

ENGINEERING COMMITTEE MEETING AGENDA

April 17, 2024 – 4:30 P.M.
Phelan Community Center
4128 Warbler Road, Phelan, CA 92371
& Via Conference Call (see below)

ENGINEERING COMMITTEE MEETING – 4:30 P.M.

Call to Order – Pledge of Allegiance

Roll Call

1) **Approval of Agenda**

2) **Public Comment** – Under this item, any member of the public wishing to directly address the Board on any item of interest that may or may not be within the subject matter jurisdiction of the Board, but not listed on the agenda, may do so at this time. However, the Board is prohibited by law from taking any action on any item not appearing on the agenda unless the action is otherwise authorized by the Brown Act. Any member of the public wishing to directly address the Board on any item listed on the agenda may do so when the item is being considered by the Board. Speakers are requested to be brief in their remarks. The Chair may limit each speaker to a comment period of five (5) minutes.

3) **Approval of Minutes**

4) **Oeste Recharge Study Project**

5) **Discussion Regarding Water System**

- Pumps and Wells Services Agreement
- 10-Year Tank Rehabilitation & Maintenance Service
- Water Quality
- Service Line Replacement Program Update
- Other Repairs/Replacements/Updates/Maintenance

6) **Smithson Springs Update**

7) **State Regulations Update**

8) **Review of Current Projects**

- Well No. 15
- Well No. 17
- Future Well No. 18
- Tank 6A

9) **Staff Reports**

10) **Review of Action Items**

- a) **Prior Meeting**
- b) **Current Meeting**



Mission Statement:

The Mission of the Phelan Piñon Hills Community Services District is to efficiently provide authorized services and maximize resources for the benefit of the community.

Authorized Services:

- *Water*
- *Parks & Recreation*
- *Street Lighting*
- *Solid Waste & Recycling*

11) **Set Agenda for Next Meeting** – May 15, 2024

12) **Adjournment**

Pursuant to Government Code Section 54954.2(a), any request for a disability-related modification or accommodation, including auxiliary aids or services, that is sought in order to participate in the above-agendized public meeting should be directed to the District's General Manager at (760) 868-1212 at least 24 hours prior to said meeting.

Agenda materials can be viewed online at www.pphcsd.org

Remote Viewing:

To watch the livestream (view only – nonparticipating), visit our YouTube channel:

[PPHCSD YouTube Channel Link](#)

Remote Participation:

To provide public comment, or otherwise participate remotely, select the meeting you wish to attend on the District's website and then click the "Join Remote Meeting" option.

<https://www.pphcsd.org/meetings>

Please be advised that remote participation and livestreaming options are provided as a courtesy to the public and technical issues could occur, resulting in delays or the inability to participate remotely or livestream. It is recommended that you attend in person to ensure you are able to participate.

Written Comments:

You may also email your public comment to the Board Secretary at ksevy@pphcsd.org by the meeting start time listed on this agenda. Your comment will be added to the record by the Board Secretary.

Please check the District website for updates on this meeting. We encourage you to sign up for our email notifications by emailing ksevy@pphcsd.org or by visiting our website and completing the signup form at www.pphcsd.org under the "Agendas and Minutes" tab.

SPECIAL ENGINEERING COMMITTEE MEETING MINUTES

March 12, 2024 – 4:30 p.m.
Phelan Community Center
4128 Warbler Road, Phelan, CA 92371
& Remotely Via Zoom or Conference Call

Board Members Present: Mark Roberts, Director (Chair)
Rebecca Kujawa, President

Staff Present: Don Bartz, General Manager
Kim Sevy, HR & Solid Waste Manager/District Clerk
Sean Wright, Water Operations Manager
Chris Cummings, Water Operations Assistant Manager
Jennifer Oakes, Executive Management Analyst
Tony De La Rosa, Engineering Technician

Call to Order

Director Roberts called the meeting to order at 4:37 p.m.

Roll Call

All Committee Members were present at Roll Call.

