SEPARATE COVER ITEM GROUNDS REPORT

MEETING: MAY 28, 2008

Tracy Unified School District

Tracy, California

IMPROVING THE QUALITY OF PLAYING FIELDS AND GROUNDS OF THE TRACY UNIFIED SCHOOL DISTRICT

DRAFT #1

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EPIGRAPH

A child said What is the grass? Fetching it to me with full hands; How could I answer the child? I do not know what it is any more than he.

I guess it must be the flag of my disposition, out of hopeful green stuff woven.

- Walt Whitman, Leaves of Grass

I. EXECUTIVE SUMMARY

The Grounds Department leadership team, consisting of Casey Goodall, Bill Willner, and Craig Hughes, has developed a 2008 plan for improving grounds. The first year with increased staffing was focused primarily on filling vacant positions, training, repairing irrigation systems, mowing turf areas, and pruning and trimming bushes and trees.

After a year of struggle and important but sometimes invisible improvements, the next area for focus will shift to bringing large playing field and turf areas up to a new district standard. The goal is to have large field and turf areas with a uniform, relatively weed free surface, a healthy green lawn approximately 2.5 inches in length, with no evidence of pests or rodents. In developing their plan, they have conducted an assessment of the conditions of all the schools, and categorized each school into one of three levels of condition: schools with grounds in relatively good condition; schools with grounds in relatively poor condition; and Delta Island.

The schools in relatively good condition include: Bohn, Central, Hirsch, Jacobson, Kelly, McKinley, North, Stein, and Tracy High School. This is not to say that these schools currently meet the standard stated above, but that the resources to get these schools to the new standard are relatively minimal.

The schools in relatively poor condition include: Freiler, Poet-Christian, Villalovoz, Williams, Monte Vista, and West High School. The resources to get these schools to the new standard are extensive.

Delta Island School is in a special class because, while it is in relatively poor condition, a Nightwatchman/Groundskeeper position has been assigned to the school, and is responsible for maintenance of the grounds, separate from the remaining grounds crew. This position will become vacant on June 1, 2008. Thus, a separate plan will be developed for this school.

This document contains a specific plan for each school site. Each site specific plan addresses nine pre-conditions of a standard turf area: removal of obstructions; rodent eradication; irrigation; non-uniform surfaces or low and high areas; soil and soil amendments, aeration and/or dethatching; turf nutrients; reseeding of turf areas; and mowing. Obviously, significantly more work is required at the schools currently in poor condition.

The plan for each of the six schools with the worst condition will include:

- 1. Assigning one employee to ride with ADM Pest Control to ensure all rodent hills are treated.
- 2. Mowing the turf very low to the ground.
- 3. Aerating the existing turf.
- 4. Spreading good quality topsoil one inch deep across the entire area.

- 5. Adjusting sprinklers to an appropriate height, and testing to ensure irrigation coverage is adequate.
- 6. Reseeding the entire surface with rye grass seeds using the verti-cut seeder borrowed from the City of Tracy.
- 7. Applying fertilizer to the turf area.
- 8. Inspect weekly to ensure rodent hills do not reappear without treatment and that water is being applied to all areas.

The resource information on page 15 describes the resource requirements to complete these projects

As stated, the soil has been delivered to Poet-Christian School. The remaining materials will be ordered and delivered on various different dates during May and June to facilitate work while minimizing the impact on school operations. Interventions at the sites with relatively good conditions each have a specific plan based on the assessment conducted during the week of May 2nd. The plan is to have all of these large turf areas meet the expressed standard by the end of August.

II. BACKGROUND/CURRENT CONDITIONS

During the 2006-07 school year, Tracy Unified School District established a set of goals to improve playfields and grounds at our twenty-two different school sites. The goals have been updated over the past year, but the specific goals currently include:

- Goal 4.5 Mow and edge all turf areas every 7 calendar days (April October).
- Goal 4.6 a 100% of irrigation systems will be reviewed and repaired ever 14 calendar days (April October).
- Goal 4.6 b 100% of small field irrigation systems will be reviewed and repaired quarterly or within 24 hours of a report by site staff that a problem exists.
- Goal 4.7 100% of turf will be treated each fall with aeration, seeding, and fertilization (September/October).
 - 1) Application of pesticides as required, but in compliance with the health schools act of 2000
 - 2) Monthly inspection/upkeep of playgrounds
 - 3) Monthly trimming of shrubs and trees
 - 4) Quarterly aeration of turf areas
 - 5) Semi-Annual fertilization
 - 6) Annual re-seeding
- Goal 4.8 100% of irrigation systems will be reviewed and fully operational by spring break
- Goal 4.9 100% of irrigation pumps will receive preventive maintenance repairs by Spring Break

The most significant change in District practices was to hybridize a number of job descriptions to include grounds duties with bus driving and custodial functions. Over the course of the year, grounds staffing has increased from 8 FTE to 8 full time employees and 12 part time employees. Because most bus routes cease during the summer months, it is expected that 10 of the 12 part time people will be available 8 hours per day during the months of June, July, and the first part of August. As a result of the increased staffing, dreams of grounds improvements which once seemed impossible, became reasonable goals.

During the summer and fall of 2007, the grounds crew substantially achieved goal 4.5. Turf areas were mowed and edged every 7 calendar days. Goal 4.6 was not achieved. Indeed, with two crews working on valve, piping, and sprinkler problems for most of the year, irrigation systems did not become fully operational until spring of 2008. Currently, all irrigation systems are thought to be fully operational. Inspections will continue to ensure failure of any irrigation system is identified and repaired in a timely manner. Chronic irrigation problems at Jacobson, Villalovoz, and South/West Park have now been resolved. Shrubs and trees have been trimmed at every site. A review of every system was conducted in February, and again in March. 100% of all pumps received preventive maintenance during the month of December.

III. A Conceptual Framework for Planning & Management of Grounds Maintenance

Planning and Organizing

Planning involves identifying work-related problems, analyzing problems in a timely but systematic manner to identify causes and final solutions, and acting decisively to implement solutions to resolve important problems (Yukl, 1998, ¶60). This document is a detailed plan for accomplishing the grounds goals identified by the school board, and described in section II. Section III describes a conceptual framework for planning and managing grounds maintenance. It identifies and describes a logically sequenced set of ten different types of work activities designed to bring grounds areas to the established district standard, and provides a framework for the integration and coordination of distributed resources and tasks (Cichocki, 1997, ¶1) and serves as a guide in solving common grounds maintenance problems.

The planning team completed an assessment of each school site describing the conditions of playing fields and turf areas within the district. This assessment was the basis for the specific site improvement plans for each site, which are included in section IV of the document. Section V serves as a simple comparison of the resource needs required for the improvements at each site. Section VI displays the specific tasks, sequence, timeline, and responsibility to complete the plan for each turf area.

Developing a Conceptual Framework for Improving and Maintaining Turf Areas Frankfort-Nachmias, and Nachmias (Frankfort-Nachmias, 1996, ¶?) suggest that theories can be classified among four levels: ad hoc classificatory systems, taxonomies, conceptual frameworks, and theoretical systems.

- Ad hoc Classificatory Systems: Arbitrary categories that organize and summarize empirical data.
- Taxonomies: Systems of categories constructed to fit empirical observations. Taxonomies enable researchers to describe relationships among categories.
- Conceptual Frameworks: Descriptive categories are systematically placed in a structure of explicit, assumed propositions. The propositions included within the framework summarize and provide explanations and predictions for empirical observations.
- Theoretical Systems: Combine taxonomies and conceptual frameworks by relating descriptions, explanations, and predictions systematically. The prepositions of a theoretical system are interrelated in a way that permits some to be derived from others.

An ad hoc classificatory system is useful in describing a set of tasks which must be addressed to result in high quality playing fields and grounds, and in assigning a relative importance to each task. What such as system does not provide, however, is a framework explaining behaviors, strategies, sequences, and timelines leading to an effective plan for developing and maintaining quality playing fields and grounds. The following pages are intended to develop a conceptual framework which will inform specific plans for each school in Tracy Unified School District.

What are Playing Fields and Grounds?

A playing field is a large, flat, outdoor, turf area used for playing sports or games. Playing fields in Tracy Unified School District include baseball and softball practice and play fields, soccer fields, football practice fields, and stadiums. A good field is one in which surface is uniform, relatively weed free, with no bare soil, and on which a healthy green lawn allows baseball, softball, soccer, football, or other sports to be played without irregularities threatening the safety of users, or does it disrupt play during sports or other leisure activities. The turf should be approximately 2 ½ to 3 inches tall.

Ten Necessary Conditions or Pre-Conditions of Turf Care

In developing a conceptual framework for grounds improvements, one must first determine the ad hoc classificatory categories which organize and summarize what is known about improving grounds. Then, one must organize these classificatory categories into a logical taxonomy. Finally, the taxonomic categories are systematically placed into a structure describing a system of proper turf care.

Any effort to create or improve human performance in a work or process must start by some understanding of what people are required to do and how they achieve their goals. Methods for achieving this understanding are often referred to as task analysis or project management (Shepherd, 1979, ¶ 1). In developing a plan to address any project, one must determine the necessary tasks and the most desirable sequence of completing those tasks. The maintenance planning team has determined that there are nine different conditions which must exist in order for a turf area to remain in good condition. Each of the nine conditions has been listed in the order the team felt represents the logical method to address any grounds project

Condition 1: Removal of Obstructions

Before any other grounds work can be completed, the work area must be accessible. When obstructions block the work area, or threaten the effectiveness of later work, the obstruction must be removed.

Condition 2: Rodent & Insect Eradication

Rodents such as gophers and squirrels will dig into turf and field areas and cause damage. When evidence of pests or rodents is observed, the district will contact ADM Pest Control, the chosen pest control vendor.

The most common insects of concern are various types of grub, the C-shaped larvae of beetles and chafers found below ground level among the roots of turf grasses. Grubs destroy the roots of the turf grasses, which turn brown and die (Wesson, 2008). Different types of grubs require different management approaches. If grub infestations are recognized, grounds staff will work with the San Joaquin County Extension Service to develop treatment strategies.

Condition 3: Irrigation

A green, healthy, uniform, and weed-free lawn depends on the regular application of water to the entire field surface. "Plant roots develop and grow in the presence of water, air, and nutrients, and most grasses will send roots down into all the soil layers that contain those essentials." (Arthurs, 1979, ¶ 10). Because of the hot, dry summer climate in the area, Tracy Unified School District has installed irrigation systems to provide water to turf areas. These irrigation systems contain clocks, valves, pipes, sprinkler heads, and pumps. Each part of these systems is essential to ensure water is distributed to the designated turf surface at the designated time. If any one of the system components fails, the condition of the turf is threatened.

Condition 4: Uniform Surface/ Elimination of Low and High Areas

A smooth, even surface is essential for a good play field. Low areas collect standing water. Uneven areas create tripping hazards. Correction of low and high areas may require a number of different strategies, including adding soil or amendments, scraping the area, cutting and removing sod, etc. Some high areas may dam off drainage from entering installed drainage systems.

Condition 5: Soil & Soil Amendments

Good soil is essential to a healthy lawn. Soils come in two basic types: clay or sandy. Though clay soil is often rich in nutrients, it contains very little space for air; grass roots may refuse to grow because of the lack of oxygen, and often they drown because of poor drainage. Clay soils do have an advantage: slow drainage through tiny, compacted particles prevents nutrients from leaching out. Sandy soil, on the other hand, has larger particles that allow good aeration, quick passage of water, and rapid temperature change. Sandy soil provides plenty of air for plant roots, and the roots can spread easily. But, water will pour right through sandy soil, taking with it any plant nutrients you've applied. (Arthurs, 1979, ¶ 5).

Poor soil can be improved with the addition of mineral or organic soil amendments. Sand, perlite, pumice, and vermiculite are examples of mineral amendments. Organic amendments are almost anything that comes originally from an animal or a plant, such as bone meal, peat moss, leaf mold, or manure. These materials improve dense clay soils by physically separating clay particles. (Arthurs, 1979, ¶ 5).

Sandy soils can be improved by adding spongy amendment such as peat moss,. Spongy particles fill the spaces between sand particles, helping the soil retain moisture and nutrients. (Arthurs, 1979, ¶ 5).

Clay soils can be improved by adding organic amendments such as bone meal, manure, peat moss, or compost. These materials help to fluff up heavy clay soils and then rot to produce humus. (Arthurs, 1979, ¶ 5).

Condition 6: Aeration/Dethatching

Turf areas, especially those in heavy clay soils, can become compacted. Compaction can be exacerbated by heavy traffic. Compaction inhibits soil drainage and deprives the roots

of oxygen. Drainage and oxygen absorption is further inhibited by the development of thatch, a layer of dead-looking organic tissue which develops between the soil surface and the green grass blades above. Lawn aeration includes elimination of both problems. (Arthurs, 1979, ¶ 32).

Condition 7: Nutrients

Providing sufficient nitrogen on a regular basis is the key to healthy looking turf. A good rule of thumb for timing fertilizer applications is to fertilize lawn grasses when their rate of growth slows down and the deep green color fades to a yellowish shade. Applying too much fertilizer can burn the turf. (Arthurs, 1979, ¶ 16).

Condition 8: Seeding/Reseeding Turf Area

Some turf areas show patches of dirt or weeds. If the area is small and relatively flat, turf grasses can be established by aerating, adding soil amendments if necessary, and applying seed with the verti-cut seeder.

If the patchy areas are large, or if the area is patchy and uneven, the area can be flattened by scraping the area with the scraper blade before taking the steps identified above.

