

Visalia City Council Agenda

For the regular meeting of: MONDAY, April 7, 2008

Location: **CITY HALL COUNCIL CHAMBERS, 707 W. Acequia, Visalia 93291**

Mayor: Jesus J. Gamboa
Vice Mayor: Bob Link
Council Member: Greg Collins
Council Member: Donald K. Landers
Council Member: Amy Shuklian

All items listed under the Consent Calendar are considered to be routine and will be enacted by one motion. If anyone desires discussion on any item on the Consent Calendar, please contact the City Clerk who will then request that Council make the item part of the regular agenda.

EMPLOYEE INTRODUCTION

Tina McHenry, Construction and Demolition Office Assistant - introduction by Earl Nielsen

WORK SESSION AND ACTION ITEMS (as described)

4:00 p.m.

Public Comment on Work Session and Closed Session Items -

- | | |
|-----------|--|
| 4:00 p.m. | 1. Authorization for the City Council to submit comments on the San Joaquin Valley Blueprint process to Tulare County Association of Government (TCAG) |
| 4:30 p.m. | 2. Review draft 2008-09 Action Plan budget for the use of the Community Development Block Grant (CDBG) and HOME Investment Partnership Grant Funds (HOME) from the Department of Housing and Urban Development (HUD) |
| 5:00 pm | 3. Update on activities undertaken by the Natural Resource Conservation Division since its inception in August 2007. |

The time listed for each work session item is an estimate of the time the Council will address that portion of the agenda. Members of the public should be aware that the estimated times may vary. Any items not completed prior to Closed Session may be continued to the evening session at the discretion of the Council.

ITEMS OF INTEREST

CLOSED SESSION

6:00 p.m. (Or, immediately following Work Session)

4. Public Employee Appointment - GC 54957
Title: Fire Chief, City Attorney
5. Conference with Legal Counsel - Anticipated Litigation (5 potential cases)
(Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9 GC)
6. Conference with Real Property Negotiator (GC 54956.8
Property: 3506-3530 N. Dinuba Blvd. (079-071-020)
Under negotiation: Approval of price, terms and conditions of purchase contract
Negotiating parties: Steve Salomon, Andrew Benelli, Colleen Carlson, Colegio De La Tierra, Inc.

REGULAR SESSION

7:00 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION - Chaplain Kent Mishler, Kaweah Delta Hospital

SPECIAL PRESENTATIONS/RECOGNITION

CITIZENS REQUESTS - This is the time for members of the public to comment on any matter within the jurisdiction of the Visalia City Council. This is also the public's opportunity to request that a Consent Calendar item be removed from that section and made a regular agenda item for discussion purposes. Comments related to Regular or Public Hearing Items listed on this agenda will be heard at the time the item is discussed or at the time the Public Hearing is opened for comment. The Council Members ask that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome. The Council cannot legally discuss or take official action on citizen request items that are introduced tonight. In fairness to all who wish to speak tonight, each speaker from the public will be allowed three minutes (speaker timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating and spelling your name and providing your street name and city.

7. INFORMATION ONLY - no action required. Receive Planning Commission Action Agenda for the meeting of March 24, 2008.

CHANGES TO THE AGENDA/ITEMS TO BE PULLED FOR DISCUSSION

8. CONSENT CALENDAR - Consent Calendar items are considered routine and will be enacted by a single vote of the Council with no discussion. For a Consent Calendar item to be discussed, or voted upon individually, it must be removed at the request of the Council.
 - a) Authorization to read ordinances by title only.
 - b) Second reading of Ordinance 2008-02 authorizing contract amendments with CalPERS.

- c) Introduction of Ordinance 2008-04 repealing Section 9.04.050 Chapter 9.04 of the Visalia Municipal Code Relating to Possession of Intoxicating Beverages and replacing it with Section 9.04.050 Intoxicating Beverages – Consumption on Public Streets, etc., and on Commercial Parking Lots and Adjacent Land unlawful. **Ordinance 2008-04 required** (1st reading).
- d) Appointment of Don Landers to serve as a Council representative on the Visalia Convention and Visitors Bureau Board of Directors.
- e) Authorization to join the International Council for Local Environmental Initiatives (ICLEI) and contract with the San Joaquin Valley Clean Energy Organization and Strategic Energy Innovations (CEI) to conduct the City’s initial greenhouse gas (GHG) emission inventory.
- f) Award contract for the Pinkham Street and Walnut Avenue Signal Improvements Project to A-C Electric Corporation in the amount of \$191,264; project No. 1111-9804.
- g) Authorization to submit a grant application in the amount of \$60,327 to the California Department of Transportation for a Regional Transit Information Call Center.

Authorization to file Notice of Completion for the following projects:

- h) Park Place, Unit No. 1, containing 139 lots, located at the Northeast corner of Pinkham Street and Caldwell Avenue.
- i) Park Place, Unit No. 2, containing 70 lots, located at the Westside of Lovers Lane between K Road and Caldwell Avenue.
- j) West Park, Unit No. 1, containing 153 lots, located at the Northeast corner of Akers street and Visalia Parkway.
- k) West Park, Unit No. 2, containing 144 lots, located North of Visalia Parkway between Akers Street and Linwood Street
- l) Shannon Ranch 5, 6, & 11 containing 95 lots located on the south side of Pratt Ave between County Center Dr & Demaree St.
- m) Shannon Ranch 8 & 9, containing 96 lots, located on the north side of Riggins Ave between County Center and Demaree.
- n) Recreation Park Stadium Demolition and Over-Excavation Project (0011-15152-72-0-8037).
- o) Riverwood Unit #1, containing 167 lots, located at the northeast corner of Mineral King Ave. and McAuliff Street.
- p) Riverwood Unit #2, containing 90 lots, located at the northeast corner of Mineral King Ave. and McAuliff Street.
- q) Woodland Street – Street and Signal Improvements Project with the final contract amount of \$505,034.86. Project Nos. 1611-9769 and 1241-9751.
- r) Village West Street Reconstruction Project with the final contract amount of \$89,082.50 and transfer an additional \$3,214.16 from the Street Overlay account. Project No. 2012-8006.

9. **PUBLIC HEARING** - Appeal of Planning Commission Denial of Conditional Use Permit No. 2008-05: a request by Donahue Schriber Realty Group, L.P. to amend Conditional Use Permit No. 2007-13 by allowing on-site lumber off-loading, handling activity, and truck delivery hours before 7:00 a.m. and after 10:00 p.m. at an approved home improvement store (Home Depot). The site is located at the northwest corner of Dinuba Boulevard and Riggan Avenue in the City of Visalia, County of Tulare. APN: 078-120-010. **Resolution 2008-18 required.**
10. Review of select FY 2008-09 & 2009-10 Capital Improvement budgets and future Capital Improvement Program (CIP) requests.

REPORT ON ACTIONS TAKEN IN CLOSED SESSION

REPORT OF CLOSED SESSION MATTERS FINALIZED BETWEEN COUNCIL MEETINGS

Buyer	Seller	APN Number	Address	Purpose	Closing Date	Project Manager
City of Visalia	Yada Family and Carl Niederreiter	Portion of APN 094-221-012 203.99 sq. ft	324 Santa Fe	198/Santa Fe Overcrossing	3/14/08	Andrew Benelli
City of Visalia	Midstate Hayes 184 Distribution Ctr.	Portions of APN 077-360-19&20 2.15 acres total	Rd. 76 north of Ferguson	Storm Pond	3/14/08	Andrew Benelli
City of Visalia	Lauffenberger Family Trust	Portion of APN 122-011-020 828.30 sq.ft.	2000 W. Whitendale	Mooney/Whitendale ROW	3/21/08	Andrew Benelli

Upcoming Council Meetings

- Monday, April 21, 2008, Work Session 4:00 p.m. Regular Session 7:00 p.m. – City Council Chambers, 707 W. Acequia
- Monday, May 5, 2008, Work Session 4:00 p.m. Regular Session 7:00 p.m. – City Council Chambers, 707 W. Acequia
- Monday, May 19, 2008, Work Session 4:00 p.m. Regular Session 7:00 p.m. – City Council Chambers, 707 W. Acequia

In compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting. For Hearing-Impaired - Call (559) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services.

Any written materials, relating to an item on this agenda, submitted to the Council after distribution of the agenda packet are available for public inspection in the Office of the City Clerk, 425 E. Oak Street, Visalia, CA 93291, during normal business hours.

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 1

Agenda Item Wording: Authorization for City Council to submit comments on the San Joaquin Valley Blueprint Process to Tulare County Association of Government (TCAG).

Deadline for Action: N.A.

Submitting Department: Community Development

Contact Name and Phone Number: Michael Olmos 713-4332
Brandon Smith 713-4636

Department Recommendation: Staff recommends the City Council authorize the submittal of comments regarding the Blueprint Process to Tulare County Association of Governments. The following are suggested comments prepared by staff. The Council may choose to add, delete, or modify the comments as applicable.

1. The City of Visalia supports the goals and objectives developed for the Tulare County Regional Blueprint and adopted by the TCAG Board.
2. The selected land use and transportation scenario for the Tulare County Regional Blueprint shall not be used as a regional land use plan. The City of Visalia supports the concept that Blueprint goals and objectives can be considered for implementation by the County and cities as individual jurisdictions update their general plans and make local land use decisions.
3. The Blueprint should encourage the cities and county to establish buffers between cities so that community boundaries and identities are well delineated and preserved.
4. The City of Visalia supports the exploration of efficient transportation systems such as light rail and rapid bus transit, provided that the jurisdictions served by these systems will have responsibility for land use planning decisions along transportation corridors.
5. The Blueprint should encourage planning for future efficient transportation systems such as light rail and bus rapid transit including preservation of future transit corridors.
6. The City of Visalia recommends the Blueprint utilize a scenario based on a 25% density increase with the provision that bus transit systems be aggressively expanded to serve future higher density urban areas.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.) 15 min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Summary: During the City Council work session on March 3, 2008, an update on the San Joaquin Valley Blueprint Process was presented by Elizabeth Wright from Tulare County Association of Governments (TCAG). The presentation included an overview of the San Joaquin Valley Blueprint Planning Process efforts being implemented by eight Councils of Governments from Stanislaus to Kern Counties, and summarized the completed phases and next steps for TCAG.

The first two phases of the Blueprint process have produced a vision statement and a goals & objectives statement specifically for Tulare County. Both are attached to this staff report. The TCAG Board has adopted the goals and objectives statement, with the understanding that the goals and objectives document may be modified as needed. Land use and transportation modeling scenarios have also been established using the data gathered from the visioning sessions and from planners from throughout the county.

TCAG has asked that the Visalia City Council give input and comments on the goals and policies and density scenarios developed for the Blueprint model before a preferred density goal is selected.

Two aspects of the Blueprint are important to note. First, the Blueprint will be comprised of regional goals and objectives that the individual governmental jurisdictions (county and cities) can consider for implementation in their respective general plans. Second, the Blueprint process includes the attached map entitled “City of Visalia 2050 Scenario Comparison”. This map shows a potential development density footprint scenario based on past land use patterns and does not include the proposed Visalia/Tulare light rail connection. This map, called the “Status Quo,” is included for illustrative purposes only and does not represent a preferred or recommended land use or transportation pattern. The Blueprint will also contain an illustrative map of what the implementation of the adopted Blueprint goals could look like on a county-wide scale. Called the “Preferred Scenario,” this illustration would not be land-use specific, but a depiction of the density goals discussed below.

As part of the Blueprint process, TCAG will be asked to adopt a development density goal for the region to include in the Blueprint. The Scenario Comparison maps prepared for the various cities are intended to facilitate the density goal discussion. The Blueprint process includes establishment of a regional density goal of one of the following: (A) No change in regional development density; (B) 25% density increase; (C) 50% density increase; and (D) 75% density increase. The preferred density scenario will be regional in nature; the county or individual cities may choose to implement a lesser or greater density goal in their individual jurisdictions depending on local conditions and preferences.

Description of Scenarios: Four scenarios were presented to the City Council, with each scenario implementing different residential densities and development strategies on newly-developed lands. The following table gives a side-by-side comparison of the projected results of each scenario.

	Scenario 1 Status Quo	Scenario 2 25% Increase	Scenario 3 50% Increase	Scenario 4 75% Increase
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Density (dwelling units/acre)	4.3	5.3	6.4	7.5
Housing Mix				
Low Density	12.6%	8.7%	6.2%	4.4%
Medium Density	61.1%	49.8%	38.6%	30.6%
High Density	26.3%	41.5%	55.2%	65.0%
Residential Footprint (acres)	43,811	35,421	29,475	25,215
Notes	- Hwy 65 extended north of Hwy 198 - Light rail added between Visalia & Tulare	- Hwy 65 extended north of Hwy 198 - Light rail added between Visalia & Tulare - Transit expanded throughout county	- Hwy 65 extended north of Hwy 198 - Light rail added between Visalia & Tulare - Transit expanded throughout county	- Hwy 65 extended north of Hwy 198 - Light rail added between Visalia & Tulare - Transit expanded throughout county

In the visual model for the status quo scenario, development projected through the year 2050 showed that development may occur in some areas outside of the City’s 2020 (165,000) Urban Development Boundary. As densities increased with each progressing scenarios, new development kept closer to and was eventually confined to the 2020 UDB. Though the amount of developed land out was shown decreasing in the visual model, areas of new development would have substantially increased densities. Also in scenarios with increased densities, the models assumed the construction of a light rail line connecting the cities of Visalia and Tulare, which showed new urban development potentially occurring around the light rail corridor between the two cities. The 50% and 75% density increases also include expanding bus transit throughout the county.

Staff is concerned that the 25% density increase scenario does not include emphasis on expanding transit throughout the county. Expanded transit will be needed with any increase in density to reduce congestion on streets and to provide effective regional transportation. Staff recommends including this addition to the Blueprint.

Comments: The comments prepared for Council’s consideration correspond to the work completed thus far towards the visioning efforts, including the land use and transportation modeling scenarios presented by TCAG. The comments indicate support by the Council of the goals and objectives developed for the Tulare County Regional Blueprint. This is based on the finding that the goals are in keeping with the County’s accepted Blueprint Vision, which includes preserving and enhancing the region’s unique features and resources, and ensuring thriving urban and rural areas by offering choices in types of housing and transportation. In several circumstances, the goals are regional-level aspirations of the goals found in Visalia’s own Land Use Element.

The comments acknowledge TCAG’s models only as a projected implementation of land use policies using the goals and objectives of the Tulare County blueprint process. The models do not represent a land use plan which guides the location of future development.

During the presentation of the four scenarios, it was noted that the models which included a light rail linkage between Visalia and Tulare projected additional growth along the corridor where presently there is no urban development. These projections come from the computer software, which cannot consider the future adoption of development boundaries and open space areas by the cities and county. Future actions to confine growth within a particular land use designation or growth boundary can only be taken by the cities or county in the context of their respective general plans.

Density Goal Recommendation: As noted earlier, the City of Visalia Scenario Comparison Map shows four development density scenarios: (A) No change; (B) 25% increase; (C) 50% increase; and (D) 75% increase. Scenario maps showing the same density comparisons were provided to the other seven cities and the County.

TCAG will be asked to adopt a preferred regional density goal. This goal will not be tied to a land use plan, but will be a goal that all jurisdictions will be encouraged to achieve in their individual land use planning programs.

Staff recommends that Council support a 25% regional density increase goal for inclusion in the Blueprint. Staff believes this increase is achievable on a regional basis for all local jurisdictions, including the smaller cities in the County. A 25% density increase should have, on a regional basis, minimal impact on infrastructure capabilities, market conditions, and community preferences. Those cities that wish to target higher density increases in their individual communities will be free (and encouraged) to do so, thereby enhancing the region's ability to achieve at least a 25% overall density increase. It should be noted however that the 25% density increase is a regional goal and not a goal that may be accomplished within all cities. As such, Visalia and other larger cities may need to achieve more than 25% density increase for the overall region to meet the 25% goal.

Prior Council/Board Actions: The City Council previously received a presentation on the San Joaquin Valley Blueprint Process by the Tulare County Association of Governments (TCAG) on March 3, 2008.

Committee/Commission Review and Actions: N.A.

Alternatives: Add, delete, or modify comments to be submitted to Tulare County Association of Governments.

Attachments: Tulare County Regional Blueprint: Accepted Vision
Tulare County Regional Blueprint: Goals and Objectives

Recommended Motion (and Alternative Motions if expected): I move to authorize staff to submit the recommended comments on the Blueprint Process to TCAG.

Alternative Motion: I move to authorize staff to submit the recommended comments on the Blueprint Process to TCAG with changes as directed by Council.

Environmental Assessment Status

CEQA Review: *NA*

NEPA Review: *NA*

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 2

Agenda Item Wording: Work session to review the Draft 2008-2009 Action Plan budget for the use of the Community Development Block Grant (CDBG) and HOME Investment Partnership Grant Funds (HOME) from the Department of Housing and Urban Development (HUD).

Deadline for Action: May 05, 2008

Submitting Department: Housing & Economic Development

Contact Name and Phone Number: Ricardo Noguera, Housing & Economic Development Director (4190), Rhonda Haynes, Housing Specialist (4460), Ruth Pena, Financial Analyst (4327); Nancy Renovato, Administrative Analyst (4462)

Department Recommendation: Staff recommends that the City Council:

- 1) Review, comment and provide direction to the Housing & Economic Development Department in relation to the Draft Action Plan in the use of CDBG and HOME funds for Program Year 2008-2009.
- 2) Review Staff recommendation for Public Hearing April 21, 2008, to reduce the Homebuyer Assistance Program (HAP) maximum loan limit per borrower from \$60,000 to a maximum loan limit per borrower of \$40,000, elimination of the second loan origination fee of \$250 and increase the interest rate from 2% to 3% for the 30 year term; prior to the Public Hearing before City Council on April 21, 2008

The Final Annual Action Plan will be brought to the City Council on April 21, 2008, for a public hearing and adoption. The Final Action Plan is due to HUD by May 15, 2008.

Summary/background: The US Department of Housing & Urban Development (HUD) administers the Community Development Block Grant (CDBG) and HOME programs which distribute federal funds to promote affordable housing, economic development and public improvement projects and programs to benefit low-income families and persons with special needs. HUD has designated the City of Visalia as an entitlement city by virtue of having a population exceeding 50,000 residents. This designation allows Visalia to receive CDBG and HOME Program funds annually apply.

Summary of Annual Budget:

Table I, Estimated Resources 2008-2009, details the CDBG and HOME Grant estimated resources, which includes estimated program income generated from loan payments and loan payoffs when a home is sold or refinanced.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.) 15 min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

	<u>CDBG</u>	<u>HOME</u>	<u>Total</u>
Grant	\$ 1,185,800	\$ 491,691	\$ 1,677,491
Program Income	\$ 200,000	\$ 425,000	\$ 625,000
<i>Total</i>	<i>\$ 1,385,800</i>	<i>\$ 916,691</i>	<i>\$ 2,302,491</i>

Note: Program Income consists of CDBG and HOME funded loans that have been paid in full by principal and interest. These funds are then reinvested into the programs to help future families or provide gap financing for feasible projects.

The HOME and CDBG fund allocations are as follows:

<i>HOME:</i>	
• Homeownership, Rehabilitation and CHDO allocations:	\$867,522
<i>CDBG:</i>	
• Neighborhood Preservation	\$214,702
• Public Improvement allocations:	\$90,000
• Economic Development/Public Parking Facility allocations:	\$627,200
• Public Parks allocations:	\$60,000
• Special Needs Services allocations:	\$161,000

New Housing Project:

The City is partnering with Kaweah Management Company/Tulare County Housing Authority, and the City's CHDO, Visalians Interested In Affordable Housing, in an effort to provide affordable rental housing to low-income families. The Paradise & Court Development Project proposes to develop nine new, two story rental units and rehabilitate eleven existing single story rental units. Approximately \$500,000 HOME CHDO funds and \$500,000 Redevelopment Low/Mod funds are proposed for investment in the project. This project will also include, if awarded, 4% and 9% tax credits in addition to Kaweah Management Co. funding. The project will come before the City Council for authorization on April 21, 2008.

New Public and Park Improvement Projects:

The City Council directed staff to work with the residents of both the Washington School and Oval Park neighborhoods in order to pursue revitalization efforts. The following departments have actively participated in these efforts: Housing & Economic Development, Building, Police, and Engineering.

In the Washington School area, efforts have focused on addressing: lighting, traffic, parking, code abatement, graffiti removal and gang activity. Traffic Safety has also improved the area through installation of a 4-way stop sign and re-stripped crosswalks near the Washington School. City Engineering is working with the Washington Residential Area neighborhood to assess the potential to pursue a Landscape and Lighting District. Staff are also proposing to allocate \$50,000 in CDBG funds to support Public Infrastructure in the area.

City Council also provided staff with the direction to identify the needs of the Oval Park Area. In addition to leveraging CDBG funds, the City received a Cal Trans Grant to analyze the area as it relates to traffic, safety and lighting. It is the City's intention to hold a community meeting at the Oval Park, obtain community input, coordinate with local non-profit agencies to utilize the

existing building and create a more family friendly park. (CDBG funds allocated toward park improvements total \$60,000)

New Contracts,: The City has now expanded its relationships with non profit agencies. In January 2007, Community Services and Employment Training, Inc. (CSET) began administering the City's First Time Homebuyers Program. The Homebuyer Education required to participate in the program has been expanded. CSET has been successful in educating approximately 120 people and 115 realtors. CSET is currently applying for funding to become a certified counseling agency.

The City has also established a new relationship with Self Help Enterprise (SHE). SHE has been working with staff to combine all three housing program guidelines and has started their scope of work, by contacting interested borrowers, updating their applications, and processing rehabilitation loans. The City is pleased to have this experienced team aboard to administer the Housing Rehabilitation Program, Emergency Repair and Basic Needs Program and the Senior Handicapped Assistance and Repair Program.

Designation of CHDO funds and additional CHDO's:

Staff reviewed its annual CHDO set aside funds for the Paradise & Court Project. To assist with the project, the 2004 remaining allocation of \$22,651 to the Loan Recapture Program is being reallocated towards the Paradise & Court Project. Additionally, in 2006, \$100,000 was allocated to the Loan Recapture Program to assist with 4 additional foreclosures, however the borrowers paid their loans in full and the loan recapture process was terminated. The 2006 allocation of \$100,000 is being reallocated to the Paradise & Court Project. The Loan Recapture Program has a remaining budget of \$127,349 to assist with loan recaptures.

Staff is also working on obtaining additional Community Housing Development Organization's to utilize its HOME CHDO funds (approximately 15% of the HOME funds allocated). Staff has discussed this role with CSET, SHE, Proteus and Habitat for Humanity. Proteus, CSET and Self Help have shown interest and will be taking a recommendation to their board.

