



CITY OF RIDGECREST

INFRASTRUCTURE COMMITTEE

City Council Conference Room
100 W. California Avenue.
Ridgecrest, CA 93555

Tuesday, May 13, 2008 at 5:00 p.m.

MINUTES

Infrastructure Committee Members: Chairman Tom Wiknich; Members Steve Morgan, Lois Beres and Nellavan Jeglum

1. **CALL TO ORDER**

The meeting was called to order at 5:07 p.m.

Present: Chairman (Vice-Mayor) Wiknich, Lois Beres, Nellavan Jeglum

Absent: Steve Morgan

Staff Present: Public Works Director Dennis Speer, City Engineer Joe Pollock, Assistant City Manager Mike Avery, Administrative Secretary Danielle Valentine

2. **APPROVAL OF AGENDA**

A motion was moved by Vice Mayor Wiknich and seconded by Member Beres to approve the Agenda. The Agenda was approved as submitted.

3. **APPROVAL OF MINUTES April 8, 2008**

A motion was moved by Member Beres and seconded by Member Jeglum to approve the Minutes of 8 April, 2008. The Minutes of 8 April, 2008 were approved as submitted.

4. **COMMENTS: (PUBLIC COMMENT)**

Name not provided – no need to worry fixing street as nobody can afford to drive on them – wake up America we are being strangled – it's on purpose.

Pat Bourke – congratulated our new City Manager saying he was sure he will do a good job as he has done a “heck of a job” where he was now.

5. **DISCUSSION ITEMS:**

a. **Modification of Standard Street Cross Section for Springer/Saratoga Avenue**

City Engineer Joe Pollock advised this had come about via the County – the paving east of College Heights Blvd. He said the City got involved in the Saratoga and College heights Tract. Edison has an easement – 54 feet wide - and is adamant they will not allow longitudinal access to their easements. Mr. Pollock said he had met with Edison and talked with the County Road Department. He said the County had shifted their roadway improvements to facilitate Edison. Mr. Pollock said that most of the parcels in the County are 2 ½ acre parcels – therefore density was not going to reach the level where there was a need for a four lane roadway. Mr. Pollock advised that staff had proposed two road lanes, two bike lanes and curb,

gutter and sidewalk and that the City was now in agreement with the County that something less than normal would suffice well into the future because of density of development, the fact that the area was primarily residential and it was not going to generate a great enough volume of traffic to justify a four lane road.

Member Jeglum asked Mr. Pollock to clarify that there was no right of way in the portion west of Norma. Mr. Pollock confirmed there was no right of way from Norma to Downs – and noted it was all deeded property. He said the solution proposed would take care of the present problem in the City.

Mr. Pollock said this solution would become part of the circulation plan currently being developed.

b. Proposition 1B Projects:

- Capping of existing streets using rubberized asphalt:

Norma Street from Ridgecrest to Las Flores

West bound lanes of Ward from Downs to Mahan

Mr. Pollock advised that approval would be needed from City Council as part of the process. He proposed that capping of Norma would be done using the rubberized asphalt as it is recommended for older roads and would ride a lot quieter than normal “AC”, is not as sensitive to reflection cracking and, he said, he had been told it had a lifespan of 15 years. Mr. Pollock said this would be the first time this product had been used in Ridgecrest, but was big in Arizona and Santa Clarita.

Mr. Pollock advised that the State would provide approx \$449,000 but the job would cost approx \$306,000. In order to use up the balance of funds Mr. Pollock proposed capping on Ward. He said this pavement was rough with some cracking due to lack of maintenance (due to lack of funding). Mr. Pollock said that work would bring the total cost to approx \$471,000 which would mean a total local funding of approx \$22,000.

Member Jeglum asked if this method of capping was cheaper. Mr. Pollock said it was about the same price as other methods but the process would be less involved.

Chairman Wiknich said he had been asked questions by residents; Why is Norma on the Streets Initiative list if money is available elsewhere? Is capping of Norma Street the right thing to do? Would the streets initiative mean a total repair versus capping – i.e. why are you going to cap something you are probably going to rip out and repair again?

Mr. Pollock responded saying that the only option to capping would be a full re-construct – at a cost of approximately \$1,000,000. He explained that the City did not have that money – whereas he said (1) they did have this money (2) they have a street that needs something done now (3) there was no guarantee the initiative would pass.