Some areas have such poor soil quality that a uniform surface of turf can not be expected to grow. The overseeding plan for each of the six schools with the worst conditions, and the focal areas at each school with bare spots or weedy areas, will include:

- 1. Mowing the turf very low to the ground.
- 2. Aerating the existing turf.
- 3. Spreading good quality topsoil one inch deep across the entire area.
- 4. Adjusting sprinklers to an appropriate height, and testing to ensure irrigation coverage is adequate.
- 5. Reseeding the entire surface with rye grass seeds using the verti-cut seeder borrowed from the City of Tracy.
- 6. Applying fertilizer to the turf area.
- 7. Inspect weekly to ensure rodent hills do not reappear without treatment and that water is being applied to all areas.

Small damaged areas may require that the sod should be stripped from the area with a sod cutter or a shovel. Once removed, the poor sod should be removed from the area and disposed of. Once the sod is stripped, use a rotary tiller to till the soil from 6 to 9 inches deep. The soil may need to be soaked, and then dried to allow the tiller to cut through the soil. Soil can be tilled when it is crumbly and easy to work with a spade. Do not till muddy soil. Once sod is removed from an area, this is an opportune time to apply amendments. Add soil amendments in an amount up to 50% of the volume of the soil being worked. (Arthurs, 1979, ¶8).

Condition 9: Mowing, Edging, Sweeping

The District goal is to maintain turf areas between 2 ½ to 3 inches tall. It may cause physiological shock to turf grass if one removes more than 1/3 of the total grass blade surface at any one time. Achieving the District goal of mowing and edging the turf every

7 calendar days protects against this problem. Edging gives the turf area a professional appearance. (Arthurs, 1979, ¶ 18). The process of mowing includes the steps of sweeping or blowing the clippings to ensure the site appears orderly.

Lawn cutting includes string trimming of all edges and walks, and blowing clippings off of all hard surfaces. Trimming will be done in areas that the mower cannot reach, around obstacles and along edges of walks, drives, etc. Areas adjacent to the lawn area will be free of any grass clippings upon completion.

Condition 10: Monitoring

From the initial assessment of the conditions of the school grounds, one thing is clear: frequent monitoring is essential to improving the quality of the grounds. A rodent infestation can quickly erode improvements gained over years. A sprinkler or pipe damaged by a mower, other vehicle, or vandalism can lead to flooding, rutting, dead grass, etc. Therefore, monitoring will be assigned to a large number of participants.

Each member of the grounds department will be asked to assess the condition of one school per week. The grounds supervisor will assess the condition of five schools per week. The Maintenance Director and the Associate Superintendent for Business Services will assess the condition of one school per week. The consequent assessment documents will be used to monitor the conditions of the fields and to update planning. Field area assessment responsibilities will be assigned each week on a rotating basis to ensure multiple assessors review each turf area.

Additional observers need to be trained in order to have some assurance that all observers are recording the same observations in the same way (Gay, 1996, ¶ 272). Casey Goodall, Bill Willner, and Craig Hughes conducted multiple assessments together to establish standard scoring. The same process will be conducted with each member of the grounds department.

Conditions which threaten fields with severe damage will be identified as an <u>ALERT</u> situation. The Grounds Supervisor will ensure that <u>ALERT</u> conditions are corrected immediately.

Conceptual Framework/Systematic Diagram

Thus, the stages of work within the ad hoc classificatory system for grounds repair include removal of obstructions, rodent eradication, irrigation, uniform surface areas, fertile soil, aeration (adequate space for healthy roots), nutrition (fertilizer), seeding, and mowing. In developing and understanding a conceptual framework, one must determine logical the order of these improvement events or phenomena based on generally accepted guidelines for maintaining healthy plants (Kant, 1892, ¶9; Kant 1997, ¶54)¹. If healthy

¹ It may seem intuitive that "Cause-and-effect" exist. Likewise, it may seem obvious that in many circumstances, one event must occur prior to a given subsequent event. However, the authors found it difficult to document or justify this core concept of a conceptual framework. Philosophers from Plato to Bertrand Russell have written on this topic, and questioned the reality of cause-and effect. None-the-less, this plan depends on a justification developed by Immanuel Kant.

turf is a goal, and rooting of turf plants is an action required to achieve healthy turf, then the rooting of turf plants, either by seed, sod, or spread, must precede healthy turf. A complete conceptual framework demands that we develop these concepts from initial causes to ultimate ends, that we identify the interrelationships and interdependencies of all the different stages within the turf system. As in any process, a grounds improvement project can be:

...divided into stages. The flow of these discrete stages constitutes the process, and represents an improvement theory. Each stage works with the preceding stage toward goal achievement (Deming, 1988, ¶ 88).

Expressed in terms of process quality control, this concept of "first things first" can be characterized in a number of ways, one being a systematic diagram.

A Systematic Diagram is a graphic representation of the different levels of actions (or means) used to accomplish a broad goal. It is one of the Seven Management Tools for planning developed by the Japanese in the late 1970's.

The purpose of making a systematic diagram is to generate the most specific level of action items that can be implemented to accomplish a broader goal. Implementation of these actions sets of a "domino effect" that leads to the accomplishment of the main goal.

A team uses a systematic diagram to generate action items to test an improvement theory, standardize an improvement, or plan for continuous improvement. The design of the diagram helps teams prevent the urge to jump from the broad goal to action items without looking at what happens in between (PQ Systems, Inc., 1998, ¶210).

The systematic diagram, or conceptual framework, for improving grounds appears below. The diagram starts on the left with the broad goal (end), with the more detailed means developing from right to left.

Kant wrote several treatises in response to philosophical statements made by David Hume, who claimed that all cause and effect relationships are imaginary. Kant reasoned that, for human beings to comprehend a grounds improvement project (or experience specific "phenomena"), we must think of the improvement actions (or tasks) in a context of time and space. Causal relationships occur before experience or reason, what he called *a priori*. In general terms, Kant argued that, if condition A is a goal, and B is an action required to achieve A, then completion of action B must precede A. If action B is thought to be a necessary precondition of goal A, he called this relationship a Hypothetical Imperative. Such non-philosophical Hypothetical Imperatives as those aimed at understanding such practical arts as "housekeeping, farming, statesmanship, the art of conversation, the prescribing of diet, the universal doctrine of happiness itself," he termed "rules of skill". In Kantian terms, planting grass seed prior to grass seed taking root and growing is a rule of skill. There is an *a priori* order to grounds improvement tasks.

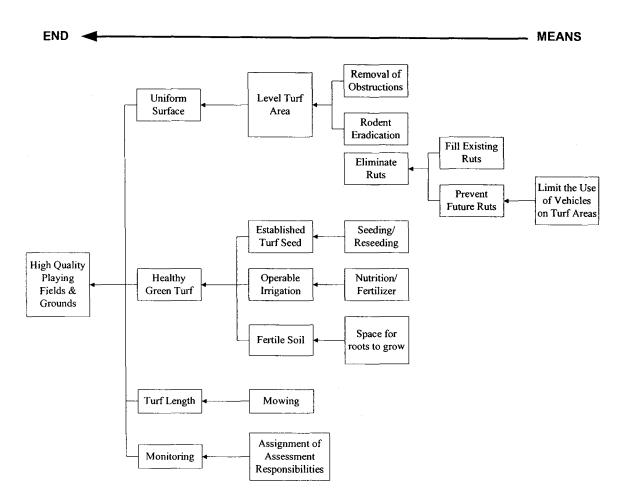


Figure 1. Systematic Diagram/Conceptual Framework of Grounds Improvement

The plan documented in section V of this document serves as the first improvement cycle in a multi-stage, multi-year improvement effort.

Budgeting

Antoine de Saint Exupery, an author, pilot, and adventurer from the early twentieth century, has been attributed the statement that, "A goal without a plan is just a wish." It is our contention that a plan without a budget is just a wish. A budget is the planned use of resources, including personnel, materials, and equipment, are generally scarce. Various needs compete for their use. Therefore, resources must be allocated between these competing needs. Budgeting translates planning into the related financial implications. It provides decision-makers with resource and cost information essential for planning and evaluating a program, and guiding the allocation of resources within the district (Curtis, 1971, ¶91). Each of the repair strategies described above is associated with resource needs and costs.

For our purposes, personnel costs may be considered fixed. That is to say, the district has hired grounds staff. The staff must be assigned work on one project or another. Therefore, there is no financial cost to assigning staff to one project over another. However, assigning staff to one project, limits them from working on another. Budgeting

staff time is a form of prioritizing the use of their limited time. Also, some tasks must be completed by outside sources. For example, rodent eradication requires special licensing and equipment. This service costs money, and must be budgeted.

Likewise, much of the equipment need to complete tasks may already be owned by the district. No further expenditure of funds may be necessary. But, budgeting the use of owned equipment is a form of prioritizing the use of a limited resource. Budgeting equipment is also important, because the district may not own all of the equipment necessary to complete a required task. Some output of funds may be required to rent or buy specialized equipment.

Materials cost money. Pipes, fittings, adhesive materials, etc. are essential to maintaining an irrigation system. Soil, soil amendments, fertilizer, seeds, and other materials must be assigned a cost and a funding source. A breakdown of estimated costs is detailed on the following page. These estimates will be updated after projects at Poet-Christian and Bohn Schools are completed during the week of May 19, 2008.

² Soil Information: 134.44 20.00 \$14.50	cubic yards of soil per acre to add 1 inch of soil cubic yards of soil per truckload per cubic yard of soil
Seed Information: 350 50 \$.098	pounds per acre pounds per bag per pound of seed
Fertilizer Information: 275 50 \$.35	pounds per acre 5.5 bags per acre pounds per bag per pound of seed\$17.25 cost per bag

Site	Acres	Soil	Seed	Fertilizer	Total Cost
Freiler	3.25	219 cubic yds	1,150 pounds	900 pounds	
		\$3,168 total cost	\$1,127 total cost	\$310.50 total cost	\$4,605.75
		10.925 truck loads	23 bags	18 bags	-
		Deliver June 20 onto	Ü	Č	
		blacktop. 1/2 inch deep.			
Poet-Christian	6.85	497 cubic yds	2,400 pounds	1,900 pounds	
		\$7,211 total cost	\$2,352 total cost	\$655.50 total cost	\$10,218.93
		24.867 truck loads	48 bags	38 bags	
		Delivered week of May			
		5th. 1/2 inch deep.			
Villalovoz	3.25	437 cubic yds	1,150 pounds	900 pounds	
		\$6,337 total cost	\$1,127 total cost	\$310.50 total cost	\$7,774.00
		21.85 truck loads	23 bags	18 bags	
		Deliver May 19 onto east			
		playground. 1 inch deep.			
Williams	13.77	1,851 cubic yds	4,800 pounds	3,800 pounds	
	ļ	\$26,840 total cost	\$4,704 total cost	\$1,311.00 total cost	\$32,854.50
		92.55 truck loads	96 bags	76 bags	,
•		Deliver June 2 into center	j		
	ļ	of track area. I inch deep.			
Monte Vista	20.53	2,760 cubic yds	7,200 pounds	5,650 pounds	
		\$40,020 total cost	\$7,056 total cost	\$1,949.25 total cost	\$49,025.25
		138 truck loads	144 bags	113 bags	,
		Deliver June 2 onto	1	- 10 O mgs	
		blacktop. 1 inch deep.			
South/West Park	6.9	928 cubic yds	2,400 pounds	1,900 pounds	
		\$13,456 total cost	\$2,352 total cost	\$655.50 total cost	\$16,463.50
		46.4 truck loads	48 bags	38 bags	
		1 inch deep			
Tracy High PE	5.68	99 cubic yds	2,000 pounds	1,550 pounds	
		\$1,440 total cost	\$1,960 total cost	\$534.75 total cost	\$3,934.89
		4.966 truck loads	40 bags	31 bags	
	1	Deliver June 2 onto blacktop. Localized			
		needs only.			
Tracy High Football	2.38	0 cubic yds	850 pounds	650 pounds	
		\$0 total cost	\$833 total cost	\$224.25 total cost	\$1,057.25
		0 truck loads	•	13 bags	, , , , , , , ,
		Deliver June 2 onto			
1	Ì	blacktop			
WHS Soccer	14	188 cubic yds	4,900 pounds	3,850 pounds	
1		\$2,729 total cost	\$4,802 total cost		\$8,859.15
		9.41 truck loads	t '	77 bags	
		Deliver May 19 onto		., 0., 50	ŀ
		weedy area west of fields		l	Į.
	<u> </u>				
		6,979 cubic yds	26,850 pounds	21,100 pounds	

6,979 cubic yds 26,850 pounds 21,100 poun \$101,201 cost \$26,313 cost \$7,280 cost 349 truck loads 537 bags 422 bags

Total Cost \$134,793.22

IV. SITE IMPROVEMENT PLANS

Assessment

Because irrigation goals during the summer and fall of 2007 were not achieved, other field improvement projects were not possible. Crew efforts were inordinately focused on irrigation repairs, and irrigation systems could not consistently apply water to all areas of fields. Irrigation systems are now in place to distribute water. The crew is fully trained to operate school busses, therefore, they will not be pulled from grounds projects as they were last year. With adequate staffing, an operational irrigation system, adequate funds and materials to make improvements, the team is poised to make significant improvements in the appearance and functionality of school grounds.

Between April 25th and May 2nd, 2008, the team conducted a self-assessment of the condition of playing fields and large turf areas. The results of those assessments are enclosed as appendix A.

Each site plan was assigned a set of scores projecting required resources and estimated costs. Scores were assigned in accordance with the following rubric:

Scoring:

- 0 = No evidence of a problem/ cost of \$0 \$99
- 1 = Minor work required/work completed in 1 day/\$100 \$299
- 2 = Significant work required/work completed in 2 to 5 days/\$300 \$599
- 3 = Major work required/work completed in two to four weeks/\$600 \$1,000
- 4 = Multiple month project/completion greater than one month/> \$1,000

While it is acknowledged that important landscaping improvements could be made to small turf or garden areas, staff believes that playing fields and large turf areas are the most important areas on which to focus efforts during June, July, through the fall, and into the winter months. These areas are used by PE classes and community athletic groups. Thus, improvements to these areas will provide greater utility than focusing on smaller grounds areas.

