

City of Blaine
Request for Council Action
Meeting Date: June 24, 2024

Subject: Requesting Council approval to bid on the Construction of the Downtown Revitalization Project after 100% design plans.

Department: Public Works

Prepared By: Manroop Kaur
(Digital Signature)

Agenda Location: ☐ Consent Agenda ☒ Council Action ☐ Unfinished Business

Action Needed:

Review 90% Landscaping Design plans for the Blaine Downtown Revitalization Project and authorize City staff to advertise the bid for construction after 100% design.

Attachments:

1. 90% Landscape Design plans for the Blaine Downtown Revitalization Project.
2. Engineering Construction Cost Estimates

Background/Summary:

Public Works staff and representatives from Cascade Engineering presented concepts for the Blaine Downtown Revitalization project to the public during the open house on February 26, 2024. Cascade Engineering then presented 60% design plans during the May 28th, 2024 City Council meeting. After gathering comments from the previous Council/public presentations and with input from the City staff, Cascade Engineering compiled a 90% Detailed Design package for the Blaine Downtown Revitalization Project. The engineering construction cost estimates are \$3,660,627 (including 9% sales tax and 15% contingency).

Budget Implications: ☒ Current Budget ☐ New Budget Request ☐ Non-Budgetary

The project is currently budgeted for in the Streets and Parks fund Capital Improvements Plan only. Completing the intended improvements will require funds from the Electrical and Water Department as well (as described in Budget Summary). Therefore, a budget amendment will be submitted after the value engineering review of the engineer's cost estimates.

Recommendation:

Staff requests that the City Council review the landscaping plans and authorize City Staff to advertise the bid after 100% design and permitting.

Reviewed By:

City Manager _____ Finance Director _____ City Clerk _____
(Digital Signature) (Digital Signature) (Digital Signature)

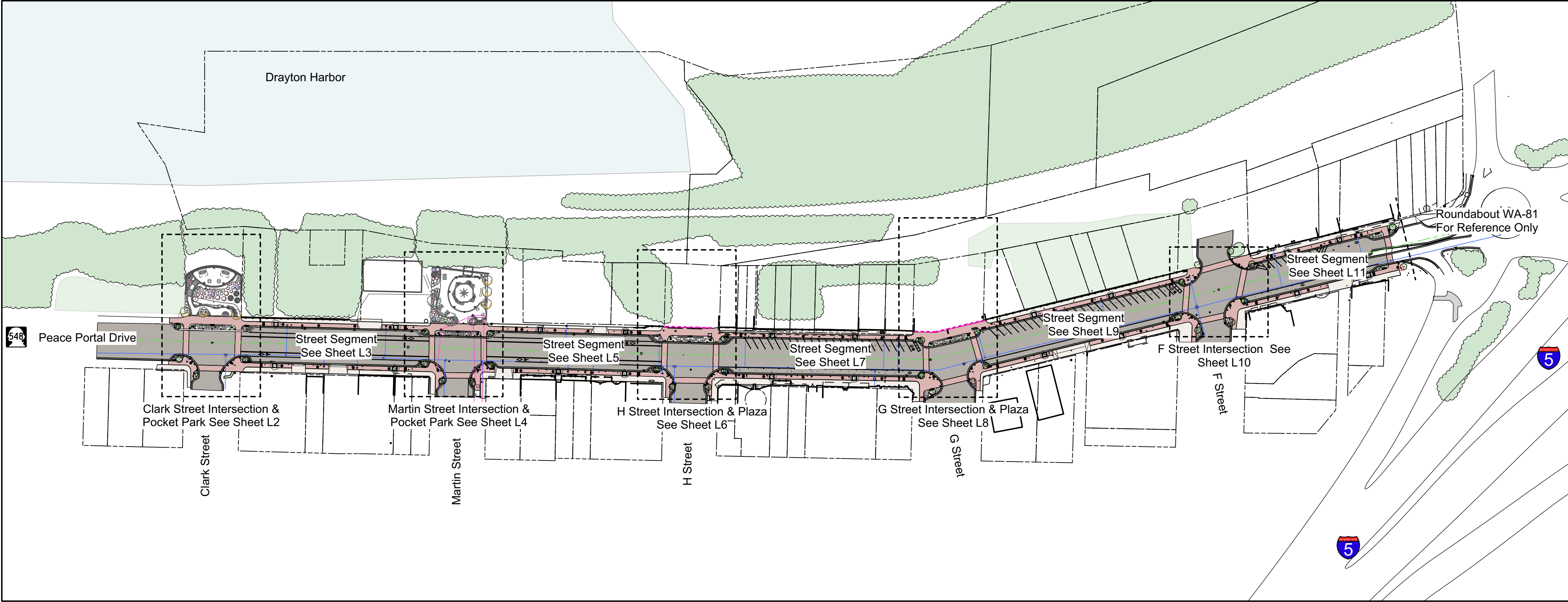


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**Blaine Downtown
Revitalization**
Peace Portal Drive, Blaine, WA 98230



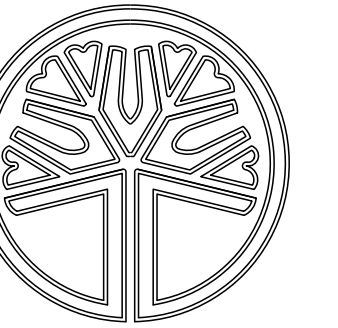
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Project Overview
Scale: 1" = 100'-0"


PROJECT START DATE December 18th, 2023
REVISIONS
June 12th, 2024
Designed By: P.H.O.
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STATE OF
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LANDSCAPE ARCHITECT

PAUL M. GEORGE
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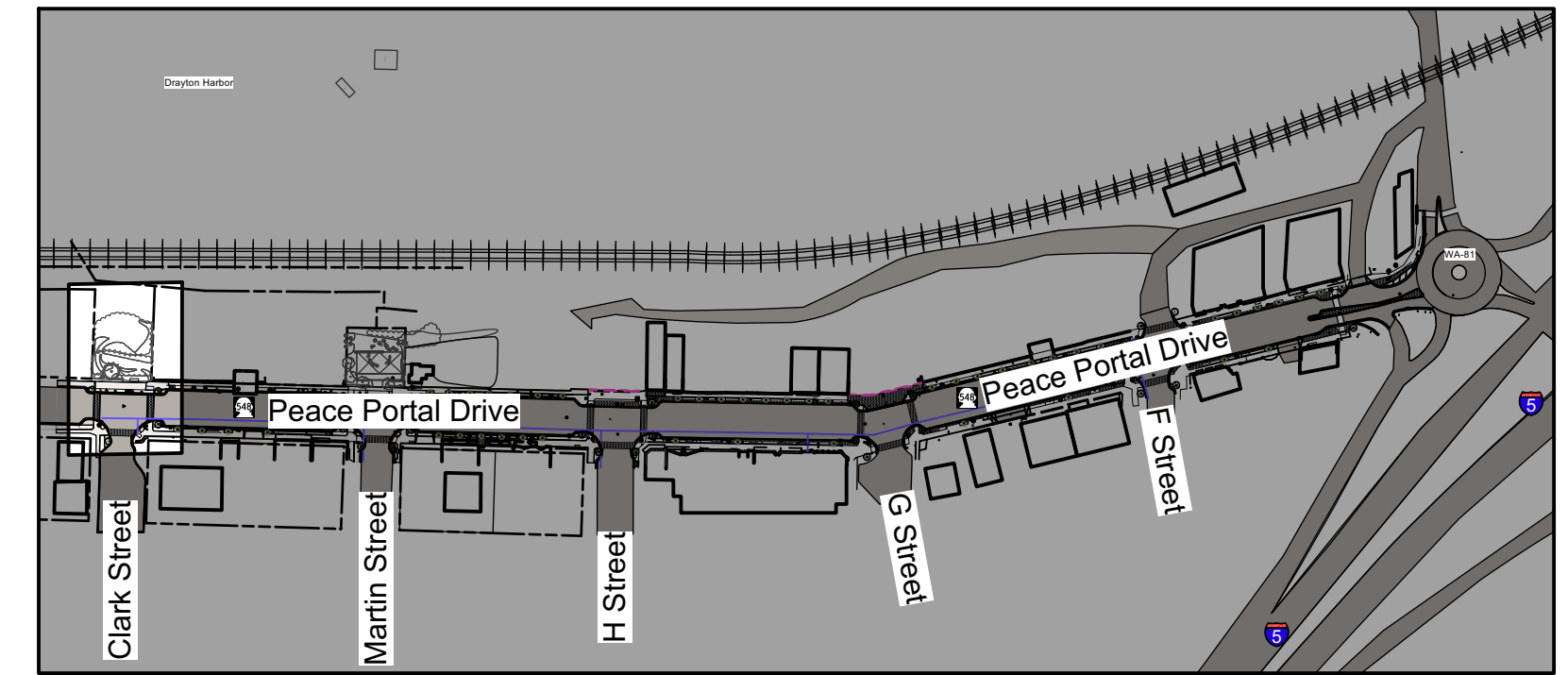
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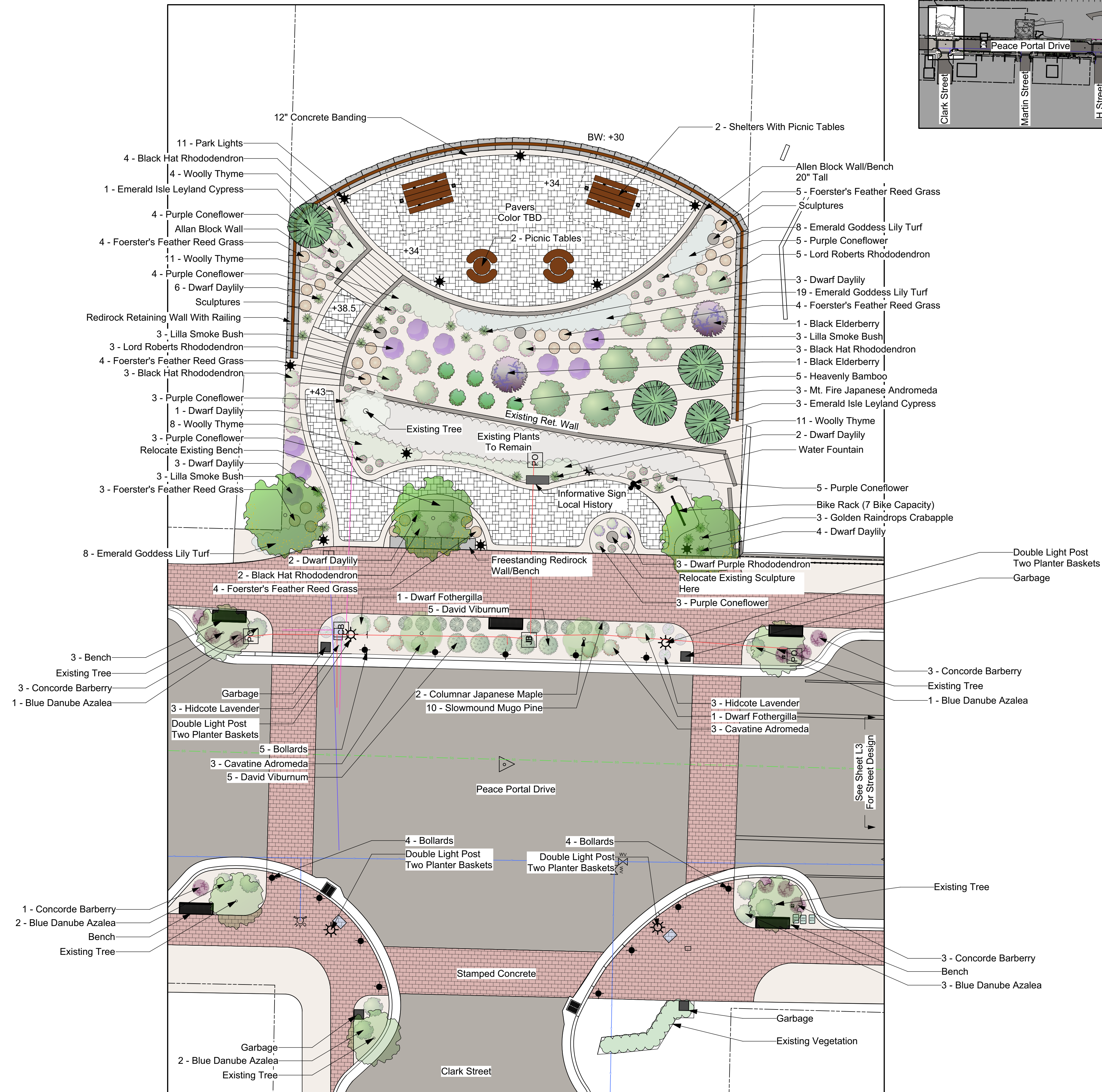
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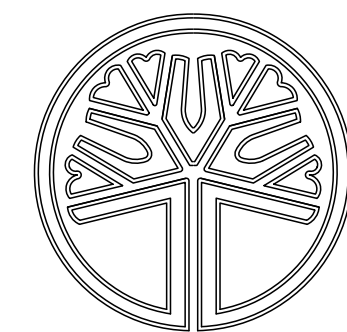
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Clark Street Intersection & Pocket Park

Scale: 1" = 10'-0"

0 5 10 FT



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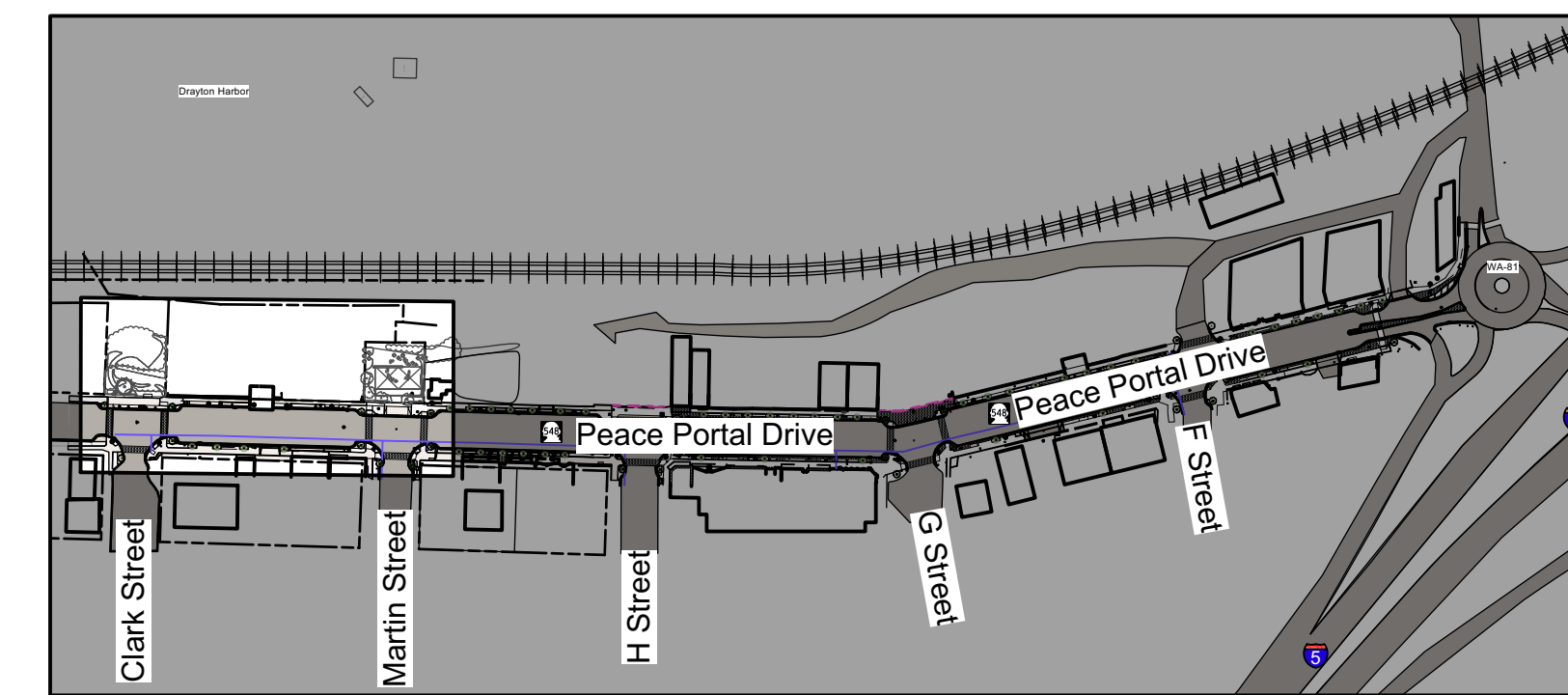
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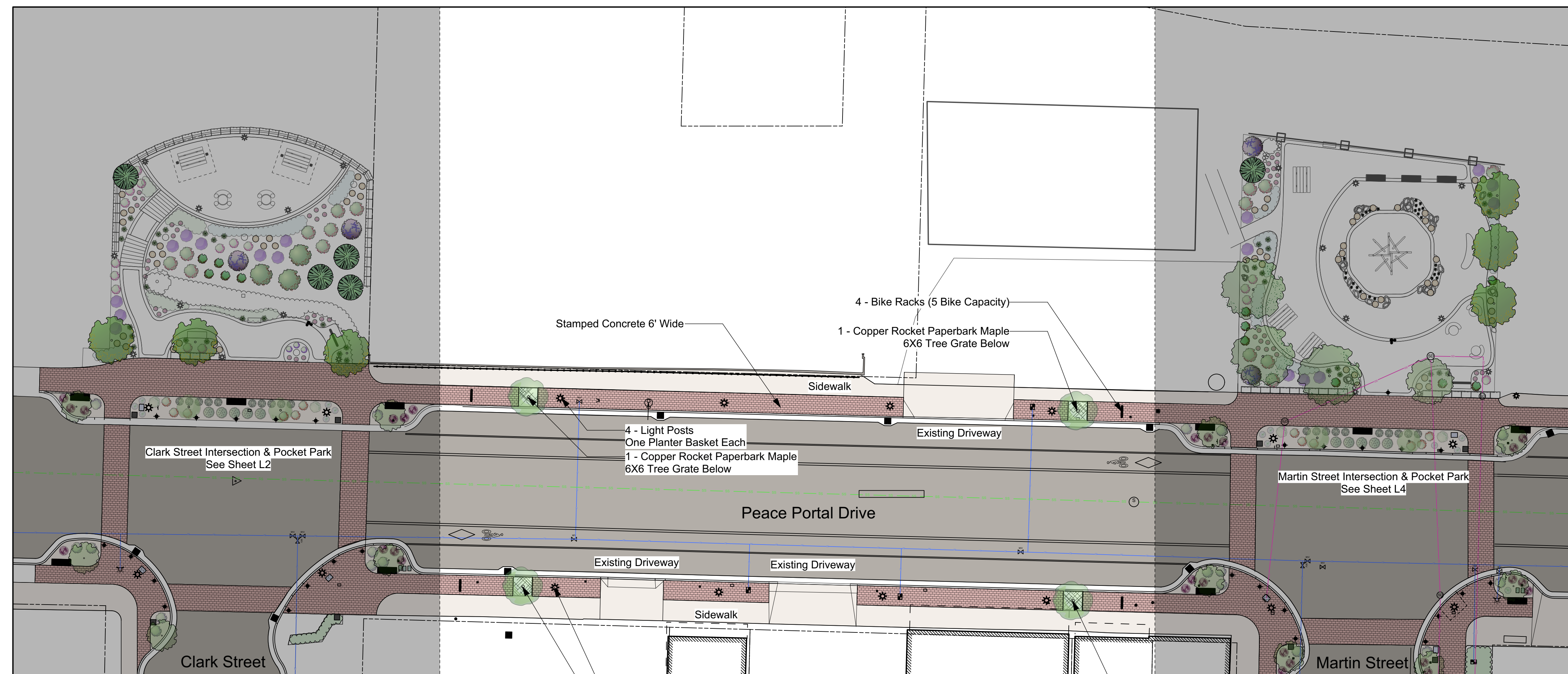
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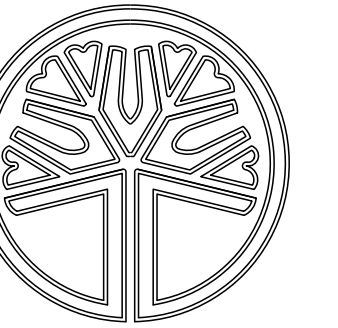
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Clark Street To Martin Street

