PARKS AND RECREATION COMMISSION AGENDA REPORT

MEETING DATE: SEPTEMBER 25, 2014 **ITEM NUMBER: ____**

SUBJECT: **BRISTOL STREET MEDIAN IMPROVEMENT PROJECT**

DATE: **SEPTEMBER 10, 2014**

FROM: **PUBLIC SERVICES DEPARTMENT - TRANSPORTATION SERVICES DIVISION**

PRESENTATION BY: **RAJA SETHURAMAN, MANAGER, TRANSPORTATION SERVICES**

FOR FURTHER INFORMATION CONTACT: **RAJA SETHURAMAN, MANAGER, TRANSPORTATION SERVICES DIVISION, (714) 754-5343**

RECOMMENDATION:

Approve the conceptual landscape design for the Bristol Street Median Improvement Project (Attachment 1).

BACKGROUND:

On February 4, 2014, the City Council awarded a contract to AndersonPenna Partners, Inc. to prepare design plans for improvements along Bristol Street between Baker Street and Newport Boulevard. The Bristol Street Improvement project includes implementation of raised landscaped medians along Bristol Street between Baker Street and Newport Boulevard. The project also evaluated vehicular traffic and pedestrian movements on Bristol Street between Baker Street and Randolph Avenue to develop a median design plan that serves the need of the adjoining commercial establishments effectively.

ANALYSIS:

Landscape architectural firm Cornerstone Studios, Inc., a subconsultant to AndersonPenna Partners, Inc., prepared conceptual landscape plans for the Bristol Street project. The next step is to obtain approval of the proposed conceptual landscape plans in order to start the final design phase which includes development of construction documents.

Staff and the consultant team (Cornerstone and AndersonPenna) held a community outreach meeting on July 30, 2014. While the meeting was noticed to all property owners and tenants by advance notification, there were no attendees at the meeting to provide comments. The presentation for the meeting is provided in Attachment 2. The proposed conceptual landscape plans have been reviewed by Maintenance staff. These plans considered the existing landscaping in sections of Bristol Street, such as CAMP/LAB, and would help enhance the visual aesthetics of the corridor.

ALTERNATIVES CONSIDERED:

No alternatives were considered for this item.

FISCAL REVIEW:

The City of Costa Mesa has secured Highway Safety Improvement Program (HSIP) Federal grant funding in the amount of $492,200 toward the design and construction of the project. A total of $400,000 of HSIP funding is available for construction of raised medians along Bristol Street between Baker Street and Newport Boulevard. The grant funds were recognized in Fiscal Year 2013-14's budget.

LEGAL REVIEW:

There is no legal review required for this item.

CONCLUSION:

It is recommended that the Commission approve the proposed landscape plans for the Bristol Street Improvement Project.

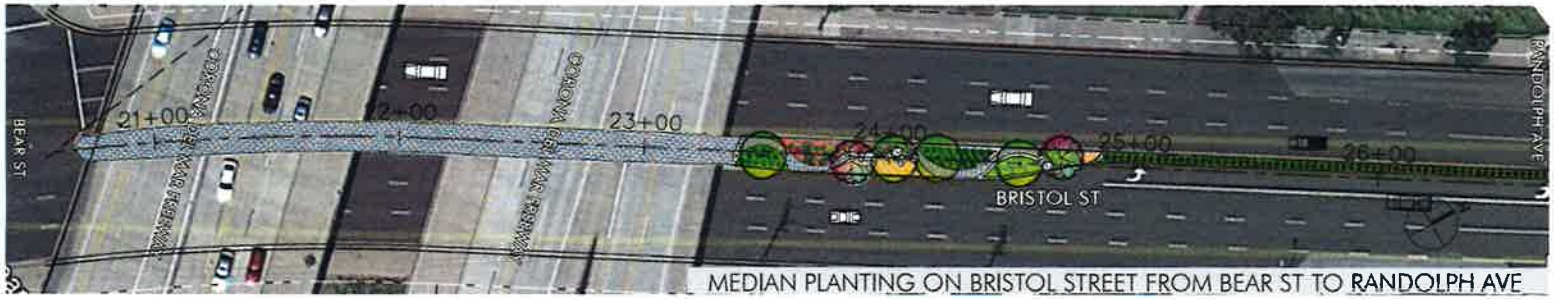
Raja Sethuraman

RAJA SETHURAMAN
Manager, Transportation Services Division

ERNESTO MUNOZ
Public Services Director

ATTACHMENTS:
1- Landscape Plans
2- Presentation – 1st Community Meeting

MEDIAN PLANTING ON BRISTOL STREET FROM NEWPORT BLVD TO BEAR ST



MEDIAN PLANTING ON BRISTOL STREET FROM BEAR ST TO RANDOLPH AVE

MEDIAN PLANTING ON BRISTOL STREET FROM RANDOLPH AVE TO BAKER STREET

ATTACHMENT 1

20' 10' 0 20' 40'
1" = 20'-0"