It is thought that the small grounds areas can be improved once the bulk of the work is complete on larger play areas, and can continue into the winter months, or even into subsequent years.

Plans for Duncan Russell and the District Education Center are not included in the plans because neither site has playing fields or large turf areas.

Three common themes, or causes, were identified for the majority of grounds problems: irrigation problems, vehicle damage, and vehicle damage. Each of these causal themes begins a chain reaction of events that quickly degrades the condition of the grounds. We have labeled these causes <u>ALERT</u> conditions.

Irrigation Problems

Irrigation problems are of two types: water is applied to the field, but is not controlled, or water is not applied to the field when the system demands it.

The first type of irrigation problem is flooding, which is often exacerbated by vehicle damage. Broken pipes or fittings can lead to flooding. Flooding often leads to rutting and further damage to pipes and fittings.

The second type of irrigation problem is water not being applied when demanded. This problem may also be caused by broken pipes of fittings, but may also be caused by problems with pumps, valves, water pressure, or obstructions.

Vehicle Damage

Vehicles on fields can damage pipes or fittings. Once pipes or fittings are damaged, vehicles may sink in flooded areas causing further damage, such as causing ruts, or damaging additional pipes or fittings. The most common vehicle damage is caused by lawn care equipment such as mowers. However, any vehicle which drives on the field may cause equal damage.

Rodent Problems

Rodents dig holes in fields and damage or destroy turf. This leads to irregular surfaces and trip hazards. Once the turf is destroyed, the field area is left bare, or annual weeds, such as foxtails grow. These weeds may appear green in wet months, but may give the impression that irrigation systems have failed once the weed turns brown.

Individual Site Improvement Plans

Based on the assessment of each site, an individualized plan was developed for each large field area. These plans are fully displayed below.

Bohn

Removal of Obstructions

There are no obstructions which must be removed from the playing fields or large turf areas of the Bohn campus.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

<u>ALERT:</u> A deep rut and standing water on the north end of the field indicates a possible broken pipe or sprinkler. The grounds crew will check the irrigation system to ensure any break is repaired, and the hole is filled and groomed.

ALERT: Three small turf area appears to be brown from lack of water. The grounds crew will check the irrigation system to ensure the brown areas are receiving adequate water.

Non-Uniform Surface/Low & High Areas See irrigation for description and location of rut.

Soil & Soil Amendments

No soil improvements appear necessary.

Aeration/Dethatching

No aeration or dethatching appears necessary. However, aeration is a rudimentary part of grounds maintenance. The grounds crew will aerate the field area.

Nutrients

No turf nutrients appear necessary. However, a routine fertilization program is a rudimentary part of grounds maintenance. The grounds crew will fertilize the turf.

Reseeding Turf Areas

Annual weeds have replaced the turf in four relatively flat areas, indicated on the assessment map. The grounds department will aerate the areas, add soil amendments if necessary, and apply seed with the verti-cut seeder. If the area is deemed to be too large or uneven, the area can be flattened by scraping the area with the scraper blade before taking the steps identified above.

Mowing

ALERT: The field was mowed to an appropriate level. To ensure the grounds equipment does not damage the turf, the mow team should be aware of the standing water and possibly broken pipe.

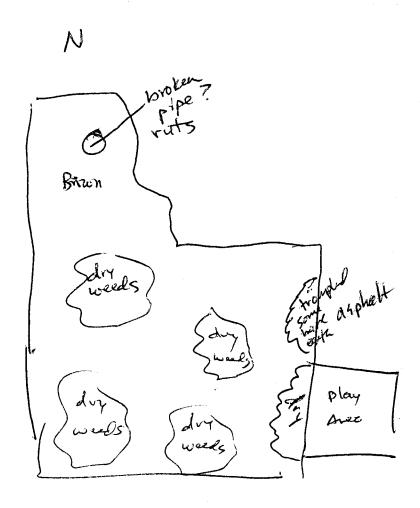
Required Resources/Estimated Cost: Bohn

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	0	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	0	0	
Soil and Soil Amendments	0	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	5	0	0	

Additional Comments:

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

LOCATION: Bohn	/	Algoria			DATE:
CONDITION OF TURF AREAS		11		IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turf density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	
2. Turf Color	Healthy Green Lawn		Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	lo evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments		jara Pote		42 s2	



Central

Removal of Obstructions

Grounds department will remove the Boy's and Girl's club sidewalk. Maintenance will review the remaining electrical and plumbing systems of the abandoned building area, and remove everything to 6 to 8 inches below ground level.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

There was no evidence of significant ground surface uniformity problems.

Soil & Soil Amendments

The soil quality and drainage are poor.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 50% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed areas where weeds have replaced turf or where sports activities have worn the turf to bare soil.

Mowing

The field was moved to an appropriate level. Foxtails in the West Side Irrigation area needs to be moved and sprayed to clean dirt.

Required Resources/Estimated Cost: Central

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	2	1	0	Remove sidewalk
Rodent Eradication	0	0	0	
Irrigation	1	1	0	Re-install irrigation into footprint of removed building
Non-Uniform Surface/ Low & High Areas	0	0	0	
Soil and Soil Amendments	0	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	\$50 estimated cost
Mowing	0	0	0	
Other	0	0	0	
Total	6	2	0	

Additional Comments:

Equipment cost estimate assumes ability to borrow verti-cut seeder from City of Tracy.

District Education Center

The District Education Center does not have any playing fields or grounds.

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

LOCATION: Central				- dladay	
LOCATION: CENTURY				DATE: 7/29/08	
CONDITION OF TURF AREAS	1		IV	СОММ	ENTS
1. Turf Quality		ood to Moderate to erate turf poor turf	Primary vegetation		
	weed free den	sity, nd density,	not turf		
	surface, no bar	re soil some bare	grasses	-	
2. Turf Color	<u> </u>	llow or Wellow or	Primary	 	
		rown brown	vegetation		
		nes 30% patches may less be 50% or	not turf grasses	·	
		more	3		
3. Weed Tolerance	, ,	ed level Weed level or less may be 50%	Primary vegetation		terres de la companya de la company
	1070 01 1050	or more	not turf	{	·
			grasses		े. - क्री
4. Mow Height	, ,	ches or 3.5 inches or	i 🔪 🤺 🐪		•
		ess more) more		
5. Pests or Rodents		est or Pest or	Pest or		
		dent rodent age less damage less	rodent damange		
		2% of than 5% of	greater than	·	
	sui	rface surfacé	5% of		
			surface		
Additionial comments	13				
additional commonte	*	en e			
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Delta Island

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

Rodent infestation is rampant. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

The irrigation system is working in only a few spots. It is clear that there is not enough pressure to properly operate the irrigation system. The custodian at the site used to be responsible for maintenance of the grounds, and is familiar with the system. The Grounds Supervisor will interview the custodian to learn more about the system. No irrigation has been installed over the newly installed septic tank. A more detailed remediation plan will be developed later.

Non-Uniform Surface/Low & High Areas

Over a period of time, approximately 80% of the surface has been disrupted by rodents. The whole field needs to be ripped, tilled, and the irrigation repaired or replaced.

Soil & Soil Amendments

The soil quality and drainage are poor.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 80% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed the entire campus.

Mowing

The field was <u>not</u> mowed to an appropriate level. Foxtails cover much of the grounds.

Required Resources/Estimated Cost: Delta Island

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	Under contract w/ ADM
Irrigation	4	4	0	
Non-Uniform Surface/ Low & High Areas	4	1	0	
Soil and Soil Amendments	0	0	0	
Aeration/Dethatching	0	0	0	
Nutrients	1	1	0	
Reseeding Turf Area	1	1	0	\$150 for seed
Mowing	0	0	0	
Other	0	0	0	
Total	11	7	0	

Additional Comments:

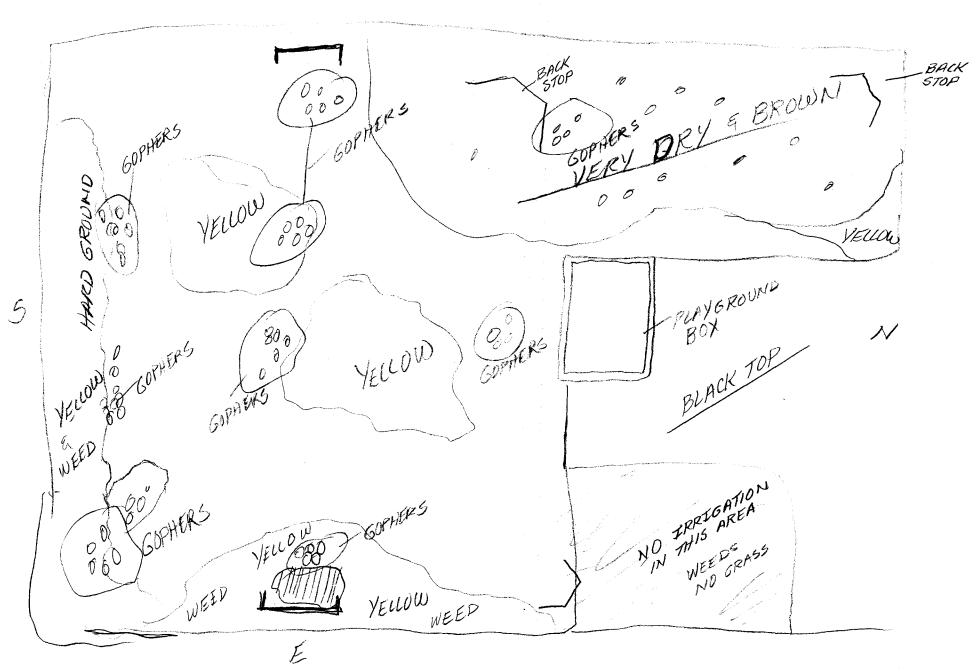
Primary work is to remove rodents. Replace irrigation system. Mow Bermuda grass to grounds with flail mower. Shallow Till. Level. Roll. Overseed remaining roots with rye grass until Bermuda grass grows from roots.

Duncan Russell

Duncan Russell School does not have any playing fields or grounds.

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

				DATE: 5/1/08
I	11	111	· V	COMMENTS
Uniform, relatively weed free surface, no bare soil	Good to moderate turf density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	
Healthy Green Lawn	Yellow or Brown patches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	80% YELLOW & DRY
Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	ALMOST ALL WEED & FOX TAIL WERY LITTLE GRASS
2.5 inches	3 inches or less	3/5 inches ox more	4 inches or more	
No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	GOPHERS ARE BAD
	relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less 2.5 inches No evidence or pests or	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less No evidence or pests or rodents Weed to weed level desselved and selected to relate turf density, no bare soil Yellow or Brown patches 30% or less Weed level 30% or less 3 inches or less	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less No evidence or posts or rodents No evidence or posts or rodents Telatively weed to moderate turf density, no bare soil Yellow or Brown patches 30% or less Weed level 30% or less Weed level may be 50% or more No evidence or posts or rodent damage less than 2% of	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less No evidence or pests or rodents No evidence or pest or rodent damage less than 2% of surface No evidence or pests or rodent damage less than 2% of surface No evidence or pest or rodent damage less than 2% of surface No evidence or pest or rodent damage less than 2% of surface No evidence or pest or rodent damage less than 5% of surface No evidence or pest or rodent damage less than 5% of surface No evidence or pest or rodent damage less than 5% of surface No evidence or pest or rodent damage less than 5% of surface



Freiler

Removal of Obstructions

There are no obstructions which must be removed.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

<u>ALERT:</u> Standing water on the field. Some areas are brown. Irrigation needs to be checked for proper operation.

Non-Uniform Surface/Low & High Areas

The surface of the field is not uniform. High and low areas exist. Coupled with poor soil and drainage quality, the field has areas of standing water. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

The soil quality and drainage are poor. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 30% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed areas where the highs and lows have been repaired and/or contain thin grass areas or weeds.

Mowing

Check field before mowing. Watch of standing water so that ruts are not made.

Required Resources/Estimated Cost: Freiler

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	0	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	\$8,000 for soil
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	·
Reseeding Turf Area	1	4	0	\$1,200 for seed
Mowing	0	0	0	
Other	0	0	0	
Total	10	12	0	

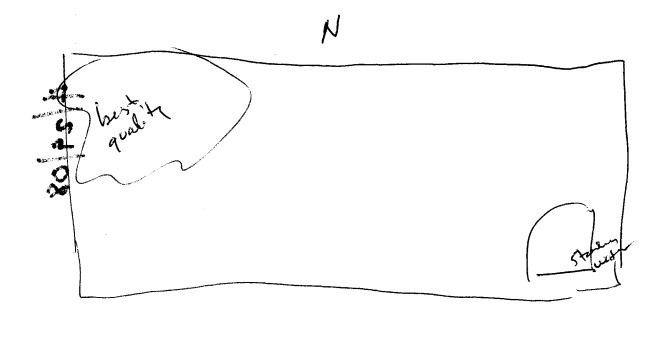
Additional Comments:

Same process as at Poet. Mow low. Aerate. Bring in top soil. Verti-cut seed.

Do in two sections.

GROUNDS MAINTENANCE CONTRACT
QUALITY ASSURANCE EVALUATION CHECKLIST

,					
LOCATION: INDIA				<u></u>	DATE: 4/29/08
CONDITION OF TURF AREAS		П		IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate tur density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	501 quality is goor fatchy high is low avers predominate - Standy water in most areas. A lew brown good
2. Turf Color	Healthy Green Lawn	Brown patches 30% or less	Yellow or brown	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
1. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	rodent	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments	10				
		e de la companya de l			



Hirsch

Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

There was no evidence of significant ground surface uniformity problems.

Soil & Soil Amendments

Weeds have replaced turf in the northwest corner. Improve with aeration and the addition of soil amendments.

