

DATE SUBMITTED 09/08/2021
 SUBMITTED BY COMMUNITY DEVELOPMENT DIRECTOR
 DATE ACTION REQUIRED 09/15/2021

COUNCIL ACTION (x)
 PUBLIC HEARING REQUIRED ()
 RESOLUTION ()
 ORDINANCE 1ST READING ()
 ORDINANCE 2ND READING ()
 CITY CLERK'S INITIALS em

**IMPERIAL CITY COUNCIL
 AGENDA ITEM**

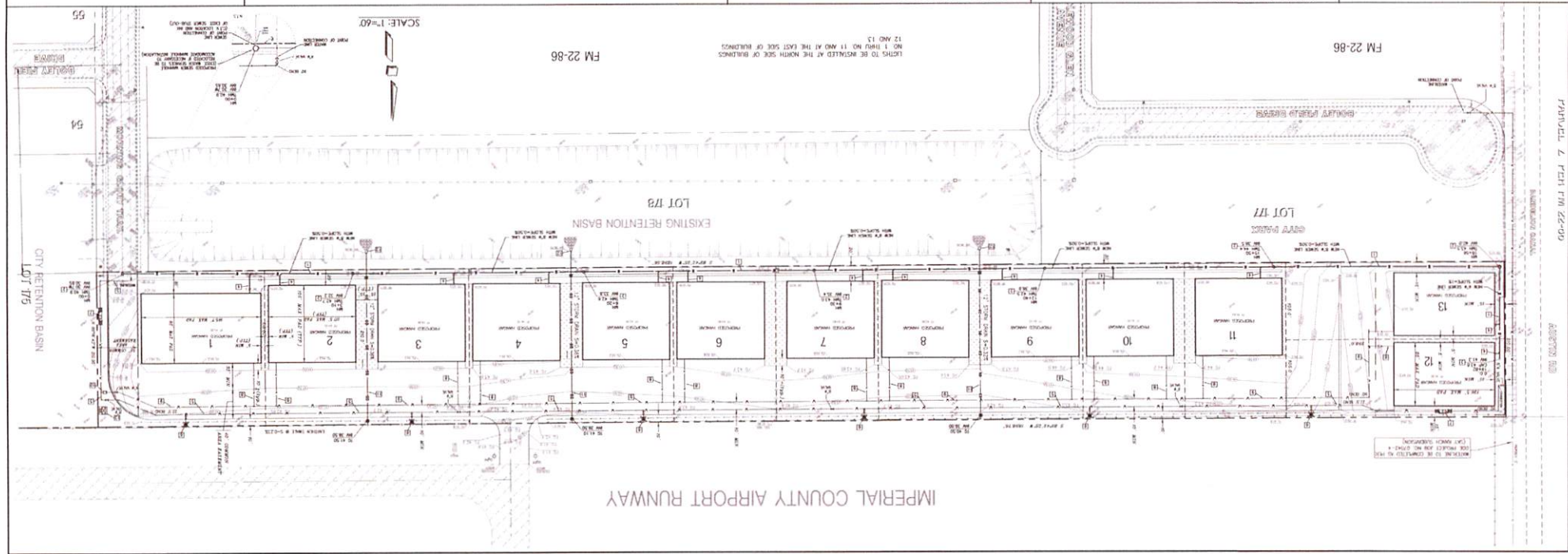
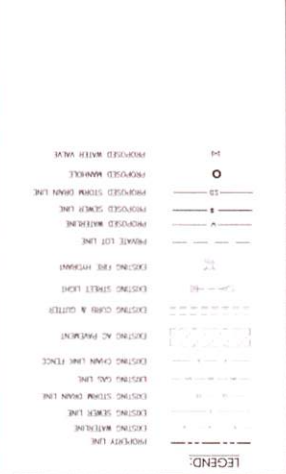
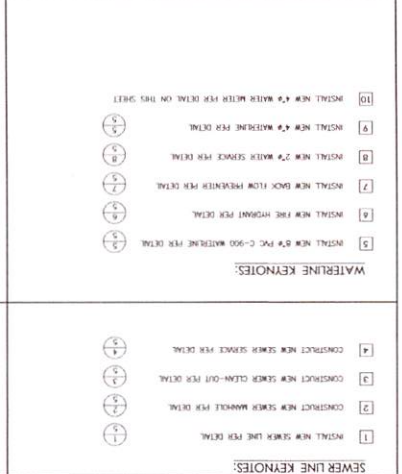
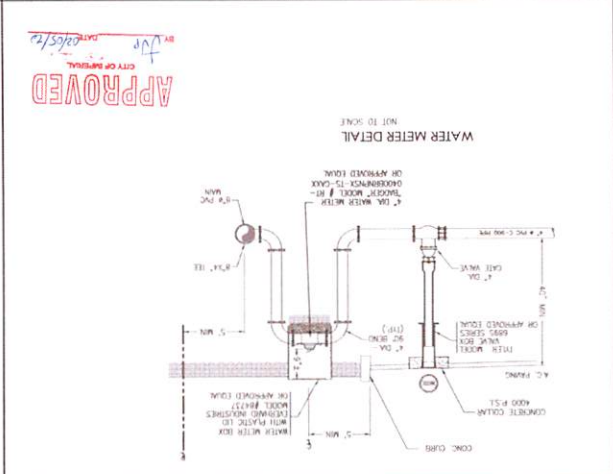
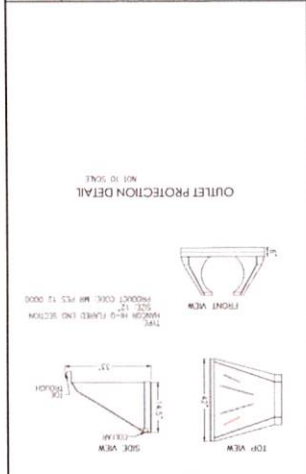
SUBJECT: DISCUSSION/ACTION: SKY RANCH AVIONES AIRPORT HANGAR LOTS PROJECT 1. APPROVAL AND ACCEPTANCE OF OFF-SITE STREET IMPROVEMENTS. 2. AUTHORIZE BOND REDUCTION UP TO 90% AND TO KEEP THE REMAINING 10% FOR THE ONE-YEAR WARRANTY PERIOD.	
DEPARTMENT INVOLVED: COMMUNITY DEVELOPMENT	
BACKGROUND/SUMMARY: City staff conducted regular field inspections during the construction of the improvements for the subject project. See Exhibit 1 attached herewith for details. A final walk through was completed on June 18, 2021. At this time, the improvements were found to be completed. One-Year warranty for labor and materials will end on June 18, 2022. Now the developer is requesting that the City accept the improvements and reduce the amount accordingly.	
FISCAL IMPACT: NO FISCAL IMPACT	ADMIN SERVICES SIGN INITIALS <u>JS</u>
STAFF RECOMMENDATION: 1. Staff recommends approval and acceptance of off-site street improvements of Sky Ranch Aviones Airport Hangar Lots Project. 2. Staff recommends authorization of bond reduction up to 90% and to keep the remaining 10% for the One-Year warranty period.	DEPT. INITIALS <u>em</u>
MANAGER'S RECOMMENDATION: <u>approve</u>	CITY MANAGER'S INITIALS <u>DHM</u>
MOTION: SECONDED: APPROVED () REJECTED () AYES: DISAPPROVED () DEFERRED () NAYES: ABSENT: REFERRED TO:	

