



**THE CITY OF SAN DIEGO  
PARK AND RECREATION DEPARTMENT  
OPEN SPACE DIVISION  
CARMEL VALLEY MAINTENANCE ASSESSMENT DISTRICT  
SEPTEMBER 2015 STAFF REPORT**

---

## **Ornamental Landscaping**

- Please let George or Greg know if you have suggestions on ways to improve maintenance activities within the district.
- Landscape Enhancement Project:
  - Staff would like to remove the Escallonia plants along with existing ground cover from the Carmel Knolls Dr. and Carmel Center Road Right-of -Way (ROW). The Escallonias continue to suffer from fire blight which is a contagious systemic disease that attacks certain plant material. Staff would like to replant the area with Melalueca Nesophilas and Acacia Redolens “Desert Carpet”. All areas will be mulched accordingly. If the project is approved, plant installation will not begin until cooler months. *Update:* See attached map of area. *(Project pending upon committee approval).*
  - On August 5<sup>th</sup>, 2015, an unmanned dump truck belonging to an outside landscape company rolled down the hill along Carmel Knolls Drive near Pearlman Way and struck a City light pole, damaged (2) Camphor trees and numerous shrubs in the Right of Way. One of the trees was significantly damaged and had to be removed due to it being structurally imbalanced due to the severity of damages. SDPD was called out to generate a police report for documentation and for Cost Recovery purposes. The areas of interest will be replanted by our landscape contractors, Landscapes USA.
  - Completed researching sidewalk additions on Carmel Vista Rd and Carmel Country Road – Erika spoke with Megan Sheffield. FBA money cannot be used and it was never planned nor collected for. If this is an ADA issue it can be brought forward to Brock Jones form ADA Compliance and Accessibility Department. However, there must be a specific ADA related complaint about the areas.
  - Mulch at Overlook Park. Perhaps a redesign of the park to enable users to visit the edge of the fence more easily. Paul and Erika visited the site on 8/12. Two options are presented below
    - Apply high quality mulch from the land fill
    - Redesigning the park could include adding stabilizing DG path, ADA bench and ADA path. Perhaps we do just the one/largest lookout area. Mulch the remaining areas.

## **Parks**

### **1. Torrey Highlands Park**

- Construction for the Torrey Highlands Park Playground and ADA improvements began the week of October 27, 2014. The project will include upgrades to the play area, paths of travel and restroom. Construction is in the final stages. Completion is expected within a couple of weeks. *Update:* The fencing was removed and is now open to the public.
- TPHS parking lot usage. Followed up with Garry Thornton the Assistant Principle at TPHS. He is aware that of the parking and dropping off issue at Torrey Highlands Park and wants to be a good neighbor. He had a meeting the week of August 17<sup>th</sup> with his athletic coaches to reinforce with parents and students that the Park is for park users and not TPHS students or visitors.
- Met with Rangers on 8/14, requested they provide us quotes and feedback for two alternate entrances. The first would be a new fence running through the dog park to the existing opening; the second would be a new fence opening from the North West side of the turf field. Rangers must also discuss with the Open Space Biologist if the second entrance is feasible. There is a significant amount of mostly non native brush that will need to be removed.

### **2. Smart Controllers**

- The committee approved the installation of smart controllers for all non-General Fund locations at the October 2014 meeting. Staff is working with LUSA and has submitted rebate applications through the SoCal Water Rebate Program. And have received some rebate checks. At the April 2015 meeting, the committee approved the purchase of ET Water Smart Controllers to become more efficient and conservative now instead of waiting on all of the rebate checks to be received. LUSA has installed all of the ET Water Smart Controllers in the CVMAD (Area II) and the systems are working efficiently. *Update:* Greg has followed up and is been responsive to inquires from SoCal to complete the reimbursements. George is getting quotes for Smart Controllers for various areas.

