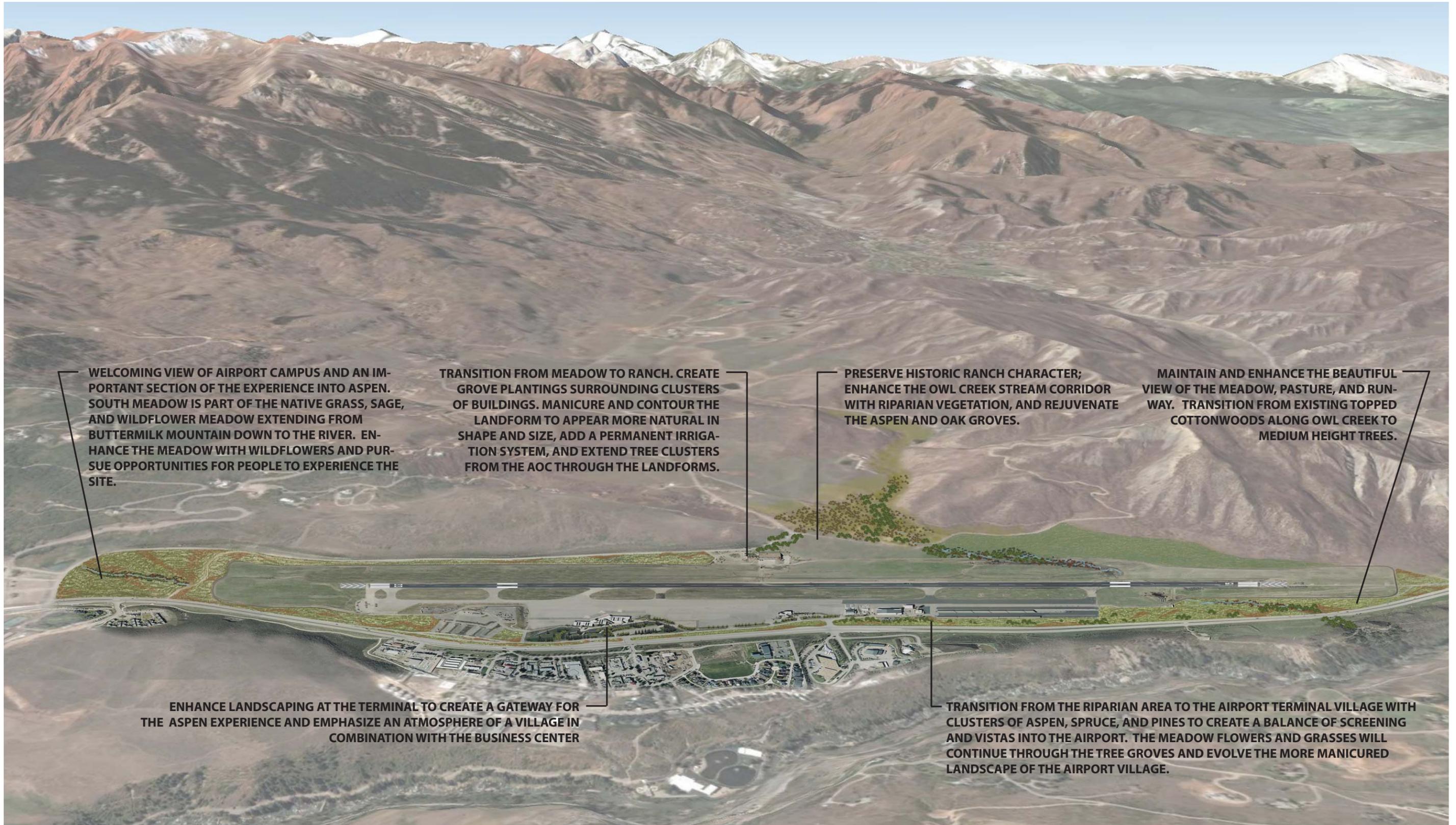




PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN

ASPEN, COLORADO

Shannon MurphyLandscape Architects



WELCOMING VIEW OF AIRPORT CAMPUS AND AN IMPORTANT SECTION OF THE EXPERIENCE INTO ASPEN. SOUTH MEADOW IS PART OF THE NATIVE GRASS, SAGE, AND WILDFLOWER MEADOW EXTENDING FROM BUTTERMILK MOUNTAIN DOWN TO THE RIVER. ENHANCE THE MEADOW WITH WILDFLOWERS AND PURSUE OPPORTUNITIES FOR PEOPLE TO EXPERIENCE THE SITE.

TRANSITION FROM MEADOW TO RANCH. CREATE GROVE PLANTINGS SURROUNDING CLUSTERS OF BUILDINGS. MANICURE AND CONTOUR THE LANDFORM TO APPEAR MORE NATURAL IN SHAPE AND SIZE, ADD A PERMANENT IRRIGATION SYSTEM, AND EXTEND TREE CLUSTERS FROM THE AOC THROUGH THE LANDFORMS.

PRESERVE HISTORIC RANCH CHARACTER; ENHANCE THE OWL CREEK STREAM CORRIDOR WITH RIPARIAN VEGETATION, AND REJUVENATE THE ASPEN AND OAK GROVES.

MAINTAIN AND ENHANCE THE BEAUTIFUL VIEW OF THE MEADOW, PASTURE, AND RUNWAY. TRANSITION FROM EXISTING TOPPED COTTONWOODS ALONG OWL CREEK TO MEDIUM HEIGHT TREES.

ENHANCE LANDSCAPING AT THE TERMINAL TO CREATE A GATEWAY FOR THE ASPEN EXPERIENCE AND EMPHASIZE AN ATMOSPHERE OF A VILLAGE IN COMBINATION WITH THE BUSINESS CENTER

TRANSITION FROM THE RIPARIAN AREA TO THE AIRPORT TERMINAL VILLAGE WITH CLUSTERS OF ASPEN, SPRUCE, AND PINES TO CREATE A BALANCE OF SCREENING AND VISTAS INTO THE AIRPORT. THE MEADOW FLOWERS AND GRASSES WILL CONTINUE THROUGH THE TREE GROVES AND EVOLVE THE MORE MANICURED LANDSCAPE OF THE AIRPORT VILLAGE.