Nutrients

While the turf was green and uniform, it did not display the healthy deep green of other fields. Fertilize field.

Reseeding Turf Areas

Reseed north west corner where weeds have replaced turf or where sports activities have worn the turf to bare soil.

Mowing

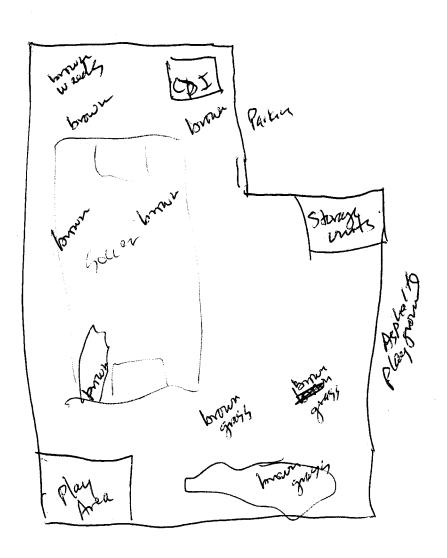
The field was moved to an appropriate level.

Required Resources/Estimated Cost: Hirsch

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	0	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	0	0	0	
Soil and Soil Amendments	0	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	·
Mowing	0	0	0	
Other	0	0	0	
Total	4	0	0	

Additional Comments:

						
LOCATION: Hirsch					DATE: 4/30	of
CONDITION OF TURF AREAS		11	111	IV.	<u> </u>	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare		density, some bare soil	Primary vegetation not turf grasses		
2. Turf Color	Hearthy Green Lawn		Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses		
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses		
4, Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more		
5. Pests or Rodents	No evidence or pests or rodents	rodent	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface		
Additionial comments	5	ar etka				
	:					
		e e e e e e e e e e e e e e e e e e e		william .	·	



Jacobson

Removal of Obstructions

No obstructions were noted.

Rodent Eradication

Rodent infestations have begun in the south west corner and the north west corners of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas
Irregular surfaces caused by ruts and rodent information will be leveled with the scraper.

Soil & Soil Amendments

Amend soil in patchy bare areas with compost.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed patchy bare areas which were amended in a prior step.

Mowing

The field was moved to an appropriate level.

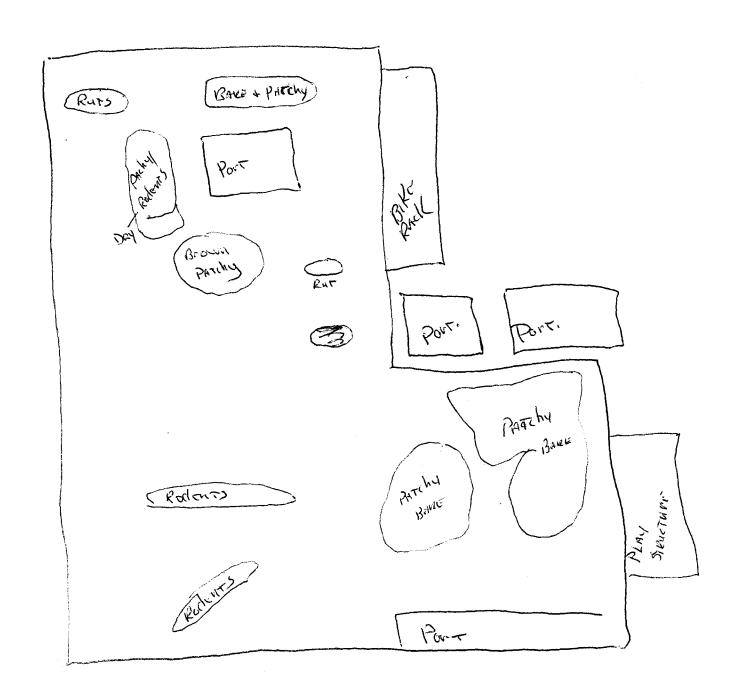
Required Resources/Estimated Cost: Jacobson

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	0	0	
Soil and Soil Amendments	1	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	7	0	0	

Additional Comments:

Bring in a small amount of top soil to fill ruts. In patchy bare areas, till in amendments to hold moisture while seeds germinate. Reseed patchy bare areas.

LOCATION IN COLOR						-	
LOCATION: JACOUSON					DATE:	4/30/08	
CONDITION OF TURF AREAS	1	II.	#	IV		COMMENTS	
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate tur density, no bare soil	Moderate to poor turf density, some bare	Primary vegetation not turf grasses	F602/		
2. Turf Color	Healthy Green Lawn	Yellow or Brown patches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses			
3. Weed Tolerance	Weed level 15% or less	Weed fevel 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses			
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more			
5. Pests or Rodents	No evidence or pests or rodents	than 2% of surface	than 5% of surface	Pest or rodent damange greater than 5% of surface			
Additionial comments	0129	Challsone (Se)	13				



Kelly

Removal of Obstructions

No obstructions were noted.

Rodent Eradication

A rodent infestation has begun on the western side of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

<u>ALERT:</u> Standing water on the south west corner may be a broken sprinkler or pipe. However, it is believed the standing water is caused by too much water being applied. The grounds department will test the irrigation system to ensure it operates properly. In addition, the watering time on the south east zone will be adjusted.

Non-Uniform Surface/Low & High Areas There was no evidence of significant ground surface uniformity problems.

Soil & Soil Amendments
Amend soil in where rodent damage has bee repaired with compost.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed patchy bare areas which were amended in a prior step.

Mowing

The field was moved to an appropriate level.

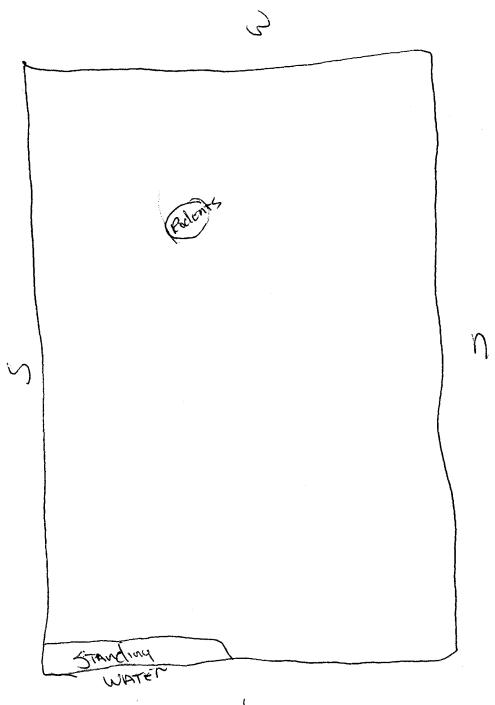
Required Resources/Estimated Cost: Kelly

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	0	0	0	
Soil and Soil Amendments	1	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	6	0	0	

Additional Comments:

Amend soil in Kindergarten area.

	<u> </u>	<u> </u>			
LOCATION: Kan					DATE: 4/30/08
CONDITION OF TURF AREAS	f		4	IV	COMMENTS
1. Turf Quality	Uniform,	Good to	Moderate to	Primary	- 1
,	relatively	moderate turf	poor turf	vegetation	
	weed free	density, no	density,	not turf	
	surface, no	bare soil	some bare	grasses	
	bare soil	<u> </u>	soil		
2. Turf Color	Healthy	Yellow or	Yellow or	Primary	
	Green Lawn		brown	vegetation	
			patches may		
		or less	be 50% or	grasses	
		}	more	ı i	
		ļ			
3. Weed Tolerance	Weed level	Weed level		Primary	
	15% or less	30% or less	may be 50%		
		l l	or more	not turf	
			< 1	grasses	
4. Mow Height	2.5 inches	3 inches or	3.5 inches or	4 inches or	
4. Mow Height	1	less	more	more	
)		
	'				
					
5. Pests or Rodents	No evidence		Pest or	Pest or	
	or pests or rodents	rodent	rodent damage less	rodent damange	· ·
	Todents	damage less than 2% of	than 5% of	greater than	
	\	surface	surface	5% of	
		Surface	/ 3411200]	surface	
					
		12	/		
Additionial comments		1.5			
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McKinley

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

A small rodent infestation has begun on the perimeters of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

<u>ALERT:</u> Nearly half the campus is characterized by yellow grass, yet standing water is pooled around the sprinklers. There is an obvious problem with the sprinklers. The grounds depart. The grounds department will test the irrigation system to ensure it operates properly. Repair and adjust as needed.

Non-Uniform Surface/Low & High Areas

The field is relatively level.

Soil & Soil Amendments

Three areas have weeds and no turf. Apply a light area of soil amendment, and reseed.

Aeration/Dethatching

The entire field will be aerated.

Nutrients

Fertilize field to stimulate healthy green turf.

Reseeding Turf Areas

Reseed the areas where weeds have replaced turf.

Mowing

The field was appropriately mowed.

Required Resources/Estimated Cost: McKinley

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0_	
Non-Uniform Surface/ Low & High Areas	1	0	0_	
Soil and Soil Amendments	1	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	1	0	\$100+ fertilizer
Reseeding Turf Area	1	1	0	\$100+ seed
Mowing	0	0	0	
Other	0	0	0	
Total	7	2	0	

Additional Comments:

LOCATION: MCKINLEY					DATE:	4-30-08	
CONDITION OF TURF AREAS	1	11		IV		COMMENTS	
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turn density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses			
2. Turf Color	Healthy Green Lawn	Yellow or Brown patches 30% or less	patches may be 50% or more	Primary vegetation not turf grasses			
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses			:
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more			
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface			
Additionial comments — YEUOW & BROWN AREAS CH	ECK IRRI	GATION	ray my	De au	RACV	· ·	
- FILL HOLES ON FIELD 2 S - FERTILIZE				AT ON	DIICK)	4
- RESEED OVER SEED 7	TELD NEWD	AERATIO) N				

Monte Vista East Field Removal of Obstructions

There are no obstructions which must be removed.

Rodent Eradication

Rodent infestations are evident around the periphery of the turf area. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Some areas are brown. Irrigation needs to be checked for proper operation.

Non-Uniform Surface/Low & High Areas

The surface of the field is not uniform. High and low areas exist. Coupled with poor soil and drainage quality. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

The soil quality and drainage are poor. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 30% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed entire surface.

Mowing

Check field before mowing. Watch of standing water so that ruts are not made.

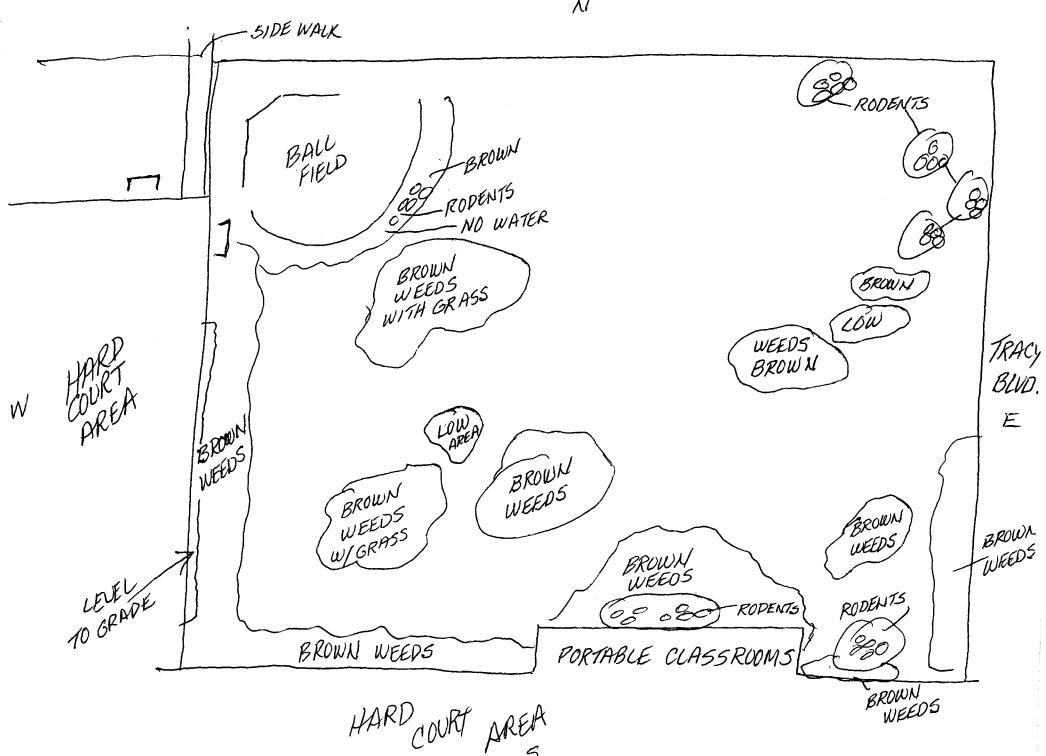
Required Resources/Estimated Cost: Monte Vista East Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	1	0	0	
Nutrients	0	0	0	
Reseeding Turf Area	1	4	0	
Mowing	0	0	0_	
Other	0	0	0	
Total	10	12	0	

Additional Comments:

(EAST FIELD)

		,	,	,	[LAST FIELD)
LOCATION: MONTE VISTA					DATE: 4-30-08
CONDITION OF TURF AREAS	1		111	IV.	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	moderate turn density, no bare soil		Primary vegetation not turf grasses	
2. Turf Color	Healthy Green Lawn	Pellow or Brown patches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 thones on less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest of rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	·
Additionial comments	Mark III.	a etter i kiloni	P		
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		and a second	and the second	4.44.	



Monte Vista Northwest PE Field

Removal of Obstructions

Grounds department will remove the abandoned and broken piece of PE equipment.

Rodent Eradication

A rodent infestation was noted along the northern fence which parallels Vallerand Street. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Some areas are brown. Irrigation needs to be checked for proper operation.