Assistant City Manager Mike Avery asked for clarification that re-capping would provide a 15 year life-span and asked if the plan (based on the initiative being passed) would be to dig up and reconstruct. Mr. Pollock said that was not his plan and he confirmed he had been told to expect a 15 year life span.

Member Beres asked if the cities Mr. Pollock had spoken with in regards to using rubberized asphalt were as hot as Ridgecrest and this was confirmed.

Name not provided – asked if the 15 year life span was conditional upon normal maintenance. Mr Pollock responded that maintenance would not be required.

Name not provided – said he felt it was a good idea and worth trying for the future.

Mr. Pollock said that for every lane mile put down, the City would be using 2,000 tires – i.e. recycling. He said that estimates depended on oil prices – currently \$120 per ton unit cost.

There was further discussion as to the process of capping – information provided by Mr. Pollock.

Member Beres asked if Mr. Pollock knew when the money would be received. Mr. Pollock said a resolution would go to the next agenda. ACM Avery said that the \$25,000 would come out of next year's budget and that an endorsement was needed from the Committee to take the proposal before Council.

Member Jeglum made a motion and Member Beres seconded a motion to endorse the proposal.

AYES: Beres, Jeglum, Wiknich

NAYES: None

Absent: Morgan

c. IWVWD Upcoming Projects

Mr. Pollock provided an update. He said work would start in two months, the first project being on Drummond between Downs and Norma – 12 inch water line replacing an old steel line in the eastbound parking lane. He said they would have to tear up the intersection to abandon the steel valves so there would be some patches in the travel lanes. The second would be on South China Lake Blvd between Upjohn and Church – in the parking lane, there would be a need to tear up some intersections – he said that pavement had been down for 10 years but in pretty good shape. The third on South China Lake Blvd from the Wal Mart shopping center through to Norma Street – he said this would give a loop that IWVWD currently did not have.

Chairman Wiknich asked if there were any water district or utility needs on the roads proposed for capping. Mr. Pollock said this would be checked before proceeding.

d. Proposed County Road Project:

- Pave Bowman Road from Jack's Ranch Road to Mahan Street

Mr. Pollock advised that he had met with the County Road Department who wanted to start construction in the next year. He said his concern and theirs was to get Bowman between Mahan and Downs paved – if this were done he said, it would modify traffic flow in the whole town as it would allow residents to get to Jacks Ranch and 178 without going through town from Ridgecrest Heights. He said the City's portion of cost would be about \$350-\$400,000 and that it would really change the circulation pattern in town.

Member Beres said that this had been talked about at GPAC. Mr. Pollock said he thought the trash trucks would use the new road.

Mr. Pollock said the County would be willing to assist the City – for example if the City got the money together the County could get their contractor to continue paving the City portion. He said the County would pave half a mile of Bowman inside City limits. Mr. Pollock said it would be a “neat project if we could make it happen.”

Chairman Wiknich said this was exciting and the City should “figure this one out”. He said we should do everything we could to join with the County. He asked if the Committee agreed and all responded affirmatively. Member Beres asked that the Committee be kept informed of progress.

Name not provided – commented that it seemed the right of way was kind of confusing – does the drainage channel split the roadway? Mr. Pollock said that at Downs the culverts should have been located a little further north but the Channel is to be on the north side of the road.

e. Budget Update

Public Works Director Dennis Speer provided handouts to the Committee listing Capital Requests for 08/09, Staff Position Requests for 08/09 and Prioritized Fixed Assets & Supplies Request from 07/08.

Mr. Speer said that some items would appear on both the 07/08 and 08/09 Streets request as only one piece of equipment had been received and another paid for but not received from the 07/08 list.

Member Jeglum enquired as to the likelihood of purchasing two pick-ups for \$19,000. Mr. Speer explained that the numbers came from the yard but explained that price differences were based on the capacity of the vehicle.

Mr. Speer said he asked for \$250,000 for street repair – additional materials for pothole patcher and \$200,000 from last year. He said his staff request would bring Streets up to the manpower it was at 10 years ago. Wastewater he said had requested two operators in training to enable running 24 hours, 7 days a week.

Public works – the Administrative Secretarial position would be filled shortly he said and the Engineering position had been vacant for about two years and a request for two Engineering Technicians to assist.

ACM Avery noted that the staff requests had been amended as follows; streets reduced to one person, wastewater left alone and Engineering Techs reduced to one.

Chairman Wiknich said he appreciated the report – it was a good start – could he please see a report on the street maintenance budget.