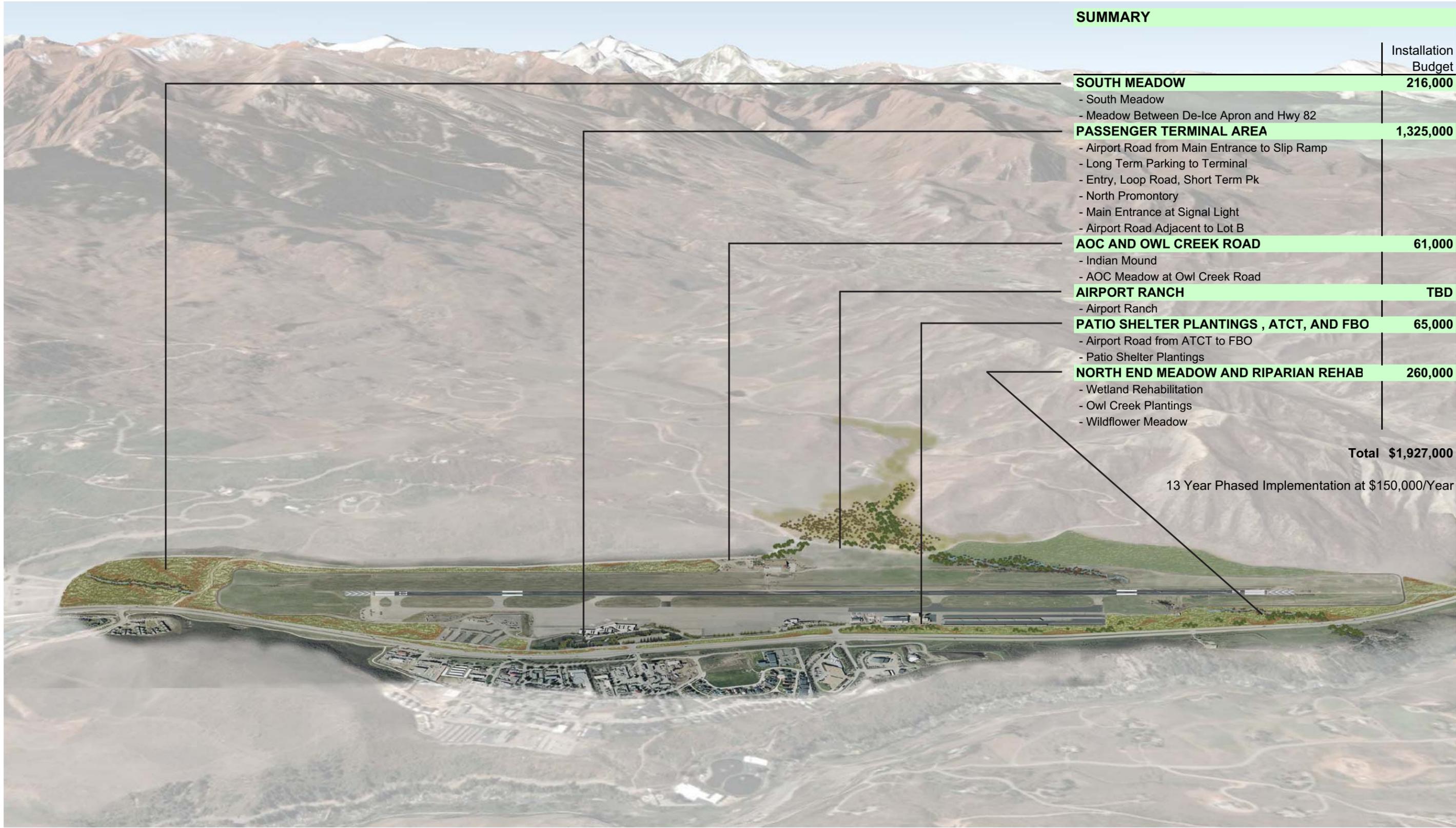


PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN

ASPEN, COLORADO

SITE PLAN

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SUMMARY

	Installation Budget
SOUTH MEADOW	216,000
- South Meadow	
- Meadow Between De-Ice Apron and Hwy 82	
PASSENGER TERMINAL AREA	1,325,000
- Airport Road from Main Entrance to Slip Ramp	
- Long Term Parking to Terminal	
- Entry, Loop Road, Short Term Pk	
- North Promontory	
- Main Entrance at Signal Light	
- Airport Road Adjacent to Lot B	
AOC AND OWL CREEK ROAD	61,000
- Indian Mound	
- AOC Meadow at Owl Creek Road	
AIRPORT RANCH	TBD
- Airport Ranch	
PATIO SHELTER PLANTINGS , ATCT, AND FBO	65,000
- Airport Road from ATCT to FBO	
- Patio Shelter Plantings	
NORTH END MEADOW AND RIPARIAN REHAB	260,000
- Wetland Rehabilitation	
- Owl Creek Plantings	
- Wildflower Meadow	

Total \$1,927,000

13 Year Phased Implementation at \$150,000/Year





PHASING CONCEPTS SUMMARY

Each Year We Would Devote a Percentage of the Years Landscape Budget to a Project in Each Category. This Will Allow the Money to be Utilized Effectively for Immediate Aesthetic Improvements as Well as Long Term Benefits.

Category 1: On Going Projects That Require Yearly Attention

- Terminal Planter Pots

Category 2: Complete Existing Projects For Desired Outcome

- Finishing Touches on Existing Projects - 2 year Period
- AOC Roof Plantings
- AOC Landscape Plantings
- Patio Shelter Plantings

Category 3: Investing In Long Term Projects That Require Initial Investment With Long Term Visual Benefits

- Utilize Irrigation Water Rights. Environmentally Responsible to Use Non-Potable Water.
 - A - Transitioning Terminal Landscaping From City Water to Ditch Water
 - B - Opportunities to Introduce the Irrigation Stream as a Landscape Feature
 - C - Temporary Re-usable Irrigation System to Establish Wildflower Areas Using a Pump System and Above Ground Piping and Sprinklers
- Transition Cottonwoods at Owl Creek to Medium Stature Grove
- Opportunities for Micro-Hydro Electric on Owl Creek Near the Ranch
- Include Bioswales for Storm Water Run-off
- Public and Private Partnerships at the Airport Ranch i.e. Hay Fields and Cattle
- Electric Car Charging Stations Near Terminal
- Creating Wildflower Meadows Over Time Throughout the Airport Campus

Category 4: New Installations For Immediate Visual Impact

- Cluster Tree Plantings
- Terminal Entry Gardens

Category 5: Interactive Public Spaces

- South Meadow Interactive Signs and Trails
- Public Gathering Spaces, Interpretive Signs, and Art
- Trail Network and Connections





5-12-09 BOCC WORK SESSION SUMMARY

Jim Elwood, Airport Director, and Shannon Murphy, Landscape Architect, met with BOCC at their May 12, 2009 work session. They presented an overview of landscape projects installed on the airport campus and the Landscape Master Plan document developed to guide the airport with installation projects for the next 10-13 years. Specific elements of the Landscape Master Plan discussed at the work session were:

1. Identify the many diverse ecosystems and landscape characteristics of the airport area and surrounding environments.
2. Illustration of landscape designs/strategies to enhance site features and ecological systems
3. Conceptual installation scopes of work and associated budgets
4. Installation strategies and phasing
5. Ongoing maintenance and continued stewardship

Following the landscape presentation, the Commissioners were asked to provide input and comment on the landscape design concepts, phasing and installation strategies. Below are their comments and suggestions.

