

Property at a glance

Location: Peterson Air Force Base, Colorado Springs, CO

Staff: Embassy Lawn/Davey Commercial

Category: Government building or complex

Total budget: \$1,500,000

Year site built: 1942

Acres of turf: 682

Acres of woody ornamentals:
13,500 shrubs and perennials, 9,800 trees

Acres of display beds: 70

Total paved area: N/A

Total man-hours/week: 1,600

Maintenance challenges

- ▶ Extremely strict specifications
- ▶ Semi-arid, 6,000-ft. elevation
- ▶ Work orders — job orders

Project checklist

(Completed in last two years):

- ▶ Installation of 700 new trees and shrubs
- ▶ 42 special events
- ▶ Complete update of CAD landscape inventory and irrigation system

On the job

- ▶ 25 full-time staff, 25 seasonal employees, 2 certified arborists, 2 certified irrigation technicians, 2 licensed pesticide applicators

Peterson Air Force Base

The 1999 Grand Award Winner of the Professional Grounds Management Society for Government Building or Complex

You better believe the grounds at Peterson Air Force Base in Colorado Springs, CO, are closely manicured, enough to bounce a quarter off them. Any mower operator missing a section of turf has to drop and do 20 push-ups.

But seriously, Embassy Lawn of Kansas City, MO, and Davey Commercial Grounds Management of Kent, OH, work together to tend this large complex with contract specifications of over 75 pages. Included in the contract is a "Performance Requirement Summary" (PRS) issued by two full-time government "quality assurance evaluators." Talk about pressure! The PRS establishes rules of government surveillance, level of defects allowed and the formula for withholding pay if defects are found.

Given that the base is located in a dry climate, all but a few native plants must be irrigated. The irrigation system, which includes drip lines throughout planted beds, is extensive enough to require two full-time certified irrigation technicians and one systems monitor.

Rock beds coexist with turf areas, and in no case is finding a weed larger than 2 in. high or wide in the beds acceptable. In winter, when crews apply sand to walks and steps, the sand has to be removed within one hour of the snow and ice melting. After the 685.5 acres of turf are mowed, this is one tired crew.



► A special blend of granular fertilizer containing micronutrients is applied three times per year to the 117 acres of improved turf.

▼ Historic military aircraft displayed throughout the base add to the site's beauty.



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