Scale: 1" = 20'-0"

0 10 20 FT



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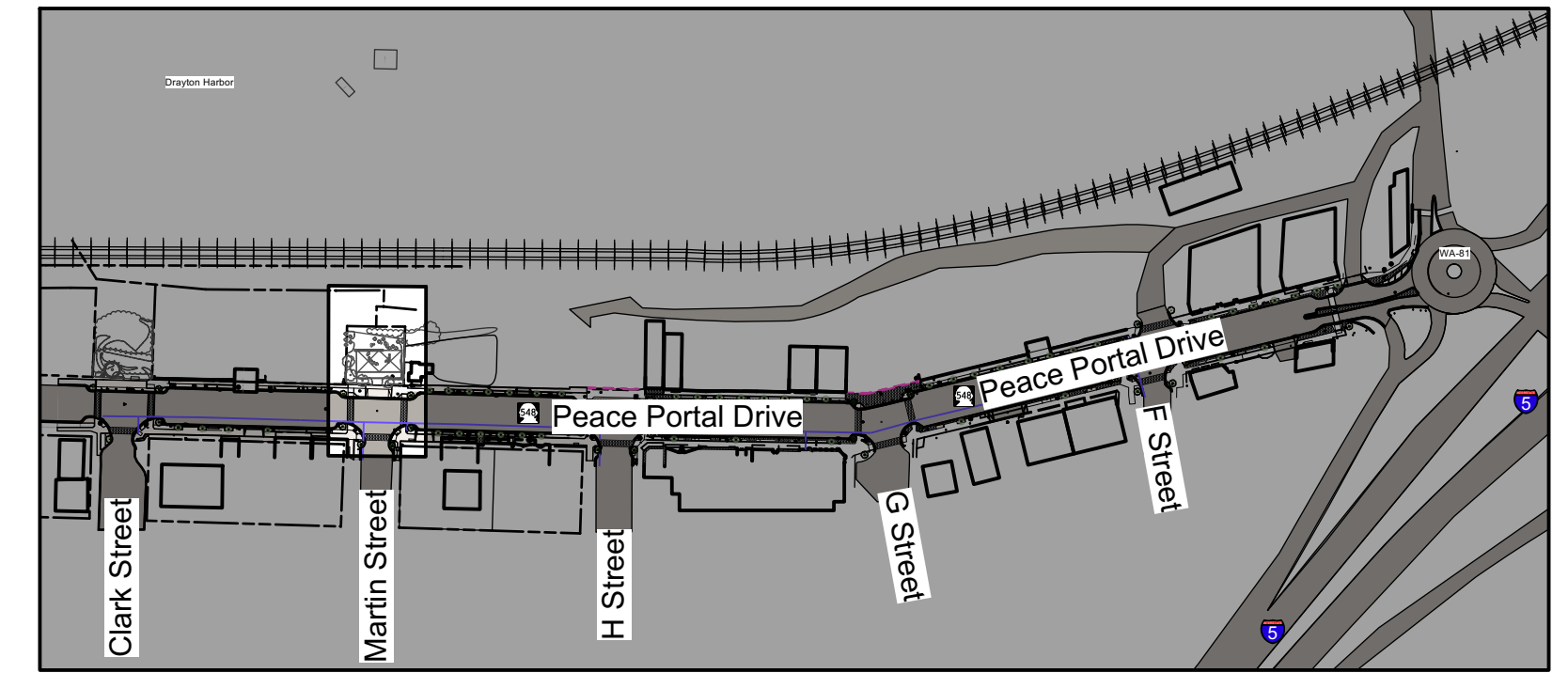
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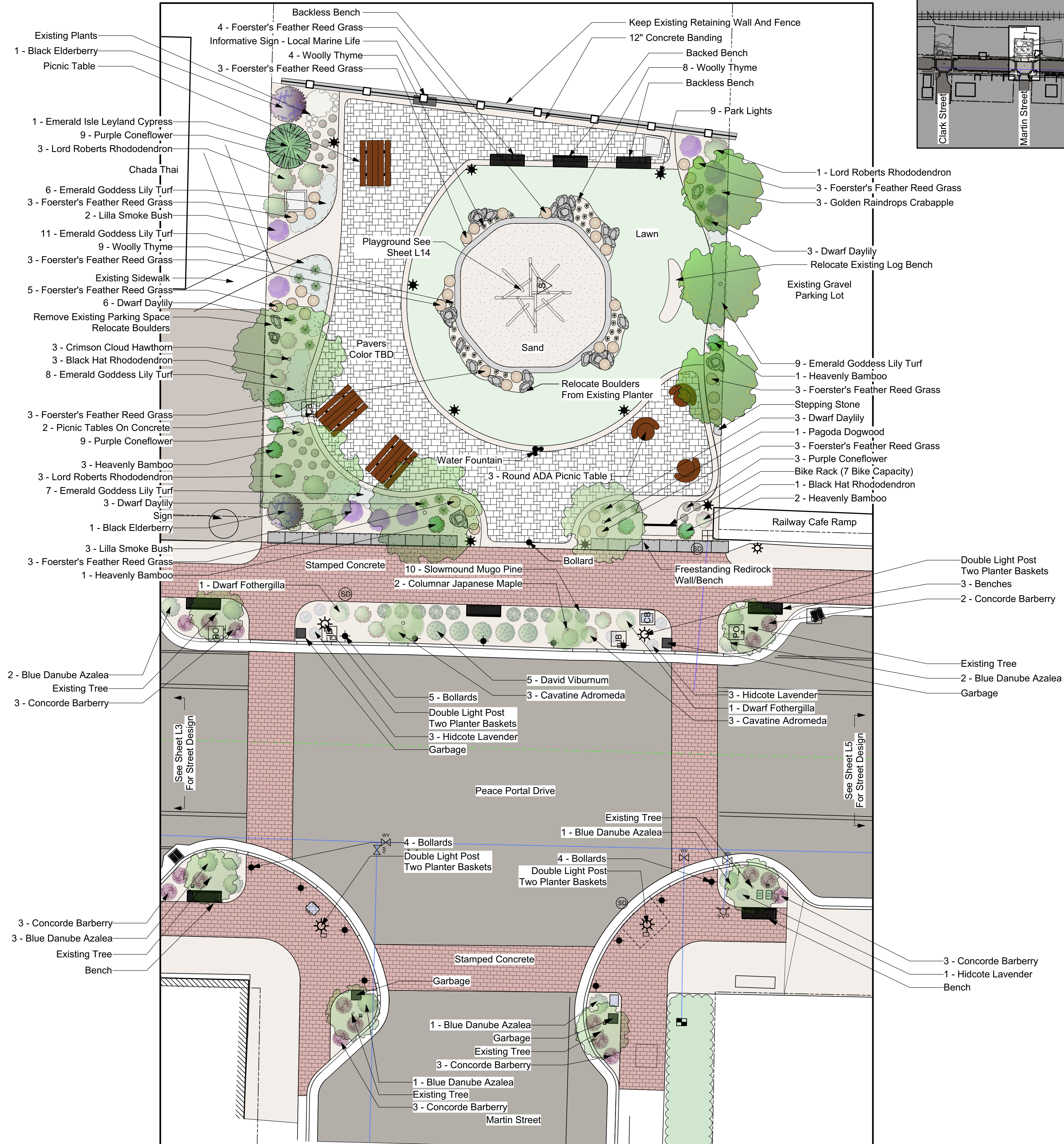
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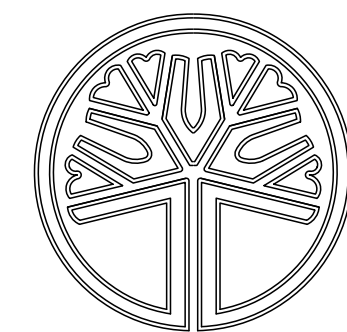


Martin Street Intersection & Poket Park

Scale: 1" = 10'-0"

0 5 10 FT





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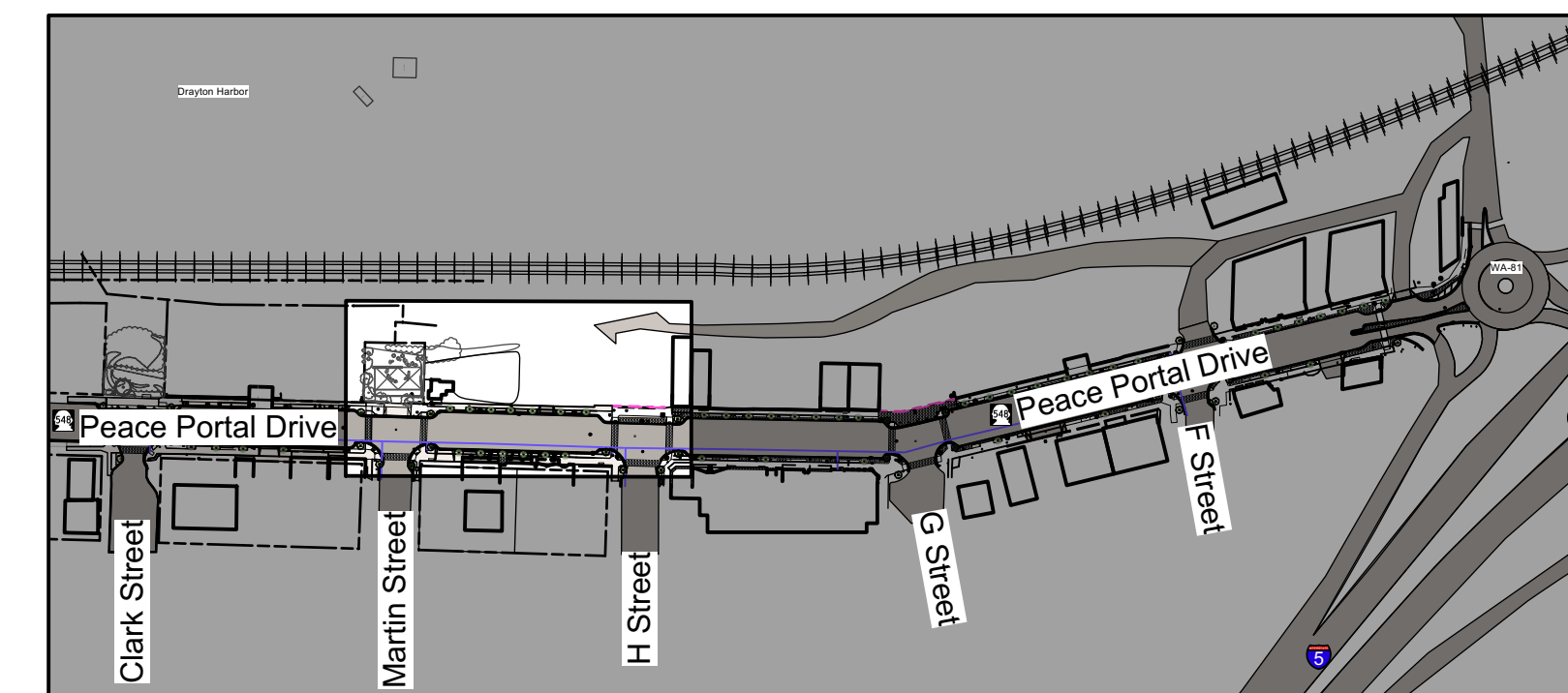
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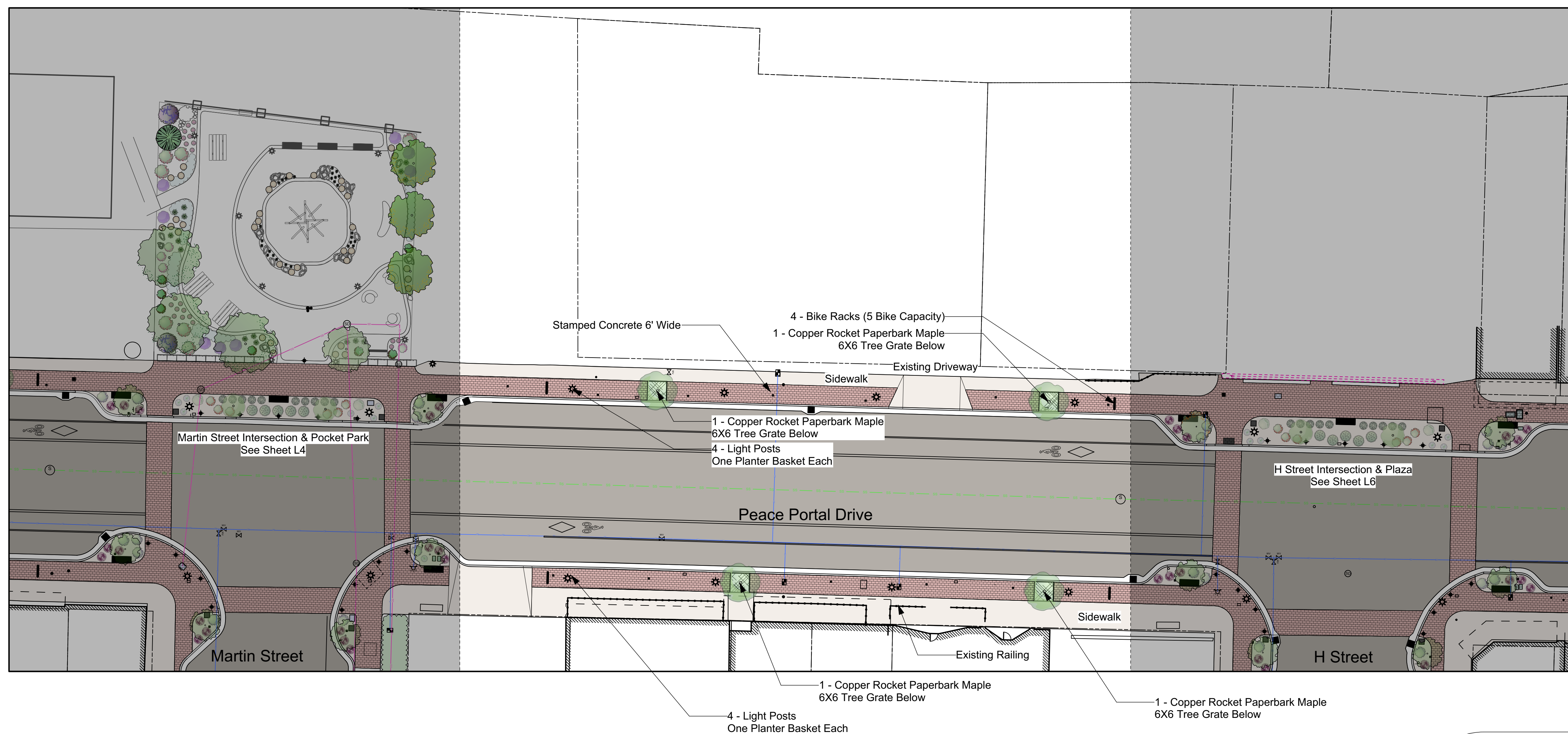
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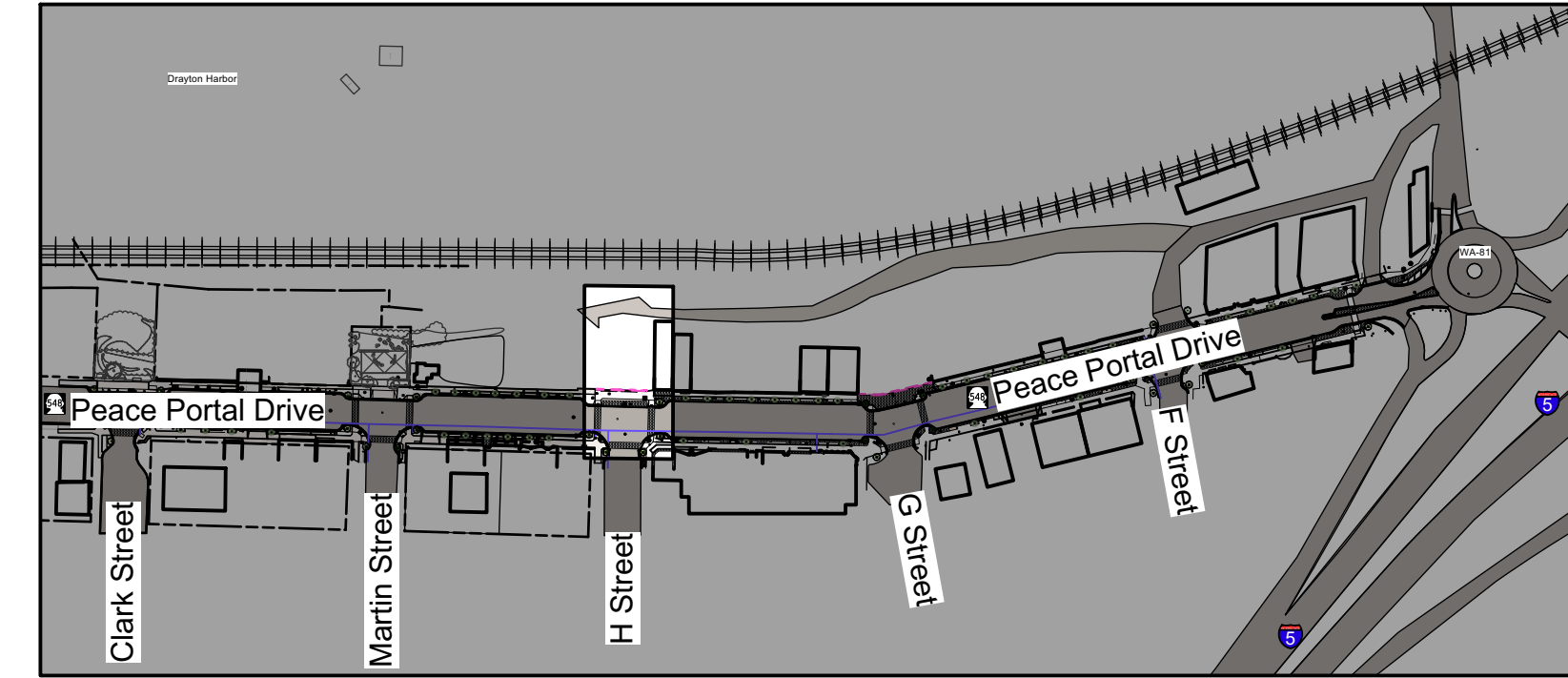
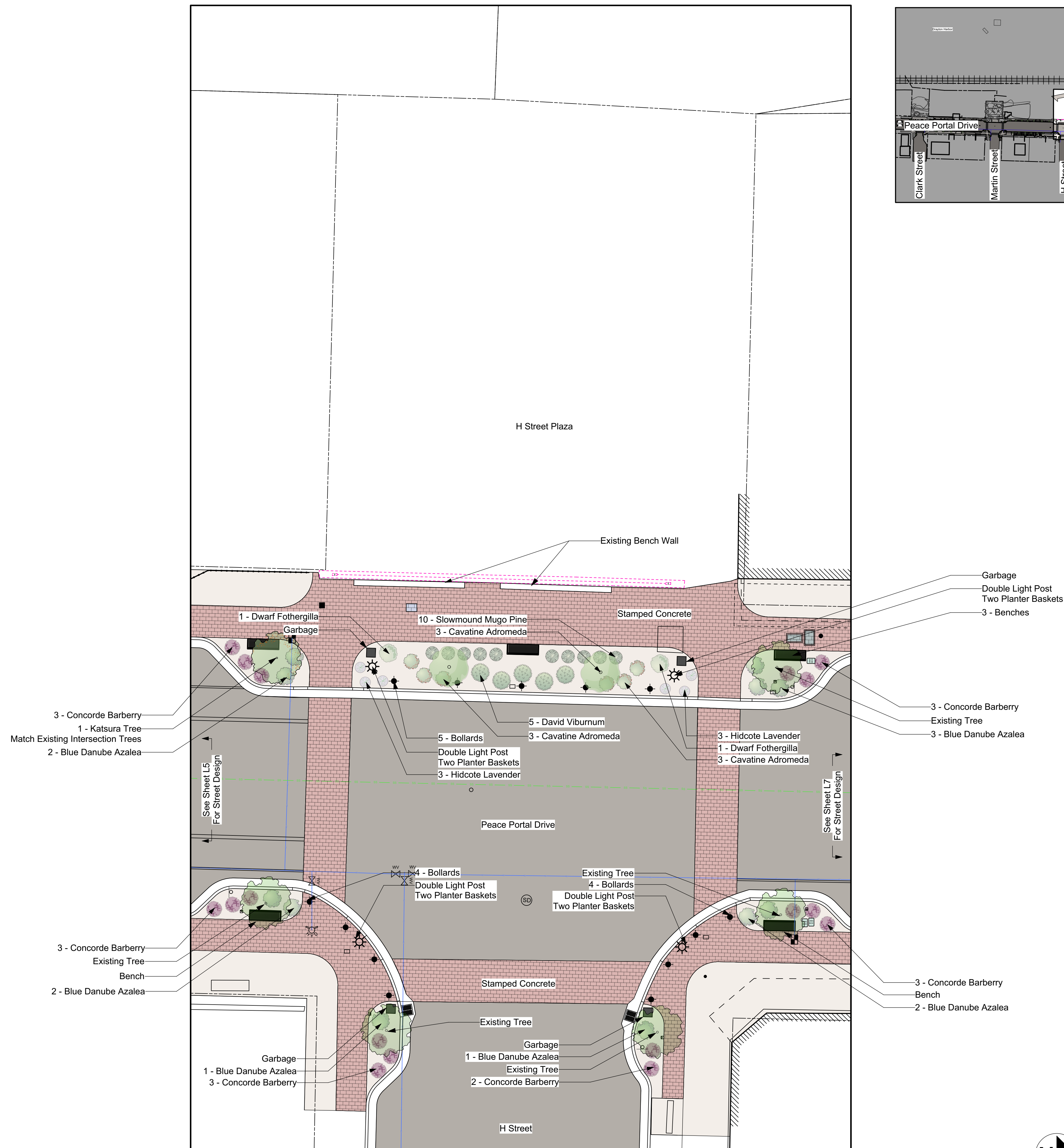
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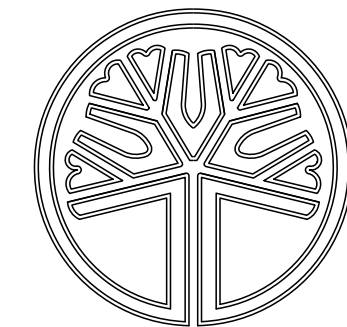
Martin Street To H Street