BOCC Work Session Comments

- Urged the team to be mindful and aware of future projects and not invest in items that will be demolished in a few years.
- Agreed with the categorizing approach of yearly budget, to disperse the funds into projects with immediate benefit as well as investing in long term projects with future aesthetic payoffs.
- Agreed with enhancing terminal gardens to promote a great first impression our community.
- Promoted additional planting and maintaining an intensity of wildflowers throughout the airport campus.
- Concluded that we provide perennials that benefit honey bees as they are on the decline.
- Urged that wildflower plantings should include a sequence of flowering blooms from Spring through Fall.
- Encouraged minimal manicured areas and increase the natural vegetation.
- Supported the idea of transitioning Cottonwoods at Owl Creek to medium stature grove over next few years.
- Agreed with enhancing perennial and tree plantings along the sidewalk to the long term parking area and the shuttle service staging area.
- Supported the idea to enhance areas near terminal and long term parking.
- Encouraged the concept of planting aspen trees that could be grown in place and transplanted at a mature size onto future projects.
- Promoted the bioswale idea and irrigation stream water features.
- Supported utilizing irrigation water rights. Environmentally responsible to use non potable water.
- Urged the team to provide future space for public gathering events.
- Suggested the team work with local non-profits for public art displays throughout the campus i.e. Anderson Ranch, Red Brick Center for the Arts, Aspen Art Museum.
- Supported ideas involving green solutions i.e. electric car parking stations and micro-hydro electric from Owl Creek.

Priorities for 2009

- 1- AOC Roof Plantings
- 2- Owl Creek view plane
- 3- Terminal area, providing for potential future projects
- 4- North ramp tree groves
- 5- Wildflowers





APPENDIXES

PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN

ASPEN, COLORADO

Shannon MurphyLandscape Architects



South Meadow

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	500,000	square foot	\$0.05	\$25,000
Seed wildflowers	following spring, hand broadcast	500,000	square foot	\$0.15	\$75,000
Riparian plantings		1	allowance	\$20,000	\$20,000
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$13,000
Landscape Architectural Design and Construction Observation					\$14,300
Subtotal					\$157,300

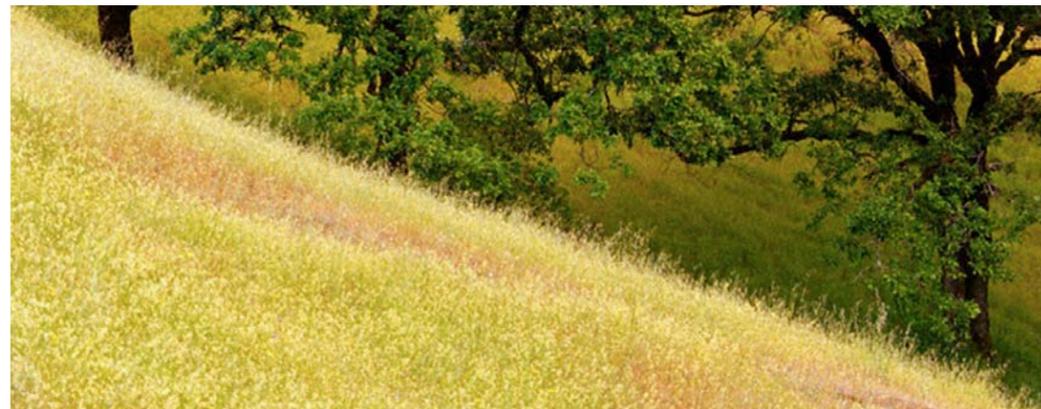
Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$2,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

SOUTH MEADOW

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Indian Mound

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	88,600	square foot	\$0.05	\$4,430
Seed wildflowers	following spring, hand broadcast	88,600	square foot	\$0.15	\$13,290
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,772
Landscape Architectural Design and Construction Observation					\$3,049
Subtotal					\$33,541

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$500

AOC Meadow at Owl Creek Road

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	62,400	square foot	\$0.05	\$3,120
Seed wildflowers	following spring, hand broadcast	62,400	square foot	\$0.15	\$9,360
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,248
Landscape Architectural Design and Construction Observation					\$2,473
Subtotal					\$27,201

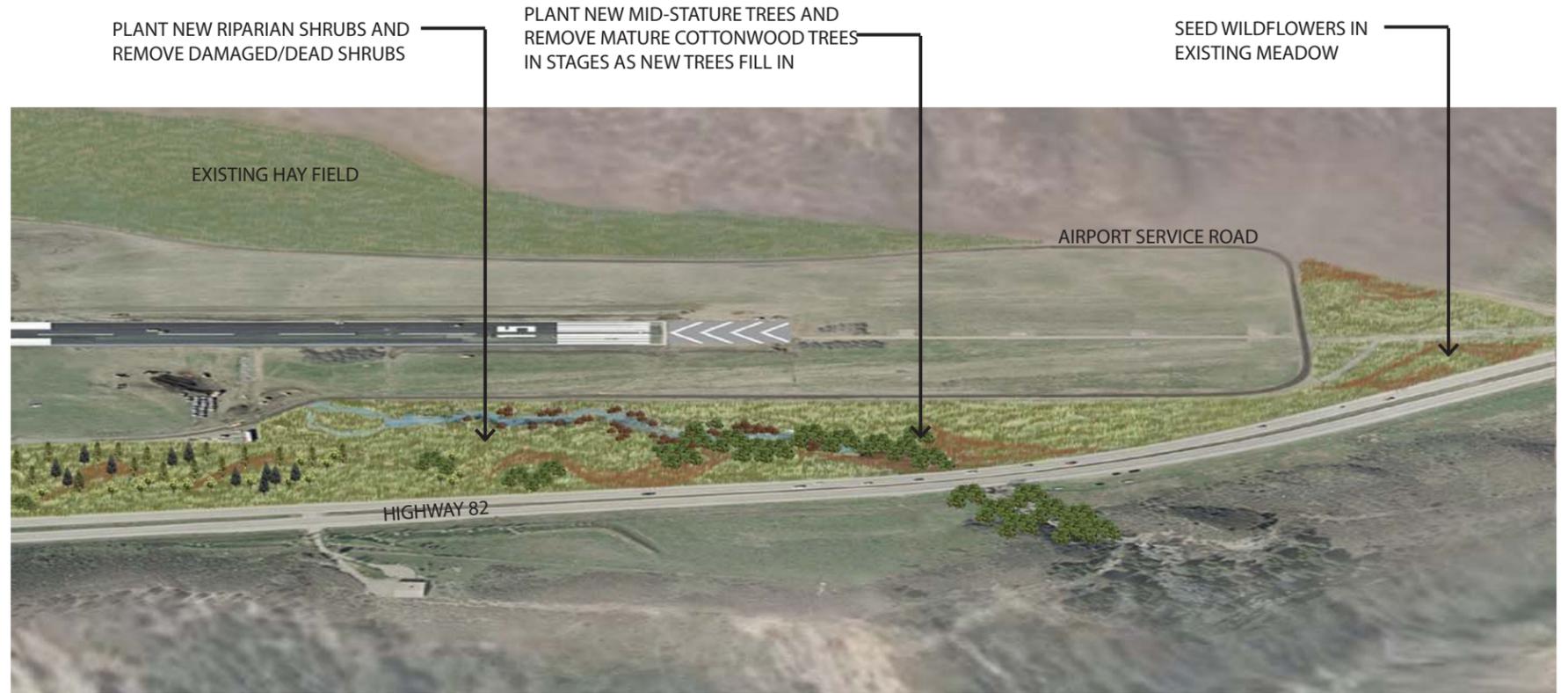
Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$500