LANDSCAPE CONCEPT

BRISTOL STREET MEDIAN PROJECT

City of Costa Mesa

CORNERSTONE STUDIOS, INC.
106 W. 4th St. 5th Floor
Santa Ana, CA 92701
714. 973. 2200 Voice
714. 973. 0203 Fax
LANDSCAPE ARCHITECTURE • URBAN DESIGN • PLANNING • RESOURCE ANALYSIS

LEGEND

		BOTANICAL NAME	COMMON NAME
TREES			
	A	CERCIDIUM X 'DESERT MUSEUM'	DESERT MUSEUM HYBRID PALO VERDE
	B	TABEBUIA IMPETIGINOSA	PINK TRUMPET TREE
SHRUBS & GROUNDCOVERS			
	C	AGAVE DESMETIANA 'VARIEGATA'	VARIEGATED SMOOTH AGAVE
		ALOE 'BLUE ELF'	BLUE ELF ALOE
		SENECIO MANDRALISCAE	BLUE FINGERS
		ANIGOZANTHOS VELVET HYBRIDS 'GOLD VELVET'	GOLD HYBRID KANGAROO PAW
		PHORMIUM 'MAORI MAIDEN'	NEW ZEALAND FLAX
	D	CARISSA 'GREEN CARPET'	NATAL PLUM
		DIANELLA REVOLUTA 'LITTLE REV'	LITTLE REV FLAX LILY
	E	HELICHTOTRICHON SEMPERVIRENS	BLUE OAT GRASS
		MUHLENBERGIA CAPILLARIS	PINK MUHLY
	F	CALLISTEMON CITRINUS 'LITTLE JOHN'	DWARF CALLISTEMON
HARDSCAPE			
	1	4"-8" RIVER ROCK GROUTED WITH MORTAR	
	2	DECOMPOSED GRANITE - PALM SPRINGS GOLD	
	3	DECORATIVE ROCK — LARGE (4'w x 1.5'h), MEDIUM (2'w x 3'h), SMALL (2'w x 2'h)	(APACHE BROWN BOULDER)

PLANT IMAGES

TREES

CERCIDIUM X DESERT MUSEUM
(DESERT MUSEUM HYBRID PALO VERDE)

TABEBUIA IMPETIGINOSA
(PURPLE TRUMPET TREE)

SHRUBS & GROUNDCOVERS

AGAVE DESMETIANA 'VARIEGATA'
(VARIEGATED SMOOTH AGAVE)

ALOE 'BLUE ELF'
(BLUE ELF ALOE)

SENECIO MANDRALISCAE
(BLUE FINGERS)

ANIGOZANTHOS HYBRID
(KANGAROO PAWS)

PHORMIUM 'MAORI MAIDEN'
(NEW ZEALAND FLAX)

CARISSA 'GREEN CARPET'
(NATAL PLUM)

DIANELLA REVOLUTA
(DIANELLA LITTLE REV)

MUHLENBERGIA CAPILLARIS
(PINK MUHLY)

HELICHTOTRICHON SEMPERVIRENS
(BLUE OAK GRASS)

