

**COASTSIDE COUNTY WATER DISTRICT**

**766 MAIN STREET**

**HALF MOON BAY, CA 94019**

**SPECIAL MEETING OF THE BOARD OF DIRECTORS**

**Tuesday, November 12, 2019 - 6:00 p.m.**

**AGENDA**

**1) ROLL CALL**

**2) PUBLIC COMMENT**

Members of the public may address the Board of Directors on the items on the agenda for this special meeting. The Chair requests that each person addressing the Board complete and submit a speaker slip, and limit their comments to three (3) minutes.

**3) CLOSED SESSION**

- A. Conference with Legal Counsel – Existing Litigation  
Pursuant to California Government Code Section 54956.9(d)(1)  
Name of Case: In the Matter of the Appeal Regarding Post Retirement  
Employment of Glenna F. Lombardi and Coastside County Water District,  
Board of Administration, California Public Employee’s Retirement System,  
Agency Case No. 2018-1114, OAH No. 2019021082
- B. Pursuant to California Government Code Section 54956.9(d)(2)  
Conference with Legal Counsel - Anticipated Litigation  
Significant Exposure to Litigation  
One Potential Case

**4) RECONVENE TO OPEN SESSION**

Public report of Closed Session action.

**5) ADJOURNMENT**

*Accessible Public Meetings - The Coastside County Water District (CCWD) does not discriminate against persons with disabilities. Upon request, the agenda and agenda packet materials can be provided in a format to accommodate special needs. If you require a copy of the agenda or related materials in an alternative format to accommodate a disability, or if you wish to attend this public meeting and will require special assistance or other special equipment, please call the District at (650) 726-4405 in advance and we will make every reasonable attempt to provide such an accommodation.*

**COASTSIDE COUNTY WATER DISTRICT**

**766 MAIN STREET**

**HALF MOON BAY, CA 94019**

**REGULAR MEETING OF THE BOARD OF DIRECTORS**

**Tuesday, November 12, 2019 - 7:00 p.m.**

**AGENDA**

The Coastside County Water District (CCWD) does not discriminate against persons with disabilities. Upon request, the agenda and agenda packet materials can be provided in a format to accommodate special needs. If you require a copy of the agenda or related materials in an alternative format to accommodate a disability, or if you wish to attend this public meeting and will require special assistance or other special equipment, please call the District at (650) 726-4405 in advance and we will make every reasonable attempt to provide such an accommodation.

All public records relating to an open session item on this agenda, which are not exempt from disclosure pursuant to the California Public Records Act, that are distributed to a majority of the legislative body will be available for public inspection at the CCWD District Office, located at 766 Main Street, Half Moon Bay, CA at the same time that the public records are distributed or made available to the legislative body.

*This agenda and accompanying materials can be viewed on Coastside County Water District's website located at: [www.coastsidewater.org](http://www.coastsidewater.org).*

**The Board of the Coastside County Water District reserves the right to take action on any item included on this agenda.**

- 1) ROLL CALL**
- 2) PLEDGE OF ALLEGIANCE**
- 3) PUBLIC COMMENT**

*At this time members of the public may address the Board of Directors on issues not listed on the agenda which are within the purview of the Coastside County Water District. Comments on matters that are listed on the agenda may be made at the time the Board is considering each item. Each speaker is allowed a maximum of three (3) minutes and must complete and submit a speaker slip. The President of the Board will recognize each speaker, at which time the speaker should proceed to the podium, give their name and address and provide their comments to the Board.*

#### 4) CONSENT CALENDAR

The following matters before the Board of Directors are recommended for action as stated by the General Manager. All matters listed hereunder constitute a Consent Calendar, are considered as routine by the Board of Directors, and will be acted upon by a single vote of the Board. There will be no separate discussion of these items unless a member of the Board so requests, in which event the matter shall be removed from the Consent Calendar and considered as a separate item.

- A. Approval of disbursements for the month ending October 31, 2019:  
Claims: \$1,541,224.02; Payroll: \$174,894.81 for a total of \$1,716,118.83  
([attachment](#))
  - *October 2019 Monthly Financial Claims reviewed and approved by Director Reynolds*
- B. Acceptance of Financial Reports ([attachment](#))
- C. Approval of Minutes of October 15, 2019 Regular Board of Directors Meeting  
([attachment](#))
- D. Approval of Minutes of October 23, 2019 Special Board of Directors Meeting  
([attachment](#))
- E. Installed Water Connection Capacity and Water Meters Report ([attachment](#))
- F. Total CCWD Production Report ([attachment](#))
- G. CCWD Monthly Sales by Category Report – October 2019 ([attachment](#))
- H. Monthly Planned Plant or Tank Discharge and New Water Line Flushing Report  
([attachment](#))
- I. Monthly Rainfall Reports ([attachment](#))
- J. S.F.P.U.C. Hydrological Report for the month of September ([attachment](#))
- K. Notice of Completion Denniston Reservoir Maintenance Dredging Project for 2019 ([attachment](#))
- L. Notice of Completion Lower Sevilla Avenue Service Replacement Project  
([attachment](#))
- M. Acceptance of Subdivision Utility System Ailanto Properties Pacific Ridge Subdivision Pacific Ridge - Phase III, Half Moon Bay ([attachment](#))

#### 5) MEETINGS ATTENDED / DIRECTOR COMMENTS

#### 6) GENERAL BUSINESS

- A. District Transparency Certificate of Excellence awarded through the Special District Leadership Foundation ([attachment](#))
- B. Approval of Water Service Agreement for Carnoustie Subdivision Phase 4  
([attachment](#))
- C. Resolution 2019-05 - A Resolution Expressing Appreciation to David R. Dickson Upon His Retirement After Twelve Years of Service as General Manager of the Coastside County Water District ([attachment](#))

**7) MONTHLY INFORMATIONAL REPORTS**

- A. General Manager's Report ([attachment](#))
- B. Superintendent of Operations Report ([attachment](#))

**8) DIRECTOR AGENDA ITEMS - REQUESTS FOR FUTURE BOARD MEETINGS**

**9) ADJOURNMENT**



**COASTSIDE COUNTY WATER DISTRICT  
CLAIMS FOR OCTOBER 2019**

CHECKS			
CHECK DATE	CHECK NO.	VENDOR	AMOUNT
10/03/2019	27413	SAN FRANCISCO PUBLIC UTILITIES COMMISSION	\$750.00
10/03/2019	27414	SAN FRANCISCO PUBLIC UTILITIES COMMISSION	\$2,400.00
10/04/2019	27415	ACWA/JPIA	\$63,087.00
10/04/2019	27416	VILMA BARRIENTOS	\$204.56
10/04/2019	27417	CATHLEEN BRENNAN	\$279.49
10/04/2019	27418	COMCAST	\$216.87
10/04/2019	27419	JAMES COZZOLINO, TRUSTEE	\$200.00
10/04/2019	27420	CASTANEDA & PEREZ INC	\$440.06
10/04/2019	27421	FEDAK & BROWN LLP	\$5,300.00
10/04/2019	27422	FIDELTY NATIONAL TITLE	\$7,500.00
10/04/2019	27423	SEAN & KATHLEEN FREITAS	\$152.56
10/04/2019	27424	GRANDFLOW, INC.	\$763.17
10/04/2019	27425	HUE & CRY, INC.	\$24.00
10/04/2019	27426	MASS MUTUAL FINANCIAL GROUP	\$1,974.65
10/04/2019	27427	ARTI MITHAL	\$197.18
10/04/2019	27428	NETWORKFLEET, INC	\$247.00
10/04/2019	27429	ALFRED PERRUQUET	\$137.34
10/04/2019	27430	SM CTY ENVIRONMENTAL HEALTH	\$2,035.00
10/04/2019	27431	STANDARD INSURANCE COMPANY	\$595.68
10/04/2019	27432	VALIC	\$4,005.00
10/04/2019	27433	US BANK NA	\$1,897.76
10/04/2019	27434	VULCAN MATERIALS COMPANY	\$409.69
10/15/2019	27435	HEALTH BENEFITS ACWA-JPIA	\$46,388.75
10/15/2019	27436	BIG CREEK LUMBER	\$644.77
10/15/2019	27437	CALIFORNIA C.A.D. SOLUTIONS, INC	\$2,100.00
10/15/2019	27438	CALIFORNIA TRENCHLESS, INC.	\$485,370.00
10/15/2019	27439	CUMMINS, INC	\$1,265.06
10/15/2019	27440	CRAIG EVANS	\$2,100.00
10/15/2019	27441	HASSETT HARDWARE	\$1,350.97
10/15/2019	27442	THE PAPE GROUP INC.	\$157,097.12
10/15/2019	27443	REPUBLIC SERVICES	\$544.24
10/15/2019	27444	SAN FRANCISCO WATER DEPT.	\$237,732.11
10/15/2019	27445	STEVEN MELO, INC.	\$5,000.00
10/15/2019	27446	UNITED STATES POSTAL SERV.	\$800.00
10/18/2019	27447	ANIXTER INC	\$42.61
10/18/2019	27448	ASSOC. CALIF. WATER AGENCY	\$17,274.65
10/18/2019	27449	AT&T	\$5,031.73
10/18/2019	27450	AT&T LONG DISTANCE	\$242.98
10/18/2019	27451	BFI OF CALIFORNIA, INC.	\$2,221.82
10/18/2019	27452	FIDELTY NATIONAL TITLE	\$3,750.00
10/18/2019	27453	FRANK LOZANO	\$264.69
10/18/2019	27454	MASS MUTUAL FINANCIAL GROUP	\$1,974.65
10/18/2019	27455	NATIONAL PEN CO. LLC	\$1,228.95
10/18/2019	27456	NORTH AMERICAN FENCE & RAILING	\$5,676.00
10/18/2019	27457	TPX COMMUNICATIONS	\$1,881.33
10/18/2019	27458	TRI COUNTIES BANK	\$10,854.38
10/18/2019	27459	UNITED PARCEL SERVICE INC.	\$82.62
10/18/2019	27460	VALIC	\$4,271.66
10/21/2019	27461	NORTH AMERICAN TITLE CO, INC	\$500.00
10/21/2019	27462	NORTH AMERICAN TITLE CO, INC	\$500.00
10/21/2019	27463	NORTH AMERICAN TITLE CO, INC	\$500.00

10/21/2019	27464	NORTH AMERICAN TITLE CO, INC	\$500.00
10/25/2019	27465 to 27501	VOIDED CHECKS - Transition between old and new check stock	\$0.00
10/25/2019	27502	A-1 SEPTIC TANK SERVICE	\$650.00
10/25/2019	27503	ADP, INC.	\$401.15
10/25/2019	27504	ANDREINI BROS. INC.	\$32,903.67
10/25/2019	27505	ASSOC.CALIF.WATER AGENCIES	\$18,665.00
10/25/2019	27506	AZEVEDO FEED INC.	\$131.10
10/25/2019	27507	AZTEC GARDENS, INC.	\$218.00
10/25/2019	27508	BADGER METER, INC.	\$66.00
10/25/2019	27509	BALANCE HYDROLOGICS, INC	\$4,191.18
10/25/2019	27510	BARTKIEWICZ, KRONICK & SHANAHAN	\$85.00
10/25/2019	27511	BAY AREA WATER SUPPLY &	\$8,162.00
10/25/2019	27512	BAY ALARM COMPANY	\$559.59
10/25/2019	27513	BIG CREEK LUMBER	\$13.79
10/25/2019	27514	CALCON SYSTEMS, INC.	\$7,260.48
10/25/2019	27515	CALIFORNIA SURVEYING & DRAFTING SUPPLY INC.	\$11,839.83
10/25/2019	27516	CEL ANALYTICAL INC.	\$1,728.00
10/25/2019	27517	CLARK PEST CONTROL OF STOCKTON, INC.	\$131.00
10/25/2019	27518	CLEARY CONSULTANTS, INC	\$6,611.25
10/25/2019	27519	PETTY CASH	\$204.01
10/25/2019	27520	COMMUNICATION LEASING SERVICES, INC	\$345.29
10/25/2019	27521	CORE & MAIN LP	\$13,082.69
10/25/2019	27522	DE LAGE LANDEN FINANCIAL SERVICES, INC.	\$836.46
10/25/2019	27523	MICHAEL DE MEO	\$1,559.39
10/25/2019	27524	SEAN DONOVAN	\$294.98
10/25/2019	27525	GRAINGER, INC.	\$2,598.78
10/25/2019	27526	GRISWOLD INDUSTRIES	\$3,546.26
10/25/2019	27527	HACH CO., INC.	\$1,237.94
10/25/2019	27528	HMB BLDG. & GARDEN INC.	\$615.32
10/25/2019	27529	HANSONBRIDGETT. LLP	\$4,544.50
10/25/2019	27530	IRON MOUNTAIN	\$719.65
10/25/2019	27531	IRVINE CONSULTING SERVICES, INC.	\$3,143.00
10/25/2019	27532	IRVINE CONSULTING SERVICES, INC.	\$215.43
10/25/2019	27533	LIEBERT CASSIDY WHITMORE	\$52.00
10/25/2019	27534	GLENNA LOMBARDI	\$111.00
10/25/2019	27535	MISSION UNIFORM SERVICES INC.	\$456.81
10/25/2019	27536	MONTEREY COUNTY LAB	\$3,633.00
10/25/2019	27537	VERIZON CONNECT NWF, INC.	\$191.42
10/25/2019	27538	OFFICE DEPOT	\$544.54
10/25/2019	27539	OFFICIAL PAYMENTS CORPORATION	\$150.00
10/25/2019	27540	PACIFIC GAS & ELECTRIC CO.	\$51,058.14
10/25/2019	27541	PACIFICA COMMUNITY TV	\$300.00
10/25/2019	27542	PAULO'S AUTO CARE	\$1,454.66
10/25/2019	27543	REDWOOD TRADING POST	\$362.08
10/25/2019	27544	ROBERTS & BRUNE CO.	\$160,070.20
10/25/2019	27545	ROGUE WEB WORKS, LLC	\$903.00
10/25/2019	27546	SAN MATEO CTY TAX COLLECTOR	\$973.92
10/25/2019	27547	SERVICE PRESS	\$1,388.21
10/25/2019	27548	SIMMS PLUMBING & WATER EQUIP, INC.	\$285.78
10/25/2019	27549	SOUTHWEST VALVE, LLC	\$11,010.22
10/25/2019	27550	RYAN H. STOLL	\$153.54
10/25/2019	27551	STRAWFLOWER ELECTRONICS	\$47.96
10/25/2019	27552	DARIN STURDIVAN	\$179.31
10/25/2019	27553	TEAMSTERS LOCAL UNION #856	\$1,279.00
10/25/2019	27554	JAMES TETER	\$2,423.50

10/25/2019	27555	TJC AND ASSOCIATES, INC	\$19,004.00
10/25/2019	27556	TYLER TECHNOLOGIES, INC	\$1,072.53
10/25/2019	27557	UNIVAR USA INC	\$2,926.48
10/25/2019	27558	UPS STORE	\$57.26
10/25/2019	27559	BOSCO OIL COMPANY	\$1,851.12
10/25/2019	27560	VERIZON WIRELESS	\$1,409.02
10/25/2019	27561	JUAN CARLOS SALAZAR	\$1,120.00
10/25/2019	27562	SEAN STENGER	\$19.51
10/25/2019	27563	NICHOLE METZ	\$626.27
10/25/2019	27564	DLFALK	\$2,890.00
10/25/2019	27565	LEE BOWMAN	\$29.20
10/25/2019	27566	GREG RATTO	\$69.22
10/25/2019	27567	VICKI BAILEY	\$560.92
10/25/2019	27568	DAVID MORRIS	\$53.59
10/25/2019	27569	JAMES ALLEN	\$16.53
10/25/2019	27570	STACY NAEGELI	\$49.88
10/25/2019	27571	STONEHAVEN INVESTMENT MGMT LLC	\$41.44
10/25/2019	27572	STONEHAVEN INVESTMENT MGMT LLC	\$12.76
SUBTOTAL CLAIMS FOR MONTH			\$1,485,406.86

#### WIRE PAYMENTS

MONTH		VENDOR	AMOUNT
10/03/2019	DFT0000257	PUB. EMP. RETIRE SYSTEM	\$14,265.86
10/02/2019	DFT0000258	CaIPERS FISCAL SERVICES DIVISION	\$18,799.50
10/17/2019	DFT0000259	PUB. EMP. RETIRE SYSTEM	\$14,302.17
10/31/2019		BANK AND CREDIT CARD FEES	\$8,449.63
SUBTOTAL WIRE PAYMENTS FOR MONTH			\$55,817.16

**TOTAL CLAIMS FOR THE MONTH \$1,541,224.02**



Coastside County Water District

# Monthly Budget Report

## Account Summary

For Fiscal: 2019-2020 Period Ending: 10/31/2019

	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Variance	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Variance	Total Budget	
<b>Revenue</b>										
<b>RevType: 1 - Operating</b>										
<a href="#">1-4120-00</a>	Water Revenue	1,230,000.00	1,263,791.14	33,791.14	2.75 %	5,129,100.00	5,112,389.99	-16,710.01	-0.33 %	12,300,000.00
	<b>Total RevType: 1 - Operating:</b>	<b>1,230,000.00</b>	<b>1,263,791.14</b>	<b>33,791.14</b>	<b>2.75 %</b>	<b>5,129,100.00</b>	<b>5,112,389.99</b>	<b>-16,710.01</b>	<b>-0.33 %</b>	<b>12,300,000.00</b>
<b>RevType: 2 - Non-Operating</b>										
<a href="#">1-4170-00</a>	Water Taken From Hydrants	4,167.00	5,928.71	1,761.71	42.28 %	16,667.00	26,600.81	9,933.81	59.60 %	50,000.00
<a href="#">1-4180-00</a>	Late Notice - 10% Penalty	5,000.00	10,948.37	5,948.37	118.97 %	20,000.00	33,583.13	13,583.13	67.92 %	60,000.00
<a href="#">1-4230-00</a>	Service Connections	833.00	210.30	-622.70	-74.75 %	3,333.00	5,682.11	2,349.11	70.48 %	10,000.00
<a href="#">1-4920-00</a>	Interest Earned	523.00	1,627.33	1,104.33	211.15 %	2,091.00	31,629.79	29,538.79	1,412.66 %	6,270.00
<a href="#">1-4930-00</a>	Tax Apportionments/County Checks	0.00	1,128.37	1,128.37	0.00 %	0.00	4,029.44	4,029.44	0.00 %	725,000.00
<a href="#">1-4950-00</a>	Miscellaneous Income	2,083.00	605.60	-1,477.40	-70.93 %	8,333.00	605.60	-7,727.40	-92.73 %	25,000.00
<a href="#">1-4955-00</a>	Cell Site Lease Income	14,275.00	14,851.30	576.30	4.04 %	57,100.00	58,947.51	1,847.51	3.24 %	171,300.00
<a href="#">1-4965-00</a>	ERAF Refund - County Taxes	0.00	0.00	0.00	0.00 %	0.00	236,975.79	236,975.79	0.00 %	338,000.00
	<b>Total RevType: 2 - Non-Operating:</b>	<b>26,881.00</b>	<b>35,299.98</b>	<b>8,418.98</b>	<b>31.32 %</b>	<b>107,524.00</b>	<b>398,054.18</b>	<b>290,530.18</b>	<b>270.20 %</b>	<b>1,385,570.00</b>
	<b>Total Revenue:</b>	<b>1,256,881.00</b>	<b>1,299,091.12</b>	<b>42,210.12</b>	<b>3.36 %</b>	<b>5,236,624.00</b>	<b>5,510,444.17</b>	<b>273,820.17</b>	<b>5.23 %</b>	<b>13,685,570.00</b>
<b>Expense</b>										
<b>ExpType: 1 - Operating</b>										
<a href="#">1-5130-00</a>	Water Purchased	300,000.00	319,941.11	-19,941.11	-6.65 %	1,055,000.00	1,059,832.91	-4,832.91	-0.46 %	1,941,948.00
<a href="#">1-5230-00</a>	Nunes T P Pump Expense	3,771.00	1,306.71	2,464.29	65.35 %	15,086.00	14,392.81	693.19	4.59 %	45,259.00
<a href="#">1-5231-00</a>	CSP Pump Station Pump Expense	55,000.00	30,705.34	24,294.66	44.17 %	183,000.00	145,711.25	37,288.75	20.38 %	357,305.00
<a href="#">1-5232-00</a>	Other Trans. & Dist Pump Expense	2,382.00	1,772.93	609.07	25.57 %	9,528.00	6,999.90	2,528.10	26.53 %	28,584.00
<a href="#">1-5233-00</a>	Pilarcitos Canyon Pump Expense	250.00	653.84	-403.84	-161.54 %	1,000.00	2,151.51	-1,151.51	-115.15 %	42,000.00
<a href="#">1-5234-00</a>	Denniston T P Pump Expense	8,000.00	10,451.71	-2,451.71	-30.65 %	52,000.00	47,617.43	4,382.57	8.43 %	137,800.00
<a href="#">1-5242-00</a>	CSP Pump Station Operations	927.00	857.67	69.33	7.48 %	3,708.00	7,155.53	-3,447.53	-92.98 %	11,128.00
<a href="#">1-5243-00</a>	CSP Pump Station Maintenance	3,083.00	9,678.50	-6,595.50	-213.93 %	12,333.00	21,751.20	-9,418.20	-76.37 %	37,000.00
<a href="#">1-5246-00</a>	Nunes T P Operations - General	6,747.00	7,073.58	-326.58	-4.84 %	26,988.00	28,027.70	-1,039.70	-3.85 %	80,964.00
<a href="#">1-5247-00</a>	Nunes T P Maintenance	10,200.00	3,554.06	6,645.94	65.16 %	40,800.00	23,979.64	16,820.36	41.23 %	122,500.00
<a href="#">1-5248-00</a>	Denniston T P Operations-General	4,083.00	1,922.17	2,160.83	52.92 %	16,332.00	20,348.65	-4,016.65	-24.59 %	49,000.00
<a href="#">1-5249-00</a>	Denniston T.P. Maintenance	8,667.00	36,389.45	-27,722.45	-319.86 %	34,666.00	57,877.45	-23,211.45	-66.96 %	104,000.00
<a href="#">1-5250-00</a>	Laboratory Expenses	6,250.00	4,944.88	1,305.12	20.88 %	25,000.00	22,868.48	2,131.52	8.53 %	75,000.00
<a href="#">1-5260-00</a>	Maintenance - General	25,000.00	22,810.48	2,189.52	8.76 %	100,000.00	129,386.47	-29,386.47	-29.39 %	300,000.00
<a href="#">1-5261-00</a>	Maintenance - Well Fields	3,333.00	0.00	3,333.00	100.00 %	13,333.00	7,810.42	5,522.58	41.42 %	40,000.00
<a href="#">1-5263-00</a>	Uniforms	0.00	0.00	0.00	0.00 %	6,000.00	5,229.92	770.08	12.83 %	12,500.00
<a href="#">1-5318-00</a>	Studies/Surveys/Consulting	10,000.00	345.29	9,654.71	96.55 %	40,000.00	23,410.16	16,589.84	41.47 %	160,000.00
<a href="#">1-5321-00</a>	Water Resources	2,183.00	-678.80	2,861.80	131.09 %	8,733.00	10,756.69	-2,023.69	-23.17 %	26,200.00

Monthly Budget Report

For Fiscal: 2019-2020 Period Ending: 10/31/2019

		October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Variance	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Variance	Total Budget
<a href="#">1-5322-00</a>	Community Outreach	3,000.00	137.42	2,862.58	95.42 %	6,000.00	4,604.24	1,395.76	23.26 %	56,900.00
<a href="#">1-5381-00</a>	Legal	8,333.00	6,681.50	1,651.50	19.82 %	33,333.00	26,569.50	6,763.50	20.29 %	100,000.00
<a href="#">1-5382-00</a>	Engineering	5,167.00	15,678.14	-10,511.14	-203.43 %	20,667.00	63,718.92	-43,051.92	-208.31 %	62,000.00
<a href="#">1-5383-00</a>	Financial Services	3,000.00	0.00	3,000.00	100.00 %	8,000.00	5,800.00	2,200.00	27.50 %	22,000.00
<a href="#">1-5384-00</a>	Computer Services	14,000.00	10,358.34	3,641.66	26.01 %	54,000.00	48,988.65	5,011.35	9.28 %	167,600.00
<a href="#">1-5410-00</a>	Salaries/Wages-Administration	91,000.00	59,830.52	31,169.48	34.25 %	353,000.00	313,455.78	39,544.22	11.20 %	1,179,832.00
<a href="#">1-5411-00</a>	Salaries & Wages - Field	112,000.00	90,702.68	21,297.32	19.02 %	456,000.00	438,183.23	17,816.77	3.91 %	1,461,020.00
<a href="#">1-5420-00</a>	Payroll Tax Expense	14,100.00	12,907.97	1,192.03	8.45 %	56,400.00	56,877.50	-477.50	-0.85 %	183,582.00
<a href="#">1-5435-00</a>	Employee Medical Insurance	38,503.00	41,136.17	-2,633.17	-6.84 %	154,009.00	157,140.64	-3,131.64	-2.03 %	481,419.00
<a href="#">1-5436-00</a>	Retiree Medical Insurance	4,400.00	4,418.95	-18.95	-0.43 %	17,600.00	14,618.41	2,981.59	16.94 %	55,274.00
<a href="#">1-5440-00</a>	Employees Retirement Plan	51,610.00	31,236.41	20,373.59	39.48 %	206,440.00	155,358.85	51,081.15	24.74 %	619,321.00
<a href="#">1-5445-00</a>	Supplemental Retirement 401a	0.00	0.00	0.00	0.00 %	0.00	0.00	0.00	0.00 %	35,000.00
<a href="#">1-5510-00</a>	Motor Vehicle Expense	5,000.00	14,257.25	-9,257.25	-185.15 %	20,000.00	44,813.03	-24,813.03	-124.07 %	63,000.00
<a href="#">1-5620-00</a>	Office & Billing Expenses	21,935.00	20,474.33	1,460.67	6.66 %	87,740.00	80,496.51	7,243.49	8.26 %	263,219.00
<a href="#">1-5620-33</a>	Office - Credit Cards/Bank Fees	0.00	0.00	0.00	0.00 %	0.00	-59.97	59.97	0.00 %	0.00
<a href="#">1-5625-00</a>	Meetings / Training / Seminars	2,250.00	2,947.21	-697.21	-30.99 %	9,000.00	8,545.34	454.66	5.05 %	27,000.00
<a href="#">1-5630-00</a>	Insurance	11,417.00	20,238.32	-8,821.32	-77.26 %	45,666.00	53,141.58	-7,475.58	-16.37 %	137,000.00
<a href="#">1-5687-00</a>	Membership, Dues, Subscript.	23,000.00	20,474.90	2,525.10	10.98 %	35,000.00	38,934.68	-3,934.68	-11.24 %	78,970.00
<a href="#">1-5689-00</a>	Labor Relations	500.00	0.00	500.00	100.00 %	2,000.00	0.00	2,000.00	100.00 %	6,000.00
<a href="#">1-5700-00</a>	San Mateo County Fees	3,000.00	3,008.92	-8.92	-0.30 %	6,000.00	4,423.92	1,576.08	26.27 %	24,000.00
<a href="#">1-5705-00</a>	State Fees	1,000.00	0.00	1,000.00	100.00 %	4,000.00	0.00	4,000.00	100.00 %	36,500.00
	<b>Total ExpType: 1 - Operating:</b>	<b>863,091.00</b>	<b>806,217.95</b>	<b>56,873.05</b>	<b>6.59 %</b>	<b>3,218,362.00</b>	<b>3,150,918.93</b>	<b>67,443.07</b>	<b>2.10 %</b>	<b>8,630,825.00</b>
	<b>ExpType: 4 - Capital Related</b>									
<a href="#">1-5712-00</a>	Debt Service/Existing Bonds 2006B	0.00	0.00	0.00	0.00 %	371,603.00	0.00	371,603.00	100.00 %	484,831.00
<a href="#">1-5715-00</a>	Debt Service/CIEDB 11-099	0.00	0.00	0.00	0.00 %	266,638.00	266,638.02	-0.02	0.00 %	335,977.00
<a href="#">1-5716-00</a>	Debt Service/CIEDB 2016	0.00	0.00	0.00	0.00 %	233,204.00	233,204.09	-0.09	0.00 %	323,803.00
<a href="#">1-5717-00</a>	Chase Bank - 2018 Loan	0.00	0.00	0.00	0.00 %	0.00	369,096.36	-369,096.36	0.00 %	0.00
	<b>Total ExpType: 4 - Capital Related:</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00 %</b>	<b>871,445.00</b>	<b>868,938.47</b>	<b>2,506.53</b>	<b>0.29 %</b>	<b>1,144,611.00</b>
	<b>Total Expense:</b>	<b>863,091.00</b>	<b>806,217.95</b>	<b>56,873.05</b>	<b>6.59 %</b>	<b>4,089,807.00</b>	<b>4,019,857.40</b>	<b>69,949.60</b>	<b>1.71 %</b>	<b>9,775,436.00</b>
	<b>Report Total:</b>	<b>393,790.00</b>	<b>492,873.17</b>	<b>99,083.17</b>		<b>1,146,817.00</b>	<b>1,490,586.77</b>	<b>343,769.77</b>		<b>3,910,134.00</b>

**COASTSIDE COUNTY WATER DISTRICT  
MONTHLY INVESTMENT REPORT  
October 31, 2019**

<b><u>RESERVE BALANCES</u></b>	<b>Current Year as of 10/31/19</b>	<b>Prior Year as of 10/31/18</b>
CAPITAL AND OPERATING RESERVE	\$8,597,537.59	\$6,830,491.49
RATE STABILIZATION RESERVE	\$250,000.00	\$250,000.00
<b>TOTAL DISTRICT RESERVES</b>	<b>\$8,847,537.59</b>	<b>\$7,080,491.49</b>

**ACCOUNT DETAIL**

ACCOUNTS WITH TRI COUNTIES BANK		
CHECKING ACCOUNT	\$3,588,180.20	\$4,843,490.49
CSP T & S ACCOUNT	\$64,436.05	\$160,406.15
MONEY MARKET GEN. FUND (Opened 7/20/17)	\$19,442.68	\$19,432.92
LOCAL AGENCY INVESTMENT FUND (LAIF) BALANCE	\$5,174,778.66	\$2,056,461.93
DISTRICT CASH ON HAND	\$700.00	\$700.00
<b>TOTAL ACCOUNT BALANCES</b>	<b>\$8,847,537.59</b>	<b>\$7,080,491.49</b>

*This report is in conformity with CCWD's Investment Policy.*

COASTSIDE COUNTY WATER DISTRICT  
 CAPITAL IMPROVEMENT PROJECTS - STATUS REPORT  
 FISCAL YEAR 2019/2020

10/31/2019

\* Approved June 2018

Status	Approved* CIP Budget FY 19/20	Actual To Date FY 19/20	Projected Year-End FY 19/20	Variance vs. Budget	% Completed	Project Status/ Comments
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**Equipment Purchases & Replacement**

06-03	SCADA/Telemetry/Electrical Controls Replacement	open	\$ 50,000	\$ 3,310	\$ 107,000	\$ (57,000)	3%	\$104K for District-wide SCADA hardware and software upgrade approved at October Board meeting
08-10	Backhoe	completed	\$ 200,000	\$ 157,097	\$ 157,097	\$ 42,903	100%	Backhoe purchase approved by Board in July 2019 (net of trade-in)
99-02	Vehicle Replacement	open	\$ 40,000		\$ 82,000	\$ (42,000)	0%	Purchase of 3 vehicles approved by Board in Aug 2019

**Facilities & Maintenance**

08-08	PRV Valves Replacement Project	In process	\$ 30,000	\$ 6,198	\$ 30,000	\$ -	0%	
09-09	Fire Hydrant Replacement	completed	\$ 140,000	\$ 338,238	\$ 338,238	\$ (198,238)	100%	Purchase of 100 hydrants approved by Board in August 2019
18-13	Denniston WTP and Tank Road Repairs and Paving	In design		\$ 2,789	\$ 400,000	\$ (400,000)	0%	Expanded scope to include storm culverts; planned for Spring, 2020; (\$100K originally budgeted in FY18/19)
99-01	Meter Change Program	ongoing	\$ 20,000	\$ 15,475	\$ 20,000	\$ -	0%	

**Pipeline Projects**

07-03	Pilarcitos Canyon Pipeline Replacement	In process	\$ 700,000	\$ 24,591	\$ 1,125,000	\$ (425,000)	2%	Approved by Board in September, 2019; project started in October 2019
07-04	Bell Moon Pipeline Replacement Project	In process	\$ 250,000	\$ 212,085	\$ 330,000	\$ (80,000)	64%	In process; to be completed in November 2019
13-02	Replace 8 Inch Pipeline Under Creek at Pilarcitos Ave (Strawflower)	In pre-design		\$ 5,842	\$ 105,000	\$ (105,000)	n/a	Preliminary design awarded by Board in August 2019
14-01	Replace 12" Welded Steel Line on Hwy 92	\$77K in process		\$ 42,454	\$ 677,000	\$ (677,000)	n/a	Aerial surveying for \$77K approved by Board in August 2019; bypass pipeline on Cozzolino property may be proposed for Spring 2020 (variance reflects timing difference)
14-27	Grandview 2 Inch Replacement	In design		\$ 12,106	\$ 56,100	\$ (56,100)	n/a	Engineering design work approved by Board in July 2019; (originally planned for FY 18/19)
14-31	Ferdinand Avenue - Replace 4" WS Ferdinand Ave. to Columbus	In process		\$ 557,805	\$ 600,000	\$ (600,000)	93%	Project was awarded in May 2019; work near completion in October 2019. (Project was originally planned for FY 20/21.)
14-32/19-03	Casa del Mar/Grand Blvd PRV Installation and Pipeline Replacement	In process	\$ 350,000	\$ 1,195	\$ 570,000	\$ (220,000)	0%	Project was awarded in May 2019; work will commence in Fall, 2019 pending receipt of CalTrans permits; Grand View portion of the CIP was originally planned for FY 20/21
18-01	Pine Willow Oak Pipeline Replacement	In design		\$ 11,561	\$ 69,700	\$ (69,700)	n/a	Engineering design work approved by Board in July 2019; (project is in CIP for FY21/22)

**Pump Stations / Tanks / Wells**

08-16,11-05, 11-06,19-02,5113	Tank Projects	TBD	\$ 2,300,000	\$ 19,106	\$ 200,000	\$ 2,100,000	n/a	EKI is assisting Staff in developing a master tank plan for all of the District's tanks; we are currently waiting for completion of seismic and geotech analyses to finalized recommendations.
09-18	Pilarcitos Well field improvements	TBD	\$ 150,000		\$ -	\$ 150,000	0%	
19-04	Tanks - THM Control	TBD		\$ 17,375	\$ 120,000	\$ (120,000)	0%	

**Water Supply Development**

12-12	Denniston/San Vicente Water Supply Development	ongoing	\$ 200,000	\$ 20,146	\$ 120,000	\$ 80,000	10%	Includes Balance Hydrologics ongoing monitoring; In October 2019, the Board approved continued monitoring for the 2020 Water Year
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COASTSIDE COUNTY WATER DISTRICT  
 CAPITAL IMPROVEMENT PROJECTS - STATUS REPORT  
 FISCAL YEAR 2019/2020

10/31/2019

\* Approved June 2018

Water Treatment Plants

		Status	Approved* CIP Budget FY 19/20	Actual To Date FY 19/20	Projected Year-End FY 19/20	Variance vs. Budget	% Completed	Project Status/ Comments
08-07	Nunes Filter Valve Replacement	open		\$ 140	\$ 70,000	\$ (70,000)	0%	\$500K originally included in FY18/19 plan; project scope has changed to include full filter rehabilitation; Staff is currently reviewing options for engineering design
13-05	Denniston WTP and Booster Pump Station Emergency Power	in process (\$213K + design approved)	\$ 400,000	\$ 31,720	\$ 450,000	\$ (50,000)	7%	In October 2019, the Board approved procurement of generators (\$213K); Projection includes installation. (Installation bids will be presented to Board in future months.)
18-11	Nunes Bulk Caustic Tank		\$ 40,000		\$ 40,000	\$ -	0%	
<b>FY 19/20 TOTAL</b>			<b>\$ 4,870,000</b>	<b>\$ 1,479,232</b>	<b>\$ 5,667,135</b>	<b>\$ (797,135)</b>		

FY2018/2019 CIP Projects in process - paid in FY 2019/2020

17-04	Denniston Dam Spillway	completed		11,010	11,010	\$ (11,010)	100%	
19-06	Crystal Springs Pump Control Valves	completed		29,273	\$ 29,273	\$ (29,273)	100%	Approved by Board in FY 2019/18
<b>PREVIOUS YEAR TOTAL</b>				<b>\$ 40,284</b>	<b>\$ 40,283</b>	<b>\$ (40,283)</b>		

UNSCHEDULED/NEW CIP ITEMS FOR CURRENT FISCAL YEAR 2019/2020

NN-00	Unscheduled CIP		\$ 100,000			\$ 100,000	0%	
20-01	Crystal Springs Pump 1 Replacement	in process		89,803	\$ 89,803	\$ (89,803)	100%	Emergency Replacement Notice to Board August, 2019
20-02	Crystal Springs - Spare Pump 1	on order			\$ 70,000	\$ (70,000)	0%	Approved by Board in August, 2019
20-07	District Office Repairs	In process		5,676	\$ 110,000	\$ (110,000)	0%	October 2019: Board approved \$110K for roof replacement and exterior repairs
20-08	Highway 1 - Pipeline replacement at crossings between Main and Spindrift - Predesign/study	in pre-design			\$ 46,000	\$ (46,000)	0%	October 2019: Board approved \$46K for predesign/study
20-03	Sevilla Ave - EG Service Replacement - Lowering of Services	Completed		\$ 54,521	\$ 54,521	\$ (54,521)	100%	Approved by Board in September, 2019 as emergency; required work due to County road repairs and repaving project
	Office Equipment (Replacement computers; Plotter/Scanner)	Completed		\$ 35,087	\$ 35,087	\$ (35,087)	100%	Completed
<b>NEW CIP TOTAL</b>			<b>\$ 100,000</b>	<b>\$ 185,088</b>	<b>\$ 405,411</b>	<b>\$ (305,411)</b>		

**CIP GRANDTOTAL \$ 4,970,000 \$ 1,704,603 \$ 6,112,829 \$ (1,142,829)**

COLOR KEY:

In process: Board has approved expenditure and work is in process	\$ 3,794,742
Open: Close to a commitment - pending Board approval or notice to proceed	\$ 761,087

Note - \$2,000,000 of CIP funding from FY 2018/19 is carried over to FY 2019/20 - in addition to the \$4,970,000 budget shown above



**Legal Cost Tracking Report  
12 Months At-A-Glance**

**Acct. No.5681  
Patrick Miyaki - HansonBridgett, LLP  
Legal**

<b>Month</b>	<b>Admin (General Legal Fees)</b>	<b>Water Supply Develpmnt</b>	<b>Recycled Water</b>	<b>Transfer Program</b>	<b>CIP</b>	<b>Personnel</b>	<b>Water Shortage</b>	<b>Litigation</b>	<b>Infrastructure Project Review  (Reimbursable)</b>	<b>TOTAL</b>
<b>Oct-18</b>	2,211				437					2,648
<b>Nov-18</b>	1,473									1,473
<b>Dec-18</b>	2,714									2,714
<b>Jan-19</b>	3,088			168	469					3,725
<b>Feb-19</b>	3,101				536					3,637
<b>Mar-19</b>	6,508			1,218						7,726
<b>Apr-19</b>	7,061				1,910					8,970
<b>May-19</b>	5,149			326						5,475
<b>Jun-19</b>	3,439			1,055	183					4,677
<b>Jul-19</b>	4,321			834		335				5,490
<b>Aug-19</b>	5,535			496						6,031
<b>Sep-19</b>	4,090					455				4,545
<b>TOTAL</b>	<b>48,688</b>	<b>0</b>	<b>0</b>	<b>4,097</b>	<b>3,534</b>	<b>790</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>57,108</b>

**Engineer Cost Tracking Report  
12 Months At-A-Glance**

**Acct. No. 5682  
JAMES TETER  
Engineer**

<b>Month</b>	<b>Admin &amp; Retainer</b>	<b>CIP</b>	<b>Studies &amp; Projects</b>	<b>TOTAL</b>	<b>Reimbursable from Projects</b>
<b>Oct-18</b>	480		3,143	<b>3,623</b>	3,143
<b>Nov-18</b>	480	3,518	254	<b>4,252</b>	254
<b>Dec-18</b>	480	3,972	2,820	<b>7,271</b>	2,820
<b>Jan-19</b>	480	5,126		<b>5,606</b>	
<b>Feb-19</b>	480	2,475		<b>2,955</b>	
<b>Mar-19</b>	480			<b>480</b>	
<b>Apr-19</b>	490		338	<b>828</b>	338
<b>May-19</b>	480		338	<b>818</b>	338
<b>Jun-19</b>	480	1,014		<b>1,494</b>	
<b>Jul-19</b>	480	2,539	676	<b>3,695</b>	676
<b>Aug-19</b>	480	10,152	2,891	<b>13,523</b>	2,891
<b>Sep-19</b>	480	676	1,268	<b>2,424</b>	1,268
<b>TOTAL</b>	<b>5,770</b>	<b>29,472</b>	<b>11,727</b>	<b>46,969</b>	<b>11,726</b>

