



**City Council
Successor Redevelopment Agency
Financing Authority
Housing Authority**

AGENDA

Wednesday

Regular

**Regular Session 6:00 p.m.
Closed Session 9:00 p.m.**

December 3, 2014

**City Hall
100 West California Avenue
Ridgecrest CA 93555**

(760) 499-5000

**Margaret 'Peggy' Breeden, Mayor
James Sanders, Council Member
Lori Acton, Council Member
Eddie B. Thomas, Council Member
Michael Mower, Council Member**

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LAST ORDINANCE NO. 14-01
LAST RESOLUTION CITY COUNCIL NO. 14-121
LAST RESOLUTION FINANCING AUTHORITY NO. 14-xx
LAST RESOLUTION OF THE HOUSING AUTHORITY NO. 14-xx
LAST RESOLUTION OF THE SUCCESSOR REDEVELOPMENT AGENCY NO. 14-xx

CITY OF RIDGECREST

CITY COUNCIL REDEVELOPMENT SUCCESSOR AGENCY HOUSING AUTHORITY FINANCING AUTHORITY

AGENDA

Regular Council
Wednesday December 3, 2014

CITY COUNCIL CHAMBERS CITY HALL
100 West California Avenue
Ridgecrest, CA 93555

Regular Session – 6:00 p.m.
Closed Session – 9:00 p.m.

This meeting room is wheelchair accessible. Accommodations and access to City meetings for people with other handicaps may be requested of the City Clerk (499-5002) five working days in advance of the meeting.

In compliance with SB 343, City Council Agenda and corresponding writings of open session items are available for public inspection at the following locations:

1. City of Ridgecrest City Hall, 100 W. California Ave., Ridgecrest, CA 93555
2. Kern County Library – Ridgecrest Branch, 131 E. Las Flores Avenue, Ridgecrest, CA 93555
3. City of Ridgecrest official website at <http://ci.ridgecrest.ca.us>

CALL TO ORDER

ROLL CALL

APPROVAL OF AGENDA

REGULAR SESSION – 6:00 p.m.

- Pledge Of Allegiance
- Invocation

AGENDA - CITY COUNCIL - REGULAR

December 3, 2014

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ACTION ITEMS

1. Adopt A Resolution Of The Ridgecrest City Council Reciting The Fact Of The Consolidated General Municipal Election Held On November 4, 2014 Declaring The Result And Such Other Matters As Provided By Law Ford
2. Administer Certificates Of Election And Oaths Of Office To Newly Elected Mayor And Council Members Ford
3. Nomination And Appointment Of Mayor Pro-Tempore And Vice Mayor Breeden

PRESENTATIONS

4. Presentations To Outgoing Mayor And Council Members Speer

CONSENT CALENDAR

5. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving Contract Change Order Numbers Two, Three, And Four With The Contractor Griffith Company For The West Ridgecrest Boulevard Project And Authorize The City Manager, Dennis Speer To Sign The Change Order Numbers Two, Three, And Four Speer
6. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving Contract Change Order Numbers Ten, Eleven, Twelve And Thirteen With The Contractor, Griffith Company, For The West Ridgecrest Boulevard Project And Authorizing The City Manager, Dennis Speer, To Sign The Change Order Numbers Ten, Eleven, Twelve And Thirteen Speer
7. Adopt A Resolution Of The Ridgecrest City Council Authorizing The Acceptance Of A Off-Highway Vehicle Grant Strand
8. Approve Draft Minutes Of The Ridgecrest City Council/Successor Redevelopment Agency/Financing Authority/Housing Authority Meeting Dated November 19, 2014 Ford

ORDINANCES

9. Second Reading And Adoption, Ordinance No. 14-02, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Appeals Of Planning Commission Decisions Alexander

AGENDA - CITY COUNCIL - REGULAR

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10. Second Reading And Adoption, Ordinance No. 14-03, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Improvements Of Streets And Related Facilities Adjacent To New Or Improved Construction Alexander

11. Second Reading And Adoption, Ordinance No. 14-04, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Streets Alexander

DISCUSSION AND OTHER ACTION ITEMS

12. Consideration And Minute Motion Action Of A Request For Appeal Of CUP 01-14 Modification By The Ridgecrest Charter School Alexander

COMMITTEE REPORTS

Activate Community Talents And Interventions For Optimal Neighborhoods Task Force (ACTION)

Members: To Be Appointed
Meetings: 3rd Tuesday of the Month at 4:00 P.M., Kerr-McGee Center
Next Meeting: To Be Announced

Veterans Advisory Committee

Members: To Be Appointed
Meetings: 1st and 3rd Tuesday of the Month At 6:00 p.m., Kerr McGee Center
Next Meeting: To Be Announced

Ridgecrest Area Convention And Visitors Bureau (RACVB)

Members: To Be Appointed
Meetings: 1st Wednesday Of The Month, 8:00 A.M.
Next Meeting: To Be Announced

OTHER COMMITTEES, BOARDS, OR COMMISSIONS

CITY MANAGER REPORT

MAYOR AND COUNCIL COMMENTS

ADJOURN TO CLOSED SESSION

PUBLIC COMMENT – CLOSED SESSION

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December 3, 2014

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CLOSED SESSION

GC54956.9 (d) (1) Conference With Legal Counsel – Liability Claim Of Christopher Calvi, Claim No. 14-11

GC54956.9 (d) (1) Conference With Legal Counsel – Liability Claim Of Verizon, Claim No. 14-13

GC54956.9 (d) (1) Conference With Legal Counsel – Liability Claim Of Ashley Furniture, Claim No. 14-14

GC54956.9 (d) (1) Conference With Legal Counsel – Liability Claim of Cameron Rainwater, Claim No. 14-15

REPORT OUT OF CLOSED SESSION

ADJOURNMENT

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CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY
FINANCING AUTHORITY/HOUSING AUTHORITY AGENDA ITEM

Subject:

Approve A Resolution Of The City Council Of City Of Ridgecrest Reciting The Fact Of The Consolidated General Municipal Election Held On November 4, 2014 Declaring The Result And Such Other Matters As Provided By Law

PRESENTED BY:

Rachel J. Ford – City Clerk

SUMMARY:

A General Municipal Election was held on November 4, 2014. City of Ridgecrest had one (1) seat for Elected Mayor with six (6) candidates qualified for the ballot; and two (2) seats for Council Member with five (5) candidates qualified to be placed on the ballot. The election was duly called and noticed in Resolution Nos. 14-41 and 14-42, adopted May 7, 2014 and the City consolidated with Kern County for election services.

Kern County has canvassed the votes and certified the election results. This certification is included as Attachment A.

This Resolution recites the facts of the consolidated General Municipal Election and declares the results.

FISCAL IMPACT:

No Fiscal Impact

Reviewed by Finance Director

ACTION REQUESTED:

Approve Resolution Reciting The Facts Of The Consolidated Municipal Election Held On November 4, 2014 And Declaring The Result And Such Other Matters As Provided By Law.

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested: Receive and File Certification of Election report from County of Kern County Clerk and Approve Resolution Reciting The Facts Of The Consolidated Municipal Election Held On November 4, 2014 And Declaring The Result And Such Other Matters As Provided By Law

Submitted by: Rachel J. Ford
(Rev. 6/12/09)

Action Date: December 3, 2014

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RESOLUTION NO. 14-XX

A RESOLUTION OF THE RIDGECREST CITY COUNCIL RECITING THE FACT OF THE CONSOLIDATED GENERAL MUNICIPAL ELECTION HELD ON NOVEMBER 4, 2014 DECLARING THE RESULT AND SUCH OTHER MATTERS AS PROVIDED BY LAW

WHEREAS, a Consolidated General Election was held and conducted in the City of Ridgecrest, California on Tuesday, November 4, 2014 as required by law; and

WHEREAS, notice of the election was given in time, form and manner as provided by law, that voting precincts were properly established; that election officers were appointed and that in all respects the election was held and conducted and the votes were cast, received and canvassed and the returns made and declared in time, form and manner as required by the provisions of the Elections code of the State of California for the voting of elections in general law cities; and

WHEREAS, pursuant to Resolution No. 14-42, adopted, May 7, 2014, the County election Department canvassed the returns of the election and has certified the results to this City Council, the results are received, attached and made a part hereof as Exhibit A.

NOW THEREFORE, THE RIDGECREST CITY COUNCIL DOES HEREBY DECLARE, DETERMINE AND ORDER AS FOLLOWS:

- Section 1. That the whole number of votes cast for Mayor in the City was 6327
- Section 2. That the whole number of votes cast for Councilmember in the City was 10783.
- Section 3. That the names of the persons voted for at the election of Mayor of the City of Ridgecrest full term are as follows:
 - 1. Margaret 'Peggy' Breeden
 - 2. Thomas R. Wiknich
 - 3. Randy Jenkins
 - 4. William Dale Howard
 - 5. Steven P. Morgan
 - 6. Robert OBERgfell
- Section 4. That the names of the persons voted for at the election of Members of the City Council full term are as follows:
 - 1. Michael R. Mower
 - 2. Christina Witt
 - 3. Matthew G. Baudhuin
 - 4. Marshall 'Chip' Holloway
 - 5. Eddie B. Thomas

- Section 5. That the number of votes given at each precinct and the number of votes given in the City to each of the persons above named for the respective offices for which the persons were candidates were as listed in Exhibit A attached.
- Section 6. The City Council does declare and determine that Margaret 'Peggy' Breeden was elected as Mayor of the City of Ridgecrest for the full term of two years.
- Section 7. The City Council does declare and determine that Eddie B. Thomas was elected as Member of the City Council for the full term of four years, and that Michael R. Mower was elected as Member of the City Council for the full term of four years.
- Section 6. The City Clerk shall enter on the records of the City Council of the City, a statement of the result of the election showing: (1) The whole number of ballots cast in the City; (2) The names of the persons voted for; (3) For what office each person was voted for; (4) The number of votes given at each precinct to each person; (5) The total number of votes given to each person.
- Section 7. The City Clerk shall immediately make and deliver to each of the persons so elected a Certificate of Election signed by the City Clerk and authenticated; that the City Clerk or designee shall also administer to each person elected the Oath of Office prescribed in the Constitution of the State of California and shall have them subscribe to it and file it in the office of the City Clerk. Each and all of the persons so elected shall then be inducted into the respective office to which they have been elected.

APPROVED AND ADOPTED THIS 3rd day of December, 2014, by the following vote:

AYES:

NAYS:

ABSTAIN:

ABSENT:

Daniel O. Clark, Mayor

ATTEST:

Rachel J. Ford, CMC
City Clerk

Attachment A

Mary B. Bedard, CPA
Auditor-Controller-County Clerk



KERN COUNTY AUDITOR-CONTROLLER-COUNTY CLERK
1115 Truxtun Avenue, 1st and 2nd Floor ♦ Bakersfield, CA 93301-4639

November 21, 2014

CITY OF RIDGECREST
100 W. California Avenue
Ridgecrest, CA 93555

Dear City Clerk:

Enclosed herewith is the County Clerk's Certificate's of the Results of the Consolidated General Election held in the CITY OF RIDGECREST November 4, 2014. To obtain a copy of the Statement of Vote for your City, please visit our website at www.co.kern.ca.us/elections/.

Sincerely,

A handwritten signature in cursive script that reads "Mary B. Bedard".

Mary B. Bedard, CPA
Auditor-Controller-County Clerk

MBB/as

Attachments

Election Summary Report
Consolidated General Election
Summary For Jurisdiction Wide, All Counters, All Races
November 4, 2014
Official Final Results

Date:11/21/14
 Time:08:25:56
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

GOVERNOR			
Number of Precincts		Total	
Precincts Reporting		591	
Vote For		591	100.0 %
Total Votes		1	
		132686	
NEEL KASHKARI	REP	78417	59.10%
E. G. "JERRY" BROWN	DEM	54269	40.90%

LIEUTENANT GOVERNOR			
Number of Precincts		Total	
Precincts Reporting		591	
Vote For		591	100.0 %
Total Votes		1	
		131824	
RON NEHRING	REP	82817	62.82%
GAVIN NEWSOM	DEM	49007	37.18%

SECRETARY OF STATE			
Number of Precincts		Total	
Precincts Reporting		591	
Vote For		591	100.0 %
Total Votes		1	
		132233	
PETE PETERSON	REP	85225	64.45%
ALEX PADILLA	DEM	47008	35.55%

CONTROLLER			
Number of Precincts		Total	
Precincts Reporting		591	
Vote For		591	100.0 %
Total Votes		1	
		131892	
ASHLEY SWEARENGIN	REP	83581	63.37%
BETTY T. YEE	DEM	48311	36.63%

TREASURER			
Number of Precincts		Total	
Precincts Reporting		591	
Vote For		591	100.0 %
Total Votes		1	
		132254	
GREG CONLON	REP	78792	59.58%
JOHN CHIANG	DEM	53462	40.42%

Election Summary Report
Consolidated General Election
Summary For Jurisdiction Wide, All Counters, All Races
November 4, 2014
Official Final Results

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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

ATTORNEY GENERAL			
Number of Precincts		Total	
		591	
Precincts Reporting		591	100.0 %
Vote For		1	
Total Votes		132239	
RONALD GOLD	REP	82434	62.34%
KAMALA D. HARRIS	DEM	49805	37.66%

INSURANCE COMMISSIONER			
Number of Precincts		Total	
		591	
Precincts Reporting		591	100.0 %
Vote For		1	
Total Votes		131541	
TED GAINES	REP	80892	61.50%
DAVE JONES	DEM	50649	38.50%

MEMBER BD. OF EQUAL 1ST DISTRICT			
Number of Precincts		Total	
		591	
Precincts Reporting		591	100.0 %
Vote For		1	
Total Votes		131053	
GEORGE RUNNER	REP	85246	65.05%
CHRIS PARKER	DEM	45807	34.95%

U.S. REPRESENTATIVE 21ST CD			
Number of Precincts		Total	
		183	
Precincts Reporting		183	100.0 %
Vote For		1	
Total Votes		26668	
AMANDA RENTERIA	DEM	14458	54.21%
DAVID VALADAO	REP	12210	45.79%

U.S. REPRESENTATIVE 23RD CD			
Number of Precincts		Total	
		408	
Precincts Reporting		408	100.0 %
Vote For		1	
Total Votes		106336	
KEVIN MC CARTHY	REP	81540	76.68%
RAUL GARCIA	DEM	24796	23.32%

Election Summary Report
Consolidated General Election
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

STATE SENATOR 14TH DISTRICT			
		Total	
Number of Precincts		155	
Precincts Reporting		155	100.0 %
Vote For		1	
Total Votes		23756	
LUIS CHAVEZ	DEM	13504	56.84%
ANDY VIDAK	REP	10252	43.16%

STATE SENATOR 16TH DISTRICT			
		Total	
Number of Precincts		436	
Precincts Reporting		436	100.0 %
Vote For		1	
Total Votes		108977	
JEAN FULLER	REP	81219	74.53%
RUTH MUSSER-LOPEZ	DEM	27758	25.47%

MEMBER OF THE ASSEMBLY 26TH DISTRICT			
		Total	
Number of Precincts		23	
Precincts Reporting		23	100.0 %
Vote For		1	
Total Votes		3962	
DEVON MATHIS	REP	2711	68.43%
RUDY MENDOZA	REP	1251	31.57%

MEMBER OF THE ASSEMBLY 32ND DISTRICT			
		Total	
Number of Precincts		178	
Precincts Reporting		178	100.0 %
Vote For		1	
Total Votes		26671	
RUDY SALAS	DEM	17234	64.62%
PEDRO A. RIOS	REP	9437	35.38%

MEMBER OF THE ASSEMBLY 34TH DISTRICT			
		Total	
Number of Precincts		358	
Precincts Reporting		358	100.0 %
Vote For		1	
Total Votes		94535	
SHANNON GROVE	REP	70403	74.47%
V. "MARI" GOODMAN	DEM	24132	25.53%

Election Summary Report
Consolidated General Election
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

MEMBER OF THE ASSEMBLY 36TH DISTRICT			
	Total		
Number of Precincts	32		
Precincts Reporting	32	100.0 %	
Vote For	1		
Total Votes	7022		
TOM LACKEY	REP	4827	68.74%
STEVE FOX	DEM	2195	31.26%

ASSOCIATE JUSTICE SUPREME COURT - G. LIU			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	116672		
Yes		60603	51.94%
No		56069	48.06%

ASSOCIATE JUSTICE SUPREME COURT - M. CUELLAR			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	117356		
Yes		59824	50.98%
No		57532	49.02%

ASSOCIATE JUSTICE SUPREME COURT - K. WERDEGAR			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	115445		
Yes		77583	67.20%
No		37862	32.80%

ASSOCIATE JUSTICE 5TH APPELLATE DISTRICT - R. PENA, JR			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	115460		
No		59141	51.22%
Yes		56319	48.78%

Election Summary Report
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

ASSOCIATE JUSTICE 5TH APPELLATE DISTRICT - G. GOMES			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	114768		
Yes	60687	52.88%	
No	54081	47.12%	

ASSOCIATE JUSTICE 5TH APPELLATE DISTRICT - D. CORNELL			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	114697		
Yes	79448	69.27%	
No	35249	30.73%	

ASSOCIATE JUSTICE 5TH APPELLATE DISTRICT - D. FRANSON, JR			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	113468		
Yes	78476	69.16%	
No	34992	30.84%	

ASSOCIATE JUSTICE 5TH APPELLATE DISTRICT - S. KANE			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	113091		
Yes	79403	70.21%	
No	33688	29.79%	

STATE SUPERINTENDENT			
	Total		
Number of Precincts	591		
Precincts Reporting	591	100.0 %	
Vote For	1		
Total Votes	121676		
MARSHALL TUCK	70745	58.14%	
TOM TORLAKSON	49431	40.63%	

Election Summary Report
Consolidated General Election
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

KERN COMM COLLEGE #1 BOARD MEMBER		
Number of Precincts		Total 166
Precincts Reporting		166 100.0 %
Vote For		2
Total Votes		54042
KYLE CARTER		15705 29.06%
RICK WRIGHT		12750 23.59%
JOHN A. RODGERS		11849 21.93%
HECTOR RIVERA		7135 13.20%
JOHN ALEXANDER		6334 11.72%

DELANO JT UNION HIGH BOARD MEMBER		
Number of Precincts		Total 19
Precincts Reporting		19 100.0 %
Vote For		3
Total Votes		9954
LIONEL REYNA		2513 25.25%
ELOISE C. CARRILLO		2032 20.41%
ART ARMENDARIZ		1992 20.01%
JEAN FLORES		1692 17.00%
LILLY PEREZ AGBALOG		1681 16.89%

KERN HIGH SCHOOL # 1 BOARD MEMBER		
Number of Precincts		Total 95
Precincts Reporting		95 100.0 %
Vote For		1
Total Votes		25235
MIKE WILLIAMS		16886 66.91%
AURORA COOPER		8173 32.39%

KERN HIGH SCHOOL # 4 BOARD MEMBER		
Number of Precincts		Total 78
Precincts Reporting		78 100.0 %
Vote For		1
Total Votes		21836
PHILLIP PETERS		7923 36.28%
MARTHA MCCUEN MILLER		7504 34.37%
ANNA LAVEN		6274 28.73%

Election Summary Report
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

TAFT UNION HIGH SCHOOL BOARD MEMBER

	Total	
Number of Precincts	10	
Precincts Reporting	10	100.0 %
Vote For	3	
Total Votes	6841	
PAUL LINDER	1082	15.82%
JULIE ORTLIEB	993	14.52%
"RICK" TWISSELMAN III	960	14.03%
KENNETH J. ANDERSON	930	13.59%
JEREMY T. GREGORY	799	11.68%
GARY J. MORRIS	776	11.34%
JANICE ASHLEY	645	9.43%
JEFFERY GINN	641	9.37%

WASCO UNION HIGH BOARD MEMBER

	Total	
Number of Precincts	15	
Precincts Reporting	15	100.0 %
Vote For	3	
Total Votes	5145	
WAYNE E. WALLACE	1381	26.84%
JUAN BERNAL	1304	25.34%
PATY SANCHEZ	1257	24.43%
SHARON NICOL	1177	22.88%

EL TEJON UNIFIED SCHOOL BOARD MEMBER

	Total	
Number of Precincts	5	
Precincts Reporting	5	100.0 %
Vote For	2	
Total Votes	2596	
BARBARA J. NEWBOLD	928	35.75%
MISTY JOHNSTON	767	29.55%
STEPHEN R. BERRY, SR.	550	21.19%
SABRINA ROUSER	335	12.90%

MARICOPA UNIFIED SCHOOL BOARD MEMBER

	Total	
Number of Precincts	3	
Precincts Reporting	3	100.0 %
Vote For	3	
Total Votes	762	
DARWIN ELLIS	156	20.47%
BARRY LINDAMAN	151	19.82%
TED L. DESTRAMPE	130	17.06%
MICHELLE DUNHAM	129	16.93%
KRISTIN JANA BLANCO	97	12.73%
STEPHANIE R. COONTZ	91	11.94%

Election Summary Report
Consolidated General Election
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

MC FARLAND UNIFIED BOARD MEMBER-FULL TERM		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		2
Total Votes		1695
JIMMIE BELTRAN		679 40.06%
DAVID R. ARGUELLO		649 38.29%
RICARDO M. RAMIREZ		347 20.47%

MC FARLAND UNIFIED BOARD MEMBER-SHORT TERM		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		1
Total Votes		1100
VICTORIA RAMIREZ		636 57.82%
RAMON MELENDEZ		451 41.00%

SIERRA SANDS UNIFIED BOARD MEMBER		Total
Number of Precincts		24
Precincts Reporting		24 100.0 %
Vote For		3
Total Votes		18748
TIM JOHNSON		5314 28.34%
KURT D. ROCKWELL		5236 27.93%
AMY CASTILLO-COVERT		4490 23.95%
CHRISTINA WITT		3592 19.16%

SOUTHERN KERN UNIFIED BOARD MEMBER		Total
Number of Precincts		15
Precincts Reporting		15 100.0 %
Vote For		3
Total Votes		6941
SANDRA "SANDY" KIRK		1757 25.31%
J. VINCENT OTIS		1734 24.98%
MARIO GUTIERREZ		1706 24.58%
ROBERT VINCELETTE, JR		1696 24.43%

TEHACHAPI UNIFIED AREA 2 SEAT C		Total
Number of Precincts		26
Precincts Reporting		26 100.0 %
Vote For		1
Total Votes		8137
JOE WALLEK		4512 55.45%
PATTY SNYDER		3560 43.75%

Election Summary Report
Consolidated General Election
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Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

TEHACHAPI UNIFIED AREA 4 SEAT G		Total
Number of Precincts		26
Precincts Reporting		26 100.0 %
Vote For		1
Total Votes		7940
TERESA FOLEY		4354 54.84%
DARREN HULBERT		3504 44.13%

ARVIN UNION SCHOOL BOARD MEMBER		Total
Number of Precincts		20
Precincts Reporting		20 100.0 %
Vote For		3
Total Votes		3063
A. "TONI" PICHARDO		755 24.65%
ANABEL Q. RUBIO		587 19.16%
GERI N. RIVERA		507 16.55%
JOY TARVER		465 15.18%
VICTOR GARCIA		426 13.91%
TIM OWENS		310 10.12%

DELANO UNION SCHOOL BOARD MEMBER		Total
Number of Precincts		16
Precincts Reporting		16 100.0 %
Vote For		3
Total Votes		9529
EFRAIN RODRIGUEZ		2603 27.32%
HUBERT W. RABANAL		2122 22.27%
RAMON M. CARDENAS		2082 21.85%
O. MICHAEL LANIUS		1505 15.79%
RAMON CASTELLANOS		1172 12.30%

FAIRFAX SCHOOL BOARD MEMBER		Total
Number of Precincts		11
Precincts Reporting		11 100.0 %
Vote For		3
Total Votes		2547
VALORIE ALVARADO		756 29.68%
ALEX ADAMS		516 20.26%
PATSY A. ROWLES		501 19.67%
CATHERINE ADAMS-TANG		420 16.49%
PALMER C. MOLAND		331 13.00%

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GENERAL SHAFTER SCHOOL BOARD MEMBER		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		1
Total Votes		125
LEANE R. MELO		70 56.00%
MATTHEW WOODFIN		53 42.40%

GREENFIELD UNION SCHOOL BOARD MEMBER AREA D		Total
Number of Precincts		17
Precincts Reporting		17 100.0 %
Vote For		1
Total Votes		808
MIKE SHAW		461 57.05%
TIFFANY CLENDENEN		328 40.59%

GREENFIELD UNION SCHOOL BOARD MEMBER AREA E		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		1
Total Votes		948
GLORIA M. BURR		620 65.40%
MARCY LADD		321 33.86%

LAKESIDE UNION SCHOOL BOARD MEMBER-FULL TERM		Total
Number of Precincts		14
Precincts Reporting		14 100.0 %
Vote For		3
Total Votes		3164
GABY SCHMIDT		576 18.20%
HEATHER FALLIS		543 17.16%
KRISTINA TREADWELL		540 17.07%
RUSSELL ROBERTSON, JR.		534 16.88%
WELDON D. JAMES		480 15.17%
MARIO BUONI, III		477 15.08%

LAMONT SCHOOL BOARD MEMBER		Total
Number of Precincts		9
Precincts Reporting		9 100.0 %
Vote For		3
Total Votes		2244
E. SANTANA-GARIBALDO		489 21.79%
JESSE ATONDO		473 21.08%
DAVID F. MANRIQUEZ		436 19.43%
CALVIN L. MEEK		425 18.94%
EVELYN VELASQUEZ		404 18.00%

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LINNS VALLEY-POSO FLAT BOARD MEMBER		Total
Number of Precincts		4
Precincts Reporting		4 100.0 %
Vote For		3
Total Votes		507
MIANNA BEARD		145 28.60%
JENNIFER LAVERS		134 26.43%
KRISTINE BOWMAN		110 21.70%
LIZ DAVIS		66 13.02%
RICHARD BREWER		48 9.47%

MIDWAY SCHOOL BOARD MEMBER		Total
Number of Precincts		1
Precincts Reporting		1 100.0 %
Vote For		2
Total Votes		213
BECKY SHARP		46 21.60%
TEENA SIMMONS		39 18.31%
RACHEL DAYTON		39 18.31%
AMY U. PARKER		38 17.84%
GARY LETTERMAN		32 15.02%
THERESA BIRDSONG		19 8.92%

RIO BRAVO-GREELEY UNION BOARD MEMBER		Total
Number of Precincts		13
Precincts Reporting		13 100.0 %
Vote For		2
Total Votes		1588
RUSSELL SHIPLEY		547 34.45%
DARREN FILKINS		534 33.63%
SHELLEY CAUZZA		493 31.05%

SOUTH FORK UNION SCHOOL BOARD MEMBER		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		3
Total Votes		1769
SHERRY L. NICHOLS		511 28.89%
DAURES STEPHENS		440 24.87%
KARRIE BUNTING		423 23.91%
SARA WEGHORST		394 22.27%

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TAFT CITY SCHOOL BOARD MEMBER		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		2
Total Votes		4010
MICHAEL MC CORMICK		1595 39.78%
LES CLARK		1322 32.97%
DAVID R. GRANT		1076 26.83%

VINELAND SCHOOL BOARD MEMBER		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		3
Total Votes		527
ANDY STENDERUP		141 26.76%
VIVIANA M. RAMIREZ		134 25.43%
FREDDY MEDINA		129 24.48%
FRANK SEGURA		115 21.82%

WASCO UNION SCHOOL BOARD MEMBER		Total
Number of Precincts		11
Precincts Reporting		11 100.0 %
Vote For		3
Total Votes		5043
RICHARD K. REDING		1130 22.41%
ANNA J. POGGI		931 18.46%
LUIS A. FERNANDEZ		763 15.13%
GILBERT REYNA		650 12.89%
MICHAEL B. DARDEN		593 11.76%
BIRIDIANA Z. RIOS		528 10.47%
LINDA CARRILLO		430 8.53%

ASSESSOR-RECORDER		Total
Number of Precincts		591
Precincts Reporting		591 100.0 %
Vote For		1
Total Votes		122425
JON LIFQUIST		74143 60.56%
RUSSELL JOHNSON		47225 38.57%

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CITY OF ARVIN COUNCILMEMBER		Total	
Number of Precincts		5	
Precincts Reporting		5	100.0 %
Vote For		3	
Total Votes		2949	
JAZMIN ROBLES		729	24.72%
ERIKA MADRIGAL		673	22.82%
JESS ORTIZ		518	17.57%
JOET STONER		450	15.26%
ABDO ALGABYALI		401	13.60%
SABAS ALIAS		162	5.49%

CITY OF BAKERSFIELD WARD 1		Total	
Number of Precincts		36	
Precincts Reporting		36	100.0 %
Vote For		1	
Total Votes		4010	
P. "WILLIE" RIVERA		2526	62.99%
MANUEL RAMIREZ		1425	35.54%

CITY OF BAKERSFIELD WARD 3		Total	
Number of Precincts		37	
Precincts Reporting		37	100.0 %
Vote For		1	
Total Votes		11880	
KEN WEIR		7029	59.17%
HEIDI C. ESCUDERO		2491	20.97%
MARK MCCALLUM		2313	19.47%

CITY OF BAKERSFIELD WARD 4		Total	
Number of Precincts		34	
Precincts Reporting		34	100.0 %
Vote For		1	
Total Votes		10495	
BOB SMITH		4827	45.99%
RICHARD SCHWARTZ		4328	41.24%
JOEY TITUS		721	6.87%
DANIEL MBAGWU		552	5.26%

CITY OF BAKERSFIELD WARD 7		Total	
Number of Precincts		28	
Precincts Reporting		28	100.0 %
Vote For		1	
Total Votes		6213	
CHRIS PARLIER		2829	45.53%
HARMEET DHINDSA		1877	30.21%
MATTHEW BRAMAN		1451	23.35%

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CITY OF CALIFORNIA CITY MAYOR-2 YEAR TERM		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		1	
Total Votes		2372	
JENNIFER A. WOOD		1167	49.20%
LOU PERALTA		677	28.54%
LEONARD MARTIN		483	20.36%

CITY OF CALIFORNIA CITY COUNCILMEMBER		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		2	
Total Votes		3842	
JAMES GRAY		1113	28.97%
CHUCK MCGUIRE		996	25.92%
RICK WARREN		973	25.33%
PATRICK D. BOHANNON		711	18.51%

