000: attach a minimum of 3 bids for the work outlined in the grant, including sales tax. Bids must be from licensed, insured contractors. The amount requested must match a bid amount.
- \* If on city property, only one bid may be necessary if project is required to use city contractor.
- \* Art projects on city property must use the pre-qualified public artist list. Projects on private property are also welcomed to use list.








#### • Visuals

Include current pictures of the project site and any other materials to illustrate what the completed project will look like.

#### • Community Engagement

Include copies of neighborhood meeting notices, postcards and/or newsletters demonstrating all residents were invited to participate.

Attachments Signatures ▾ Options ▾

 **B** *I*     Formats ▾ OpenSans ▾ 11pt ▾ A ▾ A ▾  

### **COMMUNITY OVERALL GOAL and AESTHETIC ENHANCEMENT**

Our goal is to continue to improve the overall beauty and aesthetics of our 132 home community through continued xeriscaping and adding drought tolerant City of Tempe approved plants.

We hope to continue to improve our aging irrigation system through adding xeriscaping were ever possible, and converting from sprinklers to drip systems. This will not only add beauty to our community but will reduce our overall water consumption.

### **NEIGHBORHOOD DEFICIENCY and ENVIRAMENTAL BENIFIT**

In 2014 this HOA obtained a bank loan to repair and paint the exterior of ever home with in our community, (132 homes), prior to that we were able to start xeriscaping not only to beautify our community but also to help our aging irrigation system. During the xeriscaping we were able to cap ten to eleven water bubblers per house

(aprox. 1500 bubblers were capped)

With the continued assistance from the City of Tempe Grants we hope to continue improving our community.

### **ACCESSIBILITY TO COMMUNITY MEMBERS**

Attached are copies of our HOA Agenda, Meetings are held Quarterly and home owners are encouraged to add their input.

### **ATTACHMENTS**

Three bids

Pedro Tree Trimming

COY Landscaping and Maintenance (with CAD drawing of area)

 Schnepf Landscaping Company

City of Tempe Grant Contact (2 attachments)

Aerial View of Proposed Project Area

List of HOA approved trees and plants (City of Tempe Handout)

Feedback

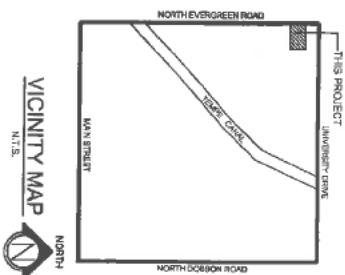
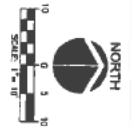
Send

Save

Discard



EXISTING CONDITIONS



VICINITY MAP  
N.T.S.