Current Program Recommended Changes:

The City's current program, Homebuyer Assistance Program (HAP) is provided to new homebuyers as a second mortgage with a current maximum loan limit per borrower of \$60,000. The most recent analysis conducted in January 2008, indicated that reducing the maximum loan limit per borrower to \$40,000 allows for declining housing market prices, more families to participate and maintains consistency with the new CalHome program, thereby maintaining two similar programs

Staff continues to monitor market conditions to maintain a viable program. Staff worked with Keller Williams Realty for a market analysis of homes sold during the months of October through December 2007. Results show, in comparison to the previous market analysis, that home prices, on average, have dropped approximately 12%. Table II- Market Change, indicates that the home prices (median) have decreased approximately \$28,874.

How does this affect a family's purchase power? Staff worked with CTX mortgage and Keller Williams Realty to identify an estimated first mortgage and an analysis of homes available through the Multiple Listing Services as of February 21, 2008.

Analysis Time Period	Median Price "sold"	No. homes sold
December 2006-March 2007	\$ 241,110.00	225
October 2007 - Dec 2007	\$ 212,235.70	193
Reduction in Market since Mar 07'	\$ 28,874.30	32
%	12%	14%

Table III- Family of 4: 30% Debt to Income Ratio Purchase Power,

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%	Income based on %	Mortgage	(HAP) 2nd loan \$40,000	homes on MLS 2-21-08
30%	\$ 16,150	\$ 54,000		\$ 94,000 5
50%	\$ 26,900	\$ 90,000		\$ 130,000 47
80%	\$ 43,050	\$144,000		\$ 184,000 213

Note: Home sales change on a daily basis; estimates only based upon MLS 2-21-08

indicates an estimated maximum first mortgage for a family of 4 with a debt to income ratio of 30% plus the City's loan. It indicates that approximately 213 homes are available to families at 80% of the median. Note that the market changes on a daily basis and this is an estimate only based upon the Multiple Listings 2-21-08. Recent market analysis data suggests that the maximum loan may be reduced to \$40,000 and qualifying individuals could still access 26% of the market.

Staff also evaluated the cost to increase the interest rate from 2% to 3% for the 30 year loan period. The increase interest cost is approximately \$400 annually. Increasing the interest rate maintains a Below-Market Rate Program, is consistent with the CalHome FTHB Program, and upon loan payoff the increase assists with building the program funding for future families. Exhibit "C" Family of 4 Purchase Power provides details of these estimates and Exhibit "D"- Area Market Survey Summary 02-21-08 provides information on the Area Market Survey Summary.

In August 2006, Council approved adding a loan origination fee to encourage local lenders to utilize the City's program. During this period, the program has been successfully marketed by CSET. It has been acknowledged that the lender is paid upon the first mortgage underwriting and does not utilize or participate in the 2nd mortgage loan fee due to the fact the funds are ultimately reimbursed to the borrower. Staff suggests eliminating the fee due to the lack of interest in utilizing the incentive and due to the successful marketing of the program by CSET. During the 2007 program allocation availability, the funds were reserved within two hours of notification by CSET.

Staff requests City Council authorize Staff to move forward with the recommendation to the April 21, 2008 City Council Public Hearing and allow the reduction of the maximum loan limit to \$40,000, increasing the interest rate to 3% and eliminating the \$250 loan fee. These changes assists Staff in continuing its efforts in assisting families.

2008 CDBG Target Area Map:

Staff took a closer look at the 2004 CDBG Target Area Census Data and recently worked with its Geographic Information System Division in capturing the most recent Census Tract Data. The CDBG Target Area Map is a tool utilized by staff to identify areas within City Limits where Census Tracts & Blocks indicate that at least 51% of the (family & non-family income) is at or below 80% of the median family income levels. Staff completed its review of the Census Data and updated the map, attached as Exhibit "E" 2008 CDBG Target Area Map.

Prior Council/Board Actions: None.

Committee/Commission Review and Actions: Citizens Advisory Committee- meeting held April 2, 2008; North Visalia Neighborhood Advisory Committee- meeting to be held on April 09, 2008; Washington Residents for a Better Community- meeting to be held on April 10, 2008 to review Draft 2008-2009 Action Plan

Alternatives: None

Attachments: Exhibit "A"- Summary Draft 2008-2009 Action Plan

Exhibit "B"- Estimated 2008-2009 Allocation (Objective & Outcome)

Exhibit "C" – Family of 4 Purchase Power

Exhibit "D"- Area Market Survey Summary 02-21-08

Exhibit "E"- 2008 CDBG Target Area Map

Exhibit "F" -Draft 2008-2009 Annual Action Plan

Recommended Motion (and Alternative Motions if expected): Move that the City Council:

- 1) Review, comment and provide direction to the Housing & Economic Development Department in relation to the Draft Action Plan in the use of CDBG and HOME funds for Program Year 2008-2009.
- 2) Review Staff recommendation for Public Hearing April 21, 2008, to reduce the Homebuyer Assistance Program (HAP) maximum loan limit per borrower from \$60,000 to a maximum loan limit per borrower of \$40,000, elimination of the second loan origination fee of \$250 and increase the interest rate from 2% to 3% for the 30 year term.

Environmental Assessment Status

CEQA Review:

NEPA Review: to be completed upon adoption of the Final Action Plan

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date) Certification forms to be authorized along with the Final Annual Action Plan Adoption and delivered to HUD by May 15, 2008*

Copies of this report have been provided to:

EXHIBIT "A"
Summary of Draft 2008/2009 Action Plan

Exhibit 1					
SUMMARY OF DRAFT 2008/2009 ACTION PLAN					
		CDBG	HOME	TOTAL	UNITS
SOURCES OF REVENUE:					
1	Cash - Beginning Balance		-	-	
2	Annual Grant Amount	1,185,800	491,716	1,677,516	
3	HOME matching funds - RDA Low/Mod			-	
4	Program Income	200,000	425,000	625,000	
5	Interest Earnings/Investment Earnings			-	
6	TOTAL REVENUE	1,385,800	916,716	2,302,516	
7					
EXPENDITURES:					
9	Operating	69,065	7,302	76,367	
10	Redevelopment Allocation	131,482	25,778	157,260	
11	Direct Allocations	26,351	16,092	42,443	
12	Loan Servicing	6,000	-	6,000	
13	Subtotal Admin and Operating	232,898	49,172	282,070	
14					
15	Net for Programs and Projects	1,152,902	867,544	2,020,446	
16					
AFFORDABLE HOUSING:					
<u>Homeownership</u>					
19	Homebuyers Assistance Program (Contract w/CSET)		575,000	575,000	14
20	Property Acquisition (CHDO)		73,754	73,754	1
21	Housing Rehabilitation (contract w/SHE)		218,790	218,790	3
<u>Neighborhood Preservation/Services</u>					
23	Emergency Repairs and Basic Needs (contract w/SHE)	110,202		110,202	10
24	Code Enforcement- Target Areas (allocated Hourly Employee)	70,000		70,000	120
25	Fairhousing Hotline (contract w/TCHA)	34,500		34,500	100
26	Loan Recapture Program (CHDO)	-	-	-	-
27	HOMELESSNESS				
28	<u>Special Needs Facilities</u>				
COMMUNITY DEVELOPMENT					
<u>Public Improvements</u>					
31	ADA Compliance Projects	40,000		40,000	15
32	Washington Residential Area Public Improvements	50,000		50,000	2
<u>Economic Development/Public Parking Facilities</u>					
34	West Parking Structure Loan Payment (Section 108 Loan)	627,200		627,200	1
35	Job Creation/Retention			-	
<u>Public Park /Public Facilities</u>					
37	Oval Park improvements	60,000		60,000	1
NON HOMELESS SPECIAL NEEDS HOUSING					
<u>Special Needs Services</u>					
40	Senior Home Minor Repairs (contract w/CSET)	91,000		91,000	600
41	Senior Repair and Handicapped Access (contract w/SHE)	70,000		70,000	14
42					
43	Subtotal Programs & Projects	1,152,902	867,544	2,020,446	
44					
45	TOTAL EXPENDITURES	1,385,800	916,716	2,302,516	
46					
REVENUE LESS EXPENDITURES					
48	Remaining to Carry Forward	-	-	-	

Exhibit "B"
Estimated 2008-2009 Allocation (Objective & Outcome)

Table III; Exhibit "2"

Estimated 2008-2009 Program Year CDBG and HOME Funding Allocation

HOME Investment Partnership Funds (HOME) - Objective and expected Outcome	Investment	Percentage of Investment	Priority & Unit Goal
Affordable Housing- HOME Funds			
Objective 1: Provide Decent Affordable Housing	\$ 867,522	100%	H
1. Increase availability of affordable owner-occupied housing through (HAP)	\$ 575,000		14
2. Increase availability of affordable owner-occupied housing through acquisition (CHDO)	\$ 73,754		1
3. Increase quality of owner-occupied housing through rehabilitation (HRP)	\$ 218,768		3
Total HOME Allocations	\$ 867,522	100%	
Community Development Block Grant Funds (CDBG) -Objective and expected Outcome			
Affordable Housing- CDBG Funds			
Objective 1: Suitable Living Environment through Neighborhood Preservation and Services	\$ 214,702	19%	H
1. Maintain quality housing by addressing substandard housing through (Code Enforcement Program)	\$ 70,000		120
2. Maintain quality of owner-occupied housing through rehabilitation of substandard housing (ERBN)	\$ 110,202		10
3. Provide services for low-to -moderate income persons by providing (Fair Housing Education Program)- Public Service)	\$ 34,500		100
Homelessness- CDBG Funds			
Objective 2: Suitable Living Environment by Supporting Special Needs Facilities	\$ -	0%	H
1. Increase accessibility to support facilities to end chronic homelessness (Continuum of Care/Homeless Project)	\$ -		
2. Increase accessibility and availability of housing for disabled persons	\$ -		
Community Development- CDBG Funds			
Objective 3: Suitable Living Environment through Public Improvements	\$ 90,000	8%	H
1. Increase availability of handicapped access benefiting population with special needs (Streets ADA Compliance)	\$ 40,000		15
2. Improve the sustainability of the suitable living environment through public improvements (Washington Residents Area)	\$ 50,000		2
Objective 4: Create Economic Development Opportunities and Community Development Opportunities (Parking Facilities)	\$ 627,200	54%	H
1. Improve economic opportunities for low-income persons through (job creation)	\$ -		
2. Demonstrate a commitment to long-term economic growth by promoting expansion and (job retention) - Section 108 Loan- West Acequia	\$ 627,200		1
Objective 5: Suitable Living Environment through Community Development Opportunities (Public Parks)	\$ 60,000	5%	M
1. Improve quality/increase availability of neighborhood facilities for low-income persons (Parks & Recreation- Oval Park)	\$ 60,000		1
Objective 6: Suitable Living Environment through Community Development Opportunities (Public Services)	\$ -	0%	M
1. Support non profit agencies with accessibility to public services			
Non Homeless Special Needs Housing- CDBG Funds			
Objective 7: Suitable Living Environment by Supporting Special Needs Services	\$ 161,000	14%	M
1. Maintain quality of owner-occupied housing for elderly (Senior Home Repair Program)	\$ 91,000		600
2. Increase accessibility and range of housing options for person with special needs (SHARP)	\$ 70,000		14
Total CDBG Allocations	\$ 1,152,902	100%	

**Family of 4 Median Income Purchase Power-
Family of 4 @ 30% of the Median Income**

Family of 4		
Conventional	Income @ 30% of median: Annually 16,150 (monthly: \$1,346)	
Purchase Price	\$94,000	
1st Mortgage:	6.25%	\$54,000
Estimated Closing Costs (title, escrow, loan fees 1%):	\$	1,973.00
Pre Paid Closing Costs (6 mnth tax 1.1% & ins)	\$	712.00
3% down payment	\$	2,910.00
1st Mortgage Monthly Payment w/ taxes, Insurance:	30% Debt to Income Ratio	\$ 404.00
Gap (City Second) Loan:	at 3 % deferred 30	\$ 40,000.00
	Total interest due at end of 30 years for City loan:	Total City 2nd owed at end of 30 yrs:(P & I) 76,000
@ 3% deferred for the life of the loan	\$36,000	

Family of 4 @ 50% of the Median Income

Family of 4		
Conventional	Income @ 50% of median: Annually \$26,900 (monthly: \$2,241.67)	
Purchase Price	\$130,000	
1st Mortgage:	6.25	\$ 90,000.00
Estimated Closing Costs (title, escrow, loan fees 1%):	\$	2,300.00
Pre Paid Closing Costs (6 mnth tax 1.1% & ins)	\$	1,070.00
3% down payment	\$	3,990.00
1st Mortgage Monthly Payment w/ taxes, MIP, Insurance:	30% Debt to Income Ratio	\$ 672.00
Gap (City Second) Loan:	at 3 % deferred 3C	\$ 40,000.00
	Total interest due at end of 30 years for City loan:	Total City 2nd owed at end of 30 yrs:(P & I) 76,000
@ 3% deferred for the life of the loan	\$36,000	

Family of 4 @ 80% of the Median Income

Family of 4		
Conventional	Income @ 80% of median: Annually \$43,050 (monthly: \$3,587.50)	
Purchase Price	\$184,000	
1st Mortgage:	6.25%	\$ 144,000.00
Estimated Closing Costs (title, escrow, loan fees 1%):	\$	2,981.00
Pre Paid Closing Costs (6 mnth tax 1.1% & ins)	\$	1,900.00
3% down payment	\$	5,610.00
1st Mortgage Monthly Payment w/ taxes, MIP, Insurance:	30% Debt to Income Ratio	\$ 1,076.00
Gap (City Second) Loan:	at 3 % deferred 30	\$ 40,000.00
	Total interest due at end of 30 years for City loan:	Total City 2nd owed at end of 30 yrs:(P & I) 76,000
@ 3% deferred for the life of the loan	\$36,000	

Exhibit "D"

Area Market Survey Summary 02-21-08

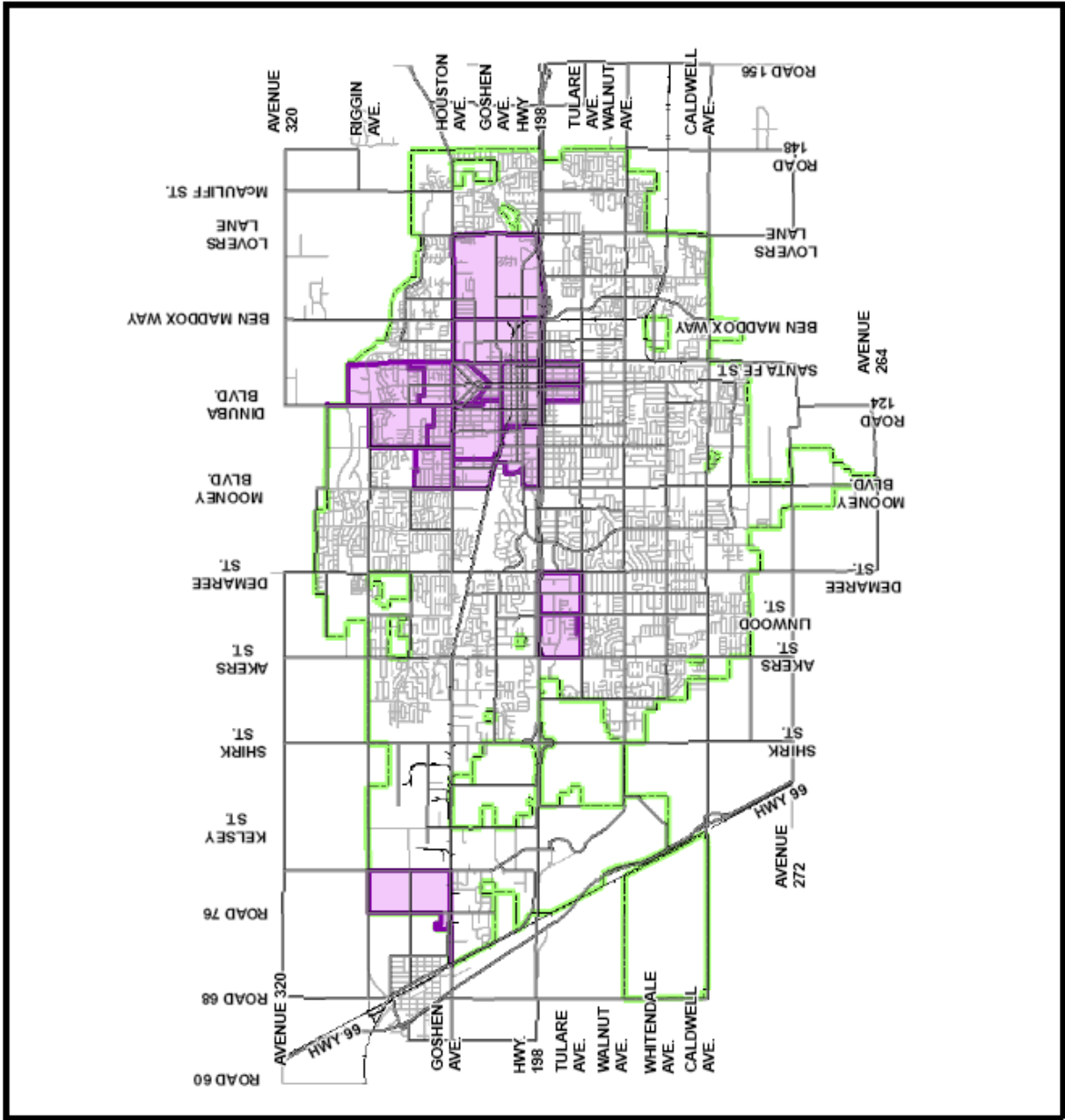
Area Market Survey Summary


Listings as of 02/21/08 at 5:22pm

Active Listing Price Range	Quantity	Average DOM	Summary Price Information			
\$70,000 thru \$79,999	2	51	Minimum	\$70,000	Maximum	\$3,225,000
\$80,000 thru \$89,999	4	65	Average	\$293,126	Median	\$229,700
\$90,000 thru \$99,999	5	54				
\$100,000 thru \$119,999	20	63				
\$120,000 thru \$139,999	38	104				
\$140,000 thru \$159,999	68	105				
\$160,000 thru \$179,999	85	101				
\$180,000 thru \$199,999	110	100				
\$200,000 thru \$249,999	167	106				
\$250,000 thru \$299,999	114	99				
\$300,000 thru \$349,999	60	119				
\$350,000 thru \$399,999	53	160				
\$400,000 thru \$449,999	23	156				
\$450,000 thru \$499,999	28	146				
\$500,000 thru \$549,999	11	114				
\$550,000 thru \$599,999	6	74				
\$600,000 thru \$649,999	6	193				
\$650,000 thru \$699,999	6	122				
\$700,000 thru \$749,999	3	175				
\$750,000 thru \$799,999	6	50				
\$800,000 thru \$849,999	3	28				
\$850,000 thru \$899,999	6	136				
\$900,000 thru \$949,999	2	186				
\$950,000 thru \$999,999	2	171				
\$1,000,000 thru \$1,249,999	5	171				
\$1,250,000 thru \$1,499,999	6	123				
\$1,750,000 thru \$1,999,999	3	261				
\$2,250,000 thru \$2,499,999	1	69				
\$3,000,000 thru \$3,249,999	1	10				
	844	110				

Equal Opportunity Housing * All information deemed reliable, but not guaranteed.
Information has not been verified, is not guaranteed and is subject to change.
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Exhibit "E" 2008 CDBG Target Area Map





City of Visalia
CDBG AREA 2008

Legend

- MAJOR STREETS
- STREETS
- RAILROAD
- CITY LIMITS
- CDBG 2008


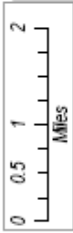



Exhibit "F"
Draft 2008-2009 Annual Action Plan Report

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 3

Agenda Item Wording: Update on activities undertaken by the Natural Resource Conservation Division since its inception in August, 2007.

Deadline for Action: N/A

Submitting Department: Natural Resource Conservation

Contact Name and Phone Number: Shawn Ogletree, 713-4530; Leslie Caviglia, 713-4317

Department Recommendation

Staff recommends that Council review progress on the initial work program for the Natural Resource Conservation Division which was presented on October 15, 2007.

Department Discussion:

The initial work program established designated projects and programs for the first year and long-term goals for the new Natural Resource Conservation Division. The primary goal of the Division is to minimize waste, efficiently utilize natural resources, and make Visalia residents more environmentally aware and proactive.

The following is a list of the work program items approved by Council last October and an update on the progress of those items:

Energy

1. Work with the San Joaquin Valley Clean Energy Organization (SJVCEO) in moving forward with measuring the City's carbon footprint by January, 2008.
 - Researched the two major greenhouse gas emission tracking systems, International Council for Local Environmental Initiatives (ICLELI) and California Climate Action Registry Tracking (CCART). Staff is recommending ICLELI, and is recommending the Council contract with Strategic Energy Innovations (SEI) to conduct the initial assessment.
 - Identified the General Plan update as a way to incorporate climate change policies in a more comprehensive matter and provided information to the Planning Staff.
2. Explore opportunities to improve energy reliability, supply and price stability to meet current and future energy needs by February 2008.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 10__

Review:

Dept. Head:

Finance

City Atty

City Mgr

- Looked at other Cities, including Lemoore, San Diego, Fresno and Mendota, that have installed solar facilities as an alternative or offset to conventional electrical contracts in order to determine how the City should proceed with solar.
 - Established that power purchase agreements are generally more feasible than outright solar system purchases. An analysis of several purchase options indicate a 20+ year-payback.
 - Exploring the feasibility of issuing a RFP for a power purchase agreement that would involve several City facilities including the Convention Center, Waste Water Treatment Plant (WWTP), Police Sub-stations, Transit Center, and Parking structures. The analysis of this option should be completed by June, 2008.
 - Researched the feasibility of joining the San Joaquin Valley Power Authority and determined there are a lot of uncertainties and risk associated in implementing such a program at this stage. Staff will continue to follow the program as it develops.
3. Lead by example in pursuing the most efficient use of energy in City facilities and work with SJVCEO partners to conduct energy audits on City buildings by January 2008.