## Calcon T&M Projects Tracking

10/31/2019

Project No.	Name	Status	Proposal Date	Approved Date	Project Budget	Project Actual thru 6/30/19	Project Billings FY2019-20
<b>Closed Projects:</b>							
CAL-13-01	EG Tank 2 Recoating Project	Closed	9/30/13	10/8/13	\$8,220.00	\$ 8,837.50	
CAL-13-02	Nunes Control System Upgrades	Closed	9/30/13	10/8/13	\$46,141.00	\$ 55,363.60	
CAL-13-03	Win 911 and PLC Software	Closed	9/30/13	10/8/13	\$9,717.00	\$ 12,231.74	
CAL-13-04	Crystal Springs Surge Tank Retrofit	Closed	11/26/13	11/27/13	\$31,912.21	\$ 66,572.54	
CAL-13-06	Nunes Legacy Backwash System Removal	Closed	11/25/13	11/26/13	\$6,516.75	\$ 6,455.00	
CAL-13-07	Denniston Backwash FTW Valves	Closed	11/26/13	11/27/13	\$6,914.21	\$ 9,518.28	
CAL-14-01	Denniston Wash Water Return Retrofit	Closed	1/28/14	2/14/14	\$13,607.00	\$ 13,591.60	
CAL-14-02	Denniston Clarifier SCADA Data	Closed	4/2/14	4/7/14	\$4,125.00	\$ 4,077.50	
CAL-14-03	Nunes Surface Scatter Turbidimeter	Closed	4/2/14	4/7/14	\$2,009.50	\$ -	
CAL-14-04	Phase I Control System Upgrade	Closed	4/2/14	4/7/14	\$75,905.56	\$ 44,459.14	
CAL-14-06	Miramar Control Panel	Closed	8/28/14	8/28/14	\$37,953.00	\$ 27,980.71	
CAL-14-08	SFWater Flow & Data Logger/Cahill Tank	Closed	8/20/2014	8/20/2014	\$1,370.00	\$ 1,372.00	
CAL-15-01	Main Street Monitors	Closed				\$ 6,779.42	
CAL-15-02	Denniston To Do List	Closed				\$ 2,930.00	
CAL-15-03	Nunes & Denniston Turbidity Meters	Closed			\$6,612.50	\$ 12,536.12	
CAL-15-04	Phase II Control System Upgrade	Closed	6/23/2015	8/11/2015	\$195,000.00	\$ 202,227.50	
CAL-15-05	Permanganate Water Flow	Closed				\$ 1,567.15	
CAL-16-04	Radio Network	Closed	12/9/2016	1/10/2017	\$126,246.11	\$ 139,200.68	
CAL-16-05	El Granada Tank No. 3 Recoating	Closed	12/16/2016		\$6,904.50	\$ 6,845.00	
CAL-17-03	Nunes Valve Control	Closed	6/29/2017	7/11/2017	\$73,281.80	\$ 79,034.35	
CAL-17-04	Denniston Booster Pump Station	Closed	7/27/2017	8/8/2017	\$21,643.75	\$ 29,760.00	
CAL-17-05	Crystal Springs Pump Station #3 Soft Start	Closed	7/27/2017	8/8/2017	\$12,213.53	\$ 12,178.13	
CAL-18-04	Tank Levels Calibration Special	Closed	3/5/2018	3/5/2018	\$8,388.75	\$ 10,700.00	
CAL-18-05	Pilarcitos Stream Flow Gauge -Well 1 120 Service Power	Closed	3/22/2018	3/22/2018	\$3,558.13	\$ 3,997.40	
CAL-17-06	Nunes Flocculator & Rapid Mix VFD Panels	Closed	12/6/2017	12/12/2017	\$29,250.75	\$ 30,695.66	
CAL-17-01	Crystal Springs Leak Valve Control	Closed	2/8/2017	2/14/2017	\$8,701.29	\$ 18,055.88	
CAL-17-02	Crystal Springs Requirements & Addtl Controls	Closed	2/8/2017	2/14/2017	\$38,839.50	\$ 41,172.06	
CAL-18-02	Nunes Plant HMI V2	Closed	11/12/2018		\$10,913.14	\$ 9,434.90	
<b>Closed Projects - Subtotal (pre FY2019-20)</b>					<b>\$785,944.98</b>	<b>\$857,573.86</b>	
<b>FY 2019-20 Open Projects:</b>							
CAL-18-03	CSP Breakers & Handles		3/7/2018	3/7/2018	\$25,471.47	\$ 49,837.52	
CAL-18-06	Nunes VFD Project		9/6/2018	9/6/2018	\$2,381.51	\$ 895.50	
CAL-19-01	CSP Cla-Val Power Checks		2/4/2019	2/4/2019	\$15,067.91	\$ 17,852.94	\$ 6,830.00
CAL-19-02	CSP Wet Well		4/1/2019	4/1/2019	\$12,960.24	\$ 12,853.20	
CAL-19-03	Pilarcitos Flow Meter Project		4/1/2019	4/1/2019	\$14,493.75	\$ 16,241.84	\$ 1,375.00
	CSP Main Breaker						
CAL-19-04	SCADA Systems		10/15/2019	10/15/2019	\$104,000.00		
<b>Open Projects - Subtotal</b>					<b>\$174,374.88</b>	<b>\$97,681.00</b>	<b>\$8,205.00</b>
<b>Other: Maintenance</b>							
	<b>Tanks</b>						
	<b>Crystal Springs Maintenance</b>					\$ 327.76	
	<b>Nunes Maintenance</b>					\$ 5,773.48	
	<b>Denniston Maintenance</b>					\$ 20,549.58	
	<b>Distribution System</b>					\$ 6,795.24	
<b>TOTAL FY 2019/20</b>						<b>\$ 33,446.06</b>	

**EKI Environment & Water**  
**Engineering Services Billed Through October 31, 2019**

	<b>Contract Date</b>	<b>Not to Exceed Budget</b>	<b>Status</b>	<b>FY 2018-2019</b>	<b>FY 2019-2020</b>	
<b>CIP Project Management</b>						
Fiscal Year 2018-2019	10.19.2018	\$ 25,000.00	Complete			
Fiscal Year 2018-2019	1.14.2019	\$ 40,000.00	Complete			
Fiscal Year 2018-2019	3.12.2019	\$ 75,000.00	Complete			
Fiscal Year 2019-2020	7.29.2019	\$ 180,000.00	Open		\$ 55,798.92	
<b>Sub Total - CIP Project Management Services</b>		<b>\$ 320,000.00</b>		<b>\$ 163,452.66</b>	<b>\$ 55,798.92</b>	
<b>Highway 1 South Pipeline Replacement Project</b>	<b>16-02</b>	9.20.2018	\$ 25,000.00	Complete	\$ 17,680.45	
<b>Ferdinand Avenue Pipeline Replacement Design</b>	<b>14-31</b>	2.12.2019	\$ 29,000.00	Complete	\$ 27,824.37	\$ 1,169.10
<b>Casa Del Mar Main Replacement (Phase 1) and Grand Boulevard Pipeline/PRV Loop Design</b>	<b>14-32</b>	2.12.2019	\$ 28,500.00	Complete	\$ 27,297.34	\$ 1,195.22
<b>Denniston Culvert Replacement and Paving Project</b>	<b>18-13</b>	7.1.2019	\$ 9,900.00	Open	\$ 804.96	\$ 7,546.50
<b>Construction Inspection Services for Ferdinand Avenue Water Main Replacement Project</b>	<b>14-31</b>	7.1.2019	\$ 29,800.00	Open		\$ 24,249.12
<b>Pine Willow Oak Water Main Replacement Project</b>	<b>18-01</b>	7.29.2019	\$ 69,700.00	Open		\$ 11,560.59
<b>Grandview Water Main Replacement Project (Design, Bid Support, construction support)</b>	<b>14-27</b>	7.29.2019	\$ 56,100.00	Open		\$ 12,105.94
<b>Pilarcitos Creek Crossing Water Main Replacement Preliminary Design</b>	<b>13-02</b>	8.27.2019	\$ 104,600.00	Open		\$ 2,391.48
<b>Grandview/Silver/Terrace/Spindrift Under Hwy 1 PreDesign</b>	<b>20-08</b>	10.15.2019	\$ 45,600.00	Open		
<b>Total - All Services</b>			<b>\$ 718,200.00</b>		<b>\$ 237,059.78</b>	<b>\$ 116,016.87</b>

**COASTSIDE COUNTY WATER DISTRICT**

**766 MAIN STREET**

**HALF MOON BAY, CA 94019**

**MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS**

**October 15, 2019**

- 1) **ROLL CALL** - President Ken Coverdell called the meeting to order at 7:00 p.m. Present at roll call: Directors Bob Feldman, Jim Larimer, Glenn Reynolds, and Vice-President Chris Mickelsen.

Also present: David Dickson, General Manager; Mary Rogren, Assistant General Manager; Patrick Miyaki, Legal Counsel; James Derbin, Superintendent of Operations; Cathleen Brennan, Water Resource Analyst; Darin Sturdivan, Distribution Supervisor; and Gina Brazil, Office Manager.

- 2) **PLEDGE OF ALLEGIANCE**

- 3) **PUBLIC COMMENT** - There were no public comments.

- 4) **CONSENT CALENDAR**

- A. Approval of disbursements for the month ending September 30, 2019:  
Claims: \$1,519,018.96; Payroll: \$108,006.42 for a total of \$1,627,025.38
- B. Acceptance of Financial Reports
- C. Approval of Minutes of September 10, 2019 Regular Board of Directors Meeting
- D. Installed Water Connection Capacity and Water Meters Report
- E. Total CCWD Production Report
- F. CCWD Monthly Sales by Category Report - September 2019
- G. Monthly Planned Plant or Tank Discharge and New Water Line Flushing Report
- H. Monthly Rainfall Reports
- I. S.F.P.U.C. Hydrological Report for the month of August

Director Larimer reported that he had reviewed the monthly financial claims and found all to be in order.

**ON MOTION BY Vice-President Mickelsen and seconded by Director Feldman, the Board voted to approve the Consent Calendar in its entirety:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

5) MEETINGS ATTENDED / DIRECTOR COMMENTS

There were no reports of meetings attended or Director comments.

6) GENERAL BUSINESS

A. Approval of Professional Services Agreement with EKI Environment and Water for Predesign Services for Replacement of Water Lines at Grandview Boulevard, Silver Avenue, Terrace Avenue and Spindrift Way Under Highway 1

Ms. Rogren reported that the City of Half Moon Bay is in the process of completing design work, with construction planned to occur over the next one to two years, for the \$8 million Highway 1 Safety - North Project. She explained that District staff believes that the existing pipelines in these areas were installed in the early 1970's and that the condition of the materials, the pipe ages and the pipe conditions have not been determined and may warrant being replaced. She further explained that given the reconfiguration of these intersections and the significant investment, District staff is interested in coordinating the timing of the replacement of these four aging pipelines with the City of Half Moon Bay's project, if replacement of the pipelines is warranted.

Mr. Rogren summarized the predesign efforts, including verification of the existing pipe sizes and materials to establish the need and priority for pipeline replacement, mapping of the existing utilities and future Highway 1 improvements, development and evaluation of conceptual jack and bore alignments and development of a project implementation schedule that considers the timing of the City of Half Moon Bay's Highway 1 Project.

Discussion ensued with Mr. Dickson and Ms. Rogren answering several questions from the Board.

**ON MOTION BY Vice-President Mickelsen and seconded by Director Reynolds, the Board voted by roll call vote to authorize the General Manager to retain the professional services of EKI Environment and Water (EKI) for Predesign Services for Replacement of Water Lines at Grandview Boulevard, Silver Avenue, Terrace Avenue and Spindrift Way Under Highway 1 in the not to exceed amount of \$45,600:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**B. Contract with Balance Hydrologics for Denniston/San Vicente Stream Gaging, Groundwater Monitoring, and Data Analysis**

Ms. Rogren introduced this item by reminding the Board that the District has been utilizing the services of Balance Hydrologics for stream gaging, monitoring, and analysis services since 2011. Additionally, she emphasized the importance in quantifying the amount of water available for diversion from Denniston and San Vicente Creeks through these measures as a valuable part of the District's efforts to secure its water rights on those streams.

The Board briefly discussed the benefits of continuing these services and the data collection as an important tool in securing the District's water rights.

**ON MOTION BY Director Reynolds and seconded by Vice-President Mickelsen, the Board voted by roll call vote to authorize the General Manager to enter into a contract with Balance Hydrologics, Inc. for Water year 2020 stream gaging, groundwater monitoring, and data analysis for the Denniston Creek and San Vicente watersheds for an estimated time-and-materials cost of \$96,935:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**C. Denniston Water Treatment Plant and Pump Station Standby Generators Project Procurement of Equipment**

Mr. Derbin reviewed the overall process of obtaining the engineering procurement specifications and design work and the bid solicitation process for purchasing the standby generators for the Denniston Water Treatment Plant.

**ON MOTION BY Director Reynolds and seconded by Director Larimer, the Board voted by roll call vote to authorize the General Manager to purchase two standby generators with Automatic Transfer Switches for the Denniston Water Treatment Plant and Booster Pump Station for a not-to-exceed amount of \$213,000:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**D. Approval of Professional Services Agreement with Calcon Systems Inc. for SCADA Hardware Replacement and Software Update**

Mr. Derbin described the configuration of the District’s Supervisory Control and Data Acquisition System (SCADA) and the need to strengthen the District’s water system resiliency with an up to date SCADA system in order to better prepare staff to respond to water system failures in a timely fashion.

Mr. Derbin and Ms. Rogren answered a few questions from the Board members about the hardware and software components.

**ON MOTION BY Director Reynolds and seconded by Director Feldman the Board voted by roll call vote to authorize the General Manager to execute a professional services agreement with Calcon Systems Inc. for the replacement of the Nunes, Denniston, Crystal Springs Pump Station and Main Street Supervisory Control and Data Acquisition (SCADA) computers with updated SCADA software for a not-to-exceed amount of \$104,000:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**E. Award of Contract with American Eagle Roofing and Sheet Metal Inc. for 766 Main Street Roof Replacement and Award of Contract with Falco Construction Company Inc. for General Contracting Services and Fascia Board and Gutter Replacement**

Mr. Derbin summarized the condition and need for replacement of the roof, fascia boards and gutters of the District office building at 766 Main, originally built in 1974.

**ON MOTION BY Director Reynolds and seconded by Director Larimer the Board voted by roll call vote to authorize the General Manager to contract with American Eagle Roofing and Sheet Metal Inc. for roof replacement for a not to exceed amount of \$42,000 and also to authorize the General Manager to contract with Falco Construction Company Inc. for general contracting services and fascia board and gutter replacement for a not to exceed amount of \$68,160 for a total of \$110,160. for both contracts:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**F. Approval of Change Orders for Ferdinand Avenue Pipeline Project**

Mr. Derbin outlined the Ferdinand Avenue Pipeline Project circumstances that created contract change orders in the sum of \$40,950, an 8.1% overall increase in the approved contract amount.



**ON MOTION BY Director Larimer and seconded by Director Reynolds the Board voted by roll call vote to approve Change Orders 1 and 2 for the Ferdinand Pipeline Project:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**G. Quarterly Financial Review**

Ms. Rogren summarized the year to date revenue and expenses for the first quarter of Fiscal year 2019-2020. She reviewed key highlights including revenue of \$232,000 above budget due to changes in timing of ERAF payments from San Mateo County and expenses totaling \$12,000 under budget due to a savings in pension expense, engineering expenses and other spending timing differences. Additionally, she reported that the District has spent \$1,388,000 year to date on the Capital Improvement Program against a budget of \$4,970,000, on the Ferdinand Avenue Pipeline Replacement Project, fire hydrant purchases and the Bell Moon Pipeline Replacement Project. Ms. Rogren then answered a few questions from the Board members.

**H. Resolution 2019-04 Appointing Mary Rogren as Secretary of the District and also Assigning Certain Duties of Treasurer**

President Coverdell introduced this agenda item; there were no comments from the Board members.

**ON MOTION BY Director Reynolds and seconded by Director Larimer, the Board voted by roll call vote to approve Resolution 2019-04 appointing Mary Rogren as Secretary of the District and also assigning certain duties as Treasurer:**

Director Larimer	Aye
Vice-President Mickelsen	Aye
Director Feldman	Aye
Director Reynolds	Aye
President Coverdell	Aye

**7) MONTHLY INFORMATIONAL REPORTS**

**A. General Manager**

Mr. Dickson reflected on the past twelve years in his role as the General Manager of the Coastside County Water District, noting that he felt honored and privileged to have worked for this Board and with the amazing staff of the District. He also thanked the Board for their role in the success of the District.

Each of the Board members shared a few comments and their appreciation with regards to Mr. Dickason's contributions to the District.

**B. Assistant General Manager**

Ms. Rogren reported on the District's positive results in dealing with the PG&E Public Safety Power Shutdown the previous week, noting that staff considered the outage to be a good drill for testing the District's emergency preparedness.

**C. Superintendent of Operations**

Mr. Derbin reviewed operations highlights for the month of September.

**D. Water Resource Analyst Report**

Ms. Brennan reviewed the District's water loss audit for Fiscal Year 2019 and summarized the end of the water year 2019 precipitation totals for Half Moon Bay.

**10) DIRECTOR AGENDA ITEMS - REQUESTS FOR FUTURE BOARD MEETINGS**

Director Reynolds reported that he had applied for a \$25,000 no-cost award for professional assistance with the District's source water stability, including 250 hours of technical assistance through the Water Now Alliance, a privately funded organization that promotes conservation and water viability in the United States.

**11) ADJOURNMENT**

The Board meeting was adjourned at 8:27 p.m.

Respectfully submitted,

---

Mary Rogren, General Manager  
Secretary to the District

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Ken Coverdell, President  
Board of Directors

**COASTSIDE COUNTY WATER DISTRICT**

**766 MAIN STREET**

**HALF MOON BAY, CA 94019**

**MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS**

**October 23, 2019**

- 1) **ROLL CALL** - President Ken Coverdell called the meeting to order at 1:32 p.m. Present at roll call: Directors Jim Larimer, Bob Feldman, and Vice President Chris Mickelsen. Director Glenn Reynolds was absent. Mr. David Dickson, General Manager, Mary Rogren, Assistant General Manager, and Patrick Miyaki, Legal Counsel, were also present.
- 2) **PUBLIC COMMENT** - There were no public comments.
- 3) **CLOSED SESSION**
  - A. **Pursuant to California Government Code Section 54956.9(d)(2)  
Conference with Legal Counsel - Anticipated Litigation  
Significant Exposure to Litigation  
One Potential Case**
- 4) **RECONVENE TO OPEN SESSION**
  - A. **Public Report of Closed Session Action**

The Board reconvened into open session at 3:10 p.m.  
Attorney Miyaki reported that the closed session related to a letter received from Shenkman & Hughes alleging a California Voting Rights Act violation, and that no action was taken in the closed session.
- 5) **ADJOURNMENT** - The special meeting was adjourned at 3:11 p.m.

Respectfully submitted,

---

Mary Rogren, General Manager  
Secretary to the District

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Ken Coverdell, President  
Board of Directors



**TOTAL CCWD PRODUCTION (MG) ALL SOURCES- FY 2020**

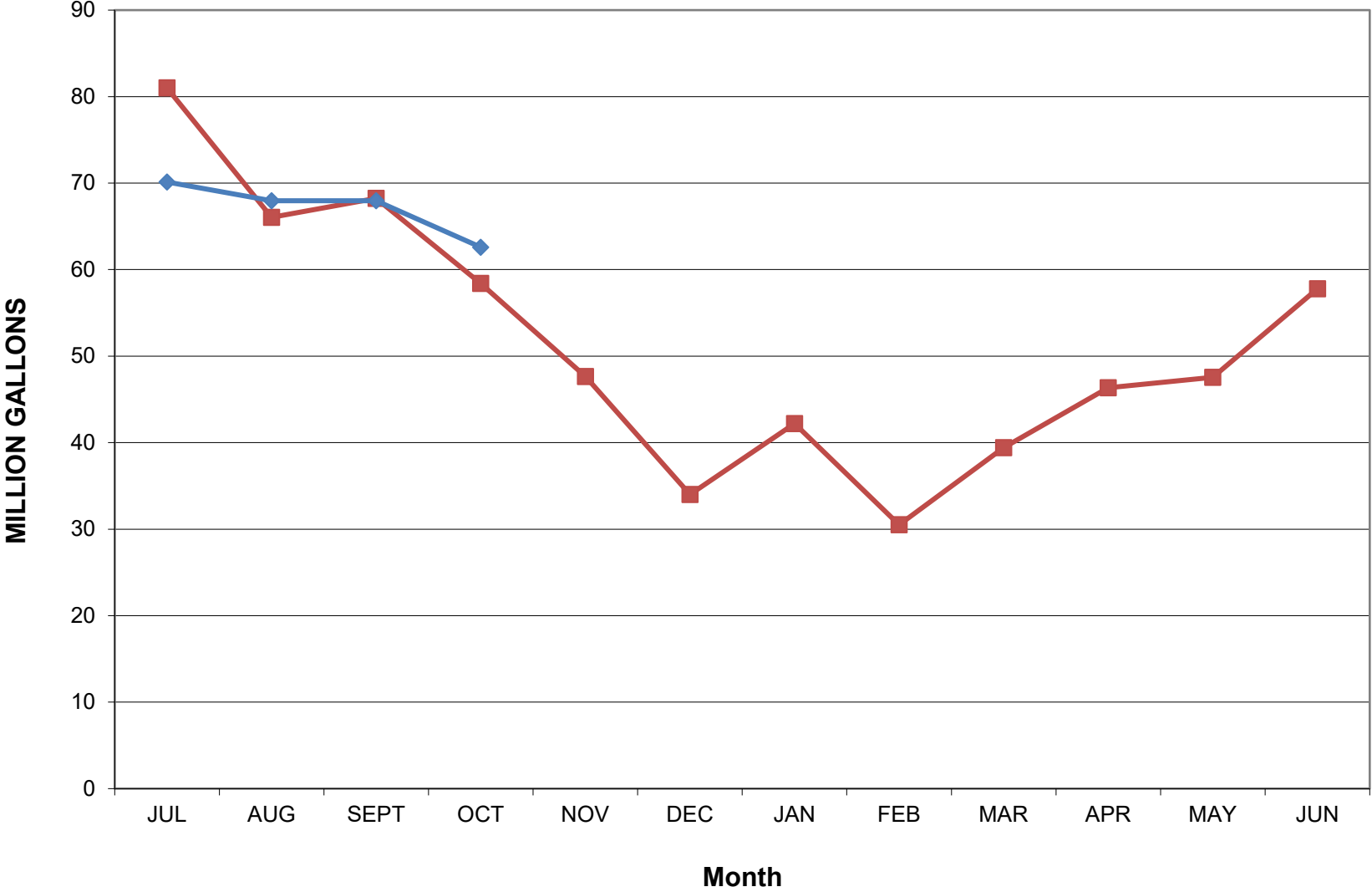
	CCWD Sources			SFPUC Sources		RAW WATER TOTAL	UNMETERED WATER	TREATED TOTAL
	DENNISTON WELLS	DENNISTON RESERVOIR	PILARCITOS WELLS	PILARCITOS LAKE	CRYSTAL SPRINGS RESERVOIR			
JUL	1.61	28.25	0.00	22.27	20.58	72.71	2.58	70.13
AUG	1.44	22.18	0.00	20.20	26.36	70.18	2.21	67.97
SEPT	1.43	19.67	0.00	19.19	30.98	71.27	3.32	67.95
OCT	0.27	5.45	0.00	9.91	48.70	64.33	1.74	62.59
NOV								
DEC								
JAN								
FEB								
MAR								
APR								
MAY								
JUN								
<b>TOTAL</b>	4.75	75.55	0.00	71.57	126.62	278.49	9.85	268.64
% MONTHLY TOTAL	0.4%	8.5%	0.0%	15.4%	75.7%	100.0%	2.7%	97.3%
% ANNUAL TO DATE TOTAL	1.7%	27.1%	0.0%	25.7%	45.5%	100.0%	3.5%	96.5%

CCWD vs SFPUC- month 8.9% 91.1%  
 CCWD vs SFPUC- annual 28.8% 71.2%

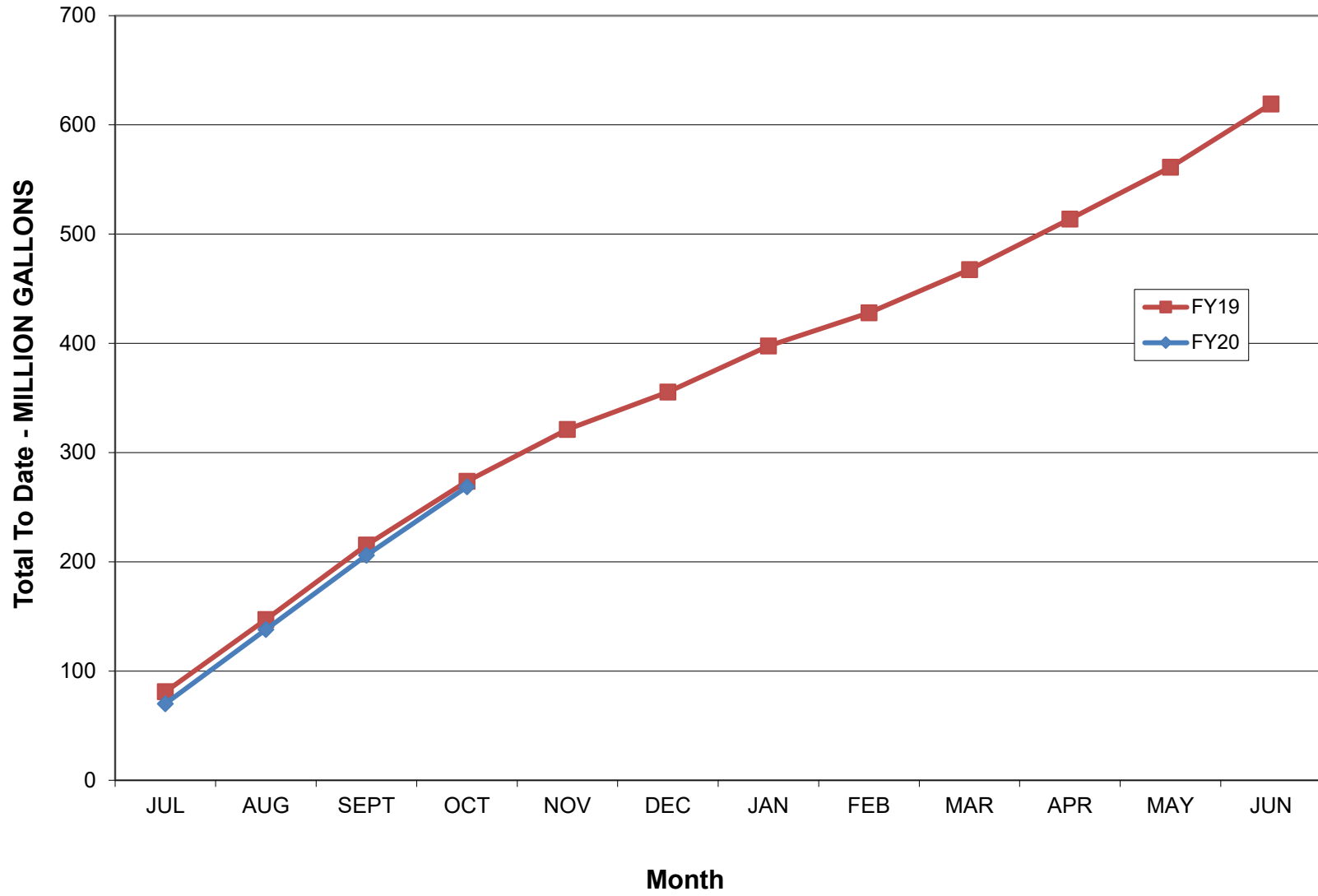
12 Month Running Treated Total **609.87**  
**TOTAL CCWD PRODUCTION (MG) ALL SOURCES- FY 2019**

	CCWD Sources			SFPUC Sources		RAW WATER TOTAL	UNMETERED WATER	TREATED TOTAL
	DENNISTON WELLS	DENNISTON RESERVOIR	PILARCITOS WELLS	PILARCITOS LAKE	CRYSTAL SPRINGS RESERVOIR			
JUL	2.36	13.98	0.00	37.74	30.90	84.98	3.98	81.00
AUG	0.62	3.36	0.00	27.20	36.80	67.98	1.94	66.04
SEPT	0.00	0.00	0.00	30.48	39.24	69.72	1.48	68.24
OCT	0.00	0.00	0.00	22.98	37.51	60.49	2.09	58.40
NOV	0.00	0.00	5.78	0.00	44.10	49.88	2.24	47.64
DEC	1.31	11.50	14.35	7.12	2.78	37.06	3.07	33.99
JAN	1.97	16.07	15.84	5.30	5.57	44.75	2.55	42.19
FEB	0.00	7.73	16.1	8.89	0.10	32.82	2.32	30.50
MAR	0.15	6.77	22.27	12.27	0.09	41.55	2.12	39.43
APR	0.14	33.31	0.00	14.02	2.83	50.30	3.95	46.36
MAY	0.00	32.51	0.00	13.26	5.35	51.12	3.58	47.54
JUN	1.31	35.61	0.00	19.50	5.77	62.19	4.41	57.78
<b>TOTAL</b>	7.86	160.84	74.34	198.76	211.04	652.83	33.73	619.10
% TOTAL	1.2%	24.6%	11.4%	30.4%	32.3%	100.0%	5.17%	94.8%

Monthly Production FY 19 vs FY 20



Cumulative Production FY19 vs FY20



**Coastside County Water District Monthly Sales By Category (MG)  
FY2020**

	JUL	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	MG to Date
RESIDENTIAL	21.973	44.430	30.293	31.108									127.80
COMMERCIAL	3.668	3.290	3.330	3.339									13.63
RESTAURANT	1.821	1.710	1.574	1.671									6.78
HOTELS/MOTELS	2.736	2.620	2.700	2.786									10.84
SCHOOLS	0.615	0.600	0.770	0.939									2.92
MULTI DWELL	2.743	3.020	2.790	2.892									11.45
BEACHES/PARKS	0.649	0.900	0.809	0.697									3.06
AGRICULTURE	6.570	6.340	7.374	9.898									30.18
RECREATIONAL	0.334	0.260	0.252	0.201									1.05
MARINE	0.658	0.650	0.649	0.519									2.48
RES. IRRIGATION	1.408	1.930	1.824	1.539									6.70
NON-RES. IRRIGATION	4.191	4.970	2.457	2.125									13.74
DETECTOR CHECKS	0.011	0.010	0.006	0.018									0.05
RAW WATER	7.063	8.620	9.081	8.090									32.85
PORTABLE METERS	0.255	0.400	0.295	0.263									1.21
CONSTRUCTION	0.065	0.110	0.143	0.132									0.45
TOTAL - MG	54.76	79.86	64.35	66.22	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	265.18

Non Residential Usage	32.79	35.43	34.05	35.11	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
<b>Running 12 Month Total</b>				<b>605.72</b>									
12 mo Residential				<b>310.37</b>									
12 mo Non Residential				<b>295.35</b>									

**FY2019**

	JUL	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	MG to Date
RESIDENTIAL	21.678	40.757	21.103	37.146	19.333	32.169	15.175	26.330	16.373	25.291	17.834	30.060	303.25
COMMERCIAL	3.609	2.866	3.937	2.778	3.756	2.546	2.888	2.360	2.955	2.521	3.211	2.530	35.96
RESTAURANT	1.749	1.600	1.657	1.277	1.531	1.224	1.340	1.230	1.433	1.397	1.534	1.490	17.46
HOTELS/MOTELS	2.642	2.910	2.723	2.121	2.557	1.824	2.022	1.970	2.246	2.382	2.286	2.490	28.17
SCHOOLS	0.759	0.765	0.982	0.869	1.008	0.323	0.193	0.270	0.271	0.251	0.457	0.550	6.70
MULTI DWELL	2.698	2.669	2.633	2.582	2.590	2.581	2.282	2.520	2.257	2.662	2.322	2.680	30.48
BEACHES/PARKS	0.777	0.522	0.577	0.378	0.355	0.091	0.207	0.190	0.217	0.322	0.304	0.410	4.35
AGRICULTURE	9.217	5.454	8.844	5.760	5.456	3.786	3.468	4.730	6.150	8.716	7.954	8.260	77.80
RECREATIONAL	0.236	0.265	0.237	0.233	0.183	0.205	0.132	0.180	0.153	0.208	0.197	0.220	2.45
MARINE	0.635	0.589	0.637	0.468	0.691	0.442	0.404	0.480	0.372	1.186	0.543	0.500	6.95
IRRIGATION	7.926	8.990	5.611	2.210	1.320	0.835	0.338	0.330	0.311	0.587	0.980	1.480	30.92
DETECTOR CHECKS	0.040	0.066	0.079	0.021	0.087	0.034	0.011	0.010	0.004	0.008	0.015	0.010	0.39
RAW WATER	8.971	6.974	8.488	8.580	6.913	1.459	0.001	0.000	0.001	0.905	4.394	4.410	51.10
PORTABLE METERS	0.109	0.611	0.393	0.436	0.129	0.058	0.061	0.060	0.065	0.083	0.221	0.150	2.38
CONSTRUCTION	0.153	0.194	0.138	0.129	0.411	0.101	0.085	0.080	0.090	0.080	0.099	0.100	1.05
TOTAL - MG	61.20	75.23	58.04	64.99	46.32	47.68	28.61	40.74	32.90	46.60	42.35	55.34	599.99

Non Residential Usage	39.521	34.475	36.936	27.842	26.987	15.509	13.432	14.410	16.525	21.308	24.517	25.280	
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**CCWD Monthly Leak Report - October 2019**

	Date Reported Discovered	Date Repaired	Location	Pipe Class	Pipe Size & Type	Estimated Water Loss MG
1	10/7/2019	10/8/19	771 Johnson St.	Service	3/4" Copper	0.005
2	10/28/2019	10/29/2019	265 Metzgar St.	Main	6" DI	0.020
3						
4						
5						
6						
7						
8						
<b>Total</b>						<b>0.025</b>

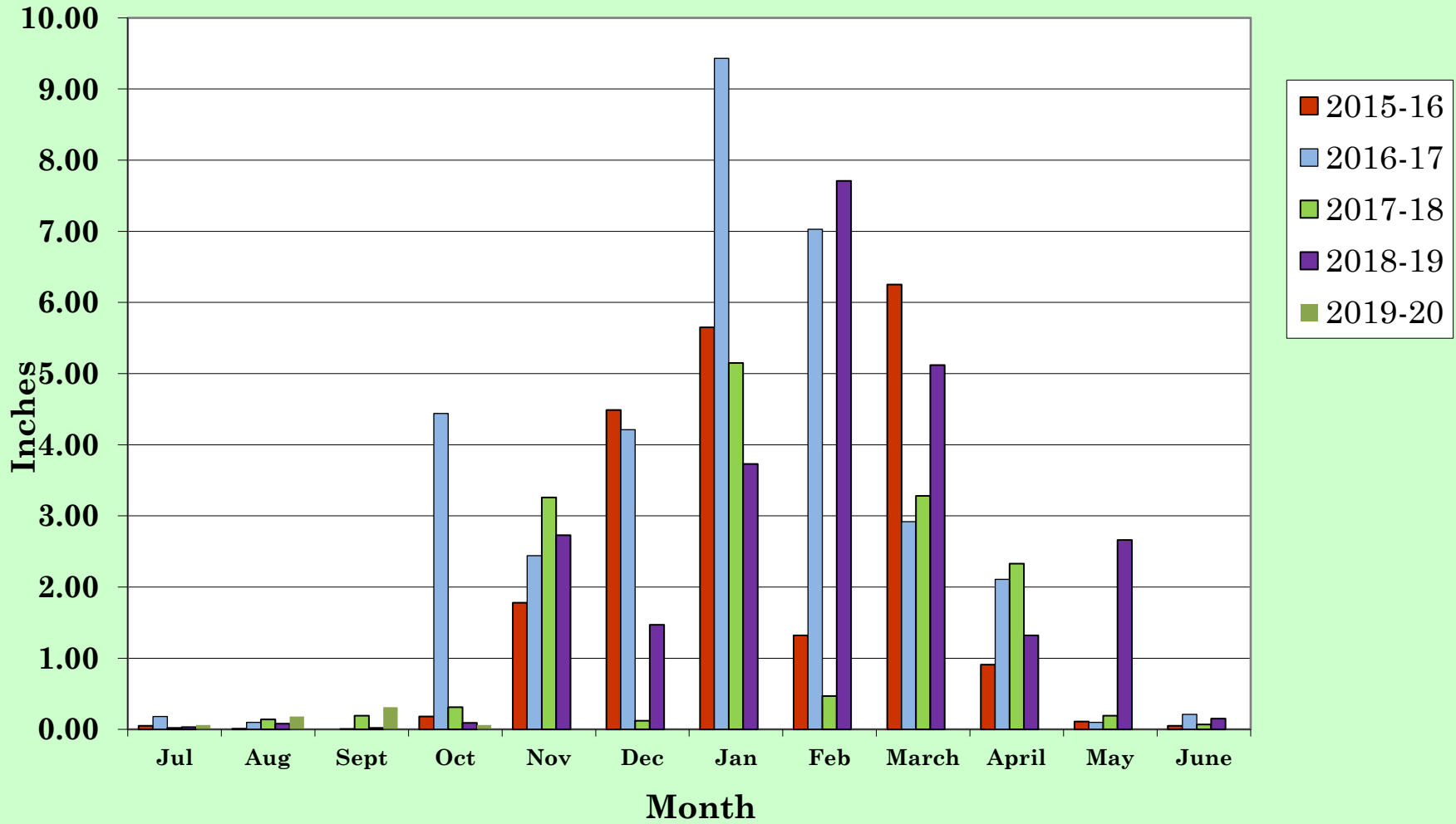
<b>OTHER DISCHARGES</b>	
<b>Total Volumes (MG)</b>	
Flushing Program	0.072
Reservoir Cleaning	0.000
Automatic Blowoffs	0.122
Dewatering Operations	0.000
Other	0.056
<b>PLANNED DISCHARGES</b>	
<b>GRAND TOTAL (MG)</b>	
<b>0.264</b>	



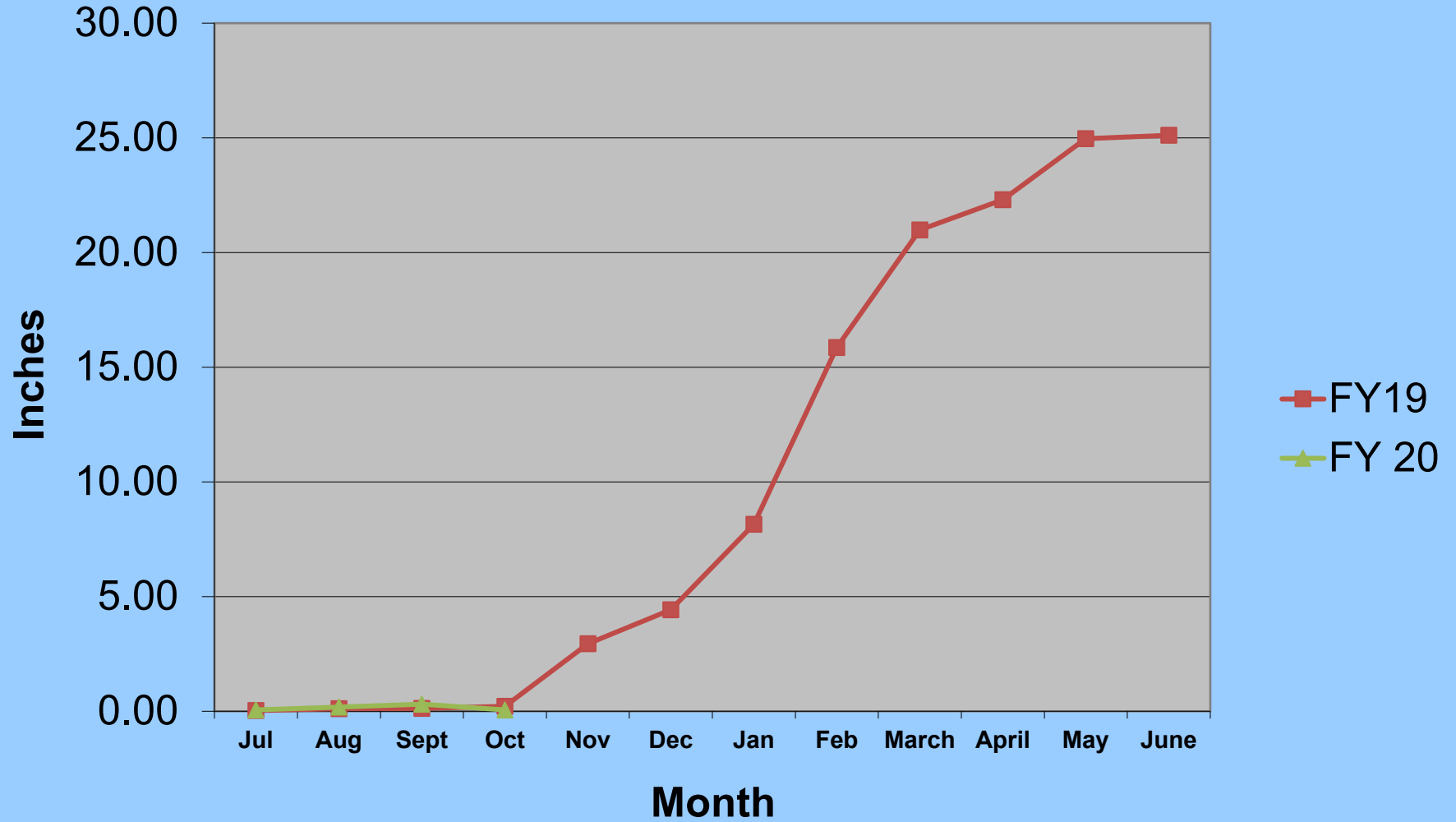
# Coastside County Water District

## Rainfall by Month

Fiscal Years 15 - 20

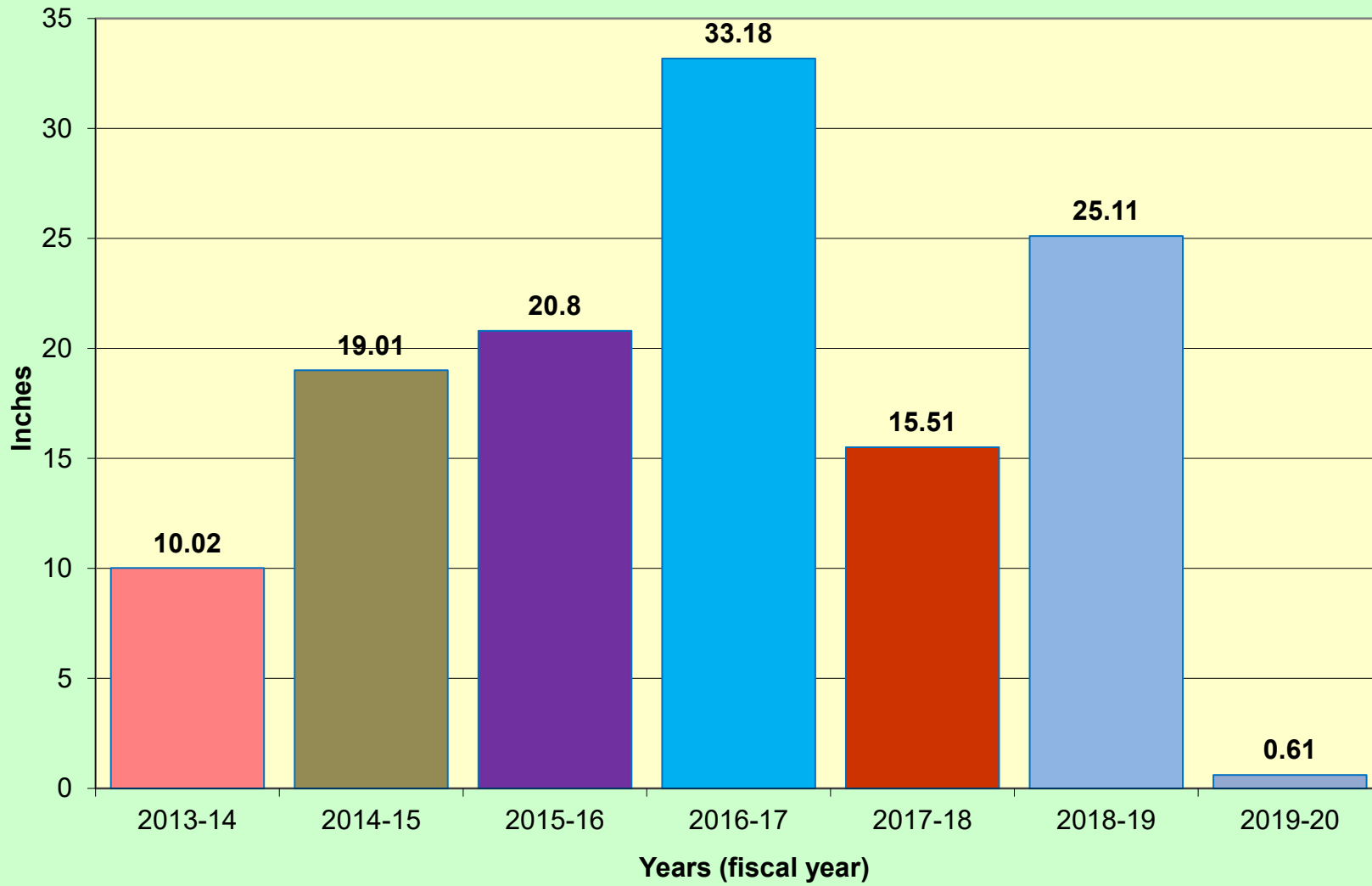


# Rainfall Total Comparison Fiscal Years 19-20



# Rain Totals

## Fiscal Years 13 - 20



**San Francisco Public Utilities Commission**  
**Hydrological Conditions Report**  
**September 2019**

J.Chester, C. Graham, N.Waelty, October 7, 2019



Budd Lake, at the base of Cathedral Peak in Yosemite National Park, feeds Budd Creek, a tributary to the Tuolumne River at Tuolumne Meadows.