TWO WORKING DAYS BEFORE YOU DO:
 CALL BEFORE UNDERGROUND
 CALL TOLL FREE
 SERVICE ALERT

APPROVED BY: CARLOS CORALES, ACTING CITY ENGINEER
 DATE: 1/24/2020
 R.C.E. NO.: 55432

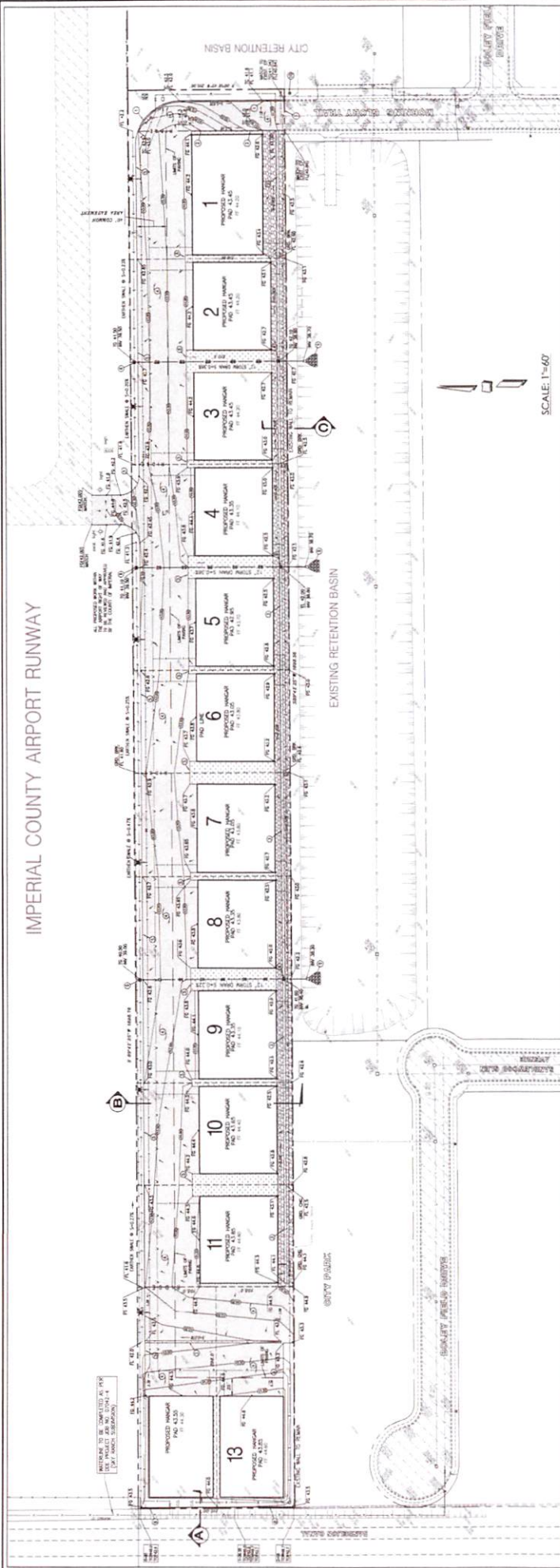
ENGINEER OF RECORD: JOSE AYVA
 DATE: 01/28/2020
 R.C.E. NO.: 55706