Due to a number of circumstantial issues with Southern California Edison (SCE), including the relocation of Edison's Account Executive for the region, the completion of and report on free energy audits has been delayed until June, 2008. The City has done the following:

- Organized a list of all service accounts into categories and distributed to SCE.
 - Provided SCE with a list of buildings for free energy audits based on annual kWh's generated. Energy audits are complete and a draft report has been submitted by SCE with recommendations and energy savings predictions.
 - Identified 11 City owned pumps based on annual kWh's generated and signed a release for analysis by SCE for potential savings through a pump test/ audit. The expectation from Edison on a complete audit and report is mid May.
 - Identified potential for annual savings in both money and energy through the installation of demand response systems at the WWTP and Convention Center. An analysis is underway and should be complete in April, 2008 to determine if and how the savings would apply.
4. Evaluate, in conjunction with the consultant study and WWTP staff, the potential for using solar or another alternative energy source at the WWTP and provide a recommendation to Council by September, 2008.
- The WWTP master plan consultant is including recommendations on alternative energy options, including solar and fuel cell technology. Staff will be meeting with the consultant later this month to discuss these options further. Report to Council still expected by September, 2008.
5. Evaluate the existing airport solar project, including a comparative cost analysis of the electric bill, past and present, and prepare a report for Council.
- **Completed** - Report to Council given on February 19, 2008

Water Conservation/Ground Water Recharge

1. Serve as staff to the Visalia Water Management Committee, Kaweah Delta Water Conservation District (KDWCD), California Water and Tulare Irrigation District) and monitor projects and programs in accordance with the agreement. Report to Council at the October 29th meeting on status of water supply and recent activities of the Visalia Water Management Committee.
 - **Completed**-Report to Council given November 19th on status of water supply and recent activities of the Water Management Committee.
2. Work with KDWCD on groundwater recharge efforts and develop a plan for taking advantage of appropriate groundwater lay off and delivery opportunities during the upcoming wet season, with the understanding that a longer-term, comprehensive plan will be forthcoming over the next 6-12 months.
 - Made arrangements to layoff 188.7 acre feet of available flood release water into Oaks Basin in January & February at a rate of 15 acre feet/day to capitalize on water recharge opportunities, as they became available. Staff also is monitoring available flood release and is equipped to lay off any future allocations.
 - Sent a letter to Modoc Basin representative requesting the use of Modoc Basin for future layoff opportunities.
 - Working on establishing a tie in to another basin, to be completed by Fall, 2008.
 - Set up and established an internal committee focused on water recharge efforts. Members include: Alex Peltzer, City Attorney; Leslie Caviglia, Deputy City Manager; Shawn Ogletree, Natural Resource Conservation Manager; Andrew Benelli, Public Works Director; and Dick Moss, Provost and Prichard.
 - Submitted CIP funding for a groundwater management plan in conjunction with the storm water management plan currently in progress (Engineering).
 - Exploring the feasibility of a contract with James Silva, who works within the City's sphere of influence to maximize water delivery and lay off. Expect to make recommendation to Council by June, 2008.
3. In conjunction with the above, evaluate the potential for using grey water from the treatment plant for irrigating Cal-Trans landscaping, the golf course, airport or other uses.
 - Cal Trans has agreed with the concept of using reclaimed water for landscaped areas on Highways 99 and 198.
 - The WWTP master plan consultant is including options for using reclaimed water in the master plan.
 - Staff will report to Council as stated by October 2008.
4. Enhance, expand and improve the conservation education program within 90 days, utilizing the Technician, the Water Education Coordinator, and any other appropriate resources.
 - Cooperation and commitment from the school district as an organization to better conserve water and likely upgrade of their current dated sprinkler system for several

locations. Improvements have been implemented at Goshen Elementary and Redwood High School. Scheduled improvements for Crestwood, Royal Oaks and Ivanhoe will occur this summer. Visalia Unified School District (VUSD) has also performed pump efficiency tests for all schools to address inefficiency and educated grounds staff on VUSD watering policy modeled after the City ordinance.

- Establishment of a commercial recycling program that utilizes the Conservation Technician. The program provides an audit of the commercial entity's waste stream including green waste. Staff provides informative information on which products are recyclable, answers questions and informs on improvement opportunities. Currently over 26 commercial accounts have been audited encompassing over 37 separate entities.
 - "Visalia Today" taping on City's commercial recycling program.
 - Radio spots on local radio station concerning conservation practices and programs.
 - Establishment of Green Page Column in South Valley Fresno Bee (Green Page).
 - Build on C-SETs educational /outreach program offered by Tulare County Conservation Corps to educate students on recycling. Utilizing the Conservation Technician and Water Education Coordinator, NRC staff will educate students on recycling everyday materials (other than CRV), water conservation, energy conservation, household hazardous waste and green waste recycling to all Visalia schools. The program will start mid-April.
 - Work with Sequoia National Park to help plan and facilitate the Sequoia Youth Summit 2008. The event will bring together agencies, special interest groups, nonprofits and community organizations interested in building collaborative relationships that will support a common goal-Developing in children meaningful and lasting connections with nature and the land. The summit is tentatively scheduled for September, 2008
5. Assess what the City organization is currently doing internally, develop a list of possibilities regarding better conservation efforts the organization could implement, and develop a program by March 2008.
- Information on recycling/conservation and the City's focus on the subject provided to all new employees during orientation.
 - Training on internal recycling to Police, Finance and Department Heads.
 - "Inside City Hall" publication now including weekly tips to regarding conservation practices and programs.
 - Pilot project to move away from bottled water and move towards more eco-friendly products at the Convention Center and Transit Center. Evaluation to occur in mid-April.
 - Staff plans to have a purchasing program established for City operation promoting more eco-friendly products by end of May.
6. Assess the current water conservation efforts, determine reasonable monitoring/tracking targets, and develop a plan for future conservation efforts by September 2008. This should include developing a relationship with Cal Water, and determining how to capitalize on the City's relationship with them, especially any water conservation monies/programs, and if the City can accelerate the conversion to water meters.

- Worked extensively with Cal Water to revise the company's Urban Water Management Plan to better address current and future conservation efforts from the City to address the regional basin and long term safe yield. Received agreement from the Company to work with the City beginning in 2009 on the required 2010 revision.
- Water meter conversion estimated to be completed by 2016.
- Development of an agreement with Cal-Water to jointly distribute service packets.
- Promoted the current conservation practices and incentives provided by Cal-Water for water saving devices including the clothes washer rebate and high efficiency toilet grants. To date, a total of 419 rebates have been issued by Cal Water for the purchase of qualifying clothes washers and 26 toilets respectively for toilets. In addition, 1,700 showerheads, 650 hose nozzles and 500 aerators have been distributed free to the public.
- Attended the Public Utilities Commission (PUC) discussion on rate hikes and spoke on record disclosing a desire to work with Cal Water on conservation. Cal Water has been approved a rate increase with a commitment to use a portion of generated monies for conservation efforts.

Air Quality:

1. Assess the potential for utilizing the Air District mitigation program funds and provide a report to the City Manager within 90 days on current activities and what opportunities exist for future City programs or projects.

Update: Staff continues to monitor available Air District mitigation program funds and incentives in addition to any state level Air Resource Board funds. Staff has carried out the following related items:

- Researched available funding currently utilized by the City. Some examples include: Remove II Program Public Transportation and Commuter Vanpool Subsidy Component, which provides bus pass subsidies (six passes at discount prices) to the community and has continually been funded for the last six years; and the Heavy Duty On Road Vehicle Component, in which the City was recently awarded \$60,000 to pay for 6 heavy duty engine replacements for Transit buses.
 - In conjunction with the above, identified the Bicycle Infrastructure Component as the best use of available funds currently not being utilized by the City.
 - Promoted District incentives for wood stove change out and for Healthy Air Living Initiative.
2. Develop an initial plan for implementing the Cool Cities initiative to present to Council in approximately 90 days, with the understanding that this is an on-going effort, and that a more comprehensive, long-term program will be developed over the next 6-12 months.
 - Identified collection and tracking greenhouse gas (GHG) emissions as the logical next step in the City's commitment and are recommending the Council authorize staff to join ICLEI and begin the initial survey. Based on the data collected, staff will work with the Environment Committee to develop a more comprehensive plan.
 - Staff will bring a more comprehensive plan incorporating these ideas to Council by October 2008.

3. Review the viability of establishing a bicycle program in the downtown and, if feasible, implement the program before April 2008.
 - A draft program is currently under review by the City Attorney. Program would recycle unclaimed bicycles from public safety and transit and distribute them to businesses for use by the employees and/or customers.
 - Established working relationships with several organizations, including the California Department of Corrections which has offered to pick up, refurbish the bicycles and deliver them at no charge. Currently, the majority of the unclaimed bikes are sent to Los Angeles and sold in bulk for a nominal amount.
 - Successfully solicited donated supplies and services to support the program, including paint and 50 bicycle helmets.
4. Explore Intelligent Transportation System (ITS) technologies available that can be used to synchronize traffic lights in order to improve traffic flow as well as save on fuel consumption and reduce emissions with an update to Council by July 2008.
 - On-going. Report anticipated in July, 2008.
5. Continue efforts to increase the City's use of Compressed Natural Gas for the City fleet and explore other alternative fuel options to meet the City's needs. This includes exploring the viability of having an 85% ethanol fuel and gasoline by volume (E85) fuel station up and running for the City's flex fuel vehicles by October 2008.
 - Researching the feasibility of installing a new or retrofitting a current fueling station for distribution of ethanol (E85) fuel.
 - Working on the promotion of CNG as a viable alternative for commercial and personal vehicles. The use of CNG poses immense opportunities because the City has a public facility that provides a viable, cleaner burning, cost effective alternative for business and individuals.
 - Developed relationship with local Honda dealership to establish sales of Honda Civic-GX to the public and possibly work with NRC staff in promoting CNG as an alternative fuel option for commercial fleets and personal vehicles.

Sustainable Growth/Design

1. Explore sustainable ideas for Visalia as a Municipality. This would include a construction and renovation program that insures physically and financially feasible and environmentally sustainable design for Municipal buildings, using the U.S. Green Building Councils Leadership in Energy and Environmental Design (LEED) Rating System as one standard of reference. The goal is to establish this program by January, 2009.
 - Identified Edison's "Savings by Design" program as a way to incorporate sustainable design into the planning process for new construction or renovation projects for the City. NRC staff has recommended the use of this program for both the Public Safety Building and Phase II of the Sports Park. Savings by Design offers building owners and their design team a wide range of services including:
 - Design Assistance provides information and analysis to design the most efficient building possible.

- Owner Incentives provided to help offset the costs of energy-efficient buildings.
 - Design Team Incentives rewards designers who meet ambitious energy efficiency targets.
2. Review the proposed “Green House” program presented recently by the Home Builders Association, research other such programs, and present a work plan for developing a program for Visalia that is mutually supported by the Environmental Committee and the HBA, as well as other interested parties, with the target to have such a program implemented by January 2009.
 - Staff is exploring two Green Build Programs, the California Green Build and the Build it Green Point Rated System. California Green Build is recognized and promoted by the Home Builders Association. HBA has not made a determination on Build it Green’s Green Point Rated program.
 3. Encourage sustainable business design for commercial business or retrofit of existing business within Visalia with the goal of developing a program to recognize such ventures by January 2009.
 - Assisted VF Distribution with the installation of a 1000 kW photovoltaic system for a basin located at their warehouse.
 - Developing a list of sustainable ideas to planning for discussion with Wal-Mart representatives on the proposed expansion project.
 - Staff assisted Sequoia Regional Leadership in the development of a green business program. The program’s design insures it can continue indefinitely and recognizes businesses that incorporate sustainable practice into their business.
 - City participation in the SRL pilot project by both Police sub-stations and the Transit Center.

Recycling

1. Assess the current recycling efforts, and what is needed to bring the City up to State mandated requirements, or if the City is meeting those mandates, recommend new target goals (perhaps 5 and 10 year goals) and a plan for attaining those goals by September 2008. Included in this assessment should be an on-going review of the amount of waste that is transported for burning, the cost of such and viable alternatives to that method.
 - On-going. Report anticipated in September, 2008.
 - Establishment of over 14 new commercial recycling accounts encompassing 37 separate entities since January 2008. The goal is to establish 10 new accounts per month. Recent accounts include Lextron Inc., Sierra Village (multi family housing), Cameron Crossing (multi family), Voltage Multipliers Inc., George McCann School, Costco, Food 4 Less, BUHL Properties (8 separate businesses), Pregis, Cameron Crossing, Tuscan Plaza (17 separate busineeses), Kings Kraft, Hellar Performance Polymers, CIGNA and Mill Creek Apartments (Multi Family).

- Recommend a commercial food waste as a potential program to increase the diversion rate for the City. Staff is developing a pilot program to incorporate commercial food waste
- Lead efforts to bring waste to energy enterprise to the area that has the capability to handle the City's food waste, as well as some dairy and other agriculture waste.

Other

1. Serve as staff for the Environmental Committee to develop realistic goals for the committee with reporting mechanisms and present to the Council for consideration within six months. Work on developing a realistic strategy for the Cool Cities Initiative should be part of this work program.
 - Development and implementation of a citywide household battery recycle program sponsored by the Visalia Environmental Committee, the City of Visalia and the Consolidated Waste Management Authority (CWMA), and volunteers from Redwood high Schools Future Business Leaders of America class. Over 80.5 pounds of batteries have been collected.
 - Recommended a smart bottle initiative to limit the purchasing of water bottles by the City. Recommendation implemented by Transit and Convention Center for pilot program to be evaluated after 90 days. (mid-April)
2. Identify potential funding sources for the various activities underway within the Division and work with the Community Relations Manager to apply for the most appropriate grants/funding. Ideally, we would like to bring in at least \$100,000 in new funding for conservation programs during the first two years.
 - Completed the lengthy registration process for federal grant application process.
 - Submitted an abstract for EPA solid waste grant for a pilot project for commercial food waste. (Not granted)
 - Submitted a grant to Coca-Cola for recycling receptacles throughout the community. (Not granted)
 - Submitted an abstract to Southern California Edison and Southern California Gas Company to establish a California Public Utilities' approved Partnership with the utilities. (Still under consideration)

Prior Council/Board Actions:

- Council approved the initial work program for the Natural Resources Conservation Department presented to Council on October 15, 2007
- The Council authorized the formation of a Natural Resource Conservation Division in the 2007-2008 budget.
- Presentation to Council on the Natural Resource Conservation work program October 15th 2007.

Committee/Commission Review and Actions:

Alternatives:

Attachments:

Copy of the Targets and Expectations for Natural Resource Manager as identified in Visalia City Council Agenda June 26-27, 2007

Recommended Motion (and Alternative Motions if expected):

None Required.

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

**Copy of the Targets and Expectations for Natural Resource Manager as identified in
Visalia City Council Agenda June 26-27, 2007**

**The Natural Resources Conservation Manager (NRCM):
Targets and Expectations**

Leslie Caviglia provided a brief status update of the hiring process, and stated that the position should be filled by August, 2007. She asked for Council input, questions, and their targets and expectations for the NRCM. The following is a summary of their discussion:

1. Increase community awareness and the education level of the City's efforts on these important issues.
2. Explore competitive effects with Countywide Solid Waste JPA.
3. Increase diversion to 50%. Ensure that we have a "tagging program" to measure our effectiveness.
4. Get Groundwater Recharge Efforts back on-track with the KDWCD.
5. Explore ways that we can improve the air quality in the region.
6. Explore opportunities for energy conservation (e.g. solar panels, etc.).
7. Update the City Council on ROI for our existing and future energy conservation efforts.
8. Apply LEED certification and award standards for new development, and evaluate the "effectiveness of LEED standards."
9. Cal. Water: Encourage the acceleration of their conversion to meters.
10. Explore application of the Cool Cities Initiatives.
11. Explore application of new technologies such as LEED Lighting, permeable concrete parking lots, etc.
12. Conduct a comparative cost analysis of the Airport Electric Bill, past and present.
13. Work with the Citizen Environmental Committee and the City Council's Natural Resources Committee and the Household Hazardous Waste Program.
14. Hold a Council Work Session on the NRCM status in September, 2007, and present the proposed work program for FY 2007-08.

ACTION

PLANNING COMMISSION AGENDA

CHAIRPERSON:
Vincent Salinas



VICE CHAIRPERSON:
Lawrence Segrue

COMMISSIONERS PRESENT: Sam Logan, Vincent Salinas, Adam Peck, Larry Segrue, Terese Lane

MONDAY MARCH 24, 2008; 7:00 P.M., CITY HALL WEST, 707 WEST ACEQUIA, VISALIA CA

- 7:00 TO 7:00 1. THE PLEDGE OF ALLEGIANCE
- 7:00 TO 7:00 2. CITIZEN'S REQUESTS - The Commission requests that a 5-minute time limit be observed for requests. Please note that issues raised under Citizen's Requests are informational only and the Commission will not take action at this time.
- No one spoke
- 7:00 TO 7:01 3. CITY PLANNER AGENDA COMMENTS
- No comments
- 7:01 TO 7:01 4. CHANGES TO THE AGENDA
- No Changes
- 7:01 TO 7:01 5. CONSENT CALENDAR - All items under the consent calendar are to be considered routine and will be enacted by one motion. For any discussion of an item on the consent calendar, it will be removed at the request of the Commission and made a part of the regular agenda.
- Time Extension for St. Charles Park Tentative Subdivision Map No. 5607 and Conditional Use Permit No. 2005-55
- 7:01 TO 7:11 6. PUBLIC HEARING –Presented by Paul Bernal
- Conditional Use Permit No. 2008-08: A request by Mark Chamberlin to allow a 10,000 sq. ft. indoor baseball training facility within a 40,000 sq. ft. warehouse building in the IL (Light Industrial) zone. The site is located at 6707 W. Goshen Ave. (APN: 085-340-077)
- Approved as recommended (Segrue, Logan) 5-0
- Open: 7:06
Close: 7:11

7:11 TO 7:31

7. PUBLIC HEARING –Presented by Paul Bernal

Approved as recommended (Logan, Segrue) 5-0

Pinkham Ranch Tentative Subdivision Map No. 5538: A request by Andy Vaccaro Jr. to subdivide 4.33 acres into 18 lots in the R-1-6 Zone. The site is located on the west side of Pinkham St. approximately 200 ft. south of Laura Ave. APN: 126-230-0046

Open: 7:24
Close: 7:28

7:31 TO 7:55

8. PUBLIC HEARING –Presented by Teresa Nickell

Approved as recommended (Segrue, Peck) 5-0

Variance No. 2008-04: A request by Fali Salehi to allow an encroachment into the side street setback and to allow a tandem parking configuration to facilitate the conversion of a residential lot and structure into a medical office in the OC (Office Conversion) zone. The site is located at 502 S. Willis St. APN: 096-142-011

Open: 7:42
Close: 7:45

7:55 TO 8:01

9. PUBLIC HEARING – Presented by Paul Scheibel

Approved as recommended (Peck, Segrue) 4-0 Sam Logan Abstained

Variance No. 2008-03: A request by Randall and Beth Grimmus to allow an encroachment into the front setback for an estate fence in the R-1-6 (Single-family Residential, 6,000 sq. ft. minimum lot size) zone. The site is located at 2801 Keogh St. APNs: 089-132-010 and -013

Open: 8:00
Close: 8:01

8:01 TO 8:06

10. DIRECTOR'S REPORT/PLANNING COMMISSION DISCUSSION:

Assistant Director, Fred Brusuelas discussed the two recent appeal filings and reminded the Commissioners of the Planners Institute in Sacramento March 26-28.

The Planning Commission meeting may end no later than 11:00 P.M. Any unfinished business may be continued to a future date and time to be determined by the Commission at this meeting. The Planning Commission routinely visits the project sites listed on the agenda.

For the hearing impaired, if signing is desired, please call (559) 713-4359 twenty-four (24) hours in advance of the scheduled meeting time to request these services. For the visually impaired, if enlarged print or Braille copy is desired, please call (559) 713-4359 for this assistance in advance of the meeting and such services will be provided as soon as possible following the meeting.

**HE NEXT REGULAR MEETING WILL BE HELD ON MONDAY, APRIL 14, 2008
CITY HALL COUNCIL CHAMBERS, 707 WEST ACEQUIA**

8:06 To 8:06

Motion to Adjourn (Segrue, Peck) 5-0

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8b

Agenda Item Wording: Second Reading of Ordinance 2008-02 authorizing the contract amendments

Deadline for Action: N/A

Submitting Department: Administrative Services

Contact Name and Phone Number: Eric Frost x4474,
Charlotte Dunn x4335

Department Recommendation:

Second reading of Ordinance No. 2008-02 to amend the contract between the City of Visalia and the Board of Administration of CalPERS to amend the contract as of May 10, 2008 as follows:

1. Pre-Retirement Optional Settlement 2 Death Benefit for Safety and Miscellaneous employees, and
2. Implement the 2.5 at 55 Retirement formula for all Miscellaneous employees hired after the effective date of the contract amendment.

Summary/background:

The City approved Memorandum of Understandings with all safety and miscellaneous employee groups in 2007 to amend the contract between the City of Visalia and CalPERS.

Before an approved MOU change may occur in a PERS retirement program which increases cost, PERS law requires that a governing body express its intent to amend the contract. The resolution only applies to the Pre-Retirement Death Benefit as it is the only change that will increase program costs, while the ordinance is required for both actions.

As outlined in the MOU's, the City agreed to make several changes in CalPERS benefits, namely:

Section 21548 Pre-Retirement Optional Settlement 2 Death Benefit

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session

Regular Session:

- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): _____

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Amend the Police, Fire and Miscellaneous retirement program by providing an improved benefit for employees should they die while employed with the City and are at least 50 years old. By amending the contract to include Section 21548, Pre-Retirement Optional Settlement 2 Death Benefit a surviving spouse would receive the same retirement benefit as if the employee had been retired at the time of death.

CalPERS has completed the contract amendment cost analysis to amend our contract and provide this benefit. In this analysis, CalPERS established the appropriate contribution rate to fund both the ongoing cost of current employees as well as those hired after the implementation date. The estimated cost is outlined in Table 1, City of Visalia Retirement Program – Employer Cost.

**Table 1
City of Visalia Retirement Program
Employer Costs**

<i>Pre-Retirement Optional Settlement 2 Death Benefit</i>		<i>Estimated Annual Cost of Amendment</i>
Miscellaneous Salary Base 2006	\$15,342,000	
- Ongoing Cost	0.120%	25,750
- Past Service Credit (amortized over 20 years)	0.199%	42,702
Safety Salary Base 2006	\$12,274,000	
- Ongoing Cost	0.074%	11,171
- Past Service Credit (amortized over 20 years)	0.099%	14,945
Total Employer Annual Cost	0.341%	94,568

The employee contribution for miscellaneous employees will remain at 8% and safety member contributions remain at 9%. The employer contributions identified above in Table 1 are in addition to the employee contributions.

Section 21354.4 2.5% at 55 for Local Miscellaneous Members Hired After Contract Amendment

Amend the contract between the City of Visalia and CalPERS to Implement a two-tiered retirement system for miscellaneous employees. In doing so, current employees would remain under the 3% @ 60 retirement plan (3% per year of service at age 60), but all miscellaneous employees hired after the effective date of the contract amendment would be covered in the new tier of 2.5% @ 55 (maximum retirement benefit of 2.5% at age 55).

CalPERS advised that an actuary to amend the contract with the new retirement formula of 2.5% @ 55 nor a resolution to amend the contract for a change because it does not increase the city's cost. It is estimated that this contract amendment will save the City approximately 1.8% of payroll over time.

