



**FULLERTON
CITIZENS' INFRASTRUCTURE
REVIEW COMMITTEE**

MINUTES

**MONDAY, NOVEMBER 14, 2011; 5:00 P.M.
COUNCIL CONFERENCE ROOM
1ST FLOOR - CITY HALL**

COMMITTEE MEMBERS PRESENT: Patrick McNelly
Gregory Sebourn
Jay Kremer
Sheridan George
Roland Chi
Ryan Alcantara (arrived late)

COMMITTEE MEMBERS ABSENT: William Kelly

STAFF PRESENT: Don Hoppe, Director of Engineering
Ron Bowers, Senior Civil Engineer

CALL TO ORDER:

The meeting was called to order by Chair Sebourn at 4:05 p.m.

CONSENT:

MOTION by Member Sheridan, seconded by Member McNelly and, with Member Chi abstaining, the Minutes of the September 11, 2011, meeting were approved as written.

REGULAR BUSINESS:

1. CAPITAL IMPROVEMENT PROGRAM

Ron Bowers, Senior Civil Engineer, is involved with the current FY gave overview two-year look ahead, prioritization process – second year of the current two-year budget on February 20th. He distributed maps of the Water, Sewer, Storm Drain and Street Reconstruction Projects.

Member George reiterated his concern that any sewer/water line work should always be done simultaneously with street reconstruction. Mr. Bowers indicated that the City does attempt to repair the streets after sewer repairs, but there is not always funding available to do so.

Member Kremer asked whether the sewer lines were being reconstructed because of damage or over capacity. Mr. Bowers stated that most of the sewer lines require damage repair. Presently, there are 12 lines projected for \$20 million in capacity upgrades

Member McNelly explained how the Orange County Sanitation District CMOM (Capacity Management Operation and Maintenance) looks at sewer issues, i.e. a video system to look at age and maintenance issues, investigative assessment and then setting a priority list.

Member Sheridan recalled hearing the analysis when an older sewer is in better condition than a newer one because of the poor quality of materials used and Director Hoppe confirmed that this was true.

Director Hoppe stated that the City's Maintenance Department has video equipment to check the aging sewer lines, as well as newer systems which have issues such as substandard backfill or incorrect installation. Member Kremer asked what material the pipes are made of, and Director Hoppe answered that most of the City's pipes are made of Vitrified Clay (VCP).

Civil Engineer Bowers showed a breakdown of CIP projects:

\$1.6 million Water fund
\$4.5 million Sewer enterprise fund with \$500,000 for sewer lining
\$1.3 million Storm drain
\$2.8 million Street reconstruction arterial; 900,000 residential
Facility capital repairs \$699,000

Member Kremer noted that some of the water mains listed for repair are only 25-30 years old. Director Hoppe explained that it could be caused by "hot soil" which erodes the pipe and causes stress fractures and breaks. Member George questioned how staff handles "hot soil" and Director Hoppe replied that in those circumstances, the pipe is double and perhaps even triple wrapped.

Member Kremer also asked about the sewer lining process. Senior Civil Engineer Bowers explained that it is an epoxy resin liner which is pushed through and cured in place with hot water. When the pipe is cured, the contractor makes holes where the laterals are located. Member George asked how long the life of a pipe can be extended using the lining process. Director Hoppe reminded him that this process can only be used in certain circumstances, but as a rule it would add another 50-100 years.

Chair Sebourn noted that one of the Public Facilities Capital Repair items was to replace the automatic doors at City Hall, Main Library and Hunt Branch Library; however, the Main Library had just recently undergone a major remodel. He asked if new doors were part of that remodel. Director Hoppe indicated that the matrix for capital repairs was developed approximately eight years ago and the funds were carried forward. The money for the Main Library doors was then reallocated for a new roof.

Member Kremer asked if bond monies were used in the CIP allocations, or if the City was considering them. Director Hoppe replied there were no bond funds used in the CIP projections. The City is paying a bond debt from the Water Fund for the Hillcrest Reservoir site. In order to utilize bonds, there has to be a guaranteed source of revenue.