Scale: 1" = 20'-0"

0 10 20 FT



Vicinity Map



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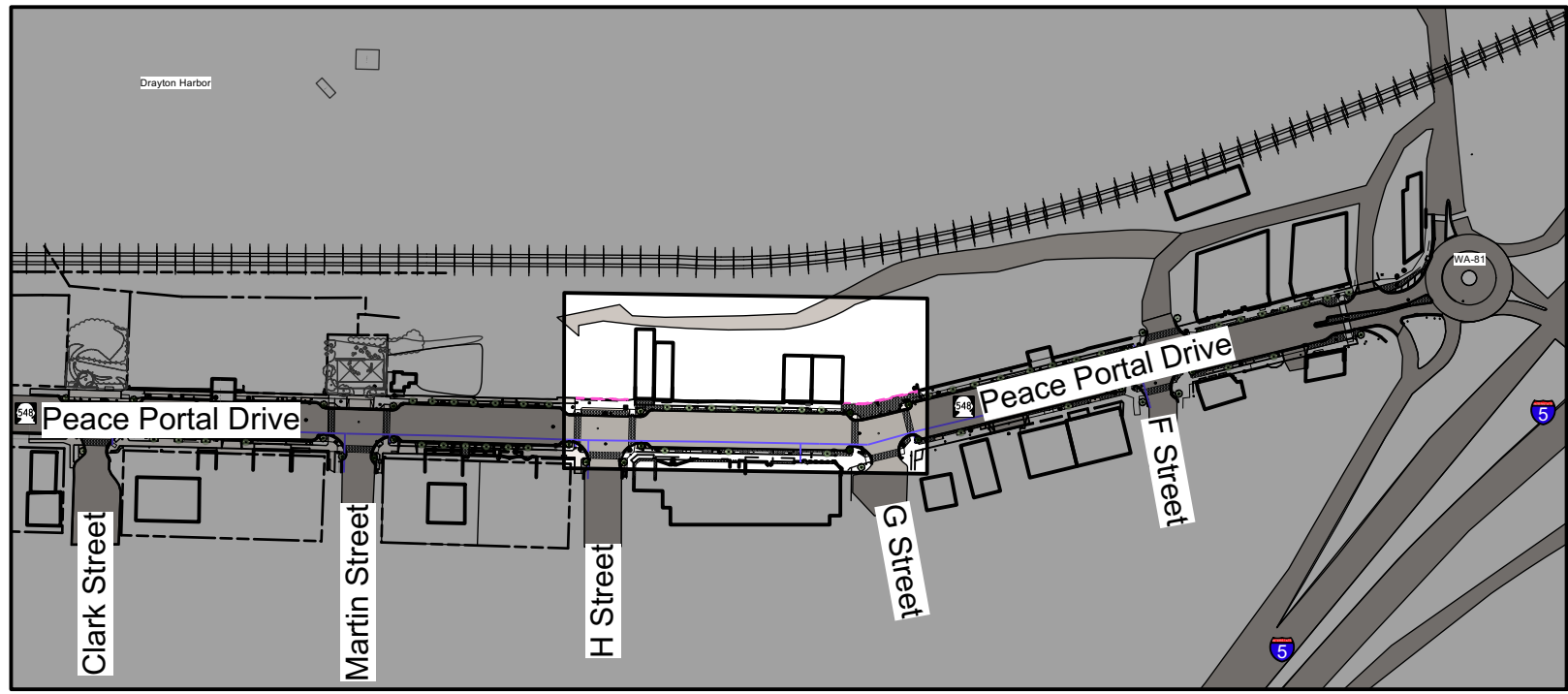
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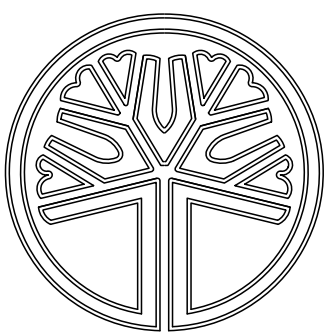
H Street - Intersection

Scale: 1" = 10'-0"

0 5 10 FT



Vicinity Map



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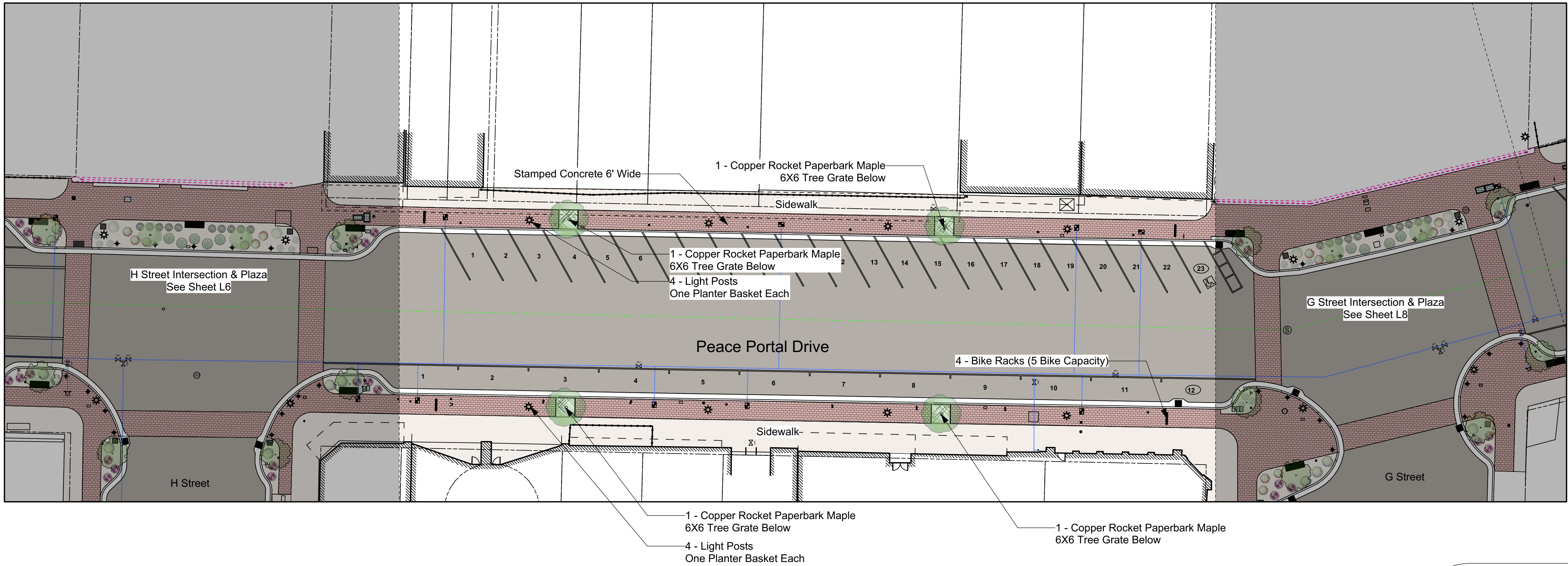
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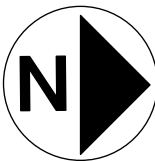
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H Street To G Street

Scale: 1" = 20'-0"

