



● **Board of Directors**
Engineering and Operations Committee

October 12, 1999 Board Meeting

8-1

Subject

Relocate the main entrance at the Henry J. Mills Filtration Plant

Description

Construction of a 432-unit apartment complex is currently under way directly across Alessandro Boulevard from Metropolitan's Henry J. Mills Filtration Plant (Mills). The apartment complex developer, with approval of the Riverside City Council, is constructing a road and installing a signal approximately 220 feet east of the Mills main entrance. Metropolitan staff has, for safety reasons, recommended relocation of the Mills entrance road to align with the new signal crossing that will be installed by the city. The current entrance is not signalized and will present a potential safety hazard as traffic on Alessandro Boulevard increases. The General Manager and staff returned to the Riverside City Council for further discussion of this item at the direction of Metropolitan's Engineering and Operations Committee. As a result, the developer will be responsible for the costs of installing the new signal. If the Board agrees to the proposed road realignment on the Mills property, the costs will be reduced from the previous estimate of \$595,000 that was presented at the August 1999 meeting of the Engineering and Operations Committee to \$220,000 or less. (See [Attachment 1](#).)

Policy

Existing: Pursuant to Section 5108 of the Administrative Code, no expenditure shall be made unless an appropriation has been approved by the board for the purpose intended.

Board Options/Fiscal Impacts

Option #1

Realign the Mills plant entrance road utilizing Metropolitan's forces for construction.

The location of the Mills plant is shown on [Attachment 2](#).

Fiscal Impact: \$220,000 as shown on [Attachment 3](#).

Option #2

Defer realignment of the Mills entrance road.

Fiscal Impact: Increased cost.

Option #3

Award a competitively bid contract to realign the Mills entrance road.

Fiscal Impact: Increased cost.

Option #4

Do not realign and require visitors to enter the Mills property without crossing the median on Alessandro Boulevard.

Fiscal Impact: No cost.

Staff Recommendation

Option 1: Appropriate \$220,000 and authorize design and construction of approximately 500 feet of realigned entrance road on Metropolitan's property utilizing primarily district forces for construction. Determine that the proposed project qualifies for Categorical Exemption under the California Environmental Quality Act.

Roy L. Wolfe
Acting Manager, Corporate Resources

Date

General Manager

Date

Attachment 1 - Detailed Report

Attachment 2 - Location Map

Attachment 3 - Financial Statement

Detailed Report

Current Situation. The existing main entrance at the Mills plant is used mostly by staff and visitors. Approximately 25 vehicles per day enter and leave through this entrance. Additionally, deliveries of chlorine occur through the Alessandro entrance approximately once a week during the high demand summer months and once every two to three weeks during the winter months. Chlorine trucks make a right turn into the plant from Alessandro Boulevard and a left turn out of the plant, crossing the center median. This creates an unsafe situation, especially during inclement weather, which will only get worse in time as traffic along Alessandro increases. There have been a number of near traffic accidents in front of the main entrance and it has been part of Metropolitan's plan to address the safety issues and improve conditions.

Development Underway. Development of a major apartment complex on the south side of Alessandro Boulevard is occurring. As part of the development, the approved conditions call for the extension of Northrop Drive to Alessandro resulting in a new signalized intersection located approximately 220 feet east of the current entrance to the plant and closure of the left-turn median opening at the existing plant entrance. While this improves safety, it would eliminate MWD's ability to make left turns in and out of Mills. Even though construction of the apartment complex has started, discussions and negotiations with the developer and the city are continuing regarding the ultimate scope of the work. At its September 7, 1999 meeting, the Riverside City Council voted to require the developer to build, at his cost, a four-way traffic signal at Northrop and Alessandro but relieved the developer from installing a second signal at Barton and Alessandro. This was despite the fact that the Riverside City Administrative staff and Metropolitan staff remained firm that two signals on Alessandro should be installed.

Metropolitan desires safety. Metropolitan seeks to ensure the safety for its personnel, visitors to the plant, and the public, while retaining the ability to make left turns into and out of the plant. The city, which has the authority to alter access to city streets, has determined that closing the center median in front of the existing Mills entrance will improve safety, without the need for the developer to be held responsible for relocating Metropolitan's entrance road. Metropolitan has the opportunity to realign the Mills entrance road to take advantage of a new traffic signal at Northrop Drive and Alessandro Boulevard, thereby improving safety for staff and the public. If the Mills plant main entrance road relocation is delayed, safety hazards will persist and costs will increase. Additionally, travel through the main entrance would be on a right-turn-in right-turn-out only basis.

Current project description. District forces will realign approximately 500 feet of entrance road on Metropolitan property to minimum public works standards. As part of this option, the city will waive the permit fee and provide curb and gutter along Alessandro west of the new entrance earlier than planned, resulting in cost savings. If the Mills entrance relocation is delayed, these savings may be lost. A small portion of the work, the asphalt concrete construction, will be contracted out subsequent to a competitive bidding process and awarded by the General Manager in accordance with Section 8113 of the Administrative Code, which provides that the General Manager has the authority to award contracts in an amount not exceeding \$250,000. The estimated cost of the asphalt concrete contract is \$20,000.