Non-Uniform Surface/Low & High Areas

The surface of the field is not uniform. High and low areas exist. Coupled with poor soil and drainage quality. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

The soil quality and drainage are poor. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 50% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed entire surface.

Mowing

Check field before mowing. Watch of standing water so that ruts are not made.

Required Resources/Estimated Cost: Monte Vista Northwest PE Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	1	0	0	
Nutrients	0	0	0	
Reseeding Turf Area	1	4	0	
Mowing	0	0	0	
Other	0	0	0	
Total	10	12	0	

Additional Comments:

N	ΩV
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<u></u>	, 	Y	,	*	y a la company a l
LOCATION: Monte Vist North state					DATE:
CONDITION OF TURF AREAS	1	II.	1	IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate tun density, no bare soil	Moderate to poor turf density, some bare	Primary regetation not turf grasses	
2. Turf Color	Healthy Green Lawn		Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less		Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments	***		13		
				ere e e e e e e e e e e e e e e e e e e	

MONTE VISIM NORTHEAST PIELDS Ż VALLERANT rodeux3 roducts brownweeds 1 Weeks West of the state W. broughass codoutes by seeds brown in Asphalt Play Avea Prings pured c total Stander mentals (moders) Note 9 prouv verds, bard 100 1 classinging) CR ce CP

Monte Vista South West Field #6

Removal of Obstructions

There are no obstructions which must be removed.

Rodent Eradication

Rodent infestations are evident around the periphery of the turf area and near second base. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Some areas are brown. Irrigation needs to be checked for proper operation.

Non-Uniform Surface/Low & High Areas

The surface of the field is not uniform. High and low areas exist. Coupled with poor soil and drainage quality. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

The soil quality and drainage are poor. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover 30% or more of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed entire surface.

Mowing

Check field before mowing. Watch of standing water so that ruts are not made.

 $Required\ Resources/Estimated\ Cost:\ Monte\ Vista\ Southwest\ Field\ \#6$

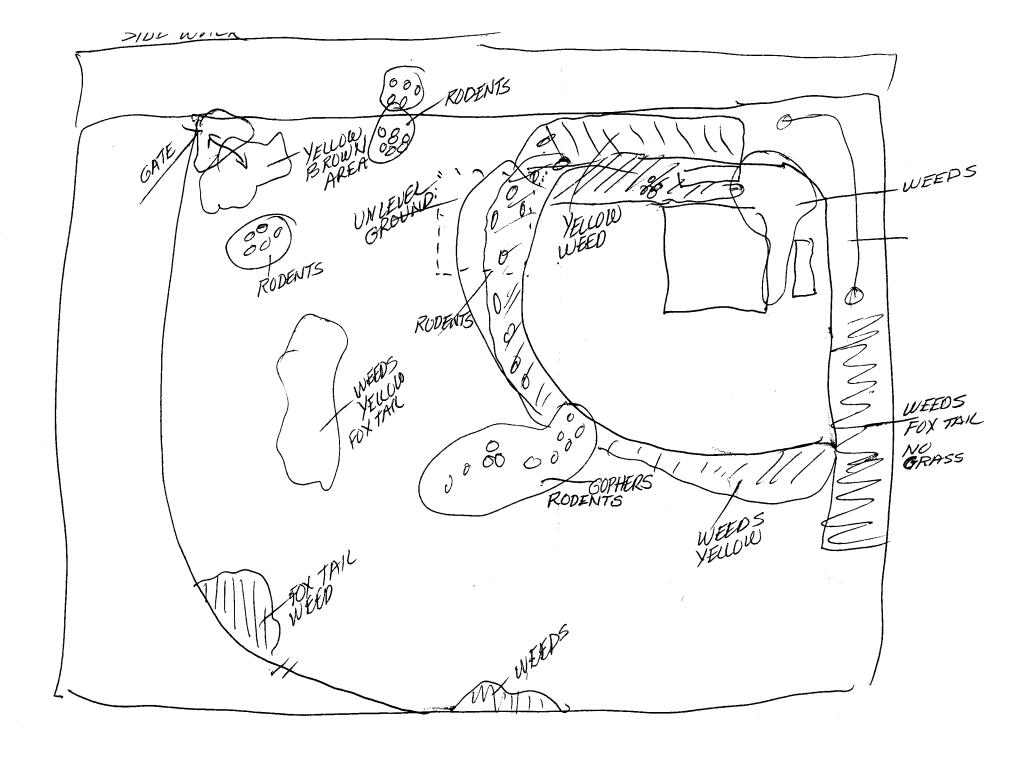
Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	1	0	0	
Nutrients	0	0	0	
Reseeding Turf Area	1	4	0	
Mowing	0	0	0	
Other	0	0	0	
Total	10	12	0	

Additional Comments:

The two gates toward Lowell Avenue are damaged and must be repaired.

BASEBALL FIELD # 6

LOCATION: MONTE VISTA					DATE:	
CONDITION OF TURF AREAS.	1 .	lt.	Щ	iV		COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turn density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses		
2. Turf Color	Healthy Green Lawn	Yéllow or Brown patches 30% or less	brown patches may be 50% or more	Primary vegetation not turf grasses		
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	v /	Primary vegetation not turf grasses		
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more		
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface		Pest or rodent damange greater than 5% of surface		
Additionial comments			13		<u> </u>	



North

Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The low area will be filled.

Soil & Soil Amendments

Amend soil in patchy bare areas with compost.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed patchy bare areas which were amended in a prior step.

Mowing

The field was moved to an appropriate level.

Required Resources/Estimated Cost: North

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	0	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	0	0	
Soil and Soil Amendments	1	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	6	0	0	

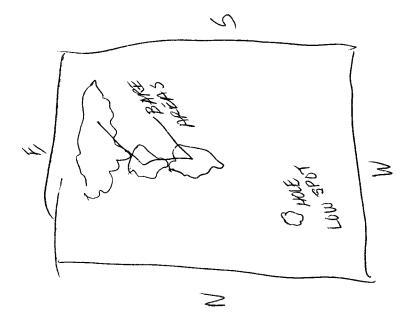
Additional Comments:

weed free urface, no bare oil Healthy reen Lawn	Good to moderate turf density, no bare soil Yellow or Brown	Moderate to poor turf density, some bare soil	IV Primary vegetation not turf grasses Primary		COMMENTS
relatively weed free urface, no bare oil Healthy reen Lawn	noderate turf density, no bare soil Yellow or	poor turf density, some bare soil	vegetation not turf grasses		
reen Lawn		Yellow or	Primary		
	patches 30% or less	be 50% or more	vegetation not turf grasses		•
Veed level 5% or less			Primary vegetation not turf grasses		
2.5 inches	3 inches or less	3.5 inches or more	inches or more		
o evidence r pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface		
59 	% or less	eed level Weed level 30% or less 5 inches 3 inches or less evidence pests or odents than 2% of	more Weed level Weed level may be 50% or more inches 30% or less or less or less inches 3 inches or less inches 3.5 inches or more Pest or rodent damage less than 2% of surface wife and the service of the surface of the surfa	more Meed level Weed level Weed level Primary vegetation not turf grasses	more Meed level Weed level Weed level Primary vegetation not turf grasses

Additionial comments

SOME BARE AREAS ON EAST SIDE

WEST SIPE SMALL AREA NEEDS TO BE SEEDED



Poet-Christian Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was evidence of pests or rodents in the north western corner of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Standing water appears to be primarily from poor drainage, though all pipes and sprinklers will be inspected to ensure they are not broken. Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The entire field is characterized by high and low areas. These areas are not readily visible, but are apparent while walking the fields. Twenty-five truck loads of soil and amendments have been ordered to be added to the field, and spread evenly. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

Amend new soil with compost.

Aeration/Dethatching

Aerate the entire field. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the new soil.

Mowing

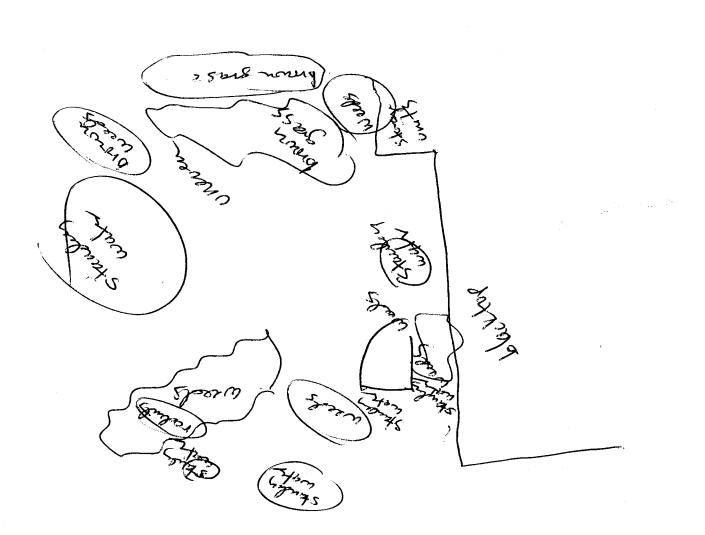
The field was moved to an appropriate level.

Required Resources/Estimated Cost: Poet-Christian

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	\$8,000 for soil
Aeration/Dethatching	1	0	0	
Nutrients	0	0	0_	
Reseeding Turf Area	1	4	0	\$1,200 for seed
Mowing	0	0	0	
Other	0	0	0	
Total	10	12	0	

Additional Comments:

			,		
LOCATION: Paet-Christian					DATE: 430/6X
CONDITION OF TURF AREAS	1	Ш	111	IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turf density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	aren walty gas except in smeet areas of weeks — a lot of hight
2. Turf Color	Healthy Green Lawn	Yellow or Brown batches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4, Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	·
Additionial comments	ņ.	. 7			
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South/West Park

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

Rodent infestation has covered an area greater than 5%, and caused an uneven surface throughout the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

The irrigation system appears to be operating properly. There is no irrigation installed on the east side of the campus on the opposite side of the sidewalk. Add irrigation across sidewalk.

ALERT: Standing water on the north west and north east corners may be a broken sprinkler or pipe. However, it is believed the standing water is caused by too much water being applied. The grounds department will test the irrigation system to ensure it operates properly. In addition, the watering time on the north end of the field will be adjusted.

Non-Uniform Surface/Low & High Areas

Over a period of time, approximately 50% of the surface has been disrupted by rodents. The entire field is characterized by high and low areas. The unlevel surface will be repaired by adding soil and amendments, and reseeding.

Soil & Soil Amendments

The soil quality and drainage are poor, and uneven. Add soil or amendments and groom with scraper.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Fertilize field to stimulate healthy green turf.

Reseeding Turf Areas

Reseed the entire campus.

Mowing

The field was at the extreme tall end of an appropriately mowed lawn.

Required Resources/Estimated Cost: South/West Park

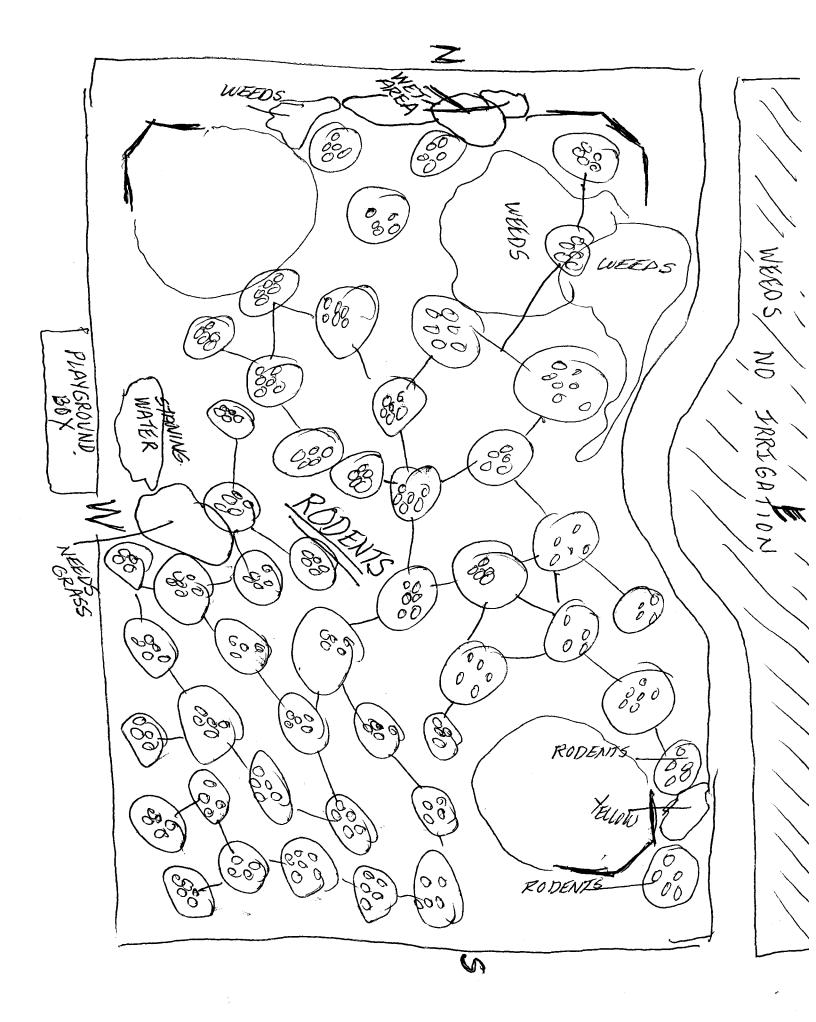
Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	1	0	0	
Nutrients	0	0	0	
Reseeding Turf Area	1	4	0	
Mowing	0	0	0	
Other	0	0	0	
Total	10	12	0	

Additional Comments:

Install irrigation on East side of field, on opposite side of sidewalk

GROUNDS MAINTENANCE CONTRACT
SOUTH /WEST PARK
QUALITY ASSURANCE EVALUATION CHECKLIST

OCATION: PLAY FIELD		i.			DATE:
CONDITION OF TURF AREAS	ı	Ĥ,	JII		COMMENTS
I. Turf Quality	Uniform, relatively	Good to moderate turf	Moderate to poor turf	Primary vegetation	
	weed free	density, no	density,	not turf	
	surface, no	bare soil	some bare	grasses	· ·
	bare soil		soil		
. Turf Color	Healthy Green Lawn	Yellow or Brown	Yellow or brown	Primary vegetation	
	Green Lawir	patches 30%	patches may		
		or less	be 50% or	grasses	
			more /		
. Weed Tolerance	Weed level	Weed level	Weed level may be 50%	Primary vegetation	
r	13% 01 1635	30 % OI less	or more	not turf	<i>.</i> ,
	Ì	. \		Q1255E3	
. Mow Height	2.5 inches	3 inches or	3.5 inches of	4 inches or	\
. MOW Height	2.0	less	more [more)
	j		\\		
No. of the second second	j		\	\checkmark	
. Pests or Rodents	No evidence	Pest or	Pest or	Pest or	BOPHERS (RODENIS) ARE BAD
	or pests or	rodent	rodent	rodent	OUTHER (ROBERTS) VILLE 2112
	rodents	damage less than 2% of	damage less than 5% of	damange greater than	
Anagaria		surface	surface	5% of	·
·				surface	
dditionial comments	į				
additional comments					
	T.	portage of the			
·.					
				1,1	



Stein

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

There was evidence of pests or rodents in the south eastern corner of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

The irrigation system appears to be fully functional. The sprinkler in the south eastern corner was recently repaired.