REVISION NO. DATE BY
 17-09-19 PER FIRST PLAN CHECK COMMENTS FROM LC ENGINEERING
 17-24-19 PER SECOND PLAN CHECK COMMENTS FROM LC ENGINEERING
 01-28-20 PER FOURTH PLAN CHECK COMMENTS FROM LC ENGINEERING



PARTIAL 7 FIRM FM 22-86

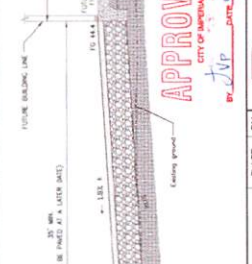
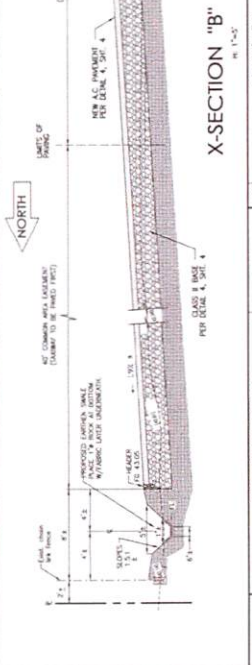
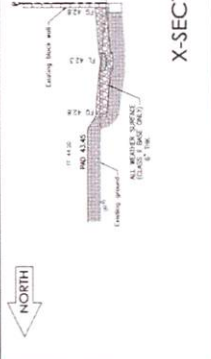
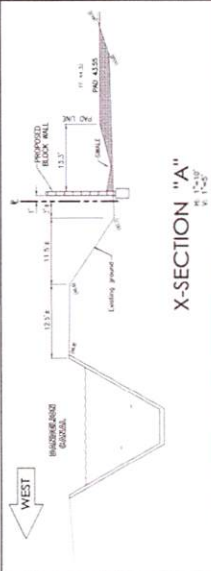
IMPERIAL COUNTY AIRPORT RUNWAY



LEGEND:

- PROPOSED LINE
- EXISTING WATERLINE
- EXISTING STORM DRAIN LINE
- EXISTING STORM DRAIN LINE
- EXISTING GAS LINE
- EXISTING CHAIN LINK FENCE
- EXISTING AC PAVEMENT
- EXISTING CURB & GUTTER
- EXISTING STREET LIGHT
- EXISTING FIRE HYDRANT
- TOP OF CURB
- FLOORLINE
- FINISH GRADE
- BENCHMARK
- PRIVATE LOT LINE
- PROPOSED INTERLINE
- PROPOSED STORM DRAIN LINE
- PROPOSED MANHOLE
- AC PAVEMENT
- PROPOSED LANDSCAPE AREA
- SECONDARY ACCESS/DRIVE LINE
- FLOW DIRECTION

- CONSTRUCTION KEYNOTES:**
- CONTRACT FIVE CURB & GUTTER PER DETAIL
 - CONTRACT FIVE FIVE STANDING CURB PER DETAIL
 - CONTRACT FIVE WALLEY GUTTER PER DETAIL
 - CONTRACT AC PAVEMENT PER DETAIL
 - INSTALL REMODEL READER PER DETAIL
 - INSTALL CHAIN LINK FENCE PER DETAIL
 - PROPOSED CIP WALLEY GATE PER DETAIL
 - CONTRACT NEW BLOCK WALL PER DETAIL
 - PROPOSED 8" (2" MIN. ROCK) WITH FILTER BENCHMARK STANDARD DRAINING (2-4)
 - INSTALL PHOTO SWITCH (PER S.C. PER DETAIL)



