

Trailside Metropolitan District 2024 Operations and Maintenance Plan

[Schedules are subject to change]

January

- Finalize O&M contracts

February

- Cutback ornamental grasses

March

- Playground inspection
- Storm structure assessment
- Contractor season kick off meeting
- Mulch to rock conversion in Bourgmont court

April

- Activate irrigation system
- Turf aeration
- Spring fertilization
- Pre-emergent application
- Drain installation in outlot G
- Assess pickleball courts

May

- Open pool (Memorial Day Weekend)
- Activate Splash Pad (Memorial Day Weekend)
- Playground inspections and repairs

June

- Plant replacements
- Refresh mulch beds
- Irrigation backflow testing

July

- 4th of July community pool event
- O&M scope review/pricing requests

August

- Meet on-site with district manager and board representatives
- Draft 2025 O&M budget

September

- Close/winterize pool
- Close/winterize pool house
- Shut down and winterize splash pad
- Tree replacements
- O&M bidding process

October

- Winterize irrigation system

November

- Maintain storm structures
- Finalize 2025 O&M budget

December

- Update service area maps
- Issue O&M contracts