## System Storage

Current Tuolumne System and Local Bay Area storage conditions are summarized in Table 1.

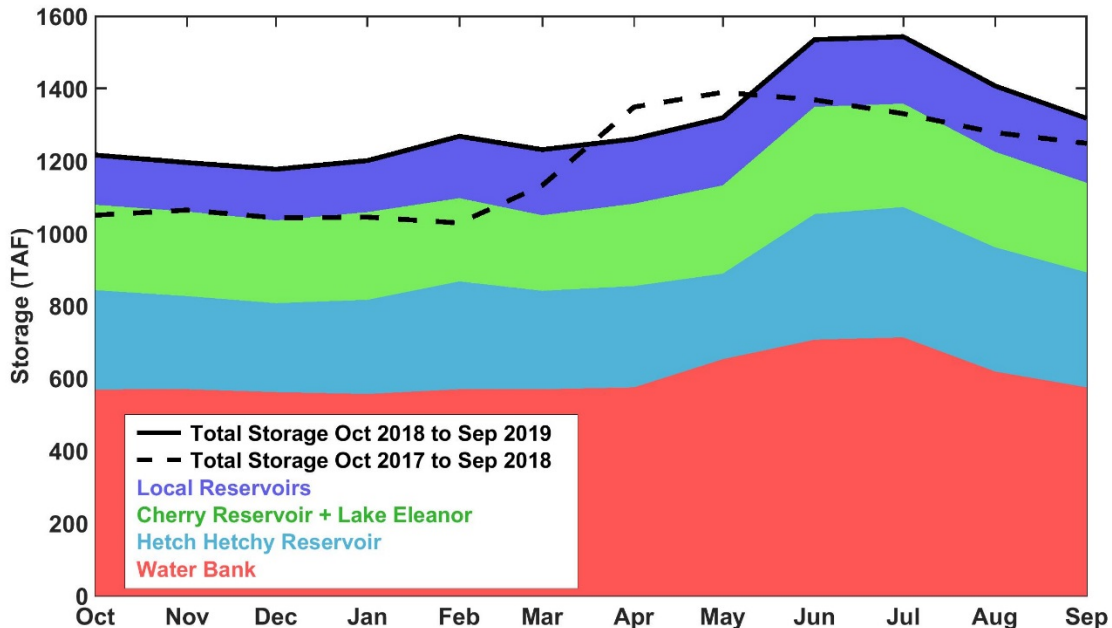
<b>Table 1</b>							
<b>Current System Storage</b>							
<b>as of September 30, 2019</b>							
	<b>Current Storage</b>		<b>Maximum Storage</b>		<b>Available Capacity</b>		<b>Percentage of Maximum Storage</b>
	<b>acre-feet</b>	<b>millions of gallons</b>	<b>acre-feet</b>	<b>millions of gallons</b>	<b>acre-feet</b>	<b>millions of gallons</b>	
<b>Tuolumne System</b>							
Hetch Hetchy Reservoir <sup>1</sup>	317,333		340,830		23,497		93%
Cherry Reservoir <sup>2</sup>	228,563		268,810		40,247		85%
Lake Eleanor <sup>3</sup>	18,698		21,495		2,797		87%
Water Bank <sup>4</sup>	575,222		575,222		0		100%
<b>Tuolumne Storage</b>	<b>1,139,816</b>		<b>1,206,357</b>		<b>66,541</b>		<b>94%</b>
<b>Local Bay Area Storage</b>							
Calaveras Reservoir	61,722	20,112	96,824	31,550	35,102	11,438	64%
San Antonio Reservoir	43,840	14,285	50,496	16,454	6,656	2,169	87%
Crystal Springs Reservoir	52,531	17,117	58,377	19,022	5,846	1,905	90%
San Andreas Reservoir	17,014	5,544	18,996	6,190	1,982	646	90%
Pilarcitos Reservoir	2,819	918	2,995	976	176	57	94%
<b>Total Local Storage</b>	<b>177,925</b>	<b>57,977</b>	<b>227,688</b>	<b>74,192</b>	<b>49,762</b>	<b>16,215</b>	<b>78%</b>
<b>Total System</b>	<b>1,317,741</b>		<b>1,434,044</b>		<b>116,303</b>		<b>92%</b>

<sup>1</sup> Maximum Hetch Hetchy Reservoir storage with drum gates deactivated.

<sup>2</sup> Maximum Cherry Reservoir storage with flash-boards out.

<sup>3</sup> Maximum Lake Eleanor storage with flash-boards out.

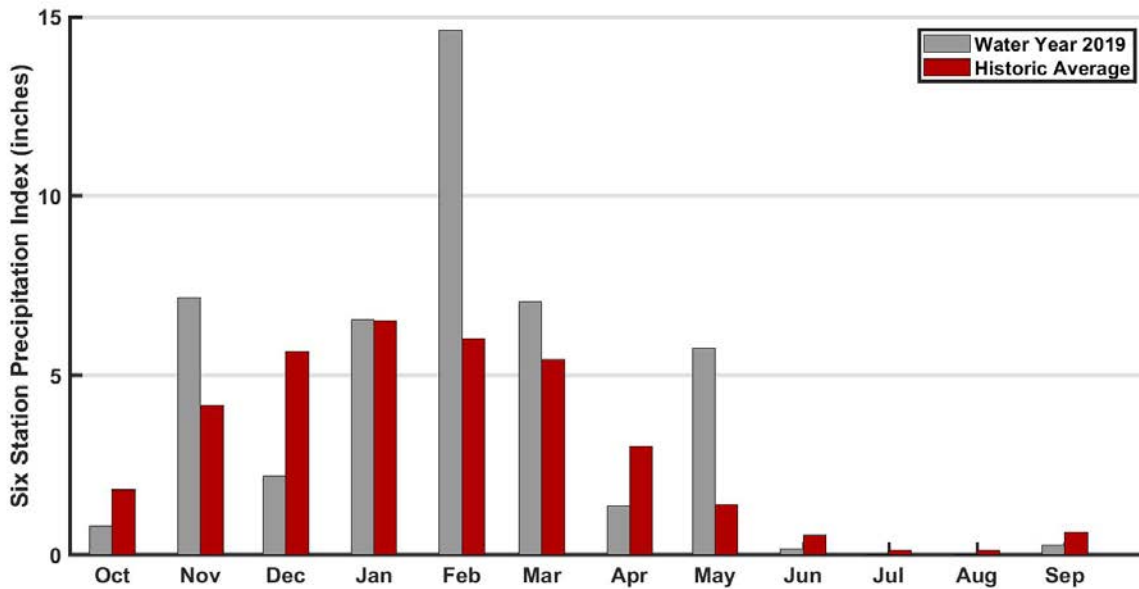
<sup>4</sup> Additional Water Bank storage is derived from flood storage encroachment in Don Pedro.



**Figure 1:** Monthly system storage for past 12 months in thousand acre-feet (TAF). Color bands show contributions to total system storage. Solid black line shows total system storage for the past 12 months. Dashed black line shows total system storage the previous 12 months.

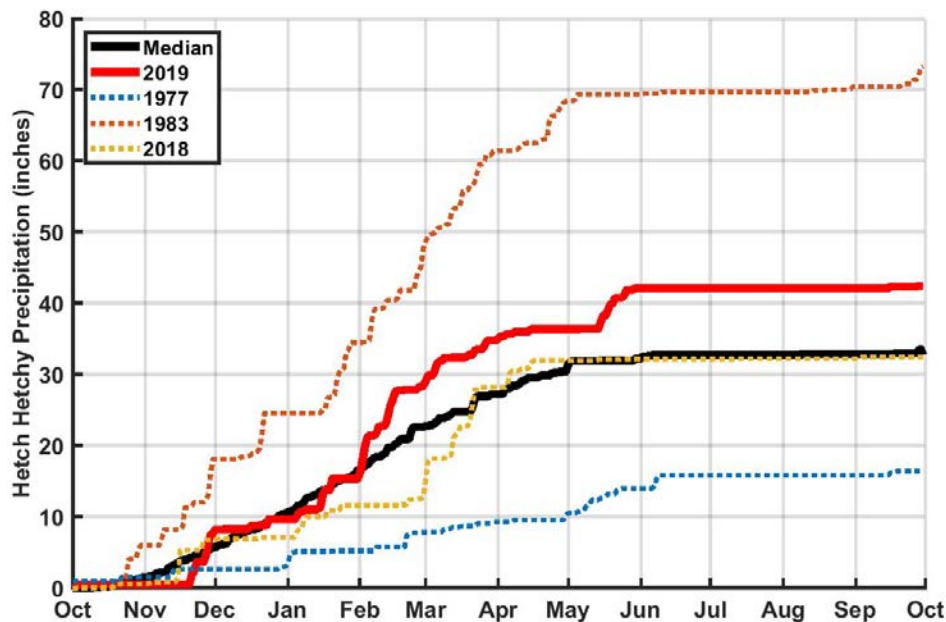
## Hetch Hetchy System Precipitation Index

*Current Month:* The September six-station precipitation index was 0.28 inches, or 43% of the average index for the month. The precipitation index is computed as the average of six Sierra precipitation stations and is an indicator of the overall basin wetness.



**Figure 2:** Monthly distribution of the six-station precipitation index as compared to the annual average precipitation for September 2019. The precipitation index is computed as the average of six Sierra precipitation stations and is an indicator of the overall basin wetness.

*Cumulative Precipitation to Date:* As of September 30<sup>th</sup>, the six-station precipitation index for Water Year 2019 was 45.90 inches, which is 129% of the average annual water year total. Hetch Hetchy received 0.37 inches precipitation in September, for a total of 42.44 inches for Water Year 2019, or 120% of average to-date. The cumulative Hetch Hetchy Weather Station precipitation is shown in Figure 3 in red.



**Figure 3:** Water Year 2019 cumulative precipitation measured at Hetch Hetchy Weather Station. Median cumulative precipitation measured at Hetch Hetchy Weather Station and example wet and dry years are included with WY 2019 for comparison purposes.



## Tuolumne Basin Unimpaired Inflow

Unimpaired inflow to SFPUC reservoirs and the Tuolumne River at La Grange for September 2019 is summarized below in Table 2.

<b>Table 2 Calculated Reservoir Inflows and Water Available to City</b>								
* All flows are in acre-feet	September 2019				October 1, 2018 through September 30, 2019			
	Observed Flow	Median <sup>1</sup>	Mean <sup>1</sup>	Percent of Mean	Observed Flow	Median <sup>1</sup>	Mean <sup>1</sup>	Percent of Mean
Inflow to Hetch Hetchy Reservoir	3,630	3,057	4,789	76%	1,069,776	703,453	737,010	145%
Inflow to Cherry Reservoir and Lake Eleanor	0	833	1,899	0%	703,061	445,183	452,050	156%
Tuolumne River at La Grange	33,451	7,012	11,103	301%	2,977,837	1,676,737	1,814,045	164%
Water Available to City	0	0	822	0%	1,676,042	580,260	764,701	219%

<sup>1</sup>Hydrologic Record: 1919-2015

## Hetch Hetchy System Operations

Water delivery via the Hetch Hetchy Aqueduct averaged 222 MGD for the month of September.

Hetch Hetchy Reservoir power draft and stream releases during the month totaled 29,058 acre-feet. Total precipitation in Water Year 2019 results in a Water Year Type A (normal to wet conditions) for Hetch Hetchy Reservoir, which will be maintained through the rest of the calendar year. Hetch Hetchy Reservoir minimum instream release requirements for September 1<sup>st</sup> - 14<sup>th</sup> were 100 cfs and decreased to 80 cfs for September 15<sup>th</sup> - 30<sup>th</sup>. Instream release requirements for October are 60 cfs.

Cherry Reservoir power generation and valve releases totaled 15,406 acre-feet for the month and were used to maintain seasonal target elevations. The required minimum instream release from Cherry Reservoir was 15 cfs for September and decreases in October to 5 cfs. In September a total of 7,012 acre-feet of water was transferred from Lake Eleanor to Cherry Reservoir via the Cherry / Eleanor Diversion.

## Regional System Treatment Plant Production

The Harry Tracy Water Treatment Plant average production rate for September was 28 MGD. The Sunol Valley Water Treatment Plant returned to service for several days; the production rate averaged over the month was 7 MGD.

## Local System Water Delivery

The average September delivery rate was 231 MGD which is a 5% decrease below the August delivery rate of 243 MGD.

## Local Precipitation

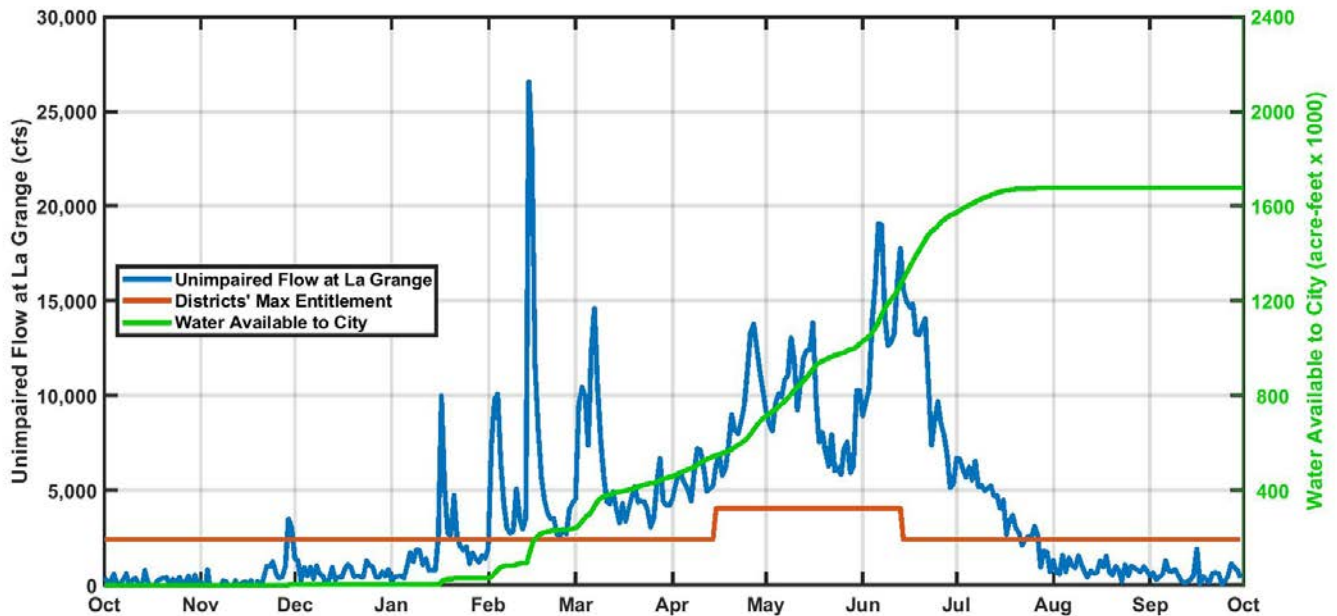
Seasonably small amounts of precipitation were recorded at reservoir rain gauges this month. The rainfall summary for September 2019 is presented in Table 3.

Weather Station Location	September		Water Year 2019	
	Total (inches)	Percent of Mean for the Month	Total (inches)	Percent of Mean for the Year-To-Date
Pilarcitos Reservoir	0.42	210 %	46.91	125 %
Lower Crystal Springs Reservoir	0.09	41 %	28.97	110 %
Calaveras Reservoir	0.12	41 %	23.19	108 %

## Upcountry Water Supply

Total system storage is near 94% as reservoirs have been managed to maximize storage as the summer season closes and we head into fall and Water Year 2020. As of September 30th, 1,676,042 acre-feet of water was available to the City, which is 219% of the water-year-to-date average (Figure 4).

Hetch Hetchy Reservoir is drafting via SJPL deliveries and instream releases. Cherry Reservoir is drafting with instream releases and generation at Holm Powerhouse to meet load. Lake Eleanor is drafting with instream release. Water Bank is full and projected to debit starting in October as upcountry storage is maintained through the fall.



**Figure 4:** Calculated unimpaired flow at La Grange and the allocation of flows between the Districts and the City. To date there was 1,676,042 ac-ft available to the city in Water Year 2019.

**STAFF REPORT**

**To: Coastside County Water District Board of Directors**

**From: Mary Rogren, General Manager**

**Agenda: November 12, 2019**

**Date: November 4, 2019**

**Subject: Notice of Completion - Denniston Reservoir Maintenance Dredging Project for Year 2019**

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**Recommendation:**

That the Board of Directors take the following actions:

- (1) Accept the Denniston Reservoir Maintenance Dredging Project as complete.
- (2) Authorize the Notice of Completion to be filed with the County of San Mateo.
- (3) Authorize the release of the retention funds when the Notice of Completion has been recorded and returned to the District.

**Background**

Coastside County Water District entered into a contract with Andreini Bros., Inc. on September 12, 2019 for the Denniston Reservoir Maintenance Dredging Project.

The work consisted of dredging Denniston Reservoir of 400 cubic yards around the Denniston Water Treatment Plant intakes. The site of the work is located in the unincorporated community of El Granada, San Mateo County, at 150 Denniston Creek Road. (APN 037-320-140).

The work was completed on October 15, 2019 in accordance with District specifications.

**Fiscal Impact:** None.

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

Name  
Street  
Address  
City &  
State

COASTSIDE COUNTY WATER DISTRICT  
766 MAIN STREET  
HALF MOON BAY, CA 94019

SPACE ABOVE THIS LINE FOR RECORDER'S USE

RECORD WITHOUT FEE Govt. Code § 6103 & 27383

### NOTICE OF COMPLETION

1. The undersigned is an owner of an interest or estate in the hereafter described real property, the nature of which is: Fee Title

2. The full name and address of the undersigned is:

COASTSIDE COUNTY WATER DISTRICT  
766 MAIN STREET  
HALF MOON BAY, CALIFORNIA 94019

3. On November 12, 2019 there was completed upon the hereinafter described real property a work of improvement as a whole named Denniston Reservoir Maintenance Dredging Project for Year 2019. The work consisted of dredging Denniston Reservoir of 400 cubic yards around the Denniston Water Treatment Plant intakes.

4. The name of the original contractor for the work of improvement as a whole was: Andreini Bros. Inc., 151 Main Street, Half Moon Bay, CA 94019.

5. The real property herein referred to is situated in the County of San Mateo, State of California, and described as follows:

*The work is located within property owned by the District at 150 Denniston Creek Road, El Granada, California (Assessor Parcel Number 037-320-140).*

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

COASTSIDE COUNTY WATER DISTRICT

BY: \_\_\_\_\_  
Mary Rogren, Secretary

**VERIFICATION**

I, Mary Rogren, declare that I am the Secretary of the Coastside County Water District and am authorized to make this verification for that reason. I have read said Notice of Completion and know the contents thereof to be true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on November 12, 2019, at Half Moon Bay, California  
(Date) (Place where signed)

By: \_\_\_\_\_  
Mary Rogren,  
Secretary of the District

**STAFF REPORT**

**To: Coastside County Water District Board of Directors**

**From: Mary Rogren, General Manager**

**Agenda: November 12, 2019**

**Date: November 5, 2019**

**Subject: Notice of Completion - Lower Sevilla Avenue Service Replacement Project**

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**Recommendation:**

That the Board of Directors take the following actions:

- (1) Accept the Lower Sevilla Avenue Service Replacement Project as complete.
- (2) Authorize the Notice of Completion to be filed with the County of San Mateo.
- (3) Authorize the release of the retention funds when the Notice of Completion has been recorded and returned to the District.

**Background**

Coastside County Water District entered into a contract with Andreini Bros, Inc. on August 26, 2019 for the Lower Sevilla Avenue Service Replacement Project.

The work consisted of emergency replacement and lowering 13 existing water services on Sevilla Avenue, Sonora Avenue and Avenue Granada due to the San Mateo County's Public Works Department Reconstruction and Cape Seal Project. The site of the work was in El Granada, an unincorporated community in San Mateo County. All work was within existing street right of way areas.

Work was completed on October 28, 2019. The project was constructed according to District specifications.

**Fiscal Impact:** None.

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

Name	COASTSIDE COUNTY WATER DISTRICT
Street	766 MAIN STREET
Address	HALF MOON BAY, CA 94019
City & State	

SPACE ABOVE THIS LINE FOR RECORDER'S USE

RECORD WITHOUT FEE Govt. Code § 6103 & 27383

**NOTICE OF COMPLETION**

1. The undersigned is an owner of an interest or estate in the hereafter described real property, the nature of which is: Fee Title

2. The full name and address of the undersigned is:

COASTSIDE COUNTY WATER DISTRICT  
766 MAIN STREET  
HALF MOON BAY, CALIFORNIA 94019

3. On November 12, 2019 there was completed upon the hereinafter described real property a work of improvement as a whole named Lower Sevilla Avenue Service Replacement Project. The work consisted of emergency replacement and lowering 13 existing water services on Sevilla Avenue, Sonora Avenue and Avenue Granada due to the San Mateo County's Public Works Department Reconstruction and Cape Seal Project.

4. The name of the original contractor for the work of improvement as a whole was: Andreini Bros., Inc., 151 Main Street, Half Moon Bay, CA 94019

5. The real property herein referred to is situated in the County of San Mateo, State of California, and described as follows:

*The site of the work was in El Granada, an unincorporated community in San Mateo County. All work was within existing street right of way areas.*

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

COASTSIDE COUNTY WATER DISTRICT

BY: \_\_\_\_\_  
Mary Rogren, Secretary

**VERIFICATION**

I, Mary Rogren, declare that I am the Secretary of the Coastside County Water District and am authorized to make this verification for that reason. I have read said Notice of Completion and know the contents thereof to be true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on November 12, 2019, at Half Moon Bay, California  
(Date) (Place where signed)

By: \_\_\_\_\_  
Mary Rogren  
Secretary of the District



**STAFF REPORT**

**To:** Coastside County Water District Board of Directors

**From:** Mary Rogren, General Manager

**Agenda:** November 12, 2019

**Date:** October 28, 2019

**Subject:** Acceptance of Subdivision Utility System  
Ailanto Properties Pacific Ridge Subdivision  
Pacific Ridge - Phase III, Half Moon Bay

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**Recommendation:**

Accept the Subdivision Utility System for Pacific Ridge Phase III, Half Moon Bay (APN's 056-350-010 and 048-269-220) in accordance with the terms of the Water Service Agreement (Agreement) between Coastside County Water District (District) and Ailanto Properties, Inc. (Applicant) dated September 8, 2009, as complete.

**Background:**

The Subdivision Utility System for Pacific Ridge Phase III was completed in September 2019 in accordance with the District regulations. The Applicant has met all of the conditions specified in the Agreement.

**Fiscal Impact:**

None. All costs for the construction of the project have been borne by the applicant.



## **STAFF REPORT**

**To: Coastside County Water District Board of Directors**

**From: Mary Rogren, General Manager**

**Agenda: November 12, 2019**

**Report Date: November 1, 2019**

**Subject: District Transparency Certificate of Excellence awarded through the Special District Leadership Foundation**

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### **Recommendation:**

None. Information Only.

### **Background:**

In June of 2017 the Superior Court of California, County of San Mateo released the Grand Jury's Report entitled "Can We See You Now? San Mateo County's Independent Special Districts Website Transparency Update", which was a follow up to the Grand Jury's 2014 report, "Partly Cloudy with a Chance of Information". The reports provided findings and recommendations pertaining to website transparency issues with 23 independent special districts operating within San Mateo County.

At the July 11, 2017 Coastside County Water District's Board of Directors Meeting, the Board approved the District's response to the findings and recommendations prepared by District staff. One of the recommendations encouraged submitting an application for the District Transparency Certificate of Excellence to the California Special Districts Special Leadership Foundation. District staff submitted this application and was awarded the Certificate of Excellence in August of 2017 for a duration of two years.

Staff has recently been working on the submittal application to renew the District Transparency Certificate of Excellence, which included meeting a number of basic requirements, a listing of website requirements, as well as fulfilling a number of outreach/best practices requirements.

The overall purpose of the District Transparency Certificate of Excellence is to promote transparency in the operations and governance of special districts to the public/constituents and provide special districts with an opportunity to showcase their efforts in transparency.

The application was recently approved and staff has been advised that Colleen Haley, Public Affairs Field Coordinator, will be presenting the Certificate of Excellence at the November 12, 2019 CCWD Board of Directors Meeting.

SDLF



SPECIAL DISTRICT  
LEADERSHIP FOUNDATION

October 21, 2019

JoAnne Whelen  
Coastside County Water District  
766 Main Street  
Half Moon Bay, CA 94019

RE: District Transparency Certificate of Excellence Approval

Dear Ms. Whelen:

Congratulations! Coastside County Water District has successfully completed the District Transparency Certificate of Excellence program through the Special District Leadership Foundation (SDLF).

On behalf of the SDLF Board of Directors, I would like to congratulate your district on achieving this important certificate. By completing the District Transparency Certificate of Excellence Program, Coastside County Water District has proven its dedication to being fully transparent as well as open and accessible to the public and other stakeholders.

Congratulations and thank you for your dedication to excellence in local government.

Most sincerely,

David Aranda  
SDLF Board President

OUR COMMITMENT TO TRANSPARENCY

SDLF



**SPECIAL DISTRICT  
LEADERSHIP FOUNDATION**

# DISTRICT TRANSPARENCY CERTIFICATE OF EXCELLENCE RECIPIENT

[sdlf.org](http://sdlf.org)

**2019**

**STAFF REPORT**

**To:** Coastside County Water District Board of Directors

**From:** Mary Rogren, General Manager

**Agenda:** November 12, 2019

**Date:** November 7, 2019

**Subject:** Approval of Water Service Agreement - Carnoustie Subdivision Phase 4

**Recommendation:**

Approve the attached Water Service Agreement between the Coastside County Water District and Carnoustie LLC for construction of a pipeline extension along Carnoustie Court, in Half Moon Bay.

**Background:**

The attached Water Service Agreement provides for construction of the water utility system that will serve the eight (8) newly created parcels along Carnoustie Court (also known as the Carnoustie Subdivision Phase 4 Project). The Project consists of approximately 300 linear feet of 8" diameter pipeline and will serve eight (8) single family residences. Carnoustie, LLC will construct the water system and turn ownership over to the District on its completion, along with all required easements.

**Fiscal Impact:**

Increased revenue due to new construction. All costs for engineering review, construction inspection, meter installation, administrative support, and other District activities associated with providing water service for the subdivision are paid by the applicant.

**WATER SERVICE AGREEMENT**  
**CARNOUSTIE SUBDIVISION PHASE 4**

THIS AGREEMENT is made as of this \_\_\_\_ day of \_\_\_\_\_ 2019, between COASTSIDE COUNTY WATER DISTRICT ("District"), and CARNOUSTIE, LLC ("Applicant").

THE PARTIES AGREE AS FOLLOWS:

**1. RECITALS**

This Agreement is entered into with regard to the following facts and circumstances.

A. District is a public corporation organized under the provisions of the California Water Code and is engaged in the storage, transmission and sale of water for domestic purposes within San Mateo County.

B. Applicant is a California limited liability company engaged in the development of real property within the geographical limits of the District. Applicant is the owner of certain real property consisting of approximately two (2) acres located west of State Highway One, in the City of Half Moon Bay, designated Assessor's Parcel Numbers 066-092-830 ("the Property"), the location of which is shown on Exhibit A.

C. Applicant has obtained approval from the City of Half Moon Bay for and proposes to construct on the Property 8 single-family residences.

**2. APPROVAL OF SUBDIVISION UTILITY SYSTEM**

The Subdivision Utility System, as defined below, shown on and described in (a) the Carnoustie Phase 4 Improvement Plans, consisting of 23 sheets, revised as of October 21, 2019, prepared by Precision Engineering and Construction, Inc., and (b) the Final Map, consisting of 2 sheets, dated September 2019, prepared by B&H Surveying, Inc. (hereinafter collectively, the "reviewed submittal documents"), are approved. Copies of the reviewed submittal documents are on file at the office of the District and are incorporated herein by this reference as Exhibit B.

"Subdivision Utility System" means the water mains, service lines from the water mains to the meters, fittings, valves and housing thereof, fire hydrants, manholes, and all appurtenances thereto, except water meters for individual units and irrigation service, required to service the Project, as depicted and described in the reviewed submittal documents.

### **3. INSTALLATION**

A. Applicant shall commence installation of the Subdivision Utility System no later than three (3) months, subject to extension for force majeure events not the fault of Applicant, after the date of this Agreement and shall complete its installation within twelve (12) months after the date of this Agreement. If installation is not commenced and/or completed by such dates, the District may terminate this Agreement, unless the delay is solely attributable to events, such as fire, flood or earthquake, which are beyond the control of, and not the fault of, Applicant.

B. Applicant shall install the Subdivision Utility System in accordance with (1) the location and sizes shown on the reviewed submittal documents identified in Section 2; (2) the District's "Standard Specifications and Construction Details," a copy of which has previously been furnished to Applicant; and (3) the further reasonable directions of the District Engineer.

### **4. INSPECTION; CONSTRUCTION**

A. Prior to commencing construction, Applicant shall furnish to the District Engineer, at Applicant's expense, a report by a competent soils engineer or soils laboratory indicating that the compaction of the fills within which said facilities are to be installed is at least equal to ninety-five percent (95%) compaction, as that phrase is defined in the latest edition of the Standard Specifications, State of California, Department of Transportation, or meets such other criteria as the District Engineer may prescribe.

B. Applicant shall notify District in writing at least ten (10) days in advance of the proposed starting date for construction and shall not commence construction unless the District Engineer or other authorized District inspector is at the site of the work when construction begins. District agrees to make the District Engineer or other authorized District inspector available to be on site, provided the ten (10) days advance notice is given by Applicant. If construction is not continuous, District shall be notified at least forty-eight (48)



hours in advance of the resumption of construction. Any work performed without notice to District may be rejected by District on that ground alone. The District Engineer will observe and inspect facilities solely to protect the interests of the District and to determine whether the completed work is acceptable to District and can be incorporated into the District system. The District does not assume thereby any responsibility for the operations or safety practices of Applicant. Applicant is responsible for correct location of all facilities which it installs. The District Engineer will not inspect facilities installed "downstream" of the individual meter boxes.

C. Applicant shall permit District's employees and authorized representatives to inspect the Subdivision Utility System, and the plans and materials therefore, at any reasonable time before, during, or after installation.

D. Applicant shall repair at its expense (or, at the option of District, shall reimburse District for the actual cost of repairs effected by it) any damage to District property caused by Applicant, its agents, employees, or contractors in constructing the Subdivision Utility System.

## 5. **PAYMENT OF FEES AND CHARGES**

The Applicant will pay applicable fees and charges as follows:

A. Transmission and Storage Fees. None due. Applicant has previously paid the transmission and storage fees attributable to seventeen and one half (17.5) 5/8" non-priority water service connections.

B. Water Meter Installation Fees. None due currently. However, prior to installation of individual meters, the District will review building plans for each parcel and applicant shall pay sufficient funds for actual costs of the plan review, purchase and installation.

No deposit is required for fire service meters. Applicant will pay the District's actual cost of purchase and installation of the fire service meters at the time Applicant requests meter installation.

C. Initial Filing Fee. None due. Applicant previously paid an initial filing fee in the amount of Two Hundred Fifty Dollars (\$250.00).

D. Plan Check and Construction Inspection Fees.

Concurrently with the execution of this Agreement, Applicant shall pay the a deposit of Eight Thousand Dollars (\$8,000.00), which is the amount due for District staff and Engineer's costs in reviewing final plans, inspecting the construction of the Subdivision Utility System, modifications of water system maps, and administrative, legal, and auditing costs. After construction is complete and approved by the District the Developer will receive a final refund or statement of the balance due amounting to the difference between the deposit and actual costs incurred by the District.

E. Total Payment Due with Agreement. The total payment due concurrently with execution of this Agreement shall be Eight Thousand Dollars (\$8,000.00), which represents the sum of fees listed in paragraphs A, B, C, and D.

**6. BONDS**

Concurrently with the execution of this Agreement, Applicant shall furnish to District the following bonds:

A. Performance Bond: in the sum of Seventy-Four Thousand Seven Hundred Thirty-Two Dollars (\$74,732.00) to guarantee the faithful performance of the terms of this Agreement; and

B. Maintenance Bond: in the sum of Seven Thousand Four Hundred Seventy Three Dollars (\$7,473.00) (which shall not be less than ten percent (10%) of the estimated cost of constructing the Subdivision Utility System) against defective materials and faulty workmanship for a period of two (2) years from and after the acceptance of the Subdivision Utility System by District ("2 year warranty").

The bonds shall be in a form satisfactory to District. The surety or sureties must be qualified to do business in California. If any of the sureties, in the sole opinion of District, is or becomes irresponsible, District may require other or additional sureties which Applicant shall furnish to the satisfaction of District within ten (10) days after notice from District. In default thereof, District shall be released from all obligations under this Agreement. No prepayment or delay in payment and no change, extension, addition, or alteration or any provision of this Agreement or in the approved submittal documents referred to in Section 2, above, and no forbearance or acceptance by or on the part of District shall operate to release any surety from

liability on a bond. The obligations of the surety under the performance bond expire upon the acceptance of the Subdivision Utility System by the District and the obligation under the maintenance bond expire upon satisfactory completion of the 2 year warranty period.

## **7. INDEMNITY**

A. From the date this Agreement is executed through the date the District accepts the Subdivision Utility System pursuant to Section 11, and continuing during the 2 year warranty period for warranty work only, District shall not be responsible or held liable in any manner whatsoever for any injury or damage which may be done to any person or property (or other loss or liability) arising from the performance or failure to perform the obligations set forth in this Agreement and the installation of the Subdivision Utility System by or on behalf of Applicant.

B. Applicant, on its behalf and on behalf of its successors in interest, hereby agrees to waive any claims against District arising from or related to the events and activities described in Subsection A, above, and to indemnify, defend and hold harmless the District, its directors, officers, employees, and agents from and against any and all liability for the death of or injury to any person and for the loss of, or damage to, any property (including the loss of its use) which may arise from such events and activities. The agreements contained in this paragraph shall survive the performance of the remainder of this Agreement and shall remain in full force and effect notwithstanding such performance.

C. The provisions of Section 7.A and 7.B shall not be applicable to injury or damage, loss or liability caused by the District's sole, active negligence or willful misconduct.

## **8. INSURANCE**

A. Applicant or its construction contractor shall, at its cost, maintain in full force and effect during the period beginning with commencement of construction of the Subdivision Utility System and terminating no earlier than thirty (30) days after completion thereof and approval by District for its connection with the District's distribution system, a policy or policies of liability insurance, as follows:

1. General Liability - Commercial General Liability (CGL) - Insurance Services Office (ISO) Commercial General Liability Coverage (Occurrence Form CG 00 01) including products and completed operations, property damage, bodily injury, personal

and advertising injury with limit of at least five million dollars (\$5,000,000) per occurrence or the full per occurrence limits of the policies available, whichever is greater. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (coverage as broad as the ISO CG 25 03, or ISO CG 25 04 endorsement provided to Coastside County Water District) or the general aggregate limit shall be twice the required occurrence limit.

2. Automobile Liability - Insurance Services Office (ISO) Business Auto Coverage (Form CA 00 01), covering Symbol 1 (any auto) with limit of one million dollars (\$1,000,000) for bodily injury and property damage each accident.

3. Workers' Compensation Insurance -. The Contractor shall provide workers' compensation coverage as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease. Waiver of Subrogation (also known as Transfer of Rights of Recovery Against Others to Us): The Contractor hereby agrees to waive rights of subrogation to obtain endorsement necessary to affect this waiver of subrogation in favor of the Coastside County Water District, its directors, officers, employees, and authorized volunteers, for losses paid under the terms of this coverage which arise from work performed by the Named Insured for the Coastside County Water District; this provision applies regardless of whether or not the Coastside County Water District has received a waiver of subrogation from the insurer.

Such policies shall insure District as an additional insured against any and all liability for the death of or injury to any person and for the loss of or damage to any property which may arise by reason of acts done or omitted to be done as a result of the installation of the Subdivision Utility System by or on behalf of Applicant and shall further insure District against any and all costs and expenses, including attorneys fees, which District may incur in resisting any claim which may be made against District for any such injury or damage.

B. Each such policy shall:

1. be issued by an insurance company or companies qualified to do business in California and approved in writing by District;

2. name District, its Directors, officers, agents and employees, as additional insureds;

3. specify that it acts as Primary Insurance; the insurer being liable thereunder for the full amount of any loss up to and including the total limit of liability without right of contribution from any insurance effected by District;

4. provide that the policy shall not be cancelled or altered without thirty (30) days' prior written notice to District; and

5. otherwise be in form reasonably satisfactory to District.

C. Applicant or its contractor shall provide and maintain at all times during the course of installation of the Subdivision Utility System, Worker's Compensation Insurance in conformance with the laws of the State of California. Such policy shall provide that the underwriter thereof waives all right of subrogation against District by reason of any claim arising out of or connected with installation of the Subdivision Utility System and that such policy shall not be cancelled or altered without thirty (30) days' prior written notice to District.

D. Applicant may satisfy some or all of the insurance requirements set forth in this Section 8 with an owner controlled insurance program ("OCIP") that provides the same types of coverages, the same or greater limits of liability, and the same types of protections as set forth in this Section 8. If the OCIP does not cover all of the insurance requirements, Applicant must procure and maintain separate insurance policies that are not covered by the OCIP to satisfy the requirements in Section 8.

E. Copies of all policies required above (or Certificates of Insurance satisfactory to District) shall be delivered to District at least forty-eight (48) hours prior to commencement of construction of the Subdivision Utility System.

## **9. SIZING OF INTERIOR PLUMBING; WATER PRESSURE**

A. Applicant acknowledges that the District's system in the area of the Project meets the District's minimum water pressure requirements, but is subject to low water pressure conditions. District recommends that Applicant consider the low water pressure conditions in designing the interior plumbing of Project residences. It is Applicant's responsibility to ensure sufficiency of water flow and pressure at all fixture units in each residence; District shall have no responsibility to inspect the installation of interior plumbing fixtures or piping.

B. Applicant agrees to inform the future owners and occupants of the Project of the low water pressure conditions that exist at the Project and to advise future owners and occupants of the Project that installing additional or larger water fixtures may reduce the already low water pressure condition.

**10. CONVEYANCE OF TITLE TO SUBDIVISION UTILITY SYSTEM**

Full right, title and interest in and to all elements of the Subdivision Utility System installed pursuant hereto will be granted to District upon written notice of acceptance thereof by District and without the necessity for any further action by Applicant. There shall be no obligation upon District to pay or reimburse to Applicant any part of the cost of Subdivision Utility System. Applicant warrants that upon such passage of title to District, the title shall be free and clear from any and all mechanics and materialmen liens that could arise from construction of the Subdivision Utility System, charges and encumbrances whatsoever. All water meters installed by the District are and will remain the property of District.

**11. CONVEYANCE OF EASEMENTS**

Applicant further agrees that it will convey to District all easements necessary for access to and maintenance of the Subdivision Utility System via the recordation of the Final Map.

**12. ACCEPTANCE BY DISTRICT**

District shall accept the Subdivision Utility System when all of the following conditions have been met: (1) completion of the Subdivision Utility System; (2) written certification by District Engineer upon completion that the Subdivision Utility System has been constructed in accordance with this Agreement; (3) furnishing by Applicant of evidence in a form acceptable to District that it has paid all costs incurred in constructing the Subdivision Utility System, including but not limited to paying in full all contractors, subcontractors, suppliers, vendors, and employees performing work on the Project; (4) performance by Applicant of all of its obligations under this Agreement which are to be completed prior to acceptance of the Subdivision Utility System, including payment of all sums due the District; and (5) furnishing by Applicant of two sets of nonammonia-type mylar reproducible drawings of the completed improvements showing "as-built" conditions.

Upon acceptance, and payment for the cost of meter installation, District shall provide water utility service to the Project.