APPROVED
BY: *[Signature]* DATE: 01/24/2020
R.C.E. NO.: 55432

ENGINEER OF RECORD
PLANS PREPARED UNDER THE SUPERVISION OF
BY: *[Signature]* DATE: 01/24/2020
R.C.E. NO.: 55432

REVISION

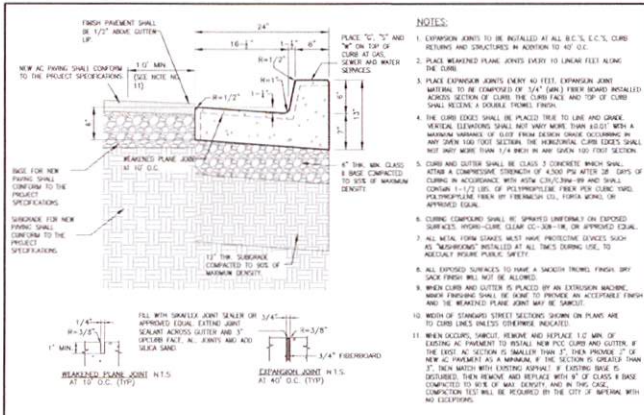
NO.	REVISION	DATE	BY
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2	PER SECOND PLAN CHECK COMMENTS FROM LIC ENGINEERING	12-24-19	J.C.C.
3	PER THIRD PLAN CHECK COMMENTS FROM LIC ENGINEERING	01-28-20	J.C.C.
4	PER FOURTH PLAN CHECK COMMENTS FROM LIC ENGINEERING	01-28-20	J.C.C.

SEAL
Professional Engineer
No. 60706
State of California
Civil
Exp. 12/31/2023

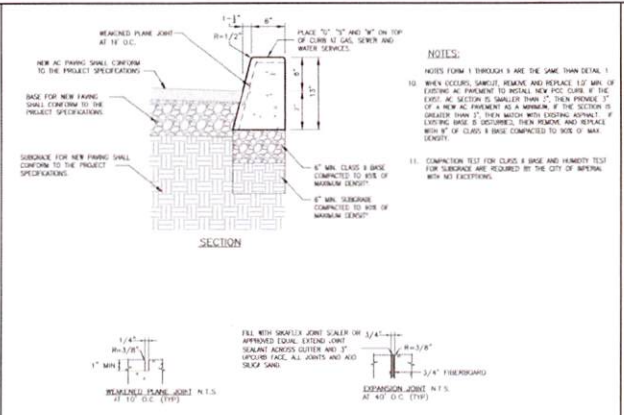
APPROVED
BY: *[Signature]* DATE: 01/24/2020
R.C.E. NO.: 55432

PROJECT INFORMATION
KEY: BAYNICH AVENUE
AIRPORT HANGAR LOTS
GRADING & IMPROVEMENTS
GRADING PLAN
IN THE CITY OF IMPERIAL, CA
DATE: 01/24/2020
SHEET 3 OF 6
CLIENT: PEBBLE CREEK COMPANIES
JOB NO.: 19-092

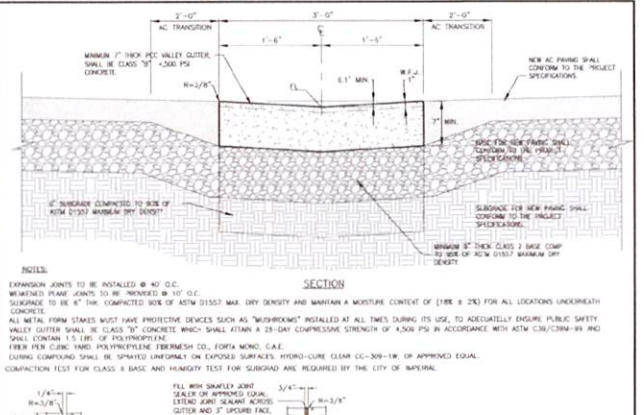
ENGINEERING & SURVEYING, INC.
341 WEST CROWN COURT
SUITE 100
IMPERIAL, CA 92251
Phone: (760) 363-5855
Fax: (760) 363-3791