Non-Uniform Surface/Low & High Areas

A large area of the field was used as a garden when the campus was occupied by the Tracy Learning Center. Thick, healthy turf has now grown over the dramatically uneven surface, leaving deep ruts and high rows. The grounds crew will remove the turf, level the area, add soil amendments, and reseed the area. Additional work must be completed where the soil is partially bare, or where the soil is covered by brown weeds.

Soil & Soil Amendments

See non-uniform surface section, above. Soil amendments will be added to the rutted area, the partially bare soil area, and where the brown weeds are to be replaced with healthy turf.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the areas from where the turf is removed, and where the partially bare soil is remediated, and where the brown weeds are to be replaced with healthy turf.

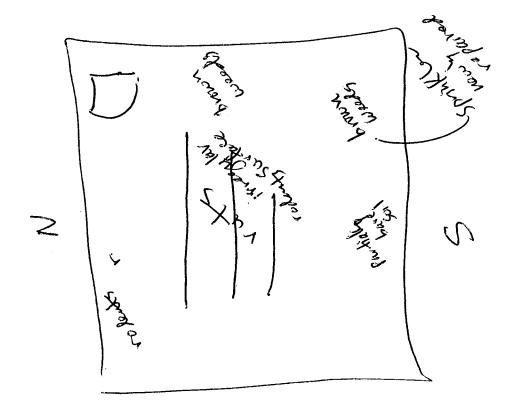
Mowing

The field was appropriately mowed.

Required Resources/Estimated Cost: Stein

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	2	0	0	Remove raised bed
				gardens. Use extra soil to top dress field.
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	0	0	0	
Soil and Soil Amendments	1	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	<u>.</u>
Mowing	0	0	0	
Other	0	0	0	
Total	8	0	0	

•		,	<u> </u>		
LOCATION: Stein					DATE: 4/30/08/
CONDITION OF TURF AREAS	i	7	Ш	١V	COMMENTS
1. Turf Quality	Uniform,	Good to	Moderate to	Primary	
	relatively	moderate turi		vegetation	
	weed free surface, no	density, no bare soil	density, some bare	not turf grasses	
	bare soil		soil	grasses	
2. Turf Color	Healthy	Yellow or	Yellow or	Primary	
2. 1411 00101	Green Lawn		brown	vegetation	
ĺ			patches may	not turf	
	į	or less	be 50% or	grasses	
			more	,	·
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50%	Primary	
	15% Of less	30% or less	or more	vegetation not turf	
(J	or more	grasses	
		<u> </u>			
4. Mow Height	2.5 inches	N .	3.5 inches or	4 inches or	
}	1	less	more -	more	
\	\ /		i de al li prese como		
5. Pests or Rodents	No evidence		Pest or	Pest or	
	or pests or rodents	rodent damage less	rodent	rodent damange	
	locoms	than 2% of	than 5% of	greater than	,
		surface	surface	5% of	·
				surface	
	 				
Additionial comments		ð			
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		Average .		S. 40 (



Tracy High PE

Removal of Obstructions

There are no obstructions which must be removed.

Rodent Eradication

Rodent infestations are evident around the periphery of the turf area. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Some areas are brown. Irrigation needs to be checked for proper operation.

Non-Uniform Surface/Low & High Areas

The area damaged by trenching creates a low spot. Have facilities department work with vendor to repair damage and clean up to original condition. If Grounds Department must do work, fill trench area to original grade, add, replant with verti-cut seeder, add soil amendments, fertilize. Scrape and till bare areas and areas damaged by rodents. Aerate the entire existing turf. Reseed entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

See Low & High comments above.

Aeration/Dethatching

Conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Yellow or brown patches cover approximately 30% of the field surface. Fertilize field.

Reseeding Turf Areas

Reseed entire surface.

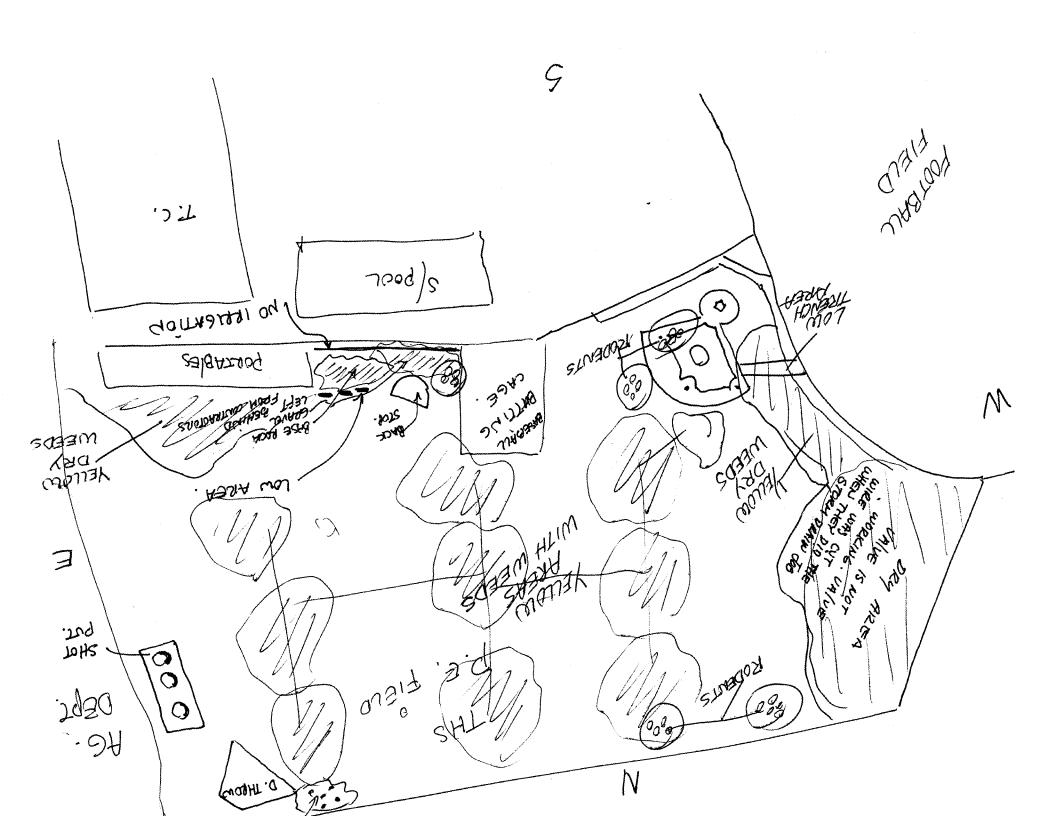
Mowing

Check field before mowing. Watch of standing water so that ruts are not made.

Required Resources/Estimated Cost: Tracy High PE

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0_	
Rodent Eradication	1	0	0_	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	2	2	0	
Soil and Soil Amendments	2	4	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	3	0	
Reseeding Turf Area	1	2	0	
Mowing	0	0	0	
Other	0	0	0	
Total	9	11	0	

TRACY HIGH LOCATION: P.E. FIELD DATE: CONDITION OF TURF AREAS IV **COMMENTS** 1. Turf Quality Uniform, //Good to Moderate to Primary moderate turf vegetation relatively poor turf weed free density, no density, not turf bare soil surface, no some bare grasses bare soil soil 2. Turf Color Healthy Yellow or Yellow or Primary Green Lawn Brown brown vegetation patches 30% patches may not turf or less be 50% or grasses more 3. Weed Tolerance Weed level Weed level Weed level Primary 15% or less 30% or less// may be 50% vegetation or more not turf grasses 4. Mow Height 2.5 inches 3 inches of 3.5 inches or 4 inches or less more more Pest or Pest or 5. Pests or Rodents No evidence Pest or or pests or rodent rodent rodent rodents damage less damage less damange greater than than 2% of than 5% of surface surface 5% of surface Additionial comments



Tracy High Football

Removal of Obstructions

There are no obstructions which must be removed from the field.

Rodent Eradication

There was evidence of pests or rodents in one limited location.

Irrigation

Irrigation appeared to be operating properly.

Non-Uniform Surface/Low & High Areas

There was no evidence of significant ground surface uniformity problems.

Soil & Soil Amendments

No soil improvements appear necessary.

Aeration/Dethatching

No aeration or dethatching appears necessary. However, aeration is a rudimentary part of grounds maintenance. The grounds crew will aerate the field area.

Nutrients

No turf nutrients appear necessary. However, a routine fertilization program is a rudimentary part of grounds maintenance. The grounds crew will fertilize the turf.

Reseeding Turf Areas

The D-zone areas of the field appear to have more weed growth than turf growth. Use verti-cut seeder to reseed areas where weeds have replaced turf.

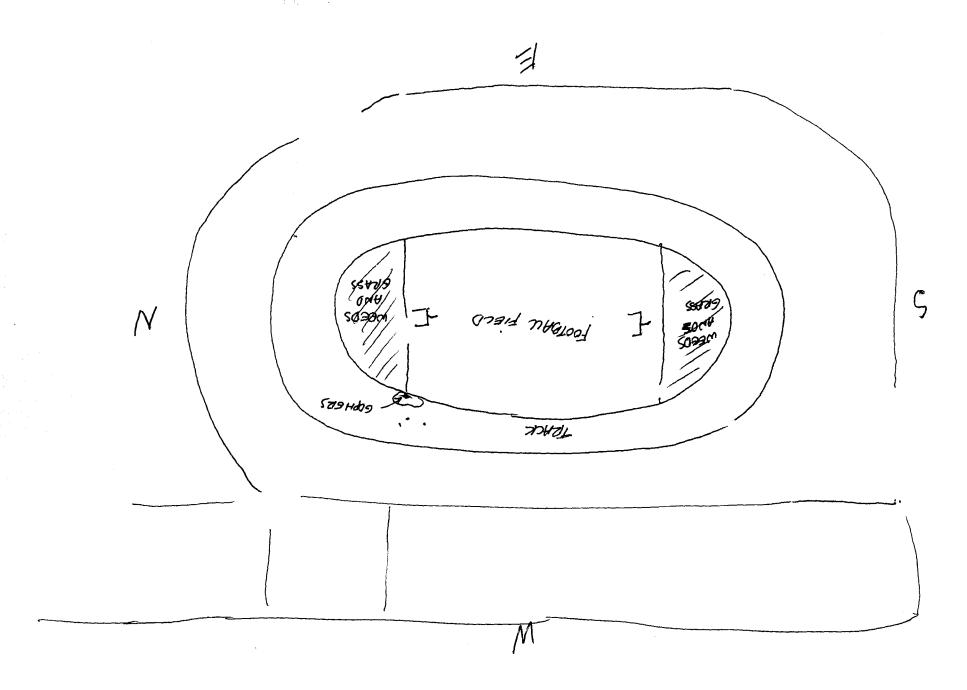
Mowing

The field was mowed to an appropriate level.

Required Resources/Estimated Cost: Tracy High Football

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	0	0	0	
Non-Uniform Surface/ Low & High Areas	0	0	0	
Soil and Soil Amendments	0	0	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	4	0	0	

TRACY ALGH	QUALITY A	SSURANC	E EVALUA	TION CHEC	CKLIST
LOCATION: FOOTBALL FIELD					DATE:
CONDITION OF TURF AREAS	<i>A</i>	II.	111	IV	COMMENTS
1. Turf Quality	vniform, relatively weed free surface, no bare soil	Good to moderate turf density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	
2. Turf Color	Healthy Green Lawn	Yellow or Brown patches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance		Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inchès	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest of rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments					
-4. ·					



Villalovoz Northeast Field

Removal of Obstructions

A tree has died. The plastic container in which the tree was purchased was planted in the earth when the tree was planted. The tree is now gone, but the container remains, partially exposed from the turf. Remove the container.

The tree roots have grown up out of the turf and form obstructions to turf maintenance. The roots should be ground down and removed.

The turf has formed a berm along the edge of the asphalt. The berm will be scraped down to create a smooth surface.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

There is a large area characterized by bare soil and clumps of grass. The grounds department will inspect the irrigation system to ensure it is providing adequate moisture to the bare area.

Non-Uniform Surface/Low & High Areas

The large area characterized by bare soil and clumps of grass is non-uniform, and covered by high and low areas.

Soil & Soil Amendments

Add soil amendments and scrape the bare soil and clumps of grass to create a uniform surface with good soil quality.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the remediated areas.