0 10 20 FT

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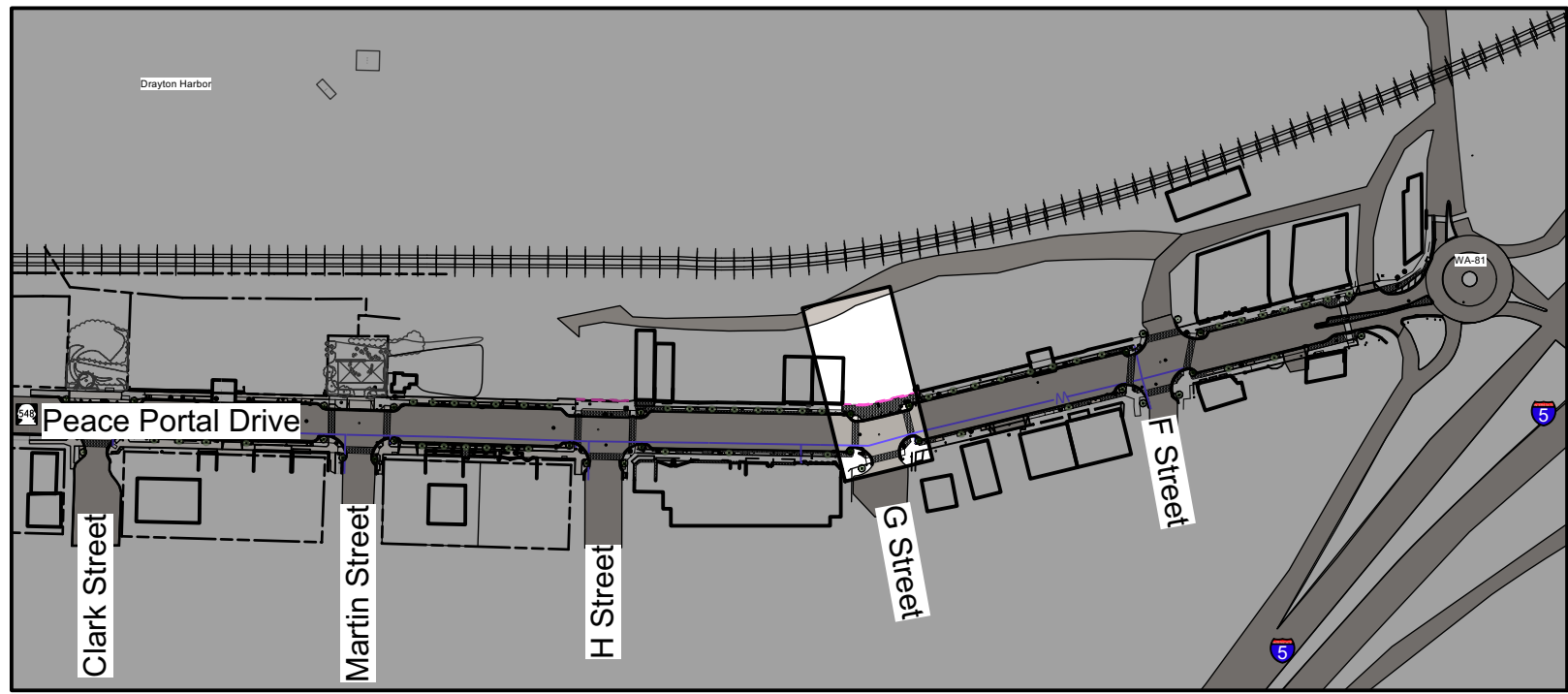
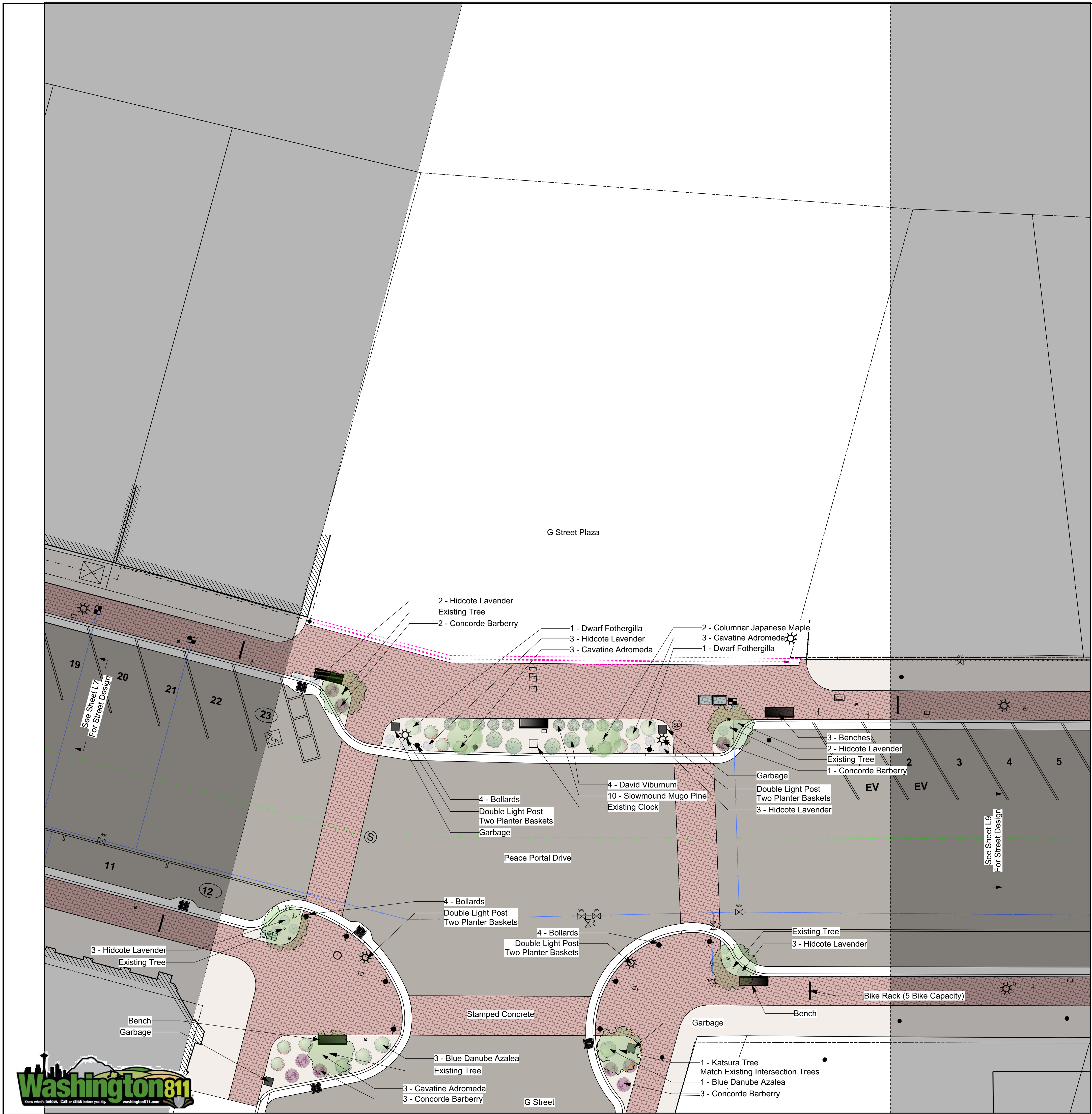
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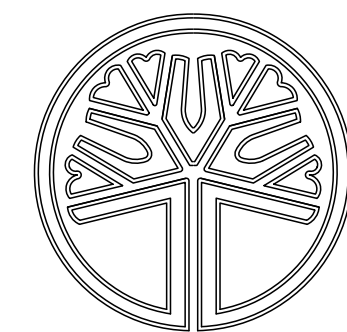
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G Street Intersection & Plaza
Scale: 1" = 10'-0"

0 5 10 FT





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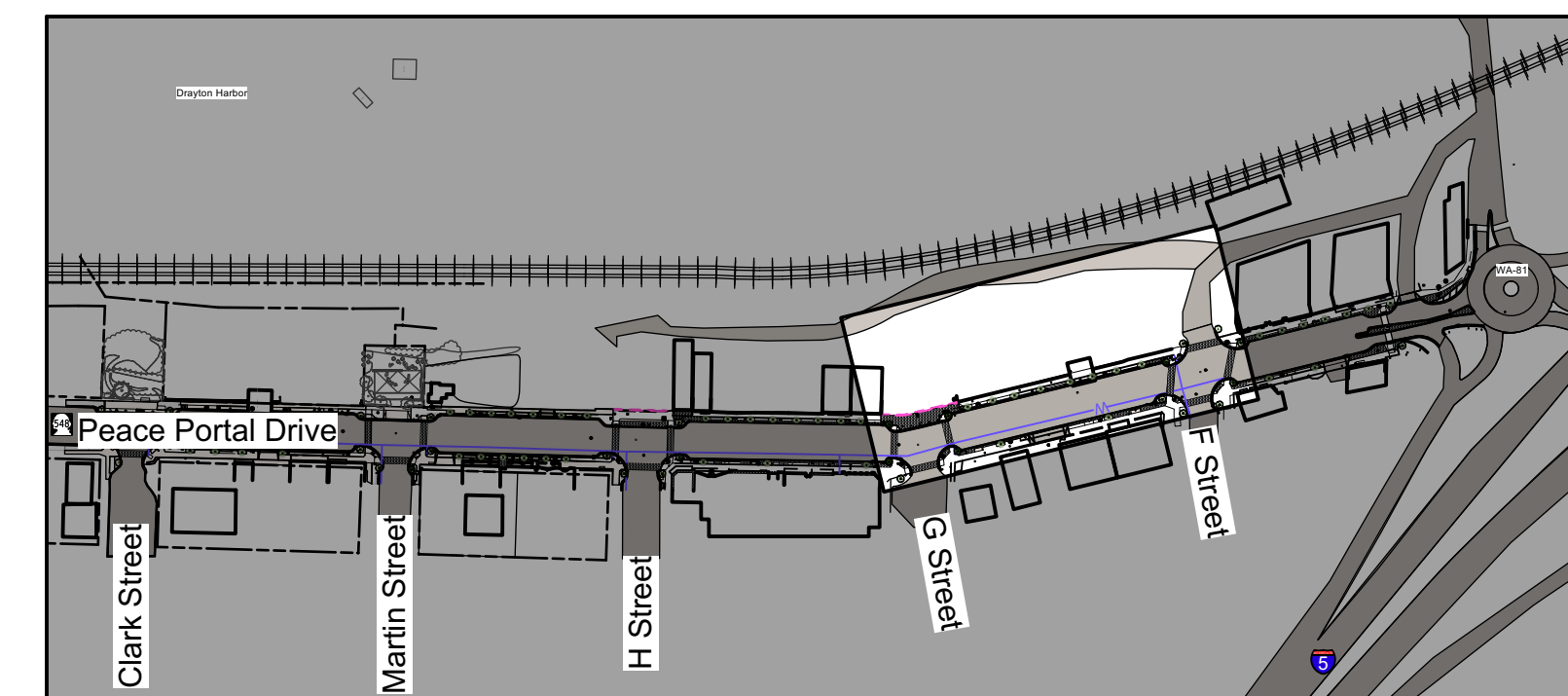
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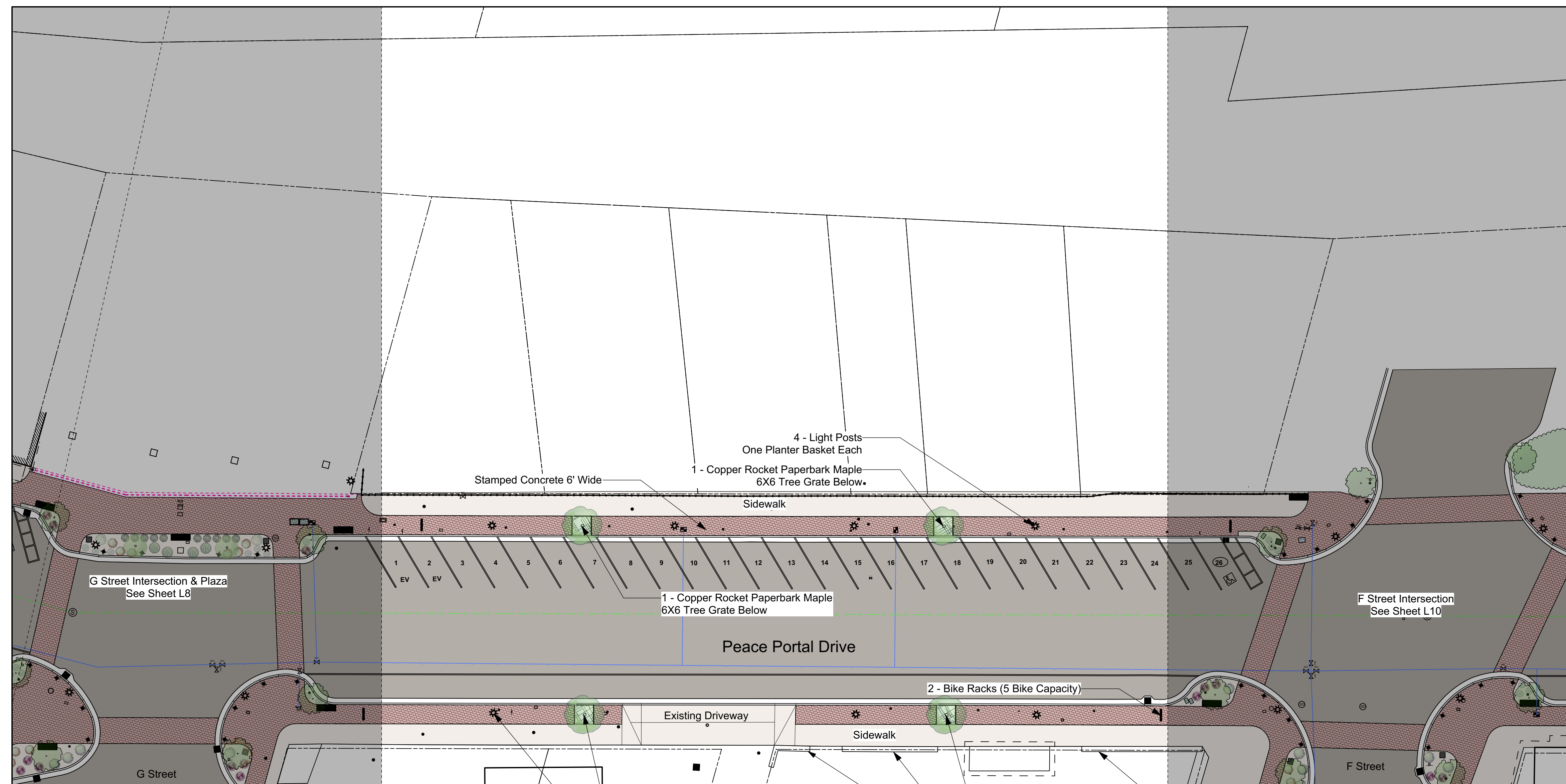
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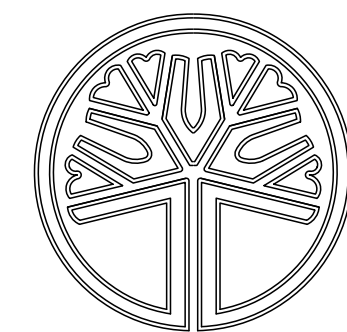


G Street To F Street

Scale: 1" = 20'-0"

0 10 20 FT





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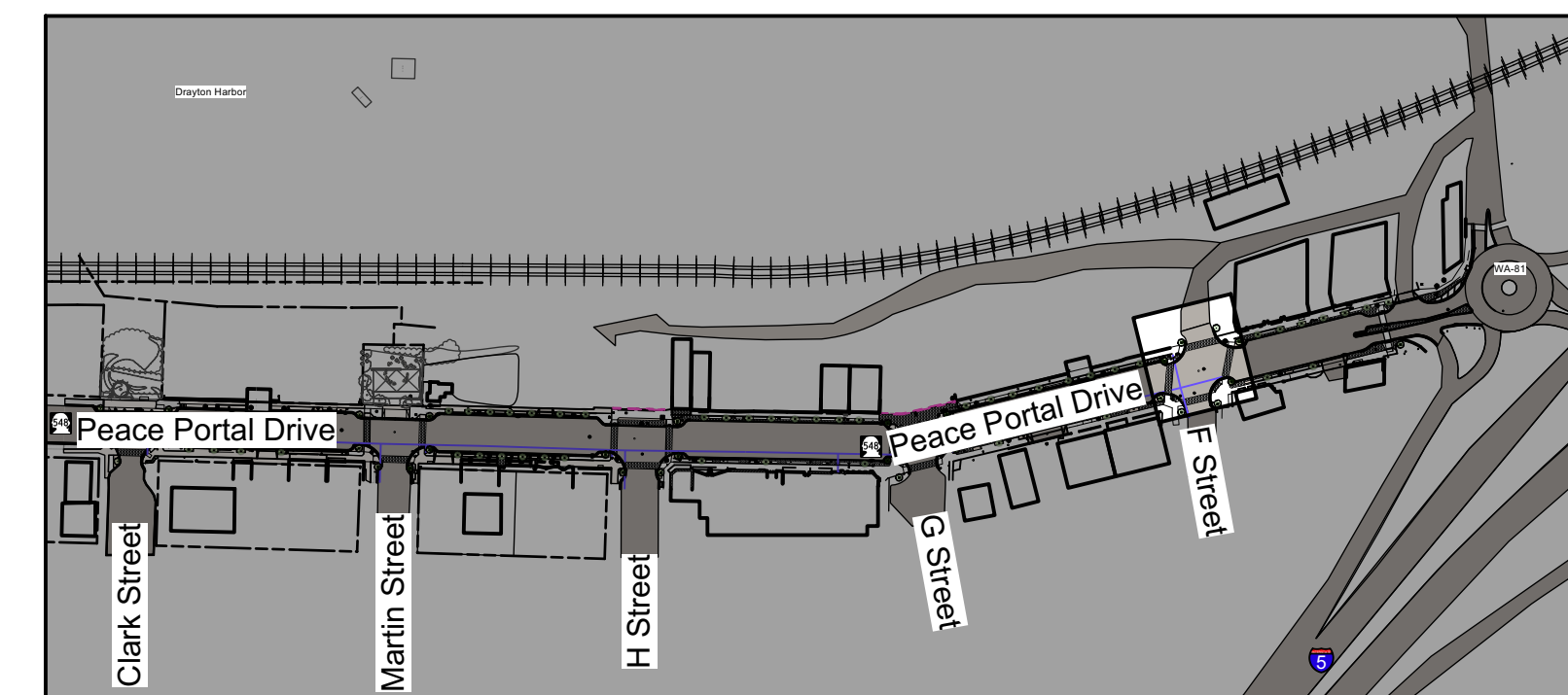
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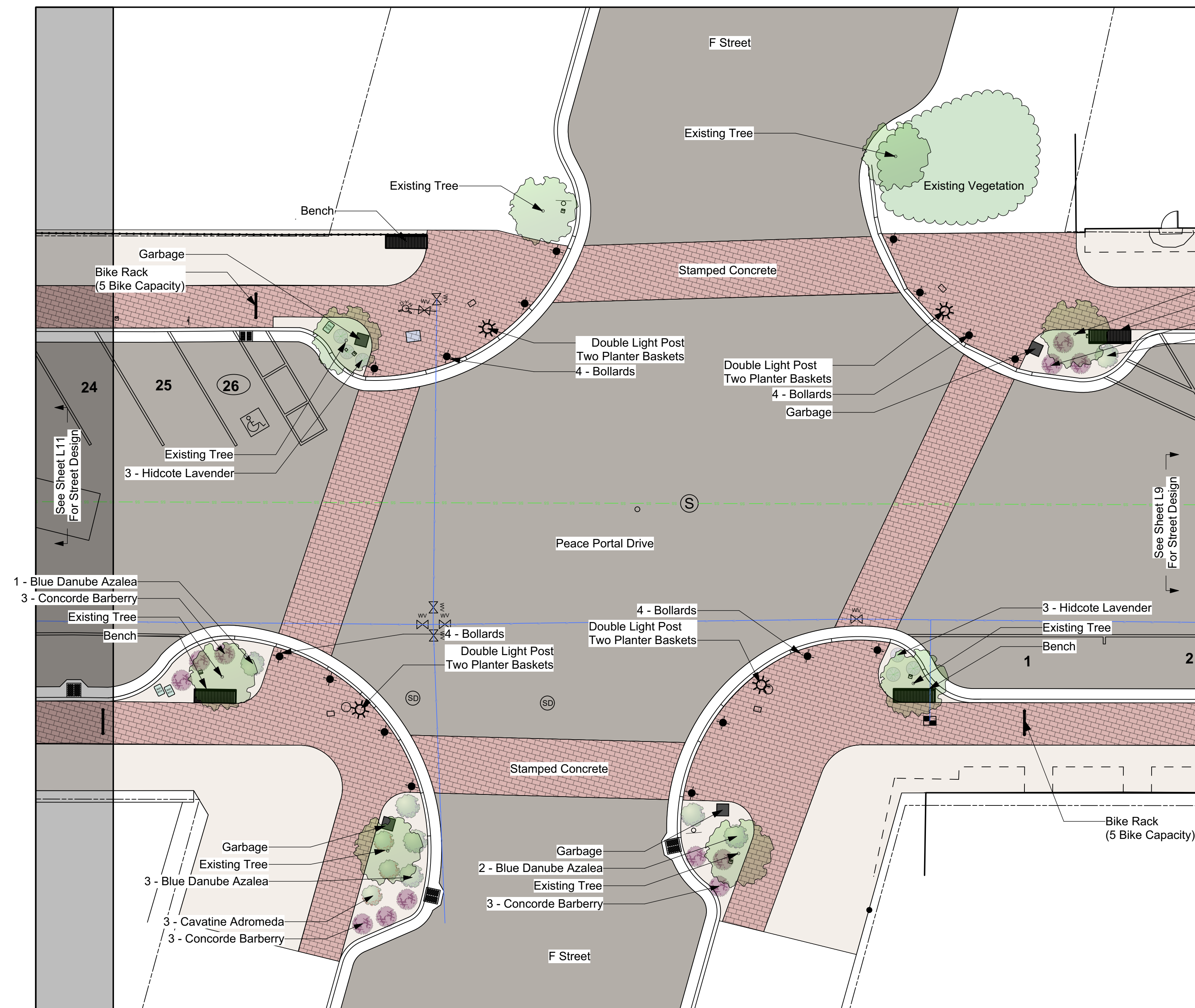
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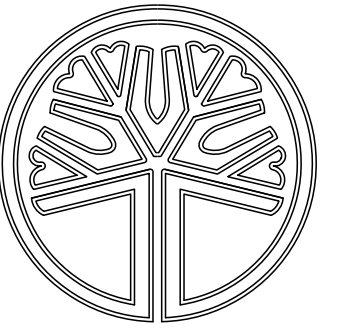


