

Heber Public Utility District

REPORT TO BOARD OF DIRECTORS

MEETING DATE: January 19, 2023

FROM: Moises Cardenas, Office Manager

SUBJECT: Children's Park Update

BACKGROUND:

On December 15, 2022, the HPUD Board of Directors awarded the Children's Park Project to Three Peaks Corp.

INFORMATION ONLY:

The Heber Public Utility District has signed the Notice of Award. We are waiting for the Contractor (Three Peaks Corp.) to send their insurance and bonds for attorney review to ensure that they meet HPUD requirements.

The County of Imperial has requested HPUD install ADA accessible parking on the premises. HPUD is working with THG to find alternative solutions, including asking Sacred Heart Mission for use of the west side parking lot. The permit from the County of Imperial is contingent on finding a solution for the parking at Children's Park.

Lastly, HPUD is looking for additional funding sources. There was a donation from Heber Community Foundation back in December 2022 for \$200,000.00. Looking for other funding sources will reduce the amount we would have to expend from our reserves.

Respectfully Submitted,

Moises Cardenas,
Office Manager

January 13th, 2023

PROGRESS REPORT FOR HPUD CHILDREN'S PARK

THG PROJECT NO. 744.087

PROCESSING OF CONTRACT AGREEMENT

1. HPUD executed Notice of Award for the project and forwarded it to the Contractor, Three Peaks Corporation, on December 22, 2022.
2. Three Peaks Corporation is in the process of securing the performance and payment bonds for the project. HPUD expects to receive the contract documents back from Three Peaks Corporation by the end of January 2023.
3. The Contract Documents will then be reviewed by the HPUD Attorney, and the Contract Agreement between HPUD and Three Peaks Corporation will be executed around the second week of February 2023.
4. A Pre-Construction Conference will be conducted by the end of February 2023. If the County of Imperial Building Department allows HPUD to commence the grading activities without an approved building permit, Notice to Proceed will be issued to the Contractor. Parking issues need to be resolved in order to secure a building permit.

ACTION ITEMS

1. County of Imperial Planning and Development Services – Plan Check review comments were provided by Interwest (formerly known as EsGil). The comments were shared with bidders for their consideration as the majority of the comments pertain to the building which will be incorporated into the building plans to be prepared by the General Contractor. The plan checker requested parking spaces to be provided at the park. HPUD requested a waiver for the parking spaces. A meeting was conducted with the County of Imperial representatives on April 6, 2022 (Corrected on April 15, 2022). The meeting memo is attached to this report (Attachment 1).
2. Per the meeting conducted with the HPUD representatives and The Holt Group, Inc. staff on Tuesday, January 10th, 2023, HPUD directed the design work for the onsite parking and the curb cut-out to create a driveway entrance along Crane Court be completed per the contract amendment approved at the previous board meeting for The Holt Group, Inc. Meanwhile, HPUD representatives will coordinate and communicate with the church owner to the south of the park to negotiate additional parking spaces dedicated for the park users.
3. County of Imperial Public Works Department – The Grading Letter provided for the project was approved by the Public Works Department on March 14, 2022. Comments provided from the County Surveyor are mainly the issues with the alley right-of-way. Additional coordination and work will be required to solve the alley encroachment issue. Revised grading plans illustrating

the onsite parking and curb cut-out for a new driveway entrance along Crane Court will need to be submitted to the County of Imperial Public Works Department.

OTHER STATUS

1. County of Imperial Public Health Department – Plan Check review process was completed and approval from the Public Health Department was received on May 12, 2022. The approval letter is attached to this report (Attachment 2).
2. County of Imperial Fire Department – Lt. Andrew Loper approved the project on behalf of the Fire Department on March 7, 2022 via email.
3. Customer Project Development Services Application was submitted to Imperial Irrigation District Energy Division. The deposit fee was submitted by HPUD to finalize IID's design process. IID finalized the design phase and issued the Contractor Notes which were provided to the Contractor during the bidding process. Three (3) new LED area lights along the alley were added to the IID's scope of work. The new area lights will be 98-Watt LED which will be mounted on the existing power poles along the north side of the alley. HPUD will need to review the installation of the street lights along Alley with the County of Imperial representatives as the Alley belongs to the County. Once HPUD meets the County's requirements on installing the alley lights, HPUD will need to coordinate with IID Energy Department to move forward with the alley light installation and pay the fee.
4. HPUD will need to request a time extension to the funding agency.

ALLEY RIGHT OF WAY VACATION

1. HPUD is in the process of establishing a lease agreement with the County of Imperial for the triangular piece to secure title to the portion of the park encroaching onto the alley.
2. HPUD is working with the County of Imperial Public Works Department to move forward with the alley right-of-way vacation.