- 1) **Approval of Agenda**
Director Kujawa moved to approve the Agenda. Director Roberts seconded the motion. Motion carried unanimously.
- 2) **Public Comment** – None
- 3) **Approval of Minutes**
Director Roberts moved to approve the Minutes. Director Kujawa seconded the motion. Motion passed unanimously.
- 4) **Oeste Recharge Study Project**
There was nothing new to report on this item.
- 5) **Discussion Regarding Water System**
 - **Pumps and Wells Services Agreement**
 - **10-Year Tank Rehabilitation & Maintenance Service**
 - **Water Quality**
 - **Service Line Replacement Program**
 - **Other Repairs/Replacements/Updates/Maintenance**Mr. Wright reported on this item.
- 6) **Smithson Springs Update**

Mr. Wright reported that a cleanup has been scheduled for the site.

7) **State Regulations Update**

Chromium-6 MCL is expected in the new few months.

8) **Review of Current Projects**

- **Well No. 15**
- **Well No. 17**
- **Future Well No. 18**
- **Tank 6A**

Mr. Bartz & Mr. Wright reported on this item; a memo regarding potential future projects is in the agenda packet.

9) **Staff Reports**

Nothing new to report; a written report is in the agenda packet.

10) **Review of Action Items**

a) **Prior Meeting**

- Update CIP Regarding Boosters

b) **Current Meeting**

- Report on potential future projects to the Board.

11) **Set Agenda for Next Meeting** – April 17, 2024

12) **Adjournment**

With no further business before the Committee, the meeting was adjourned at 5:28 p.m.

Agenda materials can be viewed online at www.pphcsd.org

**Phelan Pinon Hills Community Services District
Engineering Manager's Report
March 27, 2024**

Alternative Energy - 1.16 MW Solar Photovoltaic

The 10-year Operations & Maintenance (O&M) and Performance Guarantee (PeGu) agreements have been terminated on January 11, 2024, by TotalEnergies. Both agreements were negotiated as part of the contract with SunPower. A response letter with sent in late December. TotalEnergies has not responded. Staff have reached out to several services. One has responded with a 10-year O&M proposal.

Register generation: Renewable Energy Credits (REC's), U.S. Department of Energy, Energy Information Administration (EIA). Required no later than March 11, 2024.

2023 registered 2,516 MWh (2,516 kWh) – December not included
2022 registered 2,692.88 MWh (2,692,880 kWh)
2021 registered 2,639 MWh (2,638,614 kWh)
2020 registered 2,658 MWh (2,657,613 kWh)

Geographic Information System (GIS)

With staff recommendation, the Board approved the GIS mobile integration and licensing with Novotx, ElementXS. The application will replace all the services Sedaru provides excluding the hydraulic model integration. Sedaru will expire on July 1, 2024. ElementsXS anticipate completing the integration and beta testing by late May. ElementsXS will complement the District's fleet logging, backflow management and other applications created utilizing the ESRI Small Utility Enterprise License Agreement (ELA).

Future 6A-2 Tank (1.5 MG)

Water Master Plan (2020) recommends increasing the existing storage capacity of 0.42MG at reservoir site 6A. Pending Federal appropriations (HUD), the Capital Improvement Project (CIP) outlines the project for the construction of a 1.5MG tank. CEQA for this project will be elevated to NEPA standards to meet future Federal requirements. The draft CEQA document has been completed and soon circulated. Recently, the District was notified by the Morongo Band of Mission Indians to participate in monitoring during cultural resources surveys and construction. AB-52 notices were sent out in early November and did not receive a formal consultation letter.

Civic Center Project (APN 3066-261-10)

Phase 1

Current Permits

1. (CWMP-2022-00646) Construction Waste Management Plan (Part 1)
2. (EHS-SR0114465) Percolation Report
3. (ELEC-2022-02528) Light Standards
4. (FCIC-2022-00437) Civic Center Construction Documents – Approved
5. (GRAD-2021-00235) Grading Plan – Preliminary Approval
6. (GTR-2022-00127) Geotechnical Investigation Report
7. (NEWR 2021-00230) Construction Documents (Building)
8. (SIP 2021-00031) Street Improvement Plans - Approved
9. (PLP 2021-00018) Landscape Plan – Approved
10. (WDID No. 6B36C401591) Storm Water Pollution Prevention Plan (SWPPP) NOI 8/11/2023
11. *(ACCRNR-2023-00144) Trash Enclosure Plan – Steeno Design – Approved (permit to be requested by and issued to contractor) Approved
12. Vector Control Clearance EHS - Approved
13. Commissioning Plan
14. Structural Analysis Calculations
15. Acoustical Study – exempted.
16. Edison utility relocation and meter/service charge - Approved
17. Wall Plan – TRLS Engineering – Approved