CITY OF CALIFORNIA CITY TREASURER		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		1	
Total Votes		343	

CITY OF DELANO COUNCILMEMBER		Total	
Number of Precincts		14	
Precincts Reporting		14	100.0 %
Vote For		2	
Total Votes		7117	
RUBEN "RUBY" HILL		1402	19.70%
LIZ MORRIS		1365	19.18%
JOE AGUIRRE		1093	15.36%
BILL HYLTON		945	13.28%
STEPHAN B. SANCHEZ		862	12.11%
SAM RAMIREZ		727	10.21%
JOHNNY R. MUNOZ		697	9.79%

CITY OF MARICOPA COUNCILMEMBER		Total	
Number of Precincts		1	
Precincts Reporting		1	100.0 %
Vote For		2	
Total Votes		261	
CYNTHIA TONKIN		134	51.34%
VIRGIL BELL		101	38.70%

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CITY OF MARICOPA TREASURER		Total
Number of Precincts		1
Precincts Reporting		1 100.0 %
Vote For		1
Total Votes		33

CITY OF MC FARLAND MAYOR		Total
Number of Precincts		3
Precincts Reporting		3 100.0 %
Vote For		1
Total Votes		1027
MANUEL CANTU, JR.		730 71.08%
KENNETH RAY ROSSON		289 28.14%

CITY OF MC FARLAND COUNCILMEMBER		Total
Number of Precincts		3
Precincts Reporting		3 100.0 %
Vote For		2
Total Votes		1765
VIDAL SANTILLANO		522 29.58%
J. RUSSELL COKER		434 24.59%
RICARDO M. RAMIREZ		198 11.22%
JESSICA GONZALEZ		181 10.25%
TIMOTHY GONZALES		156 8.84%
"ROBERT" AWNALLAH		152 8.61%
RAUL LORTA		106 6.01%

CITY OF RIDGECREST MAYOR-2 YEAR TERM		Total
Number of Precincts		13
Precincts Reporting		13 100.0 %
Vote For		1
Total Votes		6327
M. "PEGGY" BREEDEN		2824 44.63%
THOMAS R. WIKNICH		1148 18.14%
ROBERT OBERGFELL		928 14.67%
STEVEN P. MORGAN		652 10.31%
RANDY JENKINS		427 6.75%
WILLIAM DALE HOWARD		321 5.07%

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CITY OF RIDGECREST COUNCILMEMBER		Total
Number of Precincts		13
Precincts Reporting		13 100.0 %
Vote For		2
Total Votes		10783
EDDIE B. THOMAS		2636 24.45%
MICHAEL R. MOWER		2615 24.25%
M. "CHIP" HOLLOWAY		2096 19.44%
CHRISTINA WITT		1879 17.43%
MATTHEW G. BAUDHUIN		1506 13.97%

CITY OF SHAFTER COUNCILMEMBER		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		2
Total Votes		2574
CATHY L. PROUT		1066 41.41%
ELI ESPERICUETA		949 36.87%
RAMON SANCHEZ		537 20.86%

CITY OF TAFT COUNCILMEMBER		Total
Number of Precincts		3
Precincts Reporting		3 100.0 %
Vote For		3
Total Votes		2683
JOSH BRYANT		917 34.18%
RANDY MILLER		717 26.72%
RENEE BITZER HILL		716 26.69%

CITY OF TEHACHAPI COUNCILMEMBER		Total
Number of Precincts		5
Precincts Reporting		5 100.0 %
Vote For		3
Total Votes		4362
DENNIS WAHLSTROM		1041 23.87%
PHIL SMITH		1018 23.34%
SUSAN C. WIGGINS		969 22.21%
MARY CORPUS-ZAMUDIO		675 15.47%
RICHARD FELTER		625 14.33%

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CITY OF WASCO COUNCILMEMBER		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		2	
Total Votes		3395	
CARL JOE HIVELY		1066	31.40%
CHERYLEE WEGMAN		765	22.53%
ELIZABETH O. TAPIA		564	16.61%
ROCIO MOSQUEDA		544	16.02%
LARRY JENNINGS		434	12.78%

CITY OF WASCO CITY CLERK		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		1	
Total Votes		1747	
DUVIET V. RODRIGUEZ		1691	96.79%

CITY OF WASCO TREASURER		Total	
Number of Precincts		8	
Precincts Reporting		8	100.0 %
Vote For		1	
Total Votes		1882	
LAMAR RODRIGUEZ		894	47.50%
ARNULFO GONZALES		536	28.48%
SARINA JUAN		422	22.42%

MOJAVE AIR AND SPACE PORT DIRECTOR-FULL TERM		Total	
Number of Precincts		16	
Precincts Reporting		16	100.0 %
Vote For		2	
Total Votes		4533	
J. "JIM" BALENTINE		1799	39.69%
BILL DEEVER		1081	23.85%
ELLIOT SEGUIN		870	19.19%
NORM HILL		755	16.66%

MOJAVE AIR AND SPACE PORT DIRECTOR-SHORT TERM		Total	
Number of Precincts		16	
Precincts Reporting		16	100.0 %
Vote For		2	
Total Votes		4113	
DAVID EVANS		1670	40.60%
MICHAEL HILL		1264	30.73%
S. JOANN PAINTER		1140	27.72%

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ARVIN C.S.D. DIRECTOR-FULL TERM		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		3
Total Votes		2826
CESAR MORENO		662 23.43%
RAFAEL GALLARDO		630 22.29%
VERONICA DE ANDA		576 20.38%
ROBERT RODRIGUEZ		534 18.90%
JUDE A. URUETA		396 14.01%

ARVIN C.S.D. DIRECTOR-SHORT TERM		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		1
Total Votes		1375
MARIA ALVAREZ		834 60.65%
ANGE MC NEILL		533 38.76%

BEAR VALLEY C.S.D. DIRECTOR		Total
Number of Precincts		6
Precincts Reporting		6 100.0 %
Vote For		3
Total Votes		5723
WILLIAM T. MASON, JR		807 14.10%
GIL GRACE		800 13.98%
WALTER RITCHIE		758 13.24%
JAY CARLYN		743 12.98%
DAVID G. LICHER		690 12.06%
LARRY MUELL		560 9.79%
BOB HUPP		512 8.95%
NORWIN HUCKABAY		474 8.28%
REESE TIMONEN		350 6.12%

DESERT LAKE C.S.D. DIRECTOR		Total
Number of Precincts		1
Precincts Reporting		1 100.0 %
Vote For		2
Total Votes		251
DILLARD W. LOVE		88 35.06%
CHARLES WILSON		65 25.90%
REBA JORDAN		49 19.52%
LARRY BYLER		49 19.52%

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GOLDEN HILLS C.S.D. DIRECTOR		Total
Number of Precincts		5
Precincts Reporting		5 100.0 %
Vote For		2
Total Votes		3962
MARILYN WHITE		1322 33.37%
JOHN C. BUCKLEY, II		1183 29.86%
AL BAUMGARTEN		772 19.49%
LAURA LYNNE WYATT		664 16.76%

ROSAMOND C.S.D. DIRECTOR		Total
Number of Precincts		9
Precincts Reporting		9 100.0 %
Vote For		3
Total Votes		6272
ED MAC KAY		1149 18.32%
OLAF A. LANDSGAARD		1084 17.28%
DENNIS SHINGLEDECKER		1079 17.20%
KATHLEEN S. SPOOR		1004 16.01%
GREG WOOD		675 10.76%
RICK L. WEBB		639 10.19%
ARIELLA KAPELNER		612 9.76%

STALLION SPRINGS C.S.D. DIRECTOR		Total
Number of Precincts		3
Precincts Reporting		3 100.0 %
Vote For		2
Total Votes		1605
SANDRA K. YOUNG		489 30.47%
VINCE MC LAUGHLIN		420 26.17%
DANIEL FOSTER		295 18.38%
JO ANNE HUCKINS		239 14.89%
RICHARD E. VALPEY		161 10.03%

FRAZIER PARK PUD DIRECTOR, OFFICE 5		Total
Number of Precincts		1
Precincts Reporting		1 100.0 %
Vote For		1
Total Votes		456
FRANK DURSO		245 53.73%
BRAHMA A. NEYMAN		202 44.30%

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LAMONT PUD DIRECTOR, OFFICE 1		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		1
Total Votes		1077
ROBERTO GONZALEZ		672 62.40%
JOSE M. MURALLES		391 36.30%

LAMONT PUD DIRECTOR, OFFICE 5		Total
Number of Precincts		7
Precincts Reporting		7 100.0 %
Vote For		1
Total Votes		1098
MIGUEL SANCHEZ		675 61.48%
DANIEL PORTILLO		414 37.70%

BEAR MTN REC AND PARK DIRECTOR		Total
Number of Precincts		38
Precincts Reporting		38 100.0 %
Vote For		2
Total Votes		3708
ADOLFO FLORES		1769 47.71%
FREDI CASTREJON		1048 28.26%
JOSHLYN HORTON		846 22.82%

BUTTONWILLOW REC AND PARK DIRECTOR		Total
Number of Precincts		3
Precincts Reporting		3 100.0 %
Vote For		3
Total Votes		466
REGINA K. HOUCHIN		157 33.69%
CHAD RAMAY		128 27.47%
E. HERNANDEZ		122 26.18%
DOUG VONTZ		55 11.80%

MC FARLAND REC AND PARK DIRECTOR		Total
Number of Precincts		8
Precincts Reporting		8 100.0 %
Vote For		2
Total Votes		1864
JOHNNY SAMANIEGO		523 28.06%
ELISEO M. SANTILLANO		503 26.98%
JIM D. PRICE		439 23.55%
MARIN ORTEGA, JR		383 20.55%

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ANT VALLEY E KERN WATER DIRECTOR, DIVISION 1		Total
Number of Precincts		11
Precincts Reporting		11 100.0 %
Vote For		1
Total Votes		425
CHARLIE O'LOUGHLIN		252 59.29%
SHELLEY SORSABAL		173 40.71%

KERN CO WATER AGENCY DIRECTOR, DIVISION 5		Total
Number of Precincts		72
Precincts Reporting		72 100.0 %
Vote For		1
Total Votes		13032
CHARLES W. WULFF, JR		7842 60.17%
ADRIENNE JO MATHEWS		5009 38.44%

INDIAN WELLS VLY WATER DIRECTOR		Total
Number of Precincts		16
Precincts Reporting		16 100.0 %
Vote For		2
Total Votes		12039
PETER BROWN		4464 37.08%
CHUCK GRIFFIN		3946 32.78%
DON JOE MC KERNAN		3544 29.44%

TEHACHAPI-CUMMINGS WATER DIRECTOR, DIVISION 3		Total
Number of Precincts		25
Precincts Reporting		25 100.0 %
Vote For		1
Total Votes		7386
JAMES PACK		4305 58.29%
ROBERT R. SCHULTZ		3019 40.87%

PROPOSITION 1 SAFE, CLEAN, AND RELIABLE DRINKING WATER SUPPLY		Total
Number of Precincts		591
Precincts Reporting		591 100.0 %
Vote For		1
Total Votes		131334
Yes		88966 67.74%
No		42368 32.26%

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PROPOSITION 2 STATE BUDGET. BUDGET STABILIZATION ACCOUNT.

	Total	
Number of Precincts	591	
Precincts Reporting	591	100.0 %
Vote For	1	
Total Votes	130882	
Yes	77092	58.90%
No	53790	41.10%

PROPOSITION 45 APPROVAL OF HEALTHCARE INSURANCE RATE CHANGE

	Total	
Number of Precincts	591	
Precincts Reporting	591	100.0 %
Vote For	1	
Total Votes	131556	
No	96112	73.06%
Yes	35444	26.94%

PROPOSITION 46 DRUG AND ALCOHOL TESTING OF DOCTORS

	Total	
Number of Precincts	591	
Precincts Reporting	591	100.0 %
Vote For	1	
Total Votes	131807	
No	89892	68.20%
Yes	41915	31.80%

PROPOSITION 47 CRIMINAL SENTENCES, MISDEMEANNOR PENALTIES

	Total	
Number of Precincts	591	
Precincts Reporting	591	100.0 %
Vote For	1	
Total Votes	131443	
No	76619	58.29%
Yes	54824	41.71%

PROPOSITION 48 REFERENDUM TO OVERTURN INDIAN GAMING COMPACTS

	Total	
Number of Precincts	591	
Precincts Reporting	591	100.0 %
Vote For	1	
Total Votes	130334	
No	85596	65.67%
Yes	44738	34.33%

Election Summary Report
Consolidated General Election
Summary For Jurisdiction Wide, All Counters, All Races
November 4, 2014
Official Final Results

Date:11/21/14
 Time:08:26:02
 Page:23 of 23

Registered Voters 332228 - Cards Cast 136006 40.94% Num. Report Precinct 591 - Num. Reporting 591 100.00%

MOJAVE UNIFIED SCHOOL -SFID # 1 BOND MEASURE C - 55%		Total
Number of Precincts		9
Precincts Reporting		9 100.0 %
Vote For		1
Total Votes		2450
Bonds Yes		1551 63.31%
Bonds No		899 36.69%

SOUTHERN KERN UNIFIED SCHOOL BOND MEASURE D - 55%		Total
Number of Precincts		15
Precincts Reporting		15 100.0 %
Vote For		1
Total Votes		3284
Bonds Yes		1874 57.06%
Bonds No		1410 42.94%

ARVIN UNION SCHOOL BOND MEASURE E - 55%		Total
Number of Precincts		20
Precincts Reporting		20 100.0 %
Vote For		1
Total Votes		1402
Bonds Yes		1114 79.46%
Bonds No		288 20.54%

CITY OF TEHACHAPI TAX F - MAJORITY		Total
Number of Precincts		5
Precincts Reporting		5 100.0 %
Vote For		1
Total Votes		1808
No		973 53.82%
Yes		835 46.18%

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Administer Certificates Of Election And Oaths Of Office To Newly Elected Mayor And Council Members

PRESENTED BY:

Ricca Charlon – Acting City Clerk

SUMMARY:

City of Ridgecrest conducted a General Municipal Election on November 4, 2014 to elect a Mayor and two new members to the city council. The votes have been canvassed and certified by the Kern County Clerk and the Ridgecrest City Council.

City Clerk Rachel Ford is currently at the League of California Cities conference therefore Deputy City Clerk Ricca Charlon will administer the Oath of Office to newly elected Mayor Peggy Breeden and Council Members Eddie B. Thomas and Michael Mower.

FISCAL IMPACT:

None

Reviewed by Finance Director

ACTION REQUESTED:

Administer the Oath of Office to newly elected Mayor and Council Members

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested:

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Nomination and appointment of Mayor Pro Tempore and Vice Mayor

PRESENTED BY:

Peggy Breeden - Mayor

SUMMARY:

Upon administration of the Oath of Office to newly elected Mayor and council members and pursuant to City of Ridgecrest Municipal Code §2-2.101 (d), members are required to make appointments to the positions of Mayor Pro Tempore and Vice Mayor.

Mayor Breeden will accept nominations and conduct a roll call vote of council members to select these appointments.

FISCAL IMPACT:

None

Reviewed by Finance Director

ACTION REQUESTED:

Nominate and vote for appointments to the positions of Mayor Pro Tempore and Vice Mayor

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested:

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Presentations to outgoing Mayor and Council Members

PRESENTED BY:

Dennis Speer – City Manager

SUMMARY:

City Manager Dennis Speer, on behalf of employees of the City of Ridgecrest, will present tokens of appreciation to the outgoing Mayor and Council Members.

FISCAL IMPACT:

none

Reviewed by Finance Director

ACTION REQUESTED:

Presentations to outgoing members of the Council and to the Mayor

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested:

Submitted by: Rachel Ford
(Rev. 02/13/12)

Action Date: December 3, 2014

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5

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT: Approve Contract Change Order Numbers Two, Three, and Four With The Contractor, Griffith Company, For The West Ridgecrest Boulevard Project And Authorize The City Manager, Dennis Speer, To Sign The Change Order Numbers Two, Three, and Four

PRESENTED BY:
Dennis Speer, Public Works Director

SUMMARY:
During the Constuction of the West Ridgecrest Boulevard Project additions to the original contract for extra work came to the attention of the Contractor, Griffith Company, and our Resident Engineer, Mike Bustos from Willdan Engineering. They are as follows:

Change Order #2	Construct two curb openings in the stamped concrete median on Downs Street. Labor, materials and equipment	\$2,888.00
Change Order #3	Furnish and install crape Myrtle trees and Catalpa Tree at 1236 Ridgecrest Blvd. Labor, materials and equipment	\$2,000.00
Change Order #4	Furnish and install 26 replacement sewer manhole Frames and covers. Labor, materials, and equipment	\$13,644.32
TOTAL		\$18,532.32

The dollar amount will need to be taken from the West Ridgecrest Boulevard TAB Funds that were allocated on July 18, 2010. This dollar amount will be added to the existing PO #7344.

The funding source for this project will come from 018-4760-430-4601 ST-0101.

FISCAL IMPACT:\$18,532.32

Reviewed by Finance Director

ACTION REQUESTED:
Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving Contract Change Order Numbers Two, Three, and Four With The Contractor, Griffith Company, For The West Ridgecrest Boulevard Project And Authorizing The City Manager, Dennis Speer, To Sign The Change Order Numbers Two, Three, and Four

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

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RESOLUTION NO. 14-xx

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIDGECREST APPROVING CONTRACT CHANGE ORDER NUMBERS TWO, THREE, AND FOUR WITH THE CONTRACTOR, GRIFFITH COMPANY, FOR THE WEST RIDGECREST BOULEVARD PROJECT AND AUTHORIZING THE CITY MANAGER, DENNIS SPEER, TO SIGN THE CHANGE ORDER NUMBERS TWO, THREE, AND FOUR

WHEREAS, During the construction of the West Ridgecrest Boulevard Project additions to the original contract for extra work came to the attention of the Contractor, Griffith Company, and our Resident Engineer, Mike Bustos from Willdan Engineering; and

WHEREAS, Change Order #2 allowed construct of two curb openings in the stamped concrete median on Downs Street. to include labor, materials and equipment at the cost of \$2,888.00; and

WHEREAS, Change Order #3 allowed Furnishing and installing Crape Myrtle trees and Catalpa tree at 1236 Ridgecrest Boulevard to include labor, materials and equipment at the cost of \$2,000.00; and

WHEREAS, Change Order #4 allowed Furnishing and installing twenty-six (26) replacement sewer manhole frames and covers to include labor, materials, and equipment at a cost of \$13,644.32; and

WHEREAS, the total change order cost is \$18,532.32; and

WHEREAS, The dollar amount will need to be taken from the West Ridgecrest Boulevard TAB Funds that were allocated on July 18, 2010; and

WHEREAS, this dollar amount will be added to the existing PO #7344; and

WHEREAS, the funding source for this project will come from 018-4760-430-4601 ST-0101.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Ridgecrest hereby:

1. Authorizes the Change Order Numbers Two, Three, Four to Griffith Company to provide for Construction Additions on the West Ridgecrest Boulevard Project at the cost of \$18,532.32
2. Authorizes the Finance Director to amend the budget to reflect all appropriate capital, revenue and transfer accounts.
3. Authorizes the City Manager, Dennis Speer, to execute the Change Order Numbers Two, Three and Four.

APPROVED AND ADOPTED this 3rd day of December 2014 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Peggy Breeden, Mayor

ATTEST:

Rachel J. Ford, CMC
City Clerk



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No. 2

DATE: 7/21/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)
Willdan Project #: 102225
Contractor: Griffith Company

Purchase Order No.: 007344

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

Table with 3 columns: Description, Cost, (calendar days). Rows include Original contract amount, Previous Change Order No(s) amount(s) to, Current Change Order No. (2) amounts to, Total increase to contract to date, Revised contract amount, and Percentage of total increase to contract amount to date.

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Table with 9 columns: Item, Description, Contract Qty, Change Order Qty, Adjusted Contract Quantity, Unit, Unit Cost, Change order Cost, Time Ext. Calendar Days. Row 2: Construct two curb openings in the stamped concrete median on Downs Street, north of Ridgecrest Blvd, per the enclosed plan sheet with Cost Proposal Request #3, dated 6/9/14. This sum shall constitute full payment for all labor, materials, equipment, overhead, and applicable markups, required to complete the extra work.

TOTAL THIS CHANGE ORDER: \$ 2,888.00 0

Requested: [Signature] Date: 8/5/14
Construction Manager/Resident Engineer
Approved: [Signature] Date: 8/5/14
City Engineer
Approved: [Signature] Date: 8-5-14
Public Works Director

We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefore the prices shown above.

Accepted: GRIFFITH COMPANY Contractor Date: 7/30/14

By: LUCAS J. WALKER REGIONAL MANAGER Title:

GRIFFITH COMPANY

1128 Carrier Parkway Avenue
Bakersfield, CA 93308

Phone: 661: 392 - 6640
Fax: 661: 393 - 9525

Building in Quality since 1902

To: City Of Ridgecrest Address: Ridgecrest, CA	Contact: Phone: Fax:
Project Name: City Of Ridgecrest, China Lake Reconstruct CDD Traffic Control Project Location: West Ridgecrest Blvd. No. Mahan To China Lake Blvd., Ridgecrest, CA Addendum #: 182	Bid Number: Bid Date: 2/27/2014

Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
1	F/P/S Curb Opening	2.00	EACH	\$1,444.00	\$2,888.00

Total Bid Price: \$2,888.00

Notes:

- This price is based upon installing 2 curb openings in the concrete median on Downs Street as per plan sheet CD-4 ADD #1

<p>ACCEPTED: The above prices, specifications and conditions are satisfactory and are hereby accepted.</p> <p>Buyer: _____</p> <p>Signature: _____</p> <p>Date of Acceptance: _____</p>	<p>CONFIRMED: GRIFFITH COMPANY</p> <p>Authorized Signature: _____</p> <p>Estimator: Eric Eucce eeucce@griffithcompany.net</p>
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CITY OF RIDGECREST

CONTRACT CHANGE ORDER No.

3

DATE: 8/21/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)

Willdan Project #: 102225

Purchase Order No.: 007344

Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

Table with 3 columns: Description, Cost, (calendar days). Rows include Original contract amount, Previous Change Order No(s), Current Change Order No. (3) amounts to, Total increase to contract to date, Revised contract amount, and Percentage of total increase to contract amount to date.

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Table with 9 columns: Item, Description, Contract Qty, Change Order Qty, Adjusted Contract Quantity, Unit, Unit Cost, Change order Cost, Time Ext. Calendar Days. Row 3: Furnish and install (2) 24" box Grape Myrtle trees and (1) 24" box Catalpa tree at 1236 Ridgecrest Blvd...

TOTAL THIS CHANGE ORDER: \$ 2,000.00 0

Requested: [Signature] Construction Manager/Resident Engineer

Date: 8/27/14

Approved: [Signature] City Engineer

Date: 9/9/14

Approved: [Signature] Public Works Director

Date: 9/15/14

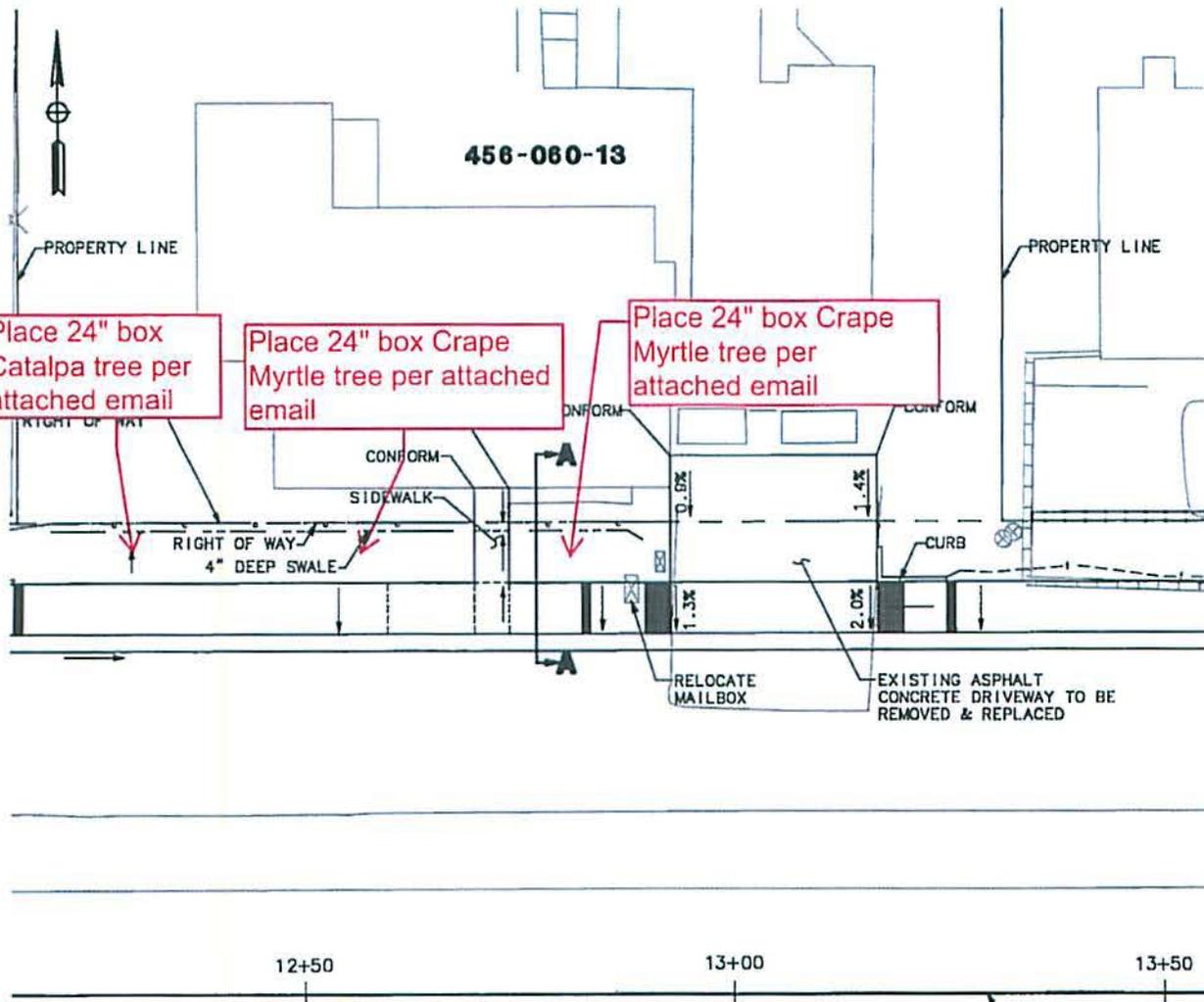
We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefor the prices shown above.