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

OWL CREEK ROAD

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North End Owl Creek Plantings

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Pruning and clean-up	hand labor	60	labor hours	\$40	\$2,400
Plant new mid stature decid. trees	mature height 20'-30' tall	25	2" caliper	\$300	\$7,500
Remove cottonwoods (\$1,000/day)	1st season, trees topped 20' and less	3	day (crew+eq)	\$1,000	\$3,000
Remove cottonwoods (\$1,000/day)	3rd season, trees topped 40' and less	5	day (crew+eq)	\$1,000	\$5,000
Remove cottonwoods (\$1,000/day)	5th season, trees topped 60' and less	15	day (crew+eq)	\$1,000	\$15,000
Permanent irrigation	bubbler system to trees	25	3 bubbler/tree	\$200	\$5,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$3,790
Landscape Architectural Design and Construction Observation					\$4,169
Subtotal					\$35,500

Yearly maintenance required after installation \$3,000

North End Wildflower Meadow

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	1,012,500	square foot	\$0.05	\$50,625
Seed wildflowers	following spring, hand broadcast	1,012,500	square foot	\$0.15	\$151,875
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$21,250
Landscape Architectural Design and Construction Observation					\$23,375
Subtotal					\$212,500

Yearly maintenance required after installation \$0

North End Wetland Rehabilitation

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Remove damaged vegetation and invasive weeds		80	labor hours	\$40	\$3,200
Plant riparian shrubs to increase massing		200		\$45	\$9,000
No Irrigation	plant seedlings in wetland areas			\$0	\$0
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$1,220
Landscape Architectural Design and Construction Observation					\$1,342
Subtotal					\$12,200

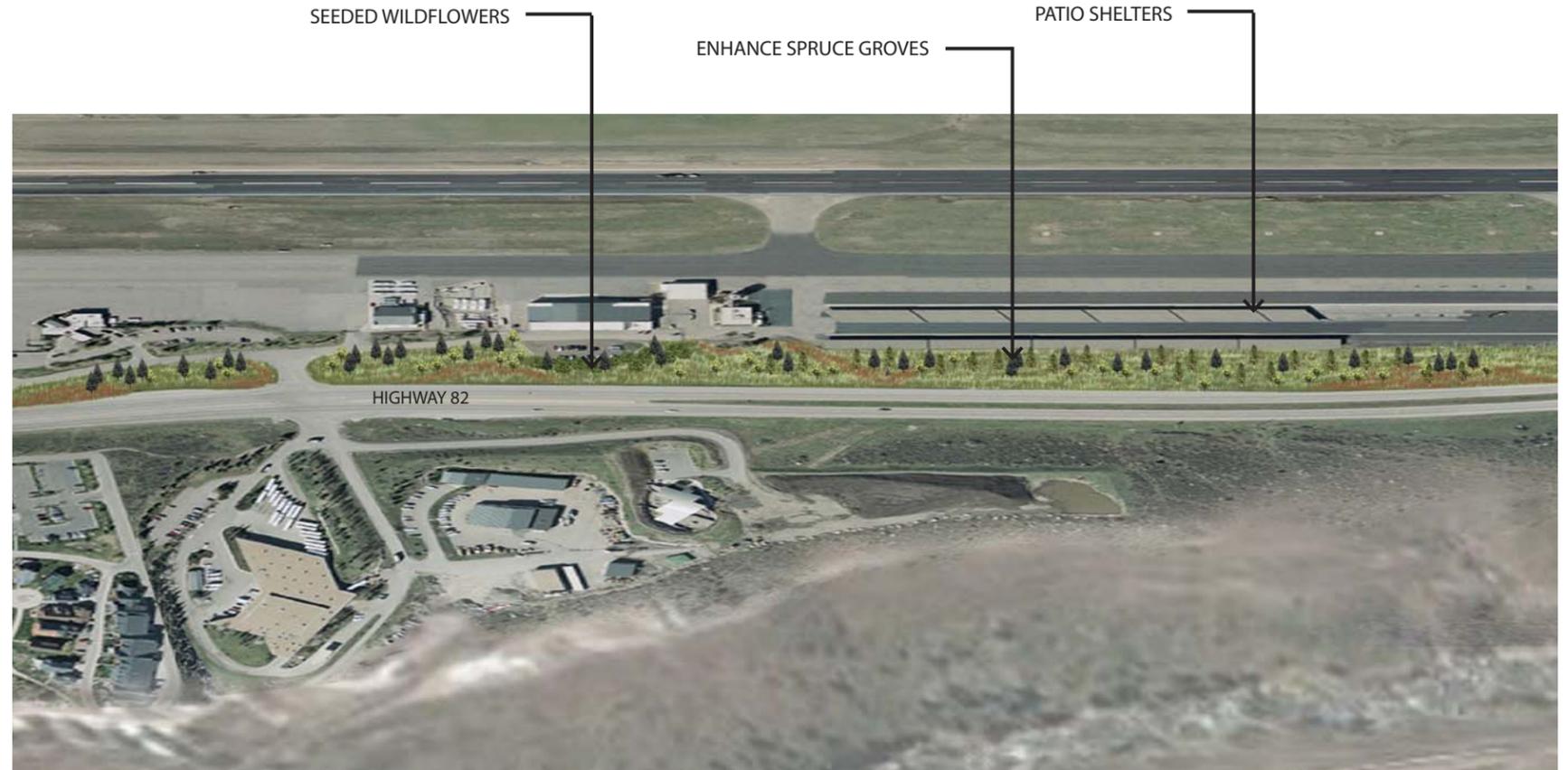
Yearly maintenance required after installation \$2,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

