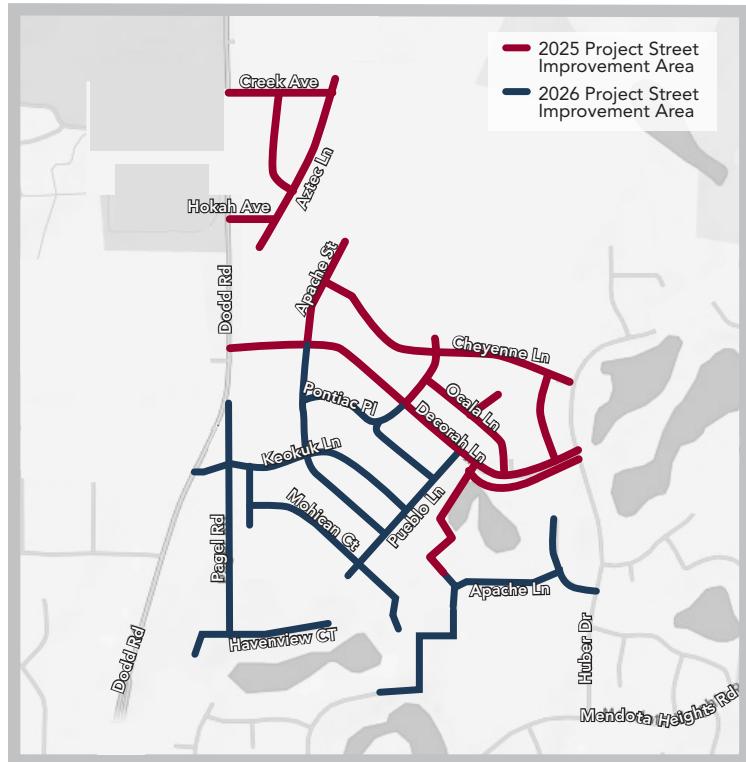


Friendly Hills Neighborhood Street Improvements - Construction Notice



Preliminary Schedule

Construction on the Friendly Hills Neighborhood Improvements Project is scheduled to begin in May 2025. The anticipated sequence of construction is provided in the table below and a tentative project phasing map for 2025 is attached. All time frames are estimated and are subject to change.

Work Type
Utilities (Storm Sewer and Watermain)
Erosion Control & Removals
Concrete Curb and Driveway Work
Reclaim Existing Roadway
Paving & Restoration

Construction and project schedule updates will be available on the City's project website. The project website can be accessed via the QR code and website link below.

Substantial completion of construction is anticipated for September 30th of each construction year.



Contact Information

Kimley-Horn Construction Inspector
Primary Contact During Construction
Mitchell Joyce
(507) 513-8939

City of Mendota Heights
Assistant City Engineer
Lucas Ritchie
(651) 255-1132

Reporting Outages
Xcel Energy Electric (800) 895-1999
Xcel Energy Gas (800) 895-2999
Century Link (877) 348-9005
Comcast (651) 452-5305

2025 Street Improvement Areas

- Apache Street
- Aztec Lane
- Cheyenne Lane
- Creek Avenue
- Decorah Lane
- Friendly Hills Park Trails
- Fox Place
- Hokah Avenue
- Nashua Lane
- Ocala Court
- Ocala Court
- Pontiac Place

2026 Street Improvement Areas

- Apache Court
- Apache Lane
- Apache Street
- Havenview Court
- Hazel Court
- Keokuk Lane
- Mohican Court
- Mohican Lane
- Navajo Lane
- Pagel Road
- Pontiac Place
- Pueblo Drive
- Pueblo Lane

Project Details

The street improvements include full pavement replacement, spot curb and gutter replacement, and limited storm sewer rehabilitation. The utility improvements include partial neighborhood watermain replacement, sanitary sewer replacement on Decorah Lane (Dodd Road to Apache Street) and Apache Street (north of Decorah Lane), and other utility maintenance work. All construction work will occur within existing right-of-way.

Access To Houses

The contractor must maintain driveway access during construction. Short-term driveway access restrictions may be necessary when work is occurring in front of your home. Impacted residents will be notified prior to access restrictions. Full driveway access will be maintained every morning and evening after construction activities are complete for the day.

