



SLURRY SEAL

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What work is being done?

Your street will receive a slurry seal, an environmentally friendly mixture of asphalt emulsion, mineral aggregates, water and additives. This “quick set, slow cure” preventive maintenance treatment extends the life of the road surface in an economical way, and causes the least amount of inconvenience to homeowners and the traveling public while the work is taking place.

Why is this work being done?

Preventive road maintenance saves tax dollars. Over the long-term, it is less expensive to maintain the road surface than to reconstruct it when it fails.

Although the average life of an asphalt road surface is 20 to 30 years, it starts to show signs of distress and deterioration much earlier. The sun’s rays beating down on the pavement during hot summer months bakes the road surface and causes drying and cracking. Rain can seep into the road base and cause premature failures such as potholes. When properly applied and reapplied in 7- to 10-year cycles, a slurry seal greatly extends the life of the road.

Who pays for the work?

Property owners in the voter-approved Urban Road Maintenance District (inside the Urban Growth Boundary, outside of cities) pay \$0.25 per \$1,000 assessed value on their property taxes for maintenance of local streets.

Who will do the work?

A private professional slurry seal contractor will be selected to do the work, based on a competitive bidding process. The contractor will be required to comply with Oregon Department of Transportation’s specifications and with Washington County contract requirements. A Washington County Inspector will be on site, ensuring that the work is performed in compliance with the contract.

When will the work be done?

The contractor will provide us with a tentative schedule before starting work. However, the slurry seal must be applied when the weather is warm and dry. The schedule may change due to weather, equipment breakdown, availability of materials, or other conditions.

What can you expect?

In the weeks prior to the slurry seal treatment, the contractor may do some minor patching, street cleaning, crack sealing, and other work to prepare the street for surface treatment. You will be able to use the street during this minor work.

At least 24 hours before the slurry seal is scheduled to begin, the contractor will deliver a notice to your front door. Signs will also be posted. You will be asked to park your vehicle(s) off the streets to be treated by 7 a.m. on the day the work is scheduled to occur. Vehicles will be towed out of the way if necessary.

The contractor will notify garbage haulers and other service providers of their planned schedule.

Application of the slurry seal will be completed in one day. Work will not start before 7 a.m. and will be completed by 3 p.m. Your street will reopen to traffic by 5 p.m. During the work, your street will be closed to traffic, except emergency vehicles – police, fire, ambulance. The contractor will remove the “no parking” signs and barricades when it is safe to drive on the street.

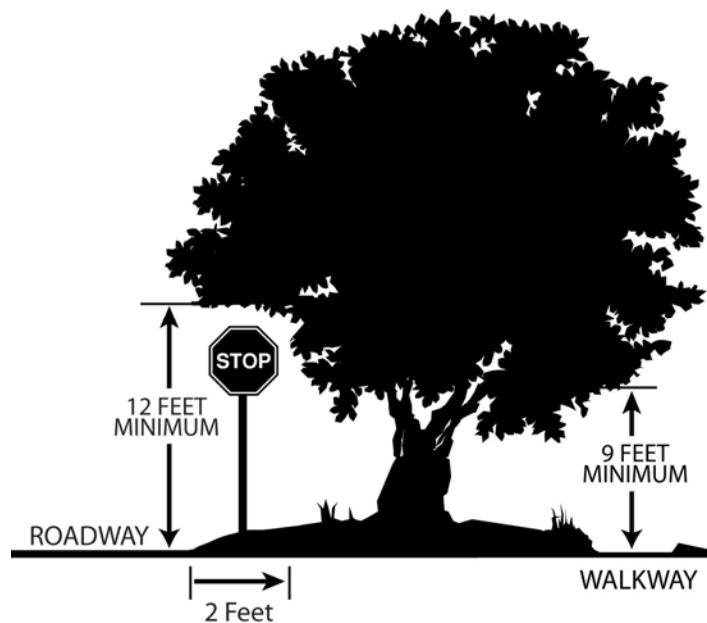
The slurry seal is applied as a liquid and requires 4 to 6 hours or more to solidify before the surface is ready for traffic. During this time, please keep children and pets off the road surface. The slurry seal is very messy and does not clean up easily. It will stick to shoes, carpet or car if walked or driven on. Also, please do not allow water to run onto the street starting the night before the slurry seal treatment. The surface must be dry.

During the first few days after the slurry seal, it may look like the surface is coming up, that slurry seal is everywhere, and that the color is changing. This is all part of the normal process and is supposed to happen. Vehicles driving over the sealant help roll and smooth out the compound. While this is happening, some rocks loosen from the mixture and minor rips or tears may appear.

Within a few weeks after the slurry seal is applied, crews will inspect your street, sweep up loose gravel, make necessary surface repairs, and replace any pavement markings. Within about six months, the street that was black when first treated turns a brownish-black, and eventually ends up the familiar gray color.

We recognize that this road work may cause you some short-term inconvenience. Please keep in mind that the result is a long-term benefit.

How can you help?



Please help us prepare for this work by trimming your trees and pruning all plants, as shown in the graphic on the left.

It is your responsibility as the adjacent property owner or resident **to trim vegetation** in the walkway or roadway **within 30 days** of receiving a vegetation trim request.

If you do not trim sufficiently, a crew may return after 30 days from the request to trim the vegetation to comply with the clearance standards. Trimming will be done only as needed, and all debris will be removed. There is no charge or fee for this service. However, the workers performing the trimming are not professional arborists.

Where can you get more information?

Current road work schedules are posted at www.wc-roads.com.

If you have questions, please call 503-846-ROAD (503-846-7623) or e-mail wc-roads@co.washington.or.us.

Rev. 2/18/11



WASHINGTON COUNTY
OREGON

Washington County is committed to building and maintaining the best transportation system, ensuring the safety of all roadway users, and to operating the county roadway system in a cost-effective and environmentally responsible manner.