March 18, 2021

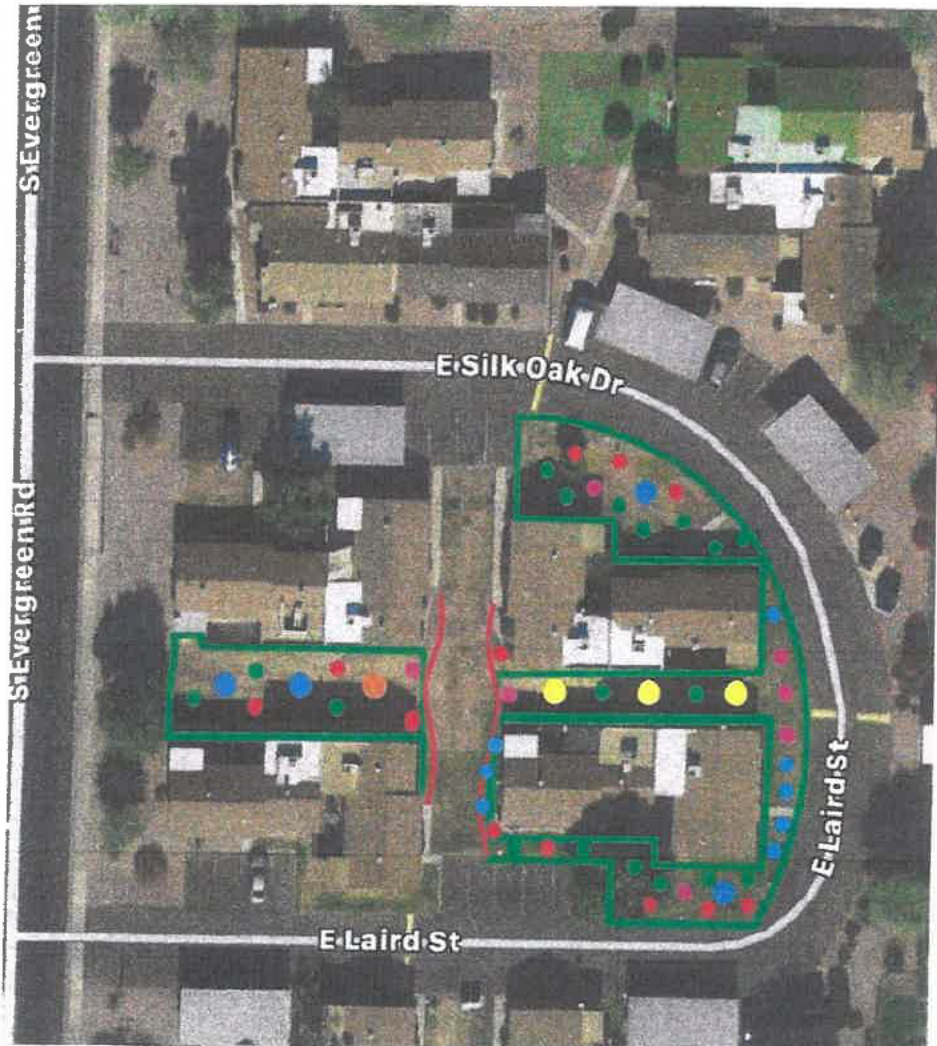
# Oaks II & III

LANDSCAPE RENOVATION PLAN FOR  
LOCATED: 960 SOUTH OAKWOOD DRIVE  
TEMPE, AZ 85281





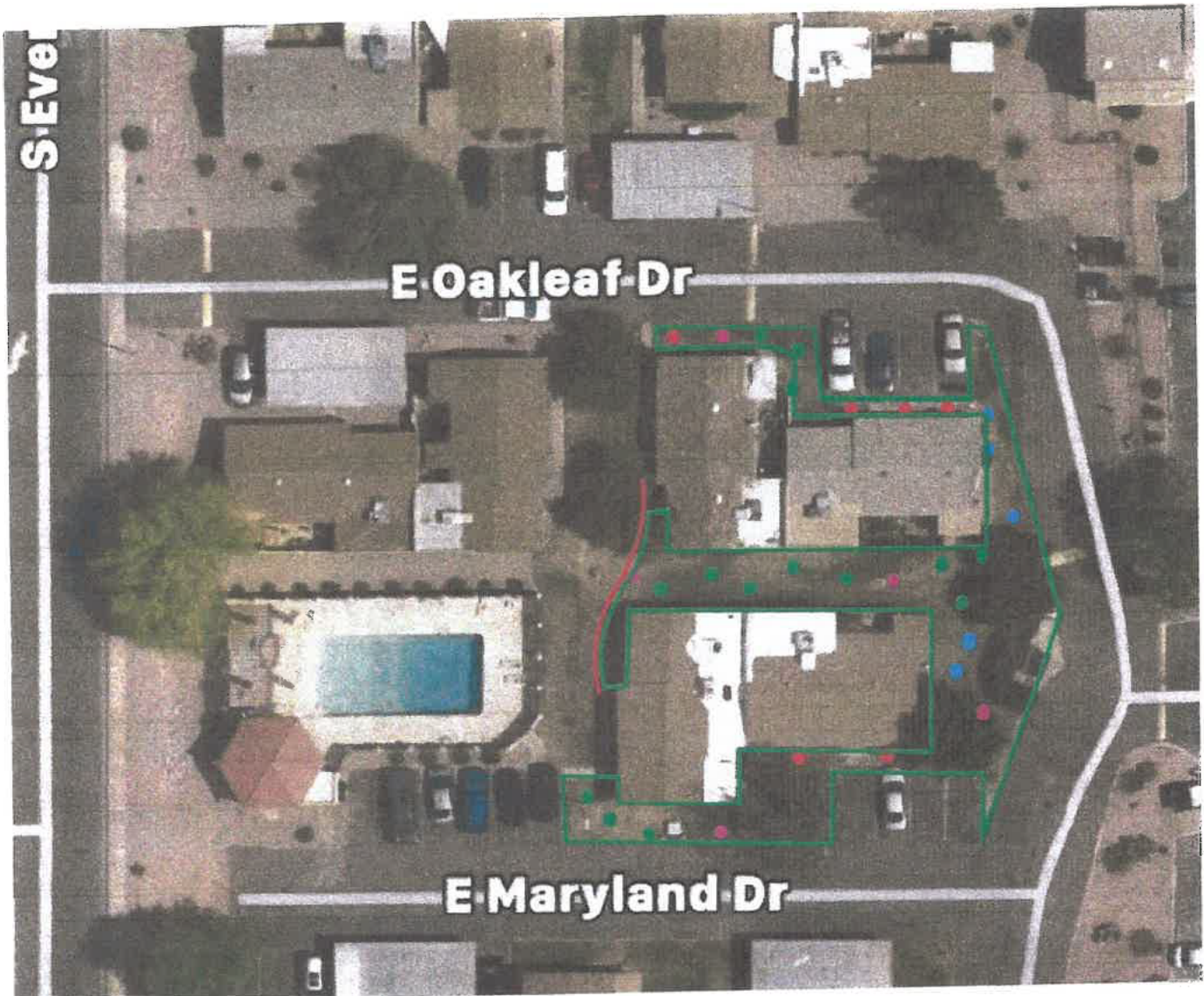
KEY	PROPOSED TREE	QTY
●	MESQUITE - 15 GALLON	4
●	PALO VERDE - 15 GALLON	3
●	SWEET ACACIA - 15 GALLON	1
●	TEXAS SAGE GREEN CLOUD	18
●	RED YUCCA	12
●	BARBARA KARST BOUGAINVILLEA	7
●	BAJA FAIRY DUSTER	8
	1" SCREENED YAVAPAI / PINK CORRAL	85