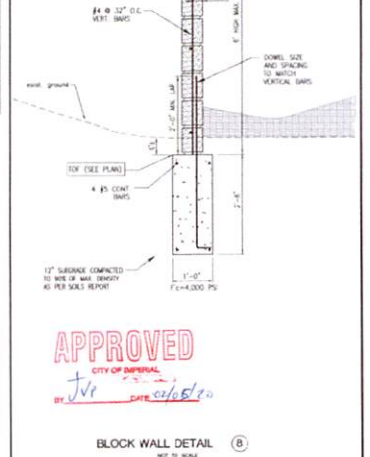
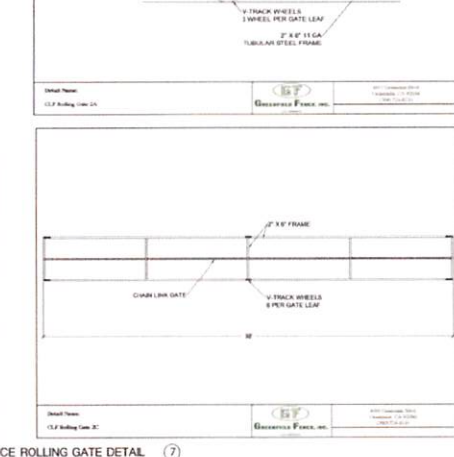
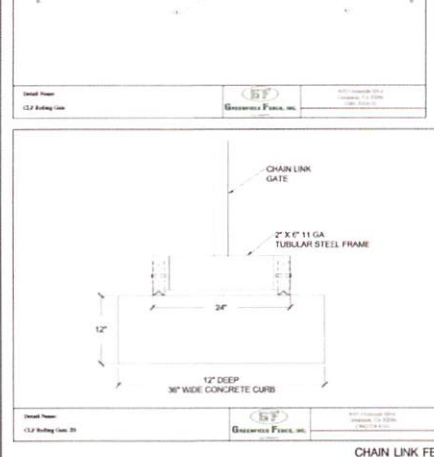
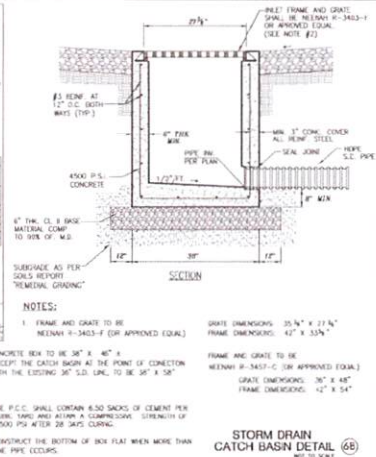
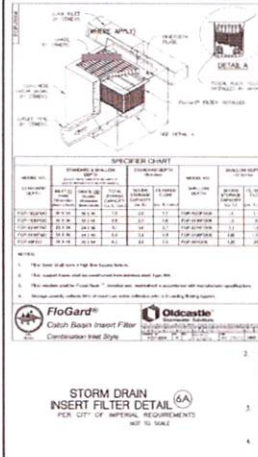
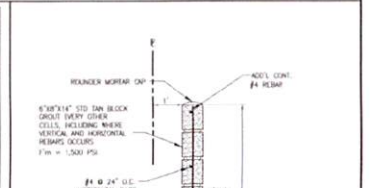
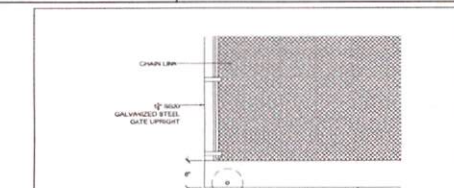
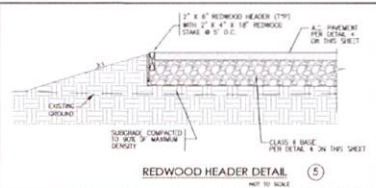
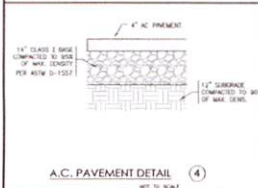
PCC CURB & GUTTER DETAIL ①
CITY OF IMPERIAL STD. DETAIL NO. 2



PCC FREE STANDING CURB DETAIL ②
CITY OF IMPERIAL STD. DETAIL NO. 24



PCC VALLEY GUTTER DETAIL ③
CITY OF IMPERIAL STD. DETAIL NO. 24



NO.	REVISION	DATE	BY
1	PER FIRST PLAN CHECK COMMENTS FROM LC ENGINEERING	12-09-19	G.C.
2	PER SECOND PLAN CHECK COMMENTS FROM LC ENGINEERING	12-24-19	G.C.
3	PER THIRD PLAN CHECK COMMENTS FROM LC ENGINEERING	01-28-20	G.C.
4	PER FOURTH PLAN CHECK COMMENTS FROM LC ENGINEERING	01-28-20	G.C.

NOTE: THE ENGINEER'S SEAL AFFIXED BELOW INDICATES THAT THE METHOD OF ANALYSIS PRESENTED IS CONSISTENT WITH ACCEPTED ENGINEERING PRACTICES AND CODES. ACCEPTED ENGINEERING PRACTICES AND CODES ARE ONLY RESPONSIBLE FOR THE DESIGN OF THE ENGINEERING WORK SHOWN ON THIS PLAN.