HARDSCAPE IMAGES

RIVER ROCK IN MORTAR

D.G.PALM SPRINGS GOLD

DECORATIVE ROCK

DESIGN NARRATIVE

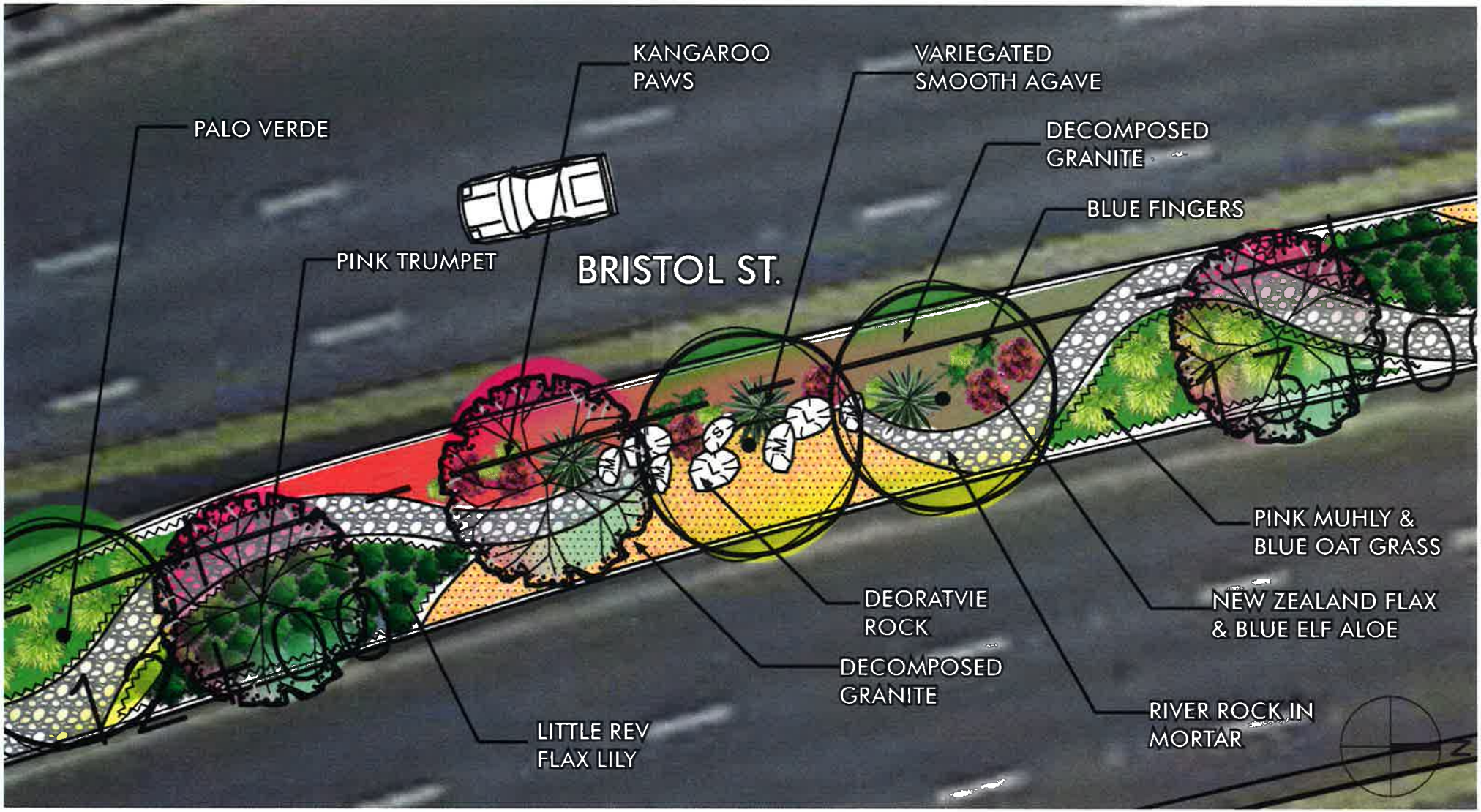
The design concept achieves a goal of creating a landscape that is naturalistic, aesthetically pleasing and drought-tolerant. One yellow flowering(Palo Verde) and one pink flowering(Pink Trumpet) tree are proposed in groupings at every 100' on center throughout the medians. Underneath the tree groupings, proposed landscape boulders in various sizes in combination with succulent/grass plantings and decomposed granite will provide visually interesting pattern, texture and color. Meandering river rock embedded in mortar will connect these tree grouping areas and a combination of grasses/evergreen shrubs along the river rock with additional trees will create structure and lushness for the median landscape. All proposed irrigation will be automatic low flow sub-surface drip system that will assist in reducing the water needs and eliminate any water on the road.