Accepted: GRIFFITH COMPANY Contractor

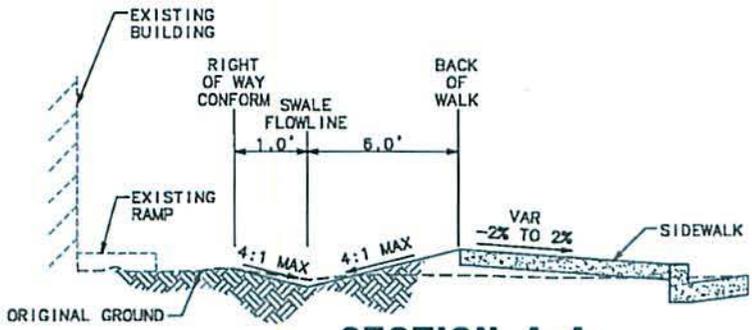
Date: 08.25.14

By: LUCAS J. WALKER REGIONAL MANAGER

Title:



RIDGECREST BOULEVARD
 APN: 456-060-13

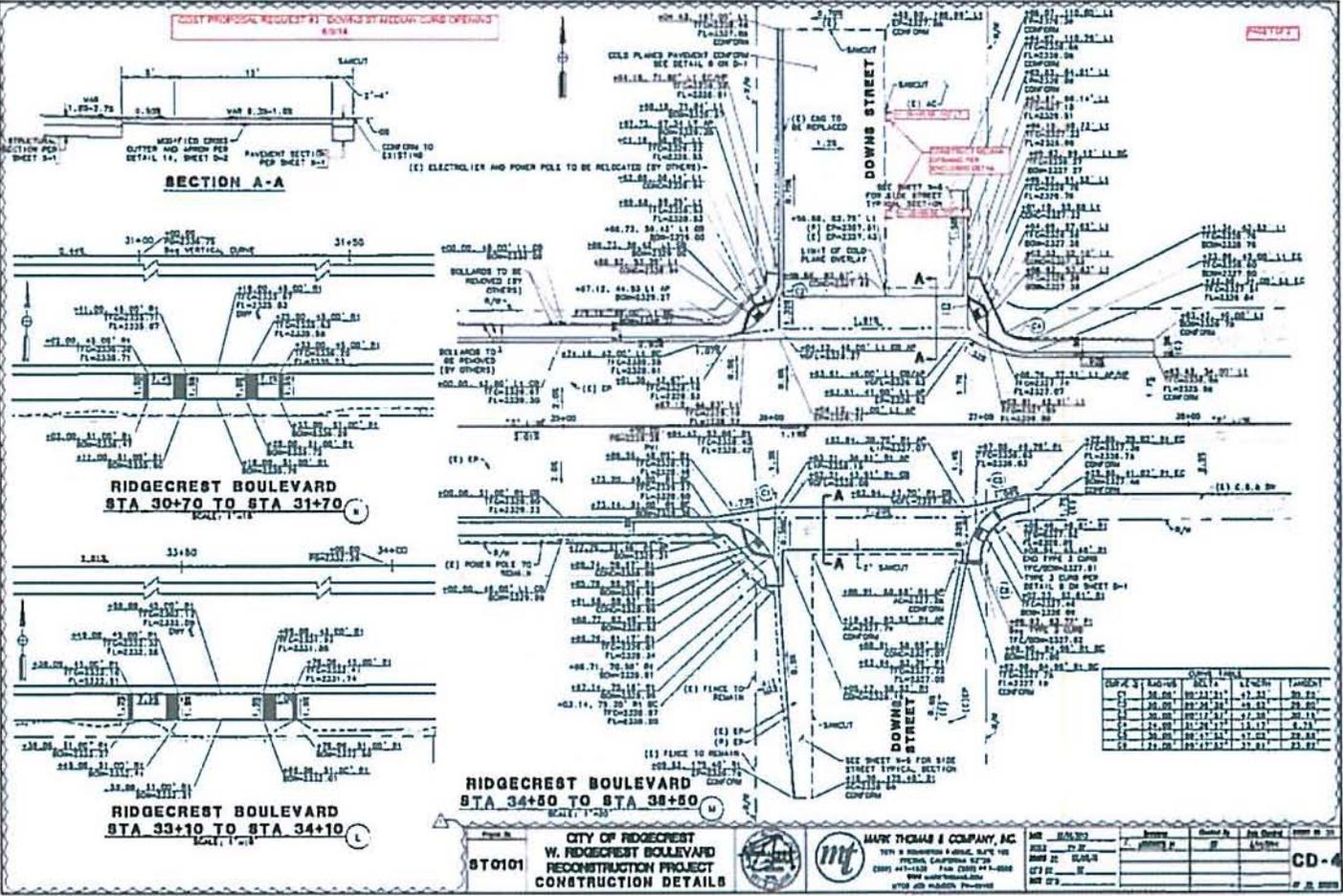


SECTION A-A

**CITY OF RIDGECREST
 W. RIDGECREST BOULEVARD
 RECONSTRUCTION PROJECT
 PERMISSION TO ENTER
 AND CONSTRUCT**

EXIST PROPOSAL REQUEST #1 - CHANGE OF RIDGECREST CURBS OPERATIONS
6/5/14

CD-4



SECTION A-A

**RIDGECREST BOULEVARD
STA 30+70 TO STA 31+70**
SCALE: 1"=10'

**RIDGECREST BOULEVARD
STA 33+10 TO STA 34+10**
SCALE: 1"=10'

**RIDGECREST BOULEVARD
STA 34+50 TO STA 35+50**
SCALE: 1"=20'

**CITY OF RIDGECREST
W. RIDGECREST BOULEVARD
RECONSTRUCTION PROJECT
CONSTRUCTION DETAILS**

MARK THOMAS & COMPANY, INC.
1011 N. HUNTINGTON AVENUE, SUITE 100
PERRIS, CALIFORNIA 92570
(951) 441-1130 FAX: (951) 441-1133
WWW.MARKTHOMAS.COM
MTC 073

Station	Right of Way	Center Line	Left of Way
30+00	30+00.00	30+00.00	30+00.00
30+10	30+10.00	30+10.00	30+10.00
30+20	30+20.00	30+20.00	30+20.00
30+30	30+30.00	30+30.00	30+30.00
30+40	30+40.00	30+40.00	30+40.00
30+50	30+50.00	30+50.00	30+50.00
30+60	30+60.00	30+60.00	30+60.00
30+70	30+70.00	30+70.00	30+70.00
30+80	30+80.00	30+80.00	30+80.00
30+90	30+90.00	30+90.00	30+90.00
31+00	31+00.00	31+00.00	31+00.00
31+10	31+10.00	31+10.00	31+10.00
31+20	31+20.00	31+20.00	31+20.00
31+30	31+30.00	31+30.00	31+30.00
31+40	31+40.00	31+40.00	31+40.00
31+50	31+50.00	31+50.00	31+50.00
31+60	31+60.00	31+60.00	31+60.00
31+70	31+70.00	31+70.00	31+70.00
31+80	31+80.00	31+80.00	31+80.00
31+90	31+90.00	31+90.00	31+90.00
32+00	32+00.00	32+00.00	32+00.00
32+10	32+10.00	32+10.00	32+10.00
32+20	32+20.00	32+20.00	32+20.00
32+30	32+30.00	32+30.00	32+30.00
32+40	32+40.00	32+40.00	32+40.00
32+50	32+50.00	32+50.00	32+50.00
32+60	32+60.00	32+60.00	32+60.00
32+70	32+70.00	32+70.00	32+70.00
32+80	32+80.00	32+80.00	32+80.00
32+90	32+90.00	32+90.00	32+90.00
33+00	33+00.00	33+00.00	33+00.00
33+10	33+10.00	33+10.00	33+10.00
33+20	33+20.00	33+20.00	33+20.00
33+30	33+30.00	33+30.00	33+30.00
33+40	33+40.00	33+40.00	33+40.00
33+50	33+50.00	33+50.00	33+50.00
33+60	33+60.00	33+60.00	33+60.00
33+70	33+70.00	33+70.00	33+70.00
33+80	33+80.00	33+80.00	33+80.00
33+90	33+90.00	33+90.00	33+90.00
34+00	34+00.00	34+00.00	34+00.00
34+10	34+10.00	34+10.00	34+10.00

CD-4



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No. 4 DATE: 9/4/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)
Willdan Project #: 102225 Purchase Order No.: 007344
Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

Table with 3 columns: Description, Cost, (calendar days). Rows include Original contract amount, Previous Change Order No(s) amount(s) to, Current Change Order No. (4) amounts to, Total increase to contract to date, Revised contract amount, and Percentage of total increase to contract amount to date.

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Table with 9 columns: Item, Description, Contract Qty, Change Order Qty, Adjusted Contract Quantity, Unit, Unit Cost, Change order Cost, Time Ext. Calendar Days. Row 4: Furnish and install 26 replacement sewer manhole frames and covers and 1 sewer cleanout frame and cover.

TOTAL THIS CHANGE ORDER: \$ 13,664.32 0

Requested: [Signature] Date: 9/15/14
Construction Manager/Resident Engineer
Approved: [Signature] Date: 9/16/14
City Engineer
Approved: [Signature] Date: 9-17-14
Public Works Director

We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment the before the prices shown above.

Accepted: [Signature] Griffith Company Contractor Date: 9/11/14
By: [Signature] LUCAS J. WALKER REGIONAL MANAGER Title:

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/
FINANCING AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT: Approve Contract Change Order Numbers Ten, Eleven, Twelve and Thirteen With The Contractor, Griffith Company, For The West Ridgecrest Boulevard Project And Authorize The City Manager, Dennis Speer, To Sign The Change Order Numbers Ten, Eleven, Twelve and Thirteen

PRESENTED BY:
Dennis Speer, Public Works Director

SUMMARY:
As the West Ridgecrest Boulevard Project is coming to and end, additions and deductions to the project have been changed the plans and specifications.

Change Order #10.1	Install Chain Link Fence around detention basin According to Caltrans Standards, labor, materials Equipment	\$10,497.50
Change Order #10.2	Furnish and install Chain Link Gate at detention basin according to Caltrans Standards, labor materials, equipment	\$1,369.50
Change Order #11	Delete Bid Item No. 59 (Decorative Bollard)	(\$30,880.00)
Change Order #12	Delete Bid Items No 11-18 & 20-22 Traffic Control items; temporary markings(paint) Remove Roadside signage	(\$97,637.50)
Change Order #13	Construct Type 4 curb instead of Type 5 curb Apply epoxy to the bottom of doweled curbs	\$14,739.00
TOTAL		(\$101,911.50)

This credit will be changed to the Purchase Order No. 7344.

The funding source for this project will come from 018-4760-430-4601 ST1201.

FISCAL IMPACT: None

Reviewed by Finance Director

ACTION REQUESTED:

Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving Contract Change Order Numbers Ten, Eleven, Twelve and Thirteen With The Contractor, Griffith Company, For The West Ridgecrest Boulevard Project And Authorizing The City Manager, Dennis Speer, To Sign The Change Order Numbers Ten, Eleven, Twelve and Thirteen

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Submitted by: Karen Harker
(Rev. 02/13/12)

Action Date: December 3, 2014

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RESOLUTION NO. 14-xx

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIDGECREST APPROVING CONTRACT CHANGE ORDER NUMBERS TEN, ELEVEN, TWELVE AND THIRTEEN WITH THE CONTRACTOR, GRIFFITH COMPANY, FOR THE WEST RIDGECREST BOULEVARD PROJECT AND AUTHORIZING THE CITY MANAGER, DENNIS SPEER, TO SIGN THE CHANGE ORDER NUMBERS TEN, ELEVEN, TWELVE AND THIRTEEN

WHEREAS, As the West Ridgecrest Boulevard Project is coming to an end, additions and deductions to the project have been changed the plans and specifications; and

WHEREAS, Change Order #10.1 allowed Installation of Chain Link Fence around detention basin according to Caltrans Standards to include labor, materials, equipment for \$10,497.50; and

WHEREAS, Change Order #10.2 allowed Furnishing and installing Chain Link Gate at detention basin according to Caltrans Standards, to include labor materials, equipment for \$1,369.50; and

WHEREAS, Change Order #11 allowed Deletion of Bid Item No. 59 (Decorative Bollard) for an negative amount of (\$30,880.00); and

WHEREAS, Change Order #12 Delete Bid Items No 11-18 & 20-22 Traffic Control items; temporary markings(paint) and remove roadside signage in the negative amount of (\$97,637.50); and

WHEREAS, Change Order #13 allowed Construction of Type 4 curb instead of Type 5 curb and apply epoxy to the bottom of doweled curbs in the amount of \$14,739.00; and

WHEREAS, the total dollar value for the change orders total a negative (\$101,911.50); and

WHEREAS, this credit will be changed to the Purchase Order No. 7344; and

WHEREAS, the funding source for this project will come from 018-4760-430-4601 ST1201.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Ridgecrest hereby:

1. Authorizes the Change Order Numbers Ten, Eleven, Twelve and Thirteen to Griffith Company to provide additions and deductions to the West Ridgecrest Boulevard Project at the cost of a negative (\$101,911.50).
2. Authorizes the Finance Director to amend the budget to reflect all appropriate capital, revenue and transfer accounts.
3. Authorizes the City Manager, Dennis Speer, to execute the Change Order Numbers Ten, Eleven, Twelve and Thirteen to Griffith Company

APPROVED AND ADOPTED this 3rd day of December 2014 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Peggy Breeden, Mayor

ATTEST

Rachel J. Ford, CMC
City Clerk



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No.

10

DATE: 10/22/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)

Willdan Project #: 102225

Purchase Order No.: 007344

Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

As directed by the City of Ridgecrest, Griffith Company is to provide all traffic control and quality control required for change order work.	Cost	(calendar days)
Original contract amount:	\$ 5,484,474.00	210
Previous Change Order No(s). amount(s) to:	\$ 299,029.57	0
Current Change Order No. (10) amounts to:	\$ 11,867.00	0
Total increase to contract to date:	\$ 310,896.57	0
Revised contract amount:	\$ 5,795,370.57	210
Percentage of total increase to contract amount to date:	5.67%	

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Item	Description	Contract Qty	Change Order Qty	Adjusted Contract Quantity	Unit	Unit Cost	Change order Cost	Time Ext. Calendar Days
10.1	Furnish and install chain link fence around the perimeter of the new detention basin on Ridgecrest Blvd. The installation shall be in accordance with the attached plan sheets and Caltrans Standards. This sum shall constitute full payment for all labor, materials, equipment, overhead, and applicable markups, required to complete the extra work.	0.00	425	425	LF	\$24.70	\$ 10,497.50	0
10.2	Furnish and install chain link gate in the proposed fencing at the perimeter of the new detention basin on Ridgecrest Blvd. The installation shall be in accordance with the attached plan sheets and Caltrans Standards. This sum shall constitute full payment for all labor, materials, equipment, overhead, and applicable markups, required to complete the extra work.	0.00	1	1	EA	\$1,369.50	\$ 1,369.50	0

TOTAL THIS CHANGE ORDER: \$ 11,867.00 0

Requested: *[Signature]*
Construction Manager/Resident Engineer

Date: 10/28/14

Approved: *[Signature]*
City Engineer

Date: 10/29/14

Approved: _____
Public Works Director

Date: _____

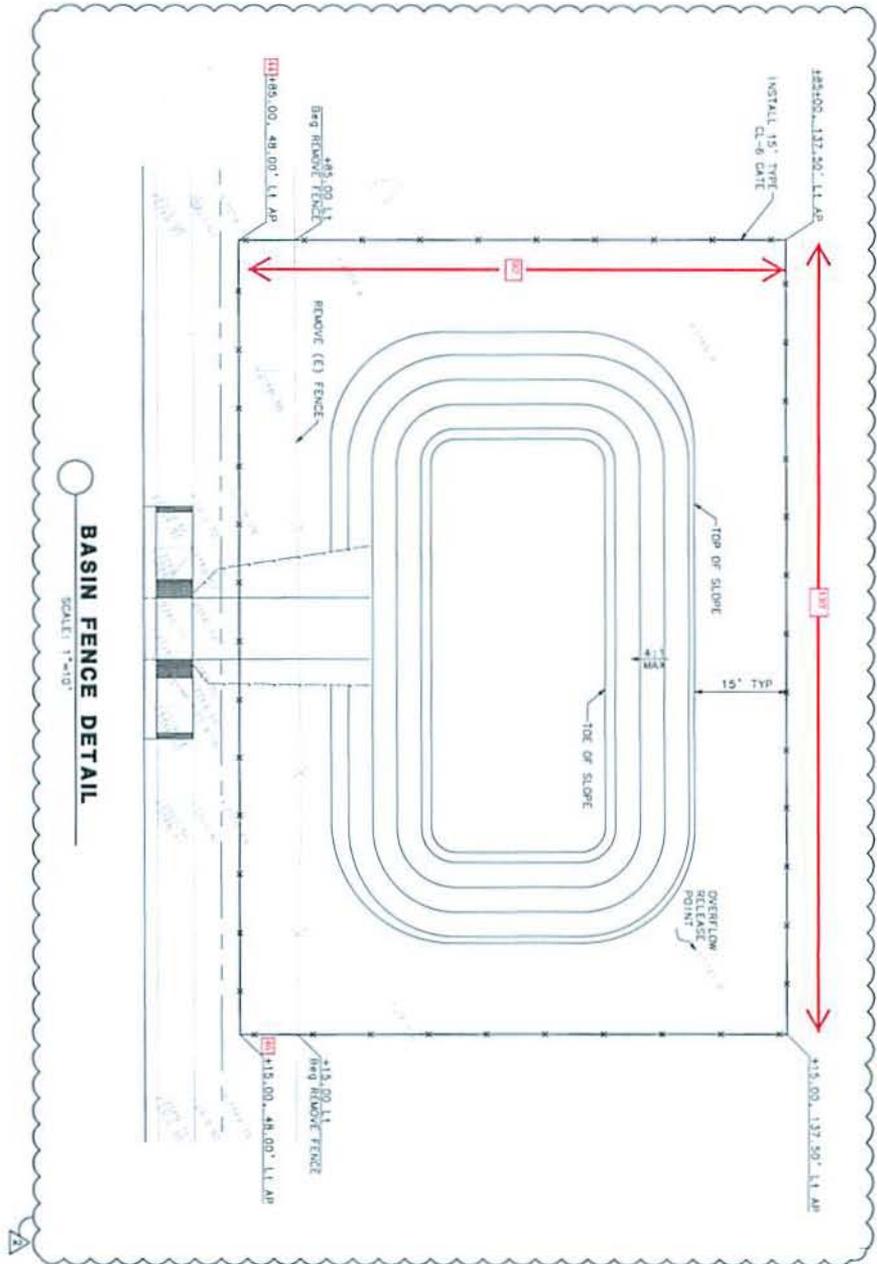
We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefore the prices shown above.

Accepted: **GRIFFITH COMPANY**
Contractor

Date: 10/27/14

By: *[Signature]*
LUCAS J. WALKER
REGIONAL MANAGER

Title: _____



BASIN FENCE DETAIL

SCALE: 1"=10'

Project No.
ST 0101

**CITY OF RIDGECREST
W. RIDGECREST BOULEVARD
RECONSTRUCTION PROJECT
CONSTRUCTION DETAILS**



MARK THOMAS & COMPANY, INC.
1717 N. RICHMOND AVENUE, SUITE 102
(250) 447-1828 FAX (252) 447-8598
4700 300 BUSINESS Pk.-09105

DATE	BY	REVISION	DATE
8/11/2014	ET	ISSUED FOR I	2/19/2014
8/27/14	ET	ISSUED FOR I	3/24/2014
8/27/14	ET	ISSUED FOR I	

BY: M. SMITH

Mike Bustos

From: Eucce, Eric <eeucce@GriffithCompany.net>
Sent: Wednesday, October 01, 2014 1:18 PM
To: Mike Bustos
Cc: 'Loren Culp'
Subject: FW: Ridgecrest Blvd. Chain Link Fence
Attachments: BASIN.pdf; ATT00001.txt

Follow Up Flag: Follow up
Flag Status: Flagged

Mike,

See the attached quote from Our Valley Fence for adding the Chain Link Fence around the basin. Let me know if you have any questions, or comments

~~Our Valley = \$14,715.00
@10% = \$1,471.50
Total = \$16,186.5~~

see markups on
next page

Thanks

Eric Eucce
Estimator / Project Manager
Central Region
Griffith Company
P (661) 392-6640 ext. 6651
F (661) 393-9525
C (661) 529-1494
eeucce@griffithcompany.net
www.griffithcompany.net



GRIFFITH
COMPANY

From: Clay Hoggard [mailto:clay@valleyfence.com]
Sent: Wednesday, October 01, 2014 12:28 PM
To: Eucce, Eric
Subject: RE: Ridgecrest Blvd. Chain Link Fence

Good day,

Please see the attachment.



MBustos
10/22/14

PH: 760 446 3100
Cell 760-677-9047

E Mail: Clay@valleyfence.com

FAX: 760 446 2988

TO:
ATTN:

JOB ESTIMATE

BID DATE 9/29/2014
JOB DESCRIPTION Basin Fence
Basin Fence

+ 10% sub markup
= \$24.70

ITEM # DESCRIPTION

QUANTITIES UNIT

ITEM

6' Chain Link Fence
12' DB Gate

425 ~~600~~

22.45 \$ ~~13,470.00~~
1245 \$ 1,245.00

+ 10% sub markup
= \$1,369.50

lic # 892954 3-31-15

OVER 150 YEARS OF COMBINED EXPERIENCE

BOND: 2.60%

EXCLUSIONS:

- Grounding, Grading, Staking, Clearing of the fence line
- Removal and disposing of concrete footers
- Umbrella and Rail Road insurance
- Engineering and Layouts
- Post pockets
- Asphalt repairs
- Lighting
- Traffic control
- Vegetation Control
- Minor Concrete (Structure)
- Mandatory classes (Drug testing, Permits)
- WPCP, SWWPP
- Locating/Relocating of utilities
- Unmarked Underground

Total CCO = \$11,867.00

DOLLARS (\$) \$ ~~14,715.00~~

NOTES:

We Require 18' +/- Space for our equipment

0

TOTAL

MOBILIZATIONS (TOTAL)

This bid is based on (EA)

ESTIMATED BY

Clay Hoggard

CONDITIONS OF BID PROPOSAL

Basin Fence

Basin Fence

Acceptance of this proposal by Contractor shall be acceptance of all terms and conditions recited herein which shall supersede any conflicting term in any other contract document. Any of the Contractor's terms and conditions in addition or different from this proposal are objected to and shall have no effect. Contractor's agreement herewith shall be evidenced by Contractor's signature hereon or by permitting Subcontractor to commence work for project.

1. Subcontractor shall be paid monthly progress payments on or before the 15th of each month for the value of work completed plus the amount of materials and equipment suitably stored on or off site. Final payment shall be due 30 days after the work described in the Proposal is substantially completed. No provision of this agreement shall serve to void the Subcontractor's entitlement to payment for properly performed work or suitably stored materials or to require the Subcontractor to continue performance if timely payments are not made to Subcontractor for suitably performed work or stored materials or to void Subcontractor's right to file a lien or claim on its behalf in the event that any payment to Subcontractor is not timely made. **NO RETENION WILL BE HELD ON PRECONSTRUCTION SURVEYING OR TURTLE TRAINING WHATSOEVER**

2. The Contractor will withhold no more retention from the Subcontractor other than is being withheld by the Owner from the Contractor with respect to the Subcontractor's work.

3. All sums not paid when due shall bear an interest rate of 1½% per month or the maximum legal rate permitted by law whichever is less; and all costs of collection, including a reasonable attorney's fee, shall be paid by Contractor.

4. No backcharges or claim of the Contractor for services shall be valid except by an agreement in writing by the Subcontractor before the work is executed, except in the case of the Subcontractor's failure to meet any requirement of the subcontract agreement. In such event, the Contractor shall notify the Subcontractor of such default, in writing, and allow the Subcontractor reasonable time to correct any deficiency before incurring any cost chargeable to the Subcontractor.

5. Contractor is to prepare all work areas so as to be acceptable for Subcontractor work under the Subcontract. Subcontractor will not be called upon to start work until sufficient areas are ready to insure continued work. The Contractor shall furnish all temporary site facilities including suitable storage space, hoisting, temporary electrical and water at no cost to Subcontractor.

6. Subcontractor shall be given a reasonable time in which to make delivery of materials and/or labor to commence and complete the performance of the contract. Subcontractor shall not be responsible for delays or defaults where occasioned by any causes of any kind and extend beyond its control, including but not limited to: delays caused by the owner, general contractor, architect and/or engineers, delays in transportation, shortage of raw materials, civil disorders, labor difficulties, vendor allocations, fires, floods, accidents and acts of God. Subcontractor shall be entitled to equitable adjustment in the subcontract amount for additional costs due to unanticipated project delays or accelerations caused by others whose acts are not the Subcontractor's responsibility and to time extensions for unavoidable delays. The Contractor shall make no demand for liquidated damages for delays in excess of the amount specified in the subcontract agreement and no liquidated damages may be assessed against Subcontractor for more than the amount paid by the Contractor for unexcused delays to the extent actually caused by Subcontractor.

7. The Subcontractor's equipment and work are guaranteed for a period of one year from the date of substantial completion or use by the Contractor or the Contractor's customer, whichever is earlier. THIS WARRANTY IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING ANY WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. The exclusive remedy shall be that Subcontractor will replace or repair any part of its work which is found to be defective. Subcontractor shall not be responsible for damage or defect caused by abuse, modifications not executed by the Subcontractor, improper or insufficient maintenance, improper operation or normal wear, tear and usage.

8. Work called for herein is to be performed during Subcontractor's regular working hours. All work performed outside of such hours shall be charged for at rates or amounts agreed upon by the parties at the time overtime is authorized.

9. Contractor shall, if the Owner does not, purchase and maintain all risk insurance upon full value of the entire work and/or materials delivered to the jobsite, which shall include the interest of Subcontractor.

10. The Subcontractor shall indemnify and hold harmless the Contractor, Owner, Architect or others from damages only to the extent such damages were caused by any negligent act or omission of the Subcontractor or anyone for whose acts the Subcontractor is liable.

Date

9/29/2014



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No.

11

DATE: 10/27/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)

Willdan Project # : 102225

Purchase Order No.: 007344

Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

As directed by the City of Ridgecrest, Griffith Company is to provide all traffic control and quality control required for change order work.	Cost	(calendar days)
Original contract amount:	\$ 5,484,474.00	210
Previous Change Order No(s). amount(s) to:	\$ 310,896.57	0
Current Change Order No. (11) amounts to:	\$ (30,880.00)	0
Total increase to contract to date:	\$ 280,016.57	0
Revised contract amount:	\$ 5,764,490.57	210
Percentage of total increase to contract amount to date:	5.11%	

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Item	Description	Contract Qty	Change Order Qty	Adjusted Contract Quantity	Unit	Unit Cost	Change order Cost	Time Ext. Calendar Days
11	Delete Bid Item No. 59 (Decorative Bollard)	8.00	-8	0	EA	\$3,860.00	\$ (30,880.00)	0

TOTAL THIS CHANGE ORDER: \$ (30,880.00) 0

Requested: _____
Construction Manager/Resident Engineer

Date: _____

Approved: _____
City Engineer

Date: _____

Approved: _____
Public Works Director

Date: _____

We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefore the prices shown above.

Accepted: _____
Contractor

Date: _____

By: _____

Title: _____



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No.

12

DATE: 11/11/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)

Willdan Project # : 102225

Purchase Order No.: 007344

Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

As directed by the City of Ridgecrest, Griffith Company is to provide all traffic control and quality control required for change order work.	Cost	(calendar days)
Original contract amount:	\$ 5,484,474.00	210
Previous Change Order No(s). amount(s) to:	\$ 280,016.57	0
Current Change Order No. (12) amounts to:	\$ (97,637.50)	0
Total increase to contract to date:	\$ 182,379.07	0
Revised contract amount:	\$ 5,666,853.07	210
Percentage of total increase to contract amount to date:	3.33%	

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Item	Description	Contract Qty	Change Order Qty.	Adjusted Contract Quantity	Unit	Unit Cost	Change order Cost	Time Ext. Calendar Days
12.a	Delete Bid Item No. 11 (Traffic Control System)	1.00	-1	0	LS	\$44,304.00	\$ (44,304.00)	0
12.b	Delete Bid Item No. 12 (Temporary Barricades Type III)	40.00	-40	0	EA	\$75.00	\$ (3,000.00)	0
12.c	Delete Bid Item No. 14 (Temporary Pavement Marking - Paint)	1,100.00	-1,100	0	SF	\$1.75	\$ (1,925.00)	0
12.d	Delete Bid Item No. 15 (4" Temporary Stripe - Paint)	34,050.00	-34,050	0	LF	\$0.16	\$ (5,448.00)	0
12.e	Delete Bid Item No. 16 (6" Temporary Traffic Stripe - Paint)	50.00	-50	0	LF	\$0.18	\$ (9.00)	0
12.f	Delete Bid Item No. 17 (8" Temporary Traffic Stripe - Paint)	100.00	-100	0	LF	\$0.25	\$ (25.00)	0
12.g	Delete Bid Item No. 18 (Channelizer - Surface Mounted)	1,080.00	-1,080	0	EA	\$26.00	\$ (28,080.00)	0
12.h	Delete Bid Item No. 20 (Remove Yellow Traffic Stripe and Pavement Parking)	9,750.00	-9,750	0	LF	\$1.10	\$ (10,725.00)	0
12.i	Delete Bid Item No. 21 (Remove Traffic Stripe and Pavement Parking)	5,410.00	-5,410	0	LF	\$0.75	\$ (4,057.50)	0
12.j	Delete Bid Item No. 22 (Remove Roadside Sign)	16.00	-16	0	EA	\$4.00	\$ (64.00)	0
TOTAL THIS CHANGE ORDER:							\$ (97,637.50)	0

Requested: _____
Construction Manager/Resident Engineer

Date: _____

Approved: _____
City Engineer

Date: _____

Approved: _____
Public Works Director

Date: _____

We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefore the prices shown above.

Accepted: _____
Contractor

Date: _____

By: _____

Title: _____



CITY OF RIDGECREST

CONTRACT CHANGE ORDER No.

13

DATE:

11/11/14

Project Name: West Ridgecrest Blvd Reconstruction Project, RPSTPL-5385(048)

Willdan Project # : 102225

Purchase Order No.: 007344

Contractor: Griffith Company

You are hereby directed to make the described changes from the plans and specifications or do the following described work not included in the plans and specifications on this contract.

As directed by the City of Ridgecrest, Griffith Company is to provide all traffic control and quality control required for change order work.	Cost	(calendar days)
Original contract amount:	\$ 5,484,474.00	210
Previous Change Order No(s). amount(s) to:	\$ 182,379.07	0
Current Change Order No. (13) amounts to:	\$ 14,739.00	5
Total increase to contract to date:	\$ 197,118.07	5
Revised contract amount:	\$ 5,681,592.07	215
Percentage of total increase to contract amount to date:	3.59%	

DESCRIPTION OF WORK TO BE DONE, ESTIMATE OF QUANTITIES, AND PRICES TO BE PAID:

Item	Description	Contract Qty	Change Order Qty	Adjusted Contract Quantity	Unit	Unit Cost	Change order Cost	Time Ext. Calendar Days
13	Construct Type 4 curb in lieu of specified Type 5 curb at all bulbout locations. Apply epoxy to the bottom of doweled curbs. This sum shall constitute full payment for all labor, materials, equipment, overhead, and applicable markups, required to complete the extra work.	0	1	1	LS	\$14,739.00	\$ 14,739.00	5

TOTAL THIS CHANGE ORDER: \$ 14,739.00 5

Requested: _____
Construction Manager/Resident Engineer

Date: _____

Approved: _____
City Engineer

Date: _____

Approved: _____
Public Works Director

Date: _____

We the undersigned Contractor, have given careful consideration to the change proposed and hereby agree, if this proposal is approved, that we will provide all equipment, furnish all materials, except as may be otherwise noted above, and perform all services necessary for the work above specified, and will accept as full payment therefore the prices shown above.

Accepted: _____
Contractor

Date: _____

By: _____

Title: _____

DAILY EXTRA WORK REPORT

CONTRACT NO. 13004

Job No. 30566

Date Performed: 10/6 thru 10/22

CCO No.:

Date of Report: 10/10/2014

Report No.:

Work Performed By: Griffith Construction Company

Description of Work: F/P/S Tack On Bulb Outs

Authorized Amount:
 Previous Expended:
 This Report: \$14,739.05
 Amount To Date: \$14,739.05
 Amount Remaining: (\$14,739.05)

EQUIPMENT								LABOR							
Equip. No.	Description	Class	Make	Code	Hours		Hourly Rate	Extended Amounts	P.R. No.	Name	Craft	Hours		Hourly Rate	Extended Amounts
					Type	No.						Type	No.		
								\$0.00		Cement Mason Foreman	Operator	S.T.	44	\$61.65	\$2,712.60
								\$0.00				O.T.			\$0.00
								\$0.00				D.T.			\$0.00
								\$0.00		Cement Mason	Operator	S.T.	88	\$53.65	\$4,721.20
								\$0.00				O.T.			\$0.00
								\$0.00				D.T.			\$0.00
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								\$0.00				D.T.			\$0.00
Total Cost of Equipment								=	\$0.00			S.T.			\$0.00
								\$0.00				O.T.			\$0.00
								\$0.00				D.T.			\$0.00
Total Cost of Equipment and Work								=	\$3,130.00			S.T.			\$0.00
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**RIDGECREST CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/
FINANCING AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Request of the Ridgecrest City Council for authorization to accept a off-highway vehicle grant through the Off-Highway Motor Vehicle Recreation Division within the California Department of Parks and Recreation

PRESENTED BY:

Ron Strand, Chief of Police

SUMMARY:

The Ridgecrest Police Department has been awarded grant funding from the California State Parks States Parks, Off-Highway Motor Vehicle Recreation Grant Program for the 2014-2015 project year. This OHV (Off-Highway Vehicle) grant program will provide funding to upgrade and maintain our current OHV equipment that is used for enforcement.