# Oaks II & III HOA

KEY	PROPOSED TREE	QTY
	MESQUITE - 15 GALLON	0
	PALO VERDE - 15 GALLON	0
	SWEET ACACIA - 15 GALLON	0
	TEXAS SAGE GREEN CLOUD	14
	RED YUCCA	6
	BARBARA KARST BOUGAINVILLEA	5
	BAJA FAIRY DUSTER	5
	1" SCREENED YAVAPAI / PINK CORRAL	35T





24" box Desert willow

24" box Chinese Pistache tree

Yellow bells

Torch glow bougainvillea

Mexican bird of paradise

Lantana

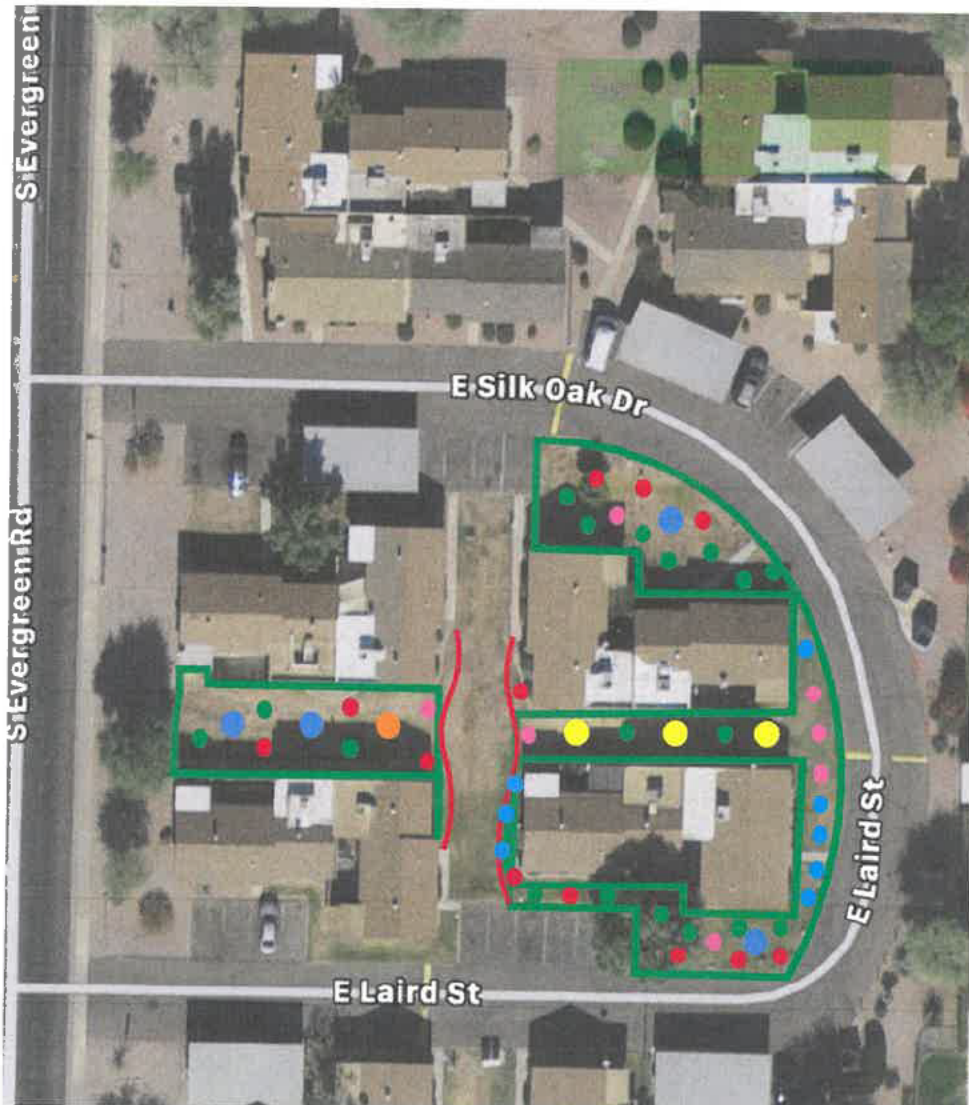
New curbing

El Lindo St. #203 Google

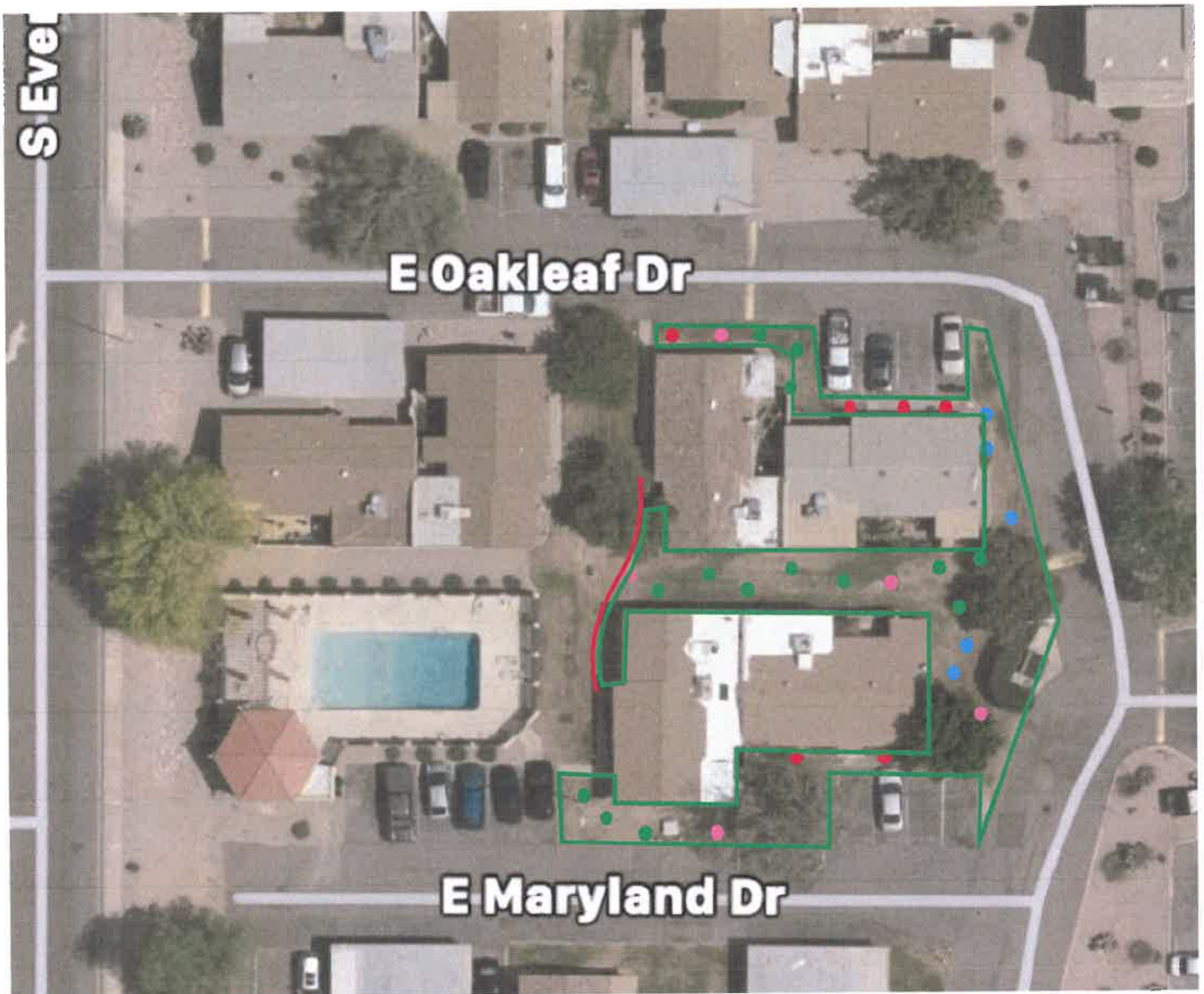
Google Earth



KEY	PROPOSED TREE	QTY
●	MESQUITE - 15 GALLON	4
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●	TEXAS SAGE GREEN CLOUD	14
●	RED YUCCA	6
●	BARBARA KARST BOUGAINVILLEA	5
●	BAJA FAIRY DUSTER	5
	1" SCREENED YAVAPAI / PINK CORRAL	35T





# Landscape Plants for the Arizona Desert

Guide to Growing More Than 200 Low-Water-Use Plants

Avondale ● Chandler ● Gilbert ● Glendale ● Goodyear ● Mesa ● Peoria ● Phoenix ● Scottsdale ● Tempe

*Working together as the Arizona Municipal Water Users Association*

Updated Plant Names

Available Online [www.amwua.org/plants](http://www.amwua.org/plants)

Page #

**TREES**

- 6 Foothills Palo Verde
- 7 Desert willow
- 8 Red-cap gum
- 9 Chinese pistache