LANDSCAPE IMAGES & PERSPECTIVE

BRISTOL STREET MEDIAN PROJECT

City of Costa Mesa

CORNERSTONE STUDIOS, INC.
106 W 4th St. 5th Floor
Santa Ana, CA 92701
714. 973. 2200 Voice
714. 973. 0203 Fax
LANDSCAPE ARCHITECTURE • URBAN DESIGN • PLANNING • RESOURCE ANALYSIS



TYPICAL ENLARGED PLAN

LOOKING NORTH FROM BRISTOL ST & NEWPORT BLVD

BRISTOL STREET PUBLIC MEETING

Department of Public Services/ Transportation Services Division

July 30, 2014

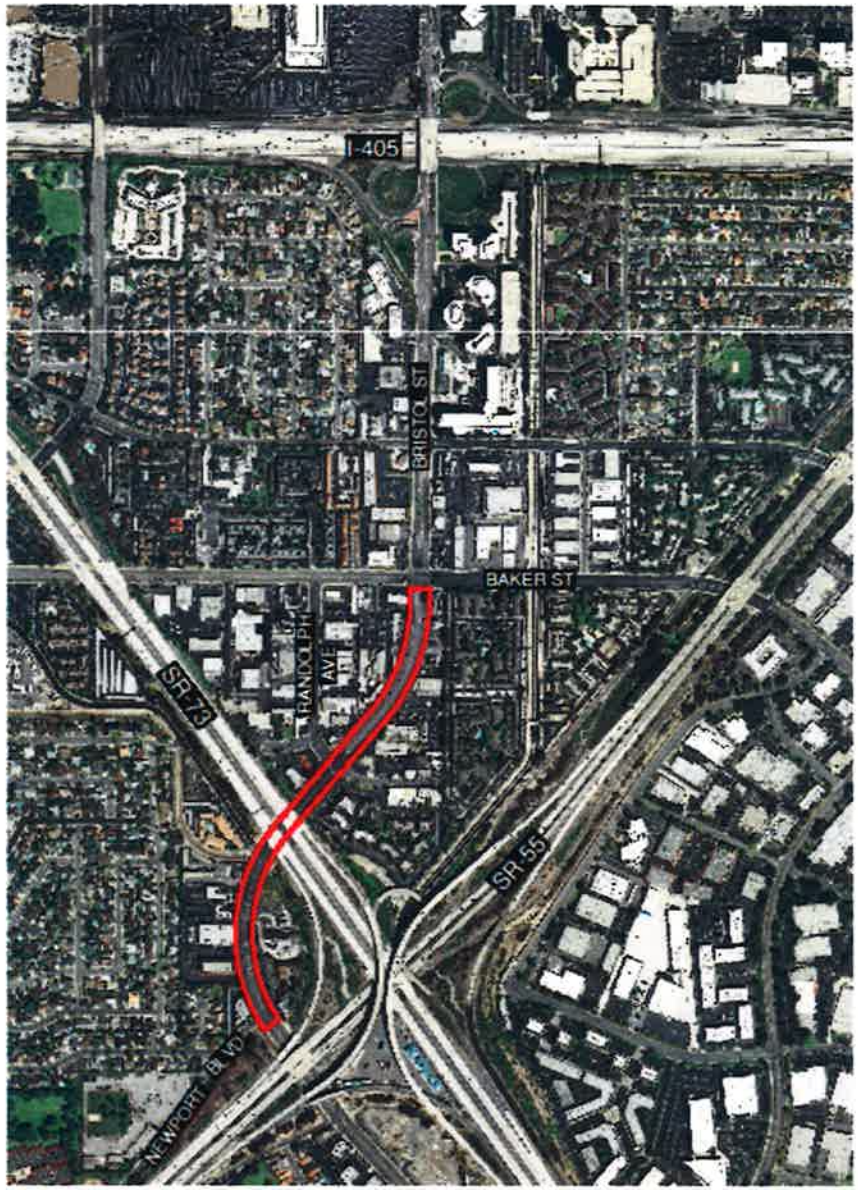
ATTACHMENT 2

BRISTOL STREET PROJECT

- Enhancing the Character of Bristol Street South of Baker Street
- Construction of Landscaped Medians Between Baker Street and Newport Boulevard
- Mid Block Traffic Signal Between Baker Street and Randolph Avenue
- Partial Funding from Federal Highway Safety Improvement Program Grant - $400,000

EXISTING CONDITIONS

- Poor Condition of the Roadway
- Speeding of Vehicles
- Multiple Driveways and Complex Traffic Operations
- Pedestrians Crossing Bristol Street Mid Block
- Pedestrian and Vehicular Accidents