Member George asked if the amounts listed in the CIP were projected or guaranteed amounts. Director Hoppe explained that when the CIP is prepared, the Administrative Services Department makes projected revenues for each fund. The Sewer and Storm Drain Funds are based on water consumption; street reconstruction is based on Measure M, Gas Tax, and Prop 42 allocations based on past history. The list of projects is then prioritized.

Senior Civil Engineer Bowers noted that there was approximately \$6.5 million dollars worth of water main replacement projects that are contingent upon a water rate increase and bond funding.

Member McNelly questioned if the gas tax allocation is based on fuel consumption within the City of Fullerton, or car registrations, or both. Director Hoppe replied that it is based on population and area, and there is a sales tax component of the tax of which the City receives a portion.

Member Sebourn asked for the current status on the Raymond and State College Grade Separation projects. Director Hoppe reported that design is almost complete, an appraisal process for State College has begun, environmental clearance was obtained for State College, (Raymond is categorically exempt) and the City conducted an oversight review with OCTA to determine if any changes could be made to either save money or speed up the construction process. Construction time is estimated to be 2013.

Member Alcantara asked how the sewer repair process is handled on private property, such as Oceanview. Senior Civil Engineer Bowers answered that after viewing the pipe by video to line them (preferred alternative); it is possible to break the pipe in place (pipe bursting) and make connections at the laterals. Director Hoppe added that most pipes are located in an easement, but if necessary the City must obtain a construction easement from the property owner, and then return the property to its original condition.

Member Alcantara questioned that if the water rate increase is not passed by 2013 would the project priorities have to be reevaluated, and Director Hoppe answered affirmatively.

Member McNelly questioned how much is lost each month the water rate increase is delayed and Director Hoppe indicated it is approximately \$60,000/month including pass through fees. Member McNelly then inquired if staff had been asked to do a risk analysis on what may happen without the rate increase? Director Hoppe said they were not asked to do such a study, but staff reviewed the history of pipe breaks and life of the pipes, and there will be less in the CIP budget from now on.

Senior Civil Engineer Bowers distributed maintenance district maps, and Member George asked for clarification them. Director Hoppe said that approximately 20 years ago, staff attempted to establish a logical progression of different City maintenance functions, such as cracked sealing, slurry seal, street reconstruction, etc. Depending on the funding available, staff would address those issues in one district, and then move to the next district the following year. This would ensure that the City was not focusing on just one district, and the citizens knew that their district, while not completed one year, would be the next. However because the water and sewer lines are driving the street reconstruction project, the City is not following the maintenance district schedule at this time because funding is not available.

Member Kremer indicated that he heard that CSUF was considering closing Nutwood Avenue. Director Hoppe reported that the City, Cal State Fullerton and Hope University are collaborating to create "College Town." This would expand CSUF across Nutwood into the areas to the south, and one of the proposals for that project would be to close Nutwood. A complete traffic analysis would have to be conducted before any streets in the area could be closed.

Member McNelly wanted clarification on what makes a street an “arterial.” Director Hoppe explained any street that is not a local residential street constitutes an arterial roadway. Harbor, State College and Orangethorpe are examples of major arterials. Member McNelly further inquired if staff had received comments from the general public regarding the condition of local area streets. Director Hoppe stated that staff receives the most comments from residents, if a street in their area is being repaved, slurried, etc. and their street was not included. Negative comments are usually limited.

Member McNelly reported that Orange County Sanitation District desired to turn over the sewer main in Richman Avenue to the City of Fullerton. Director Hoppe stated that as of this date, they had not contacted him regarding this matter.

PUBLIC COMMENTS

There was no one from the public who wished to speak on any matter.

ADJOURNMENT

There being no further business, the Citizens’ Infrastructure Review Committee adjourned at 5:30 p.m. until the next meeting to be scheduled in February 2012.

Becky Stevens
Administrative Assistant