Pending Approval (* contractor's issuance)

18. (DRNSTY 2021-00054) Final Hydrology signatures – submitted Feb. 9th
19. (WQMP 2021-00153) Final Water Quality Management Plan (WQMP)– Submitted Feb. 9th
20. (FUDG 2023-00068) County Fire comments – pending TRLS submittal
21. Generator emissions permit (MDAQMD) – Steeno Design
22. *(AR0034) Sahara Road Vacation – P/W Dept. conditions met – Official approval pending HPTC hearing in December. This does not impact street improvement and grading permitting, impacts only building permitting. Set for Board Hearing in March 2024
23. *Encroachment Permit – submitted – for construction permit. No delay.
24. Tortoise Survey – RCA - National Environmental Policy Act (NEPA) requirements
25. NEPA – Lilburn Corp. – anticipated completion: May 2024

Plans

26. Audio / Video Plan – Plannet – in design 57% final bid set – specifications pending
27. Fire Sprinkler Plan – Pacific Fire Engineering – in design 95% final bid set
28. Signage Plan – Inland Signs
29. Dry Utility Plan – Green West – in design
30. Interior Design – Steeno Design – 95% final bid set
31. FEMA Elevation Certificate – TRLS Engineering

FEMA's grant (\$2mil) funding for the Emergency Operations Center (EOC), managed through CalOES, requires Federal Emergency Management Agency (FEMA) elevation certification for a 500-year flood. Currently, the project was County approved for 100-year. Design/Engineering consultants and staff will meet with FEMA and CalEOS on March 25th to discuss design approval. This will require elevating the building two additional feet.

The Wallace Group has prepared the draft Request for Proposal. The grant funding requires NEPA document. A Tortoise Survey is also required. NEPA will be reviewed and accepted by FEMA prior to funding approval for the project. FEMA's schedule for approval for all funding projects shall be no later than September 2024.

Future Phelan Park Expansion (APN 3066-251-18)

Phase 2 – event plaza, splash pad, multi-use field (soccer), restrooms, concession, playground, native garden, community garden, and tennis court

Phase 3 – equestrian, multi-use (baseball), skate park, pump track

Approved

1. (PROJ 2022-000184) Formal Application: Comments received November 3, 2023
2. (TRSTY 2021-00016) Traffic Study
3. (SR 0112960) Percolation Study
4. (GTR 2022-00128) Geotechnical Report
5. Biological Assessment – complete
6. Cultural and Paleo Report – complete
7. Infiltration Report – complete
8. Hydrology Study – complete
9. Noise Study – complete
10. Preliminary Grading and Street Improvements (Warbler Road) – Pending County conditions
11. Zone change – From PH/CG (General Commercial) to PH/RC (Rural Commercial) thru CEQA

Pending

12. Hydrology Study for 14 AC – pending
13. CEQA IS/MND (SCH#202308071) – Lilburn Corp. – Complete (5/2/23). County of San Bernardino lead on the environmental. Public noticed on July 28, 2023. Comment period closes on August 28, 2023, 4:30pm. AB52 Tribal Notice complete. Comments received from CDFW.
14. Fire Department Review
15. Western Joshua Tree Conservation Act (WJTCA) study – RCA
- 16.

Phase 1 grading is designed to protect existing Joshua Trees during construction. The District has withdrawn its Incidental Take Permit (ITP) application with California Endangered Species Act (CESA). The consultant, RCA, is tasked to revise the study for the WJTCA ITP. This will significantly lower mitigation costs.

The Wallace Group continues to develop 65% preliminary design plans (development level plans) package for Planning Commission Conditional Use Permit (CUP) approval. The project has been

publicly noticed by the San Bernardino County Planning Department. Comments are due by April 5, 2024.