Name not provided – asked where information on the open positions could be found. Mr. Speer advised that the City had a flyer for the Engineering position, the Admin Secretarial position had been recruited in the recent past so that information would be available from Human Resources and he believed information would most likely be on the website.

f. Trench Cut Draft Ordinance

Mr. Speer provided a draft ordinance to the Committee – he said it dealt specifically with the five year moratorium on either a newly constructed or renovated street. He said it did provide for exceptions and perhaps the Committee would like to review and advise their recommendations.

Member Beres asked how loosely Item B. could be interpreted. Would it be the Utility Company's responsibility to monitor the City's plans or would the City be responsible for advising the utility companies.

Chairman Wiknich said he would like tighter definition on exception D. "service for buildings where no other reasonable means of providing service exists."

Member Jeglum asked if vacant parcels abutting newly constructed or reconstructed streets would be given the option of tying in – dead-ending it to the property and signing an M.O.U. acknowledging that if the option was not taken at the time it would be five years until connection. Mr. Pollock said that would work with water and sewer but for PGE and Edison he understood they could not serve vacant parcels. He said he had a concern as to how to define an "emergency". Mr. Wiknich noted there was a definition of an emergency within the current ordinance. Mr. Speer said he had titled the draft ordinance "street excavation" as opposed "trench cut" as this was the label currently used in the ordinance.

Chairman Wiknich suggested that if a street was due for reconstruction or construction a mailer was sent out to the private owners encouraging them to get service to their properties prior to work commencing advising that if they did not get service at that time it would be five years until their next opportunity.

Member Jeglum said she thought the City should look at working with the Utilities and based on previous representations made at the Infrastructure Committee there could be some reasonable alternative to seal the ordinance up tightly. ACM Avery

said that bottom line was “do you want to keep new development from happening on that street for five years”. He said he believed that the area of concern was being able to say “no” to a development. Chairman Wiknich said that exception E. would provide the avenue for coming to City Council asking for an exception.

Member Jeglum asked if something could be put in place as part of the disclosure process for a potential buyer. Mr. Pollock said he believed that was part of the due diligence process. Mr. Speer said it was constructive notice if it was in the Municipal Code. Member Jeglum said she was concerned for the buyer who may for one reason or another not find that information until they were at the point of getting a permit.

Chairman Wiknich said it may be a mute point given that the Streets Initiative is looking mainly at built out streets but that it would follow us into the future.

ACM Avery suggested that some verbage be added under sub-section E. requiring Planning Commission approval

Member Beres moved approval with inclusion of amendment to E. as suggested by ACM Avery, this was seconded by Member Jeglum

AYES: Beres, Jeglum, Wiknich

NAYES: None

Absent: Morgan

ACM Avery advised that this would go to City Attorney before appearing before Council.

g. Sonja Drainage Solutions

Mr. Speer provided a handout summarizing alternatives. He said that this issue had been before the Committee for at least a year. He said drainage at a subdivision had not been put in correctly at the time but had been approved some 20 to 30 years ago. He said that there had been a proposal to request the Regional Board allow the City to utilize the sewer manhole at a cost of only a few thousand dollars for a similar problem. Mr. Speer said he had spoken with Lahontan asking if the response would be same for this project (i.e. negative) and this was confirmed noting that the City would then need to ask for an amendment to the WWDOS.

Therefore, given the length of time that would take and the 50% chance of success he had provided alternatives including the cost. He provided a briefing on each of the alternatives.

He said his recommendation was repair and replacement of the deck with installation of a drywell at an estimated cost of \$10,000 with maintenance costs of approximately \$2,000 per year. Mr. Speer said that this method would expose the low point and allow access for any water not percolated by the drywell. He said that Streets were ready to commence work on this next week. Further, he suggested

that the City go through the process with Lahontan in order to address any future instances.

There was general agreement to proceed as per Mr. Speer's recommendation.

Pat Burke thanked the committee on his own and Mr. Winson's behalf.

6. DIRECTOR'S REPORT

Mr. Speer advised that the pothole patcher had been received and training would commence that week. He also advised he had attended a meeting in Fresno for a selection of the alternative for 395 – he said the grade interchange at 395 had been accepted and he had received assurance that the City could proceed with the signal on Ward with the understanding that the City would be reimbursed when CalTrans received their funding.

Mr. Speer provided an announcement for Mr. Wiknich to advise that there had been an acceptance of application for encroachment permit to erect signage on 178 regarding overweight trucks.

The meeting was adjourned at 6:50 p.m.