In addition to the employer's contribution, all employees under the new program will make an 8% contribution towards retirement. This mirrors the contribution made by current employee's under the 3% @ 60 retirement plan.

Prior Council/Board Actions:

- Approval of Memorandum of Understanding for all miscellaneous and safety groups in 2007
- Approval of Resolution of Intention to amend contract for subject amendments March 3, 2008
- First Reading of Ordinance March 3, 2008

Committee/Commission Review and Actions:

Alternatives:

Attachments:

Recommended Motion (and Alternative Motions if expected):

Second Reading of Ordinance No. 2008-02 to amend the contract between the City of Visalia and the Board of Administration of CalPERS for the following contract changes:

1. Section 21548 – Pre-Retirement Optional Settlement 2 Death Benefits for Miscellaneous and Safety Employees, and
2. Section 21354.4 – 2.5% @ 55 Retirement Formula for Miscellaneous Employees hired after the effective date of the contract amendment

Environmental Assessment Status

CEQA Review:

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

ORDINANCE NO. 2008-02

**AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF VISALIA AUTHORIZING AN AMENDMENT
TO THE CONTRACT BETWEEN THE CITY COUNCIL OF THE CITY OF
VISALIA**

AND

**BOARD OF ADMINISTRATION
CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM.**

**THE CITY COUNCIL OF THE
CITY OF VISALIA DOES ORDAIN AS FOLLOWS:**

SECTION 1. That an amendment to the contract between the City Council of the City of Visalia and the Board of Administration, California Public Employees' Retirement System is hereby authorized, a copy of said amendment being attached hereto, marked Exhibit, and by such reference made a part hereof as though herein set out in full.

SECTION 2. The City Manager of the City of Visalia is hereby authorized, empowered, and directed to execute said amendment for and on behalf of said Agency.

SECTION 3. This Ordinance shall take effect thirty (30) days after the date of its adoption, and prior to the expiration of ten (10) days from the passage thereof shall be published at least one (1) time in the Visalia Times Delta, a newspaper of general circulation, published and circulated in the City of Visalia and thenceforth and thereafter the same shall be in full force and effect.

MEMORANDUM

CONFIDENTIAL: ATTORNEY WORK PRODUCT

DANIEL M. DOOLEY
RETIRED FROM THE PRACTICE OF LAW

LEONARD C. HERR

ALEX M. PELTZER

KENNETH J. RICHARDSON

KRISTINA BAKER PEDERSEN

MATTHEW F. BAHR

RON STATLER

RACHELE BERGLUND BAILEY

JAMES D. KOONTZ

To: Visalia City Council

From: Alex Peltzer, City Attorney

Date: February 25, 2008

Re: Introduction of Ordinance to address public consumption of alcohol

Summary:

The Visalia Police Department has asked that the City Attorney prepare an ordinance to address an issue with the current Visalia Municipal Code section which attempts to prohibit possession of alcoholic beverages on private property that is open to the public, such as shopping center parking lots.

Recommended Motion:

I move that the City Council introduce Ordinance No. 2008-__.

Background

The Police Department has an interest in preventing alcohol-related problems that arise on privately owned parking lots in commercial developments, and in similar settings, particularly where these parking lots are near public facilities, such as the Lincoln Oval Park. To date, the Department has issued citations for those found with open alcoholic beverages on such premises, citing for violation of the current VMC section 9.04.050. That section purports to prohibit possession of open alcoholic beverage containers on private parking lots, among other places.

We have reviewed this section and found that it is unenforceable because a provision of the California Constitution prohibits cities from regulating the possession (as opposed to consumption) of alcoholic beverages, with certain limited exceptions. This view has been confirmed by a series of court cases arising over the past 15 to 20 years. Review of these cases makes clear that section 9.04.050 is unconstitutional and therefore unenforceable.

100 WILLOW PLAZA,
SUITE 300
VISALIA, CA 93291

TELEPHONE:
(559) 636-0200

FACSIMILE:
(559) 636-9759

WWW.DHLAW.NET

In light of this, and in light of a need to be able to address the underlying problem, the Department has asked us to identify a constitutional means of addressing this problem.

In response, we have drafted the attached ordinance, which focuses on the consumption of alcoholic beverages in public places and on certain private property. There are no current ordinance sections that relate to consumption as opposed to possession. As noted previously, the California Constitution does not prevent local regulation of consumption of alcohol.

The attached ordinance is modeled on one from the City of Sacramento, and appears to be drafted specifically to avoid the constitutional problems faced by ordinances such as Visalia's, as identified by the recent court cases.

We recommend this ordinance for your introduction and consideration. If introduced, the ordinance, with any changes that may be requested by the Council during introduction, will be returned for second reading and adoption at the next regularly scheduled Council meeting.

ORDINANCE NUMBER 2008 -- _____

**REPEALING SECTION 9.04.050 CHAPTER 9.04 OF THE VISALIA
MUNICIPAL CODE RELATING TO CONSUMPTION OF INTOXICATING
BEVERAGES**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF VISALIA

Section 1: Section 9.04.050 of the Visalia Municipal Code is hereby repealed and replaced with the following new section 9.04.050 to read as follows:

9.04.050 Intoxicating beverages—Consumption on public streets, etc., and on commercial parking lots and adjacent land unlawful.

A. It is unlawful for any person to consume beer, wine, or any intoxicating liquor on any street, sidewalk, alley, highway or public court except where expressly permitted pursuant to the terms of a permit issued by the city for temporary use and occupancy of such public property.

B. It is unlawful for any person to consume beer, wine, or any intoxicating liquor:

1. Upon any property used, or intended to be used as an accessory use, for the parking of motor vehicles by the patrons of any commercial establishment authorized by the state of California to sell alcoholic beverages; or

2. Upon any unimproved property which adjoins such commercial establishment not used for the parking of motor vehicles, which is owned, operated or possessed by the owner, lessee or agent of such commercial establishment; or

3. Upon private property open to the public, including but not limited to parking lots and shopping centers except where expressly permitted pursuant to the terms of a license issued by the ABC; or

4. Upon a private drive, stairway, doorway or other private property open to public view without the express permission of the owner, the owner's agent or the person lawfully in possession of the private property.

C. It is an infraction for any person who has in his or her possession any bottle, can or other receptacle containing any alcoholic beverage which has been opened, or a seal broken, or the contents of which have been partially removed, to enter, be, or remain on the premises of, including the parking lot immediately adjacent to, any

retail package off-sale alcoholic beverage licensee licensed pursuant to Division 9 (commencing with Section 23000) of the Business and Professions Code, or on any public sidewalk immediately adjacent to the licensed premises, if the premises and parking lot contain clearly visible notices to the patrons of the licensee and parking lot and to persons on the public sidewalk as follows:

Unlawful to enter, be or remain on these premises, adjacent parking lot or adjacent public sidewalk with an open alcoholic beverage container. CPC 647e(a); Visalia Municipal Code Section 9.04.050(C)

D. This section shall not prohibit the consumption, at sidewalk tables adjacent to the premises, of alcoholic beverages purchased on the premises by the customer of a bona fide eating place, as the term is defined in California Business and Professions Code Section 23038, if the bona fide eating place has obtained a revocable encroachment permit from the city authorizing the placement of sidewalk tables and a license from the Department of Alcoholic Beverage Control which permits the sidewalk consumption.

E. Nothing in this section shall be construed to make criminal any act or acts which are permitted or prohibited by any law of the state of California.

Section 2: Severability. If any section, subsection, subdivision, paragraph, sentence, clause or phrase of this Ordinance, or its application to any person or circumstances, is for any reason held to be invalid or unenforceable, such invalidity or unenforceability shall not effect the validity or enforceability of the remaining sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases of this Ordinance, or its application to any other person or circumstance. The City Council of the City of Visalia hereby declares that it would have adopted each section, subsection, subdivision, paragraph, sentence, clause or phrase hereof, irrespective of the fact that any one or more other sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases hereof be declared invalid or unenforceable.

Section 3: Construction. The City Council intends this Ordinance to supplement, not to duplicate or contradict, applicable state and federal law and this Ordinance shall be construed in light of that intent.

Section 4: Effective Date. This Ordinance shall take effect thirty days after its adoption.

Section 5: Certification. The City Clerk shall certify to the passage and adoption of this Ordinance and shall cause the same to be published or posted according to law.

PASSED AND ADOPTED:

Jesus Gamboa, Mayor

ATTEST:

Steven M. Salomon, City Clerk

APPROVED AS TO FORM
BY CITY ATTORNEY:

Alex M. Peltzer, City Attorney

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8d

Agenda Item Wording: Appointment of Don Landers to serve as a Council representative on the Visalia Convention and Visitors Bureau Board of Directors.

Deadline for Action: N/A

Submitting Department:

Contact Name and Phone Number: Leslie Caviglia, 713-4317, Donjia Huffmon, 713-4512

Department Recommendation

It is recommended that the Council appoint Don Landers to serve as a Council representative on the Visalia Convention and Visitors Bureau (VCVB) Board of Directors. He would replace Bob Link who is no longer able to attend the regular Board meetings due to a business conflict.

Department Discussion

After the 2007 election, the City Council appointed members to represent the Council on various Boards and Committees, including the VCVB Board of Directors.

Bob Link and Amy Shuklian were appointed to the VCVB Board; however, the Board meeting dates changed recently to accommodate the majority of the Board Member's schedule. This change conflicts with a prior business commitment that Bob Link has on an on-going basis so he has asked to have another Council Member appointed.

Mayor Jesus Gamboa asked Don Landers if he would consider serving in this capacity. He has agreed; therefore, it is recommended that the City Council make this appointment.

Prior Council/Board Actions:

January 7, 2008 – The Council appointed members to serve as the Council's representative on various Board and Committees.

Committee/Commission Review and Actions:

N/A

Alternatives:

Attachments:

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session

Regular Session:

- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): _____

Review:

Dept. Head LBC 32508

Finance

City Atty

City Mgr

Recommended Motion (and Alternative Motions if expected):

Environmental Assessment Status

CEQA Review:

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8e

Agenda Item Wording: Authorization to join the International Council for Local Environmental Initiatives (ICLEI) and contract with the San Joaquin Valley Clean Energy Organization and Strategic Energy Innovations (SEI) to conduct the City's initial greenhouse gas (GHG) emission inventory.

Deadline for Action: N/A

Submitting Department: Natural Resource Conservation

Contact Name and Phone Number: Shawn Ogletree, 713-4530; Leslie Caviglia, 713-4317

Recommendation:

Staff recommends the City Council authorize membership with International Council for Local Environmental Initiatives (ICLEI) and participation in the Cities for Climate Protection (CCP) program and authorize the City Manager to contract with SEI to conduct the initial inventory at a cost of \$25,000. The cost of the initial inventory will come from the current Division budget.

Both the Visalia Environmental Committee and San Joaquin Valley Clean Energy Organization (SJVCEO) advocate ICLEI membership and the inventory as the essential next step for the City in its commitment to becoming a "Cool City" and its consequent pledge to reduce greenhouse gas (GHG) pollution to 7 percent below 1990 levels by 2012.

Summary/Background:

The International Council for Local Environmental Initiatives (ICLEI) is an international membership association of local governments dedicated to addressing environmental issues through local action. ICLEI provides programs, tools, software assistance and technical expertise to help local governments quantify and reduce greenhouse gas (GHG) emissions, improve air quality, and enhance urban sustainability. ICLEI's Cities for Climate Protection (CCP) is a five step program that begins with a survey of the community's current GHG emissions, and then continues with the development and implementation of a GHG reduction plan.

The key reason staff is recommending member in ICLEI is for access to the software that many cities involved in Cool Cities are using to identify the City's major CO2 sources and provide a baseline to judge the City's progress towards reducing GHG emissions. It has the capability to account for all GHG emissions produced in the community, allow for the comparison of

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session

Regular Session:

- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): ___

Review:

Dept. Head: LBC 33108

Finance

City Atty

City Mgr

emissions from different sectors (transportation, buildings, etc...), identifies necessary reductions to meet State targets, measures potential impacts of reduction measures, and tracks the impacts from reduction measures implemented. It will take into account conservation measures the City has undertaken since 1990, such as recycling and alternative fuel vehicles. In addition, it will also measure all future conservation measures the City implements.

The City of Seattle, often seen as the leader in the Cool Cities movement, is a member of ICLEI, as are more than 70 California Communities including San Francisco, Los Angeles, San Diego and Santa Barbara.

There are several reasons that inventorying and tracking the City's Green Houses Gases is important. First, it is a key component of the U. S. Mayor's Conference Climate Protection Agreement and Cool Cities Pledge to reduce GHG emissions by 7% below 1990 levels by 2012.

Second, in September 2006, the State of California enacted AB 32, the Global Warming Act of 2006, which creates a statewide greenhouse gas emission limit that would reduce statewide emissions to 1990 levels by 2020. Reaching this target necessitates an approximate reduction in greenhouse gas emissions by 25-30% below the level of emissions that the State is forecasted to reach by 2020. It is not yet fully clear what measures the State plans to take to achieve this reduction goal, it appears that AB 32 will result in restrictions and changes in an effort to reduce greenhouse gases. Mandatory caps will begin in 2012 for certain significant emission sources and will continue to ratchet down to meet the 2020 goals. Landmark litigation around AB 32 recently took precedence in San Bernardino where California Attorney General Jerry Brown sued the county under the State's environmental quality act for failing to account for the impacts of global warming in the county's 25-year growth plan.

Staff believes that having a baseline of the City's GHG emissions and documenting the efforts the City has and will be implementing is an important step to undertake now in order to be prepared for AB 32 as the reduction requirements are handed down from the state.

Third, staff believes that having a GHG emission inventory and a comprehensive plan for reducing those emissions will be important in the future in order to be competitive in environmental grant processes.

Solutions and Implementation Plan:

ICLEI recommends a five step Cities Climate Protection program includes the following:

1. **Conduct a baseline emissions inventory and forecast.** Based on energy and waste data, the city calculates greenhouse gas emissions for a base year (e.g., 2000) and for a forecast year (e.g., 2015). The inventory and the forecast capture emissions from all municipal operations (e.g., city owned and/or operated buildings, streetlights, transit systems, wastewater treatment facilities) and from all community-related activities (e.g., residential and commercial buildings, motor vehicles, waste streams, industry). The inventory and forecast provide a benchmark against which the city can measure progress.
2. **Adopt an emissions reduction target for the forecast year.** In accordance with the City's Cool Cities commitment, staff will bring before Council an emission reduction target.
3. **Develop an Action Plan.** The City will develop an Action Plan that describes or lists the policies and measures that the City will take to reduce greenhouse gas emissions and

achieve its emissions reduction target. Most plans include a timeline, a description of financing mechanisms, and an assignment of responsibility to departments and staff. In addition to direct greenhouse gas reduction measures, most plans also incorporate public awareness and education efforts. The development of the Action Plan should include strong public input and involvement in order to build the consensus among stakeholders required to implement measures.

4. **Implement policies and measures.** The City will implement the policies and measures contained in the Action Plan. Typical policies and measures implemented by CCP participants include energy efficiency improvements to municipal buildings and water treatment facilities, streetlight retrofits, public transit improvements, installation of renewable power applications, and methane recovery from waste management.
5. **Monitor and verify results.** Monitor and verify progress on the implementation of measures to reduce or avoid greenhouse gas emissions on an ongoing basis. ICLEI's software provides a uniform methodology for cities to report on measures.

Membership Fiscal Impact:

ICLEI membership fee is \$1750 annually, and will come from the current Natural Resource Conservation budget. In addition, staff is recommending that the City contract with the San Joaquin Valley Clean Energy Organization and Strategic Energy Innovations (SEI) for \$25,000 to conduct the initial emission's survey. This is the same price that ICLEI quoted for conducting the survey; however, ICLEI staff could not begin the survey until at least the end of the year.

By recommending the San Joaquin Valley Clean Energy Organization and SEI to conduct the survey, staff believes the City will obtain a competitively priced, professionally conducted survey by an independent party, and, at the same time, further the development of the new SJVCEO with which the City has a Memorandum of Understanding.

SEI is providing part of the staff that is working with the project team (composed of a number of Valley-based Steering Committee members and the SJVCEO Interim Executive Director, Paul Johnson) to establish the SJVCEO. By having the SJVCEO and SEI conduct the City's inventory, the SJVCEO will gain credibility and improve capabilities to assist other Cities within the San Joaquin Valley to begin GHG inventory. Visalia will benefit because SEI's staff includes Eun-Soo Lim, who previously worked as a Program Assistant for ICLEI where she conducted greenhouse gas emission inventories using ICLEI's Clean Air & Climate Protection software.

The funding for the survey is available as a result of a grant for recycling containers obtained through the Consolidated Waste Management Board which freed up funding budgeted to purchase commercial recycling containers.

A report on the inventory, as well as a reduction plan, and any future decisions to commit staff or financial resources toward achieving reductions in greenhouse gas emissions, will be brought before Council for consideration and approval.

Prior Council/Board Actions:

- The Council voted to participate in the U.S. Conference of Mayors Climate Protection Agreement and become a "Cool City" January 8, 2007.
- Council authorized a MOU with San Joaquin Valley Clean Energy Organization, in which the non-profit organization would assist the City in developing clean energy programs.

Committee/Commission Review and Actions:

Alternatives:

- Do not authorize City to join ICLEI or the Cities for Climate Protection Campaign
- Use volunteers to conduct the inventory.

Attachments:

- Cities participating in ICLEI within California

Recommended Motion (and Alternative Motions if expected):

1. Move to authorize joining ICLEI, participate in the Cities Climate Protection Program, and to contract with the San Joaquin Valley Clean Energy Organization and SEI to conduct the initial Greenhouse Gas emission inventory.

Environmental Assessment Status

CEQA Review: NA

NEPA Review: NA

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

ICLEI in California

70+ California communities and growing

**Alameda City
Alameda Co.
Albany
Arcata
Atherton
Berkeley
Chula Vista
Cloverdale
Contra Costa Co.
Cotati
Davis
Dublin
El Cerrito
Emeryville
Fairfax
Fort Bragg
Hayward
Healdsburg
Hercules
Hermosa Beach
Irvine
Los Angeles
Manhattan Beach
Marin Co.
Mendocino Co.
Menlo Park
Mill Valley**

**Millbrae
Moraga
Mountain View
MMWD
NMWD
Nevada City
Newark
Novato
Oakland
Palo Alto
Petaluma
Piedmont
Pinole
Pleasanton
Point Arena
Portola Valley
Riverside
Rohnert Park
Sacramento Co.
San Anselmo
San Carlos
San Diego
San Francisco
San Jose
San Leandro
San Rafael
Santa Barbara
Santa Clara Co.
Santa Cruz
Santa Monica
Santa Rosa
Sausalito
Sebastopol**

Sonoma City
Sonoma Co.
St. Helena
Torrance
Union City
Walnut Creek
West Hollywood
West Sacramento
Willits
Wilshire
Windsor



**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8f

Agenda Item Wording: Award the contract for the Pinkham Street and Walnut Avenue Signal Improvements Project to A-C Electric Corporation in the amount of \$191,264.00; Project No. 1111-9804.

Deadline for Action: April 24, 2008 (30 days after bid opening)

Submitting Department: Public Works Department – Traffic Safety Division

Contact Name and Phone Number:
Andrew Benelli, 713-4340; Eric Bons, 713-4350;
Michael Carr 713-4595

Department Recommendation:
Staff recommends that the City Council award a contract to A-C Electric Corporation of Visalia, Ca., in the amount of \$191,264.00 for the Pinkham Street and Walnut Avenue Signal Improvements Project; Project No. 1111-9804.

Discussion:
The project includes the installation of a new 4-way traffic signal at the intersection of Pinkham Street and Walnut Avenue. This intersection warrants a signal and will be significantly impacted when the new Annie R. Mitchell Elementary School opens just south on Pinkham in August, 2008. The project also includes completing the sidewalks with handicap ramps at three of the corners. The signal will be fully constructed within the City's existing right-of-way even though the southeast corner street improvements will not be completed until the property is developed. At that time, one signal pole will need to be relocated to its ultimate location behind the curb.

On March 25, 2008 Engineering Staff opened two (2) bids submitted for the Pinkham and Walnut Signal Improvements Project. The results of the bid opening are as follows:

1.	A-C Electric Corporation	Visalia	\$ 191,264.00
2.	Madco Electric, Inc.	Selma	\$ 194,021.00

The Engineer's Estimate for the construction contract is \$217,000. The estimate includes the poles, which have already been acquired by the City for \$19,800. The 2007/08 Fiscal Year

For action by:
 City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:
 Work Session
 Closed Session

Regular Session:
 Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 3

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Budget has approximately \$347,000 remaining in the funds allocated for this project from the Gas Tax fund. Some of the funds will be needed for project management, inspections, surveying and testing. Any funds that remain when the project is completed will be returned to the Gas Tax reserve account.

Alternatives: None recommended.

Attachments: Location Map,
Summary of bid results

Recommended Motion (and Alternative Motions if expected): Staff recommends that the City Council award the contract for the Pinkham Street and Walnut Avenue Signal Improvements Project to A-C Electric Corporation in the amount of \$191,264.00.

Environmental Assessment Status

CEQA Review:

Required? Yes No

Review and Action: Prior: Required: Cat-Exempt - This project is considered routine maintenance of an existing facility.

NEPA Review:

Required? Yes No

Review and Action: Prior: Required:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*
City to Execute contracts once contractor has completed requirements

Copies of this report have been provided to:

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8g

Agenda Item Wording: Authorization to submit a grant application in the amount of \$60,327 to the California Department of Transportation for a Regional Transit Information Call Center.

Deadline for Action: April 7, 2008.

Submitting Department: Administration – Transit Division

Contact Name and Phone Number:
Monty Cox 713-4591

Department Recommendation: Authorization to submit a grant application in the amount of \$60,327 to the California Department of Transportation for a Regional Transit Information Call Center.

Summary/background: The Transit Division is requesting authorization to submit an application to the California Department of Transportation (Caltrans) through the Job Access and Reverse Commute (JARC) and the New Freedoms (NF) grant programs. These grant programs are part of the federal transportation funding programs authorized under the Safe, Accountable, Flexible, Efficient Transportation Equity Act: A Legacy for Users (SAFETEA-LU) and administered through Caltrans.

These are relatively small grants and are designed to improve transportation services to lower income and disabled customers specifically. In order to maximize the use of these funds staff has worked with the other transit services in Tulare County to identify a project that we could work on together to improve transit countywide. This is the first part of this cooperative effort and includes a countywide transit information call center.

The overall purpose of the City of Visalia's transit program is to increase mobility opportunities for all citizens of the greater Visalia Urbanized Area, aid in improving air quality in the region, and reduce traffic congestion. The transit program provides a level of intracity service that meets the needs of the transit dependent in Visalia and provides service to and from important destination points, which encourages transit use as a viable commute alternative.