NORTH END MEADOW AND RIPARIAN REHABILITATION

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North End Patio Shelter Plantings

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Remove damaged vegetation	from past irrigation trouble	80	labor hours	\$40	\$3,200
Additional spruce to fill obvious gaps	16' tall	15	16 ft. height	\$1,700	\$25,500
Irrigation	irrigation already in place			\$0	\$0
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,870
Landscape Architectural Design and Construction Observation					\$3,157
Subtotal					\$34,727

Yearly maintenance required after installation; fertilize and spray new trees

\$2,000

Airport Road from ATCT to FBO

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	60,000	square foot	\$0.05	\$3,000
Seed wildflowers	following spring, hand broadcast	60,000	square foot	\$0.15	\$9,000
Prune existing vegetation and general clean-up		80	labor hours	\$40	\$3,200
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,520
Landscape Architectural Design and Construction Observation					\$2,772
Subtotal					\$30,492

Yearly maintenance required after installation

\$0



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

NORTH END PATIO, ATCT, AND FBO

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Terminal Area- Building Entry, Loop Road, Short Term Parking

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Demolition-asphalt, gravel east lane of loop road, haul off site			allowance		\$10,000
Remove planter pots	recycle		allowance		\$1,000
Plant trees from pots into landscape			allowance		\$2,000
Aspen trees		20	2.5" caliper	\$400	\$8,000
Topsoil- former asphalt areas	8" cover	175	cubic yards	\$65	\$11,375
Sod- former asphalt areas		7,100	square foot	\$0.65	\$4,615
Plant perennials in existing beds adjacent to terminal		200	1 gallon pot	\$15	\$3,000
Prune existing vegetation and general clean-up		80	labor hours	\$40	\$3,200
Mulch in all beds	composting mulch	150	cubic yards	\$75	\$11,250
Irrigation	new zones	7,100	square foot	\$2	\$14,200
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$6,864
Landscape Architectural Design and Construction Observation					\$7,550
Subtotal					\$83,054

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$3,000

Main Entrance at Signal Light

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	60,000	square foot	\$0.05	\$3,000
Seed wildflowers	following spring, hand broadcast	60,000	square foot	\$0.15	\$9,000
Soil preparation near Airport sign	till 3" compost into soil	200	cubic yards	\$65	\$13,000
Plant flats of wildflowers near sign		300	flats	\$80	\$24,000
Prune existing vegetation and general clean-up		80	labor hours	\$40	\$3,200
Irrigation	improvements to existing zones	1	allowance	\$3,000	\$3,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$5,520
Landscape Architectural Design and Construction Observation					\$6,072
Subtotal					\$66,792

Yearly maintenance required after installation; fertilization and weeding \$3,000

Airport Road from Main Entrance to Slip Ramp

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	60,000	square foot	\$0.05	\$3,000
Seed wildflowers	following spring, hand broadcast	60,000	square foot	\$0.15	\$9,000
Prune existing cottonwood trees, other vegetation and general clean-up		160	labor hours	\$40	\$6,400
Irrigation	repair existing system	1	allowance	\$2,000	\$2,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,040
Landscape Architectural Design and Construction Observation					\$2,244
Subtotal					\$24,684

Yearly maintenance required after installation \$1,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

MAIN ENTRANCE TO TERMINAL

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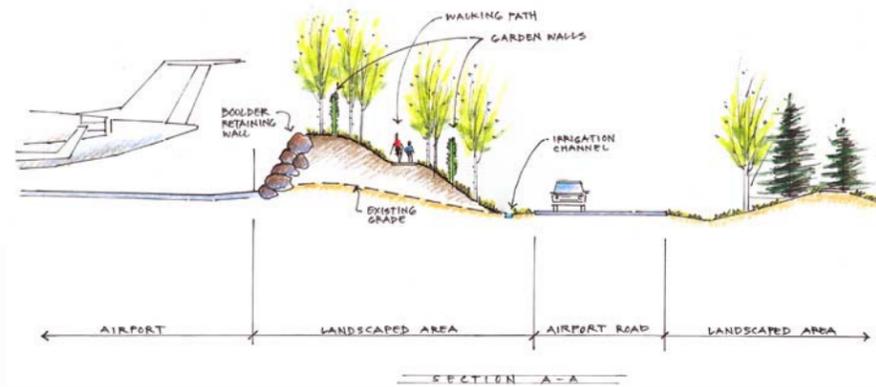


Meadow Between De-Ice Apron and Highway 82

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	191,600	square foot	\$0.05	\$9,580
Seed wildflowers	following spring, hand broadcast	191,600	square foot	\$0.15	\$28,740
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$4,832
Landscape Architectural Design and Construction Observation					\$5,315
Subtotal					\$58,467

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$1,000





Airport Road Adjacent to Lot B

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Demolition- section of security fence			allowance		\$5,000
Prune existing vegetation and general clean-up		24	labor hours	\$40	\$960
Remove weeds	spot spray and hand pull	24	labor hours	\$40	\$960
Electric Car- parking: asphalt		1,700	square foot	\$10	\$17,000
Electric Car- battery charging stations			allowance		\$5,000
Sidewalk and curb-join existing concrete walk		1,000	square foot	\$15	\$15,000
Boulder retaining- ramp side		6,530	face feet	\$15	\$97,950
Rough grading-raise grade on landside		6,000	cubic yards	\$45	\$270,000
Topsoil	3" cover	370	cubic yards	\$65	\$24,050
Green walls	sections also function as security fence	1,000	linear feet	\$100	\$100,000
Walking path	crusher fines	2,700	square foot	\$5	\$13,500
Seating stones	stone slabs 18" tall, 2' wide, 2'-5' long	5	each	\$500	\$2,500
Aspen trees		75	2.5" caliper	\$400	\$30,000
Spruce trees		15	16' tall	\$1,700	\$25,500
Spruce trees		15	14' tall	\$1,500	\$22,500
Seed wildflowers	following spring, hand broadcast	40,000	square foot	\$0.15	\$6,000
Irrigation	new zones	19,700	square foot	\$2	\$39,400
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$67,532
Landscape Architectural Design and Construction Observation					\$74,285
Subtotal					\$817,137
Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring					\$4,000