Attachment 1

04.06.22 Meeting Memo (Corrected on April 15, 2022)

ADA Accessible Parking Requirements



MEETING MEMORANDUM

PROJECT: Heber Public Utility District
Children's Park Renovation Project
ICPDS BP#60813/THG Project No. 744.087E

DATE: April 6, 2022 (Corrected on April 15, 2022)

ORIGINATOR: Fumi Galvan, PE, Project Engineer

DISTRIBUTION: Laura Fischer, General Manager, HPUD
Sergio Rubio, Imperial County Planning and Development Services
Stephen Berry, Imperial County Planning and Development Services
James G. "Jack" Holt, P.E., Consulting District Engineer, The Holt Group
Juny Marmolejo, P.E., Construction Manager, The Holt Group
George Galvan, Principal Planner, The Holt Group

A meeting to review the parking issues for the Heber Public Utility District (HPUD) – Children's Park Renovation Project was conducted at the County of Imperial Planning and Development Services (ICPDS) office at 801 Main Street, El Centro, California, 92243 at 2:00 p.m. on Wednesday, April 6, 2022. An Attendance List was circulated to all those attending the meeting. The Attendance List is an attachment to this meeting memorandum.

The following items were discussed at the meeting:

1. ADA accessible parking spots, one (1) standard and one (1) van accessible parking stalls, are required for the project by the County of Imperial to make the entire park to be accessible before the grand opening of the park after the renovation is completed. Partial compliance with the ADA accessibility is not allowed nor is an extension to complete the parking stall installation.
2. California Building Code Chapter 11B was reviewed with regards to the qualification for the parking waiver. If the construction cost to install ADA-accessible parking stalls is more than 20% of the construction cost, the installation of the ADA stalls may be waived. The Chapter 11B (definition and requirements) will need to be further reviewed to verify if the project qualifies for a waiver. A cost justification/estimate shall be prepared in

- accordance with the acceptable method as outlined in the California Building Code.
3. The County of Imperial Planning and Development Services Department suggested two (2) options for the construction of the ADA accessible parking stalls:
 - a. Onsite parking stalls within the east half of the park near the easternmost entrance from Crane Court are acceptable by the County. A driveway entrance/exit will be constructed with red curb to the west and east sides of the driveway entrance to allow the traffic to back out of the parking stalls.
 - b. ~~Parking stalls can be installed along Alley. This will require paving of the alley in accordance with the County of Imperial Public Works Department.~~ Correction: HPUD may provide on-site parking within the park on the Southside which could be accessed through the alley. Parking along the alley could also be another option; however, both options would need to be reviewed and approved by the road commissioner (John Gay).
 4. The third option of securing ADA-accessible parking stalls for the project being considered by HPUD is to negotiate with the Owner of the Church located southeasterly of the park. The Church has a large number of existing parking stalls. HPUD may consider engaging in an agreement with the Church Owner to utilize the parking stalls for the park users. This will require converting two standard parking stalls into ADA-accessible parking stalls. ADA path of travel will have to be established between the Church Parking area and the alley entrance.

The meeting was completed at 2:30 PM.

Attachment: Meeting Attendance List

Attachment 2

05.12.22 Approval Letter from County of Imperial Public Health Department



COUNTY OF IMPERIAL

PUBLIC HEALTH DEPARTMENT

JANETTE ANGULO, M.P.A.
Director

STEPHEN MUNDAY, M.D., M.P.H., M.S.
Health Officer

May 12, 2022

**Laura Fischer
Heber Public Utility District
1078 Dogwood Road
Heber, CA 92249**

SUBJECT: Plan Review – HPUD Children’s Park Spray Ground Construction

Imperial County Public Health Department, Division of Environmental Health received Plans for the new construction of the Heber Public Utility District Children’s Park Spray ground at 39 Crane Court, Heber, CA on January 31, 2022. Additional information was requested by our office, so plans were resubmitted.

Following a review of the re-submitted park spray ground plans, this office has determined the plans to be complete and approved and after obtaining approval from the Building Official, you may proceed with construction. Your copy of the approved plans must be obtained from our office and maintained on site during construction and final inspection.

Please be aware that any deviation from the approved Plans will require further review and approval by this office prior to construction, and/or installation.

If you have any questions or concerns, please contact me at (442) 265-1888 or email fernandovilla@co.imperial.ca.us.

Sincerely,

Fernando Villa
Registered Environmental Health Specialist
Division of Environmental Health

cc: Imperial County Planning and Development Services, Building Division Manager