F Street Intersection

Scale: 1" = 10'-0"

0 5 10 FT





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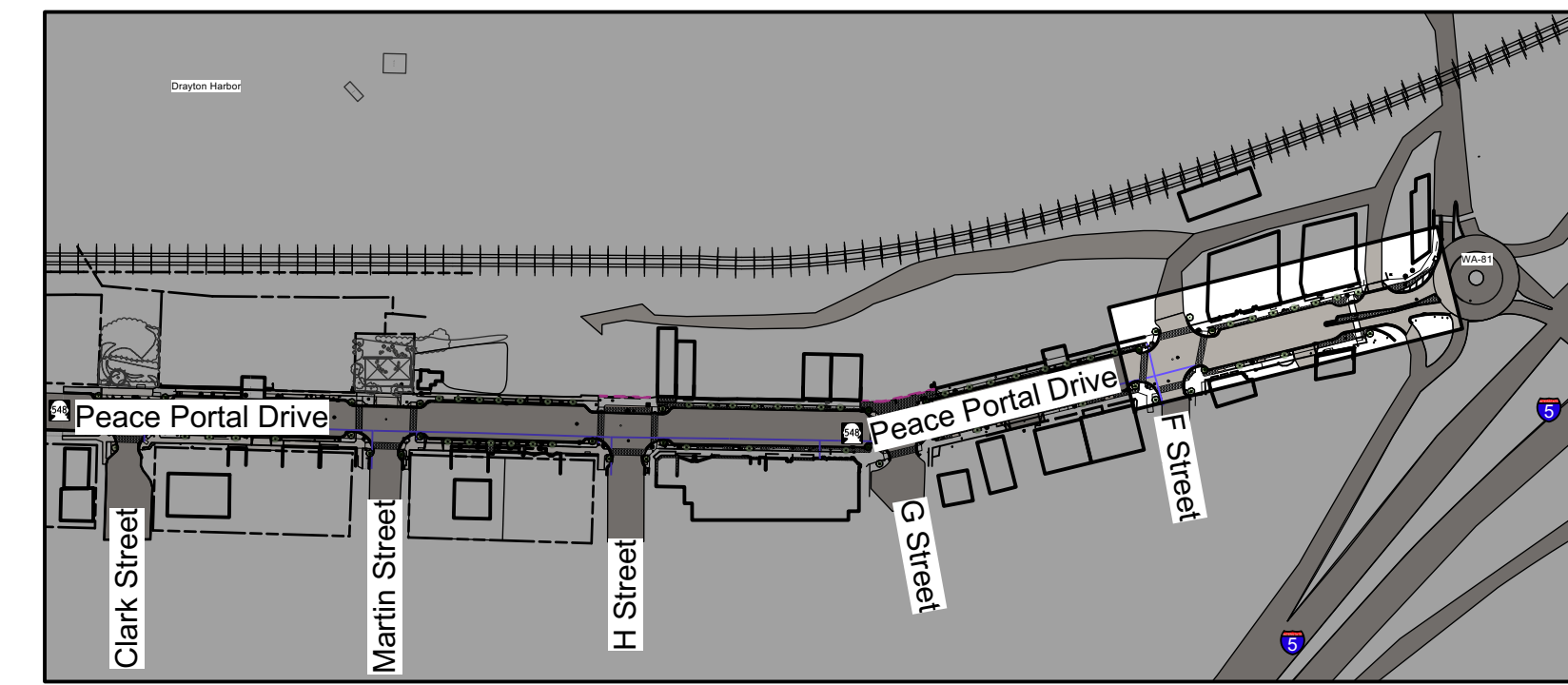
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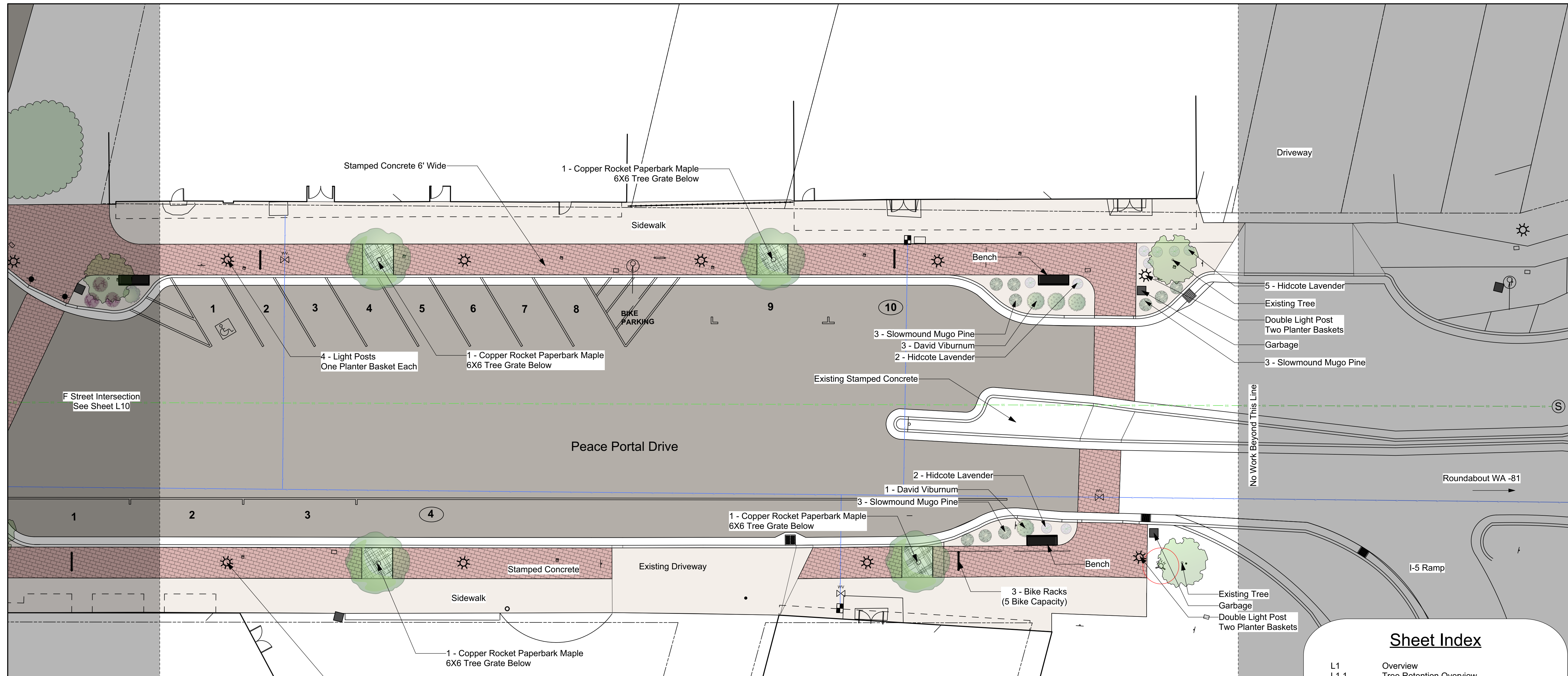
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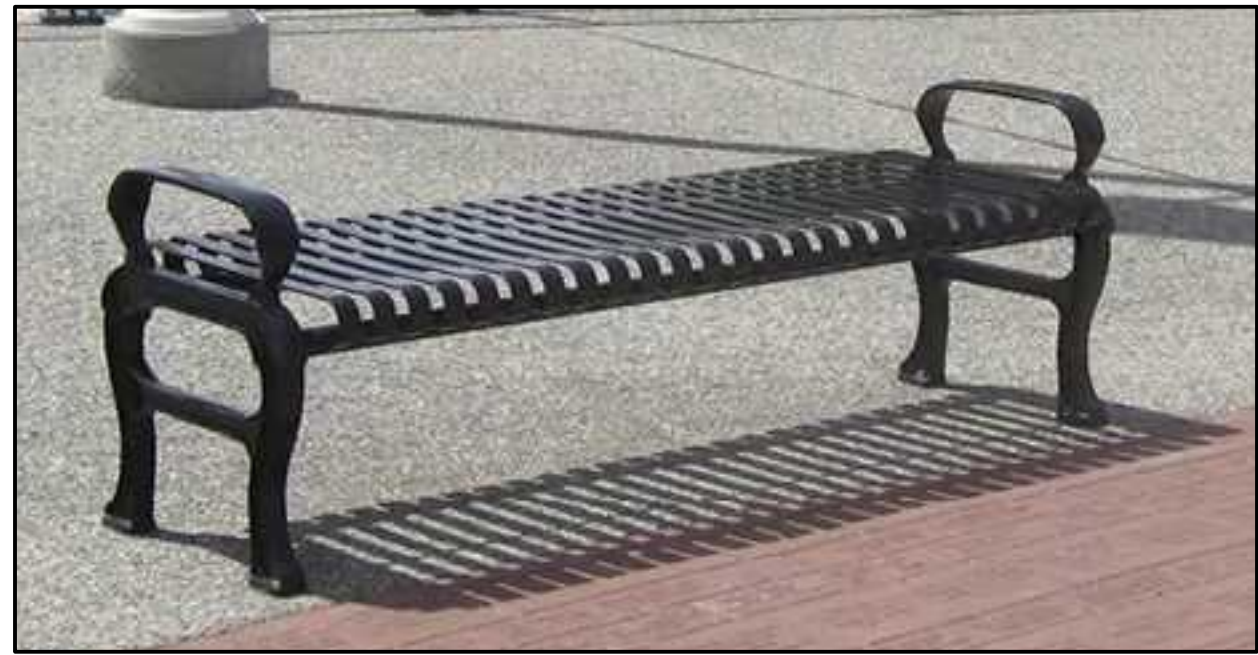


F Street To Roundabout WA-81

Scale: 1" = 10'-0"

0 5 10 FT



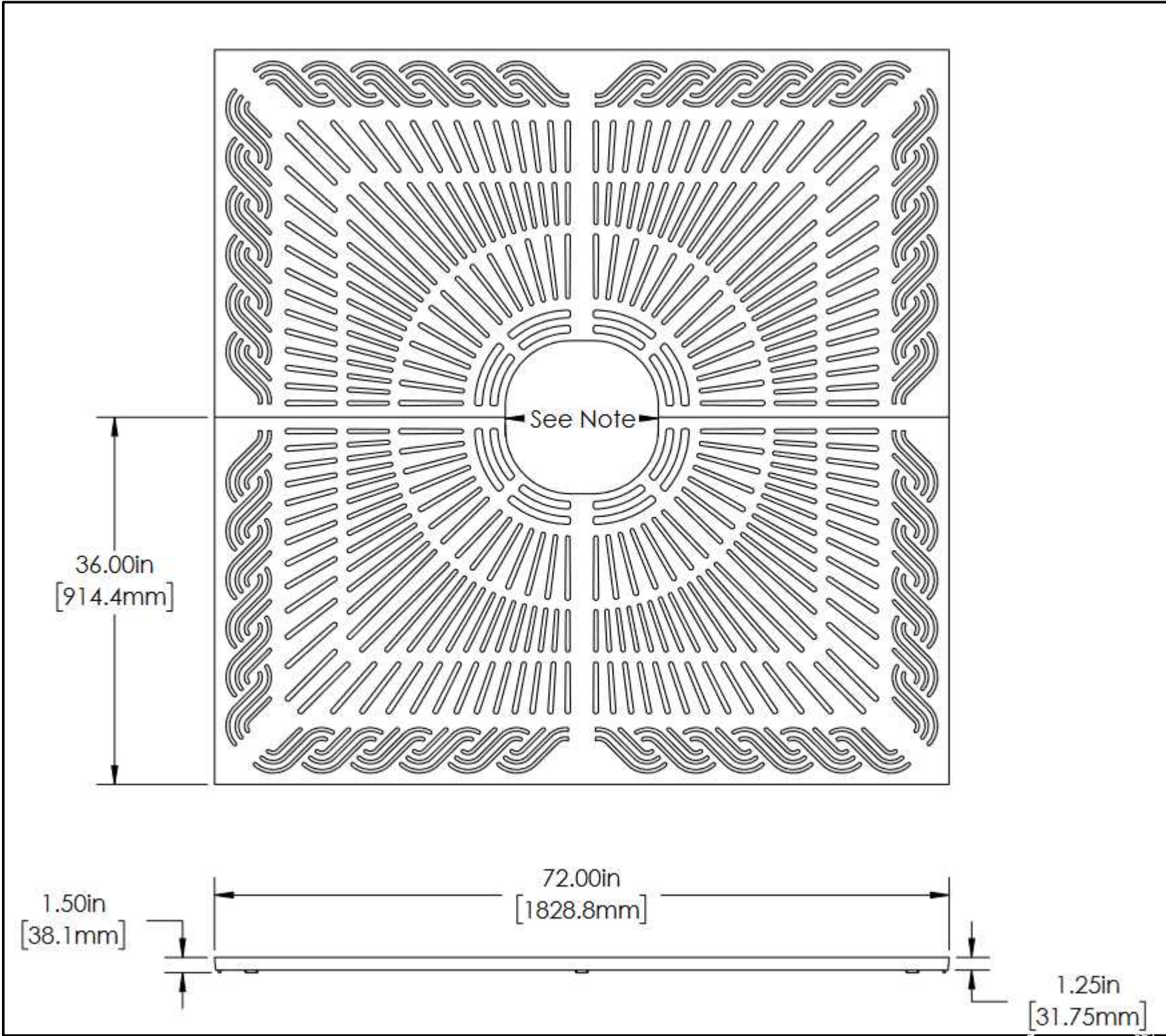


2 - Backless



27 - Backed

29 - 300 Series Bench
Maglin
27 - Backed & 4 - Backless
Install As Per Manufacturer's Instructions
www.maglin.com



20 - Marina Tree Grate
Ironsmith
6086 - 2 Light Wells With Bolted Covers - Black - No Finish
Install As Per Manufacturer's Instructions



40 - Tree Grate Up Light
Ironsmith
Install As Per Manufacturer's Instructions
<https://ironsmith.cc>



60 - Pro-Series 22 Self Watering Hanging Basket
Earth Planter
<https://earthplanter.com/shop-self-watering-planters/pro-series-self-watering-hanging-basket-22/>

38 Single Light Posts
22 Double Light Posts

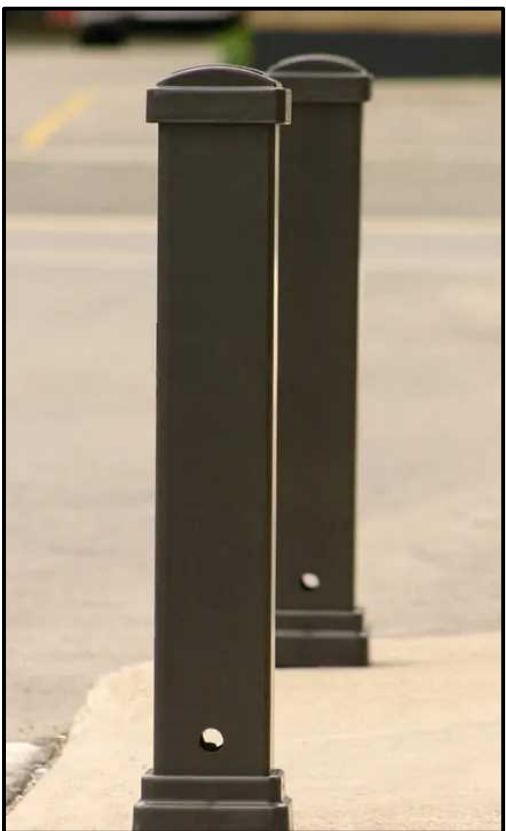


20 - 400 Series Bike Rack
Maglin
MBR-0400-00005 - 5 Bikes
Install As Per Manufacturer's Instructions
www.maglin.com

2 - 400 Series Bike Rack
Maglin
MBR-0400-00009 - 7 Bikes
Install As Per Manufacturer's Instructions
www.maglin.com



22 - 1050 Series Trash Containers
Maglin
Wood Panels On 2 Sides & Art Panels On 2 Sides
Install As Per Manufacturer's Instructions
www.maglin.com



64 - 970 Series Bollards
Maglin
Black - Type 4 Install (Removable)
Install As Per Manufacturer's Instructions
www.maglin.com