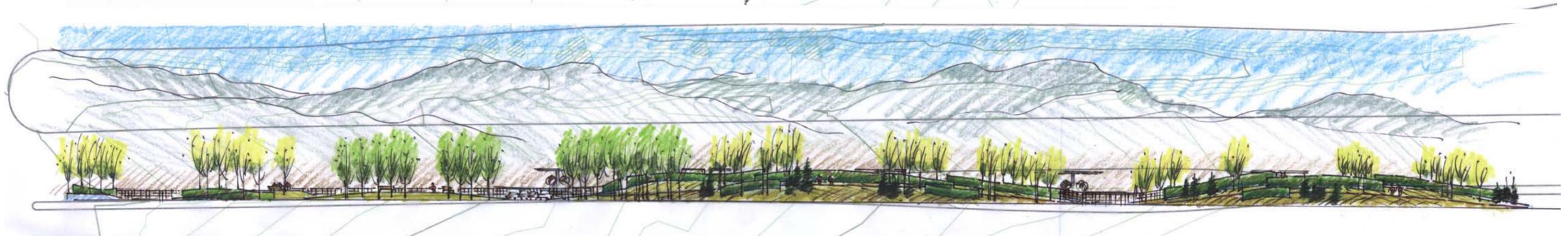
ELECTRIC CAR PARKING AND CHARGING STATIONS

CRUSHER FINES WALKING PATH

VERTICAL FREE-STANDING GREEN WALLS

GREEN WALL IMAGE

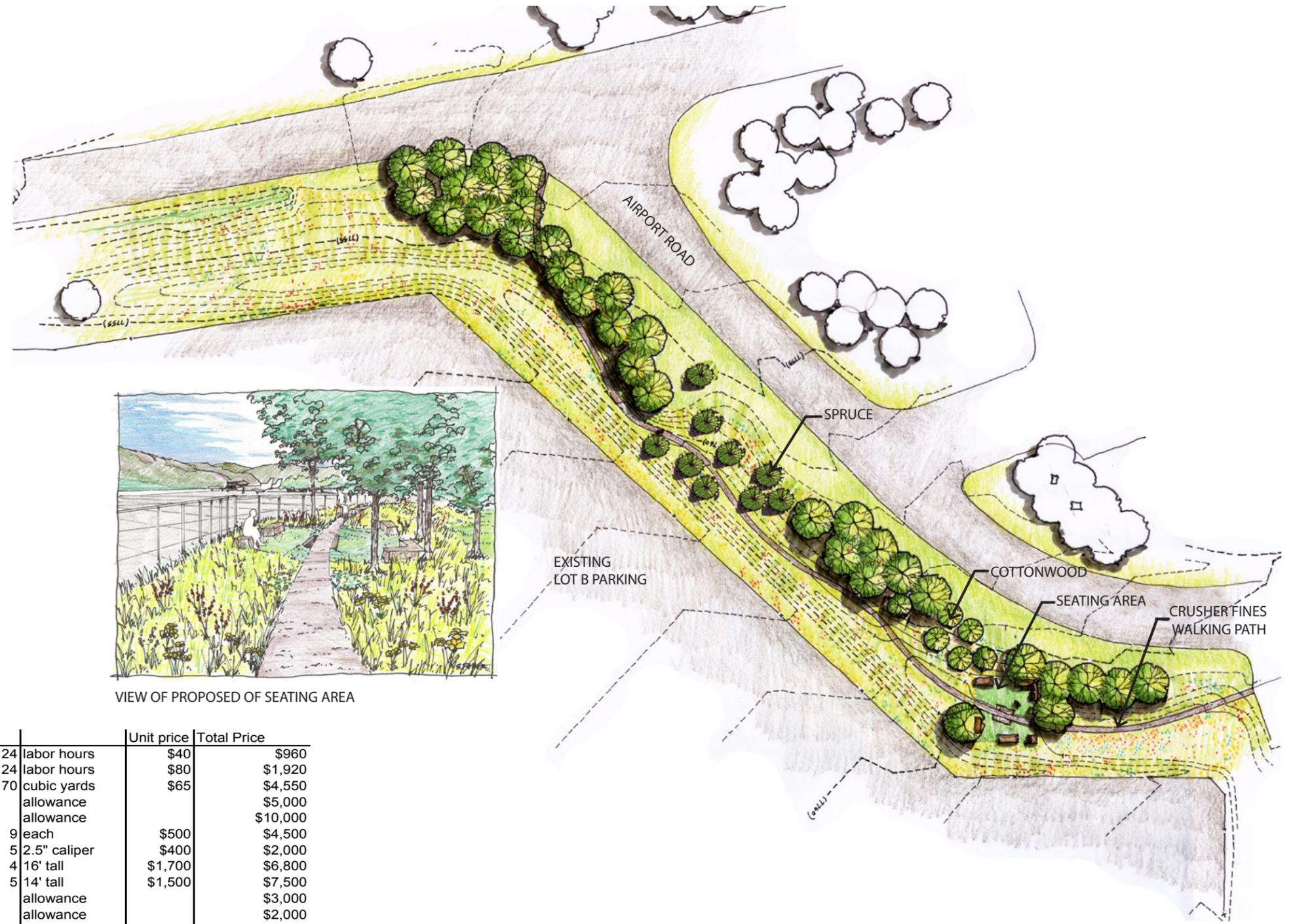
BOULDER RETAINING WALL



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

AIRPORT ROAD AND TERMINAL ENTRANCE PATH

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Airport Road Adjacent to Lot B

Installation Item	Notes	Quantity	Unit price	Total Price
Prune existing vegetation and general clean-up		24 labor hours	\$40	\$960
Remove weeds	spot spray and hand pull	24 labor hours	\$80	\$1,920
Topsoil	for fine grading	70 cubic yards	\$65	\$4,550
Fine tune grading for path and picnic area		allowance		\$5,000
Walking path and picnic area	crusher fines	allowance		\$10,000
Seating stones	stone slabs 18" tall, 2' wide, 2'-5' long	9 each	\$500	\$4,500
Cottonwood trees		5 2.5" caliper	\$400	\$2,000
Spruce trees		4 16' tall	\$1,700	\$6,800
Spruce trees		5 14' tall	\$1,500	\$7,500
Planted wildflowers		allowance		\$3,000
Seed wildflowers	hand broadcast	allowance		\$2,000
Sod		allowance		\$2,000
Irrigation	new zones	allowance		\$15,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)				\$6,523
Landscape Architectural Design and Construction Observation				\$7,175
Subtotal				\$77,968

