

Facilities Management Department



Grounds Maintenance Irrigation Report

March 24, 2015

Background

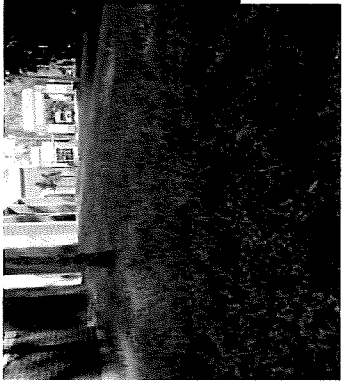
Prepare a report regarding the County's Facilities and that the irrigation systems are free of leaks and propose that the County evaluate capping or eliminating irrigation consistent with the County's policy to reduce ground water pumping.

Assignment from the January 15, 2015 board meeting.

What We Have Done?



- Surveyed all Irrigated sites
- Repaired & Replaced Rain Sensor Units
- Reduced Number of Zones at Several Sites
- Consulted with local Professional
- Landscaping Firms on Possible impact of Irrigation System and cost estimates



Grass Inventory

Centipede

3

Bahia

14

St Augustine

4

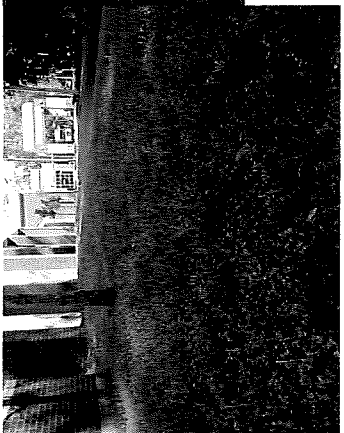
21 TOTAL

Grass Types and Locations



Bahia

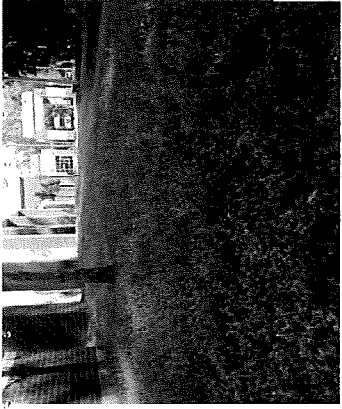
<u>Location</u>	<u>Rain Sensors</u>	<u>Recommendation</u>
FS#10 Downtown Gainesville(Depot)	Yes (10 zones)	Cap/Terminate Irrigation
FS#16 Fort Clark	Yes (2 Zones)	Cap/Terminate Irrigation
FS#25 Hawthorne	No	Cap/Terminate Irrigation
FS#27 City of Archer	No (4 Zones)	Cap/No Irrigation
Civil Courthouse (Downtown Gainesville)	No (2 Zones)	Irrigate Only Plants
Transfer Station	No (2 Zones)	Cap/No Irrigation
Agriculture Center (39 th Ave)	Yes (2 Zones)	Irrigate Garden & Plants
Health Department & CSS Building	Yes (12 Zones)	Cap/No irrigation
Jail	No	Irrigate Plants Only
Warehouse/Records Retention	Yes	No Irrigation
Kanapaha Freedom Center	No (Manual)	No Irrigation
515 N. Main Building	None	Plant Bahia/Only Irrigate
Tag Agency 34 th Street	No	Plants until established
Sheriff's Complex	Yes	Cap/No Irrigation
		No Irrigation



Grass Types and Locations

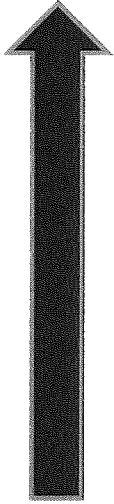
St Augustine

<u>Location</u>	<u>Rain Sensors</u>	<u>Recommended Reductions</u>
FS#17 Jonesville Park	Yes (12 to 8 Zones)	4 to 2 times per month (Apr-Sept)
Criminal Courthouse (Downtown)	Yes (12 to 16 zones)	4 to 2 times per month (Apr-Sept)
Administration Bldg (Downtown)	Yes (2 Zones)	Irrigate Garden & Plants (Manually) 4 to 2 times (Apr-Sept)
Animal Services Shelter	Yes (2 Zones)	4 to 1 time per month (Apr-Sept)



Approximate Cost to Convert To Low Maintenance Grass

St Augustine



Bahia

Location

FS#17 Jonesville Park

Criminal Courthouse (Downtown)

Administration Bldg (Downtown)

Animal Services Shelter

Approximate Total

Approximate Cost

\$4,500

\$11,977.00

\$6,420.00

\$3,000.00

\$ 25, 897

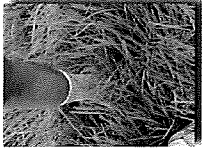




Low Maintenance Grass

Centipede

<u>Location</u>	<u>Area Size</u>	<u>Recommended Reductions</u>
FS#12 Eastside Gainesville	Yes (4 zones)	Cap/Terminate irrigation
FS#15 Archer Road	Yes (4 Zones)	Cap/Terminate Irrigation
FS#8 Orange Heights	Yes (8 to 4 Zones)	Cap/Terminate Irrigation

Grounds Maintenance Impact of Irrigation

Grass Type	Normal Irrigation	Reduced Irrigation	No Irrigation	Recommendations
Bahia 	NO	Minimal Impact	Minimal Impact	Established lawns, cap/terminate irrigation
St. Augustine 	NO	Minimal Impact	Causes stress conditions; Susceptible to bugs, fungus; will not recover during rainy periods	Reduce frequency from 4 to 2 times per month
Centipede 	NO	Minimal Impact	Minimal Impact	Established lawns, cap/terminate irrigation

Minimal Impacts:

- Recovers after rainy periods
- Discoloration in turf (grass)

Major Impacts :

- Causes stressed conditions
- Susceptible to bugs and fungus
- Over a period of time, grass will die

***Staff will conduct periodic grounds inspections on those sites with St. Augustine grass and re-assess irrigation frequencies over the summer months.**

What Are Some Issues?

- Communicate Irrigation Schedules with Building Occupants
- Monitoring Condition of Grass for survivability
- Responding to citizens concerns relating to appearance
- Responding to building occupants relating to appearance
- Educate community on efforts and changes
- Post no irrigation signage on properties during Summer months

Considerations for Lawns with New Construction

- Priority is to Use Centipede or low maintenance grass
- Plant Low Grass in new lawns
- Irrigate New Plants Only until They are Established
- Use Native Plants requiring little watering
- Wherever possible, apply xeriscape best practices

Staff's Recommendations

- Implement an irrigation inspection program verifying systems are leak proof
- Reduce the grass footprint where possible
- Reduce irrigation frequencies by 50% or more on sites with St. Augustine Grass (from 4 times to 2 times, April-September)
- Irrigate New Plants Only until they are established
- Use Native Plants requiring little watering
- Implement a 5 year grass transition plan to 100% low to no irrigation