Upon acceptance, Applicant shall be relieved of all future obligation to maintain, improve, service, or repair the Subdivision Utility System, subject to its obligation to repair defects, which obligation is secured by the maintenance bond provided for in Section 6.C., for the duration of the term of such bond (i.e., two years after acceptance).

**13. EXECUTION AND PERFORMANCE OF AGREEMENT**

Execution of this Agreement is a condition precedent to issuance by District of any letters, approvals, consents, or communications to any state, municipal, local or other public bodies regarding the availability of water service to the area to be developed. Full performance of and compliance with each and every term of this Agreement by Applicant is a condition precedent to water service by District.

**14. DISTRICT REGULATIONS**

Applicant shall at all times abide by and faithfully observe any and all District ordinances, resolutions, rules and regulations presently in effect, including current fee schedules, or which may hereafter be enacted or amended from time to time, including but not limited to *Regulations Regarding Water Service Extensions and Water System Improvements; Engineering and Construction Standards; Approved Materials* (codified through Resolution No. 2003-11, March 2004), a copy of which has previously been furnished to Applicant.

**15. ASSIGNMENT**

Applicant's rights under this Agreement may be assigned only in connection with a sale or conveyance of the Property. No such assignment shall be valid or binding on the District unless the assignee executes a written instrument, in form and substance satisfactory to District, assuming all of Applicant's obligations under this Agreement, which have not been fully performed as of the date of assignment. Such assignment shall not release Applicant from any of its obligations to District under this Agreement.

This Agreement shall be binding upon and shall inure to the benefit of the parties and their successors and permitted assigns. If the Applicant or a permitted successor or assign shall disincorporate, forfeit its articles or right of incorporation, or otherwise fully terminate



without a successor or assign, District shall as of the date of disincorporation, forfeiture or termination own the Subdivision Utility System free and clear of any obligation to any party.

**16. NOTICE**

Any notice required by this Agreement shall be satisfied by a notice in writing, either delivered personally or sent by regular or certified mail, postage prepaid, and addressed as follows:

District: Coastside County Water District  
766 Main Street  
Half Moon Bay, CA 94019  
Attention: David R. Dickson, General Manager

Applicant: Carnoustie, LLC  
2450 South Cabrillo Highway, Suite 250  
Half Moon Bay, CA 94019  
Attention: Mr. James E. Bishop

**17. CONSTRUCTION OF AGREEMENT**

Both parties have participated in preparing this Agreement. This Agreement shall be construed reasonably and not in favor of or against either party hereto on the grounds that one party prepared the Agreement.

**18. ENTIRE AGREEMENT**

This Agreement, including the Exhibits which are hereby incorporated by reference, contains the entire agreement between the parties hereto. No oral understandings, statements, promises or inducements contrary to the terms of this Agreement exist.

**19. APPLICABLE LAW**

This Agreement shall be governed by and construed and enforced in accordance with and subject to the laws of the State of California. Except as expressly provided for herein, this Agreement is not intended to, and does not, modify the District's rights to exercise the legislative discretion accorded to it by the laws of California. Any lawsuit related to this Agreement shall be commenced and prosecuted in the County of San Mateo, State of California.



**20. AMENDMENT**

Any amendment hereof, including any oral modification allegedly supported by new consideration, shall not be effective unless reduced to a writing signed by both parties.

**21. AUTHORIZED SIGNATURE**

The individuals whose names are subscribed to this Agreement represent that they are authorized to act on behalf of the party for whom they sign.

**22. TIME**

Time is of the essence of the Agreement.

DRAFT

IN WITNESS WHEREOF the parties hereto have executed this Agreement as of the day and year first above written.

COASTSIDE COUNTY WATER DISTRICT

By: \_\_\_\_\_  
President, Board of Directors

By: \_\_\_\_\_  
Secretary

CARNOUSTIE, LLC

By: WhiteStar Advisors, LLC, its Managing Member

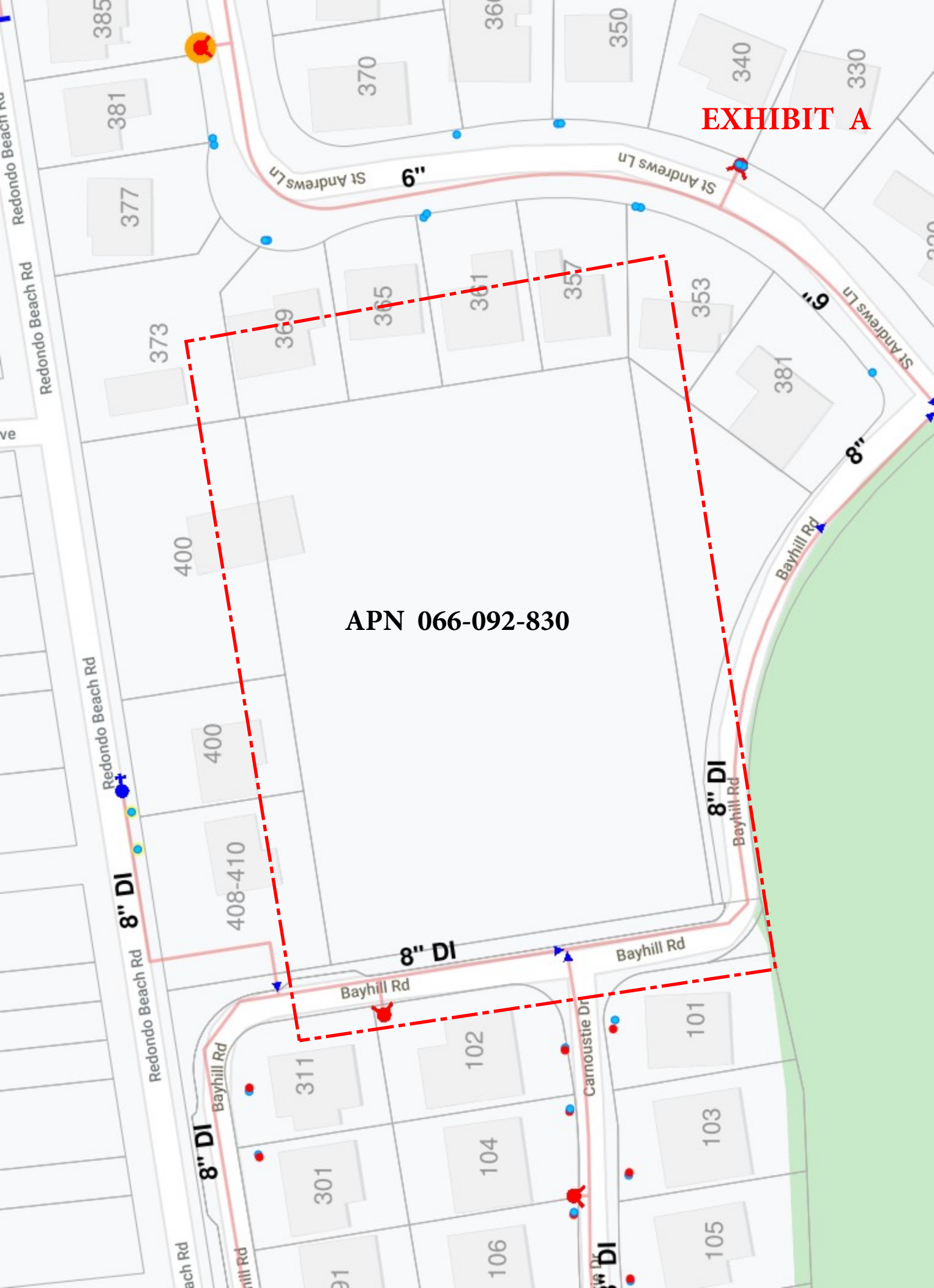
By: \_\_\_\_\_  
Name: James E. Bishop  
Its: Managing Director

DRAFT

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**EXHIBIT A**

**APN 066-092-830**



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**VICINITY MAP**

N.T.S.

**PROJECT SITE**

**CARNOUSTIE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019**



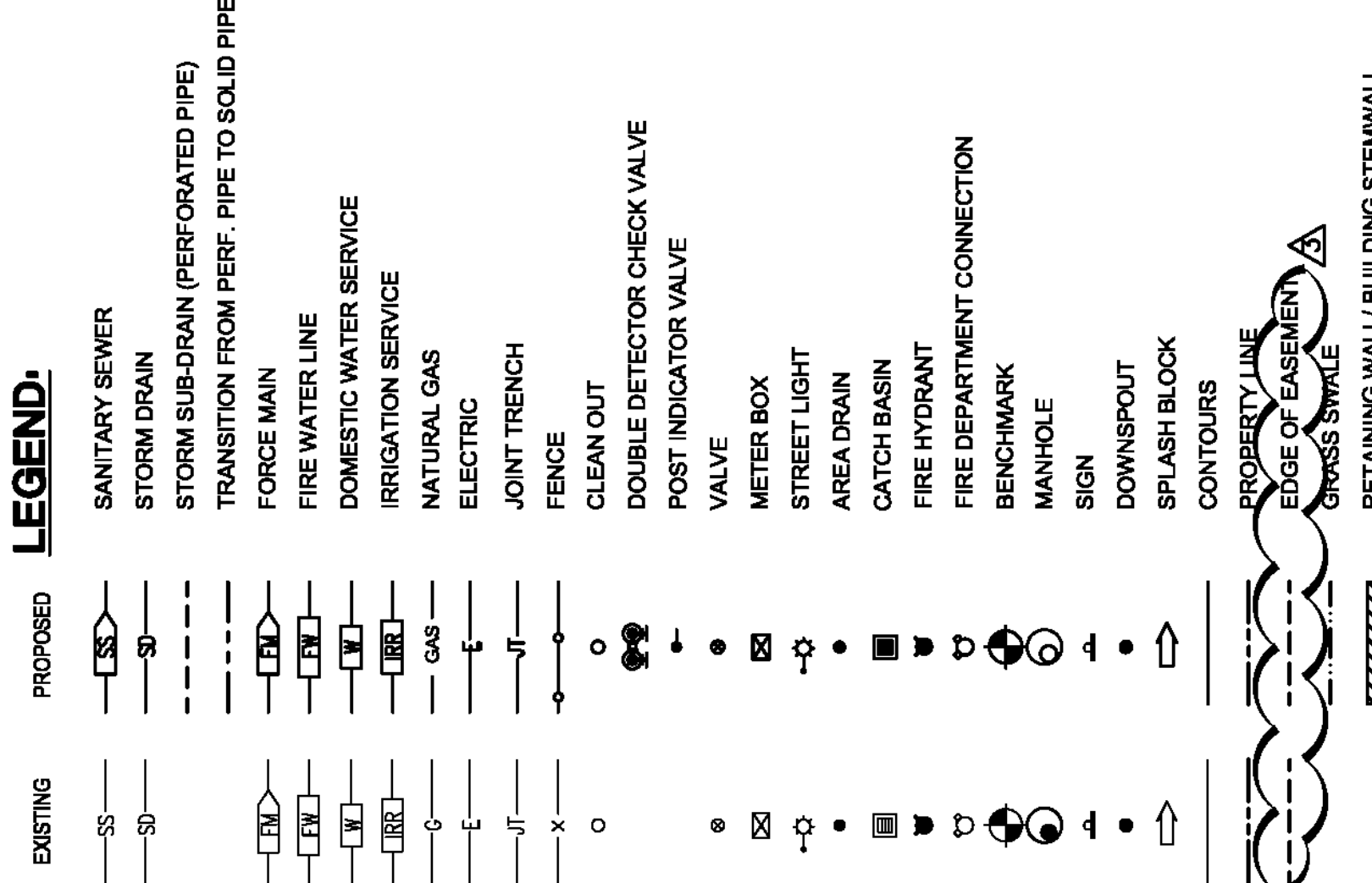
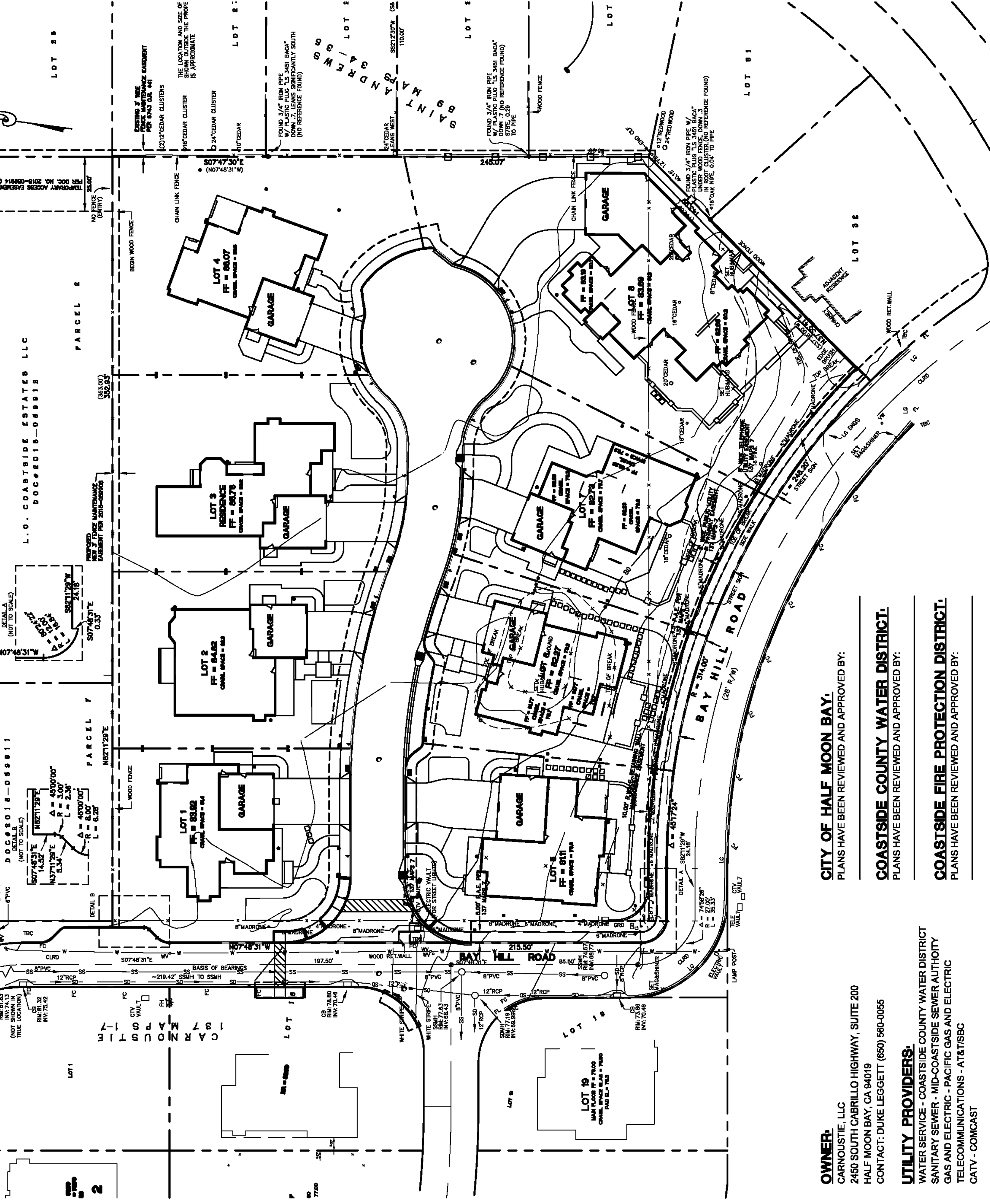
**LOCATION MAP**

N.T.S.

**PROJECT SITE**

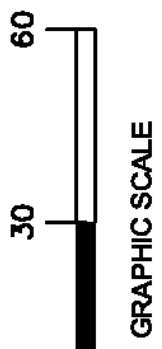
**ABBREVIATIONS**

- AB AGGREGATE BASE
- AC ASPHALT CONCRETE
- AD AREA DRAIN
- ATD ATTRIUM DRAIN
- BF BACK FLOW PREVENTION DEVICE
- BW BOTTOM OF WALL ELEVATION
- CB CATCH BASIN
- CL CRAWL SPACE ELEVATION
- CP CAST IRON PIPE
- CONC CONCRETE
- DD DECK DRAIN
- DDCV DOUBLE DETECTOR CHECK VALVE
- DG DECOMPOSED GRANITE
- DIP DUCTILE IRON PIPE
- DS ROOF DOWN SHOUT
- DS DOWNSPOUT
- EW EXISTING
- ELC ELECTRICAL
- EM ELECTRICAL METER
- EP EDGE OF PAVEMENT
- FC FACE OF CURB ELEVATION
- FDC FIRE DEPARTMENT CONNECTION
- FF FINISHED FLOOR ELEVATION
- FG FINISHED GROUND ELEVATION
- FL FORCE MAIN LINE
- FN FINISHED SURFACE ELEVATION
- FP FINISHED PAVEMENT ELEVATION
- FW FIRE WATER LINE
- GB GRADE BREAK
- GM GAS METER
- GR GRATE ELEVATION
- GV GATE VALVE
- GW HEATED WATER LINE
- HW HEATED WATER LINE
- INV PIPE INVERT ELEVATION
- JP JOINT TRENCH
- LD LANDSCAPE DRAIN
- LF LINEAR FEET
- LP LOW POINT
- (N) NEW INDICATOR VALVE
- (N) NEW POINT OF CONNECTION
- POC POINT OF CONNECTION
- PUE PUBLIC UTILITY EASEMENT
- RIM RIM ELEVATION
- S SLOPE
- SAP SEE ARCHITECTURAL PLANS
- SD STORM SUB DRAIN
- SBD STORM SUB DRAIN CLEANOUT
- SD STORM DRAIN
- SDO STORM DRAIN CLEANOUT
- SCD SIDE INLET CATCH BASIN
- SCB SIDE INLET CATCH BASIN
- SIP SEE PLUMBING PLANS
- SPP SEE PLUMBING PLANS
- SS SANITARY SEWER
- SSCO SANITARY SEWER CLEANOUT
- SSCO SEE STRUCTURAL PLANS
- SSCO TOP OF WALL ELEVATION
- TW PIPE VERTICAL DROP
- VD DOMESTIC WATER LINE
- W WATER METER



**SHEET INDEX**

SHEET NO.	DESCRIPTION
C-0	TITLE SHEET
C-1	NOTES SHEET
C-2	ROUGH GRADING PLAN
C-2.1	MASTER UTILITY PLAN
C-2.2	OFF-SITE IMPROVEMENTS - ROADWAY AND CUL-DE-SAC - PLAN AND PROFILE
C-3.1	ON-SITE IMPROVEMENTS - LOT 1
C-3.2	ON-SITE IMPROVEMENTS - LOT 2
C-3.3	ON-SITE IMPROVEMENTS - LOT 3
C-3.4	ON-SITE IMPROVEMENTS - LOT 4
C-3.5	ON-SITE IMPROVEMENTS - LOT 5
C-3.6	ON-SITE IMPROVEMENTS - LOT 6
C-3.7	ON-SITE IMPROVEMENTS - LOT 7
C-3.8	ON-SITE IMPROVEMENTS - LOT 8
C-4	EROSION AND SEDIMENT CONTROL PLAN
C-4.1	BEST MANAGEMENT PRACTICES (BMPs)
C-5	DETAIL SHEET
C-5.1	DETAIL SHEET
C-5.2	DETAIL SHEET
C-5.3	DETAIL SHEET
C-5.4	DETAIL SHEET
C-5.5	DETAIL SHEET



**CITY OF HALF MOON BAY:**  
PLANS HAVE BEEN REVIEWED AND APPROVED BY:

**COASTSIDE COUNTY WATER DISTRICT:**  
PLANS HAVE BEEN REVIEWED AND APPROVED BY:

**COASTSIDE FIRE PROTECTION DISTRICT:**  
PLANS HAVE BEEN REVIEWED AND APPROVED BY:

**OWNER:**  
CARNOUSTIE, LLC  
2460 SOUTH CABRILLO HIGHWAY, SUITE 200  
HALF MOON BAY, CA 94019  
CONTACT: DUKE LEGGETT (650) 660-0055

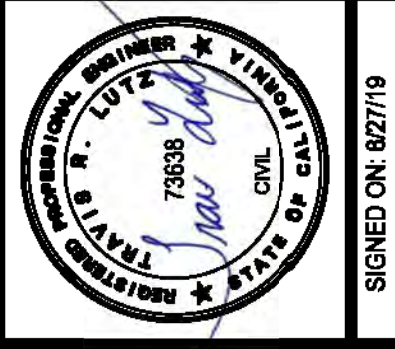
**UTILITY PROVIDERS:**  
WATER SERVICE - COASTSIDE COUNTY WATER DISTRICT  
SANITARY SEWER - MID-COASTSIDE SEWER AUTHORITY  
GAS AND ELECTRIC - PACIFIC GAS AND ELECTRIC  
TELECOMMUNICATIONS - AT&T/SBC  
CATV - COMCAST

**EXHIBIT B**



REVISIONS:

DATE:	08/27/2019	CITY COMMENTS
	09/16/2019	CITY COMMENTS
	10/21/2019	WATER DEPARTMENT COMMENTS



SIGNED ON 8/27/19

DATE PLOTTED: 08/27/2019 11:11:11 AM. PLOTTER: HP DesignJet T1100PS. PLOT SCALE: 1"=30'-0".



## CAUTION:

- THE LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES SHALL BE RECORDED AND SHOWN ON PLANS. THE CONTRACTOR SHALL VERIFY THE RELIABILITY OF THE INFORMATION PROVIDED AND IS CAUTIONED THAT ONLY AN ACTUAL EXCAVATION WILL REVEAL THE TYPES, EXTENT, SIZES, LOCATIONS AND DEPTHS OF SUCH UNDERGROUND UTILITIES. (A REASONABLE EFFORT HAS BEEN MADE TO LOCATE AND DELINEATE ALL KNOWN UNDERGROUND UTILITIES). CONTRACTOR SHALL VERIFY LOCATION AND DEPTH PRIOR TO ANY EXCAVATION OR IMPROVEMENT.
- CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT FOR LOCATION OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION. PHONE (800) 642-2444. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND SHALL CLEARLY MARK (AND THEN PRESERVE THESE MARKERS) FOR THE DURATION OF CONSTRUCTION OF ALL TELEPHONE, DATA, STREET LIGHT, SIGNAL LIGHT AND POWER FACILITIES THAT ARE IN OR NEAR THE AREA OF CONSTRUCTION PRIOR TO BEGINNING ANY WORK ON THIS SITE.
- THESE DRAWINGS DO NOT ADDRESS CONTRACTOR MEANS AND METHODS OF CONSTRUCTION OR PROCESSES THAT MAY BE ASSOCIATED WITH ANY TOXIC SOILS IF FOUND ON SITE. THE CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH ALL CITY AND COUNTY STANDARDS AND APPROPRIATE REGULATIONS IF TOXIC SOILS ARE ENCOUNTERED OR SUSPECTED OF BEING CONTAMINATED.

## GENERAL SITE NOTES:

- CONTRACTOR SHALL VISIT THE SITE PRIOR TO BIDDING ON THIS WORK AND CONSIDER THE EXISTING CONDITIONS AND UTILITIES ON THE SITE. THE BID, CONTRACTOR SHALL VERIFY THE ACCURACY OF THE INFORMATION WITH THE APPLICABLE GOVERNING AGENCIES STANDARD DETAILS AND SPECIFICATIONS PRIOR TO SUBMITTING OF A BID.
- THE CONTRACTOR SHALL MAINTAIN ALL SAFETY DEVICES, AND SHALL BE RESPONSIBLE FOR CONFORMANCE TO ALL LOCAL, STATE AND FEDERAL SAFETY AND HEALTH STANDARDS LAWS AND REGULATIONS.
- ALL WORK ON-SITE AND IN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO ALL APPLICABLE GOVERNING AGENCIES STANDARD DETAILS & SPECIFICATIONS.
- CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE ACCURACY OF THE PROPERTY THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS AND THAT THE CONTRACTOR SHALL DEFEND INDEMNIFY AND HOLD THE DISTRICT, THE CONSULTING ENGINEER AND THE CITY HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE DISTRICT OR THE CONSULTING ENGINEER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING THE JOB SITE AND SHALL TAKE NECESSARY PRECAUTIONS TO PREVENT UNAUTHORIZED PERSONS ON THE JOB SITE BY PROVIDING A CONSTRUCTION FENCE AROUND THE ENTIRE AREA OF DEMOLITION AND CONSTRUCTION, INCLUDING ALL STAGING AND STORAGE AREAS. CONSTRUCTION FENCE SHALL BE A MINIMUM OF 4.6 HIGH AND SHALL BE MAINTAINED, WHERE FEASIBLE, DURING CONSTRUCTION.
- EXISTING PEDESTRIAN WALKWAYS, BIKE PATHS AND ACCESSIBLE PATHWAYS SHALL BE MAINTAINED, WHERE FEASIBLE, DURING CONSTRUCTION.
- IF A CONFLICT ARISES BETWEEN THE SPECIFICATIONS AND THE PLAN NOTES, THE MORE STRINGENT REQUIREMENT SHALL GOVERN.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE GEOTECHNICAL REPORT BY STEVENS FERRONE & BALLEW ENGINEERING COMPANY, INC. DATED SEPTEMBER 28, 2018.

## EXISTING CONDITIONS:

- EXISTING TOPOGRAPHIC SURVEYS PERFORMED BY B.H.H. SURVEYING ON MARCH 15, 2018 AND 2019, GRADES ENCOUNTERED ON SITE MAY VARY FROM THOSE SHOWN. CONTRACTOR SHALL REVIEW THE PLANS AND CONDUCT FIELD INVESTIGATIONS AS REQUIRED TO VERIFY EXISTING CONDITIONS AT THE PROJECT SITE.
- CLIENT AGREES TO HOLD ENGINEER HARMLESS FROM ANY AND ALL OCCURRENCES RESULTING FROM THE CONSTRUCTION OF THIS PROJECT BY THE CLIENT SUPPLIED TOPOGRAPHIC AND/OR BOUNDARY SURVEY (PREPARED BY OTHERS).

## SURVEYOR'S NOTES:

### BASES OF ELEVATIONS:

- ELEVATIONS ARE BASED UPON AN ASSUMED DATUM.  
ELEVATION = 78.32' (ASSUMED)

### BASES OF BEARINGS:

- THE BEARING S77°43'1"E BETWEEN TWO MONUMENTS IN THE CENTER LINE OF BAY HILL ROAD, AS SHOWN ON THE MAP ENTITLED "CARNOUSTE" FILE IN VOL. 137 OF MAPS AT PAGES 1 - 7, WAS USED AS THE BASIS OF BEARINGS FOR THIS SURVEY.

## DEMOLITION NOTES:

- PRIOR TO BEGINNING DEMOLITION WORK ACTIVITIES, CONTRACTOR SHALL CONDUCT A PRELIMINARY CONTROL MEASURES OUTLINED IN THE EROSION CONTROL PLAN & DETAILS.
- THE CONTRACTOR SHALL MAINTAIN ALL SAFETY DEVICES, AND SHALL BE RESPONSIBLE FOR CONFORMANCE TO ALL LOCAL, STATE AND FEDERAL SAFETY AND HEALTH STANDARDS LAWS AND REGULATIONS.
- CONTRACTOR IS TO COMPLY WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS, INCLUDING BUT NOT LIMITED TO, THE SAFETY AND HEALTH STANDARDS LAWS AND REGULATIONS AND REMOVAL AND DISPOSAL OF HAZARDOUS MATERIALS).
- CONTRACTORS BID IS TO INCLUDE ALL VISIBLE SURFACE AND ALL SUBSURFACE FEATURES IDENTIFIED TO BE REMOVED OR ABANDONED IN THESE DOCUMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR A SITE INSPECTION TO FULLY ACKNOWLEDGE THE EXTENT OF THE DEMOLITION WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ANY AND ALL PERMITS NECESSARY FOR ENCRACEMENT, GRADING, DEMOLITION, AND DISPOSAL OF MATERIALS AS REQUIRED BY PRIVATE, LOCAL AND STATE DISCRETIONS. THE CONTRACTOR SHALL PAY ALL FEES ASSOCIATED WITH THE DEMOLITION WORK.
- THE CONTRACTOR FOR CONFORMANCE TO ALL LOCAL, STATE AND FEDERAL SAFETY AND HEALTH STANDARDS LAWS AND REGULATIONS.
- BACKFILL ALL DEPRESSIONS AND TRENCHES FROM DEMOLITION. REMOVAL OF LANDSCAPING SHALL INCLUDE ROOTS AND ORGANIC MATERIALS.
- REMOVAL OF LANDSCAPING SHALL INCLUDE ROOTS AND ORGANIC MATERIALS TO THE SATISFACTION OF THE GEOTECHNICAL ENGINEER.
- THE CONTRACTORS SHALL PROTECT FROM DAMAGE ALL EXISTING IMPROVEMENTS FACILITIES AND STRUCTURES WHICH ARE TO REMAIN. ANY ITEMS DAMAGED BY THE CONTRACTOR OR HIS AGENTS OR ANY ITEMS REMOVED FOR HIS USE SHALL BE REPLACED IN EQUAL OR BETTER CONDITION AS APPROVED BY THE OWNER.
- COORDINATE ALL UTILITY SHUT-DOWN/CONNECT LOCATIONS WITH THE CONTRACTOR AND THE CONSULTING ENGINEER (ELECTRIC, GAS, ETC.). CONTRACTOR IS TO SHUT OFF ALL UTILITIES AS NECESSARY PRIOR TO DEMOLITION. CONTRACTOR IS TO COORDINATE SERVICE INTERRUPTIONS WITH THE OWNER. DO NOT INTERRUPT SERVICES TO ADJACENT OFF-SITE OWNERS. ANY EXISTING UNDERGROUND UTILITY LINES TO BE ABANDONED, SHOULD BE REMOVED FROM WITHIN THE PROPOSED BUILDING ENVELOPE AND THEIR ENDS CAPPED OUTSIDE OF THE BUILDING ENVELOPE.
- THIS PLAN IS NOT INTENDED TO BE A COMPLETE CATALOGUE OF ALL EXISTING STRUCTURES AND UTILITIES. THIS PLAN INTENDS TO DISCLOSE GENERAL INFORMATION KNOWN BY THE ENGINEER AND TO SHOW THE LIMITS OF THE AREA WHERE WORK WILL BE PERFORMED. THIS PLAN SHOWS THE EXISTING FEATURES TAKEN FROM A FIELD SURVEY FIELD INVESTIGATIONS AND AVAILABLE FROM THE PLANS TO BE CONSIDERED AS THEY ACTUALLY EXIST. WHERE EXISTING FEATURES ARE NOT SHOWN, IT IS NOT IMPLIED THAT THEY ARE NOT TO BE DEMOLISHED OR REMOVED. THE CONTRACTOR SHALL PERFORM A THOROUGH FIELD INVESTIGATION AND REVIEW OF THE SITE WITHIN THE LIMIT OF WORK SHOWN IN THIS PLAN SET TO DETERMINE THE TYPE, QUANTITY AND EXTENT OF ANY AND ALL ITEMS. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR DETERMINING THE EXTENT OF EXISTING STRUCTURES AND UTILITIES. THE QUANTITY OF WORK INVOLVED IN REMOVING THESE ITEMS FROM THE SITE.

## TREE/PLANT PROTECTION NOTES:

- PRIOR TO BEGINNING CONSTRUCTION ON SITE, CONTRACTOR SHALL IDENTIFY AND PROTECT EXISTING TREES AND PLANTS DESIGNATED AS TO REMAIN.
- PROTECT EXISTING TREES TO REMAIN FROM SPILLED CHEMICALS, FUEL OIL, MOTOR OIL, GASOLINE AND ALL OTHER CHEMICALLY INJURIOUS MATERIAL, AS WELL AS FROM PUDDLING OR CONTINUOUSLY RUNNING WATER. SHOULD A SPILL OCCUR, STOP WORK IN THAT AREA AND CONTACT THE CITY'S RESPONSIBLE TO MITIGATE DAMAGE FROM SPILLED MATERIAL AS WELL AS MATERIAL CLEAN UP.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ONGOING MAINTENANCE OF ALL TREES DESIGNATED TO REMAIN AND FOR MAINTENANCE OF RELOCATED TREES STOCKPILED DURING CONSTRUCTION. CONTRACTOR WILL BE REQUIRED TO REPLACE TREES THAT DIE DUE TO LACK OF MAINTENANCE.

## HORIZONTAL CONTROL NOTES:

- ALL DIMENSIONS ON THE PLANS ARE IN FEET OR DECIMALS THEREOF UNLESS SPECIFICALLY CALLED OUT AS FEET AND INCHES.

## PAVEMENT SECTION:

- SEE STRUCTURAL DRAWINGS FOR BUILDING SLAB SECTIONS AND PAD PREPARATIONS.
- SEE GEOTECHNICAL REPORT FOR ALL FLATWORK, VEHICULAR PAVEMENT SECTIONS, BASE AND COMPACTION REQUIREMENTS.
- THE FINAL OR SURFACE LAYER OF ASPHALT CONCRETE SHALL NOT BE PLACED UNLESS ALL SUB-IMPROVEMENTS HAVE BEEN COMPLETED INCLUDING ALL GRADING, AND ALL UNACCEPTABLE CONCRETE WORK HAS BEEN REMOVED AND REPLACED, UNLESS OTHERWISE APPROVED BY THE CITY/COUNTY ENGINEER AND/OR DEVELOPER'S CIVIL ENGINEER.
- ALL PAVING SHALL BE IN CONFORMANCE WITH SECTION 28 "AGGREGATE BASE" AND SECTION 29 "ASPHALT CONCRETE" PER LATEST EDITION OF CALTRANS STANDARD SPECIFICATIONS.

## GRADING NOTES:

- PROVIDE POSITIVE SURFACE DRAINAGE AWAY FROM ALL STRUCTURES BY USING A MINIMUM 1% SLOPE. SLOPE LANDINGS SHALL BE PER FOOT AWAY FROM STRUCTURES UNLESS OTHERWISE NOTED ON PLANS. ANY AREAS ON THE SITE NOT CONFORMING TO THESE BASIC RULES DUE TO EXISTING CONDITIONS OR DISCREPANCIES IN THE DOCUMENTS ARE TO BE REPORTED TO THE CIVIL ENGINEER PRIOR TO PROCEEDING WITH PLACEMENT OF BASE ROCK OR FORMWORK FOR CURBS AND/OR FLATWORK.
- CONTRACTOR SHALL DETERMINE EARTHWORK QUANTITIES BASED ON THE TOPOGRAPHIC SURVEY, THE GEOTECHNICAL INVESTIGATION AND THE PROPOSED SURFACE THICKNESS AND BASE THE BID ACCORDINGLY. IT IS THE CONTRACTORS RESPONSIBILITY TO CONFIRM IF A SEPARATE DEMOLITION CONTRACT HAS BEEN ISSUED TO TAKE THE SITE FROM THE WAY IT IS AT THE TIME OF THE BID TO THE CONDITIONS DESCRIBED IN THESE DOCUMENTS. BRING ALL DEMOLITION AND CONSTRUCTION DOCUMENTS TO THE ATTENTION OF THE CIVIL ENGINEER.
- ALL FILL SHALL BE COMPACTED PER THE GEOTECHNICAL REPORT AND THE CONTRACTOR SHALL COORDINATE AND COMPLY WITH THE GEOTECHNICAL ENGINEER TO TAKE THE APPROPRIATE TESTS TO VERIFY COMPACTION VALUES.
- IMPORT SOILS SHOULD MEET THE REQUIREMENTS OF THE SOILS REPORT AND SPECIFICATIONS.
- DO NOT ADJUST GRADES ON THIS PLAN WITHOUT PRIOR WRITTEN APPROVAL OF THE CIVIL ENGINEER.
- SITE STRIPPINGS THAT CONTAIN ONLY ORGANIC MATERIAL (NO DEBRIS TRASH, BROKEN CONC. OR ROCKS GREATER THAN 1" IN DIAMETER) MAY BE USED IN LANDSCAPE AREAS, EXCEPT FOR AREAS IDENTIFIED AS IMPORT TOP SOIL BY THE LANDSCAPE DRAWINGS. EXCESS STRIPPINGS SHALL BE REMOVED FROM SITE.
- ROUGH GRADING TO BE WITHIN 0.1' AND FINISH GRADES ARE TO BE WITHIN 0.05'. WILL CAUSE WATER TO POND OR NOT MEET REQUIREMENTS IN GRADING NOTE #1.
- THE CONTRACTOR SHALL EXERCISE EXTREME CARE TO CONFORM TO THE LINES, GRADES, SECTIONS, AND DIMENSIONS AS SET FORTH ON THESE PLANS. ALL GRADED AREAS SHALL CONFORM TO THE VERTICAL ELEVATIONS SHOWN WITH A TOLERANCE OF 0.05'. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONFORM TO THESE TOLERANCES. THE CONTRACTORS SHALL BE REQUIRED TO DO CORRECTIVE GRADING, AT NO EXTRA COST TO THE CLIENT.
- IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO CONFIRM THE GROUND ELEVATIONS AND OVERALL TOPOGRAPHY OF THE SITE PRIOR TO THE START OF CONSTRUCTION AS WELL AS TO CORRECT ANY ERRORS WHEN THE WORK SET IS ON SITE. THE CONTRACTOR SHALL IMMEDIATELY BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER AND CIVIL ENGINEER IN WRITING PRIOR TO START OF CONSTRUCTION WHICH MAY REQUIRE CHANGES IN DESIGN AND/OR AFFECT THE EARTHWORK QUANTITIES.
- CONTRACTOR SHALL ADJUST TO FINAL GRADE ALL EXISTING MANHOLES, CURB LETTERS, CATCH BASINS, VALVES, MONUMENT COVERS, AND OTHER CASTINGS WITHIN THE WORK AREA TO FINAL GRADE IN PAVEMENT AND LANDSCAPE AREAS UNLESS NOTED OTHERWISE.

## GENERAL UTILITY SYSTEM NOTES:

- UNDERGROUND UTILITIES OR STRUCTURES ARE SHOWN IN THEIR APPROXIMATE LOCATION. THE CONTRACTOR SHALL VERIFY THE ACCURACY OR COMPLETENESS OF THE INFORMATION SHOWN. THE CONTRACTOR SHALL VERIFY THE TYPE, SIZE, LOCATION AND DEPTH OF ALL THE UTILITIES AND CROSSINGS TO ENSURE THEY ARE CORRECT AS SHOWN. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN EXCAVATING AND SHALL PROTECT ALL EXISTING UTILITIES FROM DAMAGE DUE TO CONSTRUCTION OPERATIONS.
- CONTRACTOR SHALL PREPARE AN ACCURATE COMPOSITE UTILITY PLAN THAT TAKES INTO ACCOUNT THE ACTUAL LOCATIONS OF EXISTING UTILITIES AS DETERMINED DURING THE DEMOLITION WORK, AND ALL PROPOSED UTILITIES SHOWN ON THE CIVIL ELECTRICAL, JOINT TRENCH AND FIRE SPRINKLER DRAWINGS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING APPROPRIATE UTILITIES AND REQUESTING VERIFICATION OF SERVICE POINTS, FIELD VERIFICATION OF LOCATION, SIZE, DEPTH, ETC. FOR ALL THEIR FACILITIES AND TO COORDINATE WORK SCHEDULES.
- CONTRACTOR SHALL REPLACE ALL COVERS AND GRATE LIDS FOR MANHOLES, VALVES, CATCH BASINS, ETC., WITH VEHICULAR-RATED STRUCTURES IN ALL TRAFFIC ACCESSIBLE AREAS.
- TRENCHES SHALL NOT BE LEFT OPEN OVERNIGHT IN EXISTING PUBLIC STREET AREAS. CONTRACTOR SHALL BACKFILL, TRENCHES, OR PLACE STEEL PLATING WITH ADEQUATE CUTBACK TO PREVENT SHIFTING OF STEEL PLATE AND/OR HOT-MIX ASPHALT REQUIRED TO PROTECT OPEN TRENCHES AT THE END OF THE WORKING DAY.
- APPROPRIATE TESTS BY THE GEOTECHNICAL ENGINEER TO VERIFY COMPACTION VALUES.
- CONTRACTOR SHALL BE BACK FILLED PER THE SPECIFICATIONS WITH FLEAT CEMENTS.
- CLEAN OUTS, CATCH BASINS, MANHOLES, AREA DRAINS AND UTILITY VAULTS ARE TO BE INSTALLED IN A SCHEMATIC MANNER ON THESE PLANS. CONTRACTOR IS TO PROVIDE ALL FITTINGS, ACCESSORIES AND WORK NECESSARY TO COMPLETE THE UTILITY SYSTEM SO THAT IT IS FULLY FUNCTIONING FOR THE PURPOSE INTENDED.
- CONTRACTORS SHALL VERIFY ALL EXISTING INVERT ELEVATIONS FOR STORM DRAIN AND SANITARY SEWER CONSTRUCTION PRIOR TO COMMENCEMENT OF ANY WORK. ALL WORK FOR STORM AND SANITARY SEWER INSTALLATION SHALL BEGIN AT THE DOWNSTREAM CONNECTION POINT TO ALLOW FOR ANY NECESSARY ADJUSTMENTS TO BE MADE PRIOR TO THE INSTALLATION OF THE ENTIRE LINE. IF THE CONTRACTOR FAILS TO BEGIN AT THE DOWNSTREAM CONNECTION POINT AND WORKS UP STREAM, HE SHALL PROCEED AT HIS OWN RISK AND BE RESPONSIBLE FOR ANY ADJUSTMENTS NECESSARY. CONTRACTOR SHALL VERIFY LOCATION OF SANITARY SEWER LATERAL WITH OWNER PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL UNCOVER AND EXPOSE ALL EXISTING UTILITIES WHERE THEY ARE TO BE CROSSED ABOVE OR BELOW BY THE NEW FACILITY BEING CONSTRUCTED IN ORDER TO VERIFY THE GRADE AND TO ASSURE THAT THERE IS SUFFICIENT HORIZONTAL AND VERTICAL CLEARANCE. BRING ANY DISCREPANCIES TO THE ATTENTION OF THE CIVIL ENGINEER PRIOR TO INSTALLATION.
- VERTICAL SEPARATION REQUIREMENTS:  

A MINIMUM OF SIX (6) INCHES VERTICAL CLEARANCE SHALL BE PROVIDED BETWEEN EXISTING UTILITIES AND NEW SANITARY SEWER PIPELINES. THE CLEARANCE BETWEEN NEW WATER PIPES AND SANITARY SEWER PIPELINES SHALL BE 12 INCHES AND ALL NEW WATER PIPES SHALL BE TYPICALLY INSTALLED TO CROSS ABOVE/OVER EXISTING SANITARY SEWER PIPELINES.