- Canvas top and lighting for the Polaris
- Upgraded shocks and new tires for the quads
- Spare tire and wheel and jack for the OHV trailer
- Install air conditioner on OHV trailer

The grant award will provide funding in the amount of \$12,470 with an in-kind match of \$6,537. The police department has a plan to meet this in-kind funding requirement through the use of police volunteers and reserve officers through OHV deployments and events.

FISCAL IMPACT: Reimbursement grant funding in the amount of \$12,470 with an in-kind match of \$6537.

Reviewed by Administrative Services Director

ACTION REQUESTED:

Approval of Resolution

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested:

Submitted by: RON STRAND

Action Date: December 3, 2014

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RESOLUTION NO. 14-xx

A RESOLUTION OF THE RIDGECREST CITY COUNCIL AUTHORIZING THE ACCEPTANCE OF A OFF-HIGHWAY VEHICLE GRANT

WHEREAS, the people of the State of California have enacted the Off-Highway Motor Vehicle Recreation Act of 2003, which provides funds to the State of California and its political subdivisions for planning, acquiring, developing, operating, conserving and maintaining off-highway vehicle recreation; and,

WHEREAS, the Off-Highway Motor Vehicle Recreation Division within the California Department of Parks and Recreation has been delegated the responsibility to administer the program; and,

WHEREAS, procedures established by the California Department of Parks and Recreation to certify by resolution the approval of applications before submission to the State; and,

WHEREAS, the Ridgecrest Police Department wishes to accept a grant for the funds to upgrade and maintain our current OHV equipment; and,

WHEREAS, the Ridgecrest Police Department is receiving grant funding in the amount of \$12,470 with an in-kind match of \$6,537; and,

WHEREAS, this grant period begins October 1, 2014 and ends September 30, 2015, and;

WHEREAS, this project appears on, or is in conformity with, this jurisdiction's adopted general or master plan and is compatible with the land use plans of those jurisdictions immediately surrounding this project.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Ridgecrest hereby:

1. Certifies that this agency understands its legal obligations to the State upon approval of the grant; and,
2. Certifies that the project will be well-maintained during its usual life; and,
3. Certifies that this agency will implement the project with diligence once funds are available and a Project Agreement has been consummated between the State and Ridgecrest Police Department.

BE IT FURTHER RESOLVED that the City Council of the City of Ridgecrest authorizes the City Manager, or his designee, to approved this grant with the Off-Highway Motor Vehicle Recreation Division within the California Department of Parks and Recreation, and to sign and execute any and all documents relating to the grant award, including amendments, and is authorized to make any necessary adjustments to the FY15 budget.

APPROVED AND ADOPTED THIS 3rd day of December, 2014, by the following vote.

AYES:

NOES:

ABSTAIN:

ABSENT:

Peggy Breeden, Mayor

ATTEST:

Rachel J. Ford, CMC, City Clerk

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/HOUSING
AUTHORITY/FINANCING AUTHORITY AGENDA ITEM**

SUBJECT:

Minutes of the Regular City Council/Successor Redevelopment Agency/Housing Authority/Financing Authority Meeting of November 19, 2014

PRESENTED BY:

Rachel J. Ford, City Clerk

SUMMARY:

Draft Minutes of the Regular City Council/Successor Redevelopment Agency/Housing Authority/Financing Authority Meeting of November 19, 2014

FISCAL IMPACT:

None

Reviewed by Finance Director:

ACTION REQUESTED:

Approve minutes

CITY MANAGER 'S RECOMMENDATION:

Action as requested: Approve Draft Minutes

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**MINUTES OF THE REGULAR MEETING OF THE
RIDGECREST CITY SUCCESSOR AGENCY,
FINANCING AUTHORITY, AND HOUSING AUTHORITY**

**City Council Chambers
100 West California Avenue
Ridgecrest, California 93555**

**November 19, 2014
5:30 p.m.**

This meeting was recorded and will be on file in the Office of the City Clerk for a certain period of time from date of approval by City Council/Redevelopment Agency. Meetings are recorded solely for the purpose of preparation of minutes.

CALL TO ORDER

ROLL CALL

Council Present: Mayor Dan Clark; Vice Mayor Marshall 'Chip' Holloway, Council Members Jim Sander; Lori Acton, and Steven Morgan

Council Absent: None

Staff Present: City Manager Dennis Speer; City Clerk Rachel J. Ford; City Attorney Michael Silander; and other staff

APPROVAL OF AGENDA

Pulled item 4

Dennis Speer

- *Item 4 has additional discussion needed*

Motion To Approve Agenda As Amended Made By Acton, Second By Council Member Morgan. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; And 0 Absent

PUBLIC COMMENT – CLOSED SESSION

- None presented

CLOSED SESSION

GC54956.9 (d) (4) Conference With Legal Counsel – Existing Litigation - Squillacote v. Frid, CASE NO. S-1500-CV-276362 SPC

GC54956.9 (d) (1) Conference With Legal Counsel – Liability Claim Of Michael Mower – Claim No 14-12

REGULAR SESSION – 6:00 p.m.

- Pledge Of Allegiance
- Invocation

CITY ATTORNEY REPORT

- Closed Session
 - Conference with Legal Counsel – Squillacote v. Frid, report received, no reportable action
 - Conference with Legal Counsel – Michael Mower Claim No. 14-12, report received, recommended denial and instructed staff to research responsible party.
- Other
 - None

PUBLIC COMMENT opened at 6:08 p.m.

Bob Barns

- Read email from Brenda Burnett.
- Presented comments regarding the Sand Canyon offer of purchase from Mojave Desert Land Trust
- Added personal comments expressing appreciation for City's due diligence and requested City staff have a meeting with Mojave Desert Land Trust.
- Asked the decision be made with the best information possible and thanked staff for looking into the issue.
 - Dan Clark – Answer forthcoming in City Manager comments and are available on website.

Solomon Rajaratnam

- Commented on previous meeting finance report. Expressed appreciation for the diligent work by Mrs. McQuiston which shows Ridgecrest as being financially stable.
- Commented on newspaper article making it sound like Ridgecrest is still in financial distress with possible bankruptcy pending.
- Stated the report is depressing for outside investors and development and expressed concern for the City's financial stability.
- Asked if the City would be responding to this report listed in the Daily Independent.

Dave Matthews

- Commented on Mojave Desert Land Trust offer to purchase Sand Canyon.
- Is opposed to the City selling the land. Property may be landlocked right now but may not be in 50 years. Money isn't everything.
- Spoke on a walk taken down Ridgecrest Blvd., utilized the pedestrian crossing and looked at the bulb-outs. Original impression was the bulb out would be a 3-4 ft. circle with a tree and are actually larger.
- Noticed trees being planted in the sidewalk on both sides of the street
- Asked why the median in front of the drive thru dairy was so long and observed a driver leaving the dairy and making a U-turn around the island to go up Ridgecrest Blvd.
- Witnessed a bicycle pass by a bulb-out and questioned if a car can avoid the bicycles by 3-feet which is now the law.
 - Steve Morgan – City Manager has statements about the bulb-outs for the City Manager report

Joseph Pounds

- Spoke on Frisbee Golf participants and horseshoes.
- Referenced courses in other cities and suggested City could provide this since the equipment has already been paid for.
- Volunteered to work with staff to design course.

Public Comment Closed At 6:26 p.m.

PRESENTATIONS

1. Presentation Of A Proclamation Recognizing The Month Of December As Cystic Fibrosis Awareness Month Clark

Council presented a proclamation to Mr. & Mrs. Frisbee recognizing the month of December as Cystic Fibrosis Awareness Month

CONSENT CALENDAR

2. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving Contract Change Order Numbers One, Three, Four And Five With The Contractor Griffith Company For The Federal Safe Routes To School Project Cycle 3 And Authorize The City Manager, Dennis Speer To Sign The Change Order Number One, Three, Four And Five Speer

3. Adopt A Resolution Of The City Council Of The City Of Ridgcrest Approving Contract Change Order Numbers One And Two With The Contractor Griffith Company For The South China Lake Boulevard Project: Upjohn Avenue To Bowman Road And Authorize The City Manager, Dennis Speer To Sign The Change Order Numbers One And Two Speer
 4. Adopt A Resolution Of The Ridgcrest City Council Approving By Reference And Authorizing Execution Of Compensation Plan With The Mid-Management Group Of Employees McQuiston
- Item No. 4 pulled from consent calendar prior to approval of the agenda.*
5. Approve And Receive For File The Quarterly Investment Report For Period Ending June 2014 McQuiston
 6. Approve Minutes Of The Regular Ridgcrest City Council/Successor Redevelopment Agency/Financing Authority/Housing Authority Meeting Dated October 15, 2014 Ford
 7. Approve Minutes Of The Regular Ridgcrest City Council/Successor Redevelopment Agency/Financing Authority/Housing Authority Meeting Dated November 5, 2014 Ford

Items Pulled From Consent Calendar

- Item 5

Motion To Approve Items 2, 3, 6, and 7 Of The Consent Calendar Made By Council Member Morgan, Second By Council Member Sanders. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

Item No. 5 Discussion

Rachelle McQuiston

- Presented staff report
- Spoke on the Daily Independent report using FY 2011-12 fund balances which showed the City had a negative fund balance due to wastewater payback.
- Budget for 2013-14 was tight and additional adjustments had to be made however it was not noted that these adjustments were covered by contingencies set aside in the previous budget
- Currently thru September we are looking to the good. Fiscal Year End is not closed until September because we are still receiving revenues and sales taxes during that time.
- Will provide presentation on December 17 with more in-depth projections

Dennis Speer

- Additional comment that the numbers used in the Daily Independent report also included the loss of Redevelopment Agency funds to the State

Dan Clark

- Requested clarification of adjustments.
 - Rachelle McQuiston – responded. Current projections are positive, with reasonable projections for the Petroglyph Festival.
- Clarified budget closing numbers with a \$100,000 negative but the projections for next year closing should close with excess revenue expected at \$300,000 positive.

Chip Holloway

- Asked if contingencies or reserve is being used.
 - Rachelle McQuiston – there are no contingencies for this year and we have the option of rolling the deficit or taking from the reserve.
- Asked if the credit rating has dropped. There is an effort in the State to attack employee pension funds.
- Commented on the health benefit offered in retirement.
- This report was designed for dramatic effect using old data.
- City of Ridgecrest will always be financially stressed because we do not generate enough revenue for a City this size.
- City has no long-term debt. Feel more comfortable in the financial situation today than in the past 16 years. The article was detrimental to the City using old data.
- City has supported League of California Cities who is part owner of CalTrust. Asked finance to look at doing a 50/50 split between CalTrust and LAIF. Referenced return on investment between the two funds.

Public Comment opened at 6:45 p.m.

- None Presented

Motion To Approve Item no. 5 Of The Consent Calendar Made By Council Member Morgan , Second By Council Member Sanders . Motion Carried By Roll Call Vote Of Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); Noes; Abstain; Absent.

PUBLIC HEARING

8. A Public Hearing And Adopt A Resolution Approving The Fiscal Year 2015-2016 Annual Application Regarding The Kern County Community Development Block Grant (CDBG) Program **Speer**

Dennis Speer

- Presented staff report

Steve Morgan

- As community have gone down the path of receiving a budgeted amount and not bid projects.
- The area on the map, caution. Because we lost funding in the west Ridgecrest Blvd. project which changed the total project, would hope that staff is going to continue to press the Kern COG staff for phase II funding in case we need money to finish things on west Ridgecrest Blvd.
- Making sure staff is aware and will continue to press Kern COG for phase II money and encourage not using CDBG money for the West Ridgecrest Blvd. area but use in other areas.

Dan Clark

- Spoke on previous CDBG funding applications for senior project.
- Distributed assessment for rehabilitation of senior center and requested redirecting the funding to pavement at the senior facility.
- After county fees come out of the money, may be close to finishing the senior center rehabilitation project.
- Asked Council to consider taking the full amount to use toward senior project.

Lori Acton

- Requested clarification of how CDBG money for low to moderate.
 - Dennis Speer – exception is for ADA compliance

Jim Sanders

- Clarified total amount expected and Mayor's proposal is to use all for senior project rather than ADA compliance.

Public Comment opened at 6:57 p.m.

Dave Matthews

- Commented on confusion of what you can or can't do with the money
- Hear Mr. Speer talk about ADA compliance at intersections which are unfunded federal mandates. If state is going to mandate something then they should come up with the money
- Supports the Mayor's approach but then going to have to come up with funds for ADA compliance.

Peggy Breeden

- If you do not do the project as described, is there a penalty for not accomplishing the ADA compliance
- Likes the idea of keeping the promise to the Seniors
- Are there other funds available to accomplish the ADA Compliance?
 - Dennis Speer – responded the ADA is an unfunded mandate and there is no set time frame. Currently have to have a transition plan and the money for CDBG from 2 years ago still has not been received. About to receive the funding. Supposed to have the plan in place and then begin implementing the handicap ramps and we have to report annually. They don't expect it all to be done but do expect real progress. City of Sacramento chose to ignore because it was unfunded then department of justice sued City of Sacramento and now 25% off the top goes to ADA compliance until such time as they are compliant. Appeals have lasted 5 years and DOJ has to approve Sacramento's streets budget. Do not think we want to go that route. We began this project 2 years ago and it is important that we do try to implement the transition plan and prove we are making improvements.
 - Dan Clark – 2 years ago we put half the money toward compliance and still have not received the money.
- Asked if the plan has to be written or is action also required
 - Dennis Speer – have to show progress to implement the plan

Public Comment closed at 7:05 p.m.

Steve Morgan

- City has spent a lot of money on handicap ramps and then state changed the standards so now have to go back and do them again.
- Only talking about 12 ramps with this money.
- Since this Council already obligated to helping the senior center facility do not see any reason against taking the money and using it there. Can still show progress in ADA compliance with previous improvements to handicap ramps

Lori Acton

- Asked if we attempt to budget in ADA when improving roads.
 - Dennis Speer – correct, is a requirement.
- Liability at the senior center is huge and Council made a commitment to this project so would like to see it finished.

Jim Sanders

- Asked about timeline to submit the application
 - Dennis Speer – due before the next Council meeting
- Not partial either way, would have like the opportunity to investigate more but not able to due to submission timeline.
- Asked why total project was not funded earlier
 - Dennis Speer – previous funding was split between the Senior Center and ADA compliance.
 - Dan Clark – confirmed the split of funds.

Chip Holloway

- Commented on leadership changes at District 9 and Kern COG.
- Comfortable with the proposed change.
- Concerned about possibility of more changes to the handicap ramps half way thru the project.
- Prefer to solve the problem at the Senior Center and will support.

Motion To Redirect CDBG Money To Senior Center Paving Project Made By Council Member Morgan, Second By Council Member Acton. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

DISCUSSION AND OTHER ACTION ITEMS

- 9. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving An Economic Incentive Agreement By And Between The City Of Ridgecrest And E H Group, Inc.** **Parsons**

Gary Parsons

- Presented staff report.

Steve Morgan

- Exactly what was hoping to see, is perfect

Lori Acton

- Thanked Mr. Parsons, concurs with Mr. Morgan that it is perfect.

Chip Holloway

- Is perfect

Dan Clark

- Concur with Council

Public Comment opened at 7:21 p.m.

Dave Matthews

- Asked if this project would reapply rail transportation
- Would like to correct newspaper article stating rail access to the gates at NAWS, access actually went into the base.
- There are rail lines down at Fremont valley which may be useful to tie into. Things currently unsettled for Trona power generation plant is coal and thanks to the government, coal is now being outlawed and may have an impact on Trona plant.

Peggy Breeden

- Asked for clarification of other projects. Likes this project at the current level and if we find out this isn't feasible then these other contracts may be funded.
 - Gary Parsons – if during the study we find an insurmountable roadblock then at that point the remaining \$420,000 for bio-mass would be returned to incentive program for other projects which may be presented. If there is a high probability the bio-mass project will move forward then will begin Phase II with the \$420,000. Currently only requesting \$80,000 expenditure.

Jim Sanders

- Clarified that additional phases would require new agreements.

Motion To Approve Resolution Made By Council Member Acton, Second By Council Member Holloway. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

10. Adopt A Resolution Of The City Of Ridgcrest Successor Redevelopment Agency Approving An Amendment To Kosmont Companies Service Agreement Approved Under Resolution No.13-66 For Consulting Services To Provide Professional Services For The Development And Implementation Of The Successor Agency's Property Management Plan

Parsons

Gary Parsons

- Presented staff report. Follow up from previous approval of expenditure thru the ROPS.

Jim Sanders

- Asked if there are additional things needed for the property management plan.
 - Gary Parsons – DOF keeps adding things to the property management plan that have generated a significant increase to costs. Individual auditors have different requirements.

Motion to approve resolution Made By Council Member Morgan, Second By Council Member Holloway. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

11. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving An Amendment To The Service Agreement Approved Under Resolution 14-82 By And Between The City Of Ridgecrest And World Economic Development Alliance Parsons

Gary Parsons

- Presented staff report. Highlighted WEDA results already received from previous funding approval. This contract provides an interactive website with logo to allow interested potential investors and developers to use.

Steve Morgan

- Hope one thing included is the fee schedule for the City. Will that link be included
 - Gary Parson – application and fees will be available.

Motion To Approve Resolution Made By Council Member Sanders, Second By Council Member Holloway. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

12. Adopt A Resolution Of The City Council Of The City Of Ridgecrest Approving The Lease Agreement Of A City Owned Building Located At 131 S. Warner Street For Use As An Economic Development Incubator By And Between The City Of Ridgecrest And The Firm Water Blasters And Authorize The City Manager To Sign The Lease Agreement Parsons

Keith Lemieux

- Legal counsel recommends tabling this item because information received from City planner is some of the proposed use may be inconsistent with current zoning. Have not had a chance to review the analysis and see if this may need to go before planning commission. Not wanting to stop this but recommending it be done in the right order.

Steve Morgan

- Requested Mr. Alexander to define the concerns.

Matthew Alexander

- Zoning is RSP which is Recreation, Schools, and Public Use.
- Gave example of uses for institutional or retail.
- Concern of use is whether that facility parking is adequate and things like this would be looked at by the planning commission.

Steve Morgan

- Commented on temporary use for a few months, not a permanent situation.

Matthew Alexander

- Compared a previous planning commission item with public weigh-in.

Chip Holloway

- Your recommendation is to go before planning commission at the December 16 meeting.
- Anything we do to delay this company is money lost.
- Hope everything can be done to expedite this process for a small mom and pop operation.

Keith Lemieux

- Recommend against approving the lease before it goes to planning commission.

Jim Sanders

- Still don't understand why something like this would go before the planning commission.

Gary Parsons

- One difficulty is how to present to planning commission. A CUP is normally presented by the property owner so does not make sense for City to put it forth.

Matthew Alexander

- Conditions are part of the review such as parking and loading.

Lori Acton

- Clarified location being discussed
- Not to exceed 18 months, not building anything.
- Other spaces have been changed without going to planning commission.
- Liability insurance required in the lease.

Public Comment Opened At 7:47 p.m.

Dave Matthews

- They are making toys and don't think there will be a big demand around Christmas. Zoned for recreation and toys are recreation.

Mike Mower

- Asked if the lease could be approved subject to planning commission.
- Don't think it should go before planning commission. If program is totally inside and won't have an impact then don't see any reason not to proceed.

Peggy Breeden

- Trying to be a business friendly community and these are onerous conditions being placed on a small business
- Already trucks on the street and recommend approving.

Steve Morgan

- Understand the opinions of staff, always should heed the warning because you can set a precedent.
- Do not believe it is appropriate to wait. Motion to approve.

Lori Acton

- Agrees with Mr. Morgan

Jim Sanders

- If this was not a short time deal then believe it could go to planning, but a short-term lease then agree with moving forward.

Chip Holloway

- Agree with Council.

Dan Clark

- Concur with Council, not setting precedent but is critical we support this small business.

Motion to approve resolution Made By Council Member Morgan, Second By Council Member Acton. Motion Carried By Roll Call Vote Of 5 Ayes (Mayor Clark, Council Members Holloway, Sanders, Acton, And Morgan); 0 Noes; 0 Abstain; 0 Absent.

COMMITTEE REPORTS

Activate Community Talents And Interventions For Optimal Neighborhoods Task Force (ACTION)

Members: Jim Sanders, Dan Clark
Meetings: 3rd Tuesday of the Month at 4:00 P.M., Kerr-McGee Center
Next Meeting: To Be Announced

Jim Sanders

- Met last night and discussed school reports and neighborhood watch.
- Police moving ahead with Substance abuse counselling program with schools planned around first of the year.
- Spoke on Prop 47 and the way it will hurt communities and law enforcement.
- Despise voter initiatives. Beautiful title in front of a horrible idea and then it passes.

Dan Clark

- Prop 47 another 10,000 criminals being let out of jail it is more important than ever to support our police. This community is safe but now major drugs are not even a misdemeanor. Encourage Council to be diligent in supporting our police department.
- Committee discussed body cameras which Chief is researching thoroughly and educating us. There are serious implications that need to be considered.

Veterans Advisory Committee

Members: Dan Clark
Meetings: 1st and 3rd Tuesday of the Month At 6:00 p.m., Kerr McGee Center
Next Meeting: To Be Announced

Dan Clark

- Motorcycle group did a diaper run and raised money for the women's shelter
- Second Tuesday of the month new meeting date.
- Final numbers for stand down were reviewed.
- Putting together board for the 5013C

Ridgecrest Area Convention And Visitors Bureau (RACVB)

Members: Chip Holloway
Meetings: 1st Wednesday Of The Month, 8:00 A.M.
Next Meeting: To Be Announced

Chip Holloway

- No report

OTHER COMMITTEES, BOARDS, OR COMMISSIONS

Chip Holloway

- League Leaders meeting attended.
- 8th straight year no league of California cities dues increase
- 2.4% of dues for legal defense fund
- Presentation on statewide local road problems projects \$108 billion for funding needed.
- Quoted rates for repairing roads based on PSI and statewide will be failed within 10 years.
- Commented on gas tax decreasing and revenues is stagnate or going down.
- Aging population and non-taxation of online purchases have attributed to situation.
- Pension costs mean a 20% increase for regular employees and 40% increase for public safety.
- Fewer people paying into the fund and aging population are reducing what is being paid into the system.
- Commented on corporate knowledge going away.
- Strategic goals read. Expand economic development and reduce regulation; implement additional pension and employment reforms; modernize infrastructure; update local tax structure.

Steve Morgan

- Gerald Hillier from Quad State would like to make his annual presentation. Requested staffs reach out to him.

Jim Sanders

- Water Ad Hoc committee met. Reviewed City ordinances and water district.
- Water districts enforcement issue discussed.
- Water district is better equipped to enforce the water issues.
- Discussed grey water reuse. In 2007 state enabled grey water reuse.
- City could enact an enabling ordinance to be able to use grey water for irrigation.
- Exemplified clothes water drainage to yard without having to get approval from City. Have to abide by law.
 - Dan Clark – asked about health and safety issues.
- Not if you follow certain requirements. Great alternative that doesn't cost the City money.
- Next meeting December 15.

Dan Clark

- Jim Sanders and Lori Acton will be attending the groundwater management meeting.

CITY MANAGER REPORT

Dennis Speer

- Corrected a response from public comment.
- We have now completed first year of PMS recommendations for roads resurfacing. Mr. Neel asked if we had the money. Karen Harker assured that TAB funding has been approved by this Council to take us thru both 2nd and 3rd year of PMS recommendation.
- For information, there were concerns of public not having an opportunity to view the west Ridgecrest Blvd. plans. Several Infrastructure meetings; then on December 17, 2009 special planning commission meeting; and June 1, 2010 public information meeting at the USO building with presentation and PowerPoint and plans on display; actual plans with 3 options were on the City website from June 15, 2010 to September 30, 2013. Additionally final plans were posted on website from November 26, 2013 to march 5, 2014. February 19, 2014 complete review of project was done at the Council meeting.
- Finding on why City cannot move forward with the Mojave desert trust offer to purchase Sand Canyon

Gary Parsons

- Would have to treat the Sand Canyon property as surplus property and this requires offering the property to all other taxing agencies such as school district and water district who have first priority. Staff has already received interest from one of these agencies. Another process would have to be used with a new appraisal.
- Secondly, do not believe the appraised value was high enough. The price is not the single determination.

Dan Clark

- Not going to sell that property and if we were would have to go thru the surplus property regulations and if we did we have another entity interested in the property.

Chip Holloway

- Value of that land is not dollars and cents but in mitigation purposes.
- Thing that concerns me the most is we still have the potential to be the silicon valley of alternative energy. Will not designate mitigation measure and we have several opportunities right now where that parcel of land could be used for mitigation? Encouraged future Council to hold onto the land. We do not have enough developable land in this community due to the mitigation requirements that overlap each other.

MAYOR AND COUNCIL COMMENTS

Lori Acton

- DRACP comment period extended to the 23rd.
- Read portion of the DRACP document.
- Commented on this document stating they will take the land regardless of what we want and use for mitigation.
- Encouraged public to get involved.
- Met with Cerro Coso College, they have tailored their classes to the needs of the community. Going to do more things to get involved with businesses needs to design classes.
- Respect Matthew and staff but did not see the need to take the item to planning commission
- Thanked Gary Parsons and staff for their work

Jim Sanders

- Commented on Ridgecrest Blvd. which was striped today and really looks nice
- Confirms that once the striping is down it is a straight shot thru, not a maze.
- Proud of the road and think it looks great.
- Congratulations to staff and Mr. Morgan for pushing the project forward.
- Petroglyph festival, thank you to the Mayor, RACVB and all the volunteers. Idea fits this community and I think this one is going to take. Community members got behind the idea with decorations.
- Attended R. Carlos Nakai concert and really enjoyed him talking about his culture and the history of his people.
- This was a uniting of cultures and reintroduction of a lost history in Ridgecrest

Chip Holloway

- At lunch today was talking about amazed how many people came out and supported the festival.
- Commented on how the community didn't want Petroglyph Park and now they are praising it. Same could be said about Ridgecrest Blvd.
- City Hall was one of the most hated things in Ridgecrest in 1992 but that was what made me want to stay here. This was an up and coming community.
- We cannot fail. The petroglyph festival was a success
- Will not succeed next year unless it has a new champion to give the same amount of effort. Need to put money toward it and keep the momentum going.
- Happy thanksgiving.

Steven Morgan

- To City staff, from the man whose been vilified as having no heart, Ronald Regan said I know in my heart that man is good and what is right will triumph. There is a purpose and worth to each and every life.
- Ridgecrest City staff exemplifies that and I thank you for your service to the City
- Thank Mr. Speer for his research on the information available on Ridgecrest Blvd. project.
- What should be a triumph for me has turned into a personal disaster and I don't understand it. I do want to let the public know that interestingly enough, the state sponsored lions club student speakers topic this year at the chairman of the state board pushed to get this topic. High school competition held by lions club and topic is water conservation.
- Will be going to schools to get students to participate. Think this is a good topic and hope for a lot of participation.
- To fellow Council. no limit to what a man can do if he doesn't mind who gets the credit. In this election, it did me in.
- As members go forward, be sure people know what you did because otherwise people will tear you apart.

Dan Clark

- Next meeting will provide petroglyph festival numbers
- Thanked fellow Council and volunteers and community who got behind this project
- Thanked Matthew alexander for his idea of branding the community.
- Next Council hoping for a moment to say goodbye to everyone
- Doug Lueck will be here to share how successful the festival was and ideas to expand
- Everyone have a blessed thanksgiving

ADJOURNMENT at 8:43 p.m.

Rachel J. Ford, CMC
City Clerk

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Second Reading And Adoption, Ordinance No. 14-02, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Appeals Of Planning Commission Decisions

PRESENTED BY:

Matthew Alexander – City Planner

SUMMARY:

Section 2-3.103 of City's Municipal Code establishes City's Planning Commission, and governs the Commission's functions and duties. This ordinance amends section 2-3 by adding a uniform appellate process for decisions by the Commission.

The ordinance was approved for introduction and first reading on November 5 and is brought back today for second reading and adoption and requires the following two motions:

1. *Motion To Waive Reading In Full Of And To Adopt By Title Only, Ordinance No. 14-02, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Appeals Of Planning Commission Decisions*

Requires a second

2. *Motion To Adopt, By Title Only, Ordinance No. 14-02, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Appeals Of Planning Commission Decisions*

Requires a second

FISCAL IMPACT:

No Fiscal Impact
Reviewed by Finance Director

ACTION REQUESTED:

Approve the aforementioned motions

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested: approve two motions as listed above.

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ORDINANCE NO. 14-02

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIDGECREST
AMENDING THE RIDGECREST MUNICIPAL CODE
AS IT RELATES TO APPEALS OF PLANNING COMMISSION DECISIONS**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIDGECREST
as follows:**

Section 1. Purpose.

Section 2-3.103 of City's Municipal Code establishes City's Planning Commission, and governs the Commission's functions and duties. This ordinance amends section 2-3 by adding a uniform appellate process for decisions by the Commission.

Section 2. Amendment.

Section 2-3.103 of the Ridgecrest Municipal Code is hereby amended as follows:

"(e) The City Planner shall assist the Commission with the performance of its duties.

(f) Except as otherwise required by State law, decisions by the Commission may be appealed to the City Council only by (1) citizens affected by such decision; (2) property owners or a group of property owners affected by such decision; (3) any governmental agency or other entity owning property which may be affected by such decision; or (4) the City Council. Each appeal shall be accompanied by an appropriate fee as set by the Council. Appeals must be filed within 10 calendar days following the Commission's decision. The Council shall complete the review the Commission's decision within 30 days after receipt of the written appeal. The record on appeal shall consist of the evidence presented to the Commission and additional evidence the Council deems relevant. The Council shall affirm, reverse, or modify the Commission's decision. Findings shall be prepared if the Council reverses or modifies the decision or affirms the decision on the grounds other than those stated by the Commission."

Section 3. Other.

Except as otherwise provided, Chapter II of the Ridgecrest Municipal Code is reaffirmed and readopted.