- 11 Live OAK
- 11 evergreen ELM

**SHRUBS**

- 12 Flame honeysuckle
- 13 yellow bird of paradise
- 14 Mexican bird of paradise
- 14 Red bird of paradise
- 14 Baja fairy duster
- 14 pink fairy duster
- 17 Red eremophila
- 18 Firecracker bush
- 19 chuparosa
- 19 Texas Sage
- 22 Orange bells
- 23 Arizona Yellow bells

Page #

### Low-Water Cacti

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ENGELMANN'S Hedgehog

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Buckhorn cholla

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Beavertail prickly pear

32

Purple prickly pear

33

Argentine giant

### Low-Water Succulents + Accents

34

Lechuquilla Verde

34

Parry's Agave

37

Ocotillo

36

Desert Milkweed

37

Desert SPOON

37

Red Yucca

### PERENNIALS

41

Parry's PENSTEMON

41

Firecracker penstemon

41

Coral Penstemon

41

CANYON penstemon



**Schnepf Landscape Co.**  
 1725 E Glade Ave, Mesa, AZ  
 AZ ROC 326711 / AZDA PMD License# 9957  
 480.325.3000  
[info.slcslm.com](http://info.slcslm.com)

**Proposal #806**  
 Created 03/11/2021

**Proposal For**

Oaks II & III HOA  
 2607 E Randall Dr  
 Tempe, AZ

main: [REDACTED]  
[erin@gersonrealty.com](mailto:erin@gersonrealty.com)

