

Discussion

Landscaping Requests

Subject: Suggestions from Landscape Committee for Parkfairfax Budget

Scott,

I'd like to pass along our suggestions for budgeting purposes for Parkfairfax's Budget:

- The committee would like to budget \$300 for our annual volunteer appreciation program which we hope to hold in person this year.
- consider adding back in the drought management suggestions that were brought to the previous Board.
- consider adding some additional funds to tackle the stormwater pilot projects (est. cost of \$92K) and or other stormwater remediation.
- Invasive removal - this is necessary to save our woodlands. It's too big a job for volunteers and it must be done now. We shouldn't wait until the damage has been done and the woodlands and other trees are destroyed.
- increasing the tree/landscape maintenance line items to incorporate where the current budget is at (over budget by 19% this year, and has historically been for the past few years).
- Consider hiring additional staff or adding contractual staff for tree watering and care for new trees - not all trees are taken care of by our Adopt-a-tree program and we've seen a decline in the new tree care in the past year or so.
- We strongly feel that the HOA should hire a Landscape Director or at minimum an On-Site Consultant. Having this additional staff would allow for:
 - a central point of responsibility for maintaining and improving Parkfairfax's landscape and woodlands.
 - a deeper knowledge base for our staff and volunteers (since they would work with Management and the various Committees)
 - focus specifically on the curb appeal and issues related to our woodlands on an ongoing and on an urgent/emergency basis.
 - oversight of the cohesiveness of the appearance of our landscape
 - oversight and management of our landscape contractors
 - evaluation, advocate, obtain, and manage the necessary resources for proper maintenance and improvement of Parkfairfax's landscape and woodlands

The benefit would be realized in better communication, a more timely management of issues, more efficient use of resources, and ultimately higher property values in Parkfairfax related to our landscape.

Robin Davis

Parkfairfax Drought Plan
Presented by
Landscape Committee
Transportation and Land Use Committee

Parkfairfax's landscape is one of the biggest and best benefits to living in this community. The landscape has continued to flourish due to the careful and thoughtful work by staff, contractors and volunteer gardeners and watering by residents. However, given that many residents work long hours and travel frequently (when we aren't in a pandemic), they may not be as available as needed for volunteer work. Our long-term goal is to decrease the need for volunteer labor on our landscape by careful planning. We offer some solutions to help our landscape thrive through the worst dry spells and excessive summer heat waves in the short term with an eye towards financial impacts and considerations moving forward.

Suggested Actions for this Year (*All commentary on costs will appear in italics*):

- CLS Contract – Goal: to water most hard to reach spots for residents 3x/week
 - Renegotiate CLS for one less mowing (\$3,500) annually and put that toward watering (\$900 weekly is estimate for watering) not to exceed total contract value.
After discussion with CLS (see attached email) – the agreement could be to provide one of their current onsite staff to Parkfairfax's Water Truck 3 days a week at no additional cost and without having to renegotiate.
- Parkfairfax Management to hire part time (seasonal) staff person for watering and related duties.
Estimated Cost: \$18445.36 for one person May-October @ 40hrs/week
- Continue with Landscape Committee's adopt-a-tree program and per Committee recommendation – expand it to "adopt an area"
No Cost
- Provide hoses, sprinklers, y-splitters and hose reels – for those faucets that do not have them – to encourage watering
Estimated Cost (see attached spreadsheet): \$900/location at request of residents – if all buildings are supplied estimated cost is a one-time \$103,600
- Place flyer in each resident's mail slot about watering (include best practices, best hours of the day to water, reasons to not water late in day or after sunset, how much to water each type of plant, reminder to water trees!, etc.) – Volunteers could take on this project
No Additional Costs
- Add soaker hoses and drip irrigation systems back onto the USP list for residents and for a new add – basic timers
Estimated Cost: Depending on implementation size – cost could range from \$100-200 per site – this would be done at the cost to the resident (as we do with all USP)

- Emails (weekly blast) – for dry weeks put a water notice at the top of the email in red
No Additional Costs
- Forum – continue with articles from the Landscape Committee and others educating our residents on landscaping, native plant resources (local nurseries, on-line plant lists, etc.), local designers who specialize in native & drought-resistant planting designs, watering and best practices
No Additional Costs
- Meeting with experts online – Landscape Committee to lead a “training meeting” featuring representatives from Master Gardeners, Master Naturalists and Tree Stewards as a resource to the community
No Additional Costs
- Continue to recommend residents and Management plant sustainable and drought resistant as well as native plants, appropriate to the increasingly hot and dry climate we live in.
No Additional Costs

Suggestions for future:

Since these are suggestions for the future – no costs were estimated.

- Board needs to take a look at putting in permanent irrigation/drip irrigation for common areas (including the use of cisterns, roof run off etc.) as well as reviewing how water runoff is redirected and reused (e.g. porous pavement and pavers, rain gardens, berms, etc.) to keep more water in our soil and plants
- The project of mid building faucets (for those buildings where it was deemed appropriate) must continue and be sped up so that all buildings have this functionality
- Update and enhance the watering guidelines using the content developed for the Forum and Email blasts on the Parkfairfax website
- Continue to look and apply for grants that may help us with water retention and drought mitigation goals (e.g. conveying runoff from rooftops and impervious surfaces (i.e., roads, sidewalks, leadwalks, etc.) into common areas and allow the water to infiltrate via rain gardens, conservation landscaping, check dams, etc. Also address areas with erosive slopes (we would suggest a working group of Board Members, committee leaders and volunteers be convened).

Bld Type	Building Length in feet per front/rear	# of buildings remaining	# of hydrants/hose reels per bld	cost per hydrant	cost per hose reel	total # of hydrants/hose reels	total cost both installed
C-1	148	17	2	\$795.00	\$130.00	34	\$31,450.00
C-2	148	18	2	\$795.00	\$130.00	36	\$33,300.00
CD-3	112	12	2	\$795.00	\$130.00	24	\$22,200.00
CCD-4	112	9	2	\$795.00	\$130.00	18	\$16,650.00
Total Cost							\$103,600.00
Part time staff	Hourly		Payroll Taxes	W/C			
			10.3%				
TBD	\$ 15.50	\$ 16,120.00	\$ 1,660.36	\$ 665.00			\$ 18,445.36
May-Oct 40 hr wk							
Overall Costs							\$122,045.36



Robin Davis <sororobin@gmail.com>

FW: Watering

Mark Miller <mmiller@parkfairfax.info>
To: "sororobin@gmail.com" <sororobin@gmail.com>

Fri, Aug 14, 2020 at 9:50 AM

fyi

From: Bill Munt <bmunt@community-landscape.com>
Sent: Friday, August 14, 2020 9:25 AM
To: Mark Miller <mmiller@parkfairfax.info>
Subject: Watering

Mark,

In response to the request from the (drought) landscape committee regarding the reduction of one mowing and allocating the money to watering is not recommended. The reason is, CLS would have to stop mowing the third week of October leaving the grass long for the winter which would interfere with turf applications that occur during these months.

One option that CLS would offer is for one of our drivers that is on the maintenance crew utilize Park Fairfax's water truck and provide watering services twice a week starting the second week of July and continuing till the end of August.

Please let me know if this is a viable option.

Thanks,

Bill Munt

ISA Certified Arborist MA-0534A / TRAQ

Community Landscape Services

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