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring

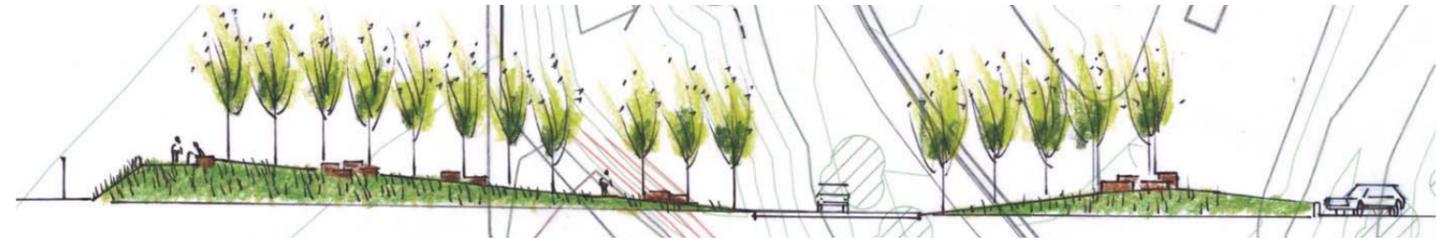
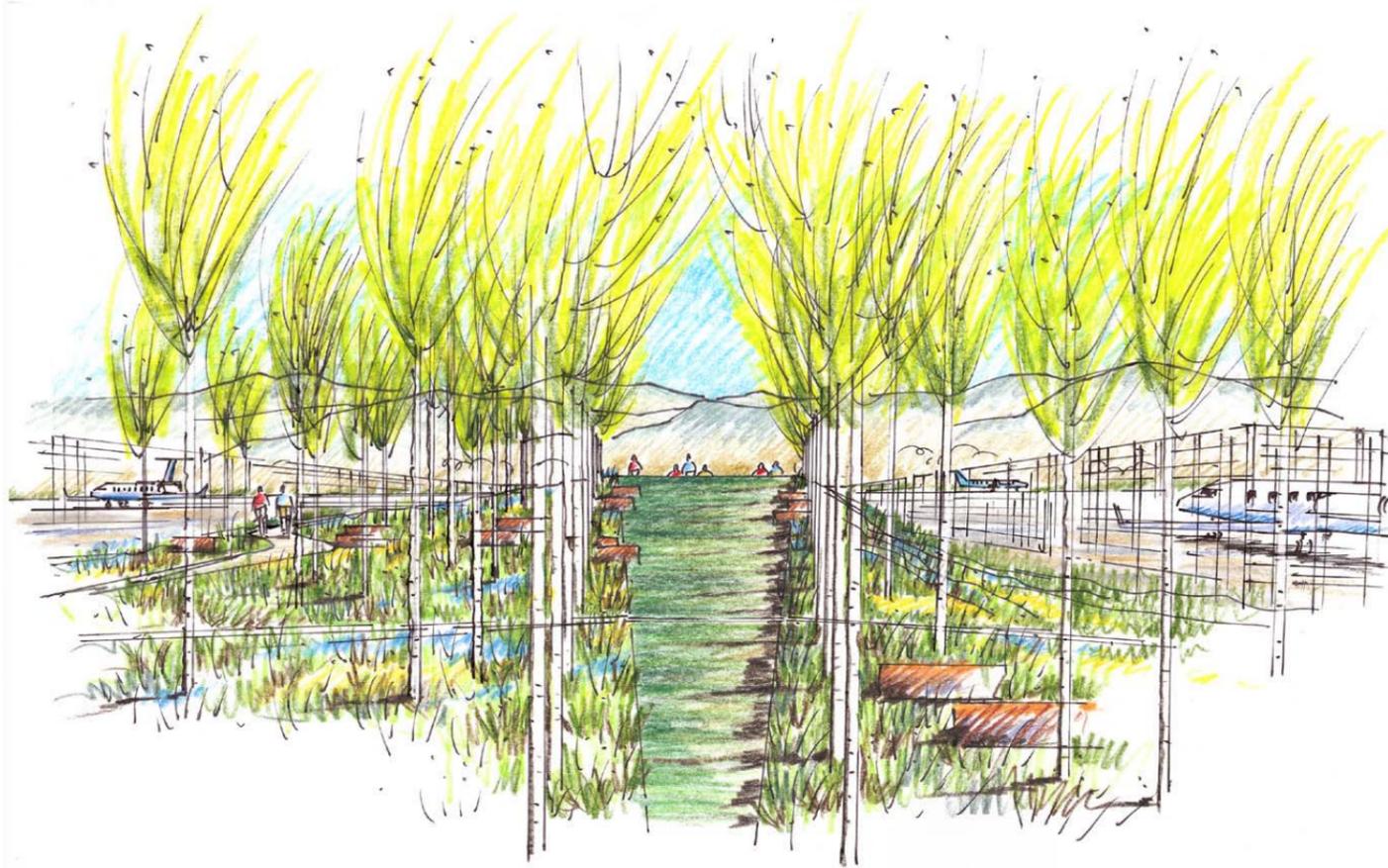
\$4,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
 ASPEN, COLORADO

AIRPORT ROAD AJACENT TO LOT B

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Terminal Area- North Promontory

Installation Item	Notes	Quantity	Unit price	Total Price
Demolition-concrete, asphalt, gravel	haul off site		allowance	\$10,000
New approach to aesthetic treatment of recycling/trash/utility			allowance	\$20,000
Asphalt drive/parking/utility		3,400	square foot	\$10
Remove weeds	spot spray and hand pull	24	labor hours	\$80
Adjust grades to create sloped allee and promontory		40	mach. + operat.	\$120
Seating stones	stone slabs 18" tall, 2' wide, 2'-5' long	30	each	\$500
Courtyard,walkway, promontory	Pavestone pavers	3,600	square foot	\$10
Aspen trees		70	2.5" caliper	\$400
Topsoil	6" cover	300	cubic yards	\$65
Seed wildflowers	following spring, hand broadcast	17,600	square foot	\$0.15
Sod- sloped allee to upper promontory		2,100	square foot	\$0.65
Plant flats of wildflowers		100	flats	\$80
Prune existing vegetation and general clean-up		80	labor hours	\$40
Irrigation	new zones	19,700	square foot	\$2
General Conditions; contingency, mobilization, port-a-pottie (if applicable)				\$22,383
Landscape Architectural Design and Construction Observation				\$24,621
Subtotal				\$206,828