APPROVED BY THE ACTING CITY ENGINEER
CITY OF IMPERIAL

BY: *[Signature]*
CARLOS CORRALES
R.C.E. NO.: 55432

DATE: 1/29/2020



ENGINEER OF RECORD
PLANS PREPARED UNDER THE SUPERVISION OF

BY: *[Signature]*
JOSE AVILA
R.C.E. NO.: 66706

DATE: 01/28/2020

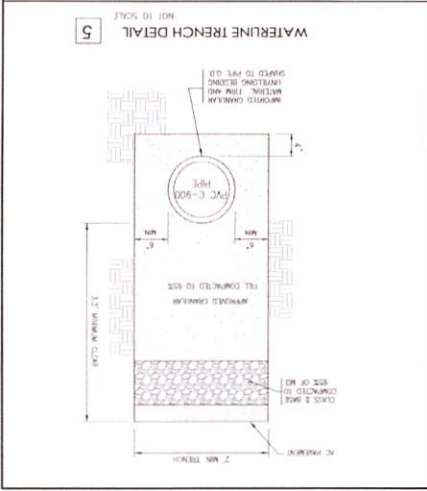
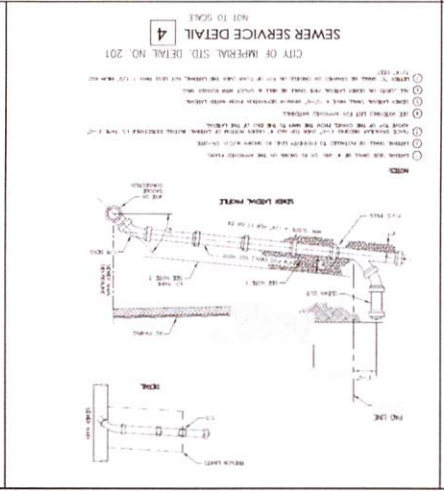
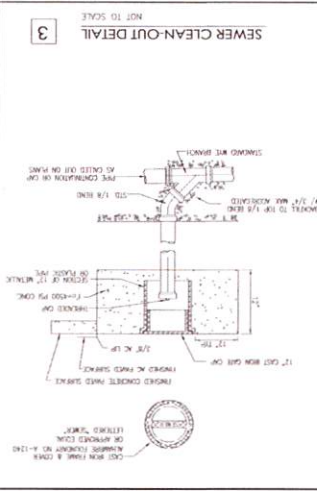
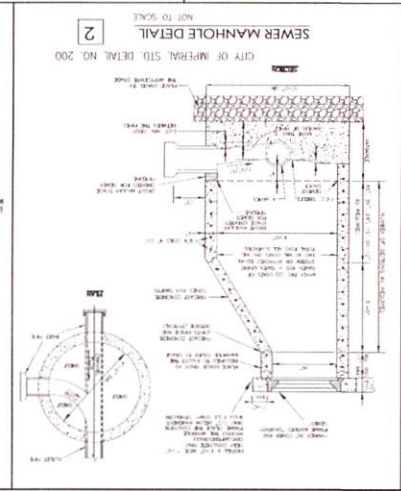
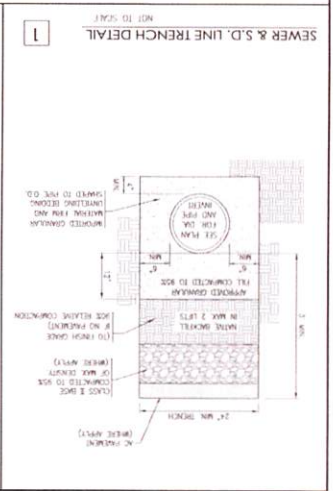
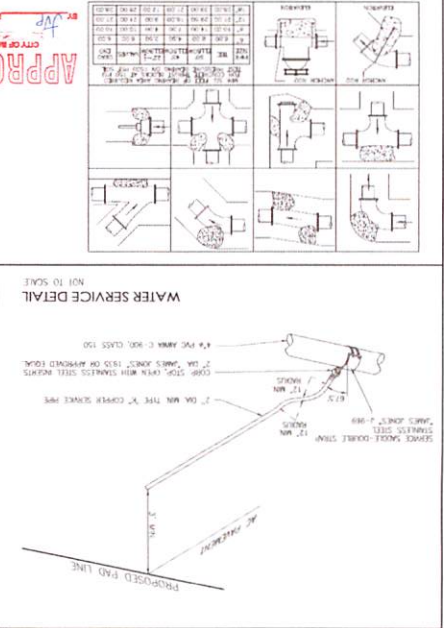
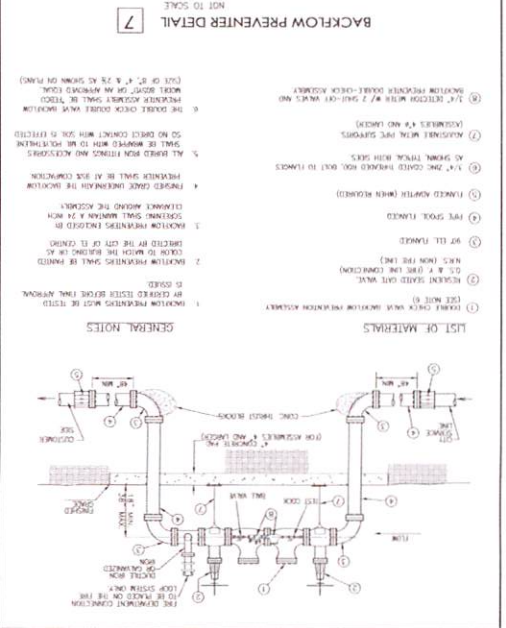
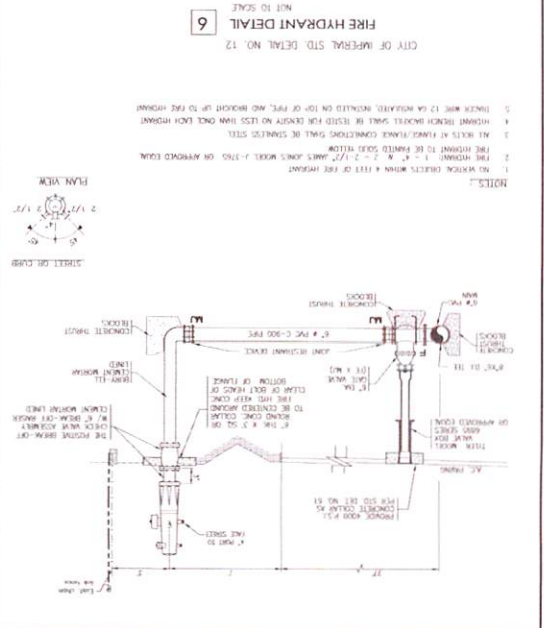