The Regional Transit Information Call Center will provide increased access to transit information to the general public with specific focus on added time to assist the elderly & disabled bus riders. As transit services have grown throughout Visalia and Tulare County there have been an increasing number of calls requesting information about multiple transit services. Since these services are supplied by various service providers, the customer often needs to call several

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

numbers to get all the information they need. This project will create a toll-free number that can be called to get information about how to utilize any transit service within Tulare County to reach a destination. The staff funded from this project will be independent of actual dispatch operations and can therefore take additional time with each caller to describe how the services work and help with needed transit planning assistance. This service will benefit lower income customers by increasing awareness of all transit options countywide and assist with trip planning for individuals.

Upon award of the funds the following actions will be taken:

1. A new toll-free number will be established at the City's dispatch/call center office.
2. Modifications will be made to existing transfer and operations contracts to provide for an additional staff person Monday through Friday from 8:00 AM to 5:00 PM.
3. This position will receive special customer service training and be required to become familiar with all bus routes and schedules throughout Tulare County. They will be given contact numbers for all transit services in the County and related agency procedures.
4. The phone system will be expanded to allow for increasing calls into the center as the service is promoted countywide.
5. A marketing plan will be implemented to promote the number as the primary transit information service.

Visalia City Coach currently provides over 1,500,000 trips annually using nine fixed standard transit routes, three downtown trolley routes, an ADA demand response service, a special youth center route, and three seasonal routes to and within the Sequoia Kings Canyon National Park.

Prior Council/Board Actions: None

Committee/Commission Review and Actions: None

Alternatives: None

Attachments: None

City Manager Recommendation:

Recommended Motion (and Alternative Motions if expected): I move that the City Council authorize staff to submit a grant application in the amount of \$60,327 to the California Department of Transportation for a Regional Transit Information Center.

Financial Impact

Funding Source:

Account Number:

Budget Recap:

Total Estimated cost: \$ 0	New Revenue: \$ 0
Amount Budgeted: \$ 0	Lost Revenue: \$
New funding required: \$ 0	New Personnel: \$
Council Policy Change: Yes _____ No <u>X</u> _____	

Environmental Assessment Status

CEQA Review:

Required? No
Review and Action: Prior:
Require:

NEPA Review:

Required? No
Review and Action: Prior:
Require:

Tracking Information: *Record a Notice of Completion with the County Recorder*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8h

Agenda Item Wording: Request authorization to file a Notice of Completion for Park Place, Unit No. 1, containing 139 lots, located at the Northeast corner of Pinkham Street and Caldwell Avenue.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli 713-4340
David Bruce 713-4188

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Park Place, Unit No. 1 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by CENTEX HOMES, a Nevada General Partnership. CENTEX HOMES has submitted a maintenance bond in the amount of \$139,928.32 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of October 4, 2004.

Committee/Commission Review and Actions: The tentative subdivision map for Park Place, Unit No. 1 subdivision was approved by Planning Commission on August 11, 2003.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Park Place, Unit No. 1 Subdivision.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8i

Agenda Item Wording: Request authorization to file a Notice of Completion for Park Place, Unit No. 2, containing 70 lots, located at the Westside of Lovers Lane between K Road and Caldwell Avenue.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli 713-4340
David Bruce 713-4188

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Park Place, Unit No. 2 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by CENTEX HOMES, a Nevada General Partnership. CENTEX HOMES has submitted a maintenance bond in the amount of \$66,947.59 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of October 18, 2004.

Committee/Commission Review and Actions: The tentative subdivision map for Park Place, Unit No. 2 subdivision was approved by Planning Commission on August 11, 2003.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Park Place, Unit No. 2 Subdivision.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8j

Agenda Item Wording: Request authorization to file a Notice of Completion for West Park, Unit No. 1, containing 153 lots, located at the Northeast corner of Akers street and Visalia Parkway.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli 713-4340
David Bruce 713-4188

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the West Park, Unit No. 1 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by CENTEX HOMES, a Nevada General Partnership. CENTEX HOMES has submitted a maintenance bond in the amount of \$261,111.63 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of July 18, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for West Park, Unit No. 1 subdivision was approved by Planning Commission on April 26, 2004.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for West Park, Unit No. 1 Subdivision.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8k

Agenda Item Wording: Request authorization to file a Notice of Completion for West Park, Unit No. 2, containing 144 lots, located North of Visalia Parkway between Akers Street and Linwood Street.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli 713-4340
David Bruce 713-4188

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the West Park, Unit No. 2 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by CENTEX HOMES, a Nevada General Partnership. CENTEX HOMES has submitted a maintenance bond in the amount of \$153,802.21 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of September 19, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for West Park No. 2 subdivision was approved by Planning Commission on April 26, 2004.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for West Park, Unit No. 2 Subdivision.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 07, 2008

Agenda Item Number (Assigned by City Clerk): 8I

Agenda Item Wording: Request authorization to file a Notice of Completion for Shannon Ranch 5, 6 & 11, containing 95 lots, located on the south side of Pratt Ave between County Center Dr and Demaree St..

Deadline for Action: None

Submitting Department: Public Works Department

Contact Name and Phone Number: Andrew Benelli 713-4340,
Patrick Barszcz 713-4241

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Shannon Ranch 5, 6 & 11 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by Centex Homes, a Nevada General Partnership. Centex Homes has submitted a maintenance bond in the amount of \$ 189,574.90 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background: None

Prior Council/Board Actions: Final Map recording was approved at Council meeting of March 21, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for Shannon Ranch 5, 6 & 11 was approved by Planning Commission on September 17, 2001.

Alternatives: N/A

Attachments: Location / Vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Shannon Ranch 5, 6 & 11

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 07, 2008

Agenda Item Number (Assigned by City Clerk): 8m

Agenda Item Wording: Request authorization to file a Notice of Completion for Shannon Ranch 8 & 9, containing 96 lots, located on the north side of Riggin Ave between County Center and Demaree.

Deadline for Action: None

Submitting Department: Public Works Department

Contact Name and Phone Number: Andrew Benelli 713-4340,
Patrick Barszcz 713-4241

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Shannon Ranch 8 & 9 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by Centex Homes, a Nevada General Partnership. Centex Homes has submitted a maintenance bond in the amount of \$ 138,282.00 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background: None

Prior Council/Board Actions: Final Map recording was approved at Council meeting of June 20, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for Shannon Ranch 8 & 9 was approved by Planning Commission on September 17, 2001.

Alternatives: N/A

Attachments: Location / Vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Shannon Ranch 8 & 9

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8n

Agenda Item Wording: Request authorization to file a Notice of Completion for Recreation Park Stadium Demolition and Over-Excavation Project. (0011-15152-72-0-8037)

Deadline for Action: April 7, 2008

Submitting Department: Administration

Contact Name and Phone Number:

Phyllis Coring, 713-4566

Department Recommendation:

Staff recommends that City Council authorize the filing of Notice of Completion for the Demolition and Over-Excavation of the building pad for the Right Field Improvements at Recreation Park Stadium.

Summary/background:

To prepare for the Right Field Improvements Project at Recreation Park Stadium, a contract to demolish, over-excavate and compact the building pad was awarded to Hobbs Construction by City Council on October 15, 2007, in the amount of \$144,808. A total of five bids were received for this project that ranged from \$144,808 to \$392,900.

The preparation of the building pad was completed under this contract to accommodate the time schedule for construction of the Right Field Improvements and the baseball season.

The original contract was \$144,808. Four change orders were approved during the course of the compaction and over-excavation. Two were related to unforeseen field conditions and two were related to a change in scope of the work that had been requested.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): _____

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

The change orders are as follows:

Change Order		Cost	
1	Unforeseen Condition	Additional work for dealing with the scoreboard footing posts - necessary for the removal of the scoreboard.	\$593.
2	Unforeseen Condition	Removal of two unknown footings along the first base line side area	\$3499.
3	Change in Scope	Contractor was requested to over-excavate and compact area of two additional grade beams, not anticipated in original plans	\$8,339.23
4	Change in Scope	Additional over excavation and compaction necessary for lateral area beyond footings that was not specified in bid documents.	\$19,384.85
Total			\$31,816.08

The change orders identified as a change in scope to the contract were the result of the construction drawings for the two story right field improvements building not being totally complete when this contract for the over excavation and compaction was bid. It was necessary to proceed in order to be able to construct the Right Field Improvements during 2008. As final changes were made to the construction drawings, changes were needed in the extent of the earthwork. The additional necessary work that was done through these change orders was completed at a price per cubic yard consistent with the cost in the awarded contract.

The total cost of the demolition and over-excavation is \$ 176,624.08. These cost figures were known at the time the Right Field Improvements project was awarded by City Council on February 19, 2008 and the full cost was accounted for in the construction portion of the \$11.6 million dollar project total.

Prior Council/Board Actions:

City Council approved the awarded of the contract on October 15, 2007.

Committee/Commission Review and Actions:

Alternatives:

Attachments:

Recommended Motion (and Alternative Motions if expected):

I move to authorize staff to file a Notice of Completion on the Demolition and Over-Excavation Project for the Recreation Park Stadium Expansion Project.

Environmental Assessment Status

CEQA Review: Environmental Document 2007- 45- Categorically Exempt from the provisions of the California Environmental Quality Act (CEQA) per Section 15332 (infill project) of the Guidelines for Implementation of the California Environmental Quality Act.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8o

Agenda Item Wording: Request authorization to file a Notice of Completion for Riverwood Unit #1, containing 167 lots, located at the northeast corner of Mineral King Ave. and McAuliff Street.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli – 713-4340
Ed Juarez – 713-4446

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Riverwood Unit #1 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by Centex Homes, a Nevada General Partnership. Centex Homes has submitted a maintenance bond in the amount of \$224,082.00 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of September 6, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for Riverwood Unit #1 was approved by Planning Commission on November 22, 2004.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Riverwood Unit #1.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8p

Agenda Item Wording: Request authorization to file a Notice of Completion for Riverwood Unit #2, containing 90 lots, located at the northeast corner of Mineral King Ave. and McAuliff Street.

Deadline for Action: April 7, 2008

Submitting Department: Public Works Department

Contact Name and Phone Number:

Andrew Benelli – 713-4340
Ed Juarez – 713-4446

Department Recommendation:

City staff recommends that City Council give authorization to file a Notice of Completion for the Riverwood Unit #2 Subdivision. All the necessary improvements for this subdivision have been completed and are ready for acceptance by the City of Visalia. The subdivision was developed by Centex Homes, a Nevada General Partnership. Centex Homes has submitted a maintenance bond in the amount of \$108,959.00 as required by the Subdivision Map Act to guarantee the improvements against defects for one year.

Summary/background:

Prior Council/Board Actions: Final Map recording was approved at Council meeting of November 20, 2005.

Committee/Commission Review and Actions: The tentative subdivision map for Riverwood Unit #2 was approved by Planning Commission on November 22, 2004.

Alternatives: N/A

Attachments: Location sketch and vicinity map.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
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Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Recommended Motion (and Alternative Motions if expected):

I hereby authorize filing a Notice of Completion for Riverwood Unit #2.

Environmental Assessment Status

CEQA Review: Environmental finding completed for tentative subdivision map.

NEPA Review:

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8q

Agenda Item Wording: Request authorization to file a Notice of Completion for the Woodland Street – Street and Signal Improvements Project with the final contract amount of \$505,034.86. Project No. Project Nos. 1611-9769 and 1241-9751.

Deadline for Action: None

Submitting Department: Public Works Department

Contact Name and Phone Number:
Andrew Benelli 713-4340; Michael Carr 713-4595

Department Recommendation: Staff recommends that the City Council authorize filing a Notice of Completion for the Woodland Street – Street and Signal Improvements Project with the final contract amount of \$505,034.86.

Department Discussion:

The Project installed traffic signals at the intersection of Woodland Street and Burrel Avenue and modified the existing traffic signal at the intersection of Woodland Street and Mineral King Avenue. New traffic signals were also installed at the intersection of Woodland Street and Main Street. Roadway improvements were constructed to re-open Woodland Street to Mineral King Avenue to provide for better traffic circulation for the County Civic Center, College of the Sequoias, and the neighborhoods in this area.

The project also included running wires to connect the existing signal at Noble to the new signal at Mineral King. Conduit was installed from the signal controls at Main to the controls at Burrel/Mineral King. This will allow the signals to be synchronized to reduce the wait time at each intersection. Due to the close proximity of these signals, synchronization is complex. To facilitate synchronization, staff will now retain a traffic engineer to develop a synchronization timing plan to facilitate efficient circulation along the Woodland corridor.

On April 2, 2007, Council awarded the contract for the Woodland Street – Street and Signal Improvements project to A-C Electric Corporation of Visalia for the sum of \$ 455,177.00.

The Engineer's Estimate for the construction contract was \$477,000. Based on the bid results the estimated budget amount for the project was \$590,000, which included the construction cost of the project plus construction management, inspections, surveying and testing.

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session

Regular Session:

- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

The cost for the design and construction of the traffic signal as well as the related street improvements at the intersection of Woodland Street and Mineral King Avenue/Burrel Avenue was shared equally between the City of Visalia and the County of Tulare. The details of the agreement were outlined in City Resolution No. 2005-56 which was approved by City Council on April 18, 2005. The County's portion of the cost sharing was not to exceed \$250,000. Based on the estimated final cost of the project – including change orders, construction management, inspections, surveying and testing – the County's portion of the cost sharing is one half of \$374,626 (\$187,313) because the cost for the traffic signal at Woodland Street and Main Street (\$146,995.26) is to be paid for by the City with no cost sharing with the County.

There were four change orders required to complete this project, with a cost increase totaling \$49,857.86 – an eleven-percent increase over the originally awarded contract.

The change orders were reviewed and approved by the Change Order Committee. The approved change orders entailed the following work:

1. Remove/Repave entire Woodland/Burrel Intersection
The plans called for removing a portion of the paving in the intersection, but the City and County project managers agreed that the entire intersection should be repaved in order to eliminate a large trench scar and some cracked asphalt. The County agreed to reimburse the City for half the cost of this change order. Increase in contract cost = \$26,039.00.
2. Additional Electrical Conductors
The contractor had to pull new wiring to the signal control box on Woodland between Burrell and Mineral King that was privately-owned by the City. The plan said it was Edison-owned, in which case SCE would have provided the materials and labor from the source on Noble Avenue to the meter location between Mineral King and Burrel. Also, new wiring was needed to handle the new street lighting. The wiring used for the old lights was inadequate. Increase in contract cost = \$5,065.00.
3. Add ADA Truncated Dome Panels to Handicap Ramps
The specifications for this project were prepared prior to the City of Visalia's Engineering Division's recent update to the City Standards, so the job did not call for the yellow truncated dome panels to be installed in the ramps. At the request of the City Public Works Director, a total of seven ramps needed the pads installed under this change order. The truncated domes are now required by federal law (American Disabilities Act) to alert blind pedestrians to traffic hazards. Increase in contract cost = \$ 3,767.00.
4. Balance of Quantities
This change order is to adjust the line item quantities estimated to the actual quantities to construct the improvements. At the request of the City to work around existing oak trees, a handicap ramp modified. For the same reason, another ramp was relocated increasing the length of curb and gutter and sidewalk. The engineer's estimate for Class II Aggregate base material turned out to be a little low as well and was adjusted up by 2.5%. Total increase in contract cost = \$14,986.86.

Miscellaneous Expenses:

Extra costs outside the construction contract included the cost of a Southern California Edison electrical service connection, the contract project management, surveying, testing, inspection, and contingencies. The final cost of the project including change orders and extra expenses is approximately \$521,621.26.

Alternatives: None suggested

Attachments: Location Map, Ownership Disclosure Form

Recommended Motion (and Alternative Motions if expected):

I move to authorize staff to file a Notice of Completion for the Woodland Street – Street and Signal Improvements Project with the final contract amount of \$505,034.86.

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Notice of Completion to be filed with County Recorded through City Engineer's office

Copies of this report have been provided to:

City of Visalia Agenda Item Transmittal

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 8r

Agenda Item Wording: Request authorization to file a Notice of Completion for the Village West Street Reconstruction Project with the final contract amount of \$89,082.50 and to transfer an additional \$3,214.16 from the Street Overlay account. Project No. 2012-8006.

Deadline for Action: None

Submitting Department: Public Works Department

Contact Name and Phone Number:
Andrew Benelli 713-4340; Michael Carr 713-4595

Department Recommendation: Staff recommends that the City Council authorize filing a Notice of Completion for the Village West Street Reconstruction Project with the final contract amount of \$89,082.50.

Department Discussion:

Village West is a subdivision built in the early 1970s with a private street, accessible to the public. The subdivision is located to the Northeast of the Walnut and Demaree intersection. The subdivision's private street, Royal Oaks Drive, provides a loop to the local residents. The street was constructed as a private street was not built to City standards and is not owned nor maintained by the City. However, the street is open to the public. Due to the age of the asphalt the road section was broken and needed reconstruction.

Funding for this project comes from the residents, since the loop is a private street. The Homeowner's Association voted on a ballot for a special assessment to pay for the road improvements and for the City to bid the job and manage and inspect the construction project. Improvements included pulverizing the existing asphalt pavement and aggregate base rock, grading the material and laying a new two-inch asphalt mat over the material. The contractor also replaced a damaged section of curb and gutter with new concrete curb and gutter.

On March 5, 2007, the City awarded Village West Street Reconstruction Project to Henderson Construction. The amount of the contract was \$71,475.00. The total budget for the project was \$97,775.00, which included the construction cost of the project plus \$16,300 for construction management, inspections, surveying and testing.

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session

Regular Session:

- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): 1 Min.

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

There were two (2) change orders required to complete this project, with a cost increase totaling \$17,607.50 – a 24.6% increase over the originally awarded contract.

The change orders were reviewed and approved by the Change Order Committee. The approved change orders entailed the following work:

1. **Balance of Quantities for Asphalt Concrete**
There was a problem with wet subgrade due to leaks in a water line. Since this was a project requiring a short timeframe, the decision was made to remove the wet material, fix the leaks, and fill the void with additional asphalt. Net increase in contract cost = \$9,607.50.
2. **Slurry Seal Entire Pavement**
This project called for a course 3/4" aggregate to be used in a 1-1/2" asphalt layer, making it difficult to get a consistently smooth finished surface. In some areas of the final pavement, too much of the aggregate was exposed and voids were apparent. In most cases, the pavement was acceptable, and staff recommended a Type II slurry over the trouble spots, but the property owners wanted it to look uniform, so they agreed to be assessed the cost of applying a slurry over the entire paved surface. Net increase in contract cost = \$8,000.00.

Miscellaneous Expenses:

Extra costs outside the construction contract included legal expenses to set up the assessment district and extra inspections and site visits to meet with the contractor and property owners to determine the need and extent of the slurry seal. The City has received \$97,775.00 via the assessment district intended to cover the total project including project management, surveying, testing, inspection, and contingencies. The final cost of the actual project including change orders and extra expenses was \$100,989.16. Staff has submitted a letter to the home owners' association to reimburse the City for the additional \$3, 214.16. Until the City receives the additional payment, the cost will be covered by transferring funds from the City of Visalia's Street Overlay account.

Alternatives: None suggested

Attachments: Location Map, Ownership Disclosure Form

Recommended Motion (and Alternative Motions if expected):

I move to authorize staff to file a Notice of Completion for the Village West Street Reconstruction Project with the final contract amount of \$89,082.50 and to transfer an additional \$3,214.16 from the Street Overlay account.

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*
Notice of Completion to be filed with County Recorded through City Engineer's office

Copies of this report have been provided to:

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 9

Agenda Item Wording:

Appeal of Planning Commission Denial of Conditional Use Permit No. 2008-05: a request by Donahue Schriber Realty Group, L.P. to amend Conditional Use Permit No. 2007-13 by allowing on-site lumber off-loading, handling activity, and truck delivery hours before 7:00 a.m. and after 10:00 p.m. at an approved home improvement store (Home Depot). The site is located at the northwest corner of Dinuba Boulevard and Riggin Avenue in the City of Visalia, County of Tulare. APN: 078-120-010. **Resolutions 2008-18 required.**

Deadline for Action: April 7, 2008.

Submitting Department: Community Development - Planning

Contact Name and Phone Number:

Brandon Smith, AICP, Senior Planner, 713-4636
Fred Brusuelas, AICP, Asst. Director Community Devt, 713-4364

Recommendation: It is recommended that the City Council adopt a resolution to uphold the Planning Commission denial of Conditional Use Permit (CUP) No. 2008-05 on February 25, 2008. This recommendation is based on the findings to deny the project adopted by the Planning Commission on that date.

The Planning Commission's findings were that the CUP Amendment would increase the potential for nighttime noise nuisance to the residential-zoned area north of the site (south of the Sports Park), whereby the Noise Ordinance is intended to protect from the exposure of excessive levels of noise. The Commission also found that the Amendment would be inconsistent with the limitations already in place on other similar "big box" business located near residential land uses which are also required to abide by similar or more restrictive hours for deliveries and outdoor activities.

The CUP is an amendment only to the operating conditions of the approved Home Depot building. It does not involve any changes to physical aspects of the building or related improvements authorized by CUP 2007-13, which approved the Home Depot.

Background on CUP No. 2008-05: The CUP was filed as an amendment to remove the conditions and mitigation measures pertaining to the approved (7 a.m. to 10 p.m.) hours for lumber off-loading, handling activities, and truck deliveries on the site. The applicant believes the unlimited hours can be supported based on evidence contained in a revised noise study submitted with the CUP, which concludes that sound walls incorporated into the project will adequately reduce noise impacts to a less than significant environmental impact.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.):30

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

Staff acknowledged the updated noise study's conclusion that no significant environmental impacts to noise will occur and that the mitigations pertaining to deliveries and activities are not required. However, staff recommended to the Planning Commission that the Home Depot's current conditions and mitigation measures remain unchanged.

The recommendation was based on two factors: 1) retaining the current limit on hours of operation provides the greatest measure of assurance that future land use conflicts can be avoided with minimal monitoring and other expenditures of City resources, and 2) retaining the current hours of operation will keep this site on par with other similar facilities that share the same allowance.

The Planning Commission held a public hearing on February 25, 2008, and denied Conditional Use Permit No. 2008-05 on a 3-0 vote (Commissioners Salinas and Peck – absent). During the public hearing, three persons spoke on the item. Michael Leberman, representative of project applicant Donahue Schriber, and Scott Mommer, site development coordinator for Home Depot, spoke in favor of approving the CUP. Bruce Meyers, representative of Pacific Union Homes which owns and has an approved subdivision project adjacent to the north of the Home Depot site, spoke against allowing the unrestricted hours.

Summary of Appeal: The appeal has been filed based on the applicant's view that there was error or abuse of discretion by the Commission in its action that that their actions were not supported by evidence in the record. The appeal lists three specific bases for the error of the Planning Commission (see Exhibit "1" for the appeal and applicant's statement).