**Location**

2607 E Randall Dr  
 Tempe, AZ 85281



**Terms**  
 Net 30

Oaks turf conversions

ITEM DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
<b>1) Post-emergent application</b> Apply a series of 3 post-emergent treatments to kill and eliminate existing Bermuda grass	1 Qty	\$ 750.00	\$ 750.00
<b>2) Labor</b> Prep work and necessary grading. Lower grade along any sidewalks or curbing and around any valve or utility boxes as necessary. Remove old curbing only in areas as verbally discussed with Frank.	1	\$ 2,580.00	\$ 2,580.00
<b>3) Irrigation Tech (labor)</b> Cap off / disconnect existing sprinkler system in area being converted. Install drip system to sustain any existing trees or plants within area being converted.	1 Hours	\$ 3,350.00	\$ 3,350.00
<b>4) 1" Screened 'Pink Coral'</b> Granite installation	115 Tons	\$ 65.00	\$ 7,475.00
<b>5) Sweet Acacia - 15 gallon size (installed)</b> Phase 1 plants	0	\$ 125.00	\$ 0.00
<b>6) Baja Fairy Duster - (5) gallon</b> Phase 1 plants	6	\$ 35.00	\$ 210.00
<b>7) Bottle Brush - (5) gallon</b> Phase 1 plants	8	\$ 35.00	\$ 280.00
<b>8) Red Yucca - (5) gallon</b> Phase 1 plants	11	\$ 35.00	\$ 385.00
<b>9) Bougainvillea - Barbara Karst - (5) gallon</b> Phase 1 plants	2	\$ 35.00	\$ 70.00
<b>10) Palo Verde - Desert Museum - 15 gallon sized</b>	3	\$ 145.00	\$ 435.00

**Location**

2607 E Randall Dr  
 Tempe,  
 AZ  
 85281

**Proposal For**  
 Oaks II & III HOA

2607 E Randall Dr  
 Tempe, AZ  
 main: 480-921-3332  
[erin@gersonrealty.com](mailto:erin@gersonrealty.com)  
 Oaks turf conversions

**Terms**

Net 30



Schnepf Landscape Co.  
 1725 E Glade Ave. Mesa, AZ  
 AZ ROC 326711 / AZDA-PMD License# 9957  
 480.335.3000  
 info@slclm.com

Proposal #806  
 Created: 03/11/2021

11) Mesquite - 15 gallon size (installed)	1	\$ 145.00	\$ 145.00
12) Sweet Acacia - 15 gallon size (installed)	1	\$ 125.00	\$ 125.00
13) Sage - Green Cloud - (5) gallon	34	\$ 35.00	\$ 1,190.00
14) Red Yucca - (5) gallon	18	\$ 35.00	\$ 630.00
15) Bougainvillea - Barbara Karst - (5) gallon	12	\$ 35.00	\$ 420.00
16) Baja Fairy Duster - (5) gallon	13	\$ 35.00	\$ 455.00
17) Curbing 4"X6" cement curbing installation	1	\$ 1,500.00	\$ 1,500.00

**Client Notes**

Granite sample will be provided and will require an authorization signature from property manager or authorized board member to confirm granite size and color being installed.

Some Bermuda grass re-growth is possible following project completion, any grass re-growth will be sprayed and eliminated using post-emergent herbicides.

*Thank you for allowing us to take care of your landscape needs. This estimate will be honored for 60 days from the date of the estimate. All work will be completed in accordance with these plans unless subsequent changes are agreed upon in writing. Payment in full is due within 30 days of invoice following the completion of the work. Balances not paid by the due date are subject to late fees. Please contact us should you have any questions or if there is anything else that we can do for you.*

SUBTOTAL	\$ 20,000.00
SALES TAX	\$ 0.00
<b>TOTAL</b>	<b>\$ 20,000.00</b>

**Signature**

x \_\_\_\_\_

Date: \_\_\_\_\_

Please sign here to accept the terms and conditions







2915 East Jones Avenue  
 Phoenix, Arizona 85040  
 (P) 602-276-5177  
 (F) 602-268-9198

# Estimate

Date	Estimate #
3/9/2021	33623

Ship To  
 Oaks II & III HOA  
 Evergreen and University dr.  
 Tempe, Az

P.O. No.	Terms	Due Date	Project	Sales Rep	W.O. #	
	Net 30	4/8/2021		Scott Repenning		
Description				Qty	Price	Total
Convert approximately 8,850 square feet of turf to granite and plants- lawn areas between E. Silk Oak drive and E. Laird st. See map for areas and plant locations. Do the following work and install materials listed below.					22,980.00	22,980.00
Post-Emergent spray to kill existing grass. 2 applications				2		0.00
Strip, remove and haul off dead grass.				1		0.00
Chinese Pistache Tree - 24" Box				2		0.00
Desert Willow Tree - 24" Box				2		0.00
5 Gallon Arizona Yellow Bells				6		0.00
5 Gallon Torch Glow Bougainvillea				8		0.00
5 Gallon Red Bird of Paradise(Mexican Bird)				9		0.00
1 Gallon Lantana				13		0.00
Concrete curbing linear feet installed				110		0.00
<b>Subtotal</b>						
<b>Sales Tax (5.395%)</b>						
<b>Total</b>						