Phelan Park Enhancement Project
(Pickleball Court, Community Garden and Fitness Equipment)

Consultants have prepared the preliminary layout design and are working to prepare design plans for the project. Grant funding with the American Rescue Plan Act (ARPA). ARPA is funded by Coronavirus Local Fiscal Recovery Fund (CLFRF) administered through the County of San Bernardino. Grant amount: \$457,195. District matching, approximately \$500,000.

Water Mainline Extension Projects
(* status change, ** in construction)

-Pinon Road - to serve APN 3067-111-21

Proposed 353 Linear Feet of 8-inch PVC water pipeline, located on Pinon Road west from Ponderosa Road. Owner: **Joel Jacoby**. Engineer: **TRLS Engineering Inc**. Second plan check completed. Status: pre-construction meeting pending.

-Joshua Street - to serve APN 3038-131-08

Proposed 665 Linear Feet of 8-inch PVC water pipeline, located on Joshua Street east of Caughlin Road. Owner: **Donovan Homes**. Engineer: **TRLS Engineering Inc**. Second plan check completed on April 27, 2021. Status: County Fire Department approval.

-Schlitz Road - to serve APN 3101-571-02

Proposed 320 Linear Feet of 8-inch PVC water pipeline, located on Schlitz Road from Palmdale Road south 320 feet. Owner: **So. Cal Services**. Engineer: **TRLS Engineering Inc**. Second plan check complete. Status: County Fire Department approval.

-Salerno Road - to serve APN 3101-431-08

Proposed 950 Linear Feet of 8-inch PVC water pipeline, located on Salerno Road from Bambi Court west to 350 west of Johnson Road. Owner: **Perez / Valdillez**. Engineer: **Merrell Johnson Companies**. Status: 1st plan check completed March 30, 2021

*****Sequoia Road - to serve APN 3069-331-10***

Proposed 340 Linear Feet of 8-inch PVC water pipeline, located on Sequoia Road east of Johnson Road. Owner: **ZAB LLC, Luis Benites**. Engineer: **Capstone Engineering Inc**. Status: Pending WL easement. Break ground first part of April.

-Sunset Road - to serve APN 3070-121-15

Proposed 386 Linear Feet of 8-inch PVC water pipeline, Sunset Road east of Tumbleweed Road. Owner: **Luis Zuniga**. Engineer: **J.E. Miller & Associates**. Status: pending pre-construction meeting

-La Mirada Road - to serve APN 3098-471-12 & -18

Proposed 375 Linear Feet of 8-inch PVC water pipeline, located on LA Miranda Road beginning north from Cayucos Drive. Engineer: **ServiTop Engineering**. Pre-construction meeting held 10/24/2023. Installation completed by FMPipeline. Status: Pending final documents

-Acanthus Street – to serve APN 3098-471-12 (2nd meter)

Proposed 1,290 Linear Feet of 8-inch PVC water pipeline from Cayucos Drive north on Acanthus Street. Engineer: **ServiTop Engineering**. Status: 2nd check plan.

-Bonanza Road - to serve APN 3065-371-24

Proposed 650 Linear Feet of 8-inch PVC water pipeline, Bonanza Road east of Trinidad Road. Owner: Able Robles. Engineer: **J.E. Miller & Associates**. Status: 2nd plan check

****Baldy Mesa Road - to serve APN 3065-481-11***

Proposed 1167 Linear Feet of 8-inch PVC water pipeline, on Baldy Mesa Road north from Phelan Road. Owner: Kuir Mini Storage. Engineer: **Bonadiman & Associates**. Status: 2nd plan check. Design plans were revised to connect at Arrowhead Road and Lindero Road, east on Lindero Road then north on Baldy Mesa Road to avoid heavily busy paved Phelan Road and Baldy Road. This now is considered 1st plan check (March 2024)

San Bernardino County Public Works Department
Utility Coordination Meeting: Next meeting scheduled for March 26, 2024

Local Projects:

Phelan Road Widening Project
(Highway 138 to Los Banos Road)

Phase 2

Project: mill/overlay, leveling course, isolated areas of full depth reconstruction and the installation of a traffic signal at the intersection of Clovis Road and Phelan Road. The scope of work includes sidewalk curb ramps at Colvis Road, Malpaso Road, Sierra Vista Road, Johnson Road, Wilson Ranch Road, and Baldy Mesa Road with pedestrian crossing ramps at Phelan Elementary. To be constructed in 2 phases.