Necessity of Restrictions towards Home Depot

Staff acknowledged that the applicant's updated noise study provided substantial evidence that noise levels associated with lumber off-loading, handling activities, and truck deliveries would be reduced to the residential threshold of 60 decibels (dBA). The substantial evidence is found in page 10 of the revised noise study dated June 13, 2007, where the noise consultants analyze the use of the sound wall included in the project and confirm that "Home Depot's on-site operations are considered to have a less than significant impact on the nearby [residential zoning designation]."

As a result, Operational Impact Mitigation Measures 2.1 and 2.2, which enforce the restricted hours, are not required in order to achieve the 60 dBA threshold for nighttime noise levels in a residential designation. An Addendum prepared by staff to the approved Mitigated Negative Declaration (MND) makes the finding in support of removing the mitigation measures since they are not necessary for the project and were inadvertently left in the noise study dated April 4, 2007. The applicant cites this evidence and finding as support that the restrictions are not needed in order to address adverse noise impacts. The request can be approved on technical grounds, but the larger policy issue of minimizing after-hours noise generation remains the basis for denying the request.

Staff acknowledges the conclusions of the noise study with regard to the specified lumber off-loading, handling activities, and truck deliveries. However, having unrestricted hours still allows for the possibility of incidental and unanticipated noises to occur from these activities, which could interfere with quality of life in the adjacent residential area during the evening and nighttime hours. The R-M-2 (multi-family residential) zone to the north and its future development is considered a noise-sensitive area by the Noise Element of the General Plan (ref. page 1-2). Being it is a goal of the Noise Element to "protect existing noise sensitive land uses from encroachment of and exposure to excessive levels of noise" (ref. page 3-1), staff recommended to the Planning Commission that the future residential uses should be protected from these incidental noises. The Commission favored with staff's finding in making its decision to deny the request.

Compliance with City Noise Element and Ordinance

Policies that address noise impacts to residential uses are found in the Land Use and Noise Elements of the General Plan (see Related Plans and Policies for full text of policies). The policies cite 60 dBA as the threshold for exterior noise levels in single-family residential areas and 65 dBA in multi-family areas. The City's Noise Ordinance recognizes a five-decibel reduction to the noise level standard beyond 7 p.m. (ref. Section 8.36.040 of the Visalia Municipal Code). It also prohibits use of certain mobile noise-emitting sources beyond 7 p.m.

In the appeal, the applicant cites that the Noise Ordinance does not restrict deliveries beyond 7 p.m., and deliveries should therefore be allowed past 7 p.m. The City has not interpreted this code to strictly prohibit deliveries past 7 p.m. Rather, it recognizes this time as holding a more stringent threshold for acceptable noise levels which on-site activities must abide by. While deliveries could occur beyond 7 p.m. if the required noise standards are met, staff's reasoning for enforcing the restriction was to curtail any incidental noise impacts related to the deliveries from occurring, such as dropped loads of lumber. The Commission favored with staff's reasoning in making its decision to deny the request on policy, precedent, and future obligations to enforce Noise Ordinance compliance grounds.

Noise Mitigation on Other Large Stores

A number of "big-box" stores located adjacent to residential zones have mitigated noise levels to an acceptable level through delivery hour limitations and/or placement of block walls. Staff found at least two home improvement big-box stores which place restrictions on delivery hours.

The existing Home Depot at Demaree & Caldwell directly backs up to an R-M-3 zoning designation containing two-story apartment complexes. A noise study prepared for the Home Depot requires mitigation in the form of a 12-foot tall wall and a 6 a.m. to 7 p.m. limitation on deliveries. These hours are consistent with the range recognized by the Noise Ordinance for daytime noise level standards.

The new Lowes at Demaree & Riggin has a similar configuration with respect to residential land uses to the proposed Home Depot in that the back of the store faces a residential zoning designation, separated by a local street. A noise study prepared for the store imposes a 7 a.m. to 10 p.m. limitation - the same delivery hour restrictions that currently apply to the approved Home Depot. These hours are outside of the nighttime noise-sensitive hours recognized by the State as the Community Noise Equivalent Level (CNEL).

Retaining the restricted delivery hours on the approved Home Depot store would be consistent with these other stores which are located adjacent to residential zones and frequently handle lumber and other large bulk materials. The Commission favored this finding by staff in making its decision to deny the request.

Alternative Restrictions proposed by Applicant: The applicant's foremost request is that the Planning Commission denial be fully reversed. However, the appeal also offers an alternative plan that was not presented to the Planning Commission. The alternative is to allow unrestricted off-loading and handling activities at the front (south side) of the store through the customer pick-up porte cochere (this side also faces existing residences in an established neighborhood south of Riggin Avenue), and limit loading activities at locations other than the front of the store to between the hours of 6 a.m. and 11 p.m.

This alternative is not recommended because it still results in periodic noise incidences from loading activities after 10 p.m. which the Noise Ordinance is intended to preclude because it interferes with the quality of life in nearby residential areas. Also, activities taking place in the front of the store may expose noise to existing residences south of the store. Therefore, it would be inconsistent with the Planning Commission's recommendation of keeping the 7 a.m. to

10 p.m. restricted hours for all activities, which provides the greatest assurance of protecting residential uses from noise incidences during nighttime hours.

Background on Original CUP and Noise Study: In 2007, a Conditional Use Permit (CUP No. 2007-13) was approved by the Planning Commission to allow the development of a Home Depot home improvement store in the Orchard Walk Specific Plan area. The CUP included a condition of approval which placed a 7:00 a.m. to 10:00 p.m. restriction for lumber off-loading, handling activities, and truck deliveries on the site, as recommended by a Noise Impact Assessment prepared for the project (dated April 4, 2007). Mitigation Measures for the 7:00 a.m. to 10:00 p.m. restricted hours were also included in the project's Mitigated Negative Declaration to ensure that nighttime noise levels remain at or below the 65 decibel (dBA) standard for a nearby residential designation, thereby reducing noise impacts to a less than significant level.

Shortly before the City Council's public hearing to consider adopting the Orchard Walk Specific Plan adoption on June 18, 2007, noise consultants VRPA Technologies submitted an updated noise study (dated June 13, 2007) which concluded that sound walls incorporated in the project provided sufficient mitigation for reducing noise levels at or below the 65 dBA standard. Furthermore, the two mitigation measures pertaining to restricted hours were not needed and should be removed from the Mitigated Negative Declaration and Conditional Use Permit (one measure which placed time limits on the use of landscape machinery will remain.)

The applicant presented the revised noise study and requested expanded delivery hours at the City Council public hearing. The Council did not adopt the expanded delivery hours based on the City Attorney's recommendation that proper notice should be made to the public before action be taken to change the original mitigation measures.

The April 4, 2007 noise study incorporated by reference into the adopted Mitigated Negative Declaration, and the June 13, 2007 update are both attached to this report.

Environmental Analysis: Mitigated Negative Declaration No. 2007-034 (MND), including a Mitigation Monitoring Program for noise impacts, was adopted for the Home Depot on May 29, 2007, by the Planning Commission. The Mitigation Monitoring Program requires construction and operations of the center to be mitigated as recommended by the noise impact assessment dated April 4, 2007.

Based on the revised noise study submitted with the CUP amendment, staff prepared an Addendum to the Initial Study and Mitigated Negative Declaration. California Environmental Quality Act (CEQA) Guidelines, Section 15164(b), allows for an addendum to an adopted (mitigated) negative declaration if only minor technical changes or additions are necessary, or none of the conditions described in Section 15162 calling for preparation of a subsequent (mitigated) negative declaration have occurred. Staff was able to make findings that the CUP's request to change the activity and delivery hours is not a substantial change and is minor in nature.

The preparation of an Addendum does not require recirculation of the Mitigated Negative Declaration for public review per CEQA Guidelines, Section 15164(c). The project was still given the minimum 10-day notice in accordance with noticing requirements for CUP applications and Pacific Union Homes was provided with a copy of the Addendum.

Prior Council/Board Actions: The subject site is part of the Orchard Walk Shopping Center, which spans the west and east sides of Dinuba Boulevard. The west side includes Home Depot, multi-tenant pads, and office buildings. The east side includes Target, several sub-major tenants, multi-tenant pads, and freestanding restaurant pads. The development plan for the shopping center was approved under the Orchard Walk Specific Plan, which was reviewed by the Planning Commission on May 29, 2007, and adopted by the City Council on June 18, 2007.

Committee/Commission Review and Actions: The Planning Commission held a public hearing on February 25, 2008, denying Conditional Use Permit No. 2008-05 on a 3-0 vote. (Commissioners Salinas and Peck – absent). Thus, the May 29, 2007 approval of the Home Depot along with its respective findings and conditions still stands.

Alternatives:

The City Council may:

1. Affirm the decision of the Planning Commission but modify the approval with added or revised conditions on CUP No. 2008-05; or
2. Overturn the decision of the Planning Commission and approve CUP No. 2008-05 for the unrestricted hours.

Attachments:

- Resolution denying appeal and upholding denial of CUP No. 2008-05
- Ownership Disclosure
- Exhibit “1” – Appellant’s Appeal of Planning Commission Action
- Planning Commission staff report dated October 22, 2007
- Exhibit “A” – Approved site plan for west half of Orchard Walk Shopping Center
- Exhibit “B” – Letter of Request by Applicant
- Exhibit “C” – Noise Impact Assessment for Orchard Walk Shopping Center, April 4, 2007
- Exhibit “D” – Noise Impact Assessment for Orchard Walk Shopping Center, June 13, 2007
- First Addendum to Initial Study / Mitigated Negative Declaration No. 2007-34
- Mitigated Negative Declaration No. 2007-34
- General Plan Land Use Map
- Zoning Map
- Aerial Photo
- Location Sketch

Recommended Motion: I move to deny the appeal and uphold the Planning Commission’s denial of Conditional Use Permit No. 2008-05.

Alternative Motions (if expected)

I move to uphold the appeal and approve Conditional Use Permit No. 2008-05.

Environmental Assessment Status

CEQA Review: Certified Mitigated Negative Declaration No. 2007-034 with Addendum

NEPA Review: None

Tracking Information: *(Staff must list/include appropriate review, assessment, appointment and contract dates and other information that needs to be followed up on at a future date)*

Copies of this report have been provided to:

Planning Commission
Applicant

RESOLUTION NO. 2008-18

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VISALIA DENYING THE APPEAL AND UPHOLDING THE PLANNING COMMISSION'S DENIAL OF CONDITIONAL USE PERMIT NO. 2008-05, A REQUEST TO AMEND CONDITIONAL USE PERMIT NO. 2007-13 BY ALLOWING ON-SITE LUMBER OFF-LOADING, HANDLING ACTIVITY, AND TRUCK DELIVERY HOURS BEFORE 7:00 A.M. AND AFTER 10:00 P.M. AT AN APPROVED HOME IMPROVEMENT STORE (HOME DEPOT). THE SITE IS LOCATED AT THE NORTHWEST CORNER OF DINUBA BOULEVARD AND RIGGIN AVENUE IN THE CITY OF VISALIA.

WHEREAS, Conditional Use Permit No. 2008-05 is a request by Donahue Schriber Realty Group, L.P. to amend Conditional Use Permit No. 2007-13 by allowing on-site lumber off-loading, handling activity, and truck delivery hours before 7:00 a.m. and after 10:00 p.m. at an approved home improvement store (Home Depot). The site is located at the northwest corner of Dinuba Boulevard and Riggins Avenue in the City of Visalia, County of Tulare. (APN: 078-120-010); and

WHEREAS, the Planning Commission of the City of Visalia, after duly published notice did hold a public hearing before said Commission on February 25, 2008; and

WHEREAS, the Planning Commission of the City of Visalia, after conducting a public hearing, denied Conditional Use Permit No. 2008-05; and

WHEREAS, an appeal by the applicant of the Planning Commission's approval of Conditional Use Permit No. 2008-05 pertaining to error or abuse of discretion by the Planning Commission in its action and pertaining to the Commission's actions not being supported by evidence in the record was received on March 6, 2008; and

WHEREAS, the City Council of the City of Visalia, after ten (10) days published notice held a public hearing before said Council on April 7, 2008; and

WHEREAS, the City Council finds the denial of Conditional Use Permit No. 2008-05 was made in accordance with Chapter 17.38 (Conditional Use Permits) of the City of Visalia, based on the evidence contained in the staff report and testimony presented at the public hearing.

NOW, THEREFORE, BE IT RESOLVED, that Mitigated Negative Declaration No. 2007-34 with Addendum was prepared consistent with the California Environmental Quality Act and City of Visalia Environmental Guidelines.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the City Council of the City of Visalia makes the following specific findings based on the evidence presented:

1. That the proposed project could be detrimental to the public health, safety, or welfare by allowing for the potential of incidental noise impacts that could interfere with sleep or other relaxation activities occurring during the evening and nighttime hours of residential properties.
2. That the proposed amendment to remove conditions associated with Conditional Use Permit No. 2007-13 is not consistent with the policies and intent of the General Plan since the amendment allows for the exposure of activities and incidental noises to residential areas, which are to be protected from the exposure of excessive levels of noise.

3. That the proposed amendment would be inconsistent with the limitations on other business located near residential land uses which abide by similar or more restrictive restrictions on on-site deliveries and activities.

BE IT FURTHER RESOLVED that the City Council denies the applicant's appeal and upholds the denial the Conditional Use Permit on the real property here in above described in accordance with the terms of this resolution under the provisions of Section 17.38.110 of the Ordinance Code of the City of Visalia.

**City of Visalia
Agenda Item Transmittal**

Meeting Date: April 7, 2008

Agenda Item Number (Assigned by City Clerk): 10

Agenda Item Wording: Review of select FY 2008-09 & 2009-10 Capital Improvement budgets and future Capital Improvement Program (CIP) requests.

Deadline for Action: June 23, 2008

Submitting Department: Administration/Finance Division

Contact Name and Phone Number:

Eric Frost, 713-4474
Renee Nagel, 713-4375
Melody Murch, 713-4379

Department Recommendation

That the City Council accepts this first presentation of the City's Capital Improvement Project (CIP) report and provide direction as appropriate. The Council is scheduled to act upon the CIP budget during the month of June.

Discussion

This is Council's first opportunity to review a portion of the coming FY2008-10 Capital Improvement Program (CIP). Several work sessions will be scheduled between now and June 2008 to review the Capital Improvement Program. Staff will schedule funds together for Council's review in manageable groupings. Multiple work sessions have worked well for Council in the past allowing a thorough review prior to budget adoption.

The Capital Improvement Program presents the 2008/09 and 2009/10 fiscal years for adoption and appropriation. Four additional years are presented for planning purposes. This allows Council to plan future projects and consider the near term impacts of those decisions. However, only the first two years are proposed for adoption and deserve the greater scrutiny.

It is recommended that Council reviews and tentatively approves or directs changes to the attached proposed Capital Improvement Program (CIP) budgets for the selected funds. No formal action is required at this time. Staff will return with funds that need to be amended or will make changes to the Capital Improvement Program as Council directs. A final Capital Improvement Program document will be prepared, after the review process is completed, to be adopted with the City's Operating Budget in June 2008.

For action by:

City Council
 Redev. Agency Bd.
 Cap. Impr. Corp.
 VPFA

For placement on which agenda:

Work Session
 Closed Session

Regular Session:

Consent Calendar
 Regular Item
 Public Hearing

Est. Time (Min.): _____

Review:

Dept. Head _____
(Initials & date required)

Finance _____
City Atty _____
(Initials & date required or N/A)

City Mgr _____
(Initials Required)

If report is being re-routed after revisions leave date of initials if no significant change has affected Finance or City Attorney Review.

All funds to be reviewed today are independent of the General Fund and their revenues can only be used as designated in each fund. In General, dollars not used for operating are available for capital projects. The proposed capital expenditures are consistent with the operating budgets. The Funds to be discussed in today's Work Session include:

Table 1: Proposed Funding

Fund Name (Number)	Fund #	Proposed 2008-09	Proposed 2009-10
Airport	4011	\$878,000	\$1,240,000
Wastewater Treatment Plant	4311	3,588,300	3,633,000
Solid Waste	4411	850,800	3,646,700
Transit	4511	4,868,975	5,444,138
Proposition 1B - Transit	1615	1,015,700	-0-
NE Maintenance District	1511	66,550	-0-
Landscape & Lighting	1513	469,750	-0-
NE Capital Improvements	1711	50,000	50,000
Total Projects		\$11,788,075	\$14,013,838

Fund Analysis:

Below is a detailed description of the Funds and their revenue sources:

Airport, Fund 4011 (pages 9-10): This fund receives money from the Federal Aviation Administration Airport Improvement Program (FAA-AIP) and various grants. This money can only be used for approved capital projects. This fund also receives revenues from airport user fees, such as hangar rentals and fuel sales. They are to be used for operations, improvements, and vehicle and equipment acquisitions. These revenues are also used for the Airport's 5% match on FAA and grant funded projects. All projects included in the 2-year capital plan are 95% FAA funded.

The Airport Fund has a total of 12 projects in its capital plan and 7 projects will require funding in the two-year budget.

Wastewater, Fund 4311 (Pages 11-16): This fund is derived from Sanitary Sewer user fees and rates. Funds are to be used only for operations, maintenance, and improvements, including vehicle and equipment acquisitions related to collection and disposal of wastewater.

The City is required to pay prevailing wage on all projects connected to, or benefiting from, the fees paid to the City of Visalia for Wastewater services by the community of Goshen. This includes all waste water collection infrastructure flowing (downstream) from Goshen into and including the waste water treatment plant. However, this excludes any waste water collection infrastructure "upstream" from the treatment plant that does not connect with Goshen waste water collection infrastructure. For the purpose of determining which projects are required to pay prevailing wage the City will be separating the Wastewater fund (4311) into two separate funds in this next 2-year budget. For review purposes, the projects that have been determined to be "upstream" from both Goshen and the treatment plant have been placed under a separate sub heading in the 4311 fund. At the time the full budget returns to Council for adoption in June 2008, these projects will have been moved into a separate fund.

The Wastewater Fund has a total of 40 projects in its capital plan and 27 require funding in the two-year budget. The majority of the projects proposed in the Wastewater Fund are for on-going maintenance of the plant. A detailed description of each treatment plant operation is described in Attachment B (pages 32-34) to understand how the treatment plant works and why staff is requesting these capital projects. There are a number of additional water quality issues needing attention to retain the Wastewater Treatment plant discharge permit. Wastewater will be returning to Council for adoption of the Master Plan currently being prepared to address these issues. At that time, additional CIP projects will be recommended by staff.

Solid Waste, Fund 4411 (pages 17-20): This fund is supported by refuse collection fees. Cash for capital replacements has been set aside for improvements and vehicle and equipment acquisitions related to collection and disposal of solid waste. Depreciation will continue to be used for capital replacements.

All proposed Solid Waste (SW) truck replacements will be alternative fueled vehicles as mandated by the State. The SW operation is currently in compliance with Title 13 of the California Code of Regulations, Section 2021.2 which requires all 2006 and older diesel powered SW trucks are to be retrofitted with diesel particulate traps or be replaced with alternative fueled vehicles. At this time, the City's Solid Waste Fleet has 52 vehicles and 21 operate on alternative fuel. The remaining 31 trucks are powered with diesel engines, which have all had particulate traps installed.

The Solid Waste Fund has a total of 37 SW trucks (25 replacement and 12 new) in its capital plan with 10 requiring funding in the two-year budget (6 replacement and 4 new). The SW trucks have a life of approximately 9 years and are evaluated and approved by the Fleet Maintenance Division for replacement. Typically, a new residential truck is needed for every 1,700 residential accounts and a commercial truck is needed for every 600 commercial accounts. All new vehicles requested are dependant upon actual need in response to growth in utility accounts.

(1) Solid Waste Truck requested in FY 08/09 - The Solid Waste Department is proposing to add one (1) new yard waste truck to the fleet in FY 08/09. This truck is needed to compensate for growth in green waste operations that exceeded original projections. The need already exists for this growth truck.

(9) Solid Waste Trucks requested in FY 09/10- Solid Waste has been tentatively awarded a CMAQ grant for \$2.1m by TCAG. This funding will be applied towards the purchase of 9 trucks (6 replacements and 3 new trucks) in the 09/10 budget year. The purchase of 6 of these 9 trucks was originally scheduled for FY 08/09 but has been delayed to enable the use of the CMAQ grant funds. The full purchase price of these trucks is estimated to be \$3.1m. After receiving the CMAQ reimbursement amount, the net cost to the City for these 9 trucks will be approximately \$1.1m. Due to a lengthy purchase and reimbursement process, SW expects to receive the grant fund reimbursement during the 2011/12 Fiscal Year.

Transit, Fund 4511 (page 21-23): This fund includes monies from State Transportation Funds, Federal grants, user fees, and other revenues from advertisements and rents. They are to be used for transit operating and capital expenditures, such as buses and bus shelters. State and Federal grant funds are to be used for major projects such as the operations and maintenance facility. Measure R and Proposition 1B have provided Transit funding new to the Capital Budget. The new funding will enable an expansion of the current Transit Center adding a visitor

center, additional parking and bus bays for the Sequoia Shuttle Service. The visitor center will provide information regarding the SEKI shuttle, Visalia Convention and Visitor's Bureau and tourism in general.

The Transit Fund has a total of 10 projects in its capital plan 5 of which are funded in the two-year budget. Grant funding has been awarded to the City which will allow the acceleration of bus replacement purchases increasing the CIP appropriations for Transit for the next 2 years. All projects included in the Transit fund are grant funded with match being provided by Local Transportation Funds (LTF) which come from a one-quarter percent local sales tax.

Proposition 1B-Transit, Fund 1615 (page 24): This fund receives money from the Public Transportation, Modernization, Improvement, and Service Enhancement Account created by the Highway Safety, Traffic Reduction, Air Quality and Port Security Bond Act passed by California voters in 2006 (Prop 1B-Transit). These funds must be spent within 2 years of receipt and a 2nd allocation may be awarded in the future with Governor and State Legislature approval. The current award of \$1.02 million will be used in conjunction other Transit grant funding to expand the current Transit Center adding a visitor center, additional parking and bus bays for the Sequoia Shuttle Service. The visitor center will provide information regarding the SEKI shuttle, Visalia Convention and Visitor's Bureau and tourism in general.

North East Maintenance District, Fund 1511(page 25) & Landscape & Lighting, Fund 1513 (page 26):

North East Maintenance District- This fund receives revenues paid by property tax assessments on property owned in the North East open space district for maintenance of medians and open space areas. Funds must be spent within the North East open space district.

Landscape & Lighting- This fund receives revenues from property tax assessments on property owned within the many Landscape and Lighting districts. Funds must be used within each individual Landscape and Lighting District for maintenance of common areas, street maintenance and landscaping.