PASSED, APPROVED, AND ADOPTED at a regular meeting of said City Council held on December 3, 2014, by the following roll call vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Peggy Breeden, Mayor

ATTEST:

Rachel J. Ford, City Clerk

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Second Reading and Adoption, Ordinance No. 14-03, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Improvements Of Streets And Related Facilities Adjacent To New Or Improved Construction

PRESENTED BY:

Matthew Alexander – City Planner

SUMMARY:

Section 20-3.20 of City's Municipal Code governs improvement requirements of streets and facilities adjacent to new or improved construction. This ordinance amends section 20-3.20 by giving the City Engineer added discretion to temporarily waive such improvements and by conditioning future improvements on a wider variety of improvement guarantees.

The ordinance was approved for introduction and first reading at the November 5, 2014 City Council meeting and is brought forward today for second reading and adoption. This ordinance requires the following two motions:

1. *Motion To Waive Reading In Full And To Adopt By Title Only Ordinance No. 14-03, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Improvements Of Streets And Related Facilities Adjacent To New Or Improved Construction*

Requires a second

2. *Motion To Adopt By Title Only, Ordinance No. 14-03, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Improvements Of Streets And Related Facilities Adjacent To New Or Improved Construction*

Requires a second

FISCAL IMPACT:

No Fiscal Impact

Reviewed by Finance Director

ACTION REQUESTED:

Approve the aforementioned motions

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested: approve two motions as listed above.

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ORDINANCE NO. 14-03

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIDGECREST
AMENDING THE RIDGECREST MUNICIPAL CODE
AS IT RELATES TO IMPROVEMENTS OF STREETS AND RELATED FACILITIES
ADJACENT TO NEW OR IMPROVED CONSTRUCTION**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIDGECREST
as follows:**

Section 1. Purpose.

Section 20-3.20 of City's Municipal Code governs improvement requirements of streets and facilities adjacent to new or improved construction. This ordinance amends section 20-3.20 by giving the City Engineer added discretion to temporarily waive such improvements and by conditioning future improvements on a wider variety of improvement guarantees.

Section 2. Amendment.

Section 20-3.20 of the Ridgecrest Municipal Code is hereby amended as follows:

"20-3.20. - Dedication of Streets; Curb, Gutter and Sidewalks Requirements for Additions to or Remodeling of Existing Structures or New Construction.

Upon the issuance of any building permit or when the site of any remodeling, addition to or construction of a new building front on or is adjacent to a planned street or dedicated public street or highway, street sections, curbs, gutters and sidewalks shall be constructed to City standards. In addition, where offers of dedication for the planned public right-of-way have not taken place, such offers shall be made prior to issuance of the building permit. The City Engineer may temporarily waive the construction of any portion of the above-mentioned improvements on the condition that the future construction of waived improvements is guaranteed by a lien agreement, cash or bond, or any other improvement security deemed sufficient by the City Engineer."

Section 3. Other.

Except as otherwise provided, Chapter XX of the Ridgecrest Municipal Code is reaffirmed and readopted.

PASSED, APPROVED, AND ADOPTED at a regular meeting of said City Council held on December 3, 2014, by the following roll call vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Peggy Breeden, Mayor

ATTEST:

Rachel J. Ford, City Clerk

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/FINANCING
AUTHORITY/HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Second Reading And Adoption, Ordinance No. 14-04, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Streets

PRESENTED BY:

Matthew Alexander – City Planner

SUMMARY:

Chapter XIV of City's Municipal Code, entitled "Streets," governs City's street encroachment procedures and fees, street and pavement preservation and restoration, and improvement requirements. City balances the need for preserving and improving its streets, curbs, gutters, and sidewalks with the need of allowing construction and development of City's infrastructure fairly and efficiently.

This ordinance amends Chapter XIV by giving City increased discretion to waive, modify, or defer improvements ancillary to street excavation, and by allowing City a broader variety of construction guarantees where such improvements are deferred. The ordinance also revises and clarifies outdated fee schedules and job titles.

The ordinance was approved for introduction and first reading at the November 5, 2014 city council meeting and is brought forward today for second reading and adoption. This ordinance requires the following two motions:

- 1. Motion To Waive Reading In Full And To Adopt By Title Only, Ordinance No. 14-04, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Streets*

Requires a second

- 2. Motion To Adopt, By Title Only, Ordinance No. 14-04, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Streets*

Requires a second

FISCAL IMPACT:

No Fiscal Impact

Reviewed by Finance Director

ACTION REQUESTED:

Approve the aforementioned motions

CITY MANAGER / EXECUTIVE DIRECTOR RECOMMENDATION:

Action as requested: approve two motions as listed above.

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ORDINANCE NO. 14-04

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIDGECREST
AMENDING THE RIDGECREST MUNICIPAL CODE
AS IT RELATES TO STREETS**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIDGECREST
as follows:**

Section 1. Purpose.

Chapter XIV of City's Municipal Code, entitled "Streets," governs City's street encroachment procedures and fees, street and pavement preservation and restoration, and improvement requirements. City balances the need for preserving and improving its streets, curbs, gutters, and sidewalks with the need of allowing construction and development of City's infrastructure fairly and efficiently.

This ordinance amends Chapter XIV by giving City increased discretion to waive, modify, or defer improvements ancillary to street excavation, and by allowing City a broader variety of construction guarantees where such improvements are deferred. The ordinance also revises and clarifies outdated fee schedules and job titles.

Section 2. Amendment.

CHAPTER XIV of the Ridgecrest Municipal Code is hereby amended and reenacted to read, in its entirety, as follows:

"CHAPTER XIV – STREETS

14-1. - Street Address Numbering System.

14-1.1. - Adoption of Numbering System.

The following system of numbering street addresses in the City of Ridgecrest is hereby adopted:

Starting at the intersection of Ridgecrest Boulevard and China Lake Boulevard, all numbers shall proceed North, South, East and West.

All numbers on the North and East sides of any street shall be even, and all numbers on the South and West sides of any street shall be odd.

The standard for the system shall be a 660 foot square block or square grid system, with each new square being assigned a new series of numbers. From the starting point

set forth above, the numbers will start in the 100 series for the first square, 200 series for the next square, and continue on seriatim.

It shall be the duty of every person owning, occupying or controlling any building or structure fronting on a public street in the City to cause the same to be numbered correctly in accordance with this section and the rules and regulations adopted pursuant hereto.

All buildings or structures shall be numbered at the expense of the owner, occupant or person in control thereof.

All numbers affixed pursuant to this section shall be of a size not less than three inches in height, and shall be placed upon or immediately above the entrance to said building or structure.

All street address numbers shall be done under the supervision of the Planning Department.

If any building or structure is unnumbered or incorrectly numbered, or the number thereof has become defaced or illegible, it shall be the duty of the owner, occupant and person in control to cause the same to be numbered correctly within ten days after notification to do so by the appropriate city official. Such notice may be given by serving or leaving a copy thereof at the building with any person in charge or possession thereof, or by mailing same to the owner of the property as shown by the last property tax roll, or by posting such notice on the door at the entrance way to said building or structure. Any such notice shall specify the correct number of the building or structure.

No person shall deface, remove or destroy any notice so posted until the building or structure on which it has been posted is correctly numbered.

The street address numbering system set forth herein shall be carried out pursuant to the rules and regulations and maps heretofore approved by the Planning Commission.

14-1.2. - Penalty.

Any person violating any provision of this section shall be deemed guilty of a misdemeanor.

14-2. - Encroachments.

14-2.1. - Definitions.

As used in this section:

(a) *"Encroachment"* shall mean the placement, erection, or maintenance on, above, or under any street or public right of way of any sign, banner, wire, line, guy, pole, buildings, fence, porch, step, track, pipe, conduit, equipment or vehicles, or the excavation of or deposit upon any street or public right of way of earth, gravel, broken pavement, concrete, tree limbs, shrubbery, or any other materials of any kind obstructing or tending to interfere with the free use of the street, or the construction, repair, or removal of any improvement or obstruction into or above any portion of a street, whether temporary or permanent."

(b) *"Excavation"* shall mean the act of cutting, opening, tearing up, excavating, trenching, digging, repairing, installing, adding to, removing, or otherwise altering any portion of any public street for any purpose whatsoever.

(c) *"Street"* shall mean any highway, street, road, alley, lane, way, pedestrian way, or other public thoroughfare which has been dedicated to and accepted by the City of Ridgecrest, the County of Kern, or the State of California as public right-of-way, and shall include curbs, gutters, and sidewalks, paving and other improvements in the public right-of-way as well as that portion of a public right-of-way which is not paved or improved, and shall also include any buildings and grounds owned and maintained by the City.

(d) *"Permittee"* shall mean any person, firm, partnership, association, corporation, or organization who or which has been granted and has in full force and effect an Encroachment Permit issued hereunder.

(e) *"Standard Specifications"* shall mean the standard drawings, details, and specifications and amendments thereto, for engineering, design, and construction of certain public or private improvements, which Standard Specifications have been adopted by resolution of the City Council.

(f) *"Person"* shall mean any person, firm, partnership, association, corporation, company, or organization of any kind.

(g) *"Major Project"* shall mean any excavation greater than 50 feet in length or four feet in width or any excavation requiring a series of noncontiguous smaller cuts all related to the same project.

(h) *"Substructure"* shall mean any pipe, conduit, duct, tunnel, manholes, vault, buried cable, or wire, or any other similar structure located below the surface of any public street.

(i) *"Facility"* shall mean pipe, pipeline, tube, main, service trap, vent, vault, manhole, meter, gauge, regulator, valve, conduit, wire, tower, pole, pole line, anchor,

cable, junction box, transformer, or any other material, structure, or object of any kind or character, whether enumerated herein or not, which is or may be lawfully constructed, left, placed or maintained in, upon, along, across, under, or over any public street.

(j) *"Utility"* shall mean a public utility as defined in the State of California Public Utilities Code or any other private company and/or corporation or municipal department engaged in providing a particular service to the general public.

14-2.2. - Encroachments Require Permit.

It shall be unlawful for any person to excavate, place, erect, or maintain an encroachment into, on, above or below a street without first obtaining a written permit from the City Manager, or his/her designee, except as provided in this section and except that no permit shall be required of a public utility to install, maintain, or replace above-ground facilities which are outside the paved and/or traveled portion of a street. No public utility shall install facilities in a street, however, without first having coordinated plans for such installation with the City Manager, or his/her designee.

14-2.2a. - Street Excavation Moratorium Areas—No Permit Shall Be Issued.

Permission to excavate in newly constructed or renovated streets will not be granted for five years after completion of street construction or renovation as shown by the filing of a notice of completion or as determined by the City Engineer, or his/her designee. Utilities shall determine alternate methods of making necessary repairs to avoid excavating in newly constructed or renovated streets. Exceptions to the above are as follows:

- (A) Emergency which endangers life or property.
- (B) Interruption of essential utility service.
- (C) Work that is mandated by city, state, or federal legislation.
- (D) Service for buildings where no other reasonable means of providing service exists. This exception requires Planning Commission approval.
- (E) Other situations deemed by the City Council to be in the best interest of the general public.

All permits which are issued under subsections (a) through (e) above shall be in accordance with the standards, details and, specifications established by and on file in the office of the City Engineer.

14-2.3. - Notice of Removal.

Any person excavating, placing, erecting, or maintaining an encroachment which endangers the safety of the public or prevents improvement or widening of a street shall move said encroachment after written notice from the City Manager, or his/her designee, requiring such move. Notice of requirement for such move shall be delivered in person or by registered mail to the address of permittee as shown on the permit, if any, or to the address of the person believed to have excavated, placed, or erected the encroachment without a permit. The time required for the moving of said encroachment shall be specified in the notice. In the case of a public utility facility, said notice shall be in accordance with applicable law.

14-2.4. - Emergency Excavations.

In the event of any emergency in which an underground facility in, over, or under any street breaks, bursts, or otherwise is in such condition as to immediately endanger the property, life, health, or safety of any person, a licensed contractor or a utility may take proper emergency action to cure or remedy the dangerous condition without first applying for and obtaining an encroachment permit, provided such contractor or utility shall immediately give notice to the Police and Fire Departments. Such contractor or utility shall, however, apply for an encroachment permit not later than the end of the next succeeding day during which the Superintendent of Street's office is open for business and shall comply with all the other provisions of this section.

14-2.5. - Application for Permit.

No encroachment permit shall be issued unless a written application for the issuance of an encroachment permit is submitted to the City Manager, or his/her designee, on forms provided by him/her. The written application shall state the name, address, telephone number and State contractor license number of the applicant, the nature, location, and purpose of the encroachment, the approximate date of commencement and the approximate date of completion of the encroachment, and such other information as the City Manager, or his/her designee, may require.

(A) *Plans.* The application for a major project as defined herein shall be accompanied by plans showing the extent and location of the proposed encroachment, location of underground utilities in the project area, or such other information as the Superintendent of Streets may require.

Encroachments by a public utility for which an encroachment permit is not registered shall not be made until the plans therefor have been coordinated with the City Manager, or his/her designee.

(B) *Insurance.* The written application shall be accompanied by, or the applicant shall state on the application form that he already has on file with the City Manager, or his/her designee, a certificate of insurance evidencing that applicant has in force and shall maintain in force during the period of maintenance of the encroachment, a policy of public liability and property damage insurance against liability for personal injury, including accidental death, as well as liability for property damage, which may arise in any way out of the exercise of the rights granted by any encroachment permit which may be granted to applicant by the City. The amounts of such insurance shall be not less than as follows:

i. Public Liability Insurance in an amount not less than one hundred thousand (\$100,000) dollars for injury or death to any one person, and three hundred thousand (\$300,000) dollars for injury and death arising from any one accident or occurrence; and

ii. Property Damage Insurance in an amount not less than twenty-five thousand (\$25,000) dollars.

iii. The certificate of insurance shall state that the policy of insurance contains a contractual liability endorsement covering the liability assumed by the permittee by the terms of the permit and shall contain a statement that such policy will not be cancelled except after ten days written notice to the Superintendent of Streets of the City.

(C) *Cash Deposit or Bond.* If permittee fails, in the opinion of the City Manager, or his/her designee, to comply with the provisions hereof or the conditions of any permit, the City Manager, or his/her designee, may refuse to grant and may withhold issuance of any subsequent permits to permittee until the latter has paid all costs due City for correcting deficiencies under prior permits and has posted with the City a cash bond in the amount equal to the costs above plus the sum of five hundred (\$500.00) dollars, which bond or any part thereof shall be used to correct future deficiencies.

14-2.6. - Who May Apply.

Encroachment permits shall only be issued to persons who will use for construction or excavation work on City streets contractors who are licensed by the State of California and who hold City of Ridgecrest business licenses, or to public utilities, or to governmental agencies operating public utilities, or to owner-builders of single-family residences.

The City Manager, or his/her designee, shall not issue a permit to construct curbs, gutters, sidewalks, or driveway approaches in an area included within an assessment district when the City Council has instituted for such area improvement district

proceedings under the general laws of the State relating to such work. "Instituted" as herein used shall mean after the adoption of the resolution of intention to perform the work.

14-2.7. - Fees.

Before issuing an encroachment permit, the City Manager, or his/her designee, shall require payment of fees pursuant to a Construction Master Fee Schedule established, and amended from time to time, by the City Council by way of resolution.

14-2.8. - Permit Contents.

Upon receipt by him of the above-required certificate of insurance, cash deposit or bond, fees, and when necessary, plans, the City Manager, or his/her designee, may issue an encroachment permit on a form which shall contain the following statements:

- (A) Permit is issued subject first to applicable law and second to the terms and conditions indicated.
- (B) The issuance of a permit does not guarantee to permittee the exclusive use of any surface area occupied by permittee's encroachment.
- (C) The permittee assumes responsibility for any and all claims and liabilities for damages caused by collapse of or collision with the encroachment or caused by permittee's failure to perform his obligations under the permit, and that permittee shall, and by acceptance of the permit agrees to, defend, indemnify, and hold the City and any of its officers or employees, and each of them, harmless from such claims or liabilities:
- (D) Permittee shall provide and maintain during the performance of the work permitted such fences, barricades, warning and directional signals, flares, lights, watchmen, or flagmen as are or may be required to protect and insure the public safety in compliance with all local, state, and federal safety codes, ordinances, etc., or as may be additionally required by the City Manager, or his/her designee, at any time during maintenance of the encroachment.
- (E) All work shall be performed in a neat and workmanlike manner and so programmed as to cause minimum interference with traffic and minimum inconvenience to the public. When required by the City Manager, or his/her designee, permittee shall erect and maintain suitable timber barriers to confine earth from trenches and other excavations and to confine the amount of encroachment upon the paved traveled way of a street. Permittee shall construct and maintain adequate and safe crossings over excavations to accommodate vehicular and pedestrian traffic when required to keep traffic moving.

(F) The City Manager, or his/her designee, shall have the power to remove the encroachment and to charge the cost of removal to the permittee if after notice as provided in this section, permittee fails to remove the permitted encroachment within the time period specified in the permit.

(G) Permittee shall call upon the City Manager, or his/her designee, for inspections of placement or erection and removal of the permitted encroachment.

(H) All underground facilities shall be of the quality and installed in a manner and with a depth of coverage which may be prescribed or required by law or by Standard Specifications of the City.

(I) Permittee shall call upon the City Manager, or his/her designee, for inspections of backfill and of repaving and the City Manager, or his/her designee, may require complete re-excavation and re-backfill for failure to so call.

(J) The City Manager, or his/her designee, may require a backfill compaction test at the cost of the permittee.

(K) Permittee has read and is familiar with the requirements of this section.

(L) A copy of the approved permit must be posted by permittee in a conspicuous place at the site of the work or carried on the job by a representative of permittee who shall make the necessary arrangements for City inspection and the signature of the City inspector upon completion of the work.

(M) When work on an encroachment ceases for any reason for a period of 24 hours or more, permittee shall notify the Police and Fire Departments a minimum of four hours before leaving the job and no later than two hours after recommencing such work.

(N) Permittee shall not interfere with existing public utility facilities or clearance space requirements.

The permit shall specify the time limits for maintenance of the encroachment and a date for completion of the work. The City Manager, or his/her designee, may, for good cause, grant a written extension of time in which permittee may complete the work.

The permit shall state that permittee shall prosecute with diligence and expedition all work covered by the permit and shall promptly complete such work as soon as practicable and not later than the completion date specified on the permit or extensions of time granted hereunder.

14-2.9. - Completion of Work by City; Use of Deposit.

If permittee fails to maintain proper lights or barriers around the site covered by the permit or otherwise fails to comply with the conditions of a permit and, in the judgment of the City Manager, or his/her designee, the safety of the passing general public or neighboring residents is thereby endangered; or if after 48 hours written notice from the City Manager, or his/her designee, permittee fails to:

- (A) Maintain in an excavation temporary fill level with the adjoining pavement surface so as to prevent inconvenience or danger to crossing vehicles or pedestrians; or
- (B) Complete an excavation and restore pavement surface by the completion date and fails to ask for an extension of time; or
- (C) Restore pavement surface or other improvements in accordance with Standard Specifications; or
- (D) Remove backfill and pavement surface and re-compact backfill to the percentage of compaction required by Standard Specifications; or
- (E) Clean up excavated materials or comply with any other conditions of the encroachment permit.

The City Manager, or his/her designee, is authorized to erect such lights and barricades, fill the excavation, restore pavement surface, restore other improvements, remove and re-compact backfill, or perform such other work or erect such other safety devices as in his judgment is necessary to protect the public health, safety, or welfare. The City Manager, or his/her designee, shall keep an accurate record of all costs incurred under this section. Such costs plus overhead and administrative costs shall be deducted by the City Manager, or his/her designee, from the amount of any cash deposit or bond which may have been posted by permittee pursuant to this section. Permittee shall be entitled to a refund of any remaining portion of his cash deposit or bond posted pursuant hereto when all work has been completed and all City costs have been subtracted from said cash deposit or bond. If City costs incurred against permittee under this section are not covered by or exceed the cash deposit or bond, the City Manager, or his/her designee, shall advise the City Clerk of the amount not covered and the City Clerk shall charge such amount to permittee. The City Clerk shall consult with the City Attorney concerning court action for the collection of any such charges including legal fees incurred and unpaid by permittee 30 days after proper billing.

14-2.10. - Defraud Unlawful.

It shall be unlawful for any person to exhibit a permit at or about any site not covered by such permit or to misrepresent the number of the permit or the date of completion thereon.

14-2.11. - Conditions of Permit.

All of the requirements of this section shall be assumed to be conditions of the permit as if they were fully stated thereon. The City Manager, or his/her designee, is authorized to specify on the permit such additional conditions as, in his judgment, are required to protect the public health, safety, and welfare.

In the event of conflict between the provisions of a permit granted pursuant to this section to a public utility and the provisions of a franchise granted by the City to said utility, the provisions of said franchise shall control.

In the event of conflict between the provisions of a permit granted pursuant to this section and the General Orders of the California Public Utilities Commission, the provisions of said General Orders shall control.

14-2.12. - Denial of Permit.

The City Manager, or his/her designee, shall have the right to refuse a permit to any person who is in violation of, or who has failed to comply with the provisions of this section in connection with the permit being applied for, or who has failed to complete the work or who has failed to pay to the City costs billed under a previously issued permit.

14-2.13. - Copies of Permit.

The City Manager, or his/her designee, shall deliver a copy of each permit to the Police and the Fire Departments as soon as possible before the permitted work is begun. When work ceases for any reason for a period of 24 hours or more, permittee shall notify the Police and Fire Departments prior to recommencing said work.

14-2.14. - Notice to Affected Utilities.

It shall be incumbent upon permittee to notify any utilities which might be affected by the permitted work.

14-2.15. - Inspections.

Permittee shall call upon the City Manager, or his/her designee, for inspection of backfill and of repaving or other work covered by the permit. The City Manager, or his/her designee, shall have authority to require removal of all fill and/or paving in order to conduct inspection and testing, if permittee fails to call for inspections at the times required by the City Manager, or his/her designee.

14-2.16. - Routing of Traffic.

Permittee shall take appropriate measures to insure that during the performance of the work, traffic conditions as nearly normal as practicable shall be maintained at all times so as to cause as little inconvenience as possible to the occupants of the abutting property and to the general public. Permittee shall consult with and follow the directions of the Chief of Police before detouring or routing, or controlling traffic.

14-2.17. - Clearance for Fire Equipment.

The work shall be performed and conducted so as not to interfere with access to fire stations and fire hydrants. Materials or obstructions shall not be placed within 20 feet of fire hydrants. Passageways leading to fire escapes or fire-fighting equipment shall be kept free of piles of material or other obstructions.

14-2.18. - Protection of Adjoining Property.

Permittee shall at all times and at his own expense preserve and protect from injury any adjoining property by providing proper foundations and taking such other methods as are suitable for said purpose.

14-2.19. - Care of Excavated Materials.

All material excavated from trenches and piled adjacent to the trench or in any street shall be piled and maintained in such manner as not to endanger those working in the trench, pedestrians, or users of the streets, and so that as little inconvenience as possible is caused to those using streets and adjoining property.

14-2.20. - Restoration of Improvements.

Curbs, gutters, sidewalks, street signs, sewers, drains, structures, conduits, cables, pavement, and all other improvements removed, damaged, or disturbed during the progress of the work shall be restored or replaced to as good or better condition than existed prior to work performed by permittee at the expense of permittee and in accordance with Standard Specifications.

14-2.21. - Preservation of Monuments.

Any monument of concrete, iron, or other lasting material set for the purpose of locating or preserving the lines and/or elevation of any public street or right-of-way, property, subdivision, or a precise survey point of reference point shall not be removed or disturbed without first obtaining express permission from the City Manager, or his/her designee, to do so. Issuance of the excavation permit shall not automatically constitute such permission. Replacement of the removed or disturbed monumentation

will be at the expense of the permittee and must be completed to the satisfaction of the City Engineer.

14-2.22. - Clean Up.

As the work progresses, if required, or immediately after completion of the work, permittee shall at his own expense clean up and remove from the street and adjoining property all rubbish, excess earth, rock, broken pavement, or other debris or unused materials resulting from such work.

14-2.23. - Passage of Surface Water.

Permittee shall make provision for the free passage and disposal of all surplus water, muck, silt, slickings, or other run-off pumped from excavations or resulting from sluicing or other operations and shall be responsible for any damage resulting from his failure to so provide. Permittee shall not obstruct the gutter of any street but shall use all proper measures to provide for free passage of surface water.

14-2.24. - Backfill and Compaction.

Backfill of an excavation shall be compacted to the percentage required by the Standard Specifications. Compacting shall be done by mechanical tampers or vibrators by rolling in layers, or by water settling, as required by the soil in question and sound engineering practices generally recognized in the construction industry and as decided by the City Manager, or his/her designee. The City Manager, or his/her designee, shall, during the inspection of backfill and compaction, conduct such laboratory tests of compaction as he deems necessary at the expense of permittee.

14-2.25. - Restoration of Surface.

The surface of the excavation shall be restored by permittee at his own expense as nearly to its original condition or better as the Standard Specifications and/or the conditions of the permit require.

14-2.26. - Power to Order Continuous Work.

If in his judgment, traffic conditions, the safety or convenience of the traveling public, or the public interest require that work be performed and completed on an emergency basis, the City Manager, or his/her designee, shall have the power to require as a condition of a permit that permittee work continuously, 24 hours per day if necessary, to complete such work as soon as possible.

14-2.27. - Dust and Noise.

Permittee shall, in view of local wind conditions, take continuous action using such measures as are necessary to prevent dust and sand from blowing onto neighboring properties or from endangering passing traffic. Permittee shall not, except in the case of an emergency, use any tool, equipment, or measures likely to produce noise of sufficient volume to disturb the sleep or repose or regular business of the occupants of adjoining properties between the hours of 8:00 p.m. and 6:00 a.m.

14-2.28. - Drawings of Facilities.

The Superintendent of Streets shall require permittees installing, constructing or maintaining underground facilities of a size defined herein as a major project to furnish the City free of charge maps, drawings, or such other information as may be necessary to identify the location, size and character of such facilities as they are installed under City streets.

14-2.29. - Removal of Lighting and Barricading.

It shall be unlawful for any person to remove or tear down a fence, railing, barricade, or other protective barrier or any lights provided at the site of an encroachment for the protection of the public.

14-2.30. - Protection of Improvements.

It shall be unlawful for any person to deface or destroy in any manner any public street, sidewalk, curb or gutter, driveway approach or any other public property of any kind. Where for any temporary purpose it shall be necessary to drive a vehicle over, upon, or across any curb or sidewalk at a place other than a driveway approach, the curb and sidewalk area must be substantially protected by two inch planks laid tightly together and across the area involved, or other method as may be specifically approved by the City Manager, or his/her designee, and removed before dusk of the same day.

14-2.31. - Standards.

All street improvements shall be constructed or repaired in accordance with Standard Specifications adopted by the City Council and on file with the City Clerk and the City Manager, or his/her designee.

14-2.32. - Required Locations for Curbs, Gutters, Sidewalks and Driveway Approaches.

Curbs, gutters, sidewalks, and driveway approaches shall be provided along all street frontages of property in accordance with Standard Specifications for all (1) new buildings or structures, (2) existing buildings or structures that are altered or expanded in excess of fifty percent of the value of such building or structure, or (3) for existing buildings or structures that undergo a change of use, as defined at the discretion of the City Manager or his/her designee. City Manager, or his/her designee, may in his/her sole discretion, and upon a finding of good cause, waive or modify the requirements in this section unless mandated by federal or California law.

14-2.33. - Approval by the City Engineer.

The City Engineer may deny final approval of any building or its occupancy until the work required by this section is completed or construction is guaranteed by a lien agreement, cash or bond, or any other improvement security deemed sufficient by the City Engineer.

14-2.35. - Maintenance of Curbs, Gutters, and Sidewalks and Driveway Approaches.

It shall be unlawful for any person owning any lot or premises in the City, fronting on any portion of a street where curbs, gutters, and sidewalks have been installed to allow any portion of such curbs, gutters, sidewalks, or driveway approaches in front of such lot or premises to be out of repair, or to become, be, or remain defective, or to become, be, or remain dangerous to the users thereof for any reason. Every such property owner must at all times keep his curbs, gutters, sidewalks, and driveway approaches in such condition that it will not endanger persons or property passing thereon, will not interfere with public convenience in the use thereof, or be or remain an obstruction or impediment to normal, customary, and usual pedestrian or vehicular traffic. The provisions of Sections 5600 and following of the State of California Streets and Highways Code, as they now exist or may hereafter be amended, are hereby adopted as the procedure governing the maintenance and repair of curbs, gutters, sidewalks, and driveway approaches in the City.

14-2.36. - Fee Exemptions.

The engineering and inspection fees required by this section shall not apply to projects for which application for grades and elevations was made prior to the effective date of

this section or to projects for which the City Council has ordered engineering for grades and elevations prior to the effective date of this section.

14-2.37. - Liability by City.

This section shall not be construed as imposing upon the City or any official or employee of the City any liability or responsibility for damage to any property or person injured or killed by the performance of any work for which a permit was issued hereunder or for any work done without benefit of permit by persons not employed by the City or on contract with the City for such work; nor shall the City or any official or employee thereof be deemed to have assumed any liability for such damage by reason of any act authorized hereunder. Permittee, by signing and accepting a permit, assumes full liability for damage resulting from such work and agrees to hold the City and its officers and employees safe and harmless from any claims for damages resulting therefrom.

14-2.38. - Penalties.

Any person violating any of the provisions of this section shall be deemed guilty of a misdemeanor and upon conviction thereof shall be punished by a fine and/or by imprisonment in the County Jail of the County of Kern, State of California, for not more than six months. Each and every day's continuance of such violation shall constitute a separate offense.

14-2.39 - Establishment of Trench Cut Cost Recovery Fee.

No person shall excavate in a public right-of-way without, in addition to all other requirements of this Code, having first paid to the City a "trench cut cost recovery fee." The amount of this trench cut cost recovery fee shall be set from time to time by resolution, and shall not exceed the reasonable cost necessary to mitigate the degradation to the public streets caused by such excavation.

14-2.40 - Exceptions.

- (A) Excavations in City streets scheduled for pavement structural improvements within two (2) years of the date of excavation shall be exempt from the trench cut cost recovery fee.
- (B) No trench cut cost recovery fee shall be charged for underground utility district projects initiated by the City, or utility line relocations necessitated by City street work projects or by street vacations or abandonments.
- (C) No trench cut cost recovery fee shall be charged for excavations performed by or for the City.