Street intersections at Sonora Road, Tumbleweed Road, Sunny Vista Road, and Arrowhead Road intersections were widened as part of Phase 1 in 2022. Those improvements will remain undisturbed.

The District received project notification on October 27, 2023 for comments and possible conflicts. The District will be responsible to adjust valve cans to finish grade. Water meters and service lines, within the project limits, have been relocated to prevent disturbance during construction.

Status: 95% design (W.O.# TX1823)

Construction start date: August 2024

Contact: Adrianna Wilmenta
Project Manager: Thomas Bustamonte

Phase 3

Project: Widening Phelan Road from 2 to 5 lanes from State Highway 138 to Los Banos Road. Drainage improvements and intersection realignment at State Highway 138 and Phelan Road. The project is currently in the environmental clearance. Preliminary design is not yet available.

Status: 15% design (W.O.#: H15057)

Construction start date: April 2027

Project Engineer: Vladimir Reyes



Water Operations Manager's Report March 2024

Introduction

The Phelan Piñon Hills Community Services District (District) maintains a large water distribution system that includes over three hundred & forty miles of water lines. The following are District statistics and information related to the operations of this distribution system and the quality of the water supplied to District customers.

Summary

The District's water distribution system is in compliance with the State Water Resources Control Board- Division of Drinking Water, The Environmental Protection Agency, the Safe Drinking Water Act, Cal OSHA, and all other governing agencies.

Current chlorine demand has remained low and steady due to routine maintenance and flushing. Chlorine demand is found by subtracting the chlorine residual from the total chlorine added to the water system. A low chlorine demand indicates water-free or nearly free of pathogenic microorganisms.

Water Quality Samples

The following is a summary of all water quality samples collected this month and any pertinent information related to said samples.

TEST TYPE	NO. OF COLLECTIONS THIS MONTH	TESTING SCHEDULE	NOTES
Raw water and Bac-t samples	48 samples	Monthly	All in compliance, Sampled Weekly
General physical samples	6 samples	Monthly	All in compliance, Sampled Weekly
TTHM/HAA5	0 samples sets	Quarterly	All in compliance.
Title 22	0 sample sets	TBD	All in Compliance.
Inorganics	0 samples	Yearly	All in compliance.
Radiological (Gross Alpha)	0 samples	Every 3 Years	All in compliance.
Trichloropropane 1,2,3-TCP	0 samples	Quarterly	All in compliance.
Regulated VOC	0 samples	As needed	All in compliance.
Nitrate as N	0 samples	As needed	All in Compliance.
Chromium 6	0 samples	Quarterly	All in Compliance.
Secondary GP'S	0 samples	As needed	All in Compliance.
UCMR 5	14 samples	As needed	All in Compliance

Production and Service Order Report

The following is a summary of the District's water production and service orders for the current month.

Total Monthly Production	145.03 A. F. 4 % less than 2023
2023 Monthly Production	150.61 A. F.
USA's Marked	111
Service Orders Completed	489 service orders completed
Main/Service Line Leaks	18 service line leaks were repaired. 1 Main line leak/ breaks repaired
Hydrant Repairs/Replacements	0 hydrants repaired/0 replaced
Residential Meters Sold	4
Commercial Meters Sold	0
YTD Total Meters Sold (Calendar)	12 (56 in 2023) (86 in 2022) (95 in 2021)
Construction Meters Out	3
Service Lines Replaced	0