WHERE NEW WATER PIPELINES ARE REQUIRED TO CROSS UNDER EXISTING AND/OR NEW SANITARY SEWER PIPELINES, THE MINIMUM VERTICAL CLEARANCE SHALL BE 10" MINIMUM, UNLESS OTHERWISE NOTED. WHERE WATER LINES HAVE TO CROSS SANITARY SEWER LINES, DO SO AT A 90° ANGLE AND WATER LINES SHALL BE A MINIMUM OF 12" ABOVE TOP OF SANITARY SEWER LINES.

A MINIMUM HORIZONTAL SEPARATION BETWEEN NEW PIPELINES AND JOINT TRENCH SHALL BE 6 FEET.

## STORM DRAIN NOTES:

- USE DETECTABLE METALLIZED WARNING TAPE APPROXIMATELY 6" BELOW THE SURFACE. TAPE SHALL BE A BRIGHT COLOR AND IMPRINTED WITH "CAUTION-BURIED STORM DRAIN LINE BELOW".
- PRIVATE STORM DRAIN LINE 4 INCH THROUGH 15 INCH IN NON-TRAFFIC AREAS SHALL BE INSTALLED WITH A MINIMUM OF EIGHTEEN (18) INCHES OF COVER AND SHALL BE POLYVINYL CHLORIDE (PVC) SDR 35. ALL DIRECTION CHANGES SHALL BE MADE WITH WYE CONNECTIONS, 22.5° ELBOWS OR LONG SWEEP ELBOWS, 90° ELBOWS AND TEES ARE PROHIBITED.
- PAINT THE TOP OF THE CURBS ADJACENT TO EACH CATCH BASIN INSTALLED WITHIN THE WORK AREA TO BE BLUE 4" HIGH LETTERS ON A PAINTED WHITE BACKGROUND. WORKING TO BE BLUE 4" HIGH LETTERS ON A PAINTED WHITE BACKGROUND.
- ALL AREA DRAINS AND CATCH BASINS GRATES WITHIN PEDESTRIAN ACCESSIBLE AREAS SHALL MEET ADA REQUIREMENTS.
- DRAINS SHOWN ON CIVIL PLANS ARE NOT INTENDED TO BE THE FINAL NUMBER DRAINS ARE HIGHLY DEPENDENT ON GROUND COVER TYPE AND PLANT MATERIAL. CONTRACTOR SHALL ADD ADDITIONAL AREA DRAINS AS NEEDED AND AS DIRECTED BY THE LANDSCAPE ARCHITECT/OWNER.
- WHERE FEASIBLE ALL DOWNSPOUTS SHALL DISCHARGE TO A SPLASHLOCK OR IMPERVIOUS SURFACE. FLOW TO DISCHARGE AREAS BEFORE DIRECT EXPOSURE TO PUBLIC AREAS. DISCHARGE TO PUBLIC AREAS SHALL BE STRONGLY ENCOURAGED IN CONFORMANCE WITH COUNTYWIDE C.3 REQUIREMENTS. OTHERWISE, DOWNSPOUTS SHALL BE CONNECTED TO THE STORM DRAIN SYSTEM WITH 4" PVC SDR 35 PIPE WHERE SHOWN ON PLANS. SEE ARCHITECTURE PLANS FOR EXACT LOCATION OF THE DOWNSPOUTS.
- CONTRACTOR SHALL INSTALL RAIN GUTTER GUARDS OR WIRE MESH ON ALL ROOF GUTTERS TO REDUCE THE AMOUNT TO LEAVES AND DEBRIS FROM ENTERING THE STORM DRAIN SYSTEM.
- CONTRACTOR TO COORDINATE ANY VENT WELL DRAINS AND RAT SLAB DRAINS WITH PERIMETER SUB-DRAIN SYSTEM. SEE ARCHITECTURAL PLANS FOR VENT WELL LOCATIONS. SEE STRUCTURAL PLANS FOR FOUNDATION AND RAT SLAB.

## SANITARY SEWER NOTES:

- USE DETECTABLE METALLIZED WARNING TAPE APPROXIMATELY 6" BELOW THE SURFACE. TAPE SHALL BE A BRIGHT COLOR AND IMPRINTED WITH "CAUTION-BURIED SANITARY SEWER LINE BELOW".
- ALL SEWER WORK SHALL BE IN CONFORMANCE WITH THE CITY OR APPROPRIATE SANITARY SEWER DISTRICT.
- PUBLIC AND PRIVATE SANITARY SEWER MAIN AND SERVICE LINE 4-INCH SHALL BE POLYVINYL CHLORIDE (PVC) SDR 26 GREEN SDR PIPE AND SHALL CONFORM TO THE REQUIREMENTS OF ASTM DESIGNATION D 3034-73 WITH GLUED JOINTS. ALL DIRECTION CHANGES SHALL BE MADE WITH WYE CONNECTIONS, 22.5° ELBOWS OR 45° ELBOWS, 90° ELBOWS AND TEES ARE PROHIBITED.
- ALL LATERALS SHALL HAVE A CLEANOUT AT FACE OF BUILDING, AT THE PROPERTY LINE AND AS SHOWN ON PLANS PER THE CITY STANDARD OR APPROPRIATE SANITARY SEWER DISTRICT.

## WATER SYSTEM NOTES:

- WATER SYSTEM CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE COASTSIDE COUNTY WATER DISTRICT DOCUMENT TITLED STANDARD SPECIFICATION AND STANDARD DRAWINGS, MAY 2018.

## FIRE PROTECTION NOTES:

- CONTRACTOR SHALL INSTALL THE DESIGN BUILD FIRE SERVICE LINE, SPRINKLERS AND EQUIPMENT IN ACCORDANCE WITH THE FIRE PROTECTION CONSULTANTS PLANS, SPECIFICATIONS, LATEST EDITION OF THE UNIFORM FIRE CODE AND CITY/TOWN STANDARDS.
- THE UNDERGROUND FIRE PROTECTION SYSTEM INSTALLER SHALL PREPARE SHOP DRAWINGS SHOWING ALL INFORMATION REQUIRED BY THE LOCAL FIRE MARSHAL, INCLUDING ANGLES, THRUST BLOCKS, VALVES, FIRE HYDRANTS, PVS, FDC%, FLEXIBLE CONNECTIONS, VAULTS, ETC.
- SHOP DRAWINGS SHALL BE SUBMITTED TO THE LOCAL FIRE MARSHAL, THE DISTRICT FIRE DEPARTMENT AND THE CITY ENGINEER, ALLOWING TIME FOR REVIEW AND ACCEPTANCE, PRIOR TO START OF WORK.
- THE UNDERGROUND FIRE PROTECTION SYSTEM INSTALLER SHALL OBTAIN ALL APPROVALS AND PERMITS PRIOR TO ORDERING MATERIALS, FABRICATING SYSTEMS OR ANY INSTALLATION.
- GENERAL CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF ALL DIMENSIONS AND EQUIPMENT LOCATIONS. RISER LOCATIONS ARE SHOWN ON ARCHITECTURAL AND PLUMBING DRAWINGS AND ARE TO BE COORDINATED WITH ACTUAL FIELD CONDITIONS.

## RECORD DRAWINGS:

- THE CONTRACTOR SHALL KEEP UP-TO-DATE AND ACCURATE A COMPLETE RECORD SET OF PRINTS OF THE CONTRACT DRAWINGS SHOWING EVERY CHANGE FROM THE ORIGINAL DRAWINGS MADE DURING THE COURSE OF CONSTRUCTION. RECORD SET SHALL BE MAINTAINED THROUGHOUT THE PROJECT. MATERIALS AND DESCRIPTION OF ALL WORK. RECORDS SHALL BE "RE-LEINED" ON A SET OF CONSTRUCTION PLAN DRAWINGS. A COMPLETE SET OF CORRECTED AND COMPLETED RECORD DRAWING PRINTS SHALL BE SUBMITTED TO THE OWNER PRIOR TO FINAL ACCEPTANCE.

## SITE MAINTENANCE:

- UPON PROJECT COMPLETION THE OWNER SHALL BE SOLELY RESPONSIBLE TO ROUTINELY INSPECT AND MAINTAIN ALL ON-SITE STORM DRAIN FACILITIES. STORM DRAIN FACILITIES INCLUDE: ROOF GUTTERS AND DOWNSPOUTS, DRAINAGE AND DISCHARGE UNITS (POSSIBLE ROOF), STORM DRAIN SYSTEMS SHALL BE MAINTAINED AND/OR FLUSHED ON A BIENNIAL BASIS ON AS FOUND NECESSARY.

# EXHIBIT B

NOTES SHEET  
CARNOSTE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019

Date:	06/19/2019
Scale:	NONE
Design:	A/P
Check:	TRL
Drawing Number:	C-1
PEC Job No.:	PEC 19-011

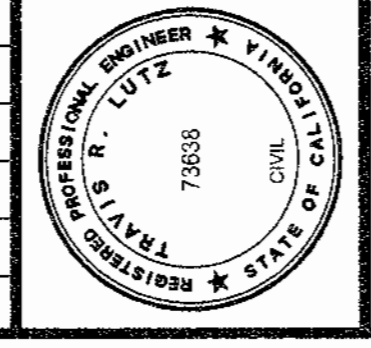
PRECISION ENGINEERING AND CONSTRUCTION, INC.	1650 226 640 F: 650 437 1089 Travel@precision-ec.com Baltimore, CA 94022
REVISIONS:	
CITY COMMENTS	08/16/2019
WATER DEPARTMENT COMMENTS	10/21/2019
DATE:	08/27/2019



SIGNED ON: 8/27/19



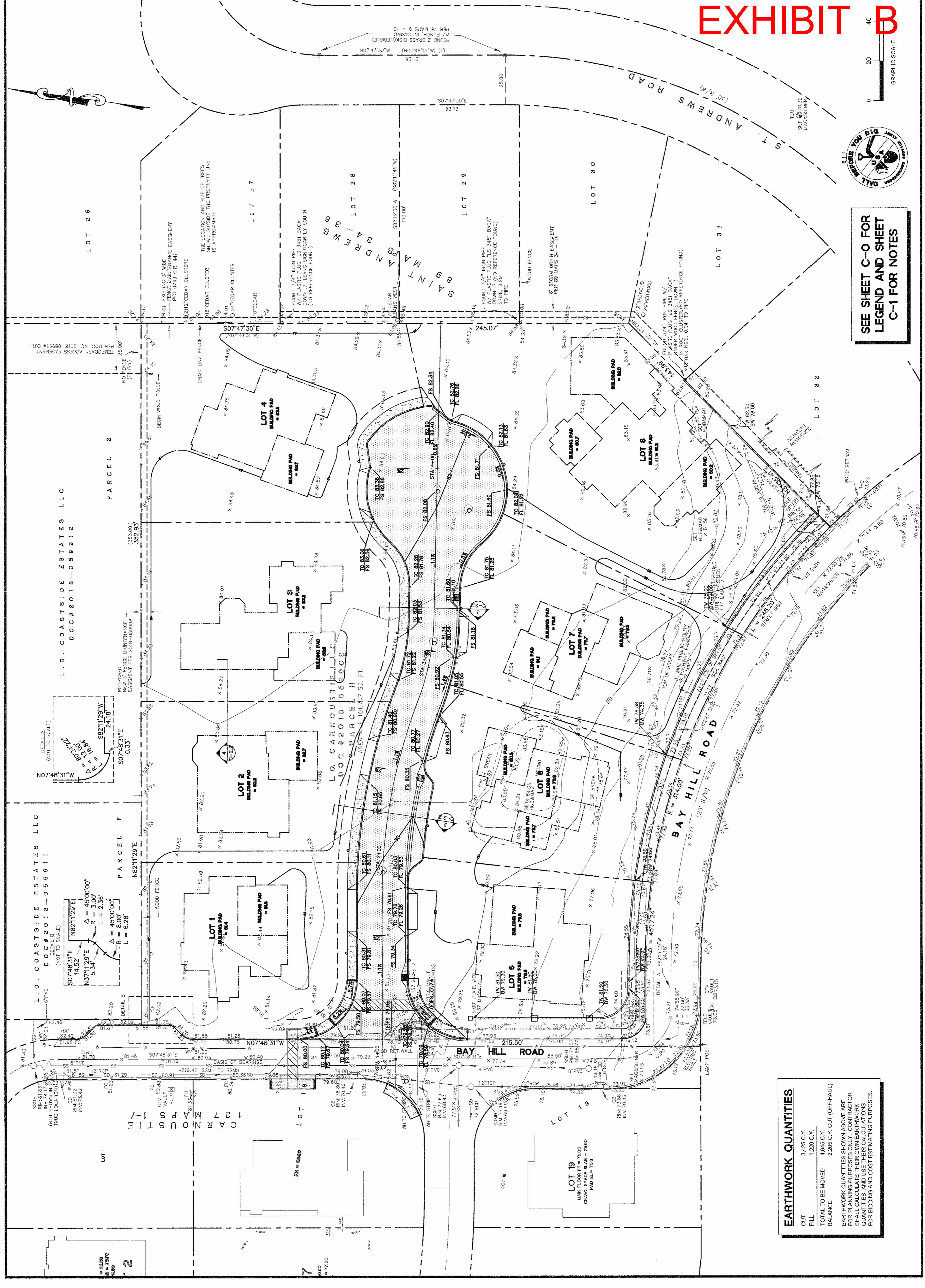
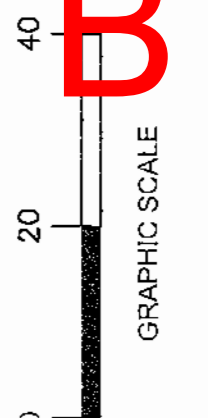
NO.	DATE	REVISIONS



# EXHIBIT B



SEE SHEET C-0 FOR  
 LEGEND AND SHEET  
 C-1 FOR NOTES



EARTHWORK QUANTITIES	
CUT	3.425 C.Y.
FILL	1.220 C.Y.
TOTAL TO BE MOVED	4.645 C.Y.
BALANCE	2.205 C.Y. CUT (OFF-HAUL)

EARTHWORK QUANTITIES SHOWN ABOVE ARE FOR INFORMATION ONLY. CONTRACTOR SHALL CALCULATE THEIR OWN EARTHWORK QUANTITIES AND USE THEIR CALCULATIONS FOR BIDDING AND COST ESTIMATING PURPOSES.



PRECISION ENGINEERING  
AND  
CONSTRUCTION, INC.  
T. 650.226.6640  
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901 Waterline Street  
Belmont, CA 94002

REVISIONS:	DATE:
CITY COMMENTS	08/27/2019
CITY COMMENTS	09/16/2019
WATER DEPARTMENT COMMENTS	10/27/2019



SIGNED ON: 8/27/19

DATE: 06/19/2019  
Scale:  $r = 20'$

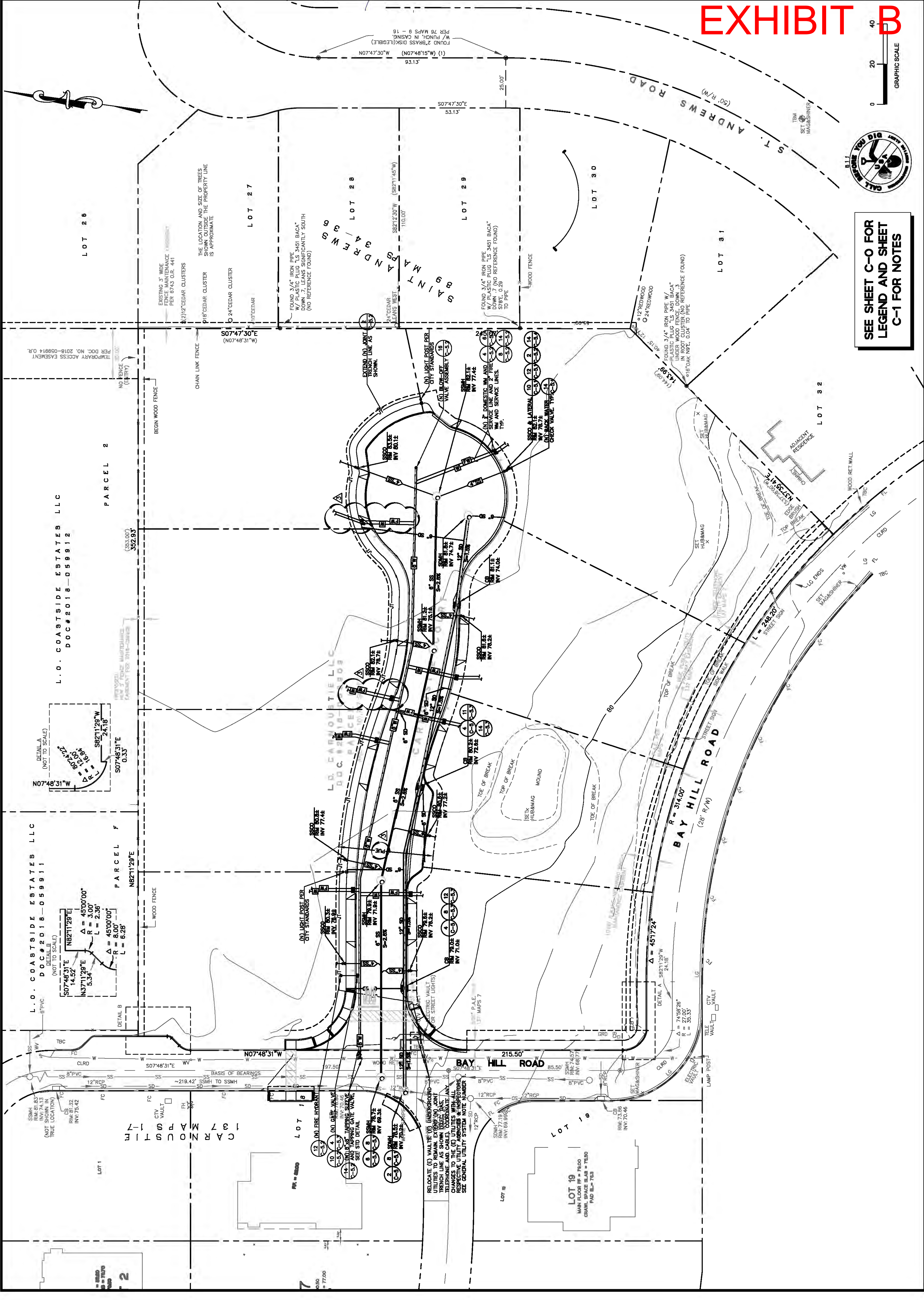
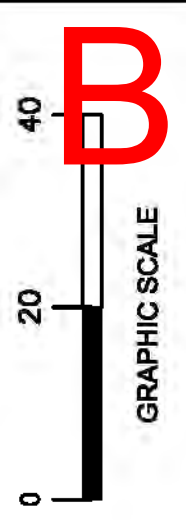
Design: A.P.  
Check: TRL  
Drawing Number: C-2.1  
PEC Job No: PEC 19-011

MASTER UTILITY PLAN  
CARNOUSTIE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019

# EXHIBIT B



SEE SHEET C-0 FOR  
LEGEND AND SHEET  
C-1 FOR NOTES



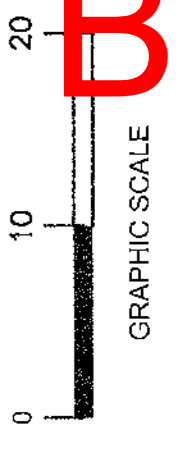
NOTED: 1. ALL UTILITY LOCATIONS AND DEPTHS SHOWN ARE BASED ON THE PROVIDED SURVEY DATA AND FIELD NOTES. 2. THE CLIENT IS RESPONSIBLE FOR VERIFYING ALL UTILITY LOCATIONS AND DEPTHS PRIOR TO CONSTRUCTION. 3. THIS PLAN IS INTENDED FOR INFORMATIONAL PURPOSES ONLY AND IS NOT TO BE USED FOR CONSTRUCTION WITHOUT THE APPROVAL OF THE LOCAL AGENCIES.



# EXHIBIT B



SEE SHEET C-0 FOR  
LEGEND AND SHEET  
C-1 FOR NOTES



PEC 19-011

C-2.2

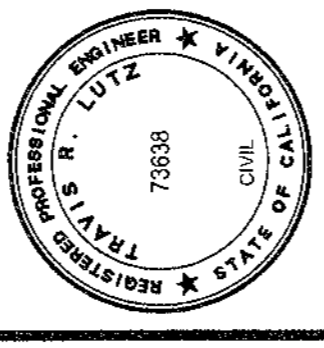
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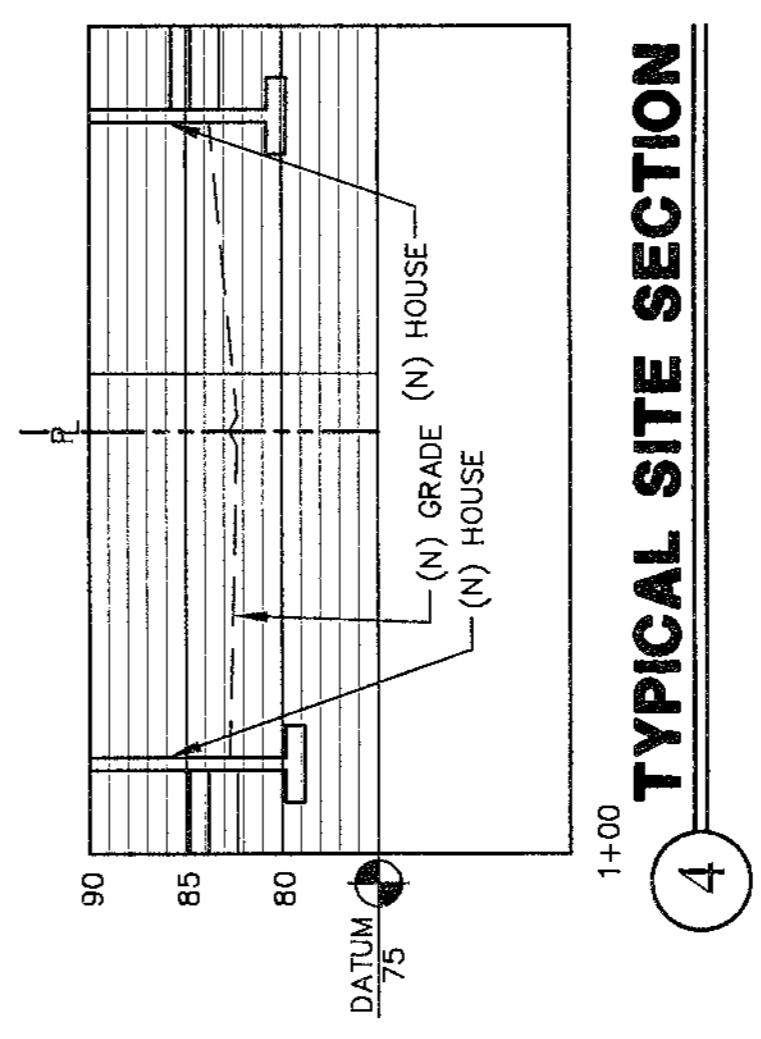
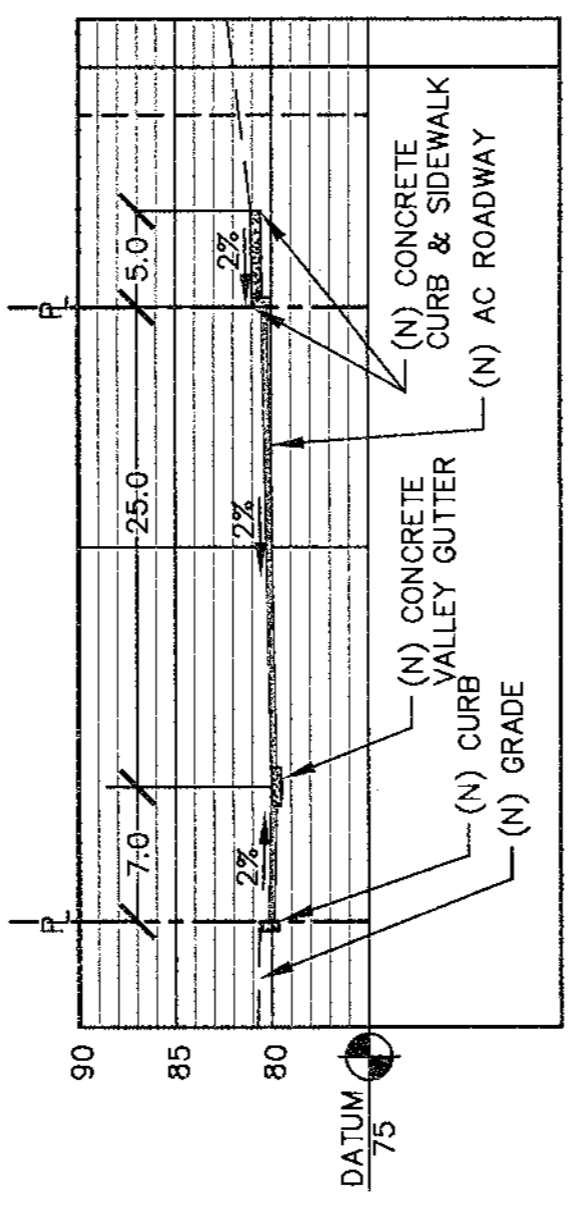
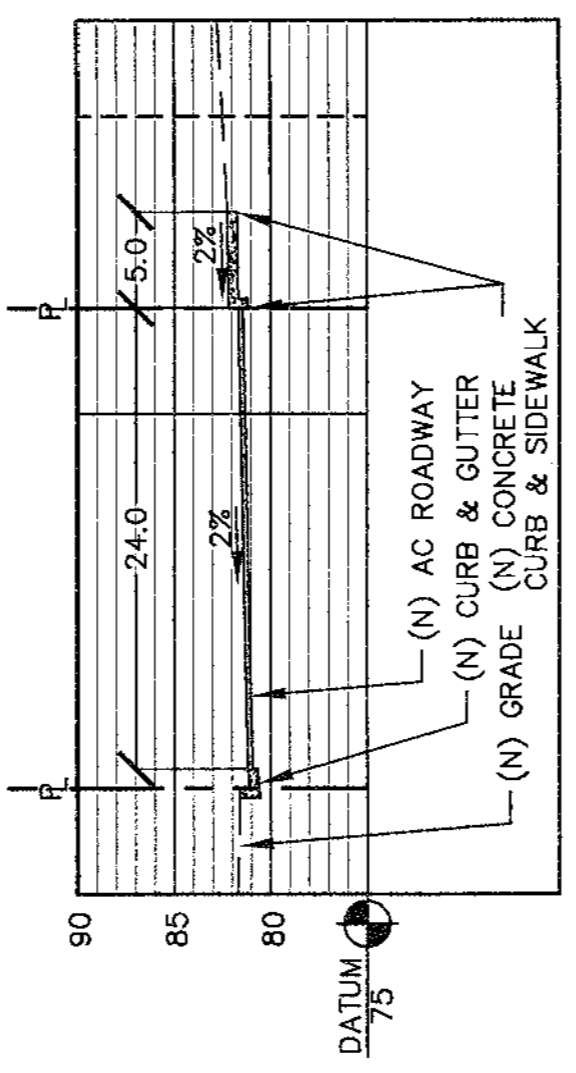
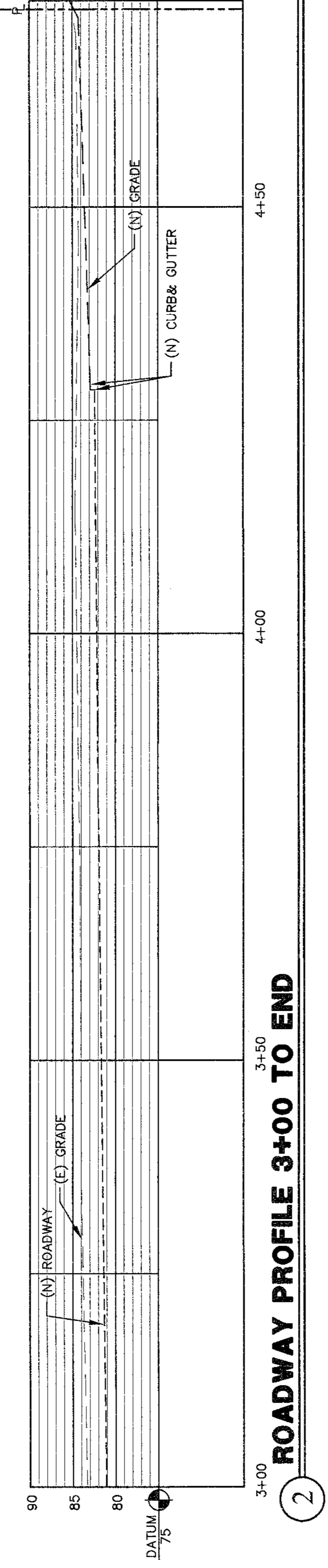
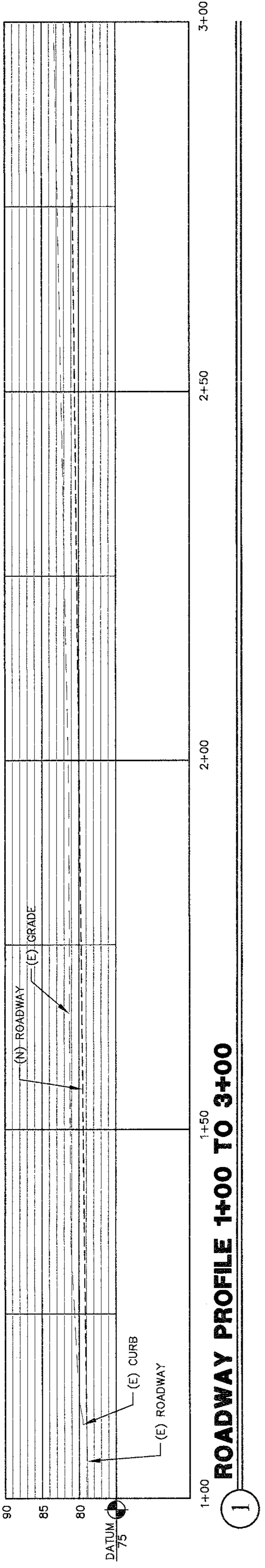
Scale: 1" = 10'

Date: 06/19/2019

OFF-SITE IMPROVEMENTS - PLAN & PROFILE  
CARNOSTIE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019



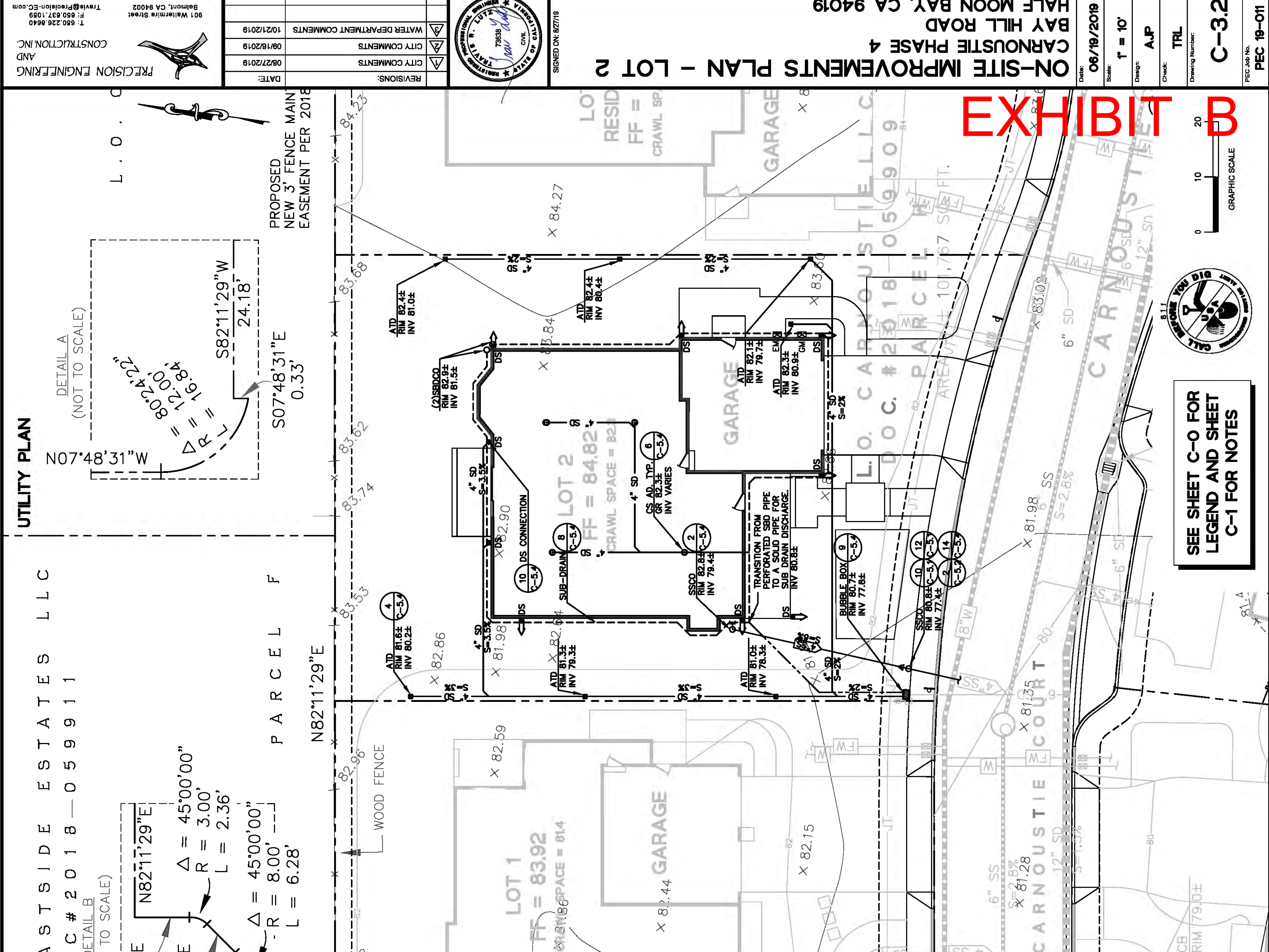
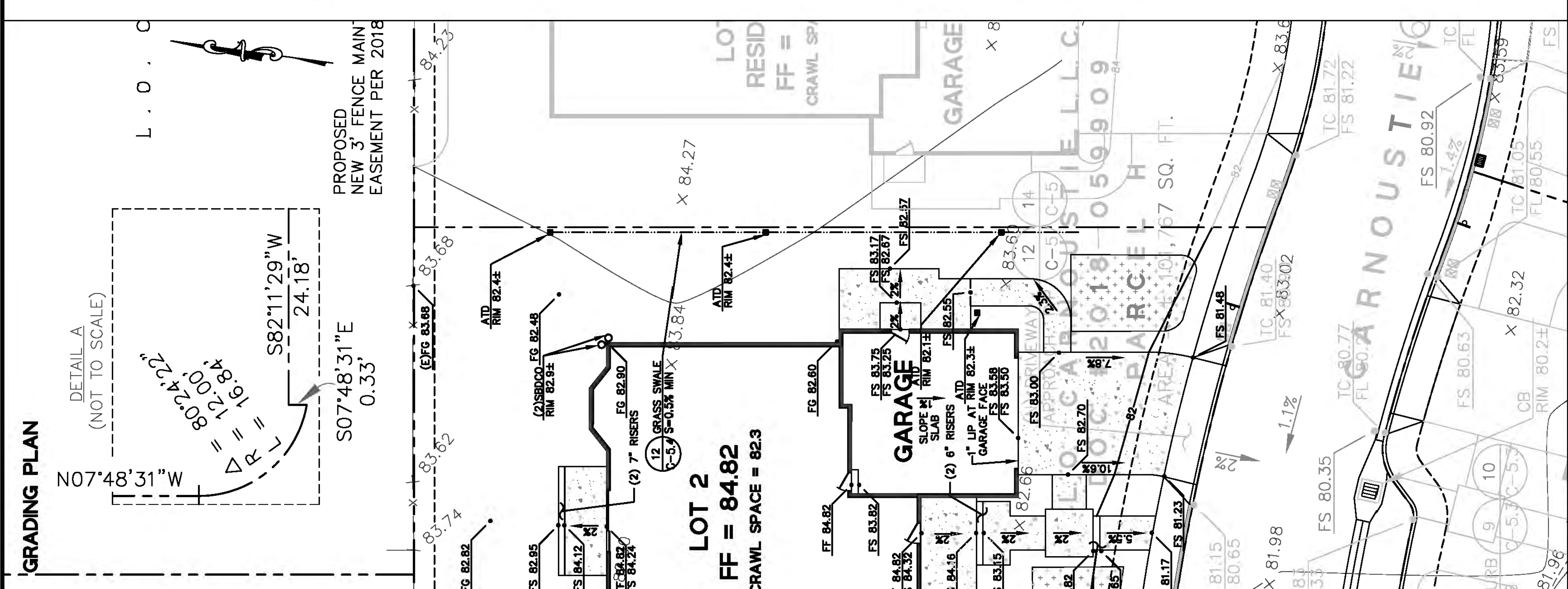
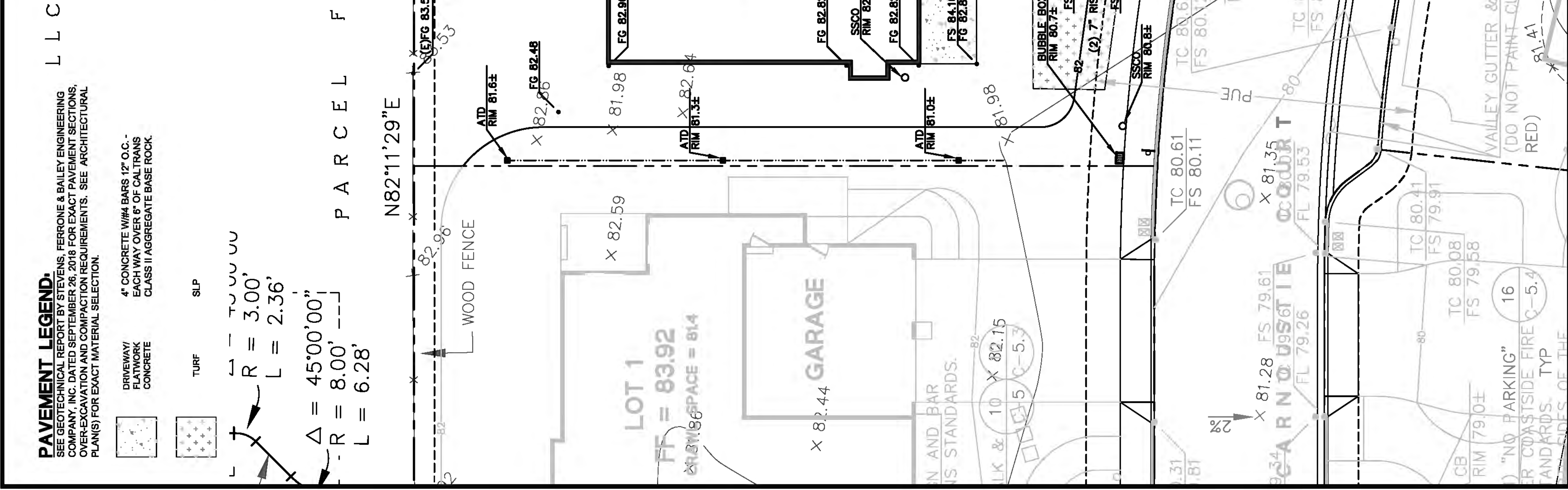
PRECISION ENGINEERING  
AND  
CONSTRUCTION, INC.  
1-650-220-8840  
F-650-637-1058  
901 Waterline Street  
Belmont, CA 94002  
Travis@Precision-EC.com











**PAVEMENT LEGEND.**  
SEE GEOTECHNICAL REPORT BY STEVENS, FERRONE & BAILEY ENGINEERING COMPANY, INC. DATED SEPTEMBER 26, 2019 FOR EXACT PAVEMENT SECTIONS, FINISHES, SLOPES AND CONSTRUCTION REQUIREMENTS. SEE ARCHITECTURAL PLANS FOR EXACT MATERIAL SELECTION.