Signature

Signature



2915 East Jones Avenue  
 Phoenix, Arizona 85040  
 (P) 602-276-5177  
 (F) 602-268-9198

# Estimate

Date	Estimate #
3/9/2021	33623

Ship To  
 Oaks II & III HOA  
 Evergreen and University dr.  
 Tempe, AZ

P.O. No.	Terms	Due Date	Project	Sales Rep	W.O. #
	Net 30	4/8/2021		Scott Repenning	

Description	Qty	Price	Total
Irrigation - Eliminate and cap off 3 lawn valves, cap existing lateral lines where needed to eliminate turf watering in converted areas. Convert 3 additional lawn valves to drip irrigation, replace valves with 3 new 1" valves, 3 pressure regulators and 3 filters and install 3 new tan valve boxes. Install approximately 1,000 feet of 3/4" PVC lateral lines Install Bowsmith multi ports and single ports, 1/4" tubing to plants and trees Move and adjust existing turf heads where turf is to remain for proper coverage.			0.00
1" Screened Coral granite tons installed	74		0.00
Pre-Emergent - Weed Control applied prior to granite installation	1		0.00

<b>Subtotal</b>	\$22,980.00
<b>Sales Tax (5.395%)</b>	\$0.00
<b>Total</b>	\$22,980.00

Signature

Signature

\_\_\_\_\_

\_\_\_\_\_

RE: FRANK LANDEROS accepted the invitation: meeting re xeriscape application for the Oaks

Laura Kajfez <laura\_kajfez@tempe.gov>  
To FRANK LANDEROS

3/8/2021 10:05 AM 

 2 attachments View Download

Good morning Frank-

Got your reply to the new calendar invite for our meeting. Not sure why the times are weird in your reply—our meeting is at 10:30 on Wed, Mar. 10. Below it says 12:30 in one place and 5:30 in another. Never seen this before...odd!

>

Click here to join the meeting on Wed: [https://teams.microsoft.com/join/19:meeting\\_MjlzZTViYtktYzgzMi00ZTkWLWFhMTQtNmZIMWY0MGVknTI3@thread.v2/0?context=%7b%22Tid%22%3a%22727d541c-0af1-45f6-abf3-34c2cf4483fe%22%2c%22Oid%22%3a%22f351e42c-ec4e-4766-a219-8290c8a76a68%22%7d](https://teams.microsoft.com/join/19:meeting_MjlzZTViYtktYzgzMi00ZTkWLWFhMTQtNmZIMWY0MGVknTI3@thread.v2/0?context=%7b%22Tid%22%3a%22727d541c-0af1-45f6-abf3-34c2cf4483fe%22%2c%22Oid%22%3a%22f351e42c-ec4e-4766-a219-8290c8a76a68%22%7d) ([https://teams.microsoft.com/join/19:meeting\\_MjlzZTViYtktYzgzMi00ZTkWLWFhMTQtNmZIMWY0MGVknTI3@thread.v2/0?context=%7b%22Tid%22%3a%22727d541c-0af1-45f6-abf3-34c2cf4483fe%22%2c%22Oid%22%3a%22f351e42c-ec4e-4766-a219-8290c8a76a68%22%7d](https://teams.microsoft.com/join/19:meeting_MjlzZTViYtktYzgzMi00ZTkWLWFhMTQtNmZIMWY0MGVknTI3@thread.v2/0?context=%7b%22Tid%22%3a%22727d541c-0af1-45f6-abf3-34c2cf4483fe%22%2c%22Oid%22%3a%22f351e42c-ec4e-4766-a219-8290c8a76a68%22%7d))>

If you have any trouble, please call my cell below. See you then!