Mowing

The area was appropriately mowed.

Required Resources/Estimated Cost: Villalovoz Northeast Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	1	0	0	Remove root guard
Rodent Eradication	0	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	0	0	Scrape edge of burm
Soil and Soil Amendments	1	0	0	Refill behind tree box
		<u> </u>	<u> </u>	Till/Compost bare area
Aeration/Dethatching	1	0	0	
Nutrients	1	0	0	
Reseeding Turf Area	1	0	0	
Mowing	0	0	0	
Other	0	0	0	
Total	7	0	0	

LOCATION: VILLA NOTTICLE					DATE:	4	25		08		
CONDITION OF TURF AREAS	1	11	111)	IV		7		COM	MENT	S	
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turi density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses							
2. Turf Color	Healthy Green Lawn		Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses							
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses							
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	·						
5. Pests or Rodents	or pests or rodents		Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface							
Additionial comments			6)								
			and the second second	e e e e							,
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Villalovoz South Field

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

A rodent infestation is fairly extensive along the southern border of the field and in the outfields of the two ball diamonds. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Dry areas exist on the northern center part of the field and in the southeastern corner. It appears the sprinkler is working appropriately on the northern dry area. The water was turned off on the southeastern corner to support PG&E work and was not immediately turned back on. Grounds staff will inspect the irrigation system in both areas to ensure it is adequately irrigating the areas.

Non-Uniform Surface/Low & High Areas

Over a period of time, approximately 5% of the surface has been disrupted by rodents. Much of the field is characterized by high and low areas. Much of the surface of the field is bare soil. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

Add soil amendments and scrape the bare soil and clumps of grass to create a uniform surface with good soil quality.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the remediated areas.

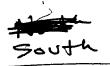
Mowing

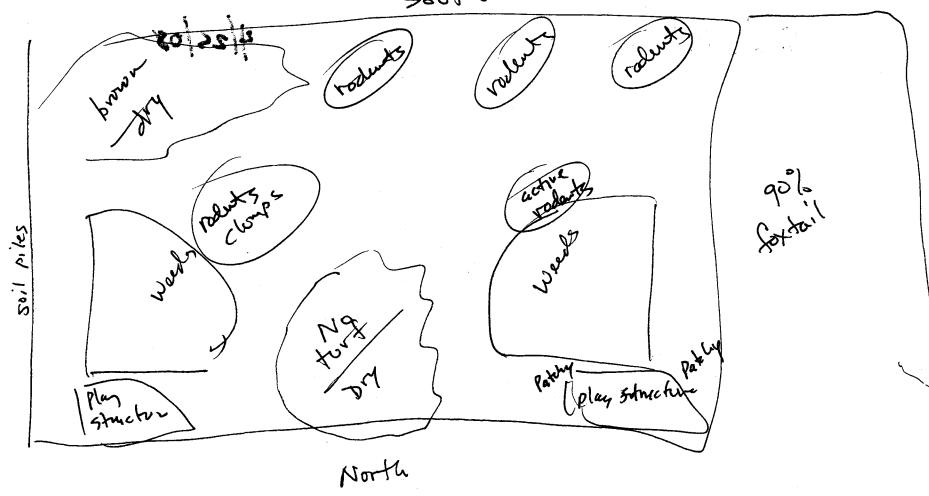
The area was appropriately mowed.

Required Resources/Estimated Cost: Villalovoz South Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	1	0	0	Remove piles of soil from underneath trees
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	\$8,000 for soil
Aeration/Dethatching	1	0	0	
Nutrients	1	2	0	\$100+ for fertilizer
Reseeding Turf Area	1	4	0	\$1,200 for seed
Mowing	0	0	0	
Other	0	0	0	
Total	12	14	0	

LOCATION: Villa South Fields					DATE: 426	08
CONDITION OF TURF AREAS	1	11	#	IV		COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate tun density, no bare soil	density, some bare soil	Primary vegetation not turf grasses		
2. Turf Color	Healthy Green Lawn	Yellow or Brown patches 30% or less	yellow or brown patches may be 50% or more	Primary vegetation not turf grasses		
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less		Primary vegetation not turf grasses		
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more		
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface		
Additionial comments			IN	,		
			end of the second			





Williams

Removal of Obstructions

No obstructions were observed which must be removed from the playing fields.

Rodent Eradication

Evidence of rodents was observed along the southern boundary of the field as well as in the center of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

A number of dry areas were observed at various locations across the field. Grounds staff will inspect the irrigation system in both areas to ensure it is adequately irrigating the areas.

Non-Uniform Surface/Low & High Areas

A number of low, rocky areas exist, where topsoil has apparently eroded. Standing water was observed in some locations. These extensive low areas, as well as areas disrupted by rodents will be repaired by adding soil and amendments, blading the surface, and reseeding. These areas are not readily visible, but are apparent while walking the fields. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

Add soil amendments and scrape the bare soil and clumps of grass to create a uniform surface with good soil quality.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the remediated areas.

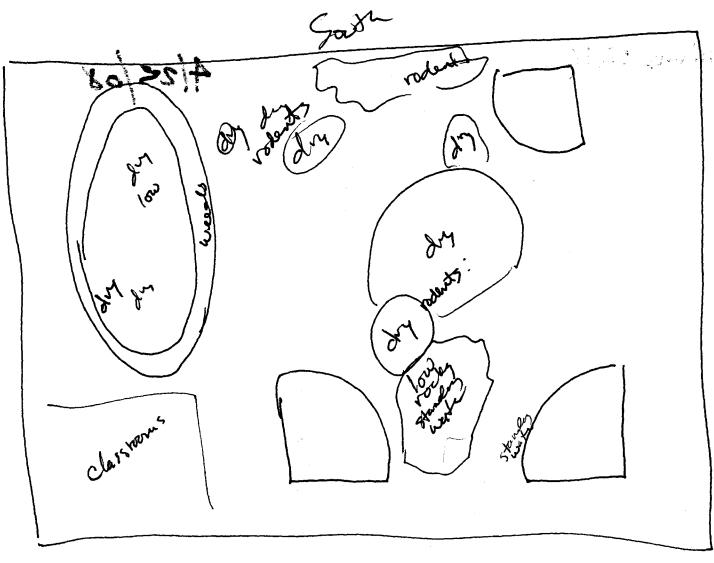
Mowing

The area was appropriately mowed.

Required Resources/Estimated Cost: Williams

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	\$20,000 for soil
Aeration/Dethatching	2	0	0	
Nutrients	1	1	0	\$200+ for fertilizer
Reseeding Turf Area	2	4	0	\$2,400 for seed
Mowing	0	0	0	
Other	0	0	0	
Total	13	13	0	

LOCATION: Williams Big Field		2.5			DATE: 4/25/08
CONDITION OF TURF AREAS	1	n	111	١٧	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate tur density, no bare soil	Moderate to	Primary vegetation not turf grasses	
2. Turf Color	Healthy Green Lawn		Yellow or brown patches may be 50% or	Primary vegetation not turf	
	\ 	Of less	more.	grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent dama\(ge greater than 5% of surface	
Additionial comments				12	
			* 4	•	



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North

West High North Soccer Field Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was evidence of pests or rodents on the northern end of the field. The Grounds Supervisor will contact ADM Pest Control, schedule a service, and assign a groundsman to accompany ADM to ensure rodents are completely eradicated.

Irrigation

Standing water appears to be from a broken sprinkler. Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The field has a number of high and low areas. These areas are not readily visible, but are apparent while walking the fields. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

Amend new soil with compost.

Aeration/Dethatching

Aerate the entire field. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the new soil.

Mowing

The field was moved to an appropriate level.

Required Resources/Estimated Cost: West High North Soccer Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	2	0	0	
Nutrients	1	1	0	
Reseeding Turf Area	2	4	0	
Mowing	0	0	0	
Other	0	0	0	
Total	13	13	0	

WHS Northern Societ Grounds Maintenance Contract Quality assurance Evaluation Checklist

LOCATION ()))					Alac las
LOCATION: NH Soccor	 				DATE: 4/25/08
CONDITION OF TURF AREAS	1	11		IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free	Good to moderate turk density, no	Moderate to poor turf density,	Primary vegetation not turf	
	surface, no bare soil	bare soil	some bare soil	grasses	
2. Turf Color	Healthy Green Lawn	patches 30%		Primary vegetation not turf	
`		or less	be 50% or more	grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	rodent damage less than 2% of surface	than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments	- 7,400 - 5,11 - VW	Y low an	egy sed		
	-		er we		

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West High South Soccer Field

No obstructions were noted.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Standing water appears to be from a broken sprinkler. Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The field has a number of high and low areas. These areas are not readily visible, but are apparent while walking the fields. Mow turf very low to the ground, taking no more than 1/3 length with each mowing. Scrape and till bare areas and areas damaged by rodents. Aerate the existing turf. Spread good quality topsoil one inch deep across the entire area. Adjust sprinklers to an appropriate height, and test to ensure irrigation coverage is adequate. Reseeding entire surface with rye grass seed using the verti-cut seeder borrowed from the City of Tracy. Apply fertilizer to the turf area. Inspect weekly to ensure water is being applied to all areas.

Soil & Soil Amendments

Amend new soil with compost.

Aeration/Dethatching

Aerate the entire field. See Low & High comments above.

Aeration/Dethatching

Poor soil and drainage conditions may be improved with aeration and the addition of soil amendments.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the new soil.

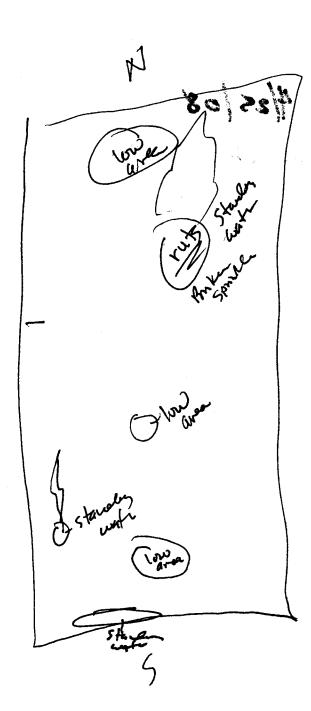
Mowing

The field was moved to an appropriate level.

Required Resources/Estimated Cost: West High South Soccer Field

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	3	4	0	
Soil and Soil Amendments	3	4	0	
Aeration/Dethatching	2	0	0	
Nutrients	1	1	0	
Reseeding Turf Area	2	4	0	
Mowing	0	0	0	
Other	0	0	0	
Total	13	13	0	

LOCATION: WHS South Soca Field					DATE: 425 08
CONDITION OF TURF AREAS	ı		III	IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turn density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	- 10m spot/stanty ust
2. Turf Color	Healthy Green Lawn		Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	WEED FENCE LINES
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents (4. Studen Walt	No evidence or pests or rodents	rodent	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments	\(\rangle - 0 \)	servitory sill low verticus	axes yes		
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Love/

West High PE Field & Softball Fields

Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The unlevel surface will be repaired by adding soil and amendments, and reseeding.

Soil & Soil Amendments

Add soil amendments and scrape the bare soil and clumps of grass to create a uniform surface with good soil quality.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the remediated areas.

Mowing

The area was appropriately mowed.

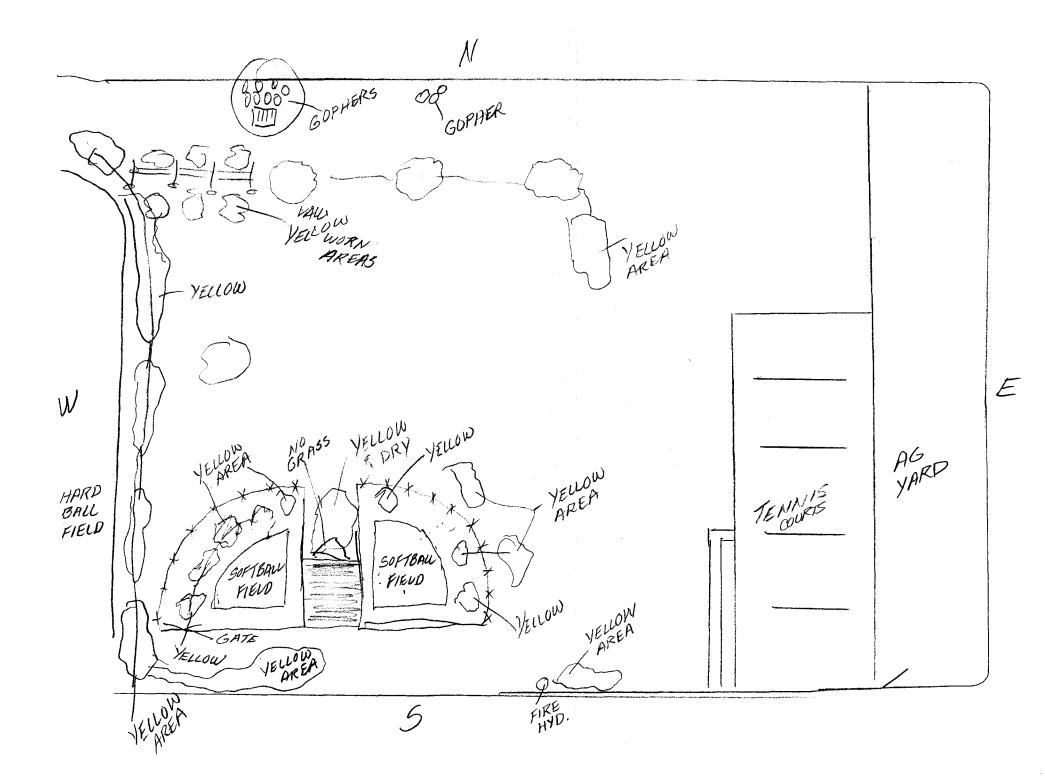
Required Resources/Estimated Cost: West High PE Field and Softball Fields

Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	1	0_	
Soil and Soil Amendments	1	1	0	
Aeration/Dethatching	1	0	0_	
Nutrients	1	1	0_	
Reseeding Turf Area	1	1	0	
Mowing	0	0	0	
Other	0	0	0_	
Total	7	4	0	

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

P.E. FIELD & SOFTBALL FIELDS

OCATION: WEST HIGH					DATE: 5-1-08
CONDITION OF TURF AREAS	1			IV	COMMENTS
l. Turf Quality	Uniform,	Good to	Moderate to	Primary	
	relatively weed free	moderate tur density, no		vegetation not turf	
	surface, no		density, some bare	grasses	
	bare soil	30.00	soil	9,20000	
2. Turf Color	Healthy	Yellow or	Yellow or	Primary	
a. Turi Goloi	Green Lawy		brown	vegetation	
	1 /	patches 30%	patches may	not turf	
	1 (or less	be 50% or	grasses	
			more	,	
				,	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50%	Primary vegetation	
1	15% Of less	30% or less	or more	not turf	
\		Y	l or more	grasses	
· · · · · · · · · · · · · · · · · · ·					
. Mow Height	2.5 inches		3.5 inches or	4 inches or	
	/	less	more	more	
	1. ()	f .		
				<u> </u>	
5. Pests or Rodents	No evidence	L.	Pest or	Pest or	
	or pests or rodents	rodent	rodent damage less	rodent damange	
	Todents	than 2% of	than 5% of	greater than	
		surface	surface /	5% of	
	4	1 \	_	surface	Ī



West High Baseball Field Removal of Obstructions

No obstructions were noted.