- DRIVEWAY/FLATWORK CONCRETE
- TURF
- 4" CONCRETE W/ #4 BARS 12" O.C. - EACH WAY OVER 6" OF CALTRANS CLASS II AGGREGATE BASE ROCK

$\Delta = 45'00''$   
 $R = 8'00''$   
 $L = 6'28''$

$\Delta = 45'00''$   
 $R = 3'00''$   
 $L = 2'36''$

**UTILITY PLAN**

DETAIL A (NOT TO SCALE)

DETAIL B (NOT TO SCALE)

WOOD FENCE

PROPOSED NEW 3' FENCE MAIN EASEMENT PER 2018

SEE SHEET C-0 FOR LEGEND AND SHEET C-1 FOR NOTES

GRAPHIC SCALE: 0, 10, 20

DATE: 06/19/2019  
SCALE: 1" = 10'  
DESIGN: A.P.  
CHECK: TRL

DRAWING NUMBER: C-3.2  
PEC JOB NO.: PEC 19-011

**ASTSIDE ESTATES LLC**  
DOC # 2018-059911

**ON-SITE IMPROVEMENTS PLAN - LOT 2**  
CARNOSTIE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019

**ASTSIDE ESTATES LLC**  
PRECISION ENGINEERING AND CONSTRUCTION, INC.  
1650 28th Street  
Belmont, CA 94002  
T: 650.226.6640  
F: 650.637.1089  
Trevia@Precision-EC.com

**REVISIONS:**

NO.	DATE	DESCRIPTION
01	08/27/2019	CITY COMMENTS
02	09/16/2019	CITY COMMENTS
03	10/21/2019	WATER DEPARTMENT COMMENTS

SIGNED ON: 02/27/19



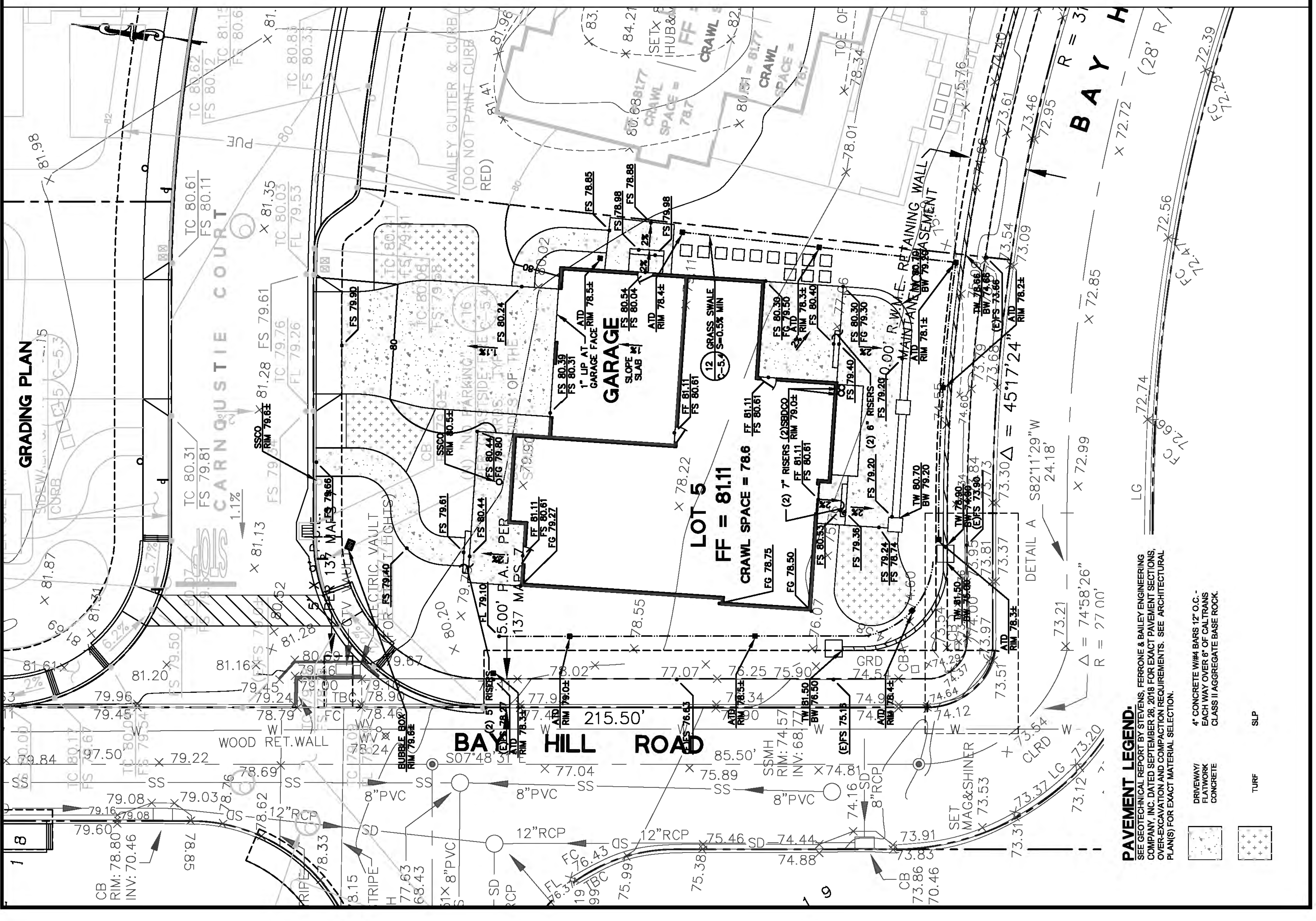
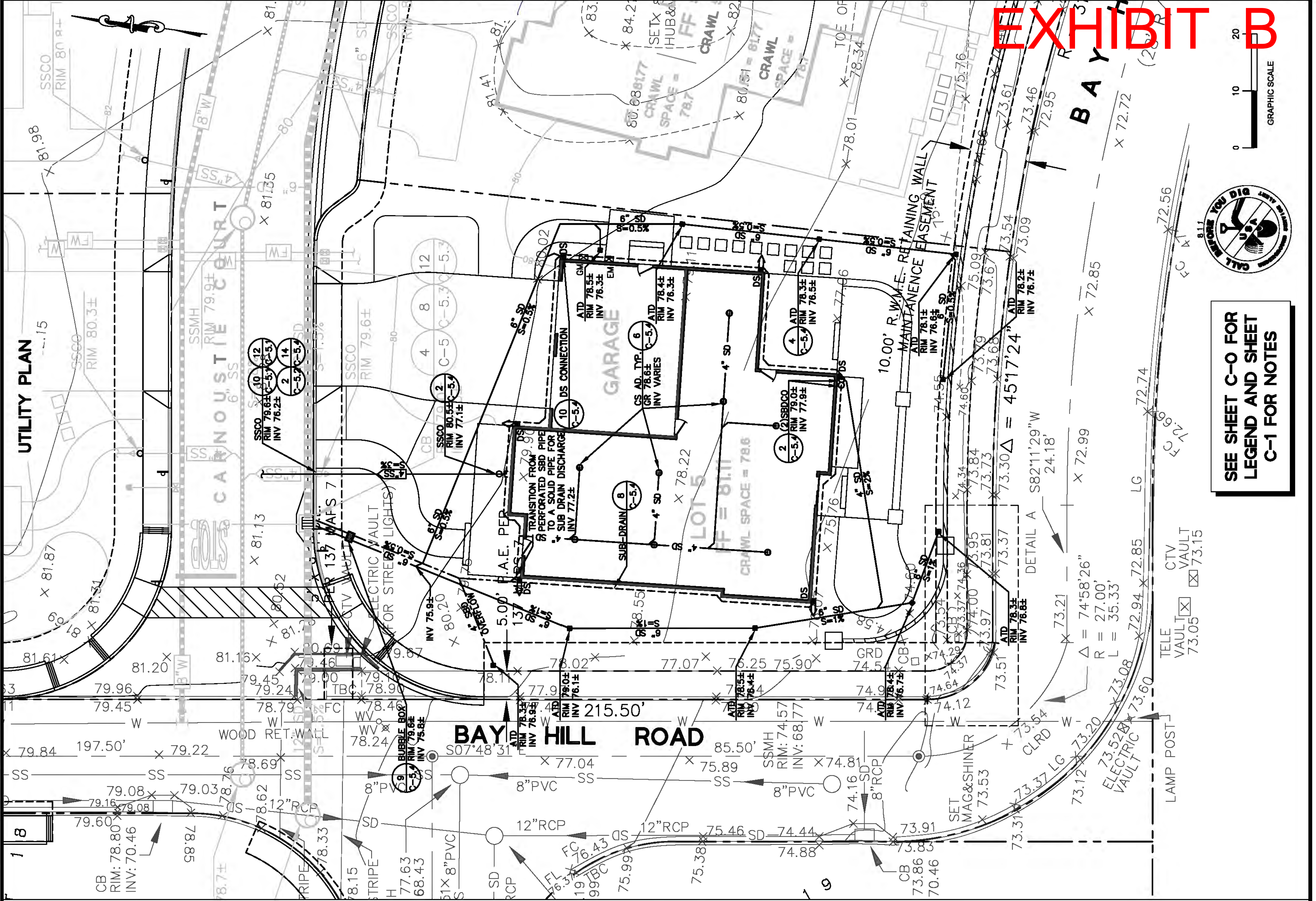








REVISIONS:	DATE:
08/27/2019	08/27/2019
09/16/2019	09/16/2019
10/21/2019	10/21/2019
WATER DEPARTMENT COMMENTS	
CITY COMMENTS	



**EXHIBIT B**

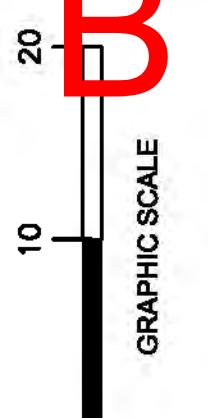


**SEE SHEET C-0 FOR LEGEND AND SHEET C-1 FOR NOTES**

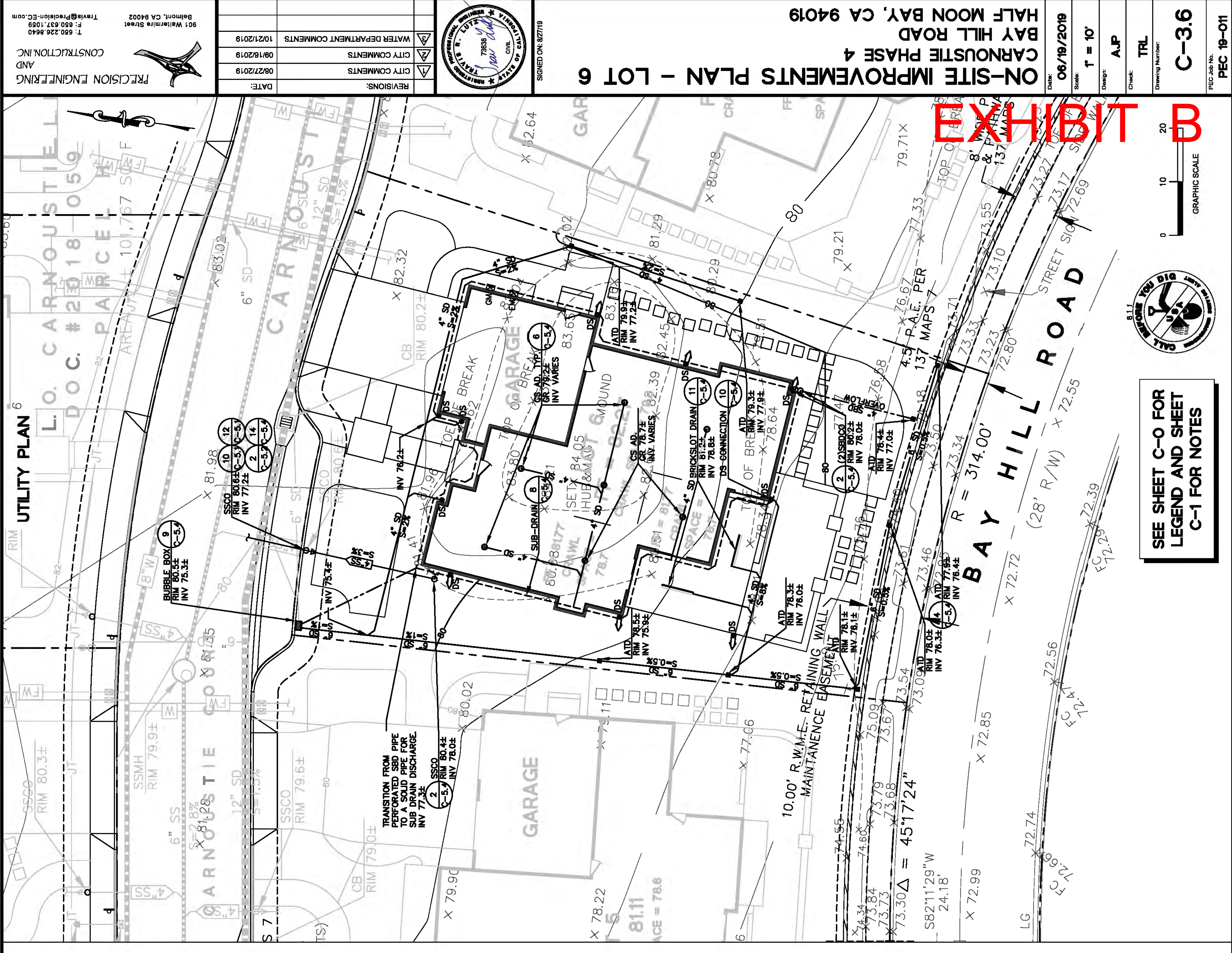
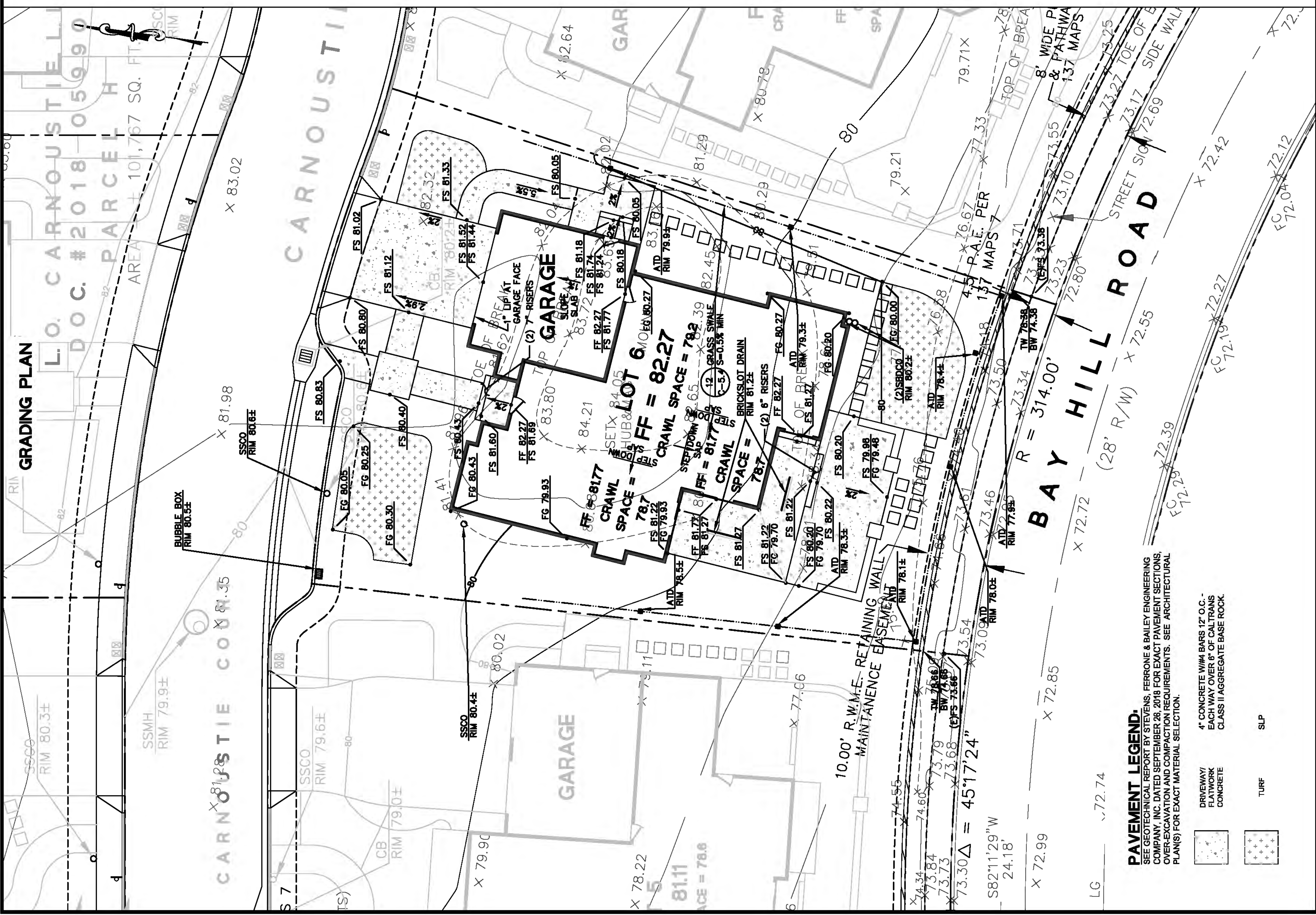
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**PAVEMENT LEGEND:**  
 SEE GEOTECHNICAL REPORT BY STEVENS, FERRONE & BAILEY ENGINEERING COMPANY, INC. DATED SEPTEMBER 28, 2018 FOR EXACT PAVEMENT SECTIONS, OVER-EXCAVATION AND COMPACTION REQUIREMENTS. SEE ARCHITECTURAL PLAN(S) FOR EXACT MATERIAL SELECTION.

- DRIVEWAY/FLATWORK CONCRETE
- 4" CONCRETE WITH BARS 12" O.C.
- EACH WAY OVER 6" OF CALTRANS CLASS II AGGREGATE BASE ROCK.
- TURF
- SLP



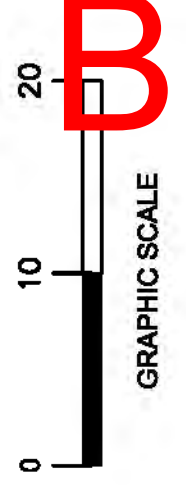




**PAVEMENT LEGEND:**  
 SEE GEOTECHNICAL REPORT BY STEVENS, FERRONE & BAILEY ENGINEERING COMPANY, INC. DATED SEPTEMBER 28, 2018 FOR EXACT PAVEMENT SECTIONS, OVER-EXCAVATION AND COMPACTION REQUIREMENTS. SEE ARCHITECTURAL PLAN(S) FOR EXACT MATERIAL SELECTION.

- 4" CONCRETE WITH 12" O.C. FLATWORK OVER 6" OF CALTRANS CLASS II AGGREGATE BASE ROCK.
- TURF
- SLP

SEE SHEET C-0 FOR LEGEND AND SHEET C-1 FOR NOTES



PEC Job No. C-3.6  
 PEC 19-011

ON-SITE IMPROVEMENTS PLAN - LOT 6  
 CARNOSTIE PHASE 4  
 BAY HILL ROAD  
 HALF MOON BAY, CA 94019

REVISIONS:  
 DATE: 08/27/2019  
 CITY COMMENTS: 09/16/2019  
 WATER DEPARTMENT COMMENTS: 10/21/2019

PRECISION ENGINEERING AND CONSTRUCTION, INC.  
 Belmont, CA 94002  
 T: 650.226.8640  
 F: 650.637.1089  
 T: 650.226.8640  
 Travis@Precision-EC.com

UTILITY PLAN 6  
 L.O. CARNOSTIE L.L. DOC. #2018-0599  
 AREA: 101,767 SQ. FT.

TRANSITION FROM PERFORATED SSD PIPE TO A SOLID PIPE FOR SUB DRAIN DISCHARGE  
 INV 77.33

10.00' R.W.M.E. RETAINING WALL MAINTENANCE BASEMENT

8' WIDE P & PATHWAY & PATHWAY 137 MAPS

STREET SIGN

BAY HILL ROAD (28' R/W) X 72.55

R = 314.00'

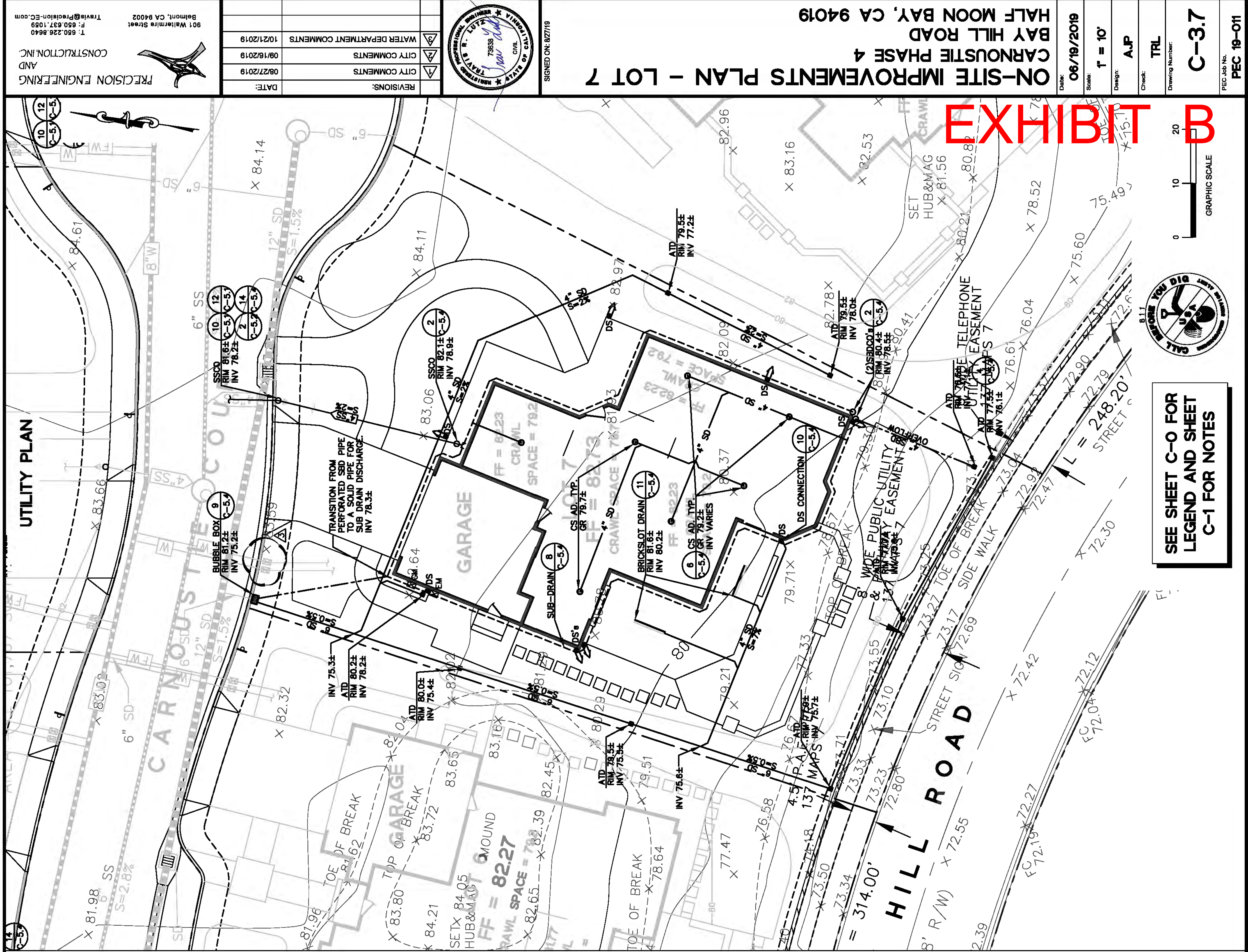
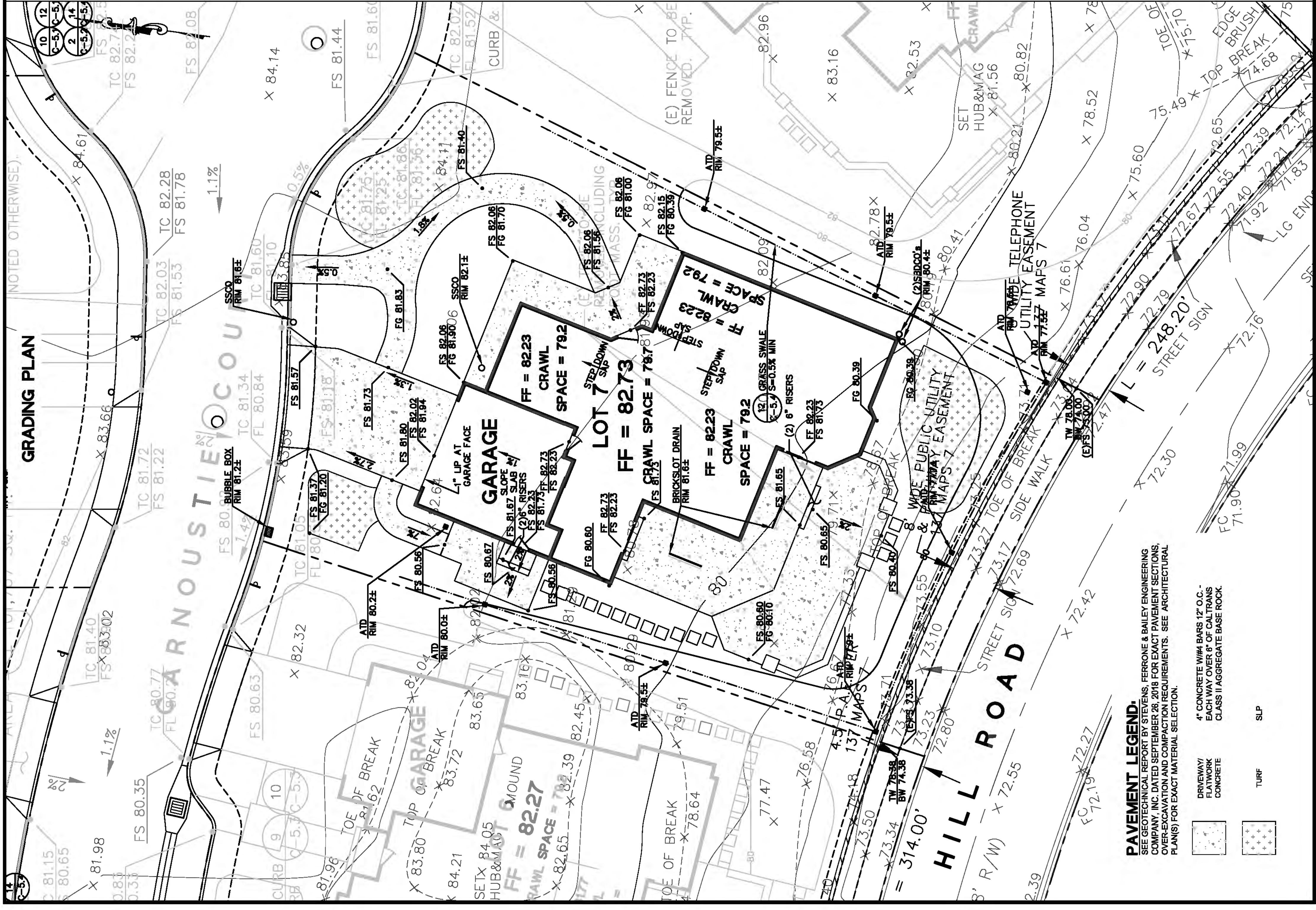
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X 73.34 X 73.33 X 73.23 X 73.10 X 73.07 X 73.06 X 73.05 X 73.04 X 73.03 X 73.02 X 73.01 X 73.00

X 72.72 X 72.74 X 72.76 X 72.78 X 72.80 X 72.82 X 72.84 X 72.86 X 72.88 X 72.90 X 72.92 X 72.94 X 72.96 X 72.98 X 73.00

X 72.29 X 72.39 X 72.42 X 72.44 X 72.46 X 72.48 X 72.50 X 72.52 X 72.54 X 72.56 X 72.58 X 72.60 X 72.62 X 72.64 X 72.66 X 72.68 X 72.70 X 72.72 X 72.74 X 72.76 X 72.78 X 72.80 X 72.82 X 72.84 X 72.86 X 72.88 X 72.90 X 72.92 X 72.94 X 72.96 X 72.98 X 73.00





**PRECISION ENGINEERING AND CONSTRUCTION, INC.**  
 901 Waterline Street  
 Belmont, CA 94022  
 T: 650.226.6640  
 F: 650.637.1089  
 Trawls@Precision-EC.com

**REVISIONS:**

NO.	DATE:	COMMENTS:
1	08/27/2019	CITY COMMENTS
2	09/16/2019	CITY COMMENTS
3	10/21/2019	WATER DEPARTMENT COMMENTS

**DATE:** 08/27/2019  
**DESIGNER:** [Signature]  
**CHECKED:** [Signature]  
**SCALE:** 1" = 10'  
**DATE:** 06/19/2019

**ON-SITE IMPROVEMENTS PLAN - LOT 7**  
**CARNOSTIE PHASE 4**  
**BAY HILL ROAD**  
**HALF MOON BAY, CA 94019**

**SEE SHEET C-0 FOR LEGEND AND SHEET C-1 FOR NOTES**

**GRAPHIC SCALE**  
 0 10 20

**PEC 19-011**

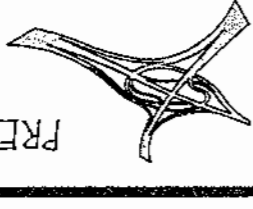
**PAVEMENT LEGEND:**  
 SEE GEOTECHNICAL REPORT BY STEVENS, FERRONE & BAILEY ENGINEERING COMPANY, INC. DATED SEPTEMBER 28, 2018 FOR EXACT PAVEMENT SECTIONS, OVER-EXCAVATION AND COMPACTION REQUIREMENTS. SEE ARCHITECTURAL PLAN(S) FOR EXACT MATERIAL SELECTION.

- DRIVEWAY/ FLATWORK CONCRETE
- CONCRETE WITH BARS 12" O.C. EACH WAY OVER 6" OF CALTRANS CLASS II AGGREGATE BASE ROCK
- TURF
- SLP

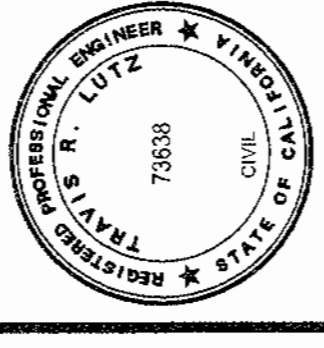








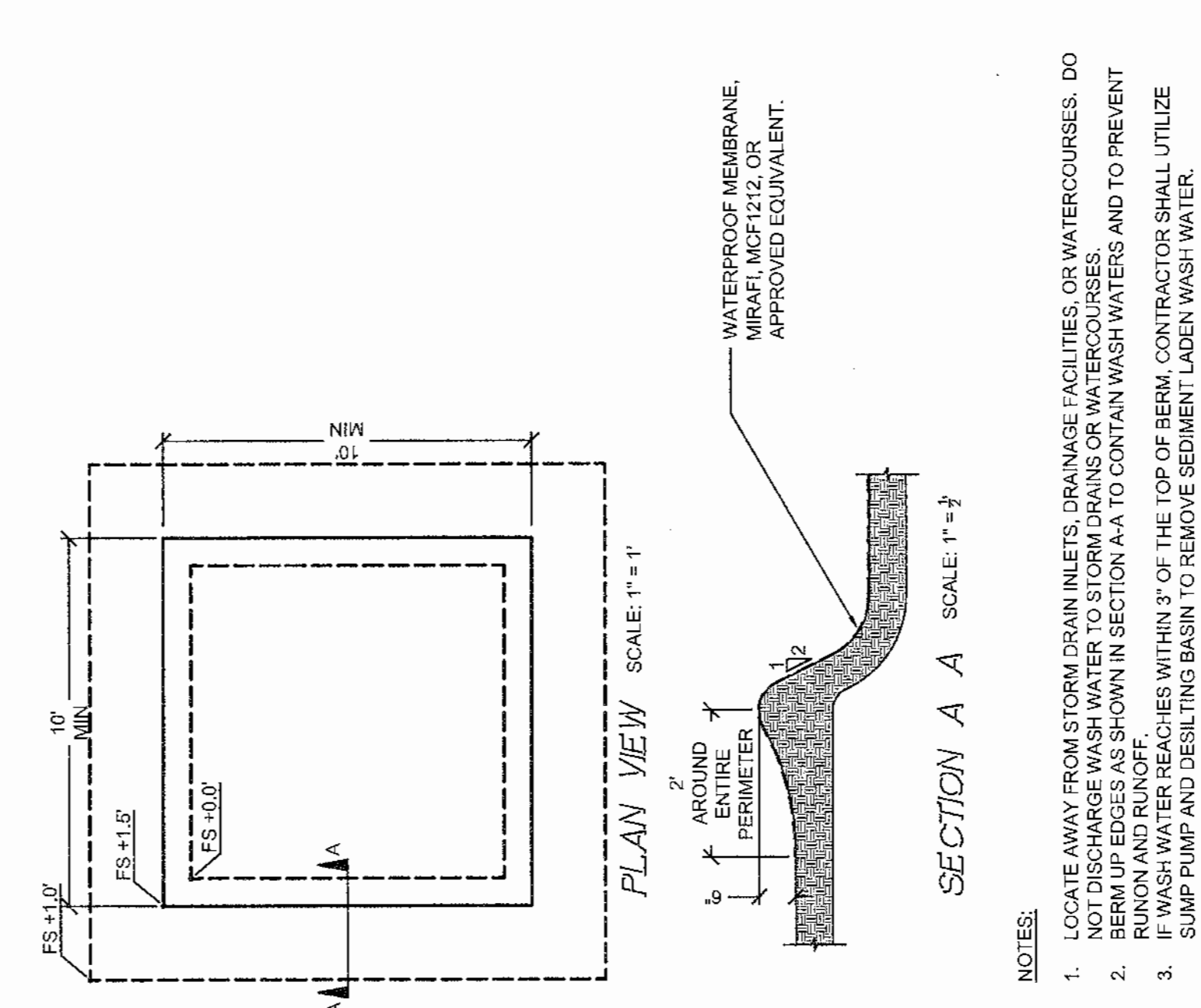
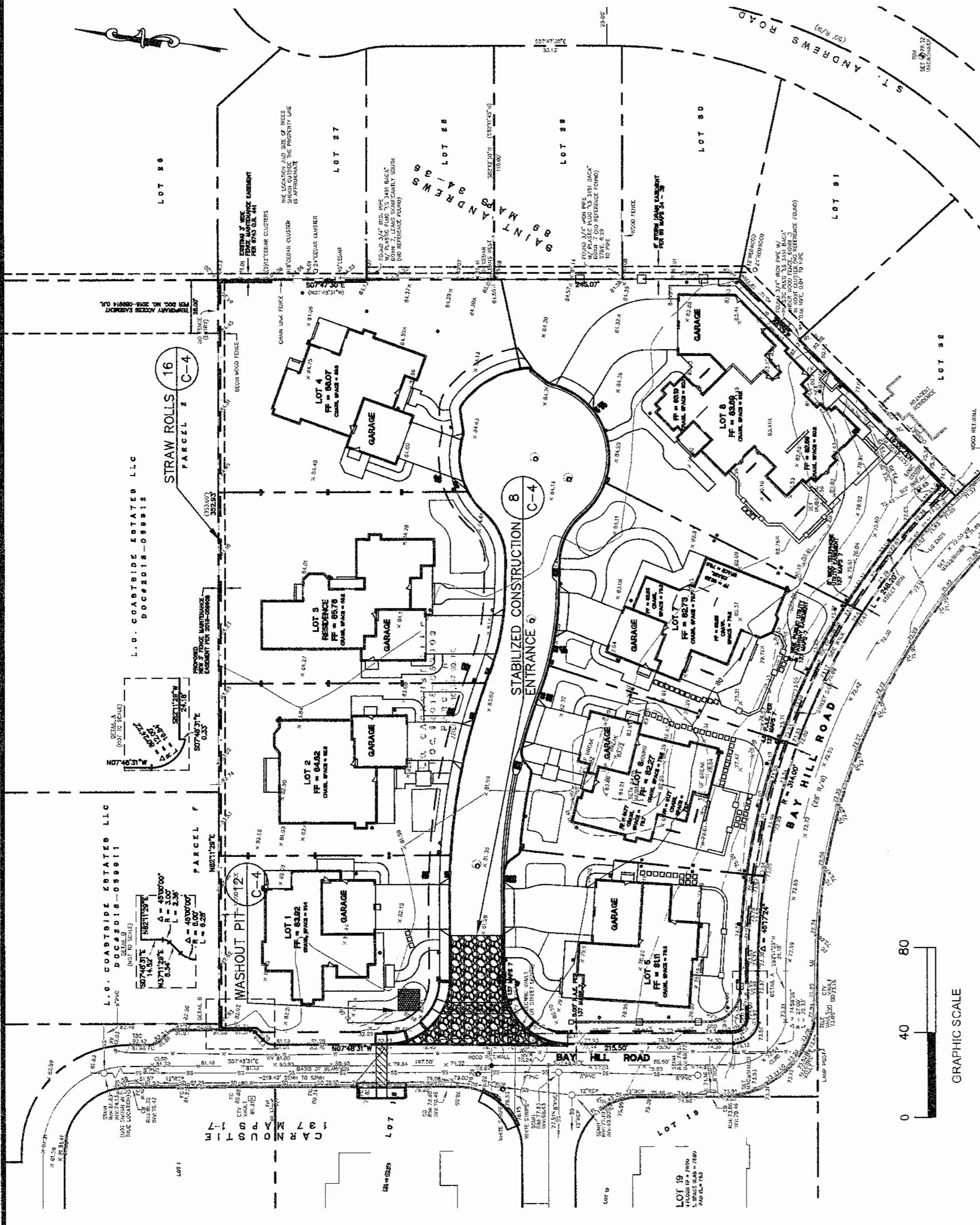
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REVISIONS:	



**SEE SHEET C-0 FOR LEGEND AND SHEET C-1 FOR NOTES**

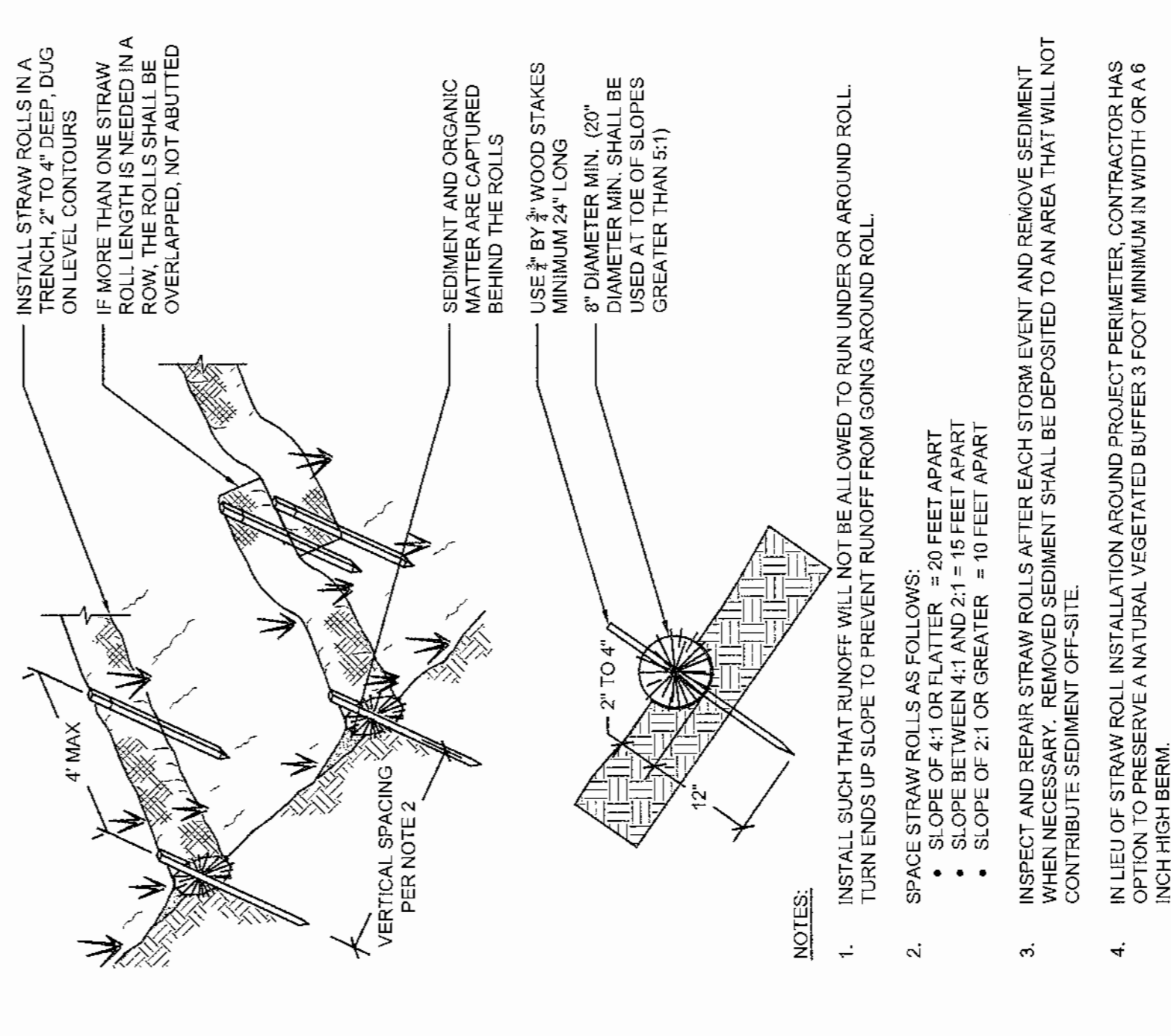
**EROSION AND SEDIMENT CONTROL NOTES-**

- ALL EROSION CONTROL MATERIALS, INCLUDING SILT FENCES, FIBER ROLLS AND STABILIZED CONSTRUCTION ENTRY, SHALL BE FURNISHED AND INSTALLED BY CONTRACTOR BY SEPTEMBER 15TH AND SHALL REMAIN IN PLACE UNTIL THE PERMANENT LANDSCAPING GROUND COVER AND PLANTING IS INSTALLED. CONTRACTOR SHALL MAINTAIN MONITORING THESE MEASURES, FOLLOWING ALL RAIN EVENTS, TO ENSURE THEIR PROPER FUNCTION.
- BMP'S AS OUTLINED IN THE CALIFORNIA STORMWATER QUALITY ASSOCIATION'S (CASQA) BMP HANDBOOK, JANUARY 2015, OR THE LATEST EDITION, SHALL APPLY DURING THE CONSTRUCTION OF THE PROJECT. ALL CONSTRUCTION IMPROVEMENTS SHALL ADHERE TO NPDES (NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM) BEST MANAGEMENT PRACTICES (BMP'S) FOR CONSTRUCTION. CONTRACTOR SHALL MAINTAIN STORM DRAIN SYSTEMS AND PUBLIC RIGHT OF WAY. ADDITIONAL MEASURES MAY BE REQUIRED IF DEEMED APPROPRIATE BY TOWNSHIP INSPECTORS.
- SEDIMENTS AND OTHER MATERIALS MUST BE RETAINED ON SITE AND MAY NOT BE TRANSPORTED FROM THE SITE VIA VEHICLE TRAFFIC, SHEET FLOW, SWALES, AREA DRAINS, NATURAL DRAINAGE COURSES, OR WIND. THE CONTRACTOR SHALL INSTALL A STABILIZED CONSTRUCTION ENTRANCE PRIOR TO THE INCEPTION OF ANY WORK ON THE SITE. ALL MATERIALS AND DEBRIS MUST BE STORED IN A MANNER THAT PREVENTS THEM FROM BEING DEPOSITED INTO THE PUBLIC RIGHT-OF-WAY. ACCIDENTAL DEPOSITIONS MUST BE SWEEPED UP IMMEDIATELY AND MAY NOT BE WASHED DOWN BY RAIN OR OTHER MEANS.
- STOCKPILES OF EARTH AND OTHER CONSTRUCTION RELATED MATERIALS MUST BE PROTECTED FROM BEING TRANSPORTED FROM THE SITE BY THE FORCES OF WIND OR WATER. COVER STOCKPILED MATERIAL WITH PLASTIC UNTIL THE MATERIAL IS REMOVED FROM THE SITE.
- CONTRACTOR SHALL MAINTAIN ADJACENT STREETS IN A NEAT, CLEAN, DUST FREE AND SANITARY CONDITION AT ALL TIMES AND TO THE SATISFACTION OF THE TOWNSHIP AND HOME OWNER. THE ADJACENT STREET SHALL BE KEPT CLEAN OF DEBRIS, WITH DUST AND OTHER NUJANCE BEING CONTROLLED AT ALL TIMES. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY CLEAN UP ON ADJACENT STREETS AFFECTED BY THEIR CONSTRUCTION. METHOD OF STREET CLEANING SHALL BE BY DRY SWEEPING.
- THE CONTRACTOR SHALL PROTECT DOWN SLOPE DRAINAGE COURSES, STREAMS AND STORM DRAINS WITH ROCK FILLED SAND BAGS, TEMPORARY SWALES, SILT FENCES, AND EARTH BERMS IN CONJUNCTION WITH PROPERLY INSTALLED INLET FILTERS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL DUST CONTROL MEASURES AND FOR OBTAINING ALL REQUIRED DUST CONTROL PLANS, APPROVALS AND PERMITS. THE CONTRACTOR SHALL DEMONSTRATE DUST SUPPRESSION MEASURES, SUCH AS REGULAR WATERING, WHICH SHALL BE IMPLEMENTED TO REDUCE EMISSIONS DURING CONSTRUCTION AND GRADING IN A MANNER MEETING THE APPROVAL OF THE TOWNSHIP.
- THE CONTRACTOR SHALL PROVIDE SUFFICIENT DUST CONTROL FOR THE ENTIRE PROJECT SITE AT ALL TIMES AND SHALL IMPLEMENT WATER TRUCKS AS NEEDED TO CONTROL DUST. ALL PORTIONS OF THE SITE SUBJECT TO PROPER CONTROL OF BLOWING DUST FOR THE DURATION OF THE PROJECT. IN THE EVENT THAT THE CONTRACTOR NEGLECTS TO USE ADEQUATE MEASURES TO CONTROL DUST, THE HOMEOWNER MAY TAKE THE NECESSARY MEASURES NECESSARY TO CONTROL DUST AND CHARGE THE COST TO THE CONTRACTOR.
- ALL DEBRIS BINS SHALL BE COVERED AT THE END OF EACH WORKING DAY WITH WATERTIGHT COVER TO MITIGATE BLOWING TRASH/DEBRIS AND LEACHING DUE TO RAINFALL.
- CONTRACTOR SHALL ASSUME THE CONCEPTS ON THE EROSION CONTROL PLAN, WHICH ARE SCHEMATIC MINIMUM REQUIREMENTS. THE FINAL DESIGN OF WHICH ARE TO BE DETERMINED BY THE CONTRACTOR AT THE TIME OF CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR THE EXACT DESIGN AND EXTENT OF THE EROSION CONTROL SYSTEM SO THAT IT WORKS WITH THE INTENDED USE AND MANAGEMENT OF THE CONSTRUCTION SITE.
- ALL EROSION CONTROL FACILITIES SHALL BE INSPECTED BY THE CONTRACTOR AT THE CONCLUSION OF EACH WORKING DAY AND SHALL MAKE NECESSARY REPAIRS PRIOR TO ANTICIPATED STORMS AND AT REASONABLE INTERVALS DURING STORMS OF EXTENDED DURATION. REPAIRS TO DAMAGED FACILITIES SHALL BE MADE IMMEDIATELY UPON DISCOVERY.
- FOLLOWING EACH STORM AND AS NEEDED, THE CONTRACTOR SHALL REMOVE ANY ACCUMULATION OF SILT OR DEBRIS IN THE STREET AND FROM THE EROSION CONTROL SEDIMENT BASINS AND SHALL CLEAR THE OUTLET PIPES OF ANY BLOCKAGES.
- NECESSARY EROSION CONTROL MATERIALS SHALL BE AVAILABLE ON SITE AND STOCKPILED AT CONVENIENT LOCATIONS TO FACILITATE RAPID INSTALLATION AND REPLACEMENT OF TEMPORARY DEVICES WHEN RAIN IS IMMINENT.
- ANY SLOPES WITH DISTURBED SOILS OR DENuded OF VEGETATION MUST BE STABILIZED SO AS TO INHIBIT EROSION BY WIND AND WATER. PROTECT UNDISTURBED AREAS FROM CONSTRUCTION IMPACTS USING VEGETATIVE BUFFER STRIPS, SEDIMENT BARRIERS OR FILTERS, DIKES, MULCHING OR OTHER MEASURES SEEN APPROPRIATE.
- ALL TRUCKS HAULING SOIL, SAND, AND OTHER LOOSE MATERIALS SHALL BE COVERED WITH TARP/AULINS OR OTHER EFFECTIVE COVERS.
- WHEEL WASHERS SHALL BE USED AS NEEDED TO CLEAN ALL TRUCKS AND EQUIPMENT LEAVING THE CONSTRUCTION SITE. IF WHEEL WASHERS CANNOT BE INSTALLED, TIRES AND TRACKS OF ALL TRUCKS AND EQUIPMENT SHALL BE WASHED OFF BEFORE LEAVING THE CONSTRUCTION SITE.
- FUELS, OILS, SOLVENTS, AND OTHER TOXIC MATERIALS MUST BE STORED IN ACCORDANCE WITH THEIR LISTING AND ARE NOT TO CONTAMINATE THE SOIL AND SURFACE WATERS. ALL APPROVED STORAGE CONTAINERS ARE TO BE PROTECTED FROM THE WEATHER. SPILLS MUST BE CLEANED UP IMMEDIATELY USING DRY METHODS AND DISPOSED OF IN A PROPER MANNER. SPILLS MAY NOT BE WASHED INTO THE DRAINAGE SYSTEM. CALL 911 IN CASE OF A HAZARDOUS SPILL.
- EXCESS OR WASTE CONCRETE MAY NOT BE WASHED INTO THE PUBLIC RIGHT-OF-WAY OR ANY OTHER DRAINAGE SYSTEM. PROVISIONS SHALL BE MADE TO RETAIN CONCRETE WASTES ON SITE UNTIL THEY CAN BE DISPOSED OF AS SOLID WASTE. NEVER CLEAN MACHINERY, EQUIPMENT OR TOOLS INTO A STREET, GUTTER OR STORM DRAIN.
- TRASH AND CONSTRUCTION RELATED SOLID WASTES MUST BE DEPOSITED INTO A COVERED RECEPTACLE TO PREVENT CONTAMINATION AND DISPERSAL BY WIND.
- UPON SATISFACTORY COMPLETION OF THE WORK, THE ENTIRE WORK SITE SHALL BE CLEANED BY THE CONTRACTOR AND LEFT WITH A SMOOTH AND NEATLY GRADED SURFACE FREE OF CONSTRUCTION WASTE, RUBBISH, AND DEBRIS OF ANY NATURE.