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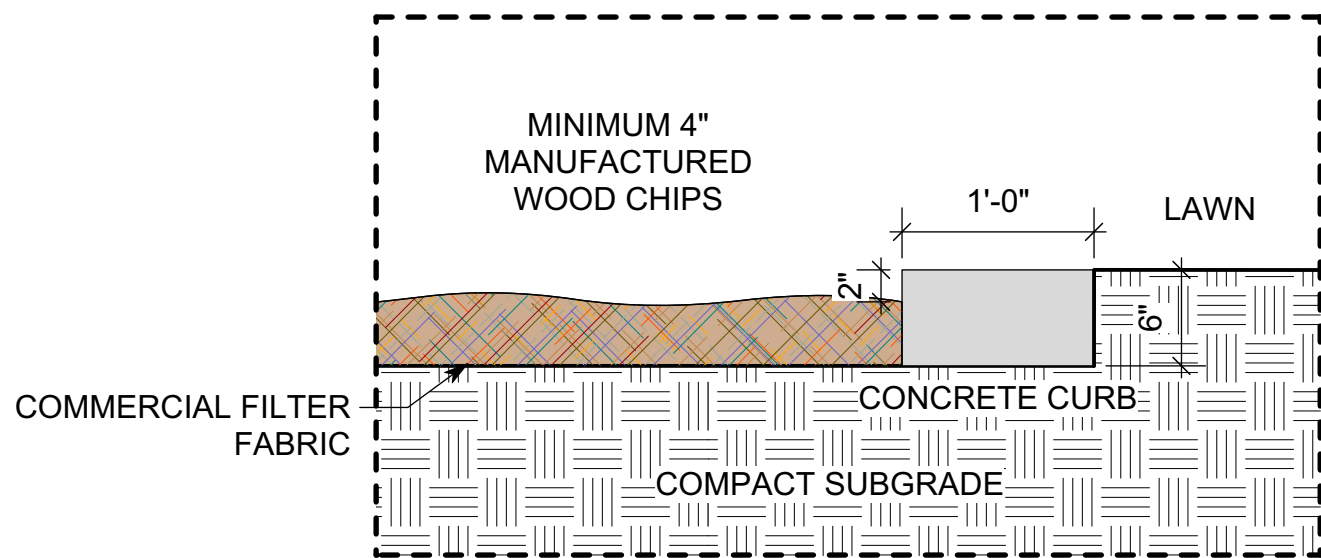
Street Furnishings





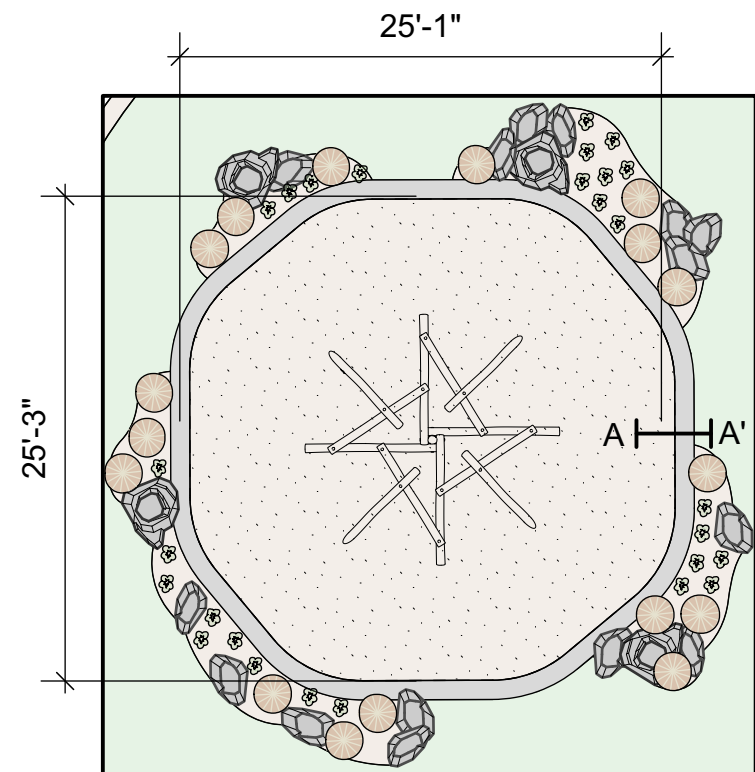
Crawling Pyramid

Kompan Let's Play
NR0826
<https://www.kompan.com/en/us/p/nro826>



Section - Playground Area Border

Scale: 1" = 1'-0"



Safety Surfacing Area



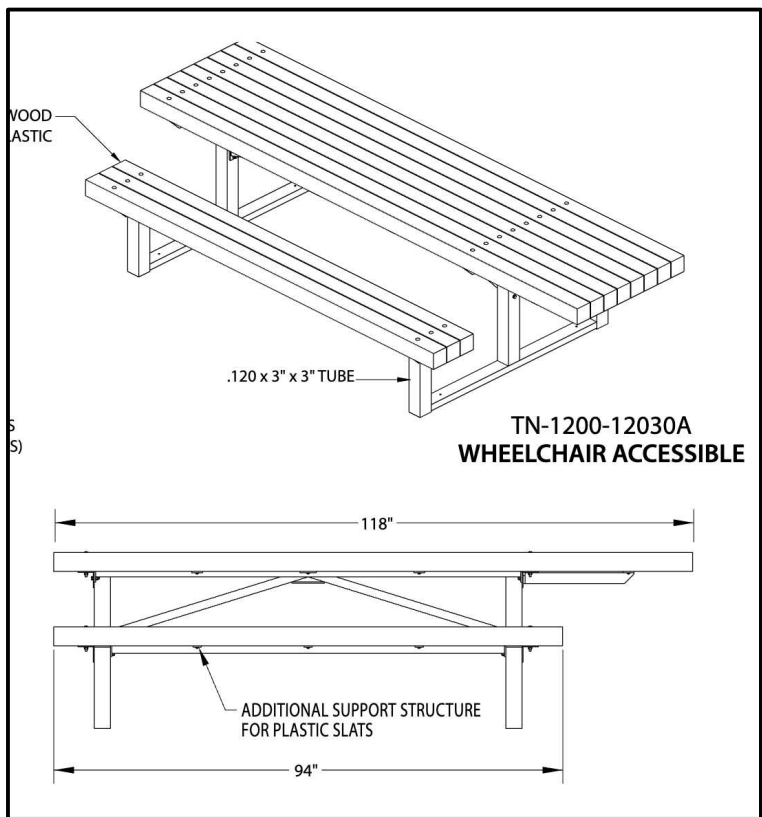
- 2 - Picnic Shelters
Superior Shelter, GA
12'x12' Two Column Square
srpshelter.com



- 2 - Water Fountain With Pet Fountain & Vandal Resistant Locking Hose Bibb
Dog On It
EG-08 Textured Onyx (Black)
Install As Per Manufacturer's Instructions
<https://www.dog-on-it-parks.com/>



- 5 - Transit Picnic
ADA Picnic Table With Benches
Ipe Wood
Install As Per Manufacturer's Instructions
Tournesol.com



Park Lights



- 18 - Bol Light Post
Structura
Ipe Wood
Install As Per Manufacturer's Instructions
<https://structura.com/products/bol>

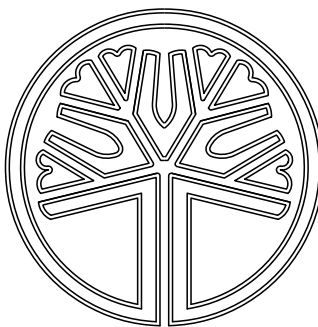


- 18 - K828 Moderne Sr. Light Fixture
StressCrete Group
Install As Per Manufacturer's Instructions
www.sgrp.com

Sheet Index

L1	Overview
L1.1	Tree Retention Overview
L2	Clark Street Intersection & Pocket Park
L3	Clark Street to Martin Street Segment
L4	Martin Street Intersection & Pocket Park
L5	Martin Street to H Street Segment
L6	H Street Intersection
L7	H Street to G Street Segment
L8	G Street Intersection
L9	G Street to F Street Segment
L10	F Street Intersection
L11	F Street To Roundabout Street Segment
L12	Street Furnishings
L13	Park Furnishings
L14	Interpretive Signs
L15	Plant Details

Park Furnishings



STATE OF
WASHINGTON
REGISTERED
LANDSCAPE ARCHITECT

PAUL M. GEORGE
CERTIFICATE NO. 641



Cascade Design Group

P.O. Box 5938
Bellingham, WA 98227

Paul George
Landscape Architect

360-715-2119
paulgeorge.cascade@gmail.com

Blaine Downtown
Revitalization
Peace Portal Drive, Blaine, WA 98230

PROJECT START DATE
December 18th, 2023

REVISIONS

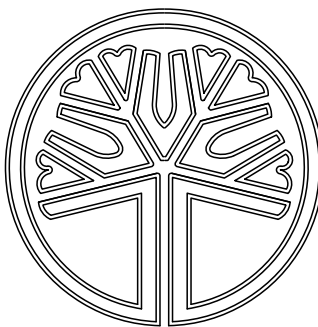
June 12th, 2024

Designed By:

P.H.O.

L13 of 15

L13



STATE OF
WASHINGTON
REGISTERED
LANDSCAPE ARCHITECT


PAUL M. GEORGE
CERTIFICATE NO. 641



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P.H.O.

L14 of 15

L14

Wildlife of Drayton Harbor

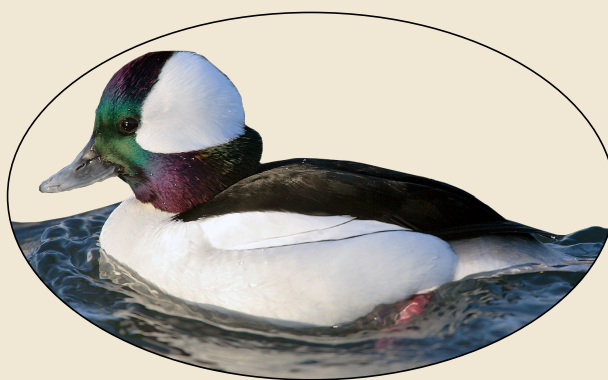


Marine Birds

Drayton Harbor is a haven for a diverse array of marine bird species. This rich ecosystem supports both resident and migratory birds, making it a prime location for birdwatching year-round.



Bald Eagle (*Haliaeetus leucocephalus*): A symbol of American wildlife, these powerful birds can be spotted soaring high above the harbor or perched in tall trees.



Bufflehead Duck - Creative Commons 3.0

Bufflehead (*Bucephala albeola*): These small, vibrant ducks are a common sight in winter, with males displaying striking black and white plumage.



Western Grebe - Michael L. Baird Creative Commons 2.0 Background Removed

Western Grebe (*Aechmophorus occidentalis*): Known for their elaborate courtship dances, these striking waterbirds are often seen diving for small fish.



Great Blue Heron (*Ardea herodias*): These majestic birds are often seen wading in shallow waters, patiently hunting for fish and amphibians.

Birdwatching Tips:

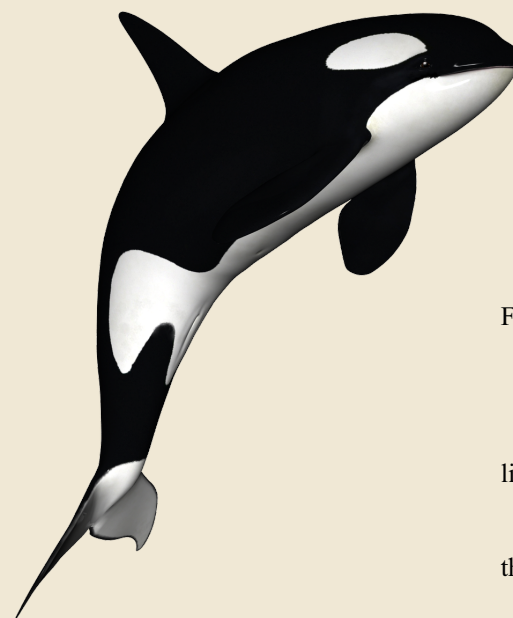
Early Mornings: The best time for birdwatching is early in the morning when birds are most active.
Binoculars: Bring binoculars to get a closer look at the birds without disturbing them.
Quiet Observation: Move slowly and quietly to avoid startling the birds and to observe their natural behaviors.

Orca Whales

Drayton Harbor is occasionally visited by one of the Pacific Northwest's most iconic marine mammals, the orca whale.

About Orcas:

Species: The orca, or killer whale (*Orcinus orca*), is actually the largest member of the dolphin family.
Pods: Orcas live in close-knit family groups known as pods. These pods can be seen traveling together, often led by a matriarch.
Diet: While some orcas primarily hunt fish, others specialize in hunting marine mammals such as seals and even other whales.
Communication: Orcas are known for their complex vocalizations, which they use for communication and echolocation.



Fun Facts:

Speed: Orcas can reach speeds of up to 34 mph when swimming.

Lifespan: Female orcas can live up to 90 years, while males typically live up to 60 years.

Family Bonds: Orcas have strong family bonds and often stay with their maternal pod for life.

Conservation Efforts:

Protecting Habitat: Efforts are ongoing to protect the natural habitats of orcas and marine birds, including reducing pollution and preserving the health of the marine ecosystem.
Responsible Viewing: When observing orcas, maintain a safe distance to avoid disturbing them. Use binoculars or a telephoto lens for a closer look without impacting their natural behavior.

Further Reading:

Marine Bird Guide: Visit the Audubon Society for more information on bird species and their behaviors.
Orca Conservation: Learn more about orca conservation efforts at Whale and Dolphin Conservation.

Sources:

1. National Audubon Society, "Guide to North American Birds," Audubon.
2. Whale and Dolphin Conservation, "Orca (Killer Whales)," WDC.
3. Washington Department of Fish and Wildlife, "Marine Birds and Mammals," WDFW.

History of Blaine



Image Source: <https://www.ci.blaine.wa.us/135/History>

[Blaine] was named by Cain Bros., townsite proprietors, who filed their first plat September 13, 1884. In 1858 it was an ambitious settlement called Semiahmoo, the name of the tribe of Salish Indians who then inhabited the Semiahmoo Bay Country."

Leticia Reeder Roth, "Origins of names," "History of Whatcom County," Chicago: Lewis, 1928, Chapter XII, p. 917-961.



Downtown Blaine in 1911. Photo courtesy: City of Blaine

Blaine was settled in 1856 when the U.S. Boundary Survey Commission surveyed the 49th parallel and in 1858 when the cry of gold echoed along the Fraser River, B.C. Two towns both sharing the name Semiahmoo (Central Blaine and Semiahmoo spit) prospered by the commissions activities and from outfitting the miners going north.



The Semiahmoo Harbor Lighthouse. Photo courtesy: City of Blaine

Built in 1905, the Semiahmoo Harbor Lighthouse was part of a network of navigational aids crucial for the safe passage of ships in the often foggy and treacherous waters of the Pacific Northwest. The lighthouse operated until the 1940s, after which it was decommissioned. Today, the site remains a point of interest for visitors, offering a glimpse into the maritime history of the region.

Blaine Canneries

Early Beginnings

The history of canneries in Blaine dates back to the late 19th century. The first cannery was established in the 1880s, capitalizing on the abundant salmon runs in the region. These early canneries were crucial in processing and preserving fish, which was then shipped to markets around the world.

Boom Period

The early 20th century saw a boom in the canning industry in Blaine. Numerous canneries sprang up along the waterfront, processing not only salmon but also other fish species like halibut and herring. By the 1920s, Blaine had become one of the leading centers for fish canning in the Pacific Northwest.

Decline and Legacy

The mid-20th century brought challenges to Blaine's canning industry. Overfishing, changes in fish populations, and increased competition from other regions led to a decline. By the late 20th century, many of the canneries had closed. Despite this decline, the legacy of the canneries is still evident in Blaine's cultural heritage and historical landmarks.



Photo courtesy: City of Blaine

- Sources:
1. City of Blaine, Washington, "History of Blaine," City of Blaine Official Website.
 2. Smith, Carl, "Pacific Northwest Fishing and Canning History," Seattle: Maritime Publishing, 1998.
 3. Washington State Historical Society, "The Canning Industry in Washington State," Washington State Historical Society.
 4. Local Historical Project, "Blaine's Maritime Heritage," Local Historical Project.
 5. Lighthouse Friends, "Semiahmoo Lighthouse," Lighthouse Friends.
 6. Washington State Department of Archaeology & Historic Preservation, "Semiahmoo Lighthouse," DHP.

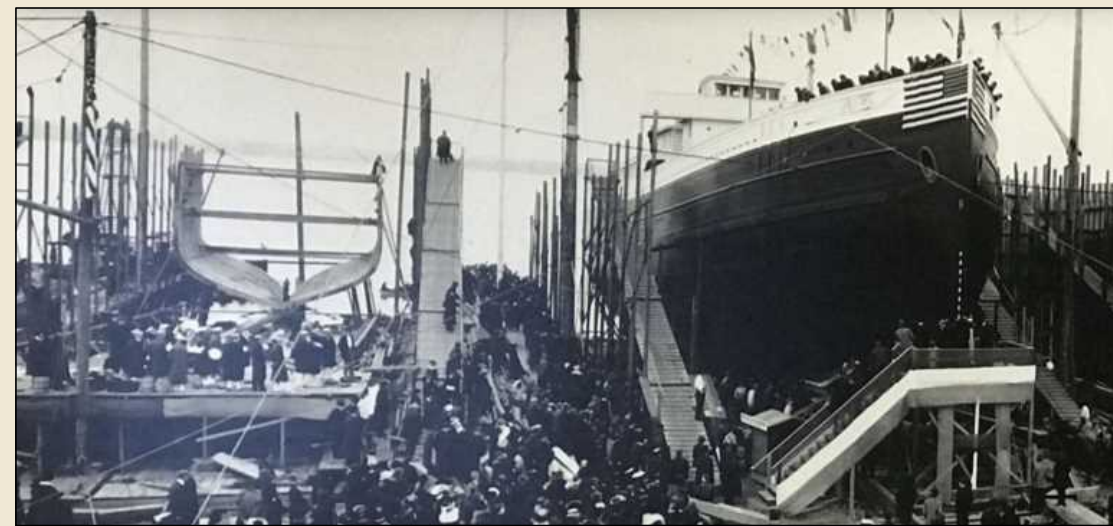


Photo Courtesy: Port Of Bellingham

Economic Impact

The canning industry provided employment for a large portion of Blaine's population. It attracted a diverse workforce, including many immigrants, contributing to the town's cultural and economic growth. The economic boom from the canneries led to the development of related industries, such as boat building and fishing gear manufacturing.