---

Laura Kajfez  
Neighborhood Services

480.350.2840  
480.259.8724 (cell)  
21 E. 6<sup>th</sup> St. #208  
Tempe, AZ 85281



-----Original Appointment-----

**From:** FRANK LANDEROS <flanderos@cox.net (mailto:flanderos@cox.net)>  
**Sent:** Friday, March 5, 2021 5:45 PM  
**To:** Kajfez, Laura

Feedback

RE: Oaks II & III proposed site plan (Grant)

Steve Abrahamson <steve\_abrahamson@tempe.gov>  
To FRANK LANDEROS

3/10/2021 7:52 PM

1 attachment View Open in browser Download

<https://epermits.tempe.gov/CitizenAccess/Default.aspx> (<https://epermits.tempe.gov/CitizenAccess/Default.aspx>)

Thank You, Mr. Landeros. I will review this tomorrow morning. The link to the Planning Portal is attached.

Regards,



STEVE ABRAHAMSON  
Principal Planner  
Community Development, Planning Division  
31 E. 5<sup>th</sup> St., Tempe, AZ 85281  
480.350.8359 [steve\\_abrahamson@tempe.gov](mailto:steve_abrahamson@tempe.gov)  
([mailto:steve\\_abrahamson@tempe.gov](mailto:steve_abrahamson@tempe.gov))  
[tempe.gov/planning](http://tempe.gov/planning)

**From:** FRANK LANDEROS <[flanderos@cox.net](mailto:flanderos@cox.net) (<mailto:flanderos@cox.net>)>  
**Sent:** Wednesday, March 10, 2021 4:55 PM  
**To:** Abrahamson, Steve <[Steve\\_Abrahamson@tempe.gov](mailto:Steve_Abrahamson@tempe.gov) ([mailto:Steve\\_Abrahamson@tempe.gov](mailto:Steve_Abrahamson@tempe.gov))>  
**Subject:** Oaks II & III proposed site plan (Grant)

Hello Steve

Thank You for a good meeting this AM, received good information from all.

As promised I'm sending you a proposed site map with of the area we would like to convert to xeriscaping with the assistance of a City of Tempe Grant.

Any questions please call me at 480 510 6033 or

email me at [flanderos@cox.net](mailto:flanderos@cox.net) (<mailto:flanderos@cox.net>)

Thank You


Frank Landeros

Feedback

# Turf Removal Information


Tina Sleeper <tina\_sleeper@tempe.gov>  
To flanderos@cox.net Copy Laura Kajfez, Steve Abrahamson

3/10/2021 12:58 PM 

▶  1 attachment View Open in browser Download

Hi, Frank,

It was great to meet with you today. Here are links to some information you may find helpful for your project:

- [Landscape Plants for the Arizona Desert \(http://www.amwua.org/plants\)](http://www.amwua.org/plants) – AMWUA
- [Converting Turf to a Xeriscape Landscape \(https://extension.arizona.edu/pubs/converting-turf-xeriscape-landscape-how-eliminate-bermudagrass-lawn-using-glyphosate\)](https://extension.arizona.edu/pubs/converting-turf-xeriscape-landscape-how-eliminate-bermudagrass-lawn-using-glyphosate) - Extension 
- [Turf Removal Tips \(http://www.amwua.org/resource\\_documents/turf\\_removal-english.pdf\)](http://www.amwua.org/resource_documents/turf_removal-english.pdf) – AMWUA
- [Xeriscape: Landscaping with Style in the Arizona Desert \(https://www.amwua.org/landscaping-with-style\)](https://www.amwua.org/landscaping-with-style) – ADWR/AMWUA
- [Removing grass? Know the Basics Before You Start \(http://www.amwua.org/blog/removing-grass-know-the-basics-before-you-start\)](http://www.amwua.org/blog/removing-grass-know-the-basics-before-you-start) – AMWUA

Let me know if you have any questions!

Tina K. Sleeper  
Municipal Utilities Program Coordinator  
Residential Water Conservation and Efficiency Programs  
[conservation@tempe.gov](mailto:conservation@tempe.gov) (<mailto:conservation@tempe.gov>) (email)  
[www.tempe.gov/conservation](http://www.tempe.gov/conservation) (<http://www.tempe.gov/conservation>) (website)

Municipal Utilities Department / Water Utilities Division / Water Resources  
480-350-2668 (Office)  
480-710-2007 (Cell)



**DO YOUR PART – GET WATERSMART!**  
Track Your Water Usage – visit [www.Tempe.Gov/WaterSmart](http://www.tempe.gov/WaterSmart) (<http://www.tempe.gov/WaterSmart>)

Feedback