Bj
ENGINEERING & SURVEYING, INC.
Phone: (760) 353-3552
341 WEST CROWN COURT
SUITE 100
IMPERIAL, CA 92291
Fax: (760) 353-3751

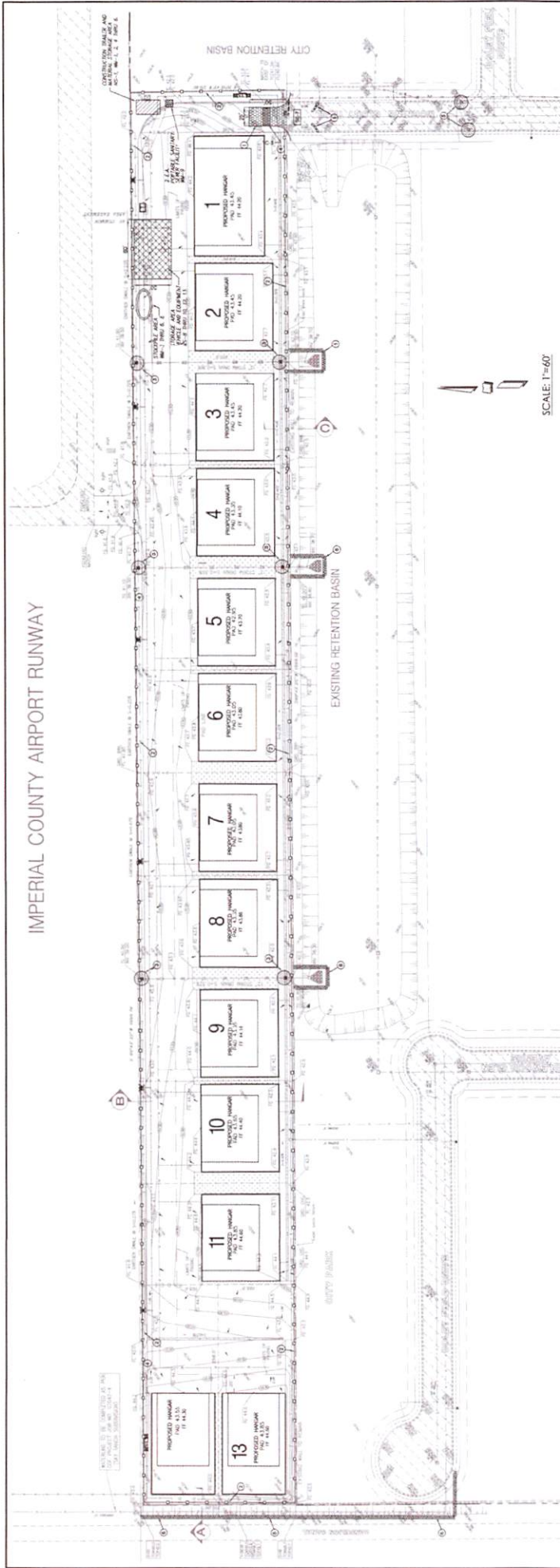
SKYRANCH AVIATION'S
AIRPORT HANGAR LOT'S
GRADING & IMPROVEMENT PLANS

CONSTRUCTION DETAILS

IN THE CITY OF IMPERIAL, CA DATE: 01/28/2020
CLIENT: PEBBLE CREEK COMPANIES
SHEET: 4
OF: 6
DATE: 01/28/2020
BY: G.C.
JOB NO.: 19-092



IMPERIAL COUNTY AIRPORT RUNWAY



EROSION CONTROL NOTES:

1. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF ANY EXCAVATION OR EARTHWORK.
2. EROSION CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD.
3. EROSION CONTROL MEASURES SHALL BE REMOVED IMMEDIATELY UPON COMPLETION OF THE WORK.
4. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
5. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
6. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
7. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
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10. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
11. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
12. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.
13. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.