Interpretive Signs

LANDSCAPE SPECIFICATIONS
this project complies with the department of ecology lid standards

PART 1 – GENERAL

- 1.1 WORK INCLUDED: Furnish all materials, equipment and labor necessary to complete all landscape work including lawns and seeding as shown on the drawings and as specified.
- 1.2 RELATED SECTIONS:
- 1.3 QUALITY ASSURANCE
- A. Only licensed, bonded Contractors carrying liability insurance in an amount to cover any incident that the Contractor might encounter while on the site or related activity may submit a construction bid.
- B. The Contractor shall become familiar with all conditions of the site as they pertained to the work to be performed and verify all dimensions and conditions throughout the progress of the work. Any discrepancies between items shown on the drawings and those existing on the site are to be brought to the attention of the Landscape Architect.
- 1.4 PROTECTION OF EXISTING CONDITIONS: Protect all existing utilities, structures, and plants from damage of any kind; any such damage must be repaired by the Contractor at no extra cost to the Owner.
- 1.5 FIELD QUALITY CONTROL AND INSPECTIONS
- A. Notification: The Contractor shall give 48 hours notice to the Architect when an inspection is desired.
- B. Upon completion of all planting and all other work required under this Contract, the Contractor shall request a provisional inspection (punch list).
- C. The Contractor shall request a final inspection upon satisfactory completion of all punch list items and any other work required under this Contract. Final inspection and acceptance of the work shall establish the beginning of the guarantee period.
- 1.5 GUARANTEE, REPLACEMENT
- A. The survival and health of all plants shall be guaranteed for 1 full year, starting the date of planting completion.
- i. Any plants that need replacement shall be installed mid September following the 1 year period.
- B. The Contractor shall maintain all plants and lawn through final inspection date.
- C. All site furnishings that are proven to be defective within the 1 year warranty period shall be replaced at the cost of the Contractor.

PART 2 – PRODUCTS

- 2.1 PLANT MATERIALS
- A. All plant material shall be ordered immediately following the award of Contract. Contractor is responsible for assuring that plant material installed is of specified size and quantity.
- B. All plants are to be healthy, vigorous and of normal habit of growth for the species and varieties named.
- C. Plant sizes shall be in accordance with "American Standard for Nursery Stock" as published by the American Association of Nurserymen, Inc.
- D. Planting Soil:
- i. Planting soil shall be sandy loam topsoil, free from noxious weeds as approved by the Landscape Architect. If existing soil is primarily clay-like, 100% purchased topsoil should be used for all planting.
- ii. All raised garden planters shall receive sandy loam topsoil or equal, able to percolate water throughout the year.
- E. Fertilizers and Soil Amendments:
- i. General: Approved brands conforming to applicable State fertilizer laws. Uniform in composition, dry, free-flowing, delivered to the site in original, unopened containers, each bearing the manufacturer's guaranteed analysis.
- F. Fertilizer for trees, shrubs and groundcover:
- i. Agriform Tablets: Planting tablets, 21-gram size, or equiv. 20-10-5 analysis. Apply at rate of:
1. Trees: 4 tablets each
2. Shrubs: 2 tablets each
3. Groundcover: 1 tablet each
- G. Stakes and Guys: Material as per detail on plan.
- H. Mulch: Medium bark mulch of fir or hemlock, uniform in color, free from weeds, seeds and shall not contain resin, tannin, wood fiber, salts, or other compounds detrimental to plant life.
- I. Herbicide: Treat all planting beds with a selective pre-emergent herbicide according to manufacturer's recommendations. Remove all foreign weeds by roots prior to acceptance.
- 2.2 TOP SOIL: Good quality sandy loam free from weeds with visible dark organic matter, with a minimum of 8" placed over 4" prepared subgrade (See Figure V-5.3.3) with a minimum of 5% organic matter content for lawn areas and 10% organic matter content in planting beds, and a pH from 6.0 to 8.0 or matching the pH of the undisturbed soil. Prepared soils must also be free of stones 1" inch or larger and other materials harmful to plant growth. The 8" topsoil requirement can be achieved several ways including preserving existing soil, removing, stockpiling and reapplying stored topsoil, or importing soils to achieve 8" depth. Please refer to BMP T5.13 In the Stormwater Management Manual for Western Washington for further details.

PART 3 - INSTALLATION

- 3.1 TREES, SHRUBS AND GROUND COVER PLANTING
- A. All tree holes shall be excavated to twice the diameter of the root ball, normal spread of roots, or the plant container, except that if clay or hardpan is found at the bottom of the hole, it shall be excavated an additional 18" and the bottom 12" filled with pit run gravel to provide an excess moisture sump.
- B. All shrub holes shall be excavated to twice the diameter of the root ball or plant container.
- C. Set trees, shrubs, and groundcovers in their natural growing positions and at the grade level at which they were originally grown.
- D. Backfill with planting soil mix.
- E. Plant groundcover plants at spacing indicated in straight evenly spaced rows.
- F. All planting pits shall be thoroughly soaked with water by hand while backfilling to complete fill all voids around roots.
- G. Stake all trees as shown in details on plan.
- H. Fertilizer Application:
- i. Apply transplant at the specified rate uniformly around the circumference of the root spread under a cover of 2" of planting mix.
- ii. Place plant tablets on sides of planting pits prior to backfilling.
- I. Mulching:
- i. Immediately after completion of all planting, mulch all planted areas to a minimum depth of 3" with medium bark.
- ii. Do not allow mulch to smother trees, shrubs or groundcover trunks or stems.
- J. Clean Up: A general clean up shall be made immediately after and as part of all work done in the area.
- 3.2 LAWNS (HYDRO-SEEDED AND SOD)
- A. Subgrade Preparation: Rotovate all compacted subgrades as noted to promote proper drainage for plant growth. Remove debris from areas. Float or drag subgrades to produce smooth, uniform surfaces. Distribute excess soil evenly throughout areas to be seeded.
- B. Grading: Crown all planting and lawn areas at center, slope away from buildings at the rate of $\frac{1}{4}$ " per foot. Flow grades smoothly into one another and produce positive drainage.
- C. Plant at any time when conditions are favorable for germination of seed and proper working of the soil. Calendar dates for favorable conditions are generally between April 15th and October 1st.
- D. Install 10-20-20 fertilizers at the rate of 15 lbs. per 1,000 square feet.
- E. After seeding has been completed, water all areas systematically to promote seed germination and protect new growth.
- F. Reseeding: Approximately 21 days after germination, any barren area four (4) feet in diameter or larger shall be reseeded at the specified application rate. In the event of unusual weather, overseeding may be required at a time when weather conditions are suitable for germination. Application rate for overseeding shall be determined by the Landscape Architect but shall not exceed original rate.
- G. Watering: Once germination is consistent over the field and the seedlings are averaging 1" in height, the watering schedule may be reduced to less frequent intervals. Maintain soil moisture without puddling. The soil surface can be allowed to dry between waterings at this point.
- H. Fertilizing: Fertilize all areas again six (6) weeks after seeding with Lilly Miller 18-3-6 "Royal Green Optimum Soil Supplement" at the rate of 5 lbs. per 1,000 square feet, or Par Ex 24-4-12 at the rate of 6.25 lbs. per 1,000 per square feet.
- I. Lawn Maintenance: Contractor shall be responsible for maintenance of lawn area until Final Completion. Maintenance shall begin following installation and include watering, reseeding, mowing, edging, fertilizing, repair of erosion damage and other operations necessary for proper maintenance of the Project. The Contractor shall be responsible for the first mowing of the lawn and subsequent mowings on a regular basis until Final Completion. If the Contractor fails to cut the lawn on a regular basis, the Owner will cut the lawn and backcharge the Contractor.
- J. Acceptance of Lawn: Final acceptance of hydro-seed lawn areas shall be based on a uniform stand of grass with 90% germination and 95% control of broadleaf weeds. Final acceptance of seeded lawn shall also be based on uniform, healthy, vigorous growth with no dry or dead spots in any areas. Lawn shall have been mowed a minimum of one time.
- K. Identification of Continuing Maintenance Requirements: It shall be the responsibility of the Contractor to identify any and all maturation of this project. Maintenance tasks outlined shall be submitted in writing to the Owner prior to Final Completion and shall identify special needs, time requirements, and duration of maintenance within the next one year to Owner.

- 3.3 HYDROSEEDING APPLICATION: Hydraulically apply cellulose fiber mulch material with grass seed homogeneously in emulsion slurry. The equipment shall have an integral agitation system capable of mixing and maintaining materials homogeneously in solution. Hydroseed may be applied to native soil as directed.

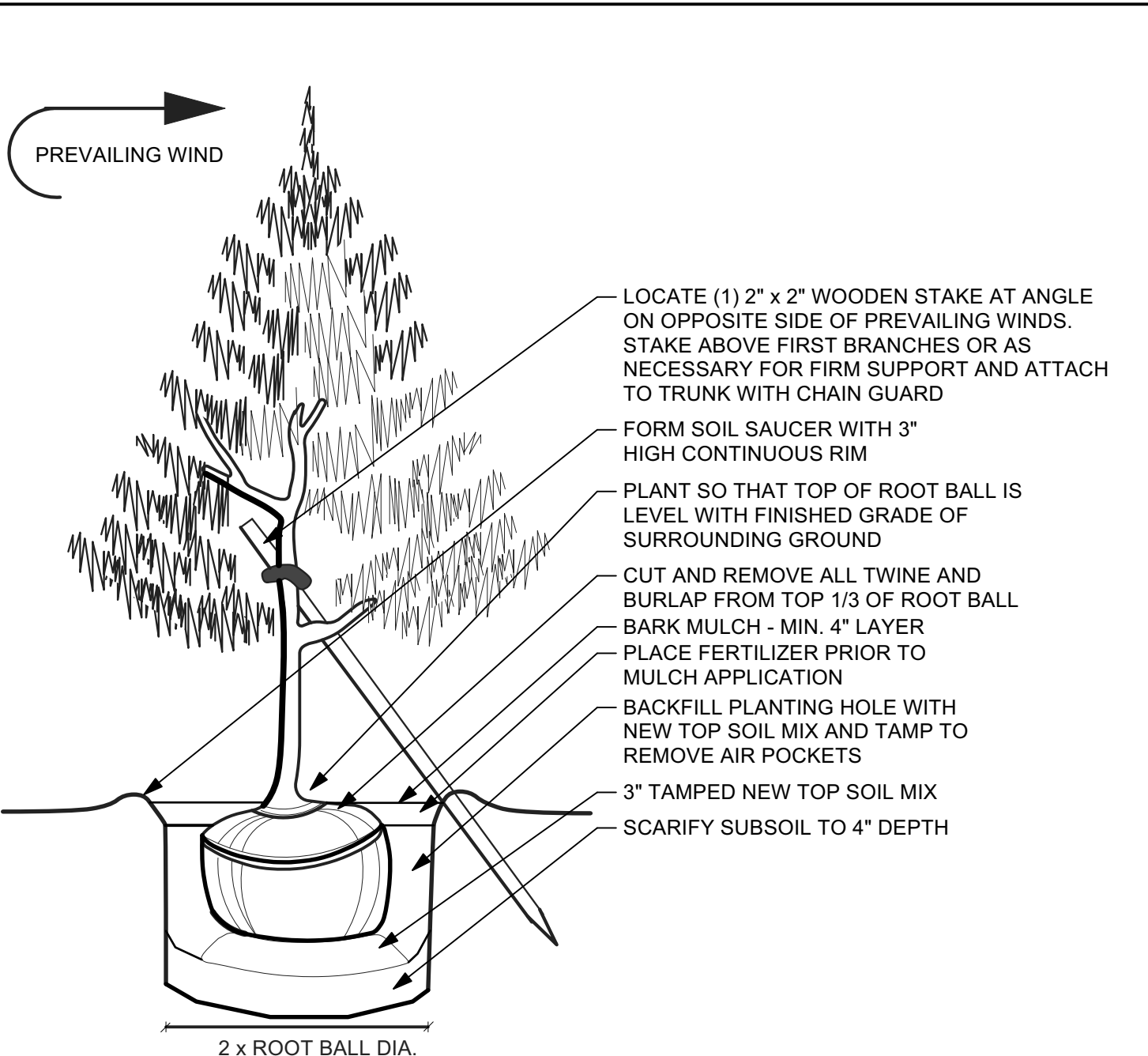
- 3.4 SOD: A sun shade locally grown sod will be installed. Please contact landscape architect to approve material's source.

NOTES FOR CONTRACTOR

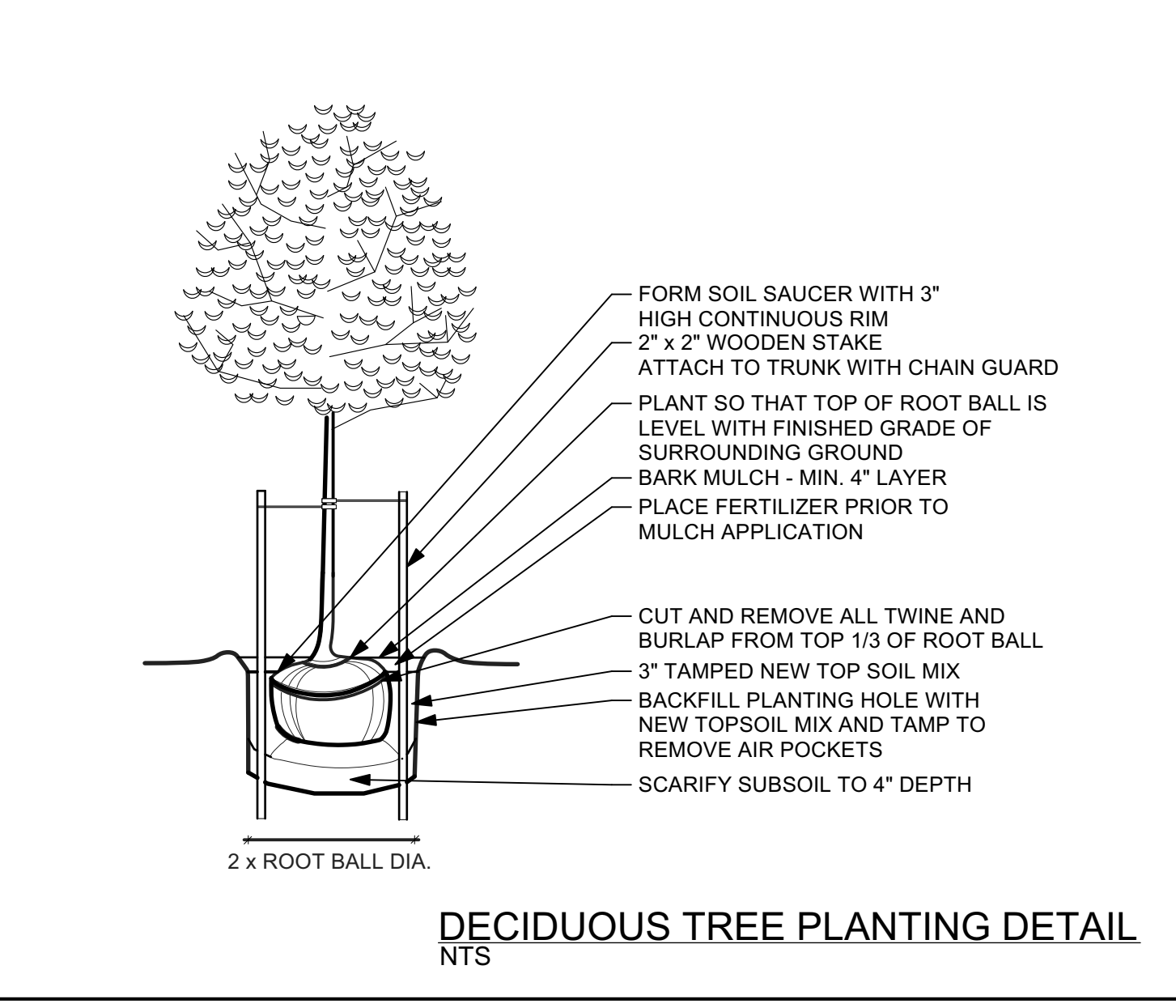
01. Cascade design group makes no verbal or implied warranties in relation to plant materials specified in these plans or on this project. The landscape installation contractor, at their discretion, will be responsible for any and all warranties regarding the specified plants.