Both the North East Maintenance District fund and the Landscape and Lighting fund are the result of assessment districts within the city. Staff is requesting an upgrade to the current irrigation control systems used throughout the City within these assessments districts. The existing controllers will have upgrade kits installed allowing them to be monitored by staff from an office personal computer. This will allow the project manager to have operational control, system monitoring, trouble reporting and multi-level programming abilities in one location. The cost of this upgrade is \$2,000 per controller. Most districts have a single controller while some larger districts can have as many as eight. At completion of this project, all irrigation control systems within the assessment districts will be accessible from one location. As this project moves forward, each assessment district will be evaluated to determine its ability to absorb this cost. Some districts may require a short-term advance of funds to complete this project. However, this upgrade can result in significant water savings (up to 30% the first year) as well as allowing current staff to maintain the significantly increased acreage in these assessment districts.

North East Capital Improvement, Fund 1711 (page 27): This fund is derived from fees paid by developers, builders, and subdividers for projects located in the Northeast Specific Plan Area to fund the construction of storm drain facilities, parks, bike paths, medians, block walls, landscaping, and amenities identified in the Northeast Specific Plan. Due to decreased

development activity the Capital Plan in FY 08/09 and 09/10 is limited to developer reimbursements for improvements.

This fund represents a portion of North East Visalia where development impact fees and development requirements are different from the remainder of the City. While the development requirements for the North East Improvement district exceed those throughout the other areas of the City, the impact fees in this fund have not been increased over time. The result is lower impact fees which are not adequate to pay the increased development requirements. This situation could be resolved by increasing the impact fees. Another solution would be to standardize the development requirements throughout the City and merge this fund with the other impact fee fund. Staff will review this fund and bring recommendations on how to proceed to Council at a later date.

Summary:

The City's CIP details a six-year plan for the expenditure of funds and the completion of projects (see Attachment 1). Information for the years 2010/11 through 2013/14 is provided for informational and planning purposes and will be revised, updated, and adopted in two year increments.

The attached spreadsheets summarize each fund and also provide a detailed list of the proposed projects. The fund title and number are followed by a brief explanation of the revenue source and general purpose of the fund. Each fund summary shows the beginning cash, operating revenue, operating expenditures, proposed CIP expenditures, and ending cash balance for each of the six years. The next section contains a detailed listing of the proposed CIP projects and a map reference for Appendix A (pages 28-31). The map reference refers to one of 4 maps of the City of Visalia which divides the City into four quadrants along Demaree and Highway 198 as follows:

Map Quadrants

Using Mooney and 198 as Axis Lines

Northwest	Map A (page 28)
Northeast	Map B (page 29)
Southwest	Map C (page 30)
Southeast	Map D (page 31)

The first letter of the map reference refers to a specific map and projects are then numbered sequentially within the map.

Presentation to Council:

Staff has prepared a Power Point presentation to review the Capital Programs of the various funds which follow in pages 9-27. CIP Project Managers will be available to address Council's questions on proposed projects. In order to assist Council in reviewing the proposed CIP projects, staff would recommend the following:

- Staff will present an overview of projects to be discussed.
- Each page will then be individually reviewed and Council will direct which project should be further explained.
- As appropriate, Council will direct certain items to be brought back for further discussion.

Table 2 (next page) is a list of Funds that will be reviewed by Council during future Work Sessions:

Table 2: Capital Funds to be reviewed by Council in future Work Sessions

<i>Fund #</i>	<i>Fund Title</i>	<i>Fund Manager</i>	<i>Review Date</i>
1221	Storm Sewer Construction	Doug Damko	04/21/07
1222	Storm Sewer Deficiency	Adam Ennis	04/21/07
1224	Underground Water Recharge	Adam Ennis	04/21/07
4812	Storm Sewer Maintenance	Adam Ennis	04/21/07
1231	Wastewater Trunk line	Adam Ennis	04/21/07
1251	Waterways	Don Stone	04/21/07
1132	Measure R – Bike and Trail	Paul Shepard	04/21/07
1211	Parks & Recreation Facilites	Don Stone	04/21/07
1111	Gas Tax	Eric Bons	05/05/08
1241	Transportation Impact	Chris Young	05/05/08
1611	Transportation	Adam Ennis	05/05/08
1131	Measure R Local	Adam Ennis	05/05/08
1133	Measure R Regional	Adam Ennis	05/05/08
0012	Motor Vehicle In-Lieu	Adam Ennis	05/05/08
0011	General Fund	Eric Frost	05/16/08
0013	General Fund Designation -Civic Center	Eric Frost	05/16/08
0014	General Fund Designation -Sports Park	Don Stone	05/16/08
4131	Convention Center	Wally Roeben	05/16/08
5111	Information Services	Mike Allen	05/16/08
1811	CDBG	Ricardo Noguera	05/16/08
1901	East RDA	Ricardo Noguera	05/16/08
1911	Mooney RDA	Ricardo Noguera	05/16/08
1921	Downtown RDA	Ricardo Noguera	05/16/08
1931	Central Redevelopment District	Ricardo Noguera	05/16/08
5011	Fleet Maintenance	Mike Morgantini	05/16/08
5012	Fleet replacement	Earl Nielsen	05/16/08
1051	Police Impact Fund	Chuck Hindenburg	05/16/08
1061	Fire Impact Fund	Danny Wristen	05/16/08
1121	Police Sales Tax	Chuck Hindenburg	05/16/08
1122	Fire Sales Tax	Danny Wristen	05/16/08

Prior Council/Board Actions:

Committee/Commission Review and Actions:

Alternatives:

Attachments: Attachment A: Summary of proposed Capital Projects by Fund with maps

Attachment B: Wastewater Treatment Plan Process

Recommended Motion (and Alternative Motions if expected): No Action Required.

Environmental Assessment Status

CEQA Review:

NEPA Review:

Copies of this report have been provided to:

**Airport Fund - 4011
2007/08 - 20013/14 Capital Improvement Program**

This fund receives money from the Federal Aviation Administration Airport Improvement Program (FAA-AIP) and various grants. This money can only be used for approved capital projects. This fund also receives revenues from airport user fees, such as hangar rentals and fuel sales. They are to be used for operations, improvements, and vehicle and equipment acquisitions. These revenues are also used for the Airport's 5% match on FAA and grant funded projects.

<i>Executive Summary</i>						
	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash for Capital Replacement	330,150	330,150	330,150	330,150	330,150	330,150
Federal Aviation Administration Airport Improvement Program (FAA-AIP)	834,100	1,178,000	1,961,750	9,785,000	1,482,000	1,273,000
Contribution from Operating for new Capital	43,900	62,000	103,250	515,000	78,000	67,000
Capital Expenditures	(878,000)	(1,240,000)	(2,065,000)	(10,300,000)	(1,560,000)	(1,340,000)
Total Resources Available for Projects	330,150	330,150	330,150	330,150	330,150	330,150

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
	<i>The projects listed below are contingent upon Federal Aviation Administration Airport (FAA) funding.</i>										
1	Runway & Taxiway restriping - Remark runway, hold bars & implement enhanced taxiway centerline striping. Add marking and lighting for declared distance designation. The FAA has updated their standards for centerline markings on taxiways to reduce runway incursions. Current safety area for the approach end of runway 12 does not meet the minimum size requirement. The airport will implement what is referred to as declared distances, to comply with the safety area requirement which will require new striping and lighting. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C1	362,000					
2	Pavement Evaluation Program - Full pavement evaluation and development of a Pavement Management Plan. The FAA is recommending sponsors have a plan on file with their office if the sponsor intends to request grant funding for any paving project. The last pavement evaluation was completed 10 years ago and the FAA requires an updated one. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	N/A	40,000					
3	Security Gate and Electrical Improvements - Install new Automatic Security gate and Provide new electrical service to Eastside Hangar area. Separate access to this site needs to be provided to keep tenants off the operational areas. This project will extend electrical service to the area to accommodate future hangar development. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C1	290,000					
4	Airport Engineering Design - Design work for the Projects funded under the Airport Improvement Program. FAA is requiring all grants be issued "Based on Bids". Compliance requires the engineering design for all projects be starated 6 to 12 months prior to thier specific grant award. (FAA-AIP grant -funding 95%)	Mario Cifuentez	9967	--	N/A	186,000		600,000			
5	Construct a 10-unit Nested T-Hanger - Construction near the existing T-Hangar development on the East Side. The airport has a long waiting list for hangars and it is desired to construct the additional 10-unit nested tee Hangar in this area. (FAA-AIP grant - funding 95%)	Mario Cifuentez	9966	--	C1		810,000				

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
6	Reconstruct ARFF Service Road - provides emergency response access to the airfield from Fire Station #3. The pavement is 30+ years old and has begun to fail. Additionally, ARFF personnel use much larger equipment now than was used when the station opened. This project would replace and widen the access road. (FAA-AIP grant -funding 95%)		new	--	C1		150,000				
7	Airport Layout Plan (ALP) - ALP update and Baseline Environmental Study. The last ALP was completed in 2001. Changes in the airline service, business aircraft activity and other general aviation activity at the airport indicate a requirement to update the ALP. This project would utilize the services of a qualified architect to evaluate the terminal and prepare costs estimates for each phase of expansion. (FAA-AIP grant -funding 95%)	Mario Cifuentez	9968	--	N/A		280,000				
8	Environmental Assessment for the Airport - In order to continue the development of additional features at the airport, it will be necessary to update the existing environmental assessment.(FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	N/A			365,000			
9	Airline Terminal Expansion - Expansion of the airline terminal seating and screening area. The existing terminal is too small to accommodate the current passenger load during peak operations. The building will be expanded to allow baggage claim to be moved indoors, more room for ticketing, baggage handling, and more room for the holding areas. The expansion is estimated to be 4,000 square feet. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C1			1,100,000			
10	Runway Extension - The lengthening of the runway would serve to provide a larger safety window for calculating takeoff and landing performance of the corporate aircraft that currently use our facilities. The added length would provide an incentive for economic development to draw business to the area and would allow a larger aircraft to use the runway. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C1				10,300,000		
11	Commercial Ramp Upgrades - This project would replace the remainder of the commercial ramp which was not replaced in project AIP-08. The existing commercial terminal concrete ramp was built in 1942. The main portions of the ramp vary in condition; some are in fair condition, while others are cracking and uneven, posing potential damage to aircraft. (FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C1					1,560,000	
12	Extend Airport Drive - Extend Airport Drive around the north end of the airport and connect it to the frontage road adjacent to FWY 99. It will be important that this project be completed after the runway extension, as the extension will ultimately lead to the closure of Aviation Way at the south end of the runway. This project can not be started until the runway extension projects are completed.(FAA-AIP grant -funding 95%)	Mario Cifuentez	new	--	C2						1,340,000
Total Expenses						878,000	1,240,000	2,065,000	10,300,000	1,560,000	1,340,000

Note:

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

- No Annual Maintenance Costs
- * Annual Maintenance cost is \$5,000 or less
- ** Annual Maintenance costs is \$5,000 to \$25,000
- *** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Wastewater Fund - 4311
2008/09 - 2013/14 Capital Improvement Program**

This fund is derived from Sanitary Sewer user fees and rates. Funds are to be used only for operations, maintenance, and improvements, including vehicle and equipment acquisitions related to collection and disposal of wastewater.

Executive Summary

	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Restricted Cash - Capital Replacement	9,659,000	12,497,100	14,864,000	17,885,700	21,250,400	25,089,900
Annual Depreciation for Treatment Plant Capital Replacement	1,843,700	1,899,000	1,956,000	2,014,700	2,075,100	2,137,400
Annual Depreciation for Sewer Line Replacement	494,400	509,200	524,500	540,200	556,400	573,100
Reimbursement from Property Owners for Sewer Lateral Installations	68,000	68,000	70,000	70,000	70,000	70,000
Reimbursement from Annexed Property Owners for Sewer Connection	139,600	139,600	139,600	80,000	80,000	80,000
Interest Earnings	382,700	471,100	584,400	713,300	858,000	983,400
Contribution from Operating Cash for New Capital (includes contribution for mainenance, projects and new equipment)	3,498,000	2,913,000	2,620,250	2,755,600	2,310,000	2,622,500
Capital Expenditures	(3,588,300)	(3,633,000)	(2,873,050)	(2,809,100)	(2,110,000)	(3,126,600)
Ending Cash for Future Capital Replacement	12,497,100	14,864,000	17,885,700	21,250,400	25,089,900	28,429,700

Additional Information: The ending cash shown above is money set aside annually for future capital replacement. This fund will need to address a number of water quality issues to retain the Wastewater Treatment plant discharge permit (NPDES Permit) which will require funding in excess of the ending cash balances shown.

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
	The following projects will be separated into a fund for projects "upstream" from the Waste Water treatment plant									
1	Install sewer laterals- Customer-requested hookups to the sanitary sewer. Contract costs are reimbursed by the property owner.	Jim Ross/ Peter Spiro	9228	--	N/A	68,000	68,000	70,000	70,000	70,000
2	Replace Sanitary Sewer Mains that are shown to be deteriorating. To eliminate sewer failure, which can cause overflows, the Engineering Division repairs failing sewer lines. For the next three years, the division plans to increase its efforts of repairing sewer mains in the Oval Neighborhood as identified by TV inspections.	Peter Spiro	9456	--	N/A	800,000	200,000	200,000	200,000	200,000

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
3	Peter Spiro	9571	--	N/A	75,000	75,000	75,000	75,000	75,000	75,000
4	Jim Bean	new	*	B1			16,250	17,500		
5	Jim Bean	3011/new	*	B1			4,000	7,500	10,000	12,500
6	Jim Ross	9222 task new	--	N/A	43,200					
<i>The following projects are for routine maintenance to keep the treatment plant operating.</i>										
7	Jim Ross	9356	--	C3	140,000	50,000	50,000	50,000	50,000	50,000
8	Jim Ross	9362	--	C3	480,000	480,000	50,000	50,000	50,000	50,000
9	Jim Ross	9222 task 70307	--	C3	30,000	30,000	30,000	30,000	30,000	30,000

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
10	Jim Ross	9768	--	C3	50,000	50,000	50,000	50,000	50,000	50,000
11	Jim Ross	new	--	C3	175,000					
12	Jim Ross	new	--	C3		75,000	75,000		75,000	75,000
13	Jim Ross	9737	--	C3		120,000		120,000		120,000
14	Jim Ross	9985	--	C3		65,000		65,000		65,000
15	Jim Ross	9984	--	C3						125,000
<i>The following projects are improvements to the plant</i>										
16	Jim Ross	9576	--	N/A	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000
17	Jim Ross	new	--	C3	50,000					

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
18	Jim Ross	new	--	C3	50,000					
19	Jim Ross	new	--	C3	80,000					
20	Jim Ross	new	--	C3			300,000			
The following projects are vehicle replacements or vehicle additions.										
21	Jim Ross	9223 task new	--	N/A		108,250				
22	Jim Ross	9223 task new	--	N/A		108,250				
23	Jim Ross	9223 task new	--	N/A			39,000			
24	Jim Ross	9223 task new	--	N/A			39,000			
25	Jim Ross	9223 task new	--	N/A			50,000			

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
	The following projects are equipment replacements or equipment additions.									
26	Jim Ross	9222 task new	--	N/A	47,100					
27	Jim Ross	9222 task new	--	N/A		27,100				
28	Jim Ross	9222 task new	--	C3		29,650				
29	Jim Ross	9222 task new	--	N/A		110,250				
30	Jim Ross	9222 task new	--	C3		295,600				
31	Jim Ross	9222 task new	--	N/A		81,000				
32	Jim Ross	9222 task new	--	N/A		159,900				
33	Jim Ross	9222 task new	--	C3			324,800			

#	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
34	Jim Ross	9222 task new	*	C3				320,600		
35	Jim Ross	9222 task new	--	C3				253,500		
36	Jim Ross	9222 task new	--	C3						298,000
37	Jim Ross	9222 task new	--	C3						119,100
38	Jim Ross	9222 task new	--	C3						287,000
Total Expenses					3,588,300	3,633,000	2,873,050	2,809,100	2,110,000	3,126,600

Notes:

In August 2002 the Wastewater Funds received a Bond for \$9.5M for the expansion of the Treatment Plant and to install and extend major arterial trunklines. The bond is to be paid back over a 15 year period at a 4% interest rate. Below is a breakout of the bond:

Wastewater Trunkline Construction (1231 Fund): \$3.5M

Sewer Connection (1232 Fund): \$3.5M

Wastewater Treatment Plant (4311 Fund): \$2.5M

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

-- No Annual Maintenance Costs

* Annual Maintenance cost is \$5,000 or less

** Annual Maintenance costs is \$5,000 to \$25,000

*** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Solid Waste Fund - 4411
2008/09 - 2013/14 Capital Improvement Program**

This fund is derived from refuse collection fees. Cash for capital replacements has been set aside for improvements and vehicle and equipment acquisitions related to collection and disposal of solid waste. Depreciation will continue to be used for capital replacements.

Executive Summary

	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash for Capital Replacement	(1,142,100)	587,000	248,400	542,400	910,100	34,300
San Joaquin Valley Air Pollution Control District (SJVAPCD)	200,000					
Tulare County Association of Governments (TCAG), Congestion Mitigation Air Quality (CMAQ)	373,000			2,100,000		
Contribution from Operating for New Capital	2,006,900	3,308,100	3,438,500	1,814,400	2,582,000	2,938,600
Capital Expenditures	(850,800)	(3,646,700)	(3,144,500)	(3,546,700)	(3,457,800)	(3,363,000)
Ending Cash for Future Capital Replacement	587,000	248,400	542,400	910,100	34,300	(390,100)

Note: All new vehicles and equipment included in lines 17-21 are dependant upon actual need in response to growth in Solid Waste customers. These items are included in this document for planning purposes and no expenditures will be made until the need is present.

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Remodel Admin Building office spaces.(SW) Repair, paint and sheet rock patching for the Administration building offices to make them habitable for another 8-10 years. This is based upon the projection of Corporation Yard facilities remaining where they are for another 8-10 years. Project cost of \$30k funded with Solid Waste (4411) \$15k and General Fund \$15k.	Earl Nielsen	new	--	B1	7,500	7,500				
2	Purchase SCE yard property adjacent to the Corporation yard to facilitate Corporation yard expansion to accommodate growth. (Multi-funded: Project total of \$1m funded \$615k from 4311, \$313k from 0012, and \$73k Gen Fund.)	Earl Nielsen/ Jim Bean	3011/new	--	B1	307,400	307,400				
3	Dump On Us - Four Dump On Us events are held annually, two at the Corporation Yard and two at the Sound of His Voice at their church located at Atwood. The Trash a Thon is also done at Summers Park. We also clean designated alleys monthly or as needed.	Jim Bean	9459	--	N/A	95,000	100,000	105,000	110,000	115,000	120,000
4	Miscellaneous Cleanup - Pick up trash (discarded furniture, shopping carts, homeless materials), clean up debris and remove weeds & brush along street right of ways. Emergency removal of fallen trees, light poles etc. to clear roadways.	Earl Nielsen	new	--	N/A	110,000	120,000	130,000	140,000	150,000	160,000
5	Corporation Yard for CNG slow fill area - Pave area of slow fill compressed natural gas station over a period of six years at the Corporation Yard. Phase 1 will be completed in 07/08, Phase 2 in FY 10/11 and the final Phase 3 in 11/12. This is a requirement of the Site Plan Committee. Multi-funded: Total Project cost of \$935k to be funded with Solid Wast (4411) \$665k, WWTP (4311) \$34k, and General Fund \$236k.)	Jim Bean	new	*	B1			195,000	210,000		

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
6	Black Top install and Maintain- New black top in the SCE parcel and repair existing blacktop in the Corporation Yard. If purchased, the new SCE property will require blacktop installation for the Department to operate in that area safely. (Multi-funded: Project total of \$930k to be funded with WWTP (4311) \$47k, Solid Waste (4411) \$558k, and General Fund \$325k. Final funding in 20014/15.)	Jim Bean	3011/new	*	B1			48,000	90,000	120,000	150,000
7	Solid Waste Cain Building Repair & Office Expansion. (2010/11) Repair south west corner of the solid waste building. It has dropped approximately three inches. (2012/14) Install a new office for the new Consolidated Waste management Authority Management Analyst, enlarge the employee lounge, enlarge the employee locker room and add a large meeting room for growth for the solid waste operation. Add approximately 2,400 square feet.	Jim Bean	new	--	B1				100,000	125,000	125,000
	The following are replacements of existing fleet vehicles and equipment										
8	Replace commercial rolloff truck - Please see notes below <u>Budget Year / Unit# / Year / Miles</u> 2009-10 / 254508 / 1998 / 164,591 2010-11 / 254509 / 2001 / 167,248	Jim Bean	9223 task 70309	--	N/A		249,600	267,400			
9	Replace Residential split trucks: Please see notes below <u>Budget Year / Unit# / Year / Miles</u> 2009-10 / 253549 / 1996 / 105,902 2009-10 / 253548 / 1996 / 162,333 2009-10 / 253547 / 1996 / 145,888 2010-11 / 253551 / 2000 / 94,866 2010-11 / 253552 / 2000 / 94,698 2010-11 / 253553 / 2000 / 95,756 2013-14 / 253562 / 2003 / 71,037 2013-14 / 253563 / 2003 / 65,119	Jim Bean	9223 task 70108	--	N/A		1,071,900	1,152,000			936,000
10	Replace commercial front-loader trucks: Please see notes below <u>Budget Year / Unit# / Year / Miles</u> 2009-10 / 255548 / 1997 / 161,934 2011-12 / 255501 / 2002 / 98,304 2011-12 / 255502 / 2002 / 91,332 2011-12 / 255503 / 2002 / 103,223	Jim Bean	9223 task 70408	--	N/A		359,200		1,224,700		

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
11	Replace residential yard waste and automated side loader trucks: Please see notes below <u>Budget Year / Unit# / Year / Miles</u> 2009-10 / 253550 / 1998 / 67,154 2011-12 / 253554 / 2000 / 71,809 2011-12 / 253555 / 2001 / 93,871 2011-12 / 253556 / 2001 / 97,166 2012-13 / 253557 / 2001 / 92,136 2012-13 / 253558 / 2002 / 74,026 2012-13 / 253559 / 2002 / 25,617 2012-13 / 253560 / 2002 / 71,839 2013-14 / 253561 / 2002 / 66,766 2013-14 / 253564 / 2003 / 68,754 2013-14 / 253565 / 2003 / 52,845	Jim Bean	9223 task 71007	--	N/A		357,300		1,230,000	1,760,000	1,404,000
12	Replace 1/2 ton Pick Up- with 1-ton for use as backup to haul residential trailer. <u>Budget Year / Unit# / Year / Miles</u> 20010-11 / 253902 / 1996 / 84,449	Jim Bean	9223 task new	--	N/A			40,000			
13	Replace 1 ton Pick Up <u>Budget Year / Unit# / Year / Miles</u> 2010-11 / 253904 / 2003 / 67,497	Jim Bean	9223 task new	--	N/A			46,400			
14	Replace Residential Trailer- #253701, 1988 Jacobsen 16' Bin Trailer will be 23 years old at the time of replacement.	Jim Bean	9222 task new	--	N/A			43,200			
15	Replace fork lift. #255925, 1995 Nissan Fork Lift will be 15 years old at the time of replacement.	Jim Bean	9222 task new	--	N/A			43,200			
16	Replace 1/2 ton Pick Up <u>Budget Year / Unit# / Year / Miles</u> 2011-12 / 253903 / 1997 / 51,964	Jim Bean	9223 task new	--	N/A				32,000		
	The following items are additions to the fleet and equipment. New vehicles will be added to the capital replacement program.										
17	New residential yard waste trucks to accommodate growth demands. Please see notes below. <u>Budget Year / Requested</u> 2008-09 / (1) 2009-10 / (1) 2012-13 / (1) 2013-14 / (1)	Jim Bean	9223 task 70208	--	N/A	330,900	357,300		410,000		468,000

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
18	New residential split trucks to accommodate normal growth of the Residential collection routes. Please see notes below <u>Budget Year / Requested</u> 2009-10 / (1) 2010-11 / (1) 2012-13 / (1)	Jim Bean	9223 task 71207	--	N/A		357,300	384,000		440,000	
19	New front load trucks to meet growth demands. Please see notes below <u>Budget Year / Requested</u> 2009-10 / (1) 2010-11 / (1) 2012-13 / (1)	Jim Bean	9223 task 71407	--	N/A		359,200	382,900		440,900	
20	New container delivery trailer , to accommodate delivery of containers due to normal growth of residential collection routes <u>Budget Year / Requested</u> 2010-11 / (1)	Jim Bean	9222 task new	--	N/A			40,000			
21	New commercial roll-off trucks to meet growth demands. <u>Budget Year / Requested</u> 2010-11 / (1) 2012-13 / (1)	Jim Bean	9223 task new	--	N/A			267,400		306,900	
Total Expenses						850,800	3,646,700	3,144,500	3,546,700	3,457,800	3,363,000

Notes:

Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

Solid Waste will receive reimbursement of a portion of the purchase price for Waste trucks requested in 09/10. CMAQ grant amount of \$2.1m to be split between total of 9 trucks to be purchased in 09/10 CIP Budget. Total request for 9 trucks totals \$3.11m, less grant of \$2.1 leaves net cost of \$1.01m for 9 trucks to be purchased in 09/10. Due to the lengthy purchase and reimbursement process, these grants funds are expected to be received in 2011/12.