(D) No trench cut cost recovery fee shall be charged with respect to excavation in a sidewalk or a concrete street.

14-2.41 - Utility Master Plans.

Any utility owning, operating or installing in a public right-of-way facilities providing water, sewer, gas, electric, communication, video or other utility services, shall prepare and submit to the City a utility master plan, in a format specified by the City, that shows the location of the utility's existing facilities in public rights-of-way, and shows all of the utility's planned major utility work in public rights-of-way for the next year. Utilities shall submit an initial utility master plan no later than one hundred eighty (180) days after the effective date of the ordinance adopting this section. Thereafter, each utility shall submit annually, on the first regular business day of August, a revised and updated utility master plan. As used in this subsection, the term "planned major utility works" refer to any and all future excavations planned by the utility when the utility master plan or update is submitted that will affect any public right-of-way for more than fifteen (15) days; provided that the utility shall not be required to show future excavations planned to occur more than a year after the date that the utility master plan or update is submitted.

14-2.42 - Coordination with City.

(A) Prior to applying for an excavation permit in the public rights-of-way, the City shall review, on behalf of the applicant, the City's anticipated repaving plans and the utility master plans on file with the City. The applicant shall coordinate, to the extent practicable, with the utility and street work shown on such plans to minimize damage to, and avoid undue disruption and interference with, the public rights-of-way.

(B) To avoid future excavations and to reduce the number of street excavations, telecommunication companies shall be requested, when practical, to install spare conduits.

14-2.43 - Repair of Sunken Pavement Over Excavation.

(A) If the subsurface materials or pavement over or within the trench influence area becomes depressed or broken at any time, the person shall, within fourteen (14) days of mailing of written notice from the City, immediately inspect the depressed or broken area to ascertain the cause of the failure. The person shall make repairs to the installation or backfill and have the pavement restored in the manner and within the time period specified by the City, but not to exceed thirty (30) days. In the event the City determines the pavement condition creates a road hazard, the City may require the repair to be completed within forty-eight (48) hours. A trench cut cost recovery fee shall not be charged for work performed under this section.

(B) If the pavement is not restored as specified by the City, unless delayed by conditions beyond the person's control, the City may cause the work to be done after giving the person twenty-four (24) hours' final notice. The person shall thereafter, upon written demand by City, pay the City an amount calculated by multiplying the number of square feet of pavement restored by the square foot trench repair reimbursement fee set forth in the then most current public works service and capital improvement fees schedule. The person shall remain responsible for any future repairs of that portion of pavement over the excavation that was repaired by the City.

14-2.44 - Trench Cut Cost Recovery Fee Fund.

There is created and established the "trench cut cost recovery fee fund." All funds received pursuant to these trench cut cost recovery fee sections shall be placed in the trench cut cost recovery fee fund. Funds maintained in the trench cut cost recovery fee fund shall only be expended for the maintenance, rehabilitation, resurfacing, administration, and protection of the public rights-of-way that have been excavated after the effective date of the ordinance codified in this chapter, and for refunds of fees approved by the City."

Section 3. Other.

Except as otherwise provided, the Ridgecrest Municipal Code is reaffirmed and readopted.

PASSED, APPROVED, AND ADOPTED at a regular meeting of said City Council held on December 3, 2014, by the following roll call vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Peggy Breeden, Mayor

ATTEST:

Rachel J. Ford, City Clerk

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**CITY COUNCIL/SUCCESSOR REDEVELOPMENT AGENCY/
FINANCING AUTHORITY / HOUSING AUTHORITY AGENDA ITEM**

SUBJECT:

Ridgecrest Charter School Appeal of Planning Commission Decision regarding CUP 01-14 Modification

PRESENTED BY:

Matthew Alexander, AICP

SUMMARY:

The Ridgecrest Charter School submitted an application to modify the Conditional Use Permit approved by the Ridgecrest Planning Commission on August 14, 2001. This CUP Modification is for the addition of a 9,861 sf auditorium to their campus. Other proposed improvements include a staff parking lot with 24 stalls, a trash enclosure, irrigated planters, a bus loading zone, remodeling the existing cafeteria building to create 2 new classrooms and relocating the cafeteria to the auditorium.

Cooperation between the Charter School, the City and AMG Associates, (owners of the property located to the north of the School), led to a greatly improved site plan by adding a roadway easement which will significantly ease traffic congestion and add pick up and drop off parking.

On October 28, 2014 the Planning Commission approved CUP 01-14 Modification. The Charter School has appealed two conditions of approval:

- A. 1.f.i. *Base paving to include from north end of property to include the driveways and between them, stopping on the north side of the power pole until the continuation of the Downs St. Project, and*
- A. 1.h. *Construct temporary barriers or crash barrels around the existing power pole.*

The 2001 CUP required that Downs St. be widened, including curb, gutter, sidewalk and power pole relocation, (see page 38 of the attached Planning Commission staff report). The new CUP conditions no longer require the Charter School to relocate the power poles. The staff does not believe that widening Downs Street with appropriate power pole mitigations will create a hazardous situation. Further, widening Downs Street sooner than later will eliminate unauthorized parking and permit the placement of a desirable mid-block crosswalk.

According to Section 20-28.6.c of the Municipal Code, the following options are available to the City Council: *the City Council may, without public hearing, approve the action of the Planning Commission and deny the appeal. If the City Council decides to accept the appeal and review the action taken by the Planning Commission, the City Council shall affirm, reverse, or modify the decision of the Commission at a regular meeting.*

FISCAL IMPACT: None

Reviewed by Finance Director

ACTION REQUESTED:

By minute motion action sustain or modify the Planning Commission decision

CITY MANAGER'S RECOMMENDATION:

Action as requested

Submitted by: Matthew Alexander, AICP

Action Date: December 3, 2014

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RIDGECREST CHARTER SCHOOL
Home of the Eagles

RECEIVED

NOV / 6 2014

City Clerks Office

Request for appeal of CUP 01-14 Modification – Ridgecrest Charter School
6 November 2014

The Ridgecrest Charter School (RCS) desires to build a multipurpose building at the school site at 325 S. Downs St. Over the last several months, RCS representatives have worked with city staff members to clarify the requirements specified in the Conditional Use Permit drafted by city staff. During the discussions, it became apparent to RCS that one of the requirements may actually introduce a traffic hazard. This requirement was discussed at length during the Planning Commission meeting on 28 Oct, and after minor modification of this requirement, the CUP was approved by the Commission by a vote of 4-1. Unfortunately, the modification made to the requirement does nothing to alleviate RCS' concern. As the implementation of this requirement could result in liability to the city of Ridgecrest and implied liability to RCS should an accident occur, and as the neighboring property was not required to meet this requirement, RCS respectfully requests that the city council review this matter.

At issue is the requirement to construct base paving to match up RCS' new sidewalk, curb and gutter to the existing pavement on Downs St. between the school's north and south driveways (see figures 1 and 2). The concern that we have is that the power poles on the west side of Downs St. are currently fairly close to the street, with one pole immediately south of our southern driveway. If this base paving is added north of the power pole as specified, a southbound driver may believe this base paving to be a traffic lane and, if swerving onto it to pass slower traffic, may inadvertently run into the guard rail around the power pole at 40 mph, resulting in significant injury. As this is the only section of Downs St. that is still two lanes, a driver unfamiliar with the city may make this mistake, especially after dark.



Figure 1: Aerial View – Base Paving, Curb, Gutter, and Sidewalk at RCS



Figure 2: Street View – Base Paving, Curb, Gutter, and Sidewalk at RCS

In our opinion, it would make much more sense to wait until the power poles have been relocated before paving immediately in front of one. As this power pole relocation is currently planned as part of the Downs Street widening project, the plans for which have now been signed, paving this section of the street right now appears to be introducing a traffic hazard without a reason strong enough to justify the added liability to the city. In addition, as the property owner to the north of RCS was permitted to wait until the street widening project was underway before paving their section, we feel it would be safer, as well as equitable, to be consistent with the requirements on the west side of Downs St. **The relief that we request is that our requirement to construct base paving be deferred until the power pole relocation has taken place. We would also request that the requirement for us to construct a guard rail to protect the power pole from oncoming traffic be waived if the base pavement requirement is deferred.**

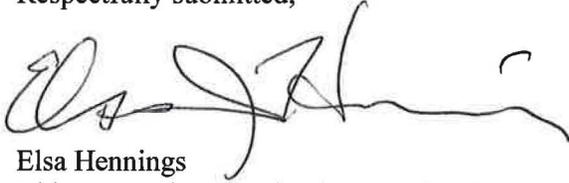
During the Planning Commission hearing, an additional topic was raised that is not a part of the conditional use permit, but as it has been discussed previously during the City Council meetings and is specified both in the traffic study conducted as part of this CUP and is currently shown on the signed Downs Street widening project plans, we feel that it should be reviewed at this time as well.

A crosswalk was originally installed across Downs St. at Church Avenue, but was removed as it did not meet code. A crosswalk may only be installed at a controlled intersection (stop sign or stop light), with the exception that a crosswalk may be placed directly across from a school, as long as there are sidewalks on both sides. The Downs Street widening plans show a crosswalk to be installed directly across from RCS to the Larkspur apartment complex, which would be mid-block across four lanes of traffic. Although RCS would have crossing guards at the crosswalk during the morning and afternoon when school begins and ends, the fact that a ball field is across the street from an apartment complex would result in children crossing at all times, not just school hours. A crosswalk at this location on a busy four lane street does not seem like a safe place for a crosswalk, even if it does meet code. According to the findings in the Traffic Impact Study performed by Crenshaw Traffic Engineering as part of this CUP process, as well as the Active Transportation Program for Safe Routes to School for the City of Ridgecrest, the mitigation measures specified to improve traffic flow require the city to install all-way stop signs at Church Avenue and South Downs Street, with school crosswalks painted at Church Avenue and South Downs Street. Thus, if the city adheres to the mitigation measures specified in the Traffic Study to the same degree as RCS is being held, there will be no need for the mid-block

crosswalk as the crosswalk will be located at the controlled intersection of South Downs Street and Church Avenue. **The relief that we request is that the city install all-way stop signs at Church Avenue and South Downs Street and paint school crosswalks across both streets at this intersection in accordance with the Traffic Impact Study and Active Transportation Program for Safe Routes to School - City of Ridgecrest.**

Thank you for your consideration in these matters.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Elsa Hennings', written over a horizontal line.

Elsa Hennings
Ridgecrest Charter School Governing Board President

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RIDGECREST CHARTER SCHOOL
Home of the Eagles

RECEIVED

NOV / 6 2014

City Clerks Office

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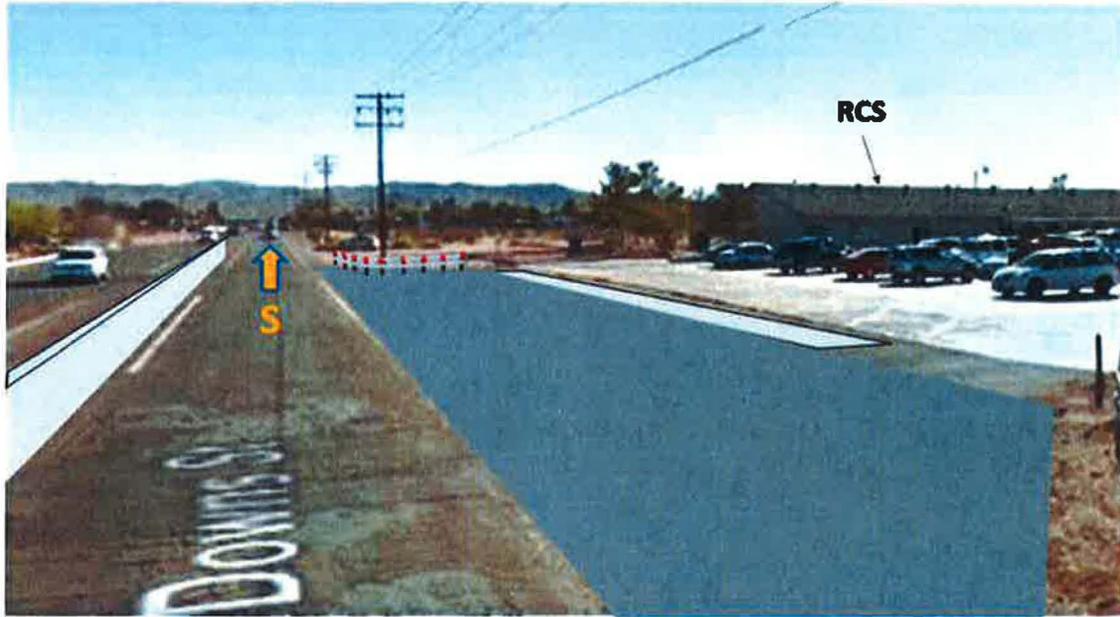


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Thank you for your consideration in these matters.

Respectfully submitted,

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Elsa Hennings
Ridgecrest Charter School Governing Board President

Addendum to Charter School Letter of Appeal of Planning Commission Decision Specific Conditions being appealed

11/18/2014 - Email message from Matthew Alexander to Elsa Hennings
Elsa:

... As an addendum to your appeal, I would be grateful if you would tell us specifically what Condition(s) of Approval the Charter School is appealing, (I am attaching the approved Planning Commission Resolution for reference)...

Regards,
Matthew Alexander,

11/18/2014 - Email message from Elsa Hennings to Matthew Alexander

Thanks for the update, Matthew. We are appealing condition A.1.f.i, as well as A.1.h. I probably should have put that into the appeal! As for the crosswalk issue, I'm thinking it will be wiser to wait and discuss that later during an infrastructure committee meeting since it is not a part of the CUP.

Elsa Hennings

Planning Commission Resolution 14-16 approving CUP 01-14 Modification – Conditions being Appealed

- A. The following public improvements shall be designed and constructed, in accordance with City of Ridgecrest, Engineering Design Standards and Details, (CoREDS&D), approved by the City Engineer, including the following:

1.f.i. Base paving to include from north end of property to include the driveways and between them, stopping on the north side of the power pole until the continuation of the Downs St. Project.

1.h. Construct temporary barriers or crash barrels around the existing power pole.

Planning Commission

Staff Report - Public Hearing: October 28, 2014

Conditional Use Permit CUP 14-01 Modification - Ridgecrest Charter School, 325 S. Downs Street. The Ridgecrest Charter School is requesting a CUP modification for the addition of a 9,861 sf auditorium to their campus. Other proposed improvements include a staff parking lot with 24 stalls and a loading zone, a trash enclosure, irrigated planters, a bus loading zone, remodeling the existing cafeteria building for 2 classrooms and relocating the cafeteria to the auditorium. Recent discussions between the City staff and Charter School representatives have generated a proposal for a roadway easement connecting to Church Avenue across AMG property with numerous pick up/drop off parking spaces. The project is located on a 5.4 acre site within a R-4 Multi-Family Zone District;, (APN 508-020-14).

Applicant: Nancy Shebesta, Architect
3700 Suhre Street
Lake Isabella, CA 93240
(760) 549-0075
for Ridgecrest Charter School

Owner: Ridgecrest Charter School
325 S. Downs Street
Ridgecrest, CA
Attention: Don Baker
(760) 375-1010

Recommendation

MOTION TO APPROVE RESOLUTION 14-16 APPROVING CONDITIONAL USE PERMIT CUP 01-14 MODIFICATION FOR THE RIDGECREST CHARTER SCHOOL AT 325 S. DOWNS STREET

CUP 01-14 MODIFICATION, PROJECT INFORMATION			
Existing Land Use		Zoning	
Onsite	Charter School Campus grades K-8	R-4	Multi Family Residential
North	Ridgecrest Sr. Apartments and Vacant	R-4	Multi Family Residential
South	Vacant and Single Family Homes	CG & R1	Commercial General & Single Family Residential
East	Vacant and Single Family Homes	R1	Single Family Residential
West	Larkspur Family Apartments	R2	Multi Family Residential
General Plan Designation		High Density Residential	
Access		Downs Street	
Site Area		5.4 Acres	
Environmental		Categorical Exempt – In fill	

PROJECT UPDATE SINCE LAST MEETING:

This public hearing was continued from September 23, 2014 with the intent of investigating an opportunity for the Charter School to obtain a roadway easement from the northwest corner of the Charter School property to Church Avenue running across vacant property owned by AMG Associates. At the September 23, 2014 Public Hearing it became clear that the current pick up

and drop off process before and after school is inadequate. The Charter School hired a traffic engineer who confirmed the poor circulation service level experienced by the school. A copy of this traffic report is attached to this staff report.

The Charter School has made progress; AMG Associates have expressed a willingness to dedicate this roadway easement provided that they may be relieved from a City imposed condition that they build market rate apartments on their vacant 5 acres of property. AMG would prefer to build a second unit of senior apartments similar to the senior apartments already built at the southwest corner of Church Avenue and Downs Street.

The draft Planning Commission Resolution to approve this CUP includes a new condition of approval related to this proposed roadway easement/pick up and drop off improvement. This new condition reads as follows:

Public Works-Engineering

B.13 A Certificate of Occupancy will not be issued until the Charter School obtains a 30 foot roadway easement and constructs a paved driveway, parallel parking stalls, curb, gutter and sidewalk in accordance with the pick-up and drop-off design identified upon the approved CUP 01-14 Modification Charter School Site Plan. The roadway easement shall run from the northwest corner of the Charter School property to Church Avenue running across vacant property currently owned by AMG Associates. The design of the sidewalk, curb, gutter, parking lane and driveway shall be reviewed and approved by the City of Ridgecrest Public Works Department. Further, the Charter School is responsible for establishing a reciprocal maintenance agreement for the roadway easement.

BACKGROUND:

On July 29, 2014 the Ridgecrest Charter School submitted an application for a Modification to the Conditional Use Permit approved for the Ridgecrest Charter School Campus which was approved by the Ridgecrest Planning Commission on August 14, 2001.

This CUP modification is for the addition of a 9,861 sf auditorium to their campus. Other proposed improvements include a staff parking lot with 24 stalls and a loading zone, a trash enclosure, irrigated planters, a bus loading zone, remodeling the existing cafeteria building for 2 classrooms and relocating the cafeteria to the auditorium. Recent discussions between the City staff and Charter School representatives have generated an interest proposing a roadway easement with numerous pick up/drop off parking spaces.

The August 14, 2001 Planning Commission staff report for CUP 01-14 read as follows –

The applicant, Ridgecrest Charter School, is requesting a conditional use permit and site plan review for a charter elementary and middle school located at 325 South Downs. An existing church facility is currently on the site. The proposal would be to temporarily place 12 mobile classrooms on the site to accommodate approximately 328 students. The projection is to keep these units for a maximum of two years. In two years a determination will be made, upon enrollment and success of the charter school, to disband or convert to permanent structures and expansion onto the adjoining parcel located to the north.

Looking back, it would be safe to say that the Charter School has been an unmitigated success. It is the staff understanding that the School's program, faculty and curriculum are so attractive to parents that there is a waiting list for enrollment. The original CUP was approved for 328 students. Today there are approximately 438 students at Ridgecrest Charter School. Expansion, or relocation to the property lying north of the school site never occurred. Instead 32 Ridgecrest Senior Apartments were built on Church Avenue on 5 acres immediately north of the School.

The Ridgecrest Charter School is built on a 5.4 acre parcel zoned R-4 medium density. The topography is relatively flat and level with a 0.8% slope to the east. The soil, at the surface, is loose to firm silty sand. Vegetation consists of irrigated planters with trees and shrubs.

The existing campus has approximately 29,300 sf of buildings. The uses of these buildings are an administration building (with offices, staff lounge, library, and 4 classrooms) a cafeteria building and nine classroom buildings. Existing open space improvements include playgrounds, basketball courts, handball courts, a grass field, irrigated planters, an auto loading zone and a paved parking lot with 52 parking stalls.

North of the campus is a 2 story building with Multi Family Dwelling Units, paved parking and irrigated landscaping. See photo attachment East of the campus (across So. Downs St.) is a 2 story building with Multi Family Dwelling Units, paved parking and irrigated landscaping. See photo attachment. There are no improvements south of the Campus, the parcel is undeveloped.

Utilities services for the auditorium is "tie into existing" services. Electricity and gas service is by SCE&G, sewer and water service is by the City of Ridgecrest.

The program for the Auditorium includes a commercial kitchen, janitor room, the coach's office, PE equipment storage, bathrooms and a 5,560 sf multi use room. Proposed construction is slab on grade and light frame structural insulated panel walls and roof.

The multipurpose room has 3 fundamental uses. In the order of frequency, the first use is dining, physical education and exercise. The second use is presentations and performances. The third use is competitive basketball and volleyball games.

The main space is equipped with a walk draw curtain that divides the main space one third - two thirds, telescoping bleachers, swing up basketball goals, a net set up for a variety of games, a 16 ft wide screen and projector and a 14' x 30' stage that swings up against the wall for storage.

CIRCULATION AND PARKING:

While the Ridgecrest Charter School merits high grades in all academic categories, there is one proverbial fly-in-the-ointment that has concerned the not only the School but the City's Police Department as well.

Each morning and afternoon the student drop off and pick up periods may be described as chaotic in need of serious improvement. The Charter School serves children from throughout the entire Indian Wells Valley meaning that most of the 438 students are driven to and from school by parents. There is mini bus service, but it only transports a tiny fraction of the student body.

Currently are only 4 legitimate drop off/pick up parking spaces to serve the entire campus. The parking/pedestrian/motor vehicle interface is woefully inadequate. More than 30 cars will queue up waiting to use one of 4 parking pick up/drop off stalls. This is further taxed because some parents will wait at one of the choice parking loading spots for a second or third child thereby holding up the long line of parents anxious to retrieve their child.

Since the loading zone wasn't designed to handle the rush hour crunch, many parents park where they can within the School's 52 lot parking lot. Many of these parking spaces are already taken by teachers, school staff and administrators. The proposal to add 24 staff parking spaces should help. However, adding 24 new parking spaces will not make up for the loss of parking spaces which will occur when Downs street is widened and the vacant lot to the south is developed into a commercial use. Currently, it has been observed that 20 – 30 vehicles intent on dropping off and picking up students are parking without permission on the vacant property to the south.

The other parking area is the Downs St. public right-of-way which will be turned into a second moving lane of traffic when Downs St. is widened. This area is currently called LeMans, because parents angle park here anxiously waiting to retrieve their child and race off onto the highway. So many illegal u-turns were being made over the double, double yellow lines that the City was forced to install K-barriers separating Downs St. northbound traffic from southbound traffic.

The City of Ridgecrest has completed the design work to widen Downs St. in front of the School. This plan will call for relocating overhead utilities underground, installing a sidewalk curb/gutter and expanding the street to 4 lanes with a raised median.

The plan proposed in August only made marginal modifications to the unacceptable circulation, pick up and drop off situation that currently exists. Bear in mind that the School's Master Plan anticipates increasing the enrollment from the current 438 to a maximum of 525 students. In the opinion of the staff a perfect storm of unsafe traffic circulation and parking condition will

exist when more students are added and when the off-site parking on surrounding properties, (identified above) is eliminated.

During the months of August and September the City Planner, City Engineer and Traffic Sargent has been meeting and communicating with the Charter School's Architect, staff and members of the School Board. It became clear to all parties that a greatly improved circulation system is needed to meet current and future demands. The Charter School agreed to hire a Traffic Engineer..

Discussion between School Board members, AMG Associates and the City has occurred since the first public hearing with a the emergence of a feasible roadway easement..

RECOMMENDATION

With the addition of the roadway easement to Church Avenue, the staff recommends approval with conditions as presented in the draft ordinance.

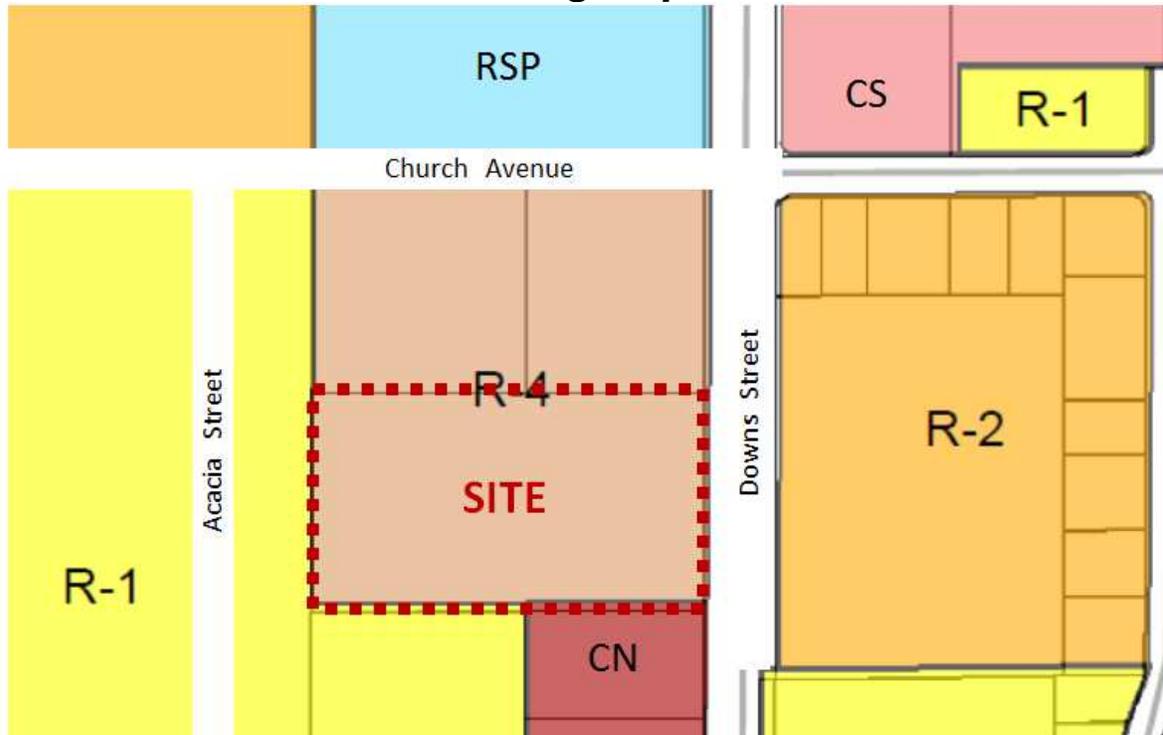
Vicinity Air Photo



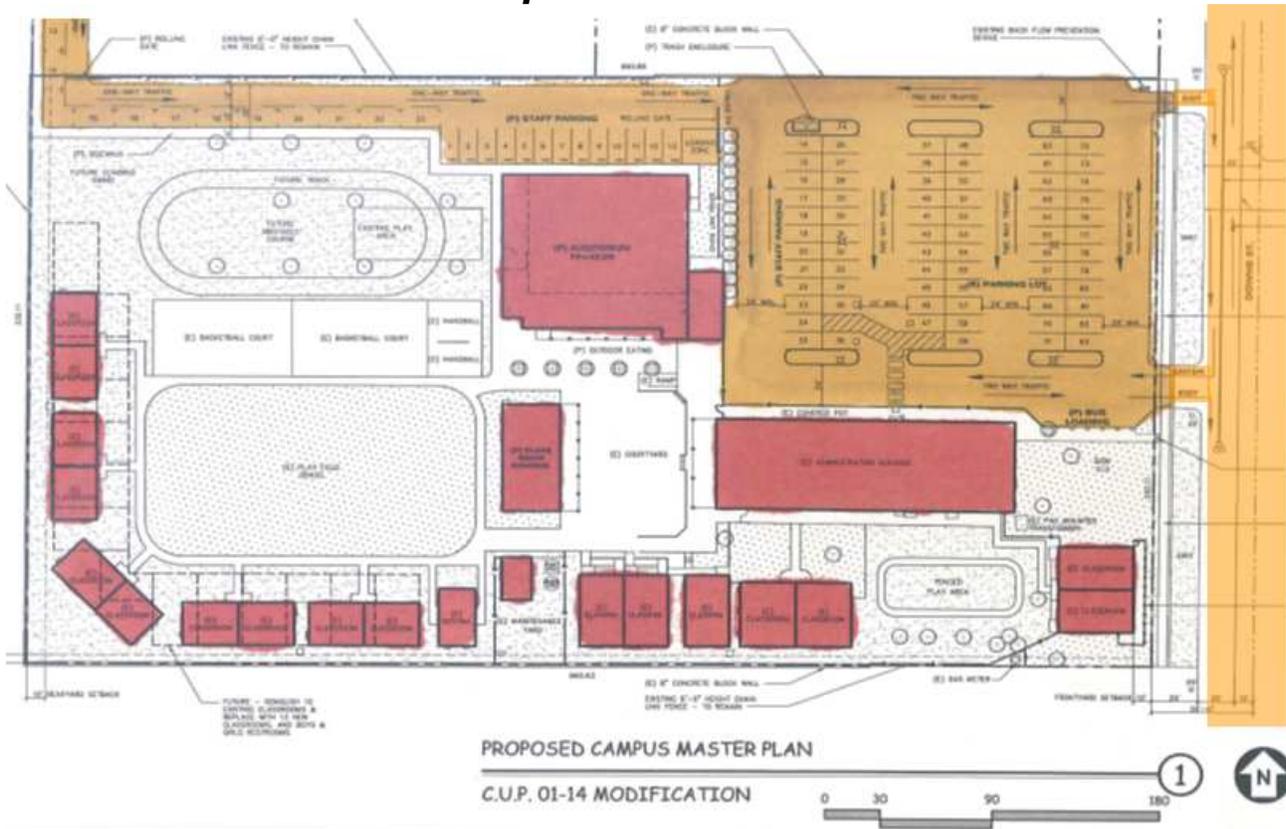
Site Air Photo



Zoning Map



Proposed Site Plan



Photographs Related to Traffic Congestion



K Barriers have been required to prohibit illegal vehicular turning and children crossing heavily traveled Downs St.



Cars queuing up to pick up students at the end of the school day. It is not uncommon to have a line of 30+ cars on Downs wrapping around to Church Ave



Currently, there are only four formal pick up and drop off stalls available. During rush hour, the situation wait is compounded if one parent remains in their space to pick up two or more students.