IRRIGATION

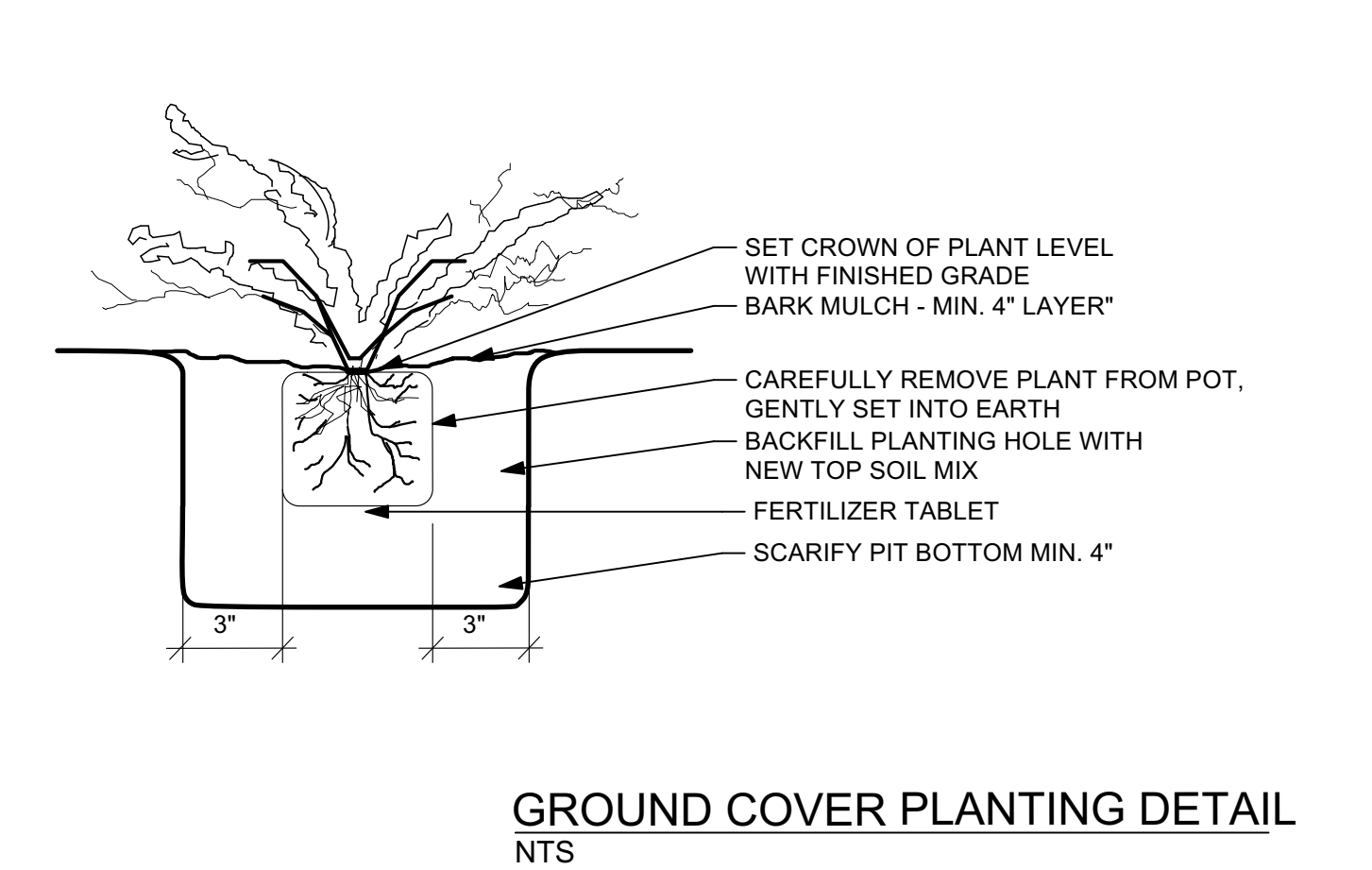
01. If required by local code, landscape contractor to design & install fully automated irrigation system equipped with backflow regulator & rain gauge shut off that provides 100% coverage to all landscape areas.
02. The landscape irrigation contractor will provide a simple irrigation plan including location of the automatic controller, rain gauge, mainline, valves, sprinkler locations, areas that will be drip irrigated, and the specific brands of irrigation products to be installed to the landscape architect for approval. (Unless noted otherwise on plans.)



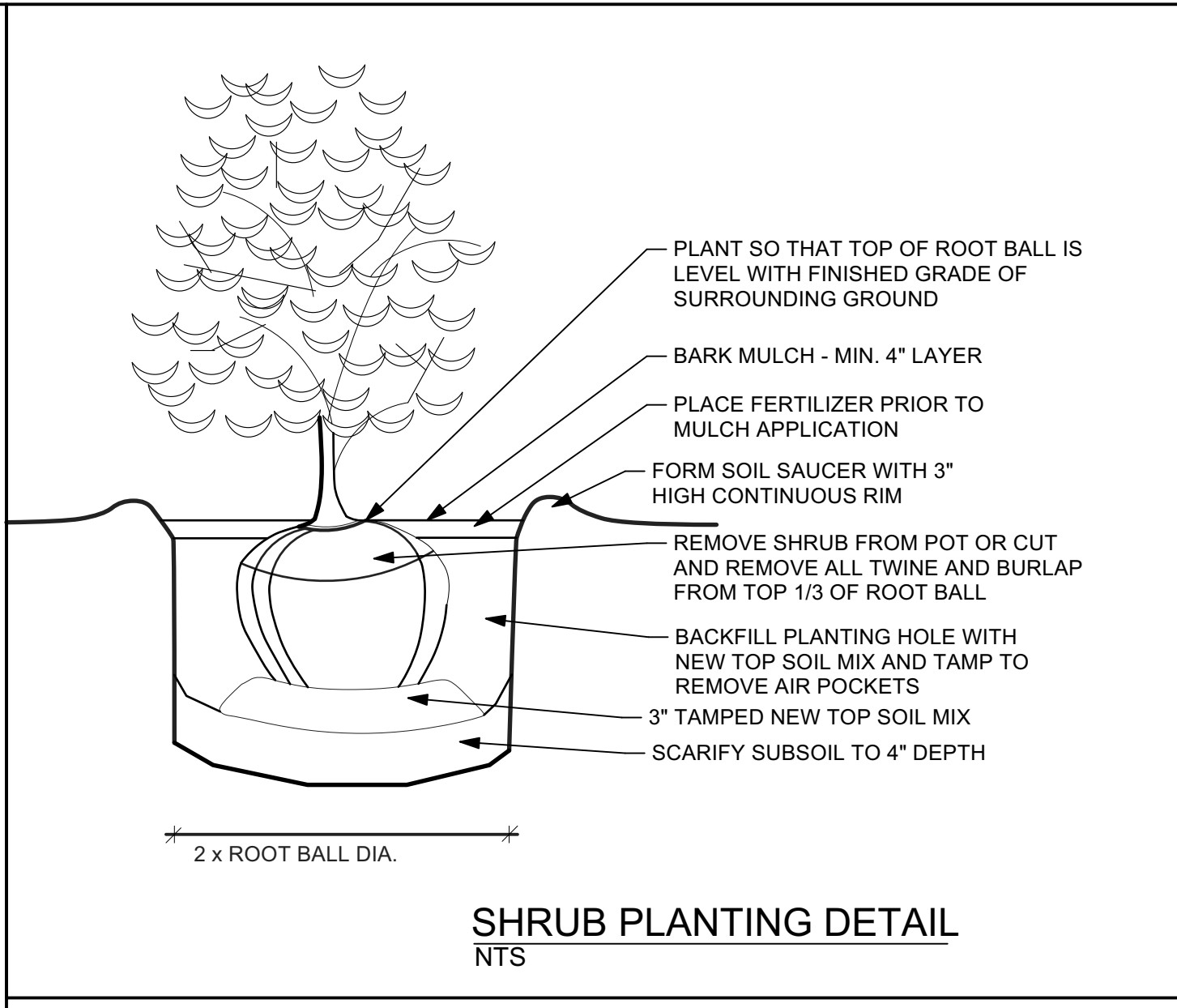
EVERGREEN TREE PLANTING DETAIL
NTS



DECIDUOUS TREE PLANTING DETAIL
NTS



GROUND COVER PLANTING DETAIL
NTS

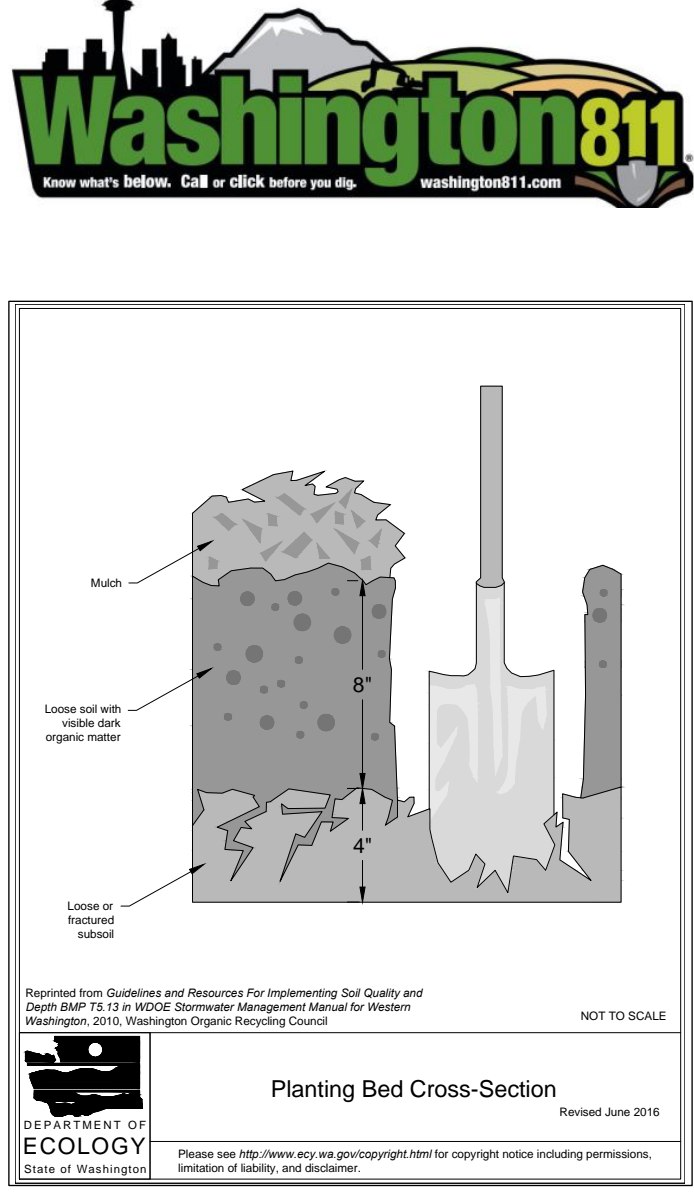


SHRUB PLANTING DETAIL
NTS

Total Plant List

Category	Quantity	Latin Name	Common Name	Scheduled Size
	0			
Trees, Deciduous	3	Crataegus laevigata 'Superba'	Crimson Cloud Hawthorn	1 1/2" calip. 7-8' tall, B&B
Trees, Deciduous	1	Cornus alternifolia	Pagoda Dogwood	1 1/2" calip. 7-8' tall, B&B
Trees, Deciduous	20	Acer griseum 'JFS KW22ARGRI'	Copper Rocket Paperbark Maple	2" calip. 7-8' Tall, B&B
Trees, Deciduous	8	Acer palmatum 'Tsukasa Silhouette'	Columnar Japanese Maple	2" calip. 7-8' tall
Trees, Deciduous	20	Cornus kousa chinensis	Chinese Dogwood	1 1/2" calip. 7-8' tall, B&B
Trees, Deciduous	6	Malus transitoria 'Schmidtcutleaf'	Golden Raindrops Crabapple	1 1/2" calip. 7-8' tall, B&B
Trees, Deciduous	2	Cercidiphyllum japonicum	Katsura Tree	2" calip. 7-8' tall, B&B
Trees, Coniferous	5	Cupressocyparis leylandii 'Emerald Isle'	Emerald Isle Leyland Cypress	6-7' tall, B&B
Shrubs, Evergreen	3	Rhododendron impeditum	Dwarf Purple Rhododendron	1 gal. pot
Shrubs, Evergreen	16	Rhododendron x	Black Hat Rhododendron	2-3 gal. pot
Shrubs, Evergreen	3	Pieris japonica 'Mt. Fire'	Mt. Fire Japanese Andromeda	5 gal. pot
Shrubs, Evergreen	15	Rhododendron x 'Lord Roberts'	Lord Roberts Rhododendron	5 gal. pot
Shrubs, Evergreen	12	Nandina domestica	Heavenly Bamboo	2-3 gal. pot
Shrubs, Evergreen	30	Pieris japonica 'Cavatine'	Cavatine Adromeda	2 - 3 gal. pot
Shrubs, Evergreen	41	Rhododendron 'Blue Danube'	Blue Danube Azalea	2 to 3 gal. pot
Shrubs, Evergreen	23	Viburnum davidii	David Viburnum	2-3 gal. pot.
Shrubs, Evergreen	50	Lavandula angustifolia 'Hidcote'	Hidcote Lavender	1 gal. pot
Shrubs, Deciduous	65	Berberis thunbergii 'Concorde'	Concorde Barberry	1 gal. pot
Shrubs, Deciduous	4	Sambucus nigra 'Guincho Purple'	Black Elderberry	5 gal. pot
Shrubs, Deciduous	8	Fothergilla gardenii	Dwarf Fothergilla	2-3 gal. pot
Shrubs, Deciduous	17	Cotinus coggygria 'Lilla'	Lilla Smoke Bush	2-3 gal. pot
Shrubs, Coniferous	49	Pinus mugo 'Slowmound'	Slowmound Mugo Pine	2-3 gal. pot
Perennials	48	Echinacea purpurea	Purple Coneflower	1 gal. pot
Perennials	36	Hemerocallis x 'Stella de Oro'	Dwarf Daylily	1 gal. pot
Ornamental Grass	61	Calamagrostis x acutiflora 'Karl Foerster'	Foerster's Feather Reed Grass	1 gal. pot, 18" o.c.
Groundcover, Semi-Evergreen	61	Thymus pseudolanuginosus	Woolly Thyme	4" pot, 2'0" o.c.
Groundcover, Evergreen	76	Liriope muscari 'Emerald Goddess'	Emerald Goddess Lily Turf	1 gal. pot, 18" o.c.

All Trees Planted With Root Barrier (All Sides)



Cascade Design Group
P.O. Box 5938
Bellingham, WA 98227

Paul George
Landscape Architect

360-715-2119
paulgeorge.cascade@gmail.com

**Blaine Downtown
Revitalization**
Peace Portal Drive, Blaine, WA 98230

PROJECT START DATE
December 18th, 2023

REVISIONS
June 12th, 2024

DESIGNED BY:
P.H.O.

L15 of 15
L15

Plant Details

ATTACHMENT #2

Peace Portal Downtown Revitalization

Electric

Item	Description	Unit	Quantity	Unit Cost	Total
1	Electrical System including Street Lights. Park Lighted Bollards.	Each	1	\$ 1,114,988	\$ 1,114,988
	Electric Total				\$ 1,114,988

Item	Description	Unit	Quantity	Unit Cost	Total
	Water				
1	Fire Hydrant removal and Capping main	Each	4	\$ 3,000	\$ 12,000
2	Fire Hydrant install in new location with tap	Each	4	\$ 10,000	\$ 40,000
3	Fire Hydrant replace the hydrant only.	Each	2	\$ 5,000	\$ 10,000
	Water Total				\$ 62,000

Item	Description	Unit	Quantity	Unit Cost	Total
	Parks				
1	Martin Pocket Parkhardscape, plants and irrigation	Each	1	\$ 82,500	\$ 82,500
2	Martin Site furnishings	Each	1	\$ 5,400	\$ 5,400
3	Martin Stormwater System	Each	1	\$ 20,000	\$ 20,000
4	Clark Pocket Park hardscape, plants and irrigation	Each	1	\$ 104,500	\$ 104,500
5	Clark site furnishings.	Each	1	\$ 30,000	\$ 30,000
6	Clark Storwater System	Each	1	\$ 20,000	\$ 20,000
	Parks Total				\$ 262,400

Item	Description	Unit	Quantity	Unit Cost	Total
	Streets				
1	Permitting	Each	1	\$ 5,000	\$ 5,000
2	Mobilization	Each	1	\$ 25,000	\$ 25,000
3	SWPPP Measures/ Erosion control	Each	1	\$ 10,000	\$ 10,000
4	Archaeologic plan & monitoring.	Each	1	\$ 10,000	\$ 10,000
5	Traffic control plans and Traffic Control	Each	1	\$ 15,000	\$ 15,000
6	Tree and Stump Removal	Each	49	\$ 4,000	\$ 196,000
7	Removals and disposal.	Lump sum	1	\$ 140,000	\$ 140,000
8	Interferences. Minor utility repair	Each	1	\$ 10,000	\$ 10,000
9	Concrete Sidewalk	SF	20,933	\$ 8	\$ 167,464
10	Stamped Concrete Sidewalk prep and base	SF	19,447	\$ 10	\$ 194,470
11	Stamped Concrete Crosswalk including prep and base	SF	4,202	\$ 15	\$ 63,030
12	Concrete Curb and Gutter	LF	114	\$ 35	\$ 3,990
13	Curb Ramps	Each	34	\$ 1,000	\$ 34,000
14	Anchor bolts and reinstallation of wood railing	LF	480	\$ 30	\$ 14,400
15	Center Island Repair	Each	1	\$ 5,000	\$ 5,000
16	Leveling all utility boxes	Each	1	\$ 15,000	\$ 15,000
17	Tree including planting and root barrier.	Each	49	\$ 1,000	\$ 49,000
18	Benches	Each	29	\$ 3,000	\$ 87,000
19	Bike Racks	Each	20	\$ 2,500	\$ 50,000
20	Slope Repair near H Street make 2:1 with Gravel Borrow. Embankment	CY	35	\$ 75	\$ 2,625
21	Trash containers	Each	22	\$ 2,750	\$ 60,500
22	Street Landscaping	Each	1	\$ 100,000	\$ 100,000
23	Tree Grates with lights	Each	20	\$ 1,500	\$ 30,000
24	Irrigation System	Each	1	\$ 25,000	\$ 25,000
25	Stamped Concrete Test Panels	Each	4	\$ 1,000	\$ 4,000
26	Record Drawings	Each	1	\$ 10,000	\$ 10,000
27	Force Account	Each	1	\$ 50,000	\$ 50,000
	Streets total				\$ 1,376,479

Sub-Total				\$ 2,815,867
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Contingency	%	15	\$ 422,380
Sales Tax	%	9	\$ 253,428
Engineering/Survey	%	6	\$ 168,952

Total				\$ 3,660,627
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Breakdown by utility with contingency, sales tax, eng/survey				
Electric				\$ 1,449,484
Water				\$ 80,600
Parks				\$ 341,120
Streets				\$ 1,789,423