

Entrance Improvements

In the past 2-3 years, SPHA has undertaken and completed several projects to improve the look of our entrances and bring them up to the standards of similar priced neighborhoods. These projects were necessary to complete scheduled maintenance as well as problem areas while also improving the entrance look. Vision 2025 funds were applied for to match SPHA funds to make as many improvements as funds allowed. SPHA applied for and received \$45,405.58, with \$3700 remaining for a future project.

	Total Cost	City Amount	SPHA Cost
87th & Yale Entrance Bradford Tree Removal (10)	\$2,450.00	\$1,837.50	\$612.50
87th & Yale Entrance Tree Planting 6 Bald Cyprus	\$2,475.00	\$1,856.25	\$618.75
87th & Yale Sign Monument	\$2,485.00	\$1,863.75	\$621.25
Brass Sign Replacement(5) - All entrances	\$7,975.00	\$5,319.33	\$2,655.68
New Entrance Lights - All entrances	\$6,046.39	\$2,375.00	\$3,671.39
86th & Hudson Sign Monument	\$2,499.00	\$1,874.25	\$624.75
Brass Sign, 86th & Hudson	\$2,149.00	\$1,580.50	\$568.50
Rock & Block Wall Construction	\$13,169.50	\$0.00	\$13,169.50
Stucco All Entrance Walls & Pillars	\$44,356.00	\$24,999.00	\$19,357.00
Totals Vision 2025	\$83,604.89	\$41,705.58	\$41,899.32

Our neighborhood entrances have become very dated and were constructed with techniques used 20 years ago. The entrances have a detrimental affect on neighborhood values just as much as keeping homes updated. The entrance look is important to getting buyers into the neighborhood and keeping home values up and selling quickly. This is very important to all of our residents.

Flooding has always been a problem affecting plantings, while all walls require painting every 3 years at \$20,000 each painting. Removing rusted iron grate fencing and replacing that with rock walls improved the look similar to that of newer neighborhoods. Applying stucco to all the walls adds permanent color, improves the look, and eliminates the frequent painting efforts.

Now, we must complete the look at 91st Street and also complete other projects that have been delayed while the Vision 2025 projects have been completed. Those open projects for completion are:

- Fence Construction and Replacement at 91st & Hudson
- Staining of all perimeter wood fencing
- Construction of walls at 91st & Hudson
- Stucco of constructed walls
- Landscaping of all entrances not completed last year

Completing these projects will give Southern Pointe a look of completion that we desperately need rather than having a look of incompleteness over the next 2-3 years. Once complete, the neighborhood look will be that of newer neighborhoods and reduce the maintenance activity required.