Private Utility Work

Significant private utility work by utility companies with this project is not anticipated. If a problem should arise, the contractor will contact the appropriate utility company to restore service as quickly as feasible.

See back page for more details

Assessments

This preliminary assessment information is available on the Project Website, via the website link and QR code on the front. An Assessment Hearing will take place in October 2025 based on actual construction costs. Additional information regarding the City's Assessment Policy is also available on the City website.

Restoration

Mendota Heights and the contractor are taking every precaution to protect your property. In the event your yard or driveway is disturbed, sod replacement and driveway repairs will be made at the end of the project. If you see an issue in your yard, please contact your construction inspector so that we can review the situation. The contractor is responsible for maintaining the new sod until it becomes established. After this point, the homeowner is responsible for maintenance. A notification letter will be sent once the contractor has met their responsibilities. Do not mow until the grass is long enough to fall over or until you see tall weeds. Mowing will help to eliminate weeds. Raise the mower deck to its highest setting when mowing the grass until the next season.

FREQUENTLY ASKED QUESTIONS

Is my landscaping or sprinkler system in jeopardy of being damaged?

If your landscaping or sprinkler systems lie within 5 feet of the existing roadway, impacts may occur. Contact the construction inspector if you are concerned about your sprinkler system or landscaping. Please mark your sprinkler heads and other items in the right of way to avoid any unnecessary troubles. Marking flags are available for free at City Hall.

What about my mailbox?

The portions of the project where significant utility replacement are proposed will have temporary mailbox banks established. Additional information will be provided to affected residents detailing the location of temporary mailboxes. Where possible, the contractor will protect existing mail boxes and maintain existing postal service. Residents do not need to contact the Postal Service and mail service will be maintained.

What will be the hours of construction work?

Working hours are 7:00 a.m. – 7:00 p.m. Monday through Friday and 9:00 a.m. – 5:00 p.m. on Saturdays. You may see workers arrive before 7:00 a.m. preparing for work. It is our expectation that they will not start up equipment until after 7:00 a.m.

Why is there white or pink paint on my driveway?

Any white or pink paint that you see was painted by the construction inspector and signifies removal of curb and gutter or driveway. Sections of driveway will be replaced with the same material as existing. Concrete driveways will require 7 days to cure and residents will be required to park on the street during that time. Additional notification will be provided to residents prior to this access disruption. Please do not modify any markings you see on your property and try to replace utility marking flags (of all colors) that are displaced during mowing or yard work!

What if I have special needs?

If you have specific medical deliveries or special needs, please contact the construction inspector for coordination. Also, please notify the Construction Inspector if you are planning any type of gathering such as a graduation party.

How can I stay safe in the work zone?

Large construction equipment can have very poor sight lines. Please don't assume that the equipment operator can see you! Use care when driving near construction equipment. When driving, biking or walking in a work zone, please wait until a construction worker sees you and waves you through. Please keep children away from the construction equipment and open trenches. Please observe posted warning and no parking signs. The street will be rough when pavement will be removed. The contractor will provide dust control and keep streets clear of debris and material during construction. Please stay away from equipment, materials, and trenches whenever possible.

What will happen if a gas line or telephone line is hit?

During construction, private utilities may inadvertently be cut. Typically, the utility line involved is a small service line. The contractor will plug the line and notify the utility company to repair it. If you notice an outage, please notify the Construction Inspector.

Can I still park in the street?

During construction working hours, there will be times when your driveway is blocked or inaccessible, and you may need to park and walk a short distance. The contractor is in charge of traffic control. Emergency access is always maintained or available. Driveways will be ramped as needed during the project, and fully accessible from 7:00 p.m. – 7:00 a.m.

Why are there stakes in my yard?

Some residents may notice wooden stakes in their front yards. Some of the stakes mark actual property corners staff found during the preliminary survey phase of the project. Other stakes mark survey control points for both preliminary and construction phases of the project. Additional stakes direct location and grade of the improvements. Please do not disturb them!



Thank you for your patience during this Construction Season

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