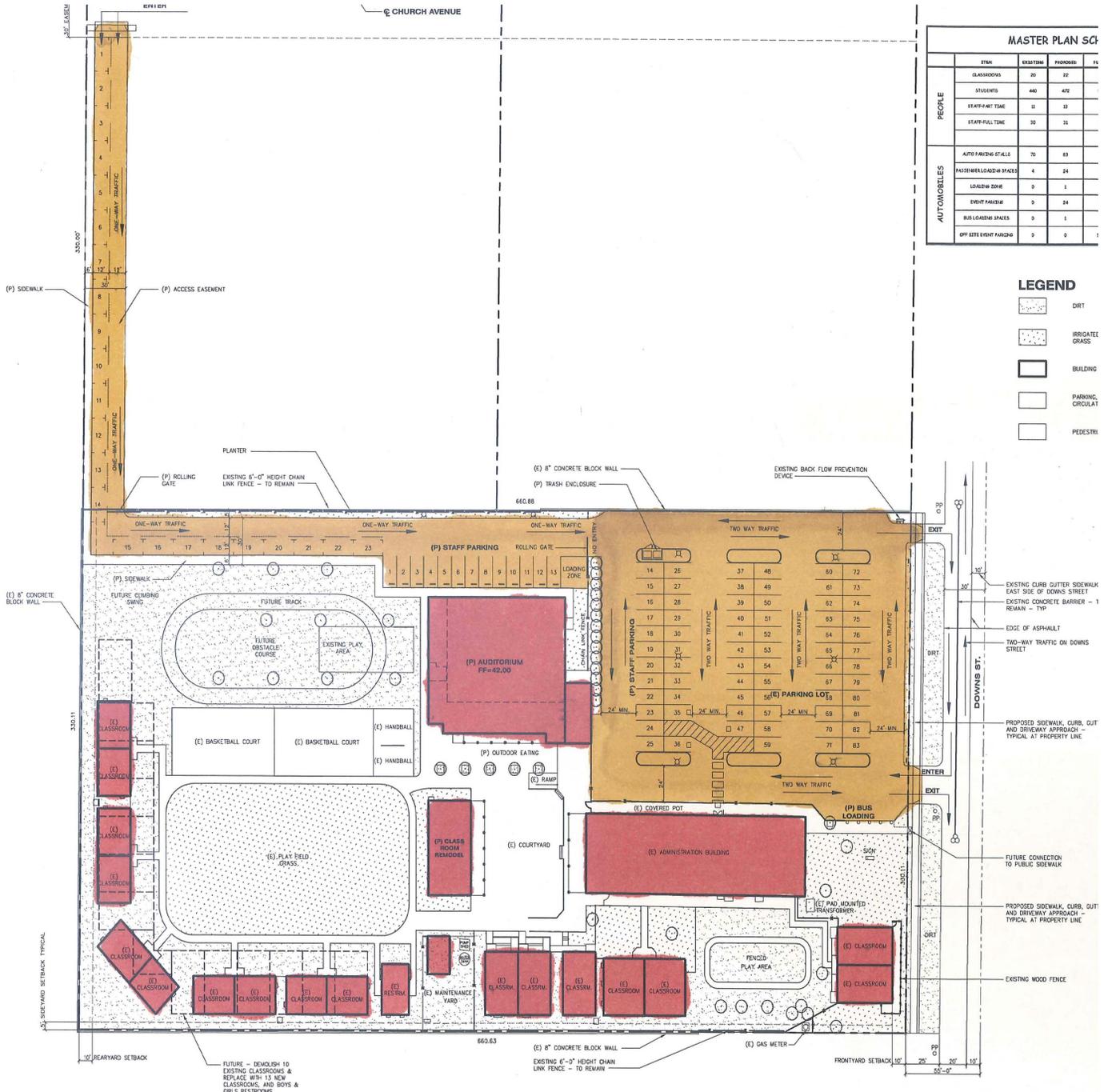
During the afternoon pick up period, more than 30 vehicles were observed parking in areas that will not be available when Downs St. is widened and the vacant land lying to the south of the School is developed.

Drop Off Plan Using Roadway Easement to Church Avenue Proposed Approved CUP 01-14 Modification Site Plan

MASTER PLAN SQ			
	ITEM	EXISTING	PROPOSED
PEOPLE	CLASSROOMS	30	22
	STUDENTS	440	472
	START-AMT TIME	11	13
	START-FULL TIME	10	11
AUTOMOBILES	AUTO PARKING SPACES	70	63
	PASSENGER/LOADED IN SPACES	4	24
	LOADING ZONE	0	1
	EVENT PARKING	0	24
	BUS LOADING SPACES	0	1
OFF SITE EVENT PARKING	0	0	1

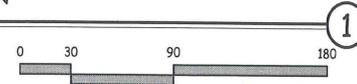
LEGEND

- DIRT
- IRRIGATED GRASS
- BUILDING
- PARKING, CIRCULAT
- PEDESTRI



PROPOSED CAMPUS MASTER PLAN

C.U.P. 01-14 MODIFICATION



Site Photographs

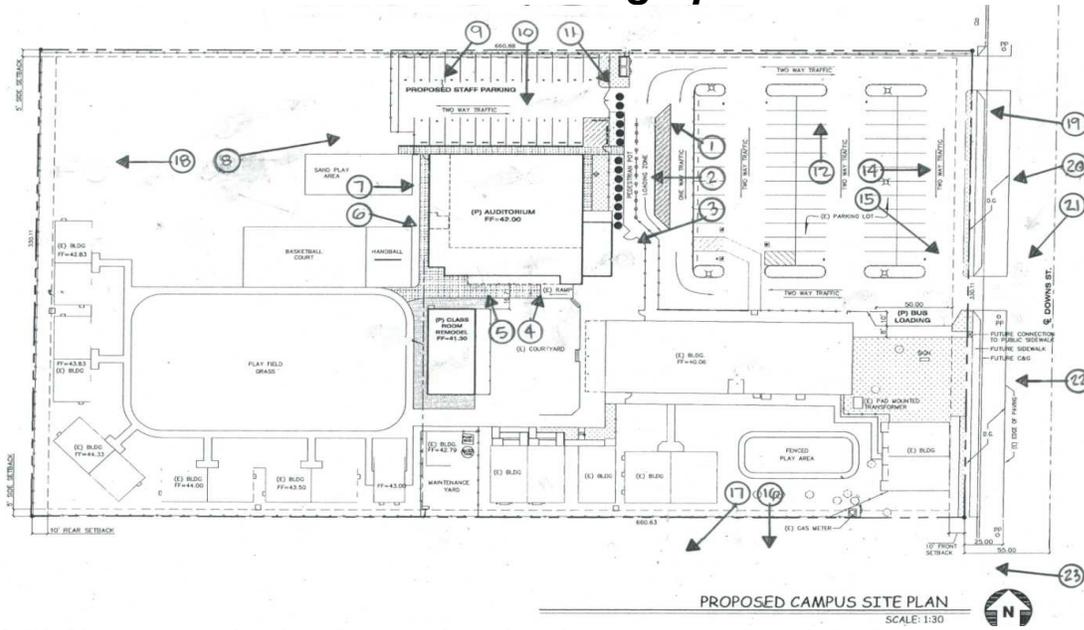


PHOTO #1- View of auto loading from parking lot. Construction site is left of trees.



PHOTO #2- View of auto loading from parking lot. construction site is beyond trees.

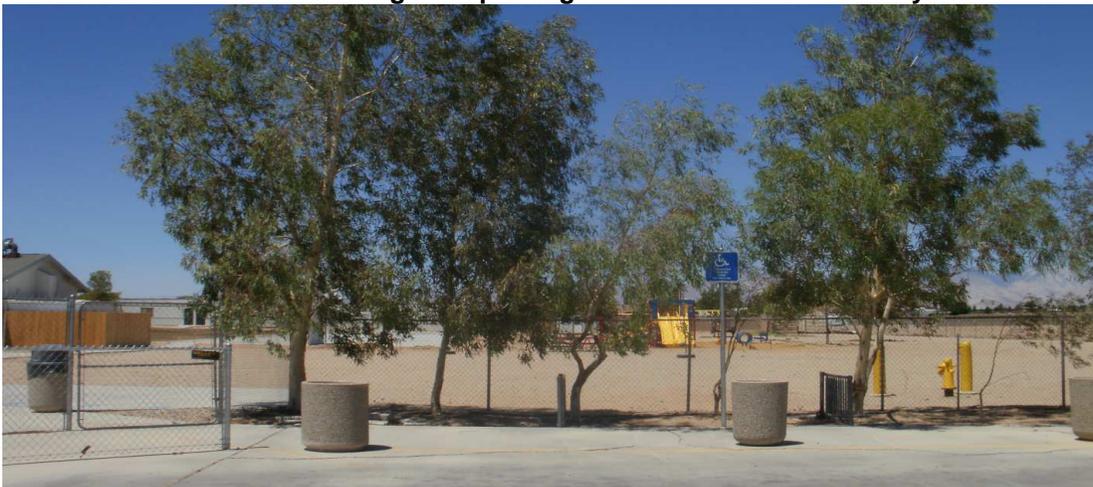


PHOTO #3- View of courtyard from parking lot. Construction is to the north of courtyard



PHOTO #4- View of construction site from courtyard



PHOTO #5- View of construction site from courtyard



PHOTO #6- South east view of construction site from playground.



PHOTO #7- East view of construction site from playground



PHOTO #8- Northeast view of construction site from playground



DRAFT

PLANNING COMMISSION RESOLUTION 14-xx

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF RIDGECREST APPROVING A CONDITIONAL USE PERMIT CUP 01-14 MODIFICATION, A REQUEST TO ADD A 9,861 SF AUDITORIUM TO THE CAMPUS. OTHER PROPOSED IMPROVEMENTS INCLUDE A STAFF PARKING LOT WITH 24 STALLS AND A LOADING ZONE, A TRASH ENCLOSURE, IRRIGATED PLANTERS, A BUS LOADING ZONE, REMODELING THE EXISTING CAFETERIA BUILDING FOR 2 CLASSROOMS AND RELOCATING THE CAFETERIA TO THE AUDITORIUM INCLUDING CONSIDERATION OF A ROADWAY EASEMENT WITH NUMEROUS PICK UP/DROP OFF PARKING SPACES. THE PROJECT IS LOCATED ON A 5.4 ACRE SITE WITHIN A R-4 MULTI-FAMILY ZONE DISTRICT. APPLICANT: RIDGECREST CHARTER SCHOOL

THE PLANNING COMMISSION OF THE CITY OF RIDGECREST RESOLVES as follows:

SECTION 1. FINDINGS

On September 23, 2014, the Planning Commission held a public hearing, continued the public hearing until October 28, 2014 and duly and regularly considered a request for a modification to Conditional Use Permit 01-14 granted to the Ridgecrest Charter School. APN: 508-020-14 located at 325 S. Downs St.

The Planning Commission considered the evidence and approved this application as set forth herein:

- (a) The proposed location of the use and the conditions under which it would be operated or maintained will not be detrimental to the public health, safety or welfare, or materially injurious to or inharmonious with properties or improvements in the vicinity.
- (b) There are circumstances or conditions applicable to the land, and use which makes the granting of a use permit necessary for the preservation and enjoyment of a substantial property right.
- (c) The proposed location of the conditional use is in accordance with the objectives of the zoning chapter and the purposes of the district in which the site is located.

SECTION 2. DESCRIPTION

The proposed request for a CUP modification includes a Master School Plan for the addition of a 9,861 sf auditorium to their campus. Other proposed improvements include a staff parking lot with 24 stalls and a loading zone, a trash enclosure, irrigated planters, a bus loading zone, remodeling the existing cafeteria building for 2 classrooms and relocating the cafeteria to the auditorium including a proposed roadway easement with numerous pick up/drop off parking spaces.

SECTION 3. CONDITIONAL APPROVAL

The proposed modification of Conditional Use Permit CUP 01-14 Modification is hereby approved subject to the following conditions:

NOTE: These conditions must be met within 18 months (March 23, 2016), or as stipulated in the condition, unless a written request for an extension of time is received before the expiration date.

PUBLIC WORKS – ENGINEERING

- A. The following public improvements shall be designed and constructed, in accordance with City of Ridgecrest, Engineering Design Standards and Details, (CoREDS&D), approved by the City Engineer, including the following:
1. Street Improvements per RMC, 14-2.32 & 20-3.20 & CoREDS&D.
 - a. Prior to building permit issuance, dedicate additional Right of Way for Southern California Edison distribution pole relocations or undergrounding of power lines.
 - b. Prior to building permit issuance, prepare a traffic study for parking, traffic handling and student drop off and pick up for City Engineer's review and approval.
 - c. Construct 8" curb, gutter and 5.5' wide type III commercial sidewalk per Downs Street Improvement plans prepared by Willdan Engineering and per CoREDS&D, Detail Drawings No. 3 & 4.
 - d. Construct commercial driveway approaches with current ADA standards per Downs Street Improvement plans prepared by Willdan Engineering and per modified CoREDS&D, Detail Drawing Plate R8, Section A-A.
 - e. Construct decorative street lights along Downs Street frontage.
 - f. Construct street structural section by Full Depth Rehabilitation method and match up paving section per Downs St. Improvement Plans prepared by Willdan Engineering.
 - i. Base paving will be required as the match up pavement.
 - ii. The cost of the final lift of asphalt may be bonded or cash in lieu of construction.
 - g. The cost of the power pole relocation may be bonded or cash in lieu of the relocation of the pole.
 - h. Construct temporary barriers or crash barrels around the existing power pole.
 - i. All work in and or access to and from Downs Street shall require approval and or encroachment permit from the City Engineering Dept.
 2. Sewer Improvements per RMC, Chapter 12 & CoREDS&D
 - a. For the auditorium; design and construct a 6" commercial sanitary sewer lateral with property line clean out per modified CoREDS&D, Detail Drawing No. 13.
 - i. Laterals shall be constructed at right angles to the sewer main and right of way line.

- b. For the auditorium; design and construct a manhole for connection of the 6" lateral to the existing sewer line in Downs Street (CoREDS&D, Section 5.B)
 - c. Prior to building permit issuance by the County, the plumbing plans for the structure(s) shall be reviewed by the City Engineer to determine if sample boxes or wastewater pretreatment may be required.
 - i. Any floor drains, mop sinks, utility room drains, require separate wastewater plumbing to a minimum of a sample box before entering the public sewer system.
 - ii. The new auditorium shall be plumbed separately for grey water and sanitary waste water if determined by the review of the plumbing plans.
 - 3. Drainage Improvements, per RMC, Chapter 21 & City of Ridgecrest Master Drainage Plan & Drainage Design Manual,
 - a. The project is within flood zone X of the Flood Insurance Rate Maps, area of minimal potential for flooding.
 - b. For all auditorium site improvements; all storm water runoff up to the ten year event shall be detained onsite.
 - i. Prior to issuance of the building permit, a drainage plan with supporting calculations shall be submitted for the City Engineer's approval.
 - ii. The drainage plan and calculations along with improvements shall be prepared and constructed in accordance with City of Ridgecrest, "Master Drainage Plan", dated May 1989 and the "Drainage Design Manual", dated July 1989.
 - iii. The onsite drainage detention is required to be designed and constructed to meet the 10 year reoccurrence interval for a 24 hour storm duration with a precipitation depth of 1.85 inches.
 - 4. Grading Improvements
 - a. Prior to issuance of a building permit, a topographic grading plan shall be submitted for approval by the City Engineer and Planning Department. The grading requirements shall conform to Ridgecrest Municipal Code Chapter 16 and the grading plan prepared in compliance to CoREDS&D, Section 2.02 C. 4.
 - i. The topographic grading plan and drainage plan shall also show adjacent grading, drainage and features as required in the City of Ridgecrest, Engineering Design Standards, Section 2.02 C. 4.
 - ii. The topographic grading plan shall also show property boundary record data with dimensioning, survey property corners, easements, utilities, etc.
 - 5. Survey
 - a. The site will require a boundary survey. Survey monument property corners shall be set, made visible and protected in place during construction. Monuments shall be set to surface and made visible prior to occupancy permit. Work must be performed by a Licensed Land Surveyor.
- B. Miscellaneous Requirements & Conditions
- 1. Seismic Hazard Zone
 - a. The project is approximately 6,356 feet westerly of the Little Lake Fault.
 - i. The developer shall have his architect/structural engineer design the structure to meet seismic requirements for this zone.
 - 2. Pay all Development Impact Fees.
 - 3. Coordinate with IWVWD and if necessary design and construct water facilities per IWVWD requirements.
 - 4. Coordinate with Kern Co. Fire Dept. and if necessary, design and construct fire protection hydrants and or facilities per Kern Co. Fire Department requirements.

5. Design and construct miscellaneous support utility improvements necessary for development of the project.
6. The permanent gas and electric utility meters will not be authorized for installation and shall not be installed until after final inspection and the Certificate of Occupancy has been issued.
7. A Certificate of Occupancy will not be issued until all Planning Commission conditions of approval have been met.
8. A Certificate of Occupancy will not be issued until project sign off and final structure inspection has occurred from Building Inspection, Planning Dept., Engineering Dept., Fire Dept. and Health Dept.
9. The project plan shall be reviewed and approved by police, fire and emergency services for access and circulation to the structure and parking lot.
10. All work in the public right of way shall be to City of Ridgecrest and industry standards.
11. Applicant shall acquire all necessary permits from the City or any other regulatory agency.
12. Prior to Building Permit issuance sign and record an affidavit to agree to not protest the formation of Street Lighting , Landscaping Maintenance District.
13. A Certificate of Occupancy will not be issued until the Charter School obtains a 30 foot roadway easement and constructs a paved driveway, parallel parking stalls, curb, gutter and sidewalk in accordance with the pick-up and drop-off design identified upon the approved CUP 01-14 Modification Charter School Site Plan. The roadway easement shall run from the northwest corner of the Charter School property to Church Avenue running across vacant property currently owned by AMG Associates. The design of the sidewalk, curb, gutter, parking lane and driveway shall be reviewed and approved by the City of Ridgecrest Public Works Department. Further, the Charter School is responsible for establishing a reciprocal maintenance agreement for the roadway easement.

COMMUNITY DEVELOPMENT

- C. This CUP 01-14 Modified formally approves the Ridgecrest Charter School Site Plan dated September 8, 2014 which is on file with the Ridgecrest Planning Department.
- D. The applicant shall comply with all applicable federal, state, county, and local regulations.
- E. Any signs provided on the site shall be installed in accordance with applicable sections of Chapter 20.
- F. Student drop off and pick up shall be in accordance with an approved Circulation and Parking Plan.
- G. In coordination with the Downs Street Widening project, a Landscape Plan shall be submitted to the City Planner for review and comment. Wrought Iron fencing is recommended in lieu of chain link fencing where practical. Landscaping shall be maintained in an acceptable manner. Planters shall not drain into parking areas so as to accumulate mud and other unsightly residue.

- H. A restriping plan shall be submitted to the City Planner, Police Sargent and City Engineer prior to the implementation of parking lot circulation and parking modification
- I. The existing Trash enclosure shall be utilized for the preschool.
- J. Applicant shall acquire all necessary permits from the City.

- K. Prior to the issuance of an occupancy permit for the Auditorium, the Charter School Principal must file a letter of intent with the City and AMG Associates indicating interest in a reciprocal roadway easement to provide emergency access for the multi-family residential property owned by AMG Associates over Charter School property and a roadway access easement to link the Charter School property with Church Ave over AMF Associates property.

KERN COUNTY FIRE DEPARTMENT

- L. A clearance from Kern County Fire Department will be required prior to school occupancy.
- M. Building Plans are subject to the review and approval of the Kern County Building Department.

APPROVED AND ADOPTED this 28th day of October 2014 by the following vote:

AYES:
NOTES:
ABSENT:
ABSTAIN:

Chris LeCornu, Chair

ATTEST:

Ricca Charlon, Secretary

**APPENDIX A
CHARTER SCHOOL TRAFFIC IMPACT STUDY**

TRAFFIC IMPACT STUDY

RIDGECREST CHARTER SCHOOL
325 SOUTH DOWNS STREET

CITY OF RIDGECREST, CALIFORNIA
September 19, 2014

PREPARED FOR:

DON BAKER
RIDGECREST CHARTER SCHOOL
325 SOUTH DOWNS STREET
RIDGECREST, CA 93555

PREPARED BY:

CRENSHAW TRAFFIC ENGINEERING

WALLACE W. CRENSHAW, PRINCIPAL

TRAFFIC IMPACT STUDY
RIDGECREST CHARTER SCHOOL
325 SOUTH DOWNS STREET

CITY OF RIDGECREST, CALIFORNIA

I. INTRODUCTION

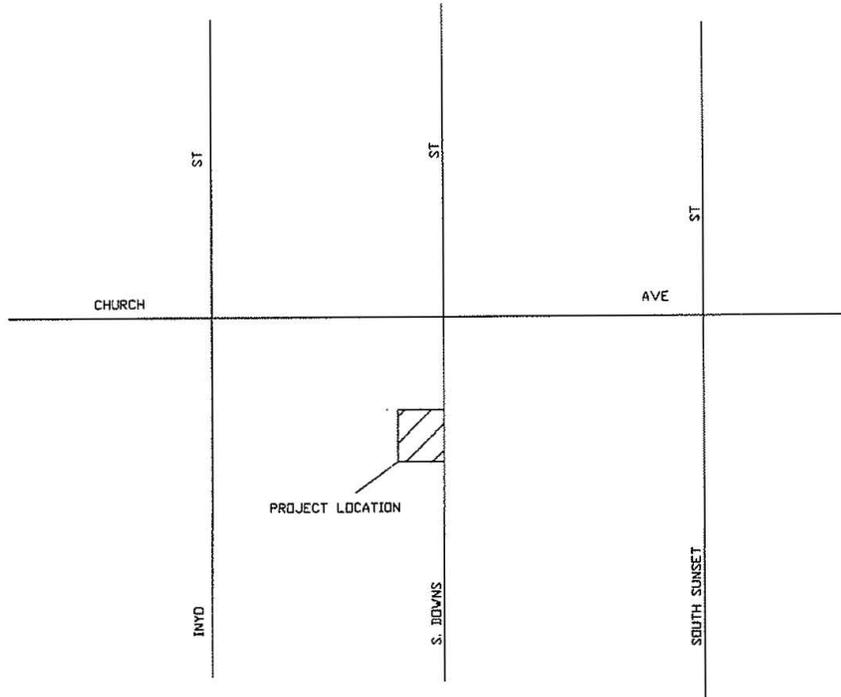
This traffic study has been prepared to determine the traffic impact on the local roadway system from traffic generated by the proposed additions to school facility located at 325 South Downs Street, south of Church Avenue and north of Upjohn Street in the City of Ridgecrest, California. The traffic (trips) estimated to be generated by this project has been added to the existing on-street traffic volumes and its impact has been analyzed on the existing and proposed street network and key intersections in the general vicinity of the site. The following material sets forth existing traffic counts, estimated trip generation, distribution of project related traffic and capacity analysis at the key intersections before and after the proposed additions to the land use development is constructed.

II. EXISTING CONDITIONS

This site is presently used as a Charter School for grades K thru 8th. This usage will not change but a Gymnasium and additional class rooms will be added to site. Also, circulations of vehicles on the school site for pick-up and drop-off of student is proposed to be modified.

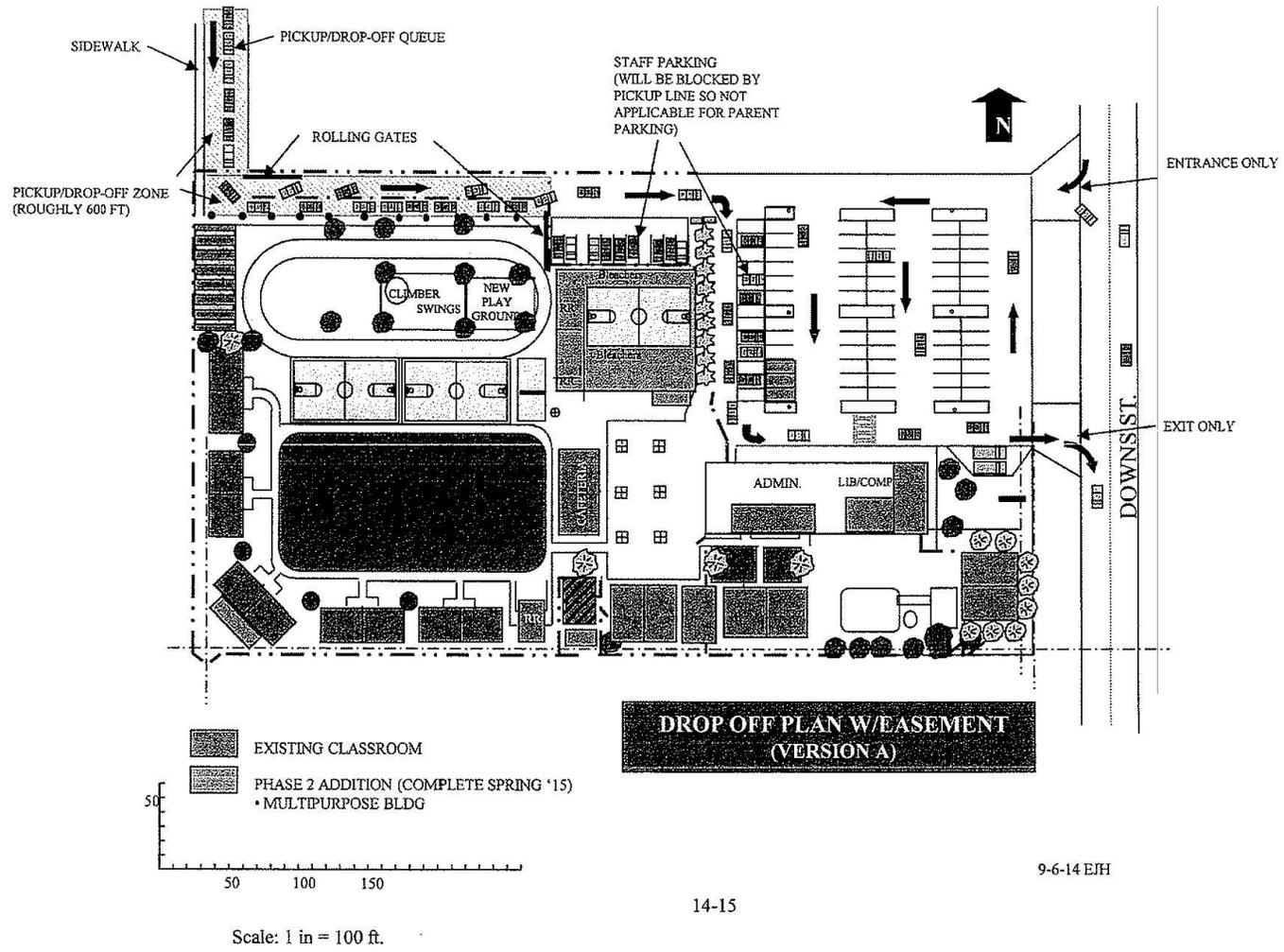
Traffic and Circulation

Access to and from the school is presently by two driveways off of South Downs Street into the school facility. At present, the morning drop-off and afternoon pick-up is causing an impact on through traffic on S. Downs Street by impeding the through flow of traffic. The afternoon drop-off is causing a longer than reasonable queue to form on S. Downs. Mitigation of this item will be discussed in this report.



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661-339-3027
JN 14-004

LOCATION MAP
EXHIBIT 1



9-6-14 EJJ

Streets and Highways

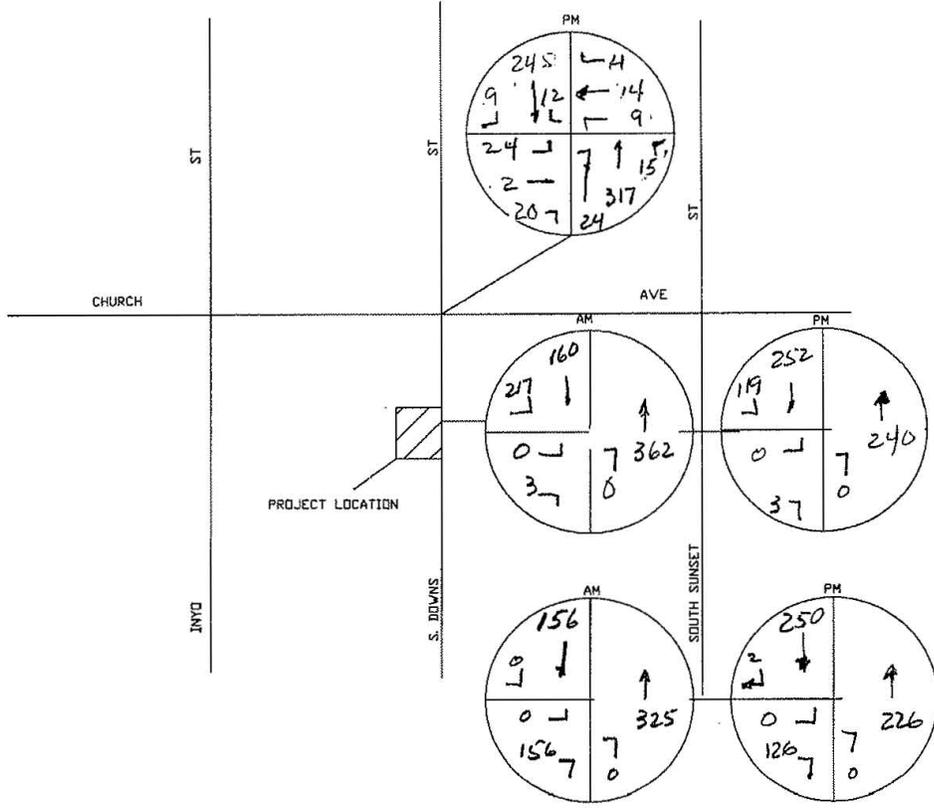
The following is a summary description of the streets and highways which will serve the proposed project, and which could be affected by project traffic.

South Downs Street is a wide two lane north-South arterial in the area of the School project. South Downs Street is proposed to be constructed to four lanes with concrete median in the near future.

Church Avenue is a wide east-west street local Street. Church Avenue has a moderate volume of traffic. Church Avenue is controlled with a stop sign at the intersection with South Downs Street.