**12** TEMPORARY WASHOUT PIT  
 SCALE: AS SHOWN

NOTES:  
 1. LOCATE AWAY FROM STORM DRAIN INLETS, DRAINAGE FACILITIES, OR WATERCOURSES. DO NOT DISCHARGE WASH WATER TO STORM DRAINS OR WATERCOURSES.  
 2. BERM UP EDGES AS SHOWN IN SECTION A-A TO CONTAIN WASH WATERS AND TO PREVENT RUNOFF AND RAINOFF.  
 3. IF WASH WATER REACHES WITHIN 3' OF THE TOP OF BERM, CONTRACTOR SHALL UTILIZE SUMP PUMP AND DESILTING BASIN TO REMOVE SEDIMENT LADEN WASH WATER.

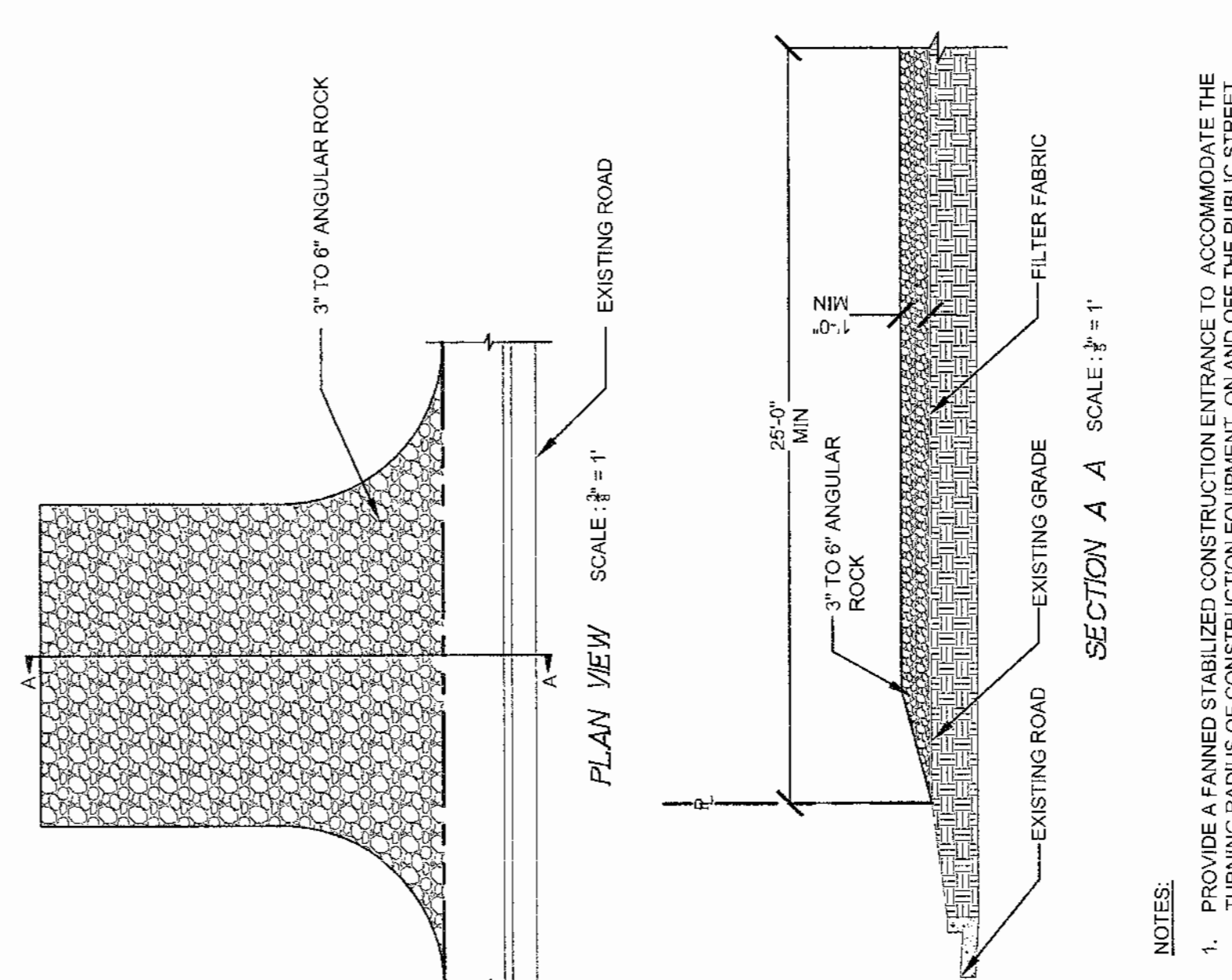


**16** STRAW ROLL  
 SCALE: 3/4"=1'-0"

NOTES:  
 1. INSTALL SUCH THAT RUNOFF WILL NOT BE ALLOWED TO RUN UNDER OR AROUND ROLL. TURN ENDS UP SLOPE TO PREVENT RUNOFF FROM GOING AROUND ROLL.  
 2. SPACE STRAW ROLLS AS FOLLOWS:  
 • 20 FEET APART  
 • SLOPE BETWEEN 4:1 AND 2:1 = 16 FEET APART  
 • SLOPE OF 2:1 OR GREATER = 10 FEET APART  
 3. INSPECT AND REPAIR STRAW ROLLS AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE.  
 4. IN LIEU OF STRAW ROLL INSTALLATION AROUND PROJECT PERIMETER, CONTRACTOR HAS OPTION TO PRESERVE A NATURAL VEGETATED BUFFER 3 FOOT MINIMUM IN WIDTH OR A 6 INCH HIGH BERM.

**8** GRAVEL CONSTRUCTION ENTRANCE  
 SCALE: AS SHOWN

NOTES:  
 1. PROVIDE A FANNED STABILIZED CONSTRUCTION ENTRANCE TO ACCOMMODATE THE TURNING RADIUS OF CONSTRUCTION EQUIPMENT ON AND OFF THE PUBLIC STREET.







SAN MATEO COUNTYWIDE

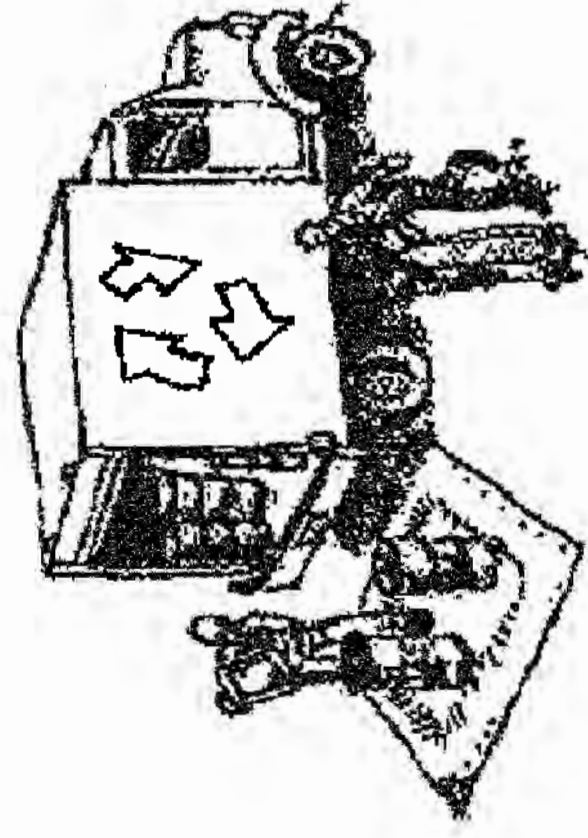
## Water Pollution Prevention Program

Clean Water. Healthy Community.

# Construction Best Management Practices (BMPs)

Construction projects are required to implement the stormwater best management practices (BMP) on this page, as they apply to your project, all year long.

### Materials & Waste Management



#### Non-Hazardous Materials

- Bern and cover stockpiles of sand, dirt or other construction material with tarps when rain is forecast or if not actively being used within 14 days.
- Use (but don't overuse) reclaimed water for dust control.

#### Hazardous Materials

- Label all hazardous materials and hazardous wastes (such as pesticides, paints, thinners, solvents, fuel, oil, and antifreeze) in accordance with city, county, state and federal regulations.
- Store hazardous materials and wastes in water tight containers, store in appropriate secondary containment, and cover them at the end of every work day or during wet weather or when rain is forecast.
- Follow manufacturer's application instructions for hazardous materials and be careful not to use more than necessary. Do not apply chemicals outdoors when rain is forecast within 24 hours.
- Arrange for appropriate disposal of all hazardous wastes.

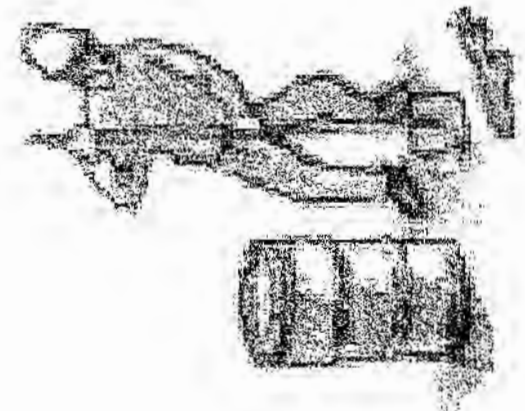
#### Waste Management

- Cover waste disposal containers securely with tarps at the end of every work day and during wet weather.
- Check waste disposal containers frequently for leaks and to make sure they are not overfilled. Never hose down a dumpster on the construction site.
- Clean or replace portable toilets, and inspect them frequently for leaks and spills.
- Dispose of all wastes and debris properly. Recycle materials and wastes that can be recycled (such as asphalt, concrete, aggregate base materials, wood, gyp board, pipe, etc.)
- Dispose of liquid residues from paints, thinners, solvents, glues, and cleaning fluids as hazardous waste.

#### Construction Entrances and Perimeter

- Establish and maintain effective perimeter controls and stabilize all construction entrances and exits to sufficiently control erosion and sediment discharges from site and tracking off site.
- Sweep or vacuum any street tracking immediately and secure sediment source to prevent further tracking. Never hose down streets to clean up tracking.

### Equipment Management & Spill Control



#### Maintenance and Parking

- Designate an area, fitted with appropriate BMPs, for vehicle and equipment parking and storage.
- Perform major maintenance, repair jobs, and vehicle and equipment washing off site.
- If refueling or vehicle maintenance must be done onsite, work in a bermed area away from storm drains and over a drip pan or drop cloths big enough to collect fluids. Recycle or dispose of fluids as hazardous waste.
- If vehicle or equipment cleaning must be done onsite, clean with water only in a bermed area that will not allow rinse water to run into gutters, streets, storm drains, or surface waters.
- Do not clean vehicle or equipment onsite using soaps, solvents, degreasers, or steam cleaning equipment.

#### Spill Prevention and Control

- Keep spill cleanup materials (e.g., rags, absorbents and cat litter) available at the construction site at all times.
- Inspect vehicles and equipment frequently for and repair leaks promptly. Use drip pans to catch leaks until repairs are made.
- Clean up spills or leaks immediately and dispose of cleanup materials properly.
- Do not hose down surfaces where fluids have spilled. Use dry cleanup methods (absorbent materials, cat litter, and/or rags).
- Sweep up spilled dry materials immediately. Do not try to wash them away with water, or bury them.
- Clean up spills on dirt areas by digging up and properly disposing of contaminated soil.
- Report significant spills immediately. You are required by law to report all significant releases of hazardous materials, including oil. To report a spill: 1) Dial 911 or your local emergency response number. 2) Call the Governor's Office of Emergency Services Warning Center, (800) 852-7550 (24 hours).

### Earthmoving

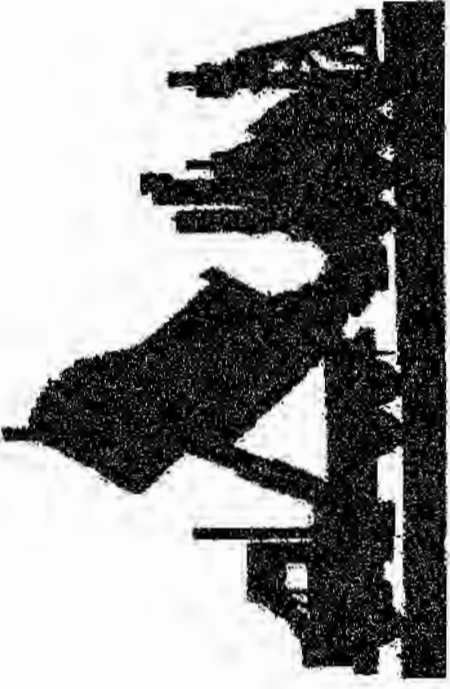


- Schedule grading and excavation work during dry weather.
- Stabilize all denuded areas, install and maintain temporary erosion controls (such as erosion control fabric or banded fiber matrix) until vegetation is established.
- Remove existing vegetation only when absolutely necessary, and seed or plant vegetation for erosion control on slopes or where construction is not immediately planned.
- Prevent sediment from migrating offsite and protect storm drain inlets, gutters, ditches, and drainage courses by installing and maintaining appropriate BMPs, such as fiber rolls, silt fences, sediment basins, gravel bags, berms, etc.
- Keep excavated soil on site and transfer it to dump trucks on site, not in the streets.

#### Contaminated Soils

- If any of the following conditions are observed, test for contamination and contact the Regional Water Quality Control Board:
  - Unusual soil conditions, discoloration, or odor.
  - Abandoned underground tanks.
  - Abandoned wells
  - Buried barrels, debris, or trash.

### Paving/Asphalt Work

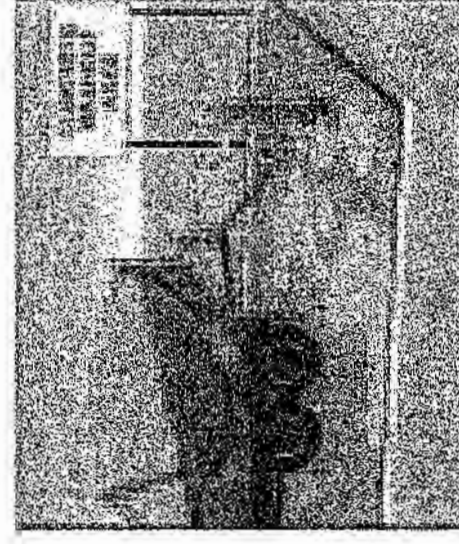


- Avoid paving and seal coating in wet weather or when rain is forecast, to prevent materials that have not cured from contacting stormwater runoff.
- Cover storm drain inlets and manholes when applying seal coat, tack coat, slurry seal, fog seal, etc.
- Collect and recycle or appropriately dispose of excess abrasive gravel or sand.
- Do NOT sweep or wash it into gutters.
- Do not use water to wash down fresh asphalt concrete pavement.

#### Sawcutting & Asphalt/Concrete Removal

- Protect nearby storm drain inlets when saw cutting. Use filter fabric, catch basin inlet filters, or gravel bags to keep slurry out of the storm drain system.
- Shovel, absorb, or vacuum saw-cut slurry and dispose of all waste as soon as you are finished in one location or at the end of each work day (whichever is sooner!).
- If sawcut slurry enters a catch basin, clean it up immediately.

### Concrete, Grout & Mortar Application



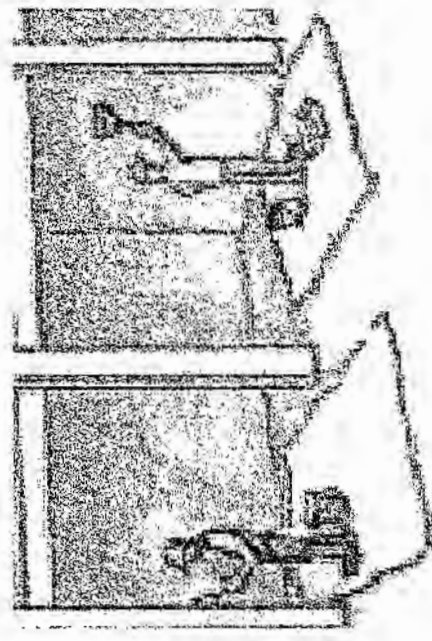
- Store concrete, grout, and mortar away from storm drains or waterways, and on pallets under cover to protect them from rain, runoff, and wind.
- Wash out concrete equipment/trucks offsite or in a designated washout area, where the water will flow into a temporary waste pit, and in a manner that will prevent leaching into the underlying soil or onto surrounding areas. Let concrete harden and dispose of as garbage.
- When washing exposed aggregate, prevent washwater from entering storm drains. Block any inlets and vacuum gutters, hose washwater onto dirt areas, or drain onto a bermed surface to be pumped and disposed of properly.

### Landscaping



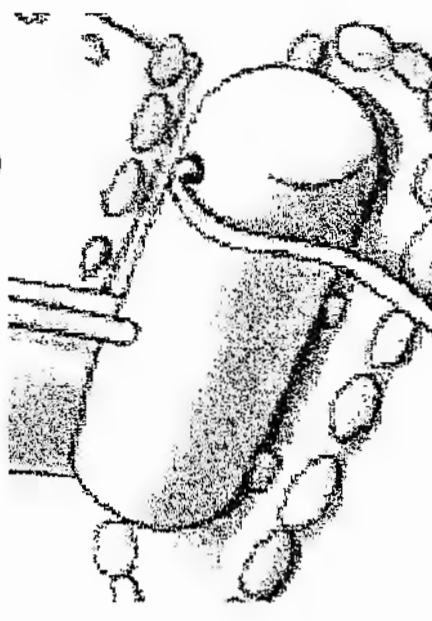
- Protect stockpiled landscaping materials from wind and rain by storing them under tarps all year-round.
- Stack bagged material on pallets and under cover.
- Discontinue application of any erodible landscape material within 2 days before a forecast rain event or during wet weather.

### Painting & Paint Removal



- **Painting Cleanup and Removal**
  - Never clean brushes or rinse paint containers into a street, gutter, storm drain, or stream.
  - For water-based paints, paint out brushes to the extent possible, and rinse into a drain that goes to the sanitary sewer. Never pour paint down a storm drain.
  - For oil-based paints, paint out brushes to the extent possible and clean with thinner or solvent in a proper container. Filter and reuse thinners and solvents. Dispose of excess liquids as hazardous waste.
  - Paint chips and dust from non-hazardous dry stripping and sand blasting may be swept up or collected in plastic drop cloths and disposed of as trash.
  - Chemical paint stripping residue and chips and dust from marine paints or paints containing lead, mercury, or tributyltin must be disposed of as hazardous waste. Lead based paint removal requires a state-certified contractor.

### Dewatering



- Discharges of groundwater or captured runoff from dewatering operations must be properly managed and disposed. When possible send dewatering discharge to landscaped area or sanitary sewer. If discharging to the sanitary sewer call your local wastewater treatment plant.
- Divert run-on water from offsite away from all disturbed areas.
- When dewatering, notify and obtain approval from the local municipality before discharging water to a street gutter or storm drain. Filtration or diversion through a basin, tank, or sediment trap may be required.
- In areas of known or suspected contamination, call your local agency to determine whether the ground water must be tested. Pumped groundwater may need to be collected and hauled off-site for treatment and proper disposal.

# EXHIBIT B

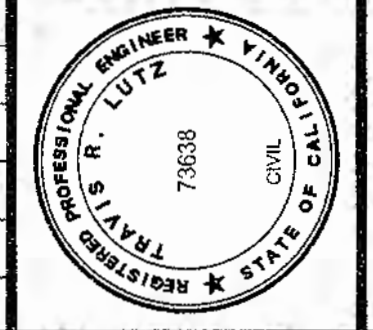
**BEST MANAGEMENT PRACTICES**  
CARNOSTIE PHASE 4  
BAY HILL ROAD  
HALF MOON BAY, CA 94019

DATE: 06/19/2019  
SCALE: NONE  
DESIGN: AJP  
CHECK: TRL  
DRAWING NUMBER:

PEC-JAN-01  
PEC 19-011  
C-4.1

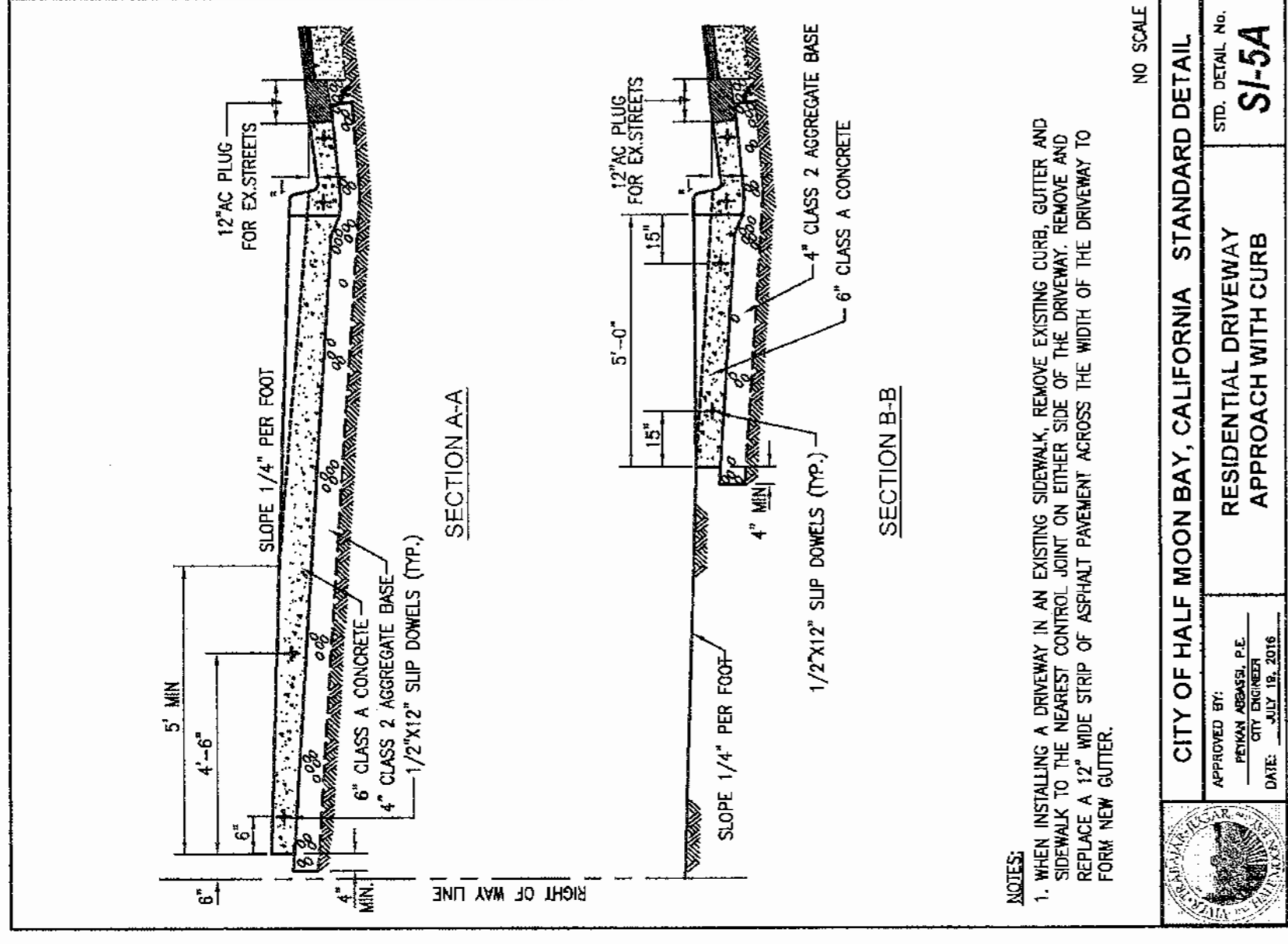
PRECISION ENGINEERING AND CONSTRUCTION INC.  
TRAVIS@PRECISION-EC.COM  
T: 650.228.8640  
F: 650.537.1059  
9011 Waterline Street  
Belmont, CA 94022

DATE:	
REVISIONS:	