Job Code Summary

Job Code	Total Completed
C-Lock - Lock	71
C-Read & Unlock-Open - Read & Unlock - Opening	4
C-Read & Unlock-OC-DM - Read & Unlock - Opening-OC-DM	43
D-Closing Read & Lck - Closing Read & Lock DO NOT USE	1
D-Closing Read-OC-DM - Closing Read & Lock-OC-DM DO NOT USE	0
M- Investigate Lock - Verify Meter Still Locked	4
M- Verify Acct Class - Verify Account Class	0
M- Water Audit - Audit Water Usage	1
M-Backflow - Backflow Information	0
M-Cost Estimate Req - Cost Estimate Request	3
M-Data - Data Log	0
M-Bees- Bees	0
M-Investigate Leak - Investigate Leak	0
M-Investigate No Wtr - Investigate No Water	1
M-Lock No N/O Info - Meter Locked No New Owner Info	0
M-Low/No Consumption - Investigate Low/No Consumption	0
M-Meter Leaking - Meter Leaking	0
M-Meter UTL - Buried - Meter UTL - Buried	1
M-Pressure Ck Hi-Low - Pressure Check Hi-Low	1
M-R/R Angle Stop - Repair/ Replace Angle Stop	4
M-R/R Gate Valve - Repair/ Replace Gate Valve	7
M-Read - Read (do not update Read)	0
M-Repair Svc Line - Repair Service Line	18
M-Repair/Install Box - Meter Box	2
M-Replace Serv Line - Replace Service Line	3

M-Stake Meter Loc - Stake Meter Location	0
M-Status - Status	18
M-Turn off-Cust Req - Turn off - Customer Request	2
M-UNLOCK – UNLOCK	22
M-Verify Leak Repair - Verify Leak Repaired	0
M-Water Loss Leak - Door Hanger Water Loss Leak	8
M-Water Quality Taste - Water Quality - Taste	1
S- Replace Register - Register Not Sending Signal	0
S- Meter Downsize - Meter Downsizing	1
Service Change - Service Status Change	0
S-Manual Meter Swap Concord	13
S-Replace Reg Hotrod - Replace Register Hotrod Died	0
S-MXU Change Out	4
S-Replace Register- Replace Register	223
Grand Totals	468

Summary of Current Projects

The following is a brief summary of all current and completed projects for the reported period

- Well Soundings at all wells are being done monthly
- Well 14 Production for February 0.00 AF, YTD 0.08 AF @ \$1119 per AF replacement C/Y 2023
- Valves and Hydrants Maintenance: 108 hydrants flushed and painted YTD Total-179
- Service line replacement program. 6 Replaced Calendar Year to Date, 21 Replaced Fiscal Year to Date
- Air-Vac maintenance & flushing program-0 Flushed & Maintenance YTD-0 of 336 Total Project 0% Complete
- Cla-Val automatic controls valves being systematically rebuilt as a water conservation measure- 25 Complete YTD Water savings from this project is 17 GPM and counting in conjunction with operational efficiency @ 7MG
- Site 2 Booster C rehab- pump and motor failure- 80% Complete
- Station 12 Booster B pump and motor failure- 100% Complete

Projects Completed

- Water Meter Replacement Project- 7292 of 7292 Replaced – 100 % Complete
The District is now an Advanced Metering Infrastructure (AMI) exclusive system (100% Successful Read Rate)
- Well 15 Outfitting, and Equipping - 100% Complete
The well has been certified to produce 806 GPM @ 70% Efficiency @ \$207.97 per AF
- Outfitting & Equipping of Mountain well (Well 17)- 100% Complete
- Well Meter and inter-tie Meter annual accuracy program FY 23/24- 100 % Complete
- Electrical Efficiency test performed @ every booster and well within the District- 100%
- Oil Changes and greasing at all district wells 100% Complete Boosters 100 % Complete
- 0 Valves Turned this month as part of the district Valve Exercising Program, 43 Year to Date Turned of 4291
Staff is scheduled to begin cross-training to greatly increase the program quantities per year
- 317 Dead ends flushed of 317 = every year no matter what < No goal, this is mandatory
- 1936 hydrants = 162 flushed this Year to Date 246 Painted Goal is 968 annually, this is done Bi-Annual
- Tank washouts of 10&11,1B-2,3A,1C-2,1A-3,2B,3B,4B,1A-2 (Twice)
- Vegetation has been mitigated and disposed of on all Water Operations Facilities
- Smithson Springs SCADA hub building replaced
- Site 1B Booster A Motor failure & rehab- 100 % Complete
- Site 1B Booster D Motor failure- 100 % Complete