## **Capital Improvement Project L.14000**

- Staff submitted 5 locations to the Engineering Department for Capital Improvement Projects which is phase one of CIP L.14000 and was approved by the CV Committee on November 5, 2013. CIP L.14000 was created to address un-landscaped (Baldwin) areas within public rights-of-ways throughout the MAD that currently do not have water service. The City of San Diego Water Department has installed all water meters associated with the CIP throughout the

Carmel Valley MAD. Based on staff estimates, there are adequate funds within CIP L.14000 (deposited in FY2014) to address the five locations. Staff reviewed and made comparisons to the landscape quotes and feel the rates are appropriate for these particular projects. Due to California's current drought conditions, the governor mandated a 25% reduction of irrigation usage throughout the state. At the April 2015 meeting, the committee decided to delay the remainder of the project (plants and irrigation install) until more information was provided from the government regarding the drought concerns. Greg advised that it would be best if the project continued later in the year as plants require less water in the cooler months and have a better success rate becoming established for longevity purposes and the committee agreed with the plan.

### **Tree Trimming**

- West Coast Arborist continues to provide tree maintenance services throughout the Carmel Valley MAD and delivering mulch to designated areas making distribution/mulching easier and quicker for Landscapes USA.

### **Landscape Contract and Budget**

- Landscapes USA (LUSA) continues to provide services within budget.

Respectfully submitted,

George Flores  
Grounds Maintenance Manager  
(619) 685-1335  
[gflores@sanidiego.gov](mailto:gflores@sanidiego.gov)

Greg Armstead  
Grounds Maintenance Manager  
(619) 685-1366  
[garmstead@sanidiego.gov](mailto:garmstead@sanidiego.gov)

### **Attachments**

- 1.) Carmel Center & Carmel Knolls Dr. Landscaped ROW Quote
- 2.) Melaleuca nesophila & Acacia redolen Photos
- 3.) Existing Esallonia plants at Carmel Center & Carmel Knolls Dr.
- 4.) ESRI map of Carmel Center and Carmel Knolls Dr.

cc: Paul Sirois, Assistant Deputy Director, Open Space Division  
Erika Ferreira, District Manager, Open Space Division

**Landscapes USA**



"Our Future Is Growing"

## **Landscape Repairs**

DA: July 14, 2016  
TO: Greg Armstead  
FR: Mike Salceanu  
RE: Carmel Center and Carmel Knolls Slope proposals  
PO# 450066115 BID #10016715 – 12 – W – Carmel Valley Area II

---

### **Description of Work**

1. Remove (36) large escalonias and / or stumps and discard
2. Plant alternating sections of 5 gal Acacia 'Desert Carpet' 4'OC and 15 gal Melaleuca nesophilla 6' OC as required.
3. Mulch entire area upon completion

### **Materials**

- 2 Dump fees estimated at \$500.00/ea - \$1,000.00
- 64 15 gal Melaleuca nesophilla - \$59.45/ea - \$3,804.80
- 140 1 gal Acacia 'Desert Carpet' - \$3.47/ea - \$485.80

Subtotal for materials: \$ 5,290.60

10% Mark-up: \$ 529.06

Tax: \$ 423.25

Total for materials: \$6,242.91

### **Labor**

Clean up and prep work – 64 hrs

Planting – 80 hrs

Mulching – 32 hrs

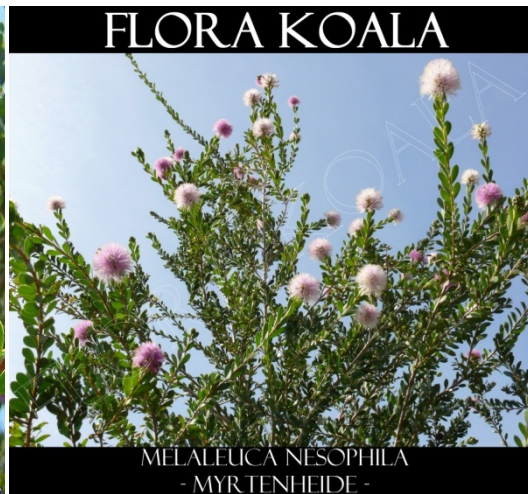
Labor 176 hrs at \$19.44/hr - \$3,421.44

### **Total**

Total cost including labor, materials and delivery: \$9,664.35

If you have any additional questions, please do not hesitate to call me on my mobile phone at (619) 322-2664.

---







© 2015 Google

© 2015 Google

32°56'56.26" N 117°13'05.73" W elev 0 ft

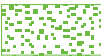

Google earth

Eye alt 8 ft

# Carmel Knolls Drive and Carmel Center Road Corner Plant Index



To Be Removed

-  Escallonia Shrubs (36 shrubs)
-  Red Apple Ground Cover (9,351 sqft)