Rodent Eradication

There was no evidence of pests or rodents.

Irrigation

Grounds will operate all sprinklers and check for operability and coverage.

Non-Uniform Surface/Low & High Areas

The unlevel surface will be repaired by adding soil and amendments, and reseeding.

Soil & Soil Amendments

Add soil amendments and scrape the bare soil and clumps of grass to create a uniform surface with good soil quality.

Aeration/Dethatching

Aerate the entire field.

Nutrients

Fertilize the entire field.

Reseeding Turf Areas

Reseed the remediated areas.

Mowing

The area was appropriately mowed.

Required Resources/Estimated Cost: West High Baseball Field

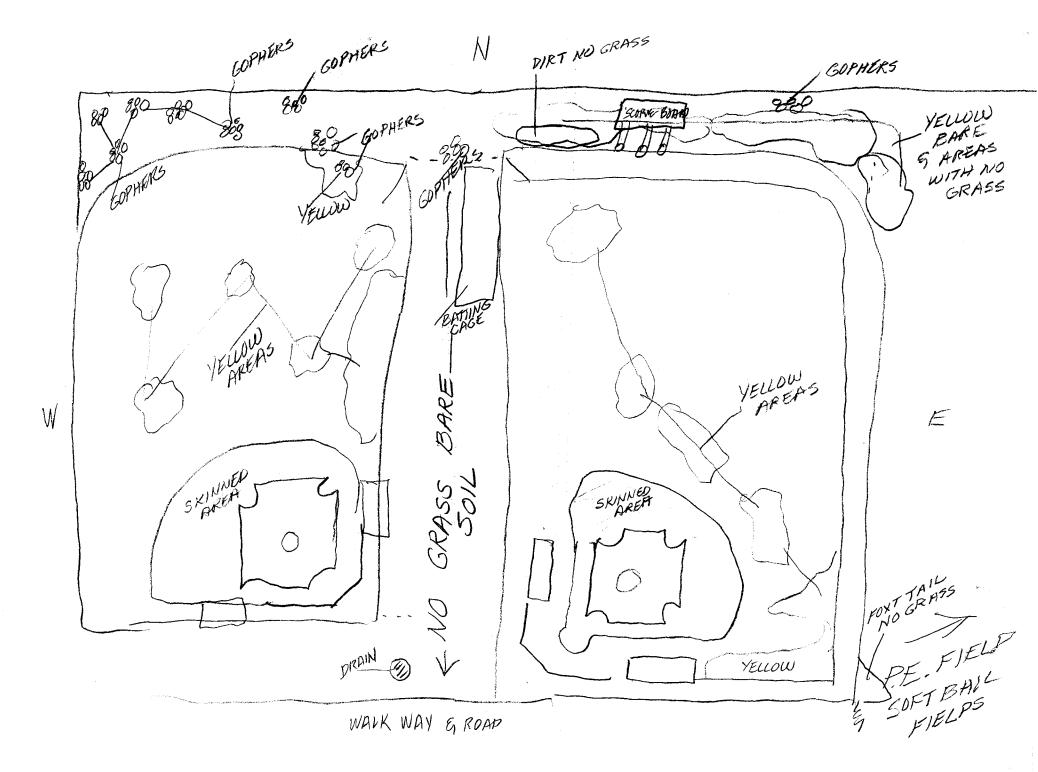
Activity	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Comments
Removal of obstructions	0	0	0	
Rodent Eradication	1	0	0	
Irrigation	1	0	0	
Non-Uniform Surface/ Low & High Areas	1	1	0	
Soil and Soil Amendments	1	1	0	
Aeration/Dethatching	1	0	0	
Nutrients	1	1	0	
Reseeding Turf Area	1	1	0	
Mowing	0	0	0	
Other	0	0	0	
Total	7	4	0	

Additional Comments:

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

BASEBALL FIELDS

				DATE: 5-1-08
1		Ш	IV	COMMENTS
Uniform,	Good to	Moderate to	Primary	
•				
bare soil	Date Son	Sollie balle	grasses	
Healthy	Yellow or	Yellow of	Primary	
Green Lawn		brown	vegetation	
	1'		i /	
}	or less		grasses	
		more		
15% or less	30% or less			
\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	\setminus	or more		
1			grasses	
2.5 inches	3 inches or	3.5 inches or	4 inches or	
-1	less	more	more	
] /			
No evidence	Pest or	Pest or	Pest or	
			1.1	
rodents	damage less			
į				
	Surface \	Suriace	surface	
	relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less No evidence or pests or rodent	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Patches 30% or less Weed level 15% or less No evidence or pests or rodents than 2% of features and patches of the poor turf density, some bare soil bare soil Yellow or Brown patches 30% or less Weed level 15% or less No evidence or pests or rodent damage less than 2% of the poor turf density, some bare soil bare soil bare soil brown patches may be 50% or more Weed level 15% or less 30% or less may be 50% or more	Uniform, relatively weed free surface, no bare soil Healthy Green Lawn Weed level 15% or less No evidence or pests or rodents than 2% of less Holding and the soil of the surface, no bare surface, no bare soil of the surface, no bare surface,



V. PROJECT RESOURCE SUMMARY

As stated earlier, budgeting the use of resources is a form of prioritizing projects. Therefore, a simple tabular summary of resource needs is displayed below. Each of the project options is assigned a score for use in prioritizing work.

Given that resources are limited, the planning team must utilize an effective method for allocating those resources. Two opposing options were explored:

- 1. Identify the grounds projects with the worst conditions and allocate as many resources as are available to improve the conditions at those sites. This option would show the greatest possible improvement at any one site.
- 2. Identify the grounds with the fewest resource needs, and allocate as many resources as required to bring those sites up to the district standard. This option would lead to the greatest number of sites with conditions meeting the district standard.

The planning team determined that option two was the preferred allocation process. This method will yield the greatest benefit per resource to the most students and facility users. This process allows the grounds crews to address the easiest, fastest, least expensive projects first, reducing the number of improving projects outstanding. Regardless of the allocation process, it is clear that rodent eradication must be aggressively managed at all sites. Also, access to vehicles must be limited to the greatest degree possible. Finally, **ALERT** conditions must be addressed immediately. These three steps will protect against further degradation of the field.

Comparing this rubric to the site condition assessments, the following table was developed.

Site:	Personnel/ Time (man hours)	Materials Cost	Equipment Cost	Total	Comments:
Bohn	5	0	0	5	
Central	6	2	0	8	
DEC	0	0	0	0	
Delta Island	11	7	0	18	
Duncan Russell	0	0	0	0	
Freiler	10	12	0	22	
Hirsch	4	0	0	4	
Jacobson	7	0	0	7	
Kelly	6	0	0	6	
McKinley	7	2	0	9	
Monte Vista East Field	10	12	0	22	
Monte Vista Northwest PE Field	10	12	0	22	
Monte Vista S/W Field #6	10	12	0	22	
North	6	0	0	6	
Poet-Christian	10_	12	0	22	
South/West Park	10	12	0	22_	
Stein	8	0	0	8	
Villalovoz Northeast	7	0	0	7	
Villalovoz South	12	14	0	26	
Williams	13	13	0	26	
Tracy High PE	9	11	0	20	
Tracy High Football	4	0	0	4	
West High North Soccer Field	13	13	0	26	
West High South Soccer Field	13	13	0	26	
West High PE Field & Softball Fields	7	4	0	11	
West High Baseball Field	7	4	0	11	

VI. SEQUENCE & TIMING

The preceding plan includes projects at each site of varying degrees of scale and cost. However, estimated times and costs to complete each step of the project have not yet been validated. Of particular concern is the estimated amount of soil required for each project. Therefore, the team plans to complete projects at Poet-Christian and Bohn Schools before completing this section of the plan.

These tests will help us to accurately establish the required resources to complete the work. This knowledge will allow the staff to prioritize completion of the projects. It is thought that completing the simplest, least expensive projects will lead to improvements on the greatest number and square footage of turf areas. If resources are adequate to complete all of the projects this summer, a plan will be developed to do so. If resources are inadequate, a multiple-year schedule will be developed.

The plan to complete the projects at Poet-Christian and Bohn from May 15th through May 23rd is detailed below:

Poet Christian Grounds/Bohn Improvement Plan

Several weeks in advance: ADM apply rodenticide

Thursday, May 15

Mow – remove 1/3 of turf height

Monday, May 19

Time	Action	Responsibility
7:30 am – 8:00 am	Walk Through	Craig, Phil, Jim, Benny,
		Ignacio, Rodrigo, Bill
7:30 am – 9:00 am	Mow grass low to ground	Reuben on Jacobson
8:00 am – noon	Irrigation check at Poet-Christian	Jim, Phil, Rodrigo
	 Jim, Phil, or Rodrigo bring tractor w/ scraper for Benny and Ignacio to scrape high spots Check brown spots & standing water Troubleshoot problems Flag and/or paint sprinklers for aerification 	
8:00 am – 10:00 am	 Till problem areas Till weedy areas about 1" deep Till high area by drain on west end of field deep enough to scrape level 	Benny bring tractor w/ roto- tiller

10:00 am – noon	Aerify entire campus	Jim, Phil, Rodrigo bring
		tractor w/ aerator
3:00 pm – 3:30	Bring tractor w/ scraper back to yard	Jim or Phil, Rodrigo

Tuesday, May 20

Time	A -4:	D
Time	Action	Responsibility
7:30 am – 4:00 pm	 Spread/level soil Poet Use backhoe and Top Dresser Spread soil to fill low areas Notify Craig, Jim, and Phil one hour before work is complete. 	Benny, Ignacio
8:00 am – 4:00 pm	 Irrigation Check Bohn Check brown spots & standing water Troubleshoot problems Flag and/or paint sprinklers for aerification 	Jim, Phil, Rodrigo
10:00 am – 4:00 pm	 Till problem areas Bohn Till weedy areas about 1" deep Till high area by drain on west end of field deep enough to scrape level 	Jim, Phil, Rodrigo bring tractor w/ roto-tiller
10:00 am – 4:00 pm	Aerify entire campus Bohn	Jim, Phil, Rodrigo bring tractor w/aerator
10:30 am – 4:00 pm	Verti-Cut Seed Bohn	Jim, Phil, Rodrigo bring tractor w/verti-cut seeder

Wednesday, May 21

Time	Action	Responsibility
7:30 am - noon	 Spread/level soil Poet Use backhoe and Top Dresser Spread soil to fill low areas Notify Craig, Jim, and Phil one hour before work is complete. 	Benny, Ignacio
7:30 am - noon	Irrigation Check Poet	Jim, Phil, Rodrigo

Thursday, May 22

Time	Action	Responsibility
7:30 am - noon	Verti-Cut Seed Poet	Ignacio

Friday, May 23

Time	Action	Responsibility

7:30 am – 8:30 am	Inspect project	Craig, Phil, Jim, Phil,
		Rodrigo, Benny, Ignacio,
		Bill, Casey

If time permits, the Hirsch School project will be addressed on Thursday as the Bohn project was completed on Tuesday. If possible, Central School will be addressed on Friday.

Plans for remaining schools will be included after a review after Friday, May 23rd.

APPENDIX A: BLANK ASSESSMENT SHEET

GROUNDS MAINTENANCE CONTRACT QUALITY ASSURANCE EVALUATION CHECKLIST

		, 			
LOCATION:					DATE:
CONDITION OF TURF AREAS	1	II	111	IV	COMMENTS
1. Turf Quality	Uniform, relatively weed free surface, no bare soil	Good to moderate turk density, no bare soil	Moderate to poor turf density, some bare soil	Primary vegetation not turf grasses	
2. Turf Color	Healthy Green Lawn	Yeilow or Brown patches 30% or less	Yellow or brown patches may be 50% or more	Primary vegetation not turf grasses	
3. Weed Tolerance	Weed level 15% or less	Weed level 30% or less	Weed level may be 50% or more	Primary vegetation not turf grasses	
4. Mow Height	2.5 inches	3 inches or less	3.5 inches or more	4 inches or more	
5. Pests or Rodents	No evidence or pests or rodents	Pest or rodent damage less than 2% of surface	Pest or rodent damage less than 5% of surface	Pest or rodent damange greater than 5% of surface	
Additionial comments					
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SEPARATE COVER ITEM WEST HIGH TARDY POLICY

MEETING: MAY 28, 2008