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

- No Annual Maintenance Costs
- * Annual Maintenance cost is \$5,000 or less
- ** Annual Maintenance costs is \$5,000 to \$25,000
- *** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Transit Fund - 4511
2008/09 - 2013/14 Capital Improvement Program**

This fund includes monies from State Transportation Funds, Federal grants, and user fees. They are to be used for transit operating and capital expenditures, such as buses and bus shelters. State and Federal grant funds are to be used for major projects such as the operations and maintenance facility.

Executive Summary						
	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash for Capital Replacement	-	-	-	-	-	-
Local Transportation Funds (one-quarter percent local sales tax)	656,385	673,253	391,965	396,084	83,600	83,600
Measure R - Transit Funds	-	1,000,000	-	-	-	-
NPS-National Park Service Entrance Fees (NPS Contribution to SEKI)						
Grant Funding:						
(TPA) Transportation Planning received through TCAG (Tulare County Association of Governments)	23,100	23,100	23,100	23,100	23,100	23,100
(FTA) Federal Transit Administration Grant	236,200	913,800	1,226,380	1,861,300	101,300	101,300
(CMAQ) Congestion Management Air Quality Grant	3,953,290	2,833,985	528,693	531,551	-	-
Transportation in Parks - Federal Transit Grant (funding for SEKI)						
Capital Expenditures	(4,868,975)	(5,444,138)	(2,170,138)	(2,812,035)	(208,000)	(208,000)
Total Unfunded	-	-	-	-	-	-

Additional Information: Bus Replacement Purchases have been accelerated by use of available grant funding. No further replacements are anticipated through 2013/14. Future growth could create the need for additional buses before the end of 2013/14.

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Replace heavy-duty fixed route buses identified in the 2004 Visalia City Coach Short Range Transit Plan with alternative fueled buses. (10) in 07/08, (10) in 08/09 and (7) in 09/10. Project total of \$12.2m is 88% funded with CMAQ funds \$10.8m and 12% funded with LTF funds \$1.4m covering the required match. Future years replacements will be determined in the updated Short Range Transit Plan.	Monty Cox	9223 task 71707		N/A	4,492,375	3,220,438				
2	Transit Center Visitor's Center. Expansion of the current Transit Center to include a visitor center and additional parking. The visitor center will be used to provide information regarding the Sequoia National Park, the Sequoia Shuttle and other Visalia Convention and Visitor's Bureau efforts to support the Shuttle and tourism in general. This expansion will include additional bus bays and customer parking related to the shuttle operations at the transit center complex, providing an easy connection to Visalia City Coach and other public transit services serving the transit center. (Multi-funded: Project total of \$3.2m will be funded with FTA \$947k, LTF 237k, Prop 1B \$1.02m, Measure R \$1m.	Monty Cox	9399		B3	168,600	2,015,700				
3	Planning Studies- funding of Short Range Transit Plans and current transit planning tasks for the current fiscal year. Planning may include implementation of all or part of the most recent Short Range Transit Plan, development of facilities, equipment or vehicle purchases. Other tasks may include developing new bus routes or schedules. Project is 67% funded by LTF \$352k and 33% funded by TCAG Planning \$173k.	Monty Cox	9259		N/A	70,000	70,000	70,000	70,000	70,000	70,000

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
4	Install and repair bus stops and equipment, including but not limited to, concrete pads, signs and information panels. Project is 67% funded with FTA \$291k with LTF Funds covering the 33% required match of \$144k.	Monty Cox	9635		N/A	70,000	70,000	70,000	70,000	70,000	70,000
5	Bus shelters- Purchase 15 replacement and/or new bus shelters annually. Project is 80% funded with FTA and LTF covering the 20% required match of \$93k.	Monty Cox	9640		N/A	68,000	68,000	68,000	68,000	68,000	68,000
6	Heavy Duty transit buses for the Internal Sequoia Shuttle service (SEKI) that operates Memorial weekend through Labor Day weekend. All four of the buses will replace heavy duty vehicles that have reached the end of their useful lives. The project will be 80% federally funded with FTA \$329k and 20% funded with local LTF funds \$82k covering the required match.	Monty Cox	9223 task new		N/A			411,350			
7	Heavy Duty transit CNG buses for trolley service. This project is identified in the 2004 Visalia City Coach Short Range Transit Plan Study. (3) in 07/08 and (3) in 10/11). All buses will be replacing heavy duty vehicles at the end of their usefull lives. This project will be 88% federally funded with CMAQ funds \$990k, and 12% funded with LTF funds \$135k covering the required match.	Monty Cox	9223 task 72108		N/A			600,788			
8	Satellite Bus Transfer Facility - Construct satellite bus transfer facility along Mooney corridor where two or more City buses will pulse into at scheduled intervals. Passengers will be able to transfer to other routes to complete their trip. Other transit services within the county will also use this facility increasing the quality of transit service throughout the county. Project to be 80% funded with FTA \$400K & LTF covering 20% match \$100k.	Monty Cox	9572		N/A			500,000			
9	Operations & Maintenance Facility Expansion-Design, Currently the City operates it's own Operations & Maintenance facility. The facility was completed in April 2007. The final phase will accommodate the bus fleet expansion. Currently the City operates it's own Operations & Maintenance facility. The facility was completed in April 2007. The final phase will accommodate the bus fleet expansion. Project dependant upon the receipt of Prop 1B Phase 2 funding. (Multi-funded: Project total of \$3.45m to be funded with FTA funds \$2.2m, Local LTF funds \$294k, and Proposition 1B funds of \$1m.)	Monty Cox	3011/940 9		B4			450,000	2,000,000		

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
10	Replace medium dial-a-ride buses identified in the 2004 Visalia City Coach Short Range Transit Plan with alternative fueled buses. Replace (6) in 07/08 and (6) in 11/12. All buses will be replacing medium duty vehicles reaching the end of their useful lives. This project will be 88% federally funded with CMAQ Funds \$531k and 12% funded with LTF funds \$72k covering the required match.	Monty Cox	9223 task 71607		N/A				604,035		
Total Expenses						4,868,975	5,444,138	2,170,138	2,812,035	208,000	208,000

Note:
Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

- No Annual Maintenance Costs
- * Annual Maintenance cost is \$5,000 or less
- ** Annual Maintenance costs is \$5,000 to \$25,000
- *** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Proposition 1B Project Fund - 1615 - Transit
2008/09 - 2013/14 Capital Improvement Program**

Funding from the Public Transportation, Modernization, Improvement, and Service Enhancement Account created by the Highway Safety, Traffic Reduction, Air Quality and Port Security Bond Act passed by California voters in 2006. These funds must be spent within 2 years and a 2nd allocation may be awarded in the future with Governor and State Legislature approval.

<i>Executive Summary</i>						
	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Balance	1,019,100	3,500	3,600	3,700	3,800	4,000
Proposition 1B Funding - Transit				1,000,000		
Interest Earnings	100	100	100	100	200	200
Operating Expenditures						
Capital Expenditures	(1,015,700)	-	-	(1,000,000)	-	-
Total Resources Available for Future Projects	3,500	3,600	3,700	3,800	4,000	4,200

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Transit Center Visitor's Center. Expansion of the current Transit Center to include a visitor center and additional parking. The visitor center will be used to provide information regarding the Sequoia National Park, the Sequoia Shuttle and other Visalia Convention and Visitor's Bureau efforts to support the Shuttle and tourism in general. This expansion will include additional bus bays and customer parking related to the shuttle operations at the transit center complex, providing an easy connection to Visalia City Coach and other public transit services serving the transit center. Project total of \$3.2m will be funded with FTA \$957k, LTF 237k, Prop 1B \$1m, Measure R \$1m.	Monty Cox	9399	--	B3	1,015,700					
2	Operations & Maintenance Facility Expansion-Design. Currently the City operates it's own Operations & Maintenance facility. The facility was completed in April 2007. The final phase will accommodate the bus fleet expansion. Currently the City operates it's own Operations & Maintenance facility. The facility was completed in April 2007. The final phase will accommodate the bus fleet expansion. Project dependant upon the receipt of Prop 1B Phase 2 funding. (Multi-funded: Project total of \$3.45m to be funded with FTA funds \$2.2m, Local LTF funds \$294k, and Proposition 1B funds of \$1m.)	Monty Cox	3011/9409	--	B4				1,000,000		
Total Expenditures						1,015,700	-	-	1,000,000	-	-

NOTE: Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

The Budget Impact column represents the impact the project will have on the operating budget in order to maintain the project when completed or purchased.

- No Maintenance Costs
- * Maintenance cost is \$5,000 or less
- ** Maintenance costs is \$5,000 to \$25,000
- *** Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Special Service (Assessment) District - North East - 1511
2008/09 - 20013/14 Capital Improvement Program**

Money paid into fund by property tax assessments on property owned in the North East open space district for maintenance of medians and open space areas. Funds to be used only within the North East open space district.

Executive Summary

Resources	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash	212,300	179,050	214,550	252,250	292,350	335,050
Special Service District Assessments	149,600	154,100	158,700	163,500	168,400	173,500
Interest Earnings	6,900	8,300	9,700	11,200	12,900	14,600
Operating Expenditures	(123,200)	(126,900)	(130,700)	(134,600)	(138,600)	(142,800)
Capital Expenditures	(66,550)	-	-	-	-	-
Total Resources Available for Projects	179,050	214,550	252,250	292,350	335,050	380,350
Set-Aside for large Capital Projects	(175,000)	(212,000)	(250,000)	(289,000)	(329,000)	(370,000)
Resources remaining for Maintenance of Districts	4,050	2,550	2,250	3,350	6,050	10,350

Note: Total Resources Available represents the cumulative total of various "sinking funds" within the different assessment districts which are being set aside to pay for large capital project such as street repairs and tree trimming.

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Retrofit 33 existing Irrigation Controllers- install new retro-link upgrade kit which allows project manager operational control, system monitoring, trouble reporting and multi-level programmeng abilities in one location. Will allow existing controllers to be montored from an office personal computer. Possible water savings of up to 30% first year installed.	David Pendergraft	9222 task new	--	N/A	66,550					
	Total					66,550	-	-	-	-	-

*NOTE: Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

- No Annual Maintenance Costs
- * Annual Maintenance cost is \$5,000 or less
- ** Annual Maintenance costs is \$5,000 to \$25,000
- *** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**Special Service District-Landscape and Lighting - 1513
2008/09 - 20013/14 Capital Improvement Program**

Funding from property tax assessments on property owned within each Landscape and Lighting district for maintenance of common areas, street maintenance and landscaping. Funds to be used only within each individual Landscape and Lighting District.

<i>Executive Summary</i>						
Resources	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash	671,200	303,650	412,750	529,150	653,150	785,250
Special Service District Assessments	1,107,700	1,140,900	1,175,100	1,210,400	1,246,700	1,284,100
Interest Earnings	11,700	15,900	20,400	25,100	30,200	35,600
Operating Expenditures	(1,017,200)	(1,047,700)	(1,079,100)	(1,111,500)	(1,144,800)	(1,179,100)
Capital Expenditures	(469,750)	-	-	-	-	-
Total Resources Available for Projects	303,650	412,750	529,150	653,150	785,250	925,850
Set-Aside for large Capital Projects	(300,000)	(408,000)	(524,000)	(648,000)	(780,000)	(920,000)
Resources remaining for Maintenance of Districts	3,650	4,750	5,150	5,150	5,250	5,850

Note: Total Resources Available represents the cumulative total of various "sinking funds" within the different assessment districts which are being set aside to pay for large capital project such as street repairs and tree trimming.

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Retrofit 233 existing Irrigation Controllers- install new retro-link upgrade kit which allows project manager operational control, system monitoring, trouble reporting and multi-level programmeng abilities in one location. Will allow existing controllers to be monitored from an office personal computer. Possible water savings of up to 30% first year installed.	David Pendergraft	9222 task new	--	N/A	469,750					
	Total					469,750	-	-	-	-	-

*NOTE: Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

The Budget Impact column represents the impact the project will have on the operating budget annually in order to maintain the project when completed or purchased.

- No Annual Maintenance Costs
- * Annual Maintenance cost is \$5,000 or less
- ** Annual Maintenance costs is \$5,000 to \$25,000
- *** Annual Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

**N/E Capital Improvement Fund - 1711
2007/08 - 2013/14 Capital Improvement Program**

This fund is derived from fees paid by developers, builders, and subdividers for projects located in the Northeast Specific Plan Area to fund the construction of storm drain facilities, parks, bike paths, medians, block walls, landscaping, and amenities identified in the Northeast Specific Plan.

Executive Summary

	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
Beginning Cash For Capital	39,100	23,000	6,100	4,200	2,700	1,700
N/E Capital Improvement Impact Fees	36,000	36,000	37,100	38,200	39,300	40,500
Interest Earnings	900	200	200	100	100	-
Operating Expenditures	(3,000)	(3,100)	(3,200)	(3,300)	(3,400)	(3,500)
Capital Expenses	(50,000)	(50,000)	(36,000)	(36,500)	(37,000)	(37,500)
Total Resources Available for Future Projects	23,000	6,100	4,200	2,700	1,700	1,200

The N/E Capital Improvement Impact Fees are estimated to decrease 20% in 08/09 and experience no growth in 09/10 due to an estimated decrease in development. The future years are estimated to increase 3% annually.

#	Project Description	Project Manager	Project #	Budget Impact	Map Ref	2008-09	2009-10	2010-11	2011-12	2012-13	2013-14
1	Various Northeast Specific Plan improvements. This project covers the City's annual cost of reimbursing developers for bike paths, parkway landscaping and block walls that are identified as the City's responsibility in the Northeast Specific Plan.	Doug Damko	9899	N/A	N/A	50,000	50,000	36,000	36,500	37,000	37,500
	Total Expenditures					50,000	50,000	36,000	36,500	37,000	37,500

Note:
Multi-funded means this is only this fund's portion of the total amount budgeted. Project is funded from multiple sources and is shown in its entirety in the "Multi-Resources Fund 3011".

The Budget Impact column represents the impact the project will have on the operating budget in order to maintain the project when completed or purchased.

- No Maintenance Costs
- * Maintenance cost is \$5,000 or less
- ** Maintenance costs is \$5,000 to \$25,000
- *** Maintenance costs is over \$25,000. These projects will be explained in detail in the project description.

Map A – Insert

Map B – Insert

Map C – Insert

Map D - Insert

Wastewater Treatment Plant Process

The treatment plant process starts when raw sewage enters the plant through 42- and 48-inch lines. Flow is measured and passes through two mechanically cleaned bar screens to remove debris. The effluent then enters a wet well and is pumped through a 42-inch steel pipe to the primary distribution box for delivery to the primary sedimentation basins. The five headworks pumps have a combined peak capacity of 36.0 million gallons per day (MGD) (average daily flow of 16.6 MGD) with the largest pump out of service. The headworks is expandable in the future with the installation of a sixth pump and the replacement of the existing pumps with larger pumps to an average daily flow capacity of 55 MGD, which should serve the community for 30 years.

Primary Sedimentation Basins

The distribution box equally divides the flow between the four primary sedimentation basins. Each basin is 172 feet long by 29 feet wide with an average side water depth of 9 feet. The basins have a detention time of two hours for settlement of suspended solids (SS) and removal of grease which are pumped to the digesters. The overflow from the primary sedimentation basins is divided and sent to the trickling filters and the aeration basins. The primary basins are designed to treat 22 MGD.

Trickling Filters

Each of the four trickling filters is 180 feet in diameter and has a plastic media depth of seven feet. The filters are designed to grow organic matter such as algae and bacteria that consume the dissolved nutrients in the wastewater. This process removes nutrients called biochemical oxygen demand (BOD). The re-circulation ratio is three to one, with water pumped over the filters at three times the rate of inflow. The filters are designed to treat 22 MGD. Effluent from the trickling filters flows to the aeration basins, along with primary effluent bypassing the trickling filters.

Aeration Basins

Flow from the primary sedimentation basins and trickling filters enters the activated sludge process in four 200 foot by 50 foot by 15-foot deep aeration basins. These basins have a total volume of 4.4 million gallons and a detention time of 2.8 hours. The basins are fed with return activated sludge from the secondary sedimentation basins, acting as a starter for the biological process. Air is fed to the wastewater through fine bubble diffusers and allows the algae and bacteria in the mixed liquor to grow rapidly while consuming dissolved nutrients. Once again, this biological process converts dissolved solids into settleable solids, reducing BOD. Treated water flows to the secondary sedimentation basins. The aeration basins are designed to treat 22 MGD.

Aeration System

The air required for the activated sludge process is provided by one 600-hp digester gas engine driven 14,000 cfm blower or three 300 hp electric motor driven 7,000 cfm blowers. The air is distributed to the basins through a series of steel pipe headers, and is fed to the mixed liquor through plastic distribution pipes with ceramic fine-bubble diffuser heads at the bottom of the basins. A second 600-hp digester gas engine drives a 500 kW generator to provide electric power to the plant.

Secondary Sedimentation Basins

After the wastewater has traveled through the aeration basins, it flows to four secondary sedimentation basins, with dimensions of 172 feet by 40 feet by 9.25 feet deep and a designed detention time of 2.9 hours. Activated sludge settles out of the mixed liquor in the secondary basins and is returned for introduction into the aeration basins, or sent to the waste activated sludge thickener. The secondary basins are designed to treat 22 MGD. The settled water flows to chlorination.

Chlorination

The chlorine used throughout the plant is stored in the chlorine storage building. The chlorine is extracted from one-ton capacity cylinders and distributed where needed. The storage building is equipped with a neutralization system designed to contain and treat a chlorine gas leak by bubbling the gas through sodium hydroxide to form salt.

Chlorine is added to the clarified effluent leaving the secondary sedimentation basins at the chlorine contact basins. These four basins are each 129 feet by 13 feet by 10 feet deep, and are divided into serpentine chambers allowing a 21-minute detention time in contact with the chlorine for disinfection. The treated, disinfected effluent is discharged to Mill Creek for agricultural use, to 250 acres of City owned farmland for irrigation, or to percolation-evaporation ponds. The chlorine contact basins are designed to treat 22 MGD.

Solids Treatment

Waste Activated Sludge Thickener

Waste activated sludge from the secondary sedimentation basins is thickened by addition of polymer and processing with two six-foot wide gravity belt thickeners. The waste sludge is pumped to the anaerobic digesters.

Anaerobic Digesters

Sludge and scum (grease) from the primary sedimentation basins and thickened waste activated sludge from the secondary sedimentation basins is pumped to the digesters. Roughly 40% of solids pumped to the digesters is settled in the primary basins, and 60% is grown in the treatment process and pumped from the thickener. Digesters No. 1 and 2 have a diameter of 44 feet, water depth of 23 feet and a volume of 35,000 cubic feet each. Digesters No. 3, 4, 5 and 6 have a diameter of 62 feet, water depth of 23 feet and a volume of 70,000 cubic feet each. All six digesters are mixed with chopper pumps to reduce solids and keep grit in suspension. The digesters are heated to 98°F with hot water heat exchangers using three boilers and waste heat from the digester gas fueled engine drive blower and generator. Methane gas produced by the anaerobic digestion process is captured, compressed and used to fuel the engine driven blower, generator and boilers. Detention time for treatment is approximately 60 days. Grit fills the digesters over time and they must be emptied and cleaned every five years. The digesters are designed to treat 22 MGD.

Supernatant Pits

The digested sludge from the digesters overflows through overflow boxes at the same rate the digesters are fed with new sludge. The digested sludge flows by gravity to two supernatant pits with dimensions of 400 feet by 179 feet and an average depth of 8 feet, having a combined volume of 8 million gallons. Water is removed by evaporation or decanting and solids settle to the bottom, thickening the sludge from 3% to 6% solids. Design detention time is 93 days. The settled sludge is pumped from the bottom of the pits with portable pumps to the sludge drying beds.

Sludge Drying Beds

Eighty solar drying beds covering 16 acres are used to dry the sludge. Depending on the weather, sludge dries to 90% solids in 60 days, and is then stockpiled for application to City-owned farm fields surrounding the municipal airport as soil amendment. Small portable pumps are used to remove rainwater from the sludge.

Operation During Power Outage

During power outages, electrical power is generated by an 850 and a 1,600 hp diesel generator for operation of the headworks, primary settling, trickling filters, secondary settling and chlorination. Air for the activated sludge process is provided by the digester gas fueled engine driven blower. The on-site diesel fuel supply is sufficient for 26 hours of operation. In the event that standby power should fail, an overflow basin provides for six hours of storage, which then flows by gravity back to the headworks when power is restored.