TEMPORARY EROSION CONTROL MEASURES SHALL BE PERFORMED BY THE CONTRACTOR AS INDICATED BELOW.

1. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF ANY EXCAVATION OR EARTHWORK.
2. EROSION CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD.
3. EROSION CONTROL MEASURES SHALL BE REMOVED IMMEDIATELY UPON COMPLETION OF THE WORK.
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13. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.

SILTATION AND SEDIMENT CONTROL MEASURES NOTES:

1. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF ANY EXCAVATION OR EARTHWORK.
2. EROSION CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD.
3. EROSION CONTROL MEASURES SHALL BE REMOVED IMMEDIATELY UPON COMPLETION OF THE WORK.
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13. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL EXPOSED SOIL SURFACES.

LEGEND:

- PROPERTY LINE
- BOUNDARY OF NEAR LINE
- CONCRETE
- PROPOSED STABILIZED CONSTRUCTION ENTRANCE
- TYPICAL UNIT: 5' x 10'
- SET FENCE
- COATED IRON CORNER
- GRADE: 10% OF MAX. IN 15' TO 10'
- PREVENT SOIL EROSION
- FIBER ROLLS

CONSTRUCTION KEYNOTES:

- 1 STABILIZED CONSTRUCTION ENTRANCE PER SPEC. SEC. 02.01.01
- 2 PORTABLE SANITARY PER SPEC. SEC. 02.01.01
- 3 STREET SWEEPING AND VACUUMING PER SPEC. SEC. 02.01.01
- 4 CONCRETE WASTE MANAGEMENT PER SPEC. SEC. 02.01.01
- 5 DROP INLET SEDIMENT FILTER PER SPEC. SEC. 02.01.01
- 6 RAIN GAUGES PER SPEC. SEC. 02.01.01
- 7 GRAVEL BAG BEAM PER SPEC. SEC. 02.01.01
- 8 FIBER ROLLS PER SPEC. SEC. 02.01.01

TEMPORARY CONSTRUCTION SITE BMPs (SWPPP):

- Non Stormwater Management BMPs
- Stormwater Management BMPs
- Erosion Control BMPs
- Siltation and Sediment Control BMPs

TEMPORARY CONSTRUCTION SITE BMPs (SWPPP):

- Non Stormwater Management BMPs
- Stormwater Management BMPs
- Erosion Control BMPs
- Siltation and Sediment Control BMPs

SCALE: 1"=60'

APPROVED BY:

CITY OF IMPERIAL
ACTING CITY ENGINEER

DATE: 11/29/2020

BY: CARLOS CORRALES

R.C.L. NO.: 35472

ENGINEER OF RECORD:

PLANS PREPARED UNDER THE SUPERVISION OF

DATE: 01/28/2020

BY: JACOB WALKER

R.C.L. NO.: 68756

APPROVED

CITY OF IMPERIAL

DATE: 01/28/2020

CONSTRUCTION KEYNOTES:

- 1 STABILIZED CONSTRUCTION ENTRANCE PER SPEC. SEC. 02.01.01
- 2 PORTABLE SANITARY PER SPEC. SEC. 02.01.01
- 3 STREET SWEEPING AND VACUUMING PER SPEC. SEC. 02.01.01
- 4 CONCRETE WASTE MANAGEMENT PER SPEC. SEC. 02.01.01
- 5 DROP INLET SEDIMENT FILTER PER SPEC. SEC. 02.01.01
- 6 RAIN GAUGES PER SPEC. SEC. 02.01.01
- 7 GRAVEL BAG BEAM PER SPEC. SEC. 02.01.01
- 8 FIBER ROLLS PER SPEC. SEC. 02.01.01

REVISION:

NO.	REVISION	DATE	BY
1	PER FIRST PLAN CHECK COMMENTS FROM LC ENGINEERING	12-09-19	J.C.
2	PER SECOND PLAN CHECK COMMENTS FROM LC ENGINEERING	12-24-19	J.C.
3	PER THIRD PLAN CHECK COMMENTS FROM LC ENGINEERING	01-28-20	J.C.
4	PER FOURTH PLAN CHECK COMMENTS FROM LC ENGINEERING	01-29-20	J.C.

APPLICATION ID: _____

WSD: _____

ASBESTOS ABANDONMENT PLAN GRADING & IMPROVEMENT PLANS

EROSION CONTROL PLAN

SHEET 6

IN THE CITY OF IMPERIAL, CA DATE: 01/29/2020 BY: J.C.

CLIENT: PERLE CHECK COMPANIES IMPERIAL, CA 92251 JOB NO.: 19-092

PERLE CHECK COMPANIES IMPERIAL, CA 92251 PHONE: (760) 353-3751 FAX: (760) 353-3751