BRISTOL STREET MEDIAN PROJECT
BAKER ST TO NEWPORT BLVD

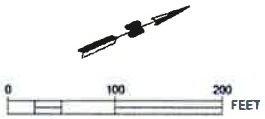
ANDERSON PENNA

Existing Traffic Counts

Existing Traffic Counts

Existing Maximum Peak Hour Volumes on Bristol Street Between Randolph Avenue and Newport Boulevard

Bristol Street Project



BRISTOL STREET MEDIAN PROJECT
(RANDOLPH AVE TO BAKER ST)

ANDERSON·PENNA
PARTNERS IN PROJECT DELIVERY

Bristol Street Project

BRISTOL STREET MEDIAN PROJECT
(NEWPORT BLVD TO RANDOLPH AVE)

ANDERSON · PENNA

Conceptual Landscape Plan

TYPICAL MEDIAN PLANTING ON BRISTOL STREET FROM NEWPORT BLVD TO BEAR ST

LEGEND

	BOTANICAL NAME	COMMON NAME
TREES		
	GELIERA PARVIFLORA	AUSTRALIAN WILLOW
	TABEBUIA IMPETIGINOSA	PINK TRUMPET TREE
SHRUBS & GROUNDCOVERS		
	AGAVE DESMETIANA 'VARIEGATA'	VARIEGATED SMOOTH AGAVE
	ALOE 'BLUE ELF'	BLUE ELF ALOE
	SENECIO MANDRALISCAE	BLUE FINGERS
	ANIGOZANTHOS VELVET HYBRID 'GOLD VELVET'	GOLD HYBRID KANGAROO PAW
	PHORMIUM 'MAORI MAIDEN'	NEW ZEALAND FLAX
	CARISSA 'GREEN CARPET'	NATAL PLUM
	DIANELLA REVOLUTA 'LITTLE REV'	LITTLE REV FLAX LILY
	HELICHTOTRICHON SEMPERVIRENS	BLUE OAT GRASS
	MUHLENBERGIA CAPILLARIS	PINK MUHLY
HARDSCAPE		
	4"-8" RIVER ROCK EMBEDDED IN DECOMPOSED GRANITE	
	DECOMPOSED GRANITE	
	BOULDERS LARGE (8'w x 1.5'h) MEDIUM (2'w x 2'h) SMALL (2'w x 2'h)	
	ALUMINUM EDGING	

PLANT IMAGES

TREES

GELIERA PARVIFLORA (AUSTRALIAN WILLOW)

TABEBUIA IMPETIGINOSA (PURPLE TRUMPET TREE)

SHRUBS & GROUNDCOVERS

AGAVE DESMETIANA 'VARIEGATA' (VARIEGATED SMOOTH AGAVE)

ALOE 'BLUE ELF' (BLUE ELF ALOE)

SENECIO MANDRALISCAE (KLEINIA)

ANIGOZANTHOS HYBRID (KANGAROO PAWS)

PHORMIUM 'MAORI MAIDEN' (NEW ZEALAND FLAX)

CARISSA 'GREEN CARPET' (NATAL PLUM)

DIANELLA REVOLUTA (DIANELLA LITTLE REV)

MUHLENBERGIA CAPILLARIS (PINK MUHLY)

HELICHTOTRICHON SEMPERVIRENS (BLUE OAK GRASS)

HARDSCAPE IMAGES

DESIGN NARRATIVE

The design concept achieves a goal of creating a landscape that is naturalistic, aesthetically pleasing and drought-tolerant. Two evergreen/substitute Willows and one Reversing/Pink Trumpet trees are proposed in groupings at every 100' on center throughout the medians. Underneath the tree groupings, proposed landscape boulders in various sizes in combination with succulent/grass plantings and decomposed granite will provide visually interesting pattern, texture and color. Meandering river rocks embedded in the D.G. surround these tree groupings areas and a combination of grasses/evergreen shrubs along the river rocks with additional trees will create structure and fullness for the median landscape. All proposed irrigation will be underground, automatic line flow out-surface system that will assist in reducing the water needs and automate any water on the road.

LANDSCAPE CONCEPT

BRISTOL STREET MEDIAN PROJECT

City of Costa Mesa

CORNERSTONE STUDIOS, INC.

NEXT STEPS

- Parks and Recreation Commission Presentation of Landscape Plan in September 2014
- Complete Design by December 2014
- Initiate Construction by Summer 2015