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring

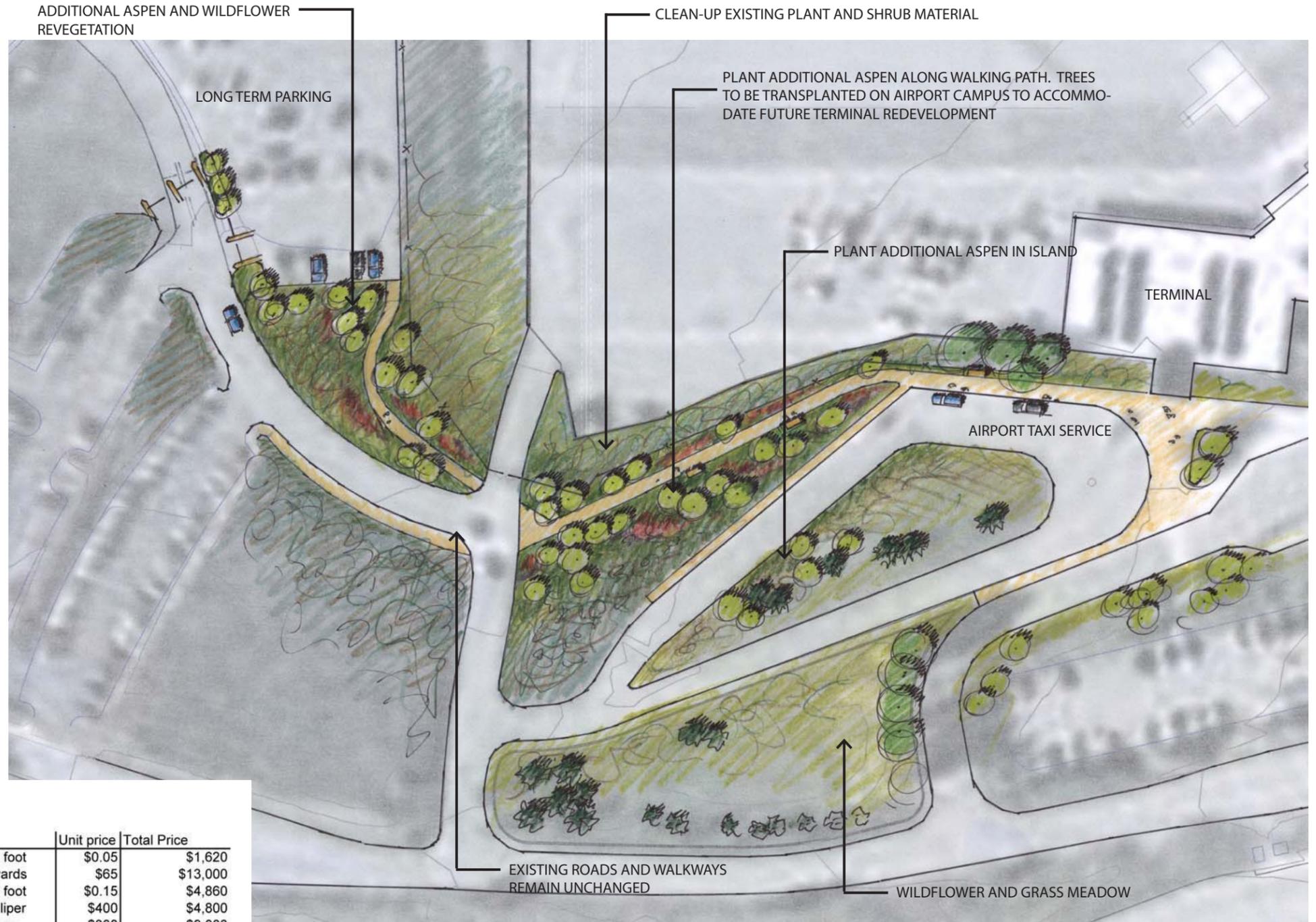
\$4,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
ASPEN, COLORADO

NORTH PROMONTORY

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Terminal Area- Path from Long Term Parking to Terminal

Installation Item	Notes	Quantity	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	32,400 square foot	\$0.05	\$1,620
Soil preparation at hardscape edges	till 3" compost into soil	200 cubic yards	\$65	\$13,000
Seed wildflowers	following spring, hand broadcast	32,400 square foot	\$0.15	\$4,860
Aspen trees	larger trees near edge of walk	12 2.5" caliper	\$400	\$4,800
Aspen trees	smaller trees to transplant later	30 2" caliper	\$300	\$9,000
Prune existing vegetation and general clean-up		80 labor hours	\$80	\$6,400
Irrigation	new irrigation zones	32,400 square foot	\$2	\$64,800
General Conditions; contingency, mobilization, port-a-pottie (if applicable)				\$10,448
Landscape Architectural Design and Construction Observation				\$11,493
Subtotal				\$126,421

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring

\$3,000



PITKIN COUNTY AIRPORT LANDSCAPE MASTERPLAN
 ASPEN, COLORADO

TERMINAL PATH TO LONG TERM PARKING

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2009 Installation Suggestions

Terminal Area- Path from Long Term Parking to Terminal

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	32,400	square foot	\$0.05	\$1,620
Soil preparation at hardscape edges	till 3" compost into soil	200	cubic yards	\$65	\$13,000
Seed wildflowers	following spring, hand broadcast	32,400	square foot	\$0.15	\$4,860
Prune existing vegetation and general clean-up		80	labor hours	\$80	\$6,400
Irrigation-at edge of walk only	new irrigation zones	15,000	square foot	\$2	\$30,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$5,588
Landscape Architectural Design and Construction Observation					\$6,147
Subtotal					\$67,615

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$3,000

Terminal Area- Building Entry, Loop Road, Short Term Parking

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Plant perennials in existing beds adjacent to terminal (part to loop road pots)		200	1 gallon pot	\$15	\$3,000
Prune existing vegetation and general clean-up		80	labor hours	\$40	\$3,200
Mulch in all beds	composting mulch	150	cubic yards	\$75	\$11,250
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$1,745
Landscape Architectural Design and Construction Observation					\$1,920
Subtotal					\$21,115

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$3,000

AOC Meadow at Owl Creek Road

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Prepare existing grass area	mow grasses late fall before snow cover	62,400	square foot	\$0.05	\$3,120
Seed wildflowers	following spring, hand broadcast	62,400	square foot	\$0.15	\$9,360
Irrigation- optional	set-up of re-usable system	1	allowance	\$10,000	\$10,000
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,248
Landscape Architectural Design and Construction Observation					\$2,473
Subtotal					\$27,201

Yearly maintenance required after installation; fertilizing, weed maintenance and irrigation monitoring \$500

North End Patio Shelter Plantings

Installation Item	Notes	Quantity	Unit	Unit price	Total Price
Remove damaged vegetation	from past irrigation trouble	80	labor hours	\$40	\$3,200
Additional spruce to fill obvious gaps	16' tall	15	16 ft. height	\$1,700	\$25,500
Irrigation	irrigation already in place			\$0	\$0
General Conditions; contingency, mobilization, port-a-pottie (if applicable)					\$2,870
Landscape Architectural Design and Construction Observation					\$3,157
Subtotal					\$34,727

Yearly maintenance required after installation; fertilize and spray new trees \$2,000

Total Installation Budget Estimate \$150,657

Total Yearly Maintenance Additional Budget \$8,500