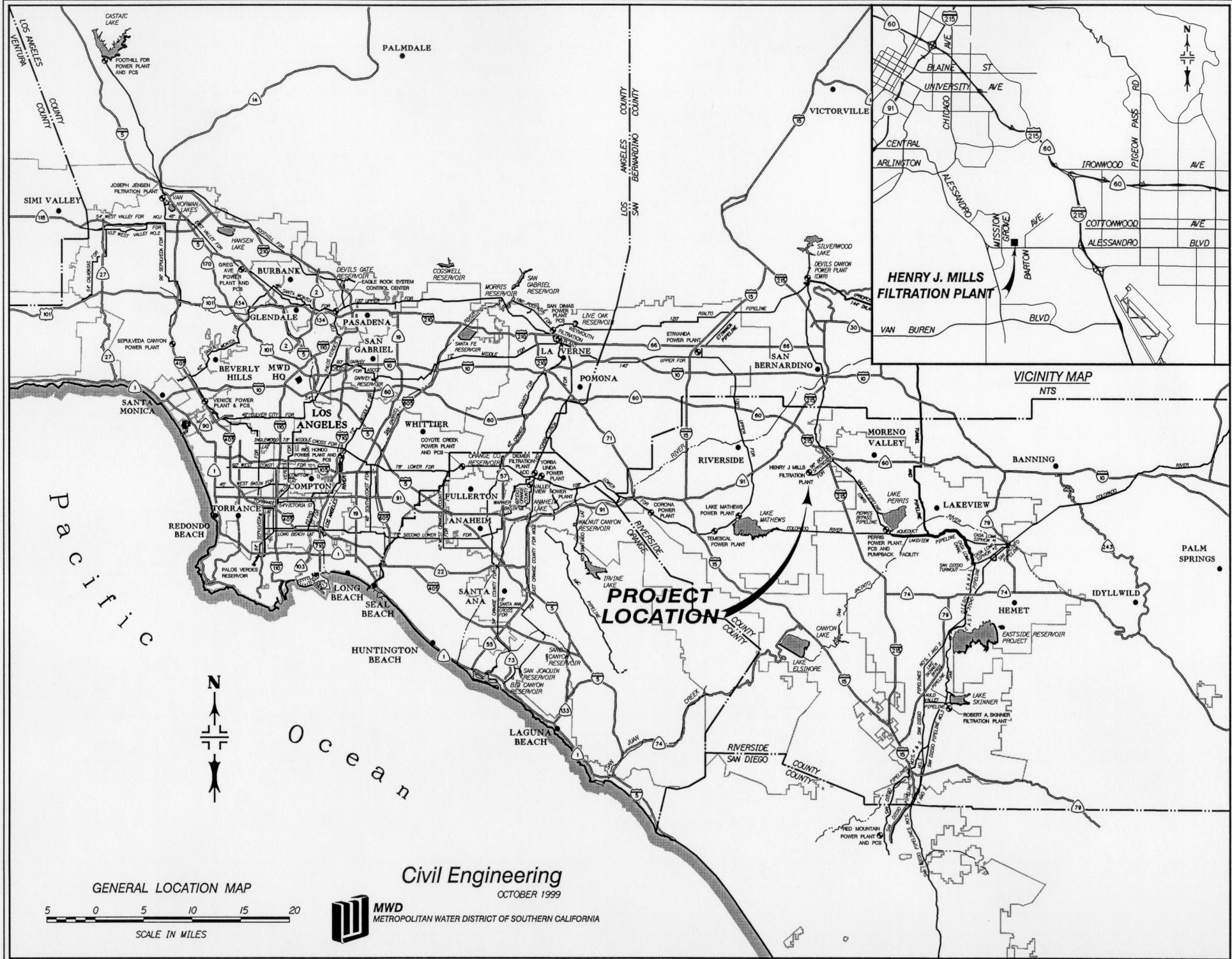
Current cost estimate. Attachment 3 shows the breakdown of the total estimated costs of \$220,000. Costs have been reduced from the budget estimate by careful scrutiny of what is required, refinement of design, and negotiations with the city. Cost savings will be realized from the utilization of Metropolitan's construction forces, limited field inspection, and the elimination of utility relocations. Hauling of demolition material and construction of a new entrance sign and site lighting will be accomplished under an existing perimeter landscaping project as part of the work remaining for the Mills Expansion No. 2.

CEQA Compliance / Environmental Documentation

The proposed project qualifies for a Categorical Exemption under the California Environmental Quality Act (CEQA) because it consists of: (a) the minor alteration of existing public facilities involving negligible use beyond that previously existing and (b) the replacement or reconstruction of existing facilities located on the same site and having substantially the same purpose (State CEQA Guidelines, Sections 15301 and 15302).

ACTIONS AND MILESTONES

- December 1999- Complete final design
- June 2000 - Complete construction



FINANCIAL STATEMENT

A breakdown of the Board Action No. 1 for Appropriation No. 15339 to finance design and construction to relocate the entrance road at the Mills plant is as follows:

		BOARD ACTION NO. 1
Environmental, Field Survey, Project Management		\$ 39,000
Final Design		21,000
Construction Support and Coordination, Construction		160,000
Total		<u>\$ 220,000</u>

FUNDING REQUEST

Program Name:	Mills Filtration Plant – Relocate Entrance		
Source of Funds:	Pay-As-You-Go Fund		
Appropriation No.: 15339	Board Action No.: 1	Budget:	\$653,000
Requested Amount:	\$220,000	Capital Program No.:	99009-A
Total Appropriated Amount:	\$220,000	Capital Program Page No.:	E-57
Total Program Estimate:	\$220,000	Program Category:	A- Asset/System Integrity