RECENT AREA TRAFFIC COUNTS

Traffic volumes on South Downs Street and other major arterial thoroughfares in the area show typical peak periods associated with major streets in the Ridgecrest area. The volumes show a peak during the morning commuter period, another peak during the noon hour, and a third peak during the evening commuter period. Weekday P.M. manual counts were conducted in September 2014 during the PM (i.e. 4-6 pm) peak period at the study intersection of South Downs and Church Street. Am and PM counts were also taken at driveway of School and South Downs Street during the heavy traffic volumes of the School to determine the peak hour turning movement volumes during the planned heavy generation period of the School. These volumes are shown on Exhibit 3 and were used in the intersection operation analysis.



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 JN 14-004

AM AND PM PEAK HOUR DISTRIBUTION
 PM PEAK HOUR S. DOWNS ST AND CHURCH AVE
 AM AND PM HOUR ON DRIVEWAYS
 EXISTING VOLUMES
 EXHIBIT 1

III. TRAFFIC GENERATION AND DISTRIBUTION

The project is comprised of Charter School Facility with 20 class rooms. It is proposed to add a Gymnasium and two class rooms by 2016. The expected ultimate build out is for 25 classrooms at some future date. See table 1 and 2 herein.

Table 2 lists the daily and peak hour generation factors and resulting trip ends for the types of land uses in the proposed project. Table 1 shows that at partial build out, year 2016 it is estimated that this project will generate an increase of 28 trip ends in the AM peak hour and 19 trip ends in the PM peak hour.

Ultimate build out will result in adding an additional 108 trip ends in the AM peak hour and 72 trip ends in the PM peak hour.

An ambient growth rate of 1.50 % was used as a projection of future volumes for use in the project area; the growth rate of 1.50% was supplied by the City of Ridgecrest and the County of Kern and includes any future developments.

**TABLE 2
TRIP GENERATION
RIDGECREST CHARTER SCHOOL**

Reference ITE Trip Generation Manual 9th Edition (ITE#534)

Increase of 32 students by 2016

AM Peak Hour Trips: (50% in; 50% out)	Factor	0.90 trips per student
	Volume	28 Trip ends AM Peak Hr.
	Volume In	14
	Out	14
PM Peak Hour Trips: (47% in; 53% out)	Factor	0.60 trips per student
	Volume	19 Trips PM Peak Hr.
	Volume In	10
	Out	9

Increase of 120 students at ultimate build out

AM Peak Hour Trips (50% in; 50% out) Hr.	Factor	0.90 trips per student
	Volume	108 Trip ends AM Peak
	In	54
	Out	54
PM Peak Hour (47% in; 53% out) Hr.	Factor	0.60 trips per student
	Volume	72 Trip ends PM Peak
	In	34
	Out	38

Trip ends are one-way traffic m movements entering or leaving.

Growth Rate

In accordance with the City of Ridgecrest requirements, the impact of project generated traffic was evaluated in the year 2014 (existing volumes) 2016 the expected year of project build out for this phase. Year 2035 is not shown here in as the mitigation would be the same as year 2016.

The growth rate of 1.50% would account for any future development in the area.

He future Peak hours were generated with the growth factor for year 2016.

IV. TRAFFIC ANALYSIS AND IMPACT

The traffic impact analysis is based on the following assumptions:

1. The primary access to and from the site will be along easement off of Church Avenue and existing driveways off of WS. Downs Street.
2. The actual weekday AM and PM peak hour traffic conditions are appropriate for the analysis.
3. There are no other known projects in the area. The growth rate as supplied by the City of Ridgecrest and the County of Kern of 1.50% and was used herein.
4. That no additional improvements will be made at the intersections and street segments studied herein by the time this project is developed, except construction of Curb and Gutter along S. Downs Street by the Charter School..
5. Any additional improvements along easement for ingress from Church Avenue and the School will be made by this developer, to the satisfaction of the City of Ridgecrest.
6. Projection of volumes of traffic along streets in the vicinity of this project to year 2016 would be appropriate.

Intersection Analysis

The intersection analysis was based on the existing number of approach lanes, the existing traffic control devices and the PM peak hour turning movement volumes at these key intersections:

Church Avenue and S. Downs St.

Driveways off of S. Downs into School

Note: the Driveway analysis was based on the existing numbers of vehicles making right turns into and out of the School. A visual review of Queues is shown on exhibit 4.

LEVEL OF SERVICE

Intersections

The capacity and level of service (LOS) of the study intersections was determined for typical PM condition (AM & PM for driveways) during existing conditions and conditions in year 2016 with the project, using the 2010 Highway Capacity Manual method for signalized and un-signalized intersections. Table 2 summarizes the tabulation of Levels of Service. (See Appendix for worksheets and explanation of the LOS).

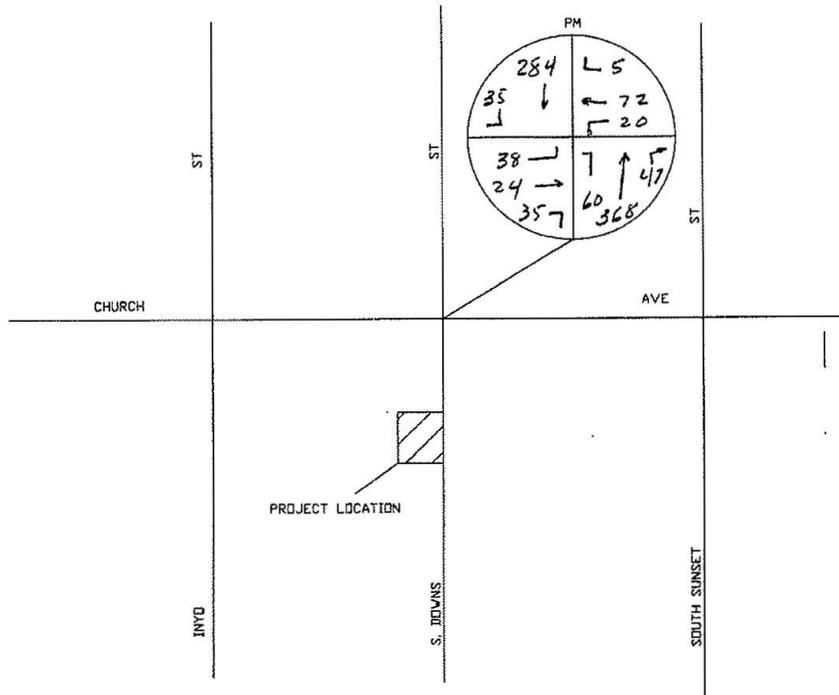
As noted on Table 2, the study intersection is currently operating at LOS C or better during the existing peak hours.

TABLE 2
PM PEAK HOUR LEVELS OF SERVICE (LOS)

	EXIST VOL	2016 W/ PROJ	MITIGATION
INTERSECTION			
2-way Stop			
<u>Church Avenue and S. Downs St.</u>			
			4-Way Stop
E/B	C	D	B
W/B	B	D	B
N/B	A	A	C
S/B	A	A	B
INTERSECTION	B	B	C
 (Driveway Stop)			
			MITIGATION
<u>North Driveway and S. Downs St</u>			
E/B	C	Queue will be non-existent on	
S/B	A	South Downs when entrance	
N/B	A	traffic for drop-off and pick-up is	
INTERSECTION	A	routed to easement off of Church Ave.	

TABLE 2 (Cont'd)
PM PEAK HOUR LEVELS OF SERVICE (LOS)

	EXIST VOL	MITIGATION
(Driveway Stop)		
<u>South Driveway and S. Downs St</u>		
E/B	C	Queue will be non-existent on South Downs when entrance traffic for drop-off and pickup is rerouted to easement off of Church Ave.
S/B	B	
N/B	B	
INTERSECTION	B	



NOTE: VOLUMES SHOWN HEREON
 INCLUDE 1.50% INCREASE OF EXISTING
 VOLUMES PLUS PROJECT GENERATED
 VOLUMES WITH EASEMENT.

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 JN 14-004

PM PEAK HOUR DISTRIBUTION
 PM PEAK HOUR S. DOWNS ST AND CHURCH AVE
 YEAR 2016 VOLUMES WITH PROJECT

EXHIBIT 2

QUEUE

A Queue is a line of people or things waiting to move forward. The back-up of through traffic on South Downs during the PM pick-up of students at the charter school has formed a Queue and consequently blocked through traffic from its assigned destination. A sizeable queue occurred at 2:55 PM and ended at 3:05 and occurred again at 3:08 and ended again at 3:16 PM. No sizeable queues occurred after this time.

These stoppages of through traffic constitute major impacts on South Downs Street.

The school is proposing to obtain an easement from property adjacent and northerly of their property and install a 30 feet paved entrance street from Church Avenue to the north boundary of their School facility. This street is to be a one way in and have drop-off spaces adjacent to the through travel lane with six feet of safe area along the west side for children to walk into the school grounds without having to cross lines of moving vehicles. There will be a total of 23 loading and drop off spaces . This arrangement will alleviate the Queueing up of through traffic on South Downs Street and give protection to the children as well.

Queue Count

<u>TIME</u>	<u>COUNT</u>
1450-1455	1
1455-1500	10
1500-1505	8
1505-1506	3
1506-1507	3
1507-1508	3
1508-1512	9
1512-1514	11
1514-1515	10
1515-1516	5
1516-1517	1
1517-	0

MITIGATION MEASURES

Year 2016

Ridgecrest Charter School responsibility:

Street Construction

1. Install improvements along South Downs Street adjacent to Charter School property to the satisfaction of the City of Ridgecrest.
2. Install 30 feet of pavement along proposed easement described herein including drop-off space markings and through traffic markings and any signage that may be required.

Off Site improvements by others:

Install all-way stop signs at Church Avenue and South Downs Street.

Paint school crosswalks at Church Avenue and South Downs Street (as recommended in study for Active Transportation Program for Safe Routes to school City of Ridgecrest. (Page 168)

Year 2035

1. Install Mitigation as shown above.

CONCLUSIONS

This development should comply with all requirements of the Congestion Management Plan for the City of Ridgecrest. This may include, but is not limited to: trip reduction, deficiency plan, traffic and public transportation requirements and improvements, and impact fees as applicable.

APPENDIX B

PLANNING COMMISSION RESOLUTION 01-13 APPROVING A CUP FOR THE CHARTER SCHOOL

PLANNING COMMISSION RESOLUTION 01-14

Conditional Use Permit/Site Plan Review 01-14; a request for a conditional use permit and site plan review for a charter elementary and middle school at 325 South Downs Street (APN# 508-020-14), Ridgecrest Charter School, Applicant.

THE PLANNING COMMISSION OF THE CITY OF RIDGECREST RESOLVES as follows:

SECTION 1. FINDINGS

On August 14, 2001, the Planning Commission held a public hearing and duly and regularly considered the application of Conditional Use Permit/Site Plan Review 01-14; a request for a conditional use permit and site plan review for a charter elementary and middle school at 325 South Downs Street (APN# 508-020-14), Ridgecrest Charter School, Applicant.

The Planning Commission considered the evidence and approved this application as set forth herein:

- (a) The proposed location of the use and the conditions under which it would be operated or maintained will not be detrimental to the public health, safety or welfare, or materially injurious to or inharmonious with properties or improvements in the vicinity.
- (b) There are circumstances or conditions applicable to the land, and use which makes the granting of a use permit necessary for the preservation and enjoyment of a substantial property right.
- (c) The proposed location of the conditional use is in accordance with the objectives of the zoning chapter and the purposes of the district in which the site is located.

SECTION 2. DESCRIPTION

The proposed use permit which is the subject of these proceedings consists of a request for a charter elementary and middle school at 325 South Downs Street (APN# 508-020-14), Ridgecrest Charter School, Applicant.

SECTION 3. CONDITIONAL APPROVAL

The proposed conditional use permit is hereby approved subject to the following conditions:

NOTE: These conditions must be met within 12 months (August 14, 2002), or as stipulated in the condition, unless a written request for an extension of time is received before the expiration date.

COMMUNITY DEVELOPMENT

"The below conditions have been satisfied" By _____ Date _____

1. The applicant shall comply with all applicable federal, state, county, and local regulations.
2. Any signs provided on the site shall be installed in accordance with applicable sections of Chapter 20.
3. Fencing shall be provided along the south, west, and north perimeters of the project site. Landscaping to screen the fencing shall be provided on the south and west sides.
4. All utilities shall be relocated at the developer's expense.
5. CUP 01-14 shall be reviewed in two years.

ENGINEERING DIVISION

"The below conditions have been satisfied" By _____ Date _____

6. Provide curb, gutter and sidewalk on the Downs Street frontage in accordance with City of Ridgecrest standards.
7. Provide 3" thick asphalt over 6" Class II base from the lip of gutter to the existing edge of pavement on Downs Street. Provide 3:1 flares to the north and south of the site to transition into existing pavement.
8. Conditions (2) and (3) will require the relocation of a power pole at the south edge of the southerly driveway. The expense of doing so will be the responsibility of the developer.
9. A drainage and grading plan shall be provided at the time of application for the building permit.

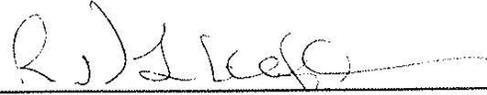
KERN COUNTY FIRE DEPARTMENT

"The below conditions have been satisfied" By _____ Date _____

10. The applicant shall hook up to the Indian Wells Valley Water District and provide on site fire hydrants.
11. The applicant shall provide copies of site plan to the division of the State Architect D.S.A.. Is the authority having jurisdiction over the design and construction of all public schools. Area III, Los Angeles, 107 South Broadway, Room 3029, L.. A., CA, 90012, Fax (213) 897-3159, PH. (213) 897-3995.
12. Improved roadway access to class rooms (for fire equipment) shall be provided to the satisfaction of the KCFD.

APPROVED AND ADOPTED this 14th day of August, 2001 by the following vote:

AYES: 3
NOES: 0
ABSENT: 2
ABSTAIN: 0



Ron Ketcham, Acting Chairperson

ATTEST:



James McRea, Secretary

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PLANNING COMMISSION RESOLUTION 14-16

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF RIDGECREST APPROVING A CONDITIONAL USE PERMIT CUP 01-14 MODIFICATION, A REQUEST TO ADD A 9,861 SF AUDITORIUM TO THE CAMPUS. OTHER PROPOSED IMPROVEMENTS INCLUDE A STAFF PARKING LOT WITH 24 STALLS AND A LOADING ZONE, A TRASH ENCLOSURE, IRRIGATED PLANTERS, A BUS LOADING ZONE, REMODELING THE EXISTING CAFETERIA BUILDING FOR 2 CLASSROOMS AND RELOCATING THE CAFETERIA TO THE AUDITORIUM INCLUDING CONSIDERATION OF A ROADWAY EASEMENT WITH NUMEROUS PICK UP/DROP OFF PARKING SPACES. THE PROJECT IS LOCATED ON A 5.4 ACRE SITE WITHIN A R-4 MULTI-FAMILY ZONE DISTRICT. APPLICANT: RIDGECREST CHARTER SCHOOL

THE PLANNING COMMISSION OF THE CITY OF RIDGECREST RESOLVES as follows:

SECTION 1. FINDINGS

On September 23, 2014, the Planning Commission held a public hearing, continued the public hearing until October 28, 2014 and duly and regularly considered a request for a modification to Conditional Use Permit 01-14 granted to the Ridgecrest Charter School. APN: 508-020-14 located at 325 S. Downs St.

The Planning Commission considered the evidence and approved this application as set forth herein:

- (a) The proposed location of the use and the conditions under which it would be operated or maintained will not be detrimental to the public health, safety or welfare, or materially injurious to or inharmonious with properties or improvements in the vicinity.
- (b) There are circumstances or conditions applicable to the land, and use which makes the granting of a use permit necessary for the preservation and enjoyment of a substantial property right.
- (c) The proposed location of the conditional use is in accordance with the objectives of the zoning chapter and the purposes of the district in which the site is located.

SECTION 2. DESCRIPTION

The proposed request for a CUP modification includes a Master School Plan for the addition of a 9,861 sf auditorium to their campus. Other proposed improvements include a staff parking lot with 24 stalls and a loading zone, a trash enclosure, irrigated planters, a bus loading zone, remodeling the existing cafeteria building for 2 classrooms and relocating the cafeteria to the auditorium including a proposed roadway easement with numerous pick up/drop off parking spaces.

SECTION 3. CONDITIONAL APPROVAL

The proposed modification of Conditional Use Permit CUP 01-14 Modification is hereby approved subject to the following conditions:

NOTE: These conditions must be met within 18 months (March 23, 2016), or as stipulated in the condition, unless a written request for an extension of time is received before the expiration date.

PUBLIC WORKS – ENGINEERING

- A. The following public improvements shall be designed and constructed, in accordance with City of Ridgecrest, Engineering Design Standards and Details, (CoREDS&D), approved by the City Engineer, including the following:
1. Street Improvements per RMC, 14-2.32 & 20-3.20 & CoREDS&D.
 - a. Prior to building permit issuance, dedicate additional Right of Way for Southern California Edison distribution pole relocations or undergrounding of power lines.
 - b. Prior to building permit issuance, prepare a traffic study for parking, traffic handling and student drop off and pick up for City Engineer's review and approval.
 - c. Construct 8" curb, gutter and 5.5' wide type III commercial sidewalk per Downs Street Improvement plans prepared by Willdan Engineering and per CoREDS&D, Detail Drawings No. 3 & 4.
 - d. Construct commercial driveway approaches with current ADA standards per Downs Street Improvement plans prepared by Willdan Engineering and per modified CoREDS&D, Detail Drawing Plate R8, Section A-A.
 - e. Construct decorative street lights along Downs Street frontage.
 - f. Construct street structural section by Full Depth Rehabilitation method and match up paving section per Downs St. Improvement Plans prepared by Willdan Engineering.
 - i. Base paving to include from north end of property to include the driveways and between them, stopping on the north side of the power pole until the continuation of the Downs St. Project.
 - ii. The cost of the final lift of asphalt may be bonded or cash in lieu of construction.
 - g. The cost of the power pole relocation may be bonded or cash in lieu of the relocation of the pole.
 - h. Construct temporary barriers or crash barrels around the existing power pole.
 - i. All work in and or access to and from Downs Street shall require approval and or encroachment permit from the City Engineering Dept.
 2. Sewer Improvements per RMC, Chapter 12 & CoREDS&D
 - a. For the auditorium; design and construct a 6" commercial sanitary sewer lateral with property line clean out per modified CoREDS&D, Detail Drawing No. 13.

- i. Laterals shall be constructed at right angles to the sewer main and right of way line.
 - b. For the auditorium; design and construct a manhole for connection of the 6" lateral to the existing sewer line in Downs Street (CoREDS&D, Section 5.B)
 - c. Prior to building permit issuance by the County, the plumbing plans for the structure(s) shall be reviewed by the City Engineer to determine if sample boxes or wastewater pretreatment may be required.
 - i. Any floor drains, mop sinks, utility room drains, require separate wastewater plumbing to a minimum of a sample box before entering the public sewer system.
 - ii. The new auditorium shall be plumbed separately for grey water and sanitary waste water if determined by the review of the plumbing plans.
- 3. Drainage Improvements, per RMC, Chapter 21 & City of Ridgecrest Master Drainage Plan & Drainage Design Manual,
 - a. The project is within flood zone X of the Flood Insurance Rate Maps, area of minimal potential for flooding.
 - b. For all auditorium site improvements; all storm water runoff up to the ten year event shall be detained onsite.
 - i. Prior to issuance of the building permit, a drainage plan with supporting calculations shall be submitted for the City Engineer's approval.
 - ii. The drainage plan and calculations along with improvements shall be prepared and constructed in accordance with City of Ridgecrest, "Master Drainage Plan", dated May 1989 and the "Drainage Design Manual", dated July 1989.
 - iii. The onsite drainage detention is required to be designed and constructed to meet the 10 year reoccurrence interval for a 24 hour storm duration with a precipitation depth of 1.85 inches.
- 4. Grading Improvements
 - a. Prior to issuance of a building permit, a topographic grading plan shall be submitted for approval by the City Engineer and Planning Department. The grading requirements shall conform to Ridgecrest Municipal Code Chapter 16 and the grading plan prepared in compliance to CoREDS&D, Section 2.02 C. 4.
 - i. The topographic grading plan and drainage plan shall also show adjacent grading, drainage and features as required in the City of Ridgecrest, Engineering Design Standards, Section 2.02 C. 4.
 - ii. The topographic grading plan shall also show property boundary record data with dimensioning, survey property corners, easements, utilities, etc.
- 5. Survey
 - a. The site will require a boundary survey. Survey monument property corners shall be set, made visible and protected in place during construction. Monuments shall be set to surface and made visible prior to occupancy permit. Work must be performed by a Licensed Land Surveyor.

B. Miscellaneous Requirements & Conditions

1. Seismic Hazard Zone

a. The project is approximately 6,356 feet westerly of the Little Lake Fault.

i. The developer shall have his architect/structural engineer design the structure to meet seismic requirements for this zone.

2. Pay all Development Impact Fees.

3. Coordinate with IWWWD and if necessary design and construct water facilities per IWWWD requirements.

4. Coordinate with Kern Co. Fire Dept. and if necessary, design and construct fire protection hydrants and or facilities per Kern Co. Fire Department requirements.

5. Design and construct miscellaneous support utility improvements necessary for development of the project.

6. The permanent gas and electric utility meters will not be authorized for installation and shall not be installed until after final inspection and the Certificate of Occupancy has been issued.

7. A Certificate of Occupancy will not be issued until all Planning Commission conditions of approval have been met.

8. A Certificate of Occupancy will not be issued until project sign off and final structure inspection has occurred from Building Inspection, Planning Dept., Engineering Dept., Fire Dept. and Health Dept.

9. The project plan shall be reviewed and approved by police, fire and emergency services for access and circulation to the structure and parking lot.

10. All work in the public right of way shall be to City of Ridgecrest and industry standards.

11. Applicant shall acquire all necessary permits from the City or any other regulatory agency.

12. Prior to Building Permit issuance sign and record an affidavit to agree to not protest the formation of Street Lighting, Landscaping Maintenance District.

13. A Certificate of Occupancy will not be issued until the Charter School obtains a 30 foot roadway easement and constructs a paved driveway, parallel parking stalls, curb, gutter and sidewalk in accordance with the pick-up and drop-off design identified upon the approved CUP 01-14 Modification Charter School Site Plan. The roadway easement shall run from the northwest corner of the Charter School property to Church Avenue running across vacant property currently owned by AMG Associates. The design of the sidewalk, curb, gutter, parking lane and driveway shall be reviewed and approved by the City of Ridgecrest Public Works Department. Further, the Charter School is responsible for establishing a reciprocal maintenance agreement for the roadway easement.

COMMUNITY DEVELOPMENT

C. This CUP 01-14 Modified formally approves the Ridgecrest Charter School Site Plan dated September 8, 2014 which is on file with the Ridgecrest Planning Department.

D. The applicant shall comply with all applicable federal, state, county, and local regulations.

- E. Any signs provided on the site shall be installed in accordance with applicable sections of Chapter 20.
- F. Student drop off and pick up shall be in accordance with an approved Circulation and Parking Plan.
- G. In coordination with the Downs Street Widening project, a Landscape Plan shall be submitted to the City Planner for review and comment. Wrought Iron fencing is recommended in lieu of chain link fencing where practical. Landscaping shall be maintained in an acceptable manner. Planters shall not drain into parking areas so as to accumulate mud and other unsightly residue.
- H. A restriping plan shall be submitted to the City Planner, Police Sargent and City Engineer prior to the implementation of parking lot circulation and parking modification
- I. The existing Trash enclosure shall be utilized for the preschool.
- J. Applicant shall acquire all necessary permits from the City.
- K. Prior to the issuance of an occupancy permit for the Auditorium, the Charter School Principal must file a letter of intent with the City and AMG Associates indicating interest in a reciprocal roadway easement to provide emergency access for the multi-family residential property owned by AMG Associates over Charter School property and a roadway access easement to link the Charter School property with Church Ave over AMF Associates property.

KERN COUNTY FIRE DEPARTMENT

- L. A clearance from Kern County Fire Department will be required prior to school occupancy.
- M. Building Plans are subject to the review and approval of the Kern County Building Department.

APPROVED AND ADOPTED this 28th day of October 2014 by the following vote:

AYES: LeCornu, OBergfell, Baudhuin, and Davis
 NOES: Tallman
 ABSTAIN: None
 ABSENT: None



Chris LeCornu, Chair

ATTEST:


 Ricca Charlon, Secretary

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CITY OF RIDGECREST
100 West California Avenue
Ridgecrest, CA 93555
MINUTES

MEETING OF THE RIDGECREST PLANNING COMMISSION
City Council Chambers
Tuesday, October 28, 2014 at 6:00 PM

1. CALL TO ORDER – 6:05pm

2. ROLL CALL

Present: C. LeCornu, R. Obergfell, S. Davis, W. Tallman, M. Baudhuin

Absent: None

Staff: Matthew Alexander, Loren Culp, Ricca Charlon

3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF AGENDA

Motion to Approve Agenda by M. Baudhuin, Seconded By S. Davis.

Motion Carried By Voice Vote of 5 Ayes, 0 Nays, 0 Abstain, and 0 Absent

5. APPROVAL OF MINUTES: September 23, 2014

Motion to Approve September 23, 2014 Minutes as presented by M. Baudhuin, Seconded by R. Obergfell.

Motion Carried By Voice Vote of 5 Ayes, 0 Nays, 0 Abstain, and 0 Absent

6. PUBLIC COMMENTS OF ITEMS NOT ON THE AGENDA – Open and Closed at 6:07pm

7. PUBLIC HEARINGS

a. Conditional Use Permit 01-14 Modification (2014) Ridgecrest Charter School, 325 S. Downs Street. A request to modify the CUP approved in 2001 by adding a 9,861 square foot auditorium, a 24 staff parking lot, remodeling the existing cafeteria building for 2 classrooms by relocating the existing cafeteria to the auditorium, and a revised circulation system including a bus loading zone and 23 drop off/pick up parking stalls, (APN 508-020-14). This item was continued from the September 23, 2014 Planning Commission Meeting.

- M. Alexander went over the staff report in the agenda packet.
- M. Baudhuin – Does not agree with tactics used by AMG to make the easement agreement- sorry RCS was put in the middle. In regards to the crosswalk across Downs St. – why a crosswalk to Larkspur? Why not at Church St.?
- L. Culp – CA manual of traffic devices allows for a mid-block crosswalk directly across from a school; at Church St. would require additional requirements. The intent is to complete these improvements with the fully improved completion of Downs from Ridgecrest Blvd. to Upjohn St. It is a future improvement item.

Public Comment

- E. Hennings – thanked staff for help. Requested further discussion on addition of base pavement to join street and parking lot at front of school. Worried about cars thinking it is a two lane road. She would like to bond the base pavement as part of this and NOT pave it due to the liability of someone crashing into the power pole. Would like to have it completed with the rest of the improvements of the road. Additionally would like to bond for the moving of the power pole.
- L. Culp – if you look at the traffic report it recommends that the street improvements be installed at the current time and not put off. Public works staff would make sure that traffic directional signage be complete to traffic control standards. Regarding bonding of street lights-the lights are in concert with the street lighting at Larkspur Apts. City required Larkspur to complete the power pole improvements and recommends RCS do the same.
- M. Baudhuin – all schools do the ‘flowing’ line of pick-up. Maybe a compromise that a certain number of the Church St. stalls is for parking? As far as the Downs improvements regarding the power pole he is concerned about the deferring of the improvements.

- C. LeCornu – when is Downs St. project going to start?
- L. Culp – it is highly dependent on the power pole relocation agreement with SCE. I am told if everything was in place with SCE it would still be 2-3 years out.
- N. Shebesta – architect for school – not sure where the power is getting to the pole?
- L. Culp – developer is required to make a service application to SCE and they will design it. The school is required to make the improvements to the design and SCE will pull wire and set meters.

Public comment closed 6:51pm

- W. Tallman – With the concerns of RCS brought forward tonight, does the planning commission have jurisdiction?
- L. Culp – it is staff recommendation that the Commission approves the conditions and RCS could appeal to the Council if they see necessary.
- C. LeCornu – does not agree with the base paving condition, ok with everything else.
- Recommended changes to reso. – Section 3.A.1.f.i. Strike out ~~“Base paving will be required as the match up pavement.”~~ replace with “base paving to include from north end of property to include the driveways and between them, stopping on the north side of the power pole until the continuation of the Downs St. Project”.

Motion to Approve Resolution as amended above by R. OBergfell, Seconded by M. Baudhuin. Motion Carried By Voice Vote of 4 Ayes, 1 Nay (Tallman), 0 Abstain, and 0 Absent

b. Site Plan Review 14-04 (La Fiesta Restaurant Expansion) 119 N. China Lake Blvd.

A request to install a 1,1031 sq. ft. addition to an existing restaurant located at 119 N. China Lake Blvd, (APN 067-192-35). The addition will include new customer seating and ADA restrooms. This item was continued from the September 23, 2014 Planning Commission Meeting. **Staff recommends continuing this item until November 18, 2014.**

Motion to Continue till November 18, 2014 by C. LeCornu, Seconded By R. OBergfell. Motion Carried By Voice Vote of 5 Ayes, 0 Nays, 0 Abstain, and 0 Absent

8. DISCUSSION AND OTHER ACTION ITEMS

a. Draft Zoning Ordinance Amendments for Emergency Shelter and Density Bonus

These recommendations should be pursued on behalf of the Housing Element Update

b. Water Limitations Subcommittee Report

- M. Alexander went over the meeting held with L. Oviatt from County. It was a learning opportunity about groundwater requirements. Last week the city created an ad-hoc committee and absorbed our subcommittee.
- S. Davis – City of Ridgecrest Water Conservation ad-hoc committee was formed. Plenty of feelings on all sides. Looking at sending a letter that the residents of Ridgecrest are very concerned and want to have a say. Next meeting Monday November 18th (3rd Monday of each month)

M. Alexander – attended the BOS meeting today and updated the Planning commission as to the outcome.

c. City Engineer’s Roadway Construction Progress Report and Update

- L. Culp provided an update on construction projects within the city

9. STAFF ITEMS

- M. Alexander noted that the Planning commission is going to meet 3rd Tuesday of each month for November & December.

10. COMMISSIONER ITEMS

- M. Baudhuin – concerned with the pot holes being created at the Jack in the Box intersection by the over watering of landscaping. He plans to go to the IWVWD with his concern.

11. ADJOURN TO A SPECIAL MEETING NOVEMBER 18, 2014