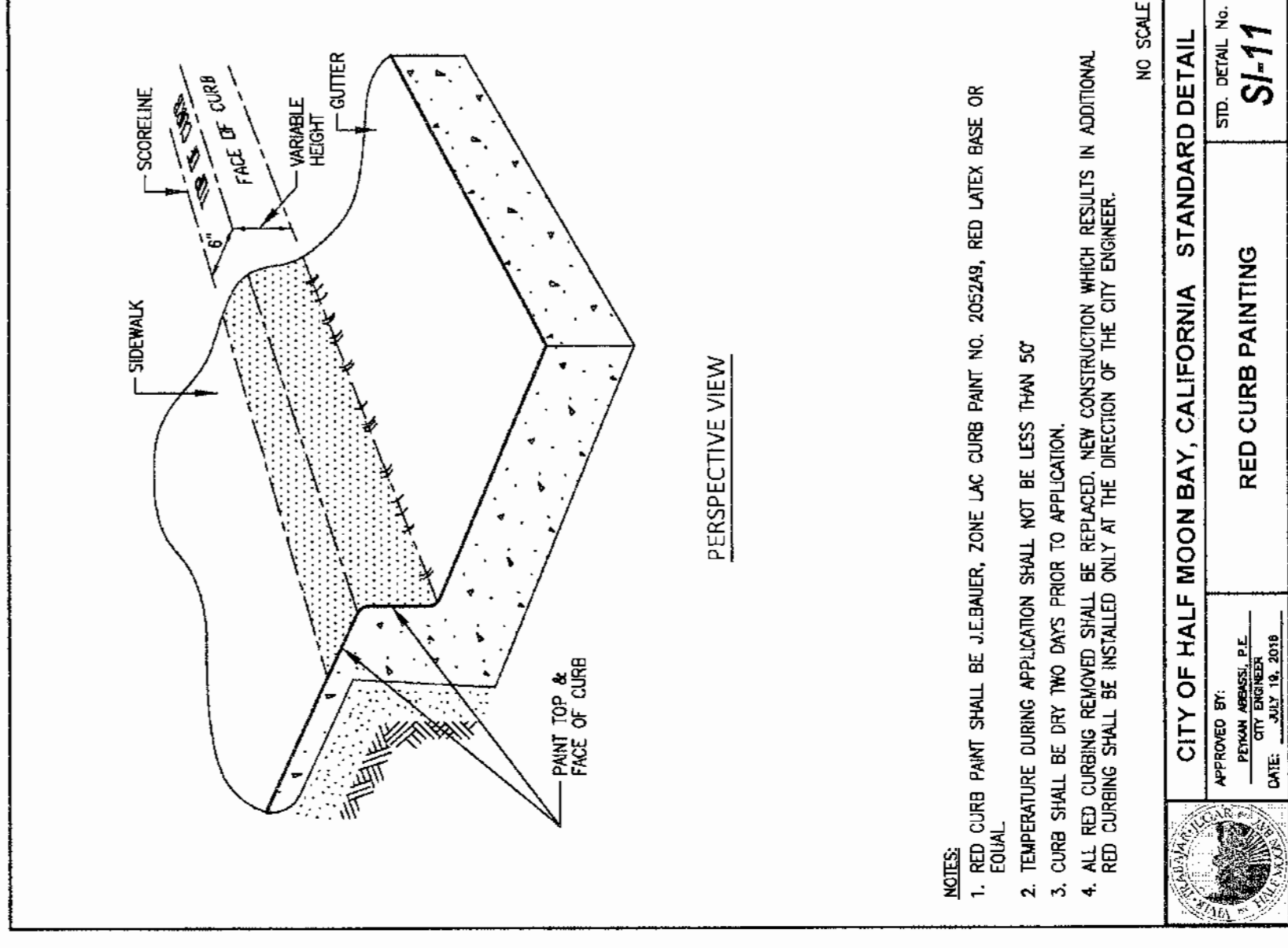


**Storm drain polluters may be liable for fines of up to \$10,000 per day!**

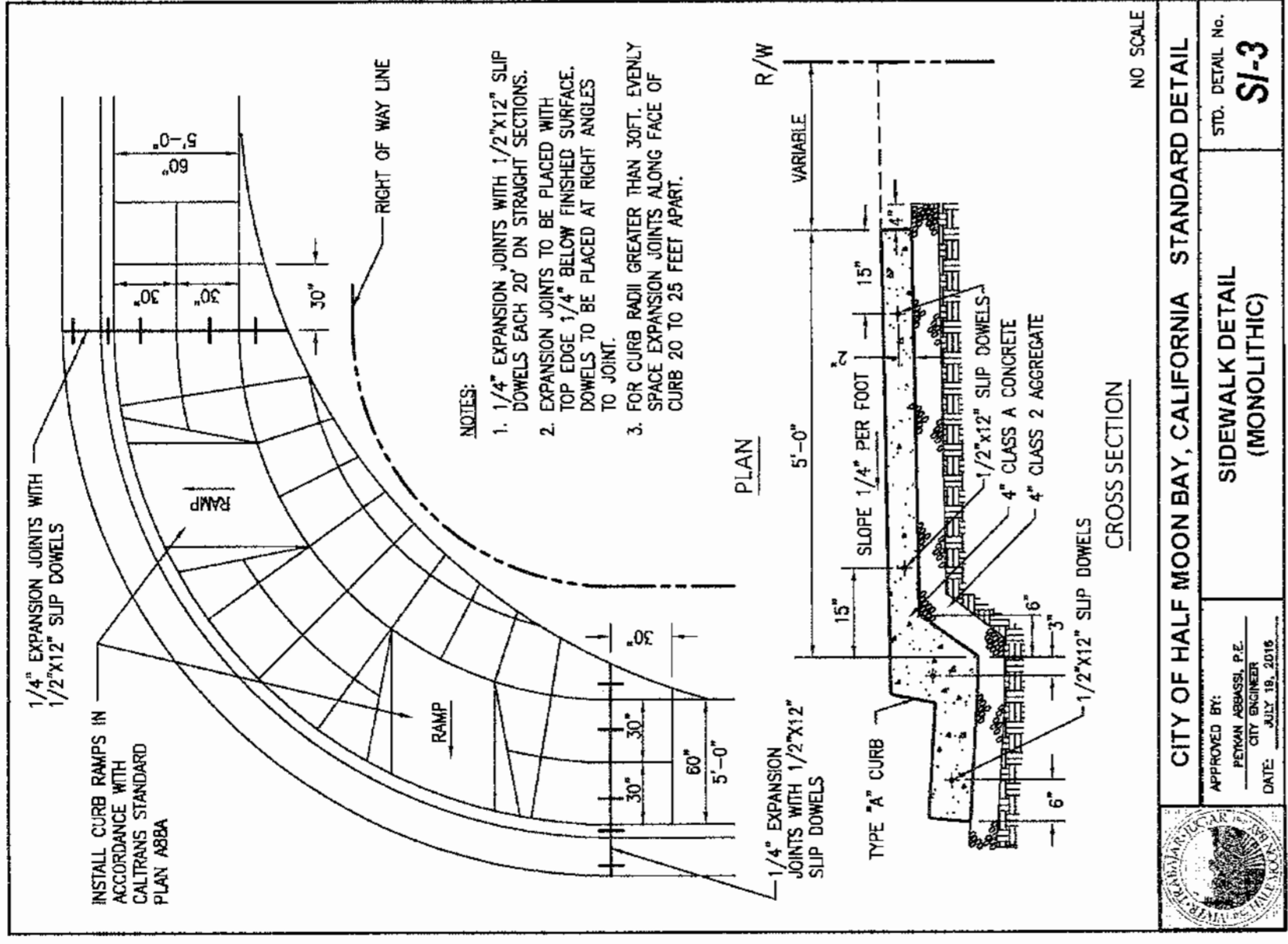




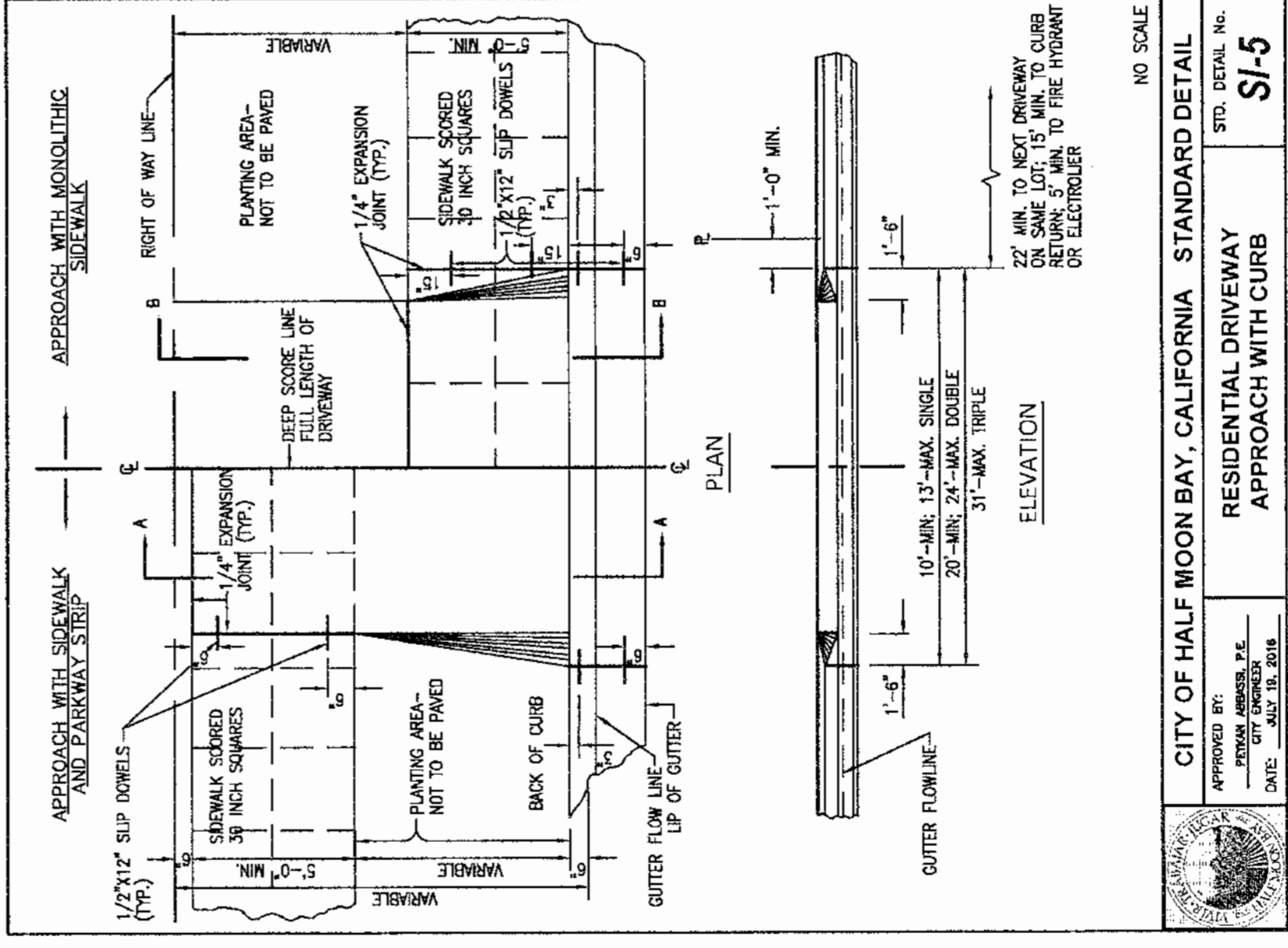
**14 RESIDENTIAL DRIVEWAY APPROACH**



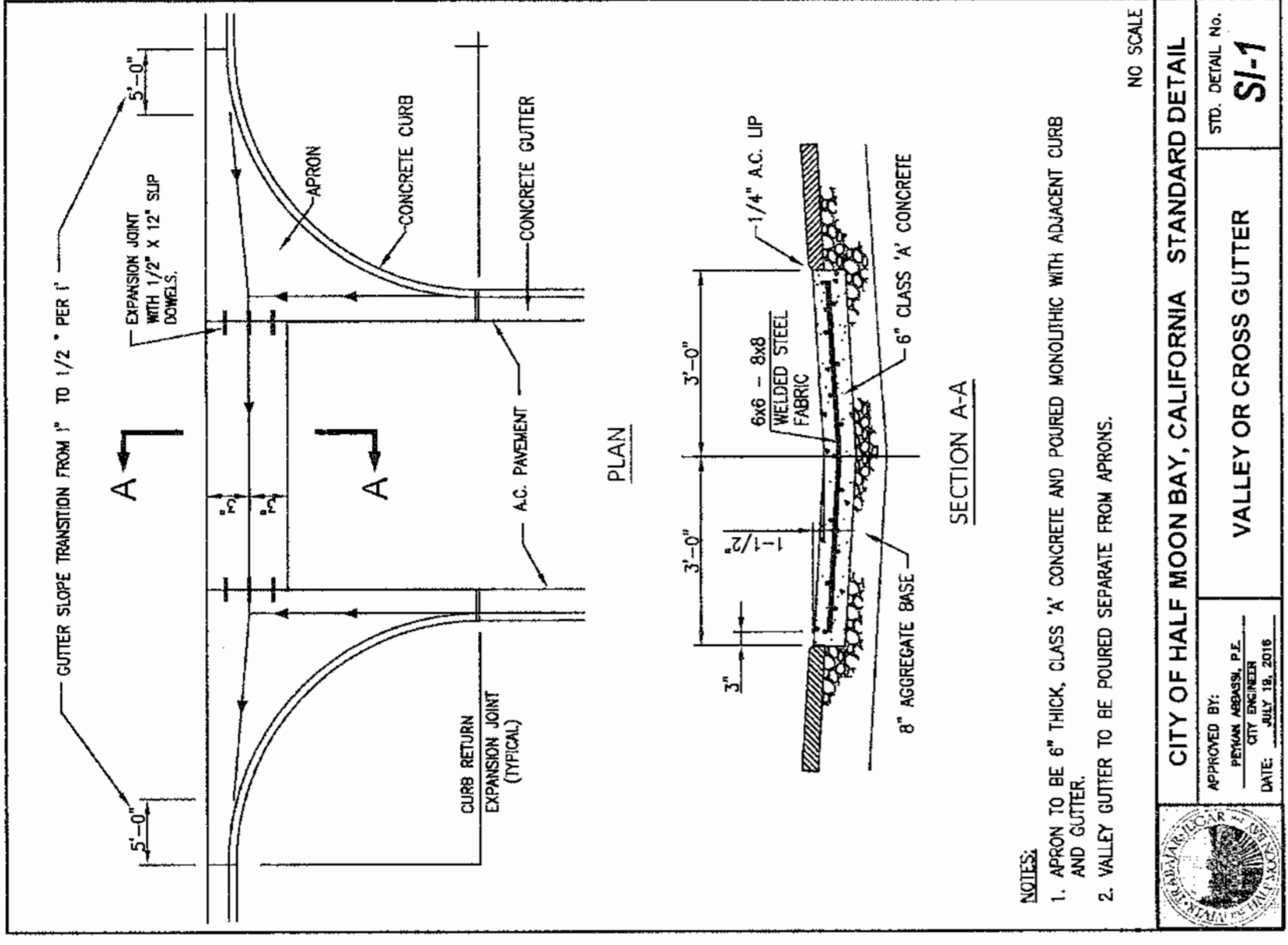
**16 RED CURB PAINTING**



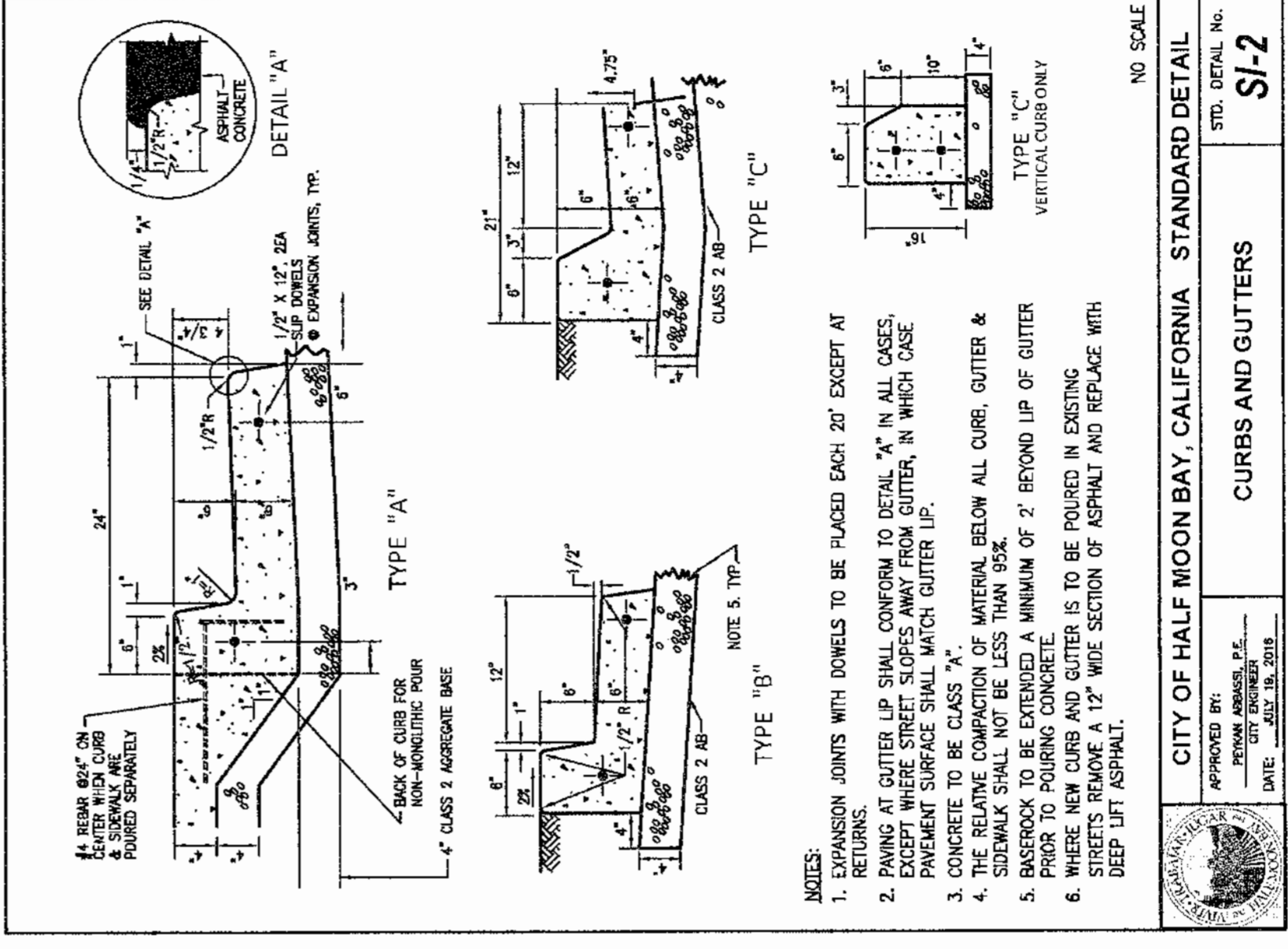
**10 SIDEWALK**



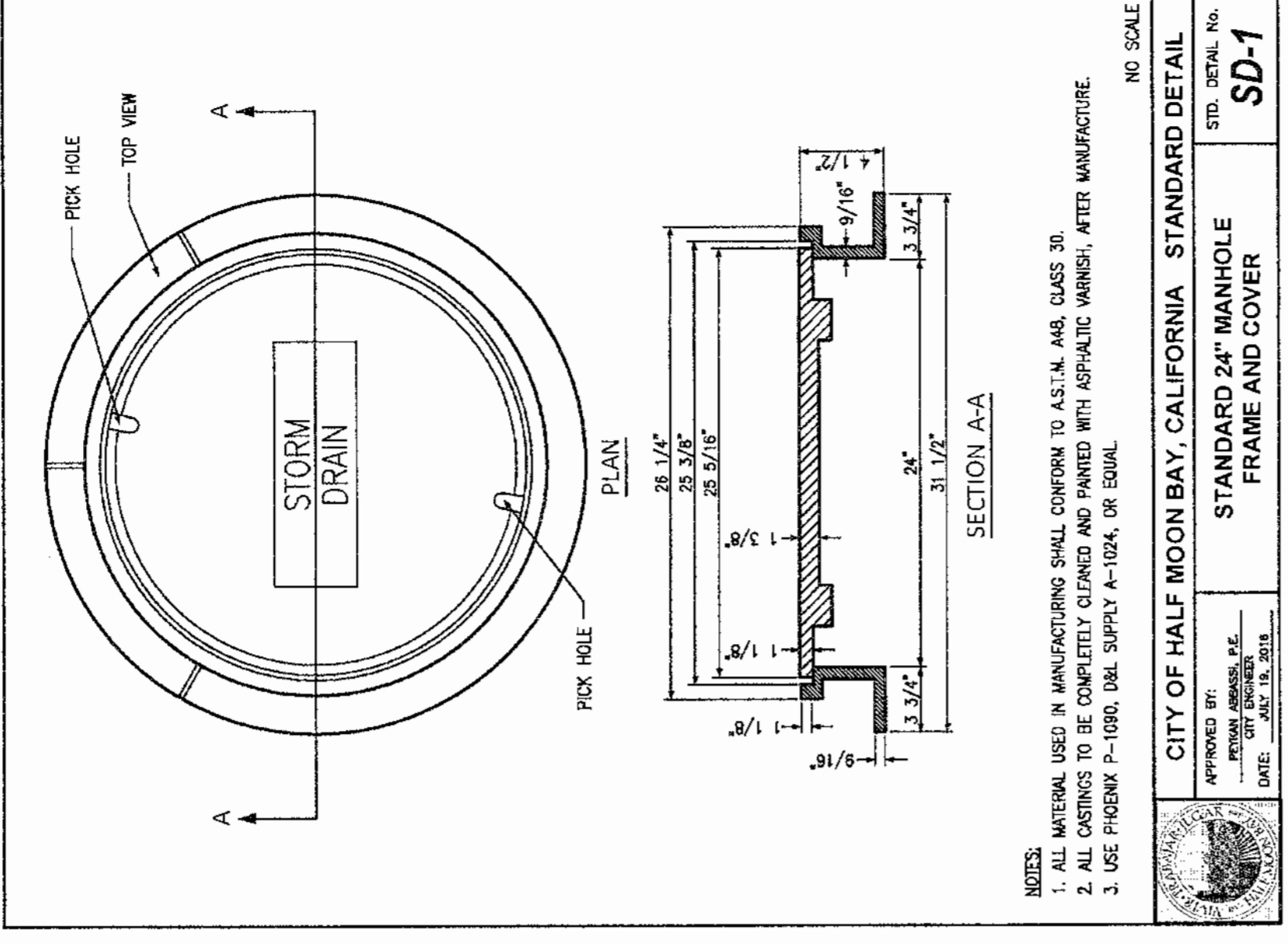
**12 RESIDENTIAL DRIVEWAY APPROACH**



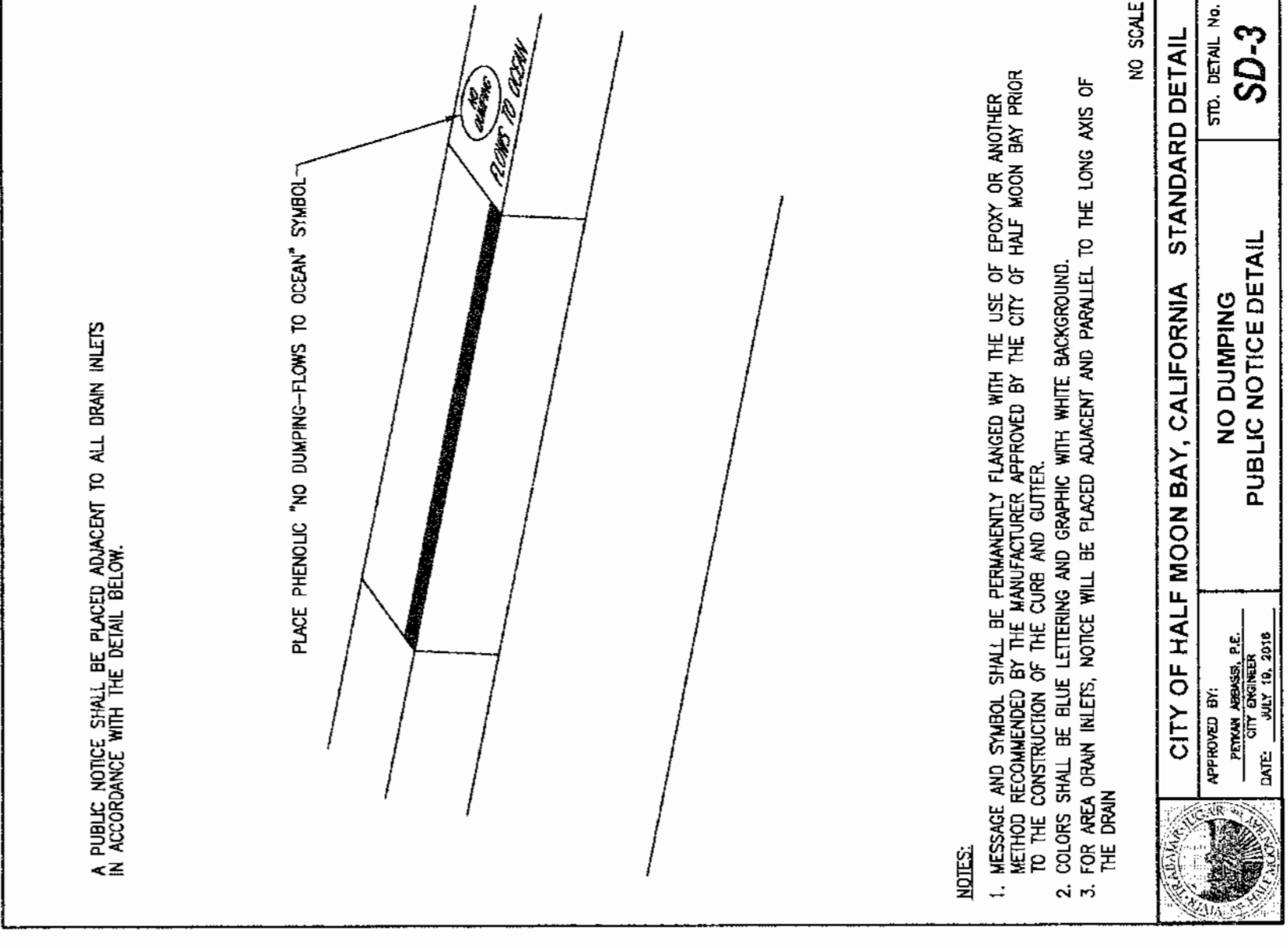
**6 VALLEY GUTTER**



**8 CURB AND GUTTER**



**2 MANHOLE FRAME AND COVER**



**4 NO DUMPING NOTICE**

PRECISION ENGINEERING AND CONSTRUCTION, INC.  
 1-650-228-8840  
 F-650-237-1058  
 TRAVIS@PRECISION-EC.COM  
 901 WATERLOO STREET  
 BELMONT, CA 94002

DATE: \_\_\_\_\_  
 REVISIONS: \_\_\_\_\_

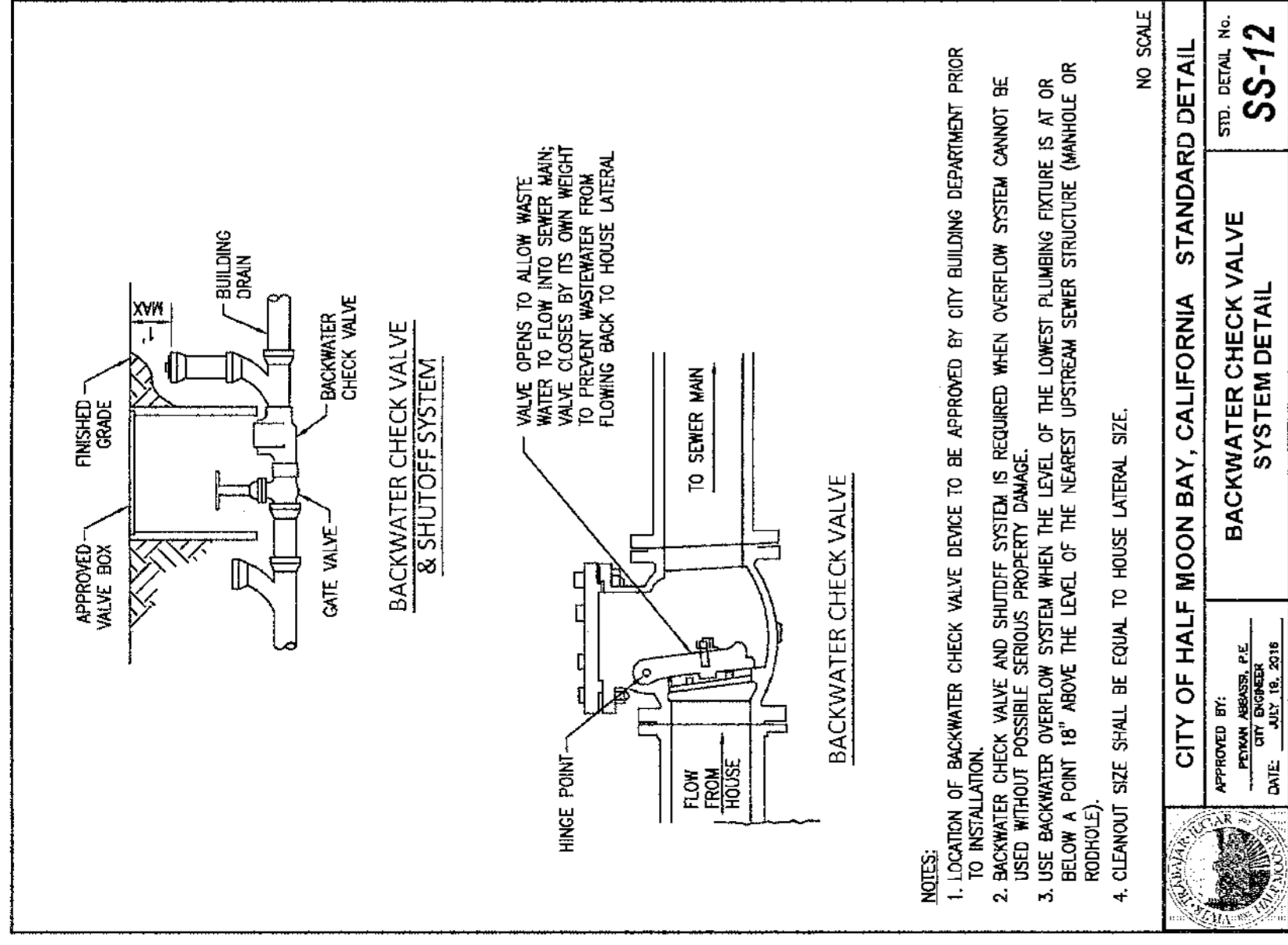
**REGISTERED PROFESSIONAL ENGINEER**  
**TRAVIS A. LUTZ**  
 CIVIL  
 73938

**DETAIL SHEET**  
**CARNOSTIE PHASE 4**  
**BAY HILL ROAD**  
**HALF MOON BAY, CA 94019**

DATE: 06/19/2019  
 SCALE: AS SHOWN  
 DESIGN: AJP  
 CHECK: TRL  
 DRAWING NUMBER: C-5  
 PEC JOB NO.: PEC 19-011

**EXHIBIT B**





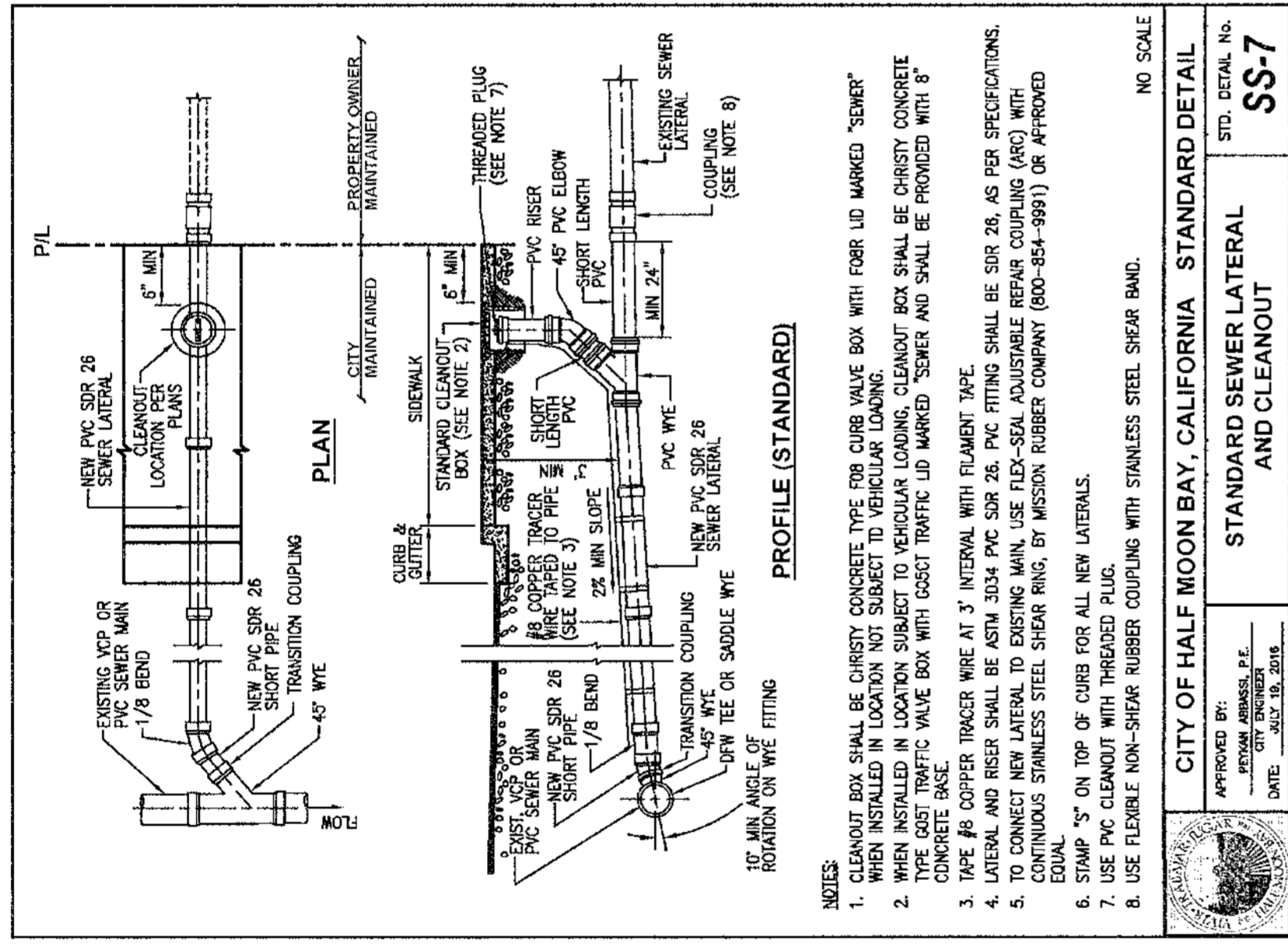
**BACKWATER CHECK VALVE**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-12  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. LOCATION OF BACKWATER CHECK VALVE DEVICE TO BE APPROVED BY CITY BUILDING DEPARTMENT PRIOR TO INSTALLATION.
2. BACKWATER CHECK VALVE AND SHUTOFF SYSTEM IS REQUIRED WHEN OVERFLOW SYSTEM CANNOT BE USED WITHOUT POSSIBLE OVERFLOW PROPERTY DAMAGE.
3. USE BACKWATER OVERFLOW SYSTEM WHEN THE LEVEL OF THE LOWEST PLUMBING FIXTURE IS AT OR BELOW A POINT 18" ABOVE THE LEVEL OF THE NEAREST UPSTREAM SEWER STRUCTURE (MANHOLE OR HORIZONTAL).
4. CLEANSUIT SIZE SHALL BE EQUAL TO HOUSE LATERAL SIZE.



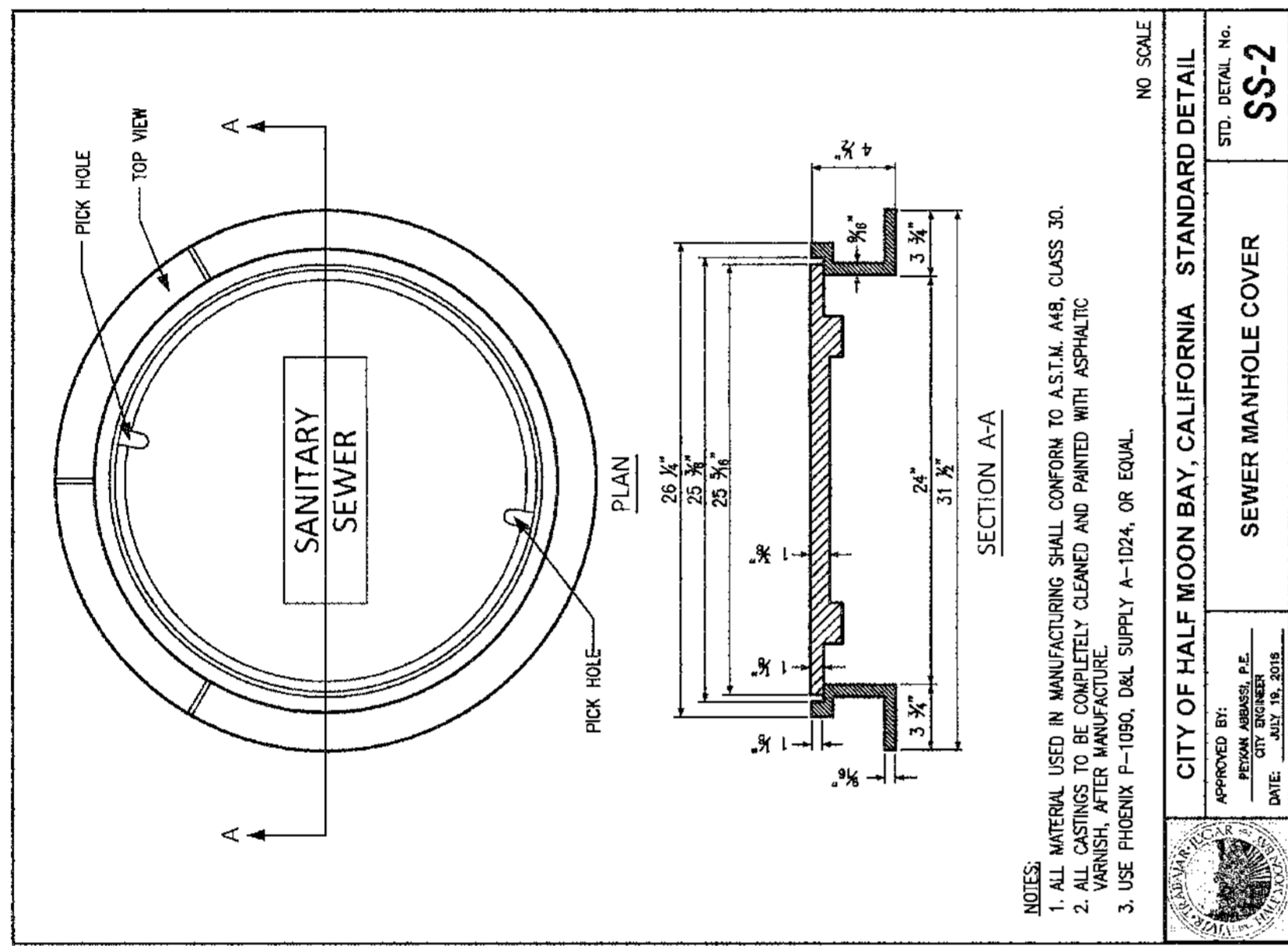
**SEWER LATERAL CONNECTION**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-7  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. CLEANOUT BOX SHALL BE CHESTY CONCRETE TYPE FOR CURB VALVE BOX WITH FOUR LID MARKED "SEWER". WHEN INSTALLED IN LOCATION NOT SUBJECT TO VEHICULAR LOADING, CLEANOUT BOX SHALL BE CHESTY CONCRETE TYPE WITH FOUR LID MARKED "SEWER" AND SHALL BE PROVIDED WITH 8" CONCRETE CURB.
2. TYPE PB COPPER TRACER WIRE AT 3' INTERVAL WITH FLUORANT TYPE.
3. LATERAL AND RISER SHALL BE ASTM A304 PVC SDR 26. PVC FITTING SHALL BE SDR 26, AS PER SPECIFICATIONS TO CONNECT NEW LATERAL TO EXISTING MAIN. USE FLEX-SEAL ADJUSTABLE REPAIR COUPLING (ARC) WITH CONTINUOUS STAINLESS STEEL SHEAR RING, BY WISSON RUBBER COMPANY (800-854-9991) OR APPROVED EQUIVALENT.
4. STAMP "3" ON TOP OF CURB FOR ALL NEW LATERALS.
5. USE PVC CLEANSUIT WITH THROUGH PLUG.
6. USE FLEXIBLE NON-SHEAR RUBBER COUPLING WITH STAINLESS STEEL SHEAR BAND.



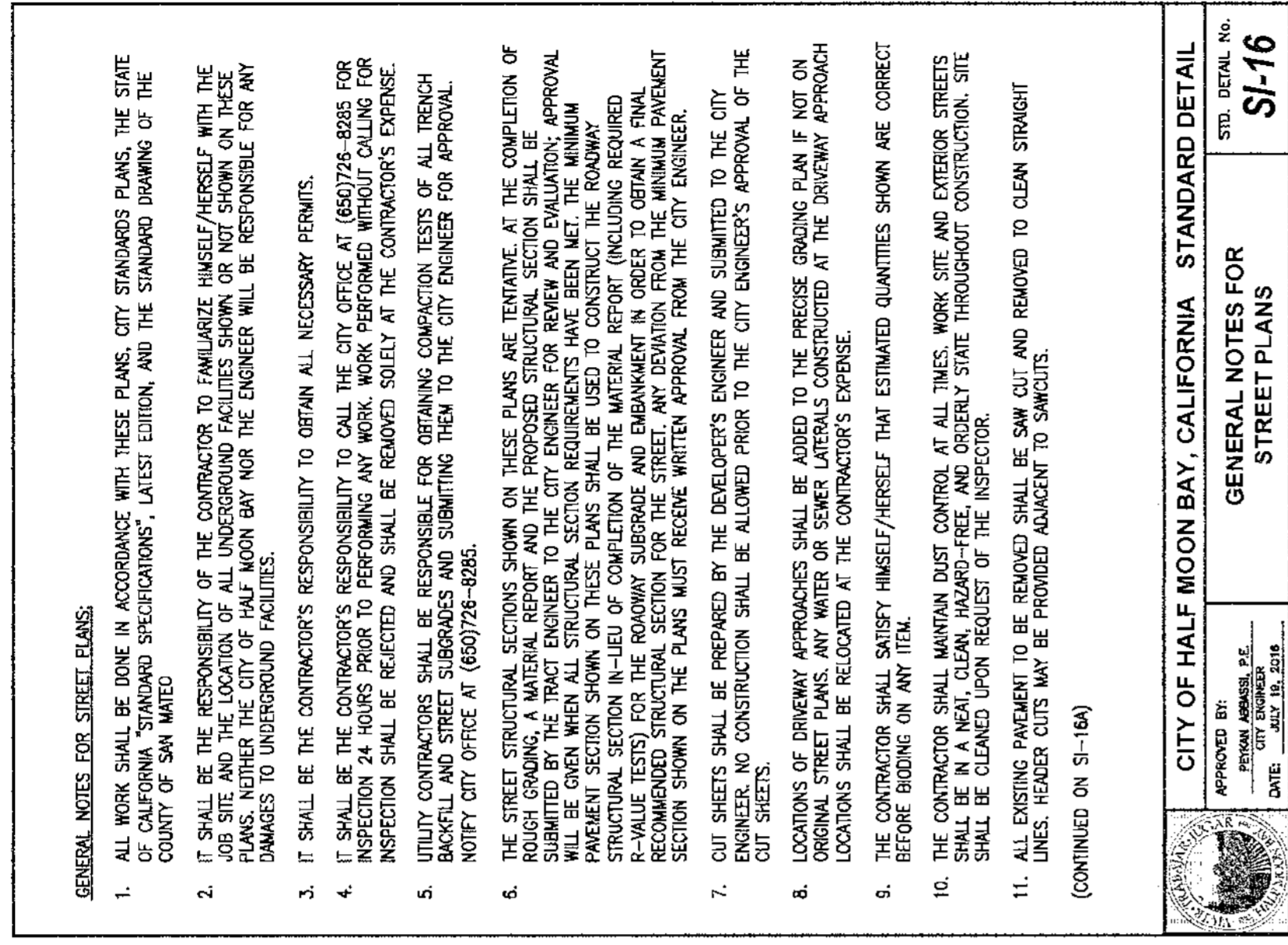
**MANHOLE FRAME AND COVER**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-2  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. ALL MATERIAL USED IN MANUFACTURING SHALL CONFORM TO ASTM A48, CLASS 30.
2. ALL CASTINGS TO BE COMPLETELY CLEANED AND PAINTED WITH ASPHALTIC VARNISH, AFTER MANUFACTURE.
3. USE FIBERKIT P-1080, DGL SUPPLY A-1024, OR EQUAL.



**STANDARD DETAIL**

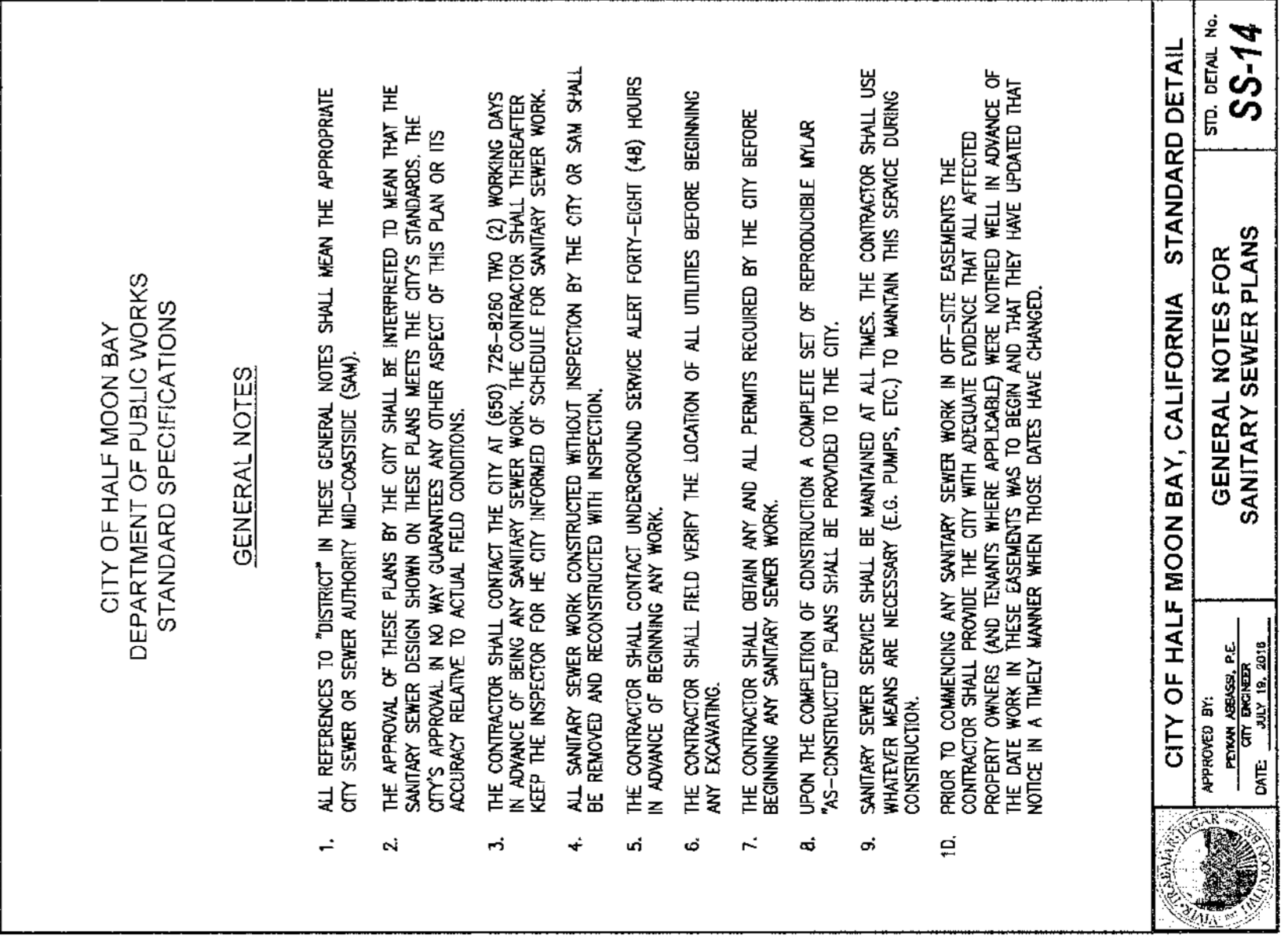
NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SI-16  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THESE PLANS, CITY STANDARDS PLANS, THE EXISTING PLANS, AND THE LOCATION OF ALL UNDERGROUND FACILITIES SHOWN OR NOT SHOWN ON THESE PLANS, UNLESS OTHERWISE SPECIFICALLY NOTED.
2. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE HIMSELF/HERSELF WITH THESE PLANS, AND THE LOCATION OF ALL UNDERGROUND FACILITIES SHOWN OR NOT SHOWN ON THESE PLANS, UNLESS OTHERWISE SPECIFICALLY NOTED.
3. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN ALL NECESSARY PERMITS.
4. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CALL THE CITY OFFICE AT (650)726-8005 FOR INSPECTION 24 HOURS PRIOR TO PERFORMING ANY WORK. WORK PERFORMED WITHOUT CALLING FOR INSPECTION SHALL BE REJECTED AND SHALL BE REMOVED SOLELY AT THE CONTRACTOR'S EXPENSE.
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11. ALL EXISTING PAVEMENT TO BE REMOVED SHALL BE SAW CUT AND REMOVED TO CLEAN STRAIGHT LINES. HEADER CUTS MAY BE PROVIDED ADJACENT TO SIDEWALKS.

(CONTINUED ON SI-16A)



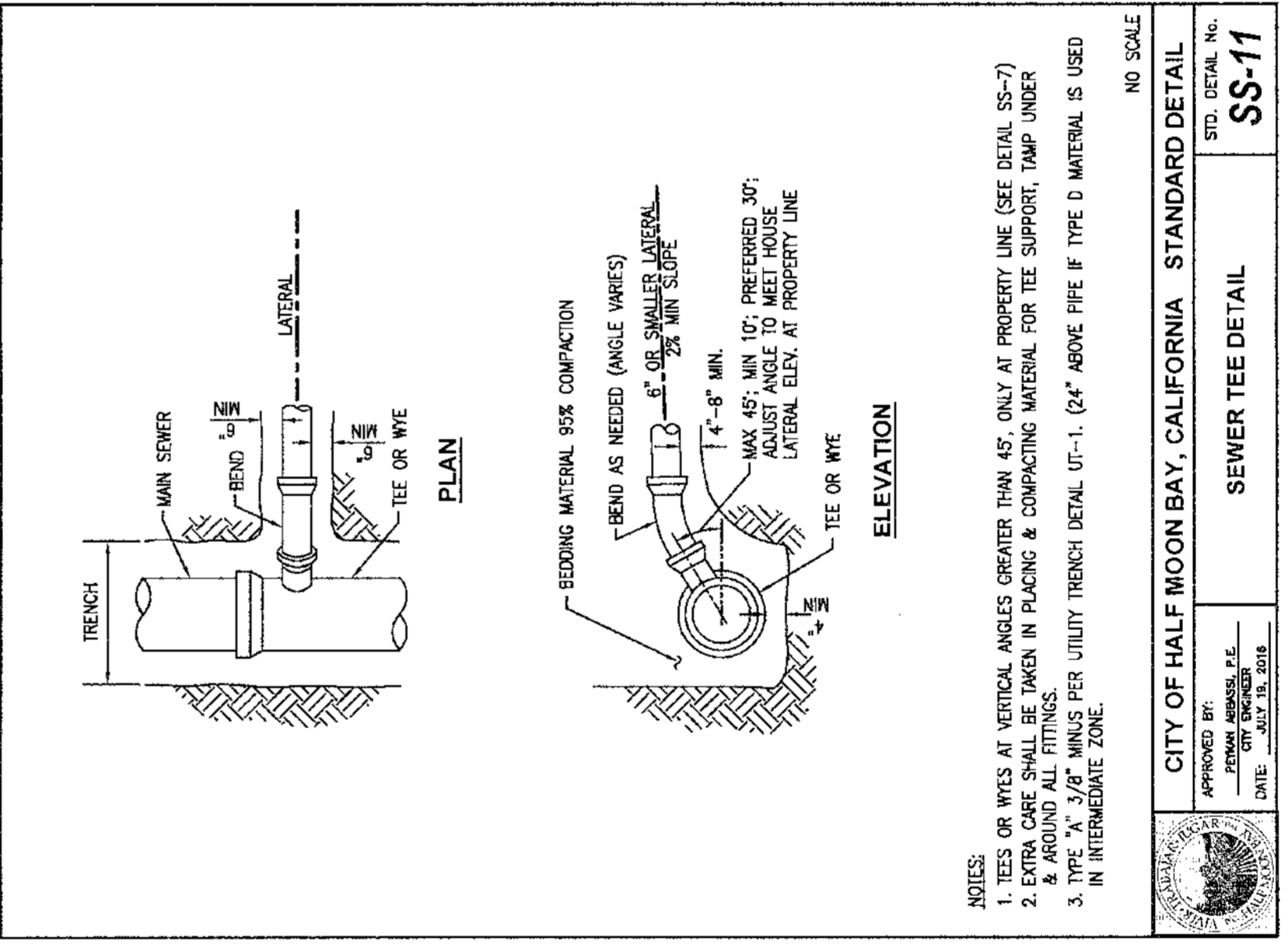
**SEWER LATERAL TEE**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-11  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. TEES OR WYES AT VERTICAL ANGLES GREATER THAN 45°, ONLY AT PROPERTY LINE (SEE DETAIL SS-7).
2. EXTERIOR WELDED JOINTS SHALL BE MADE IN PLACING & COMPACTING MATERIAL FOR TEE SUPPORT, TAMP UNDER JOINTS TO FULL FITTINGS.
3. TYPE "A" 1/8" MINUS PER UTILITY TRENCH DETAIL UT-1, (24" ABOVE PIPE IF TYPE D MATERIAL IS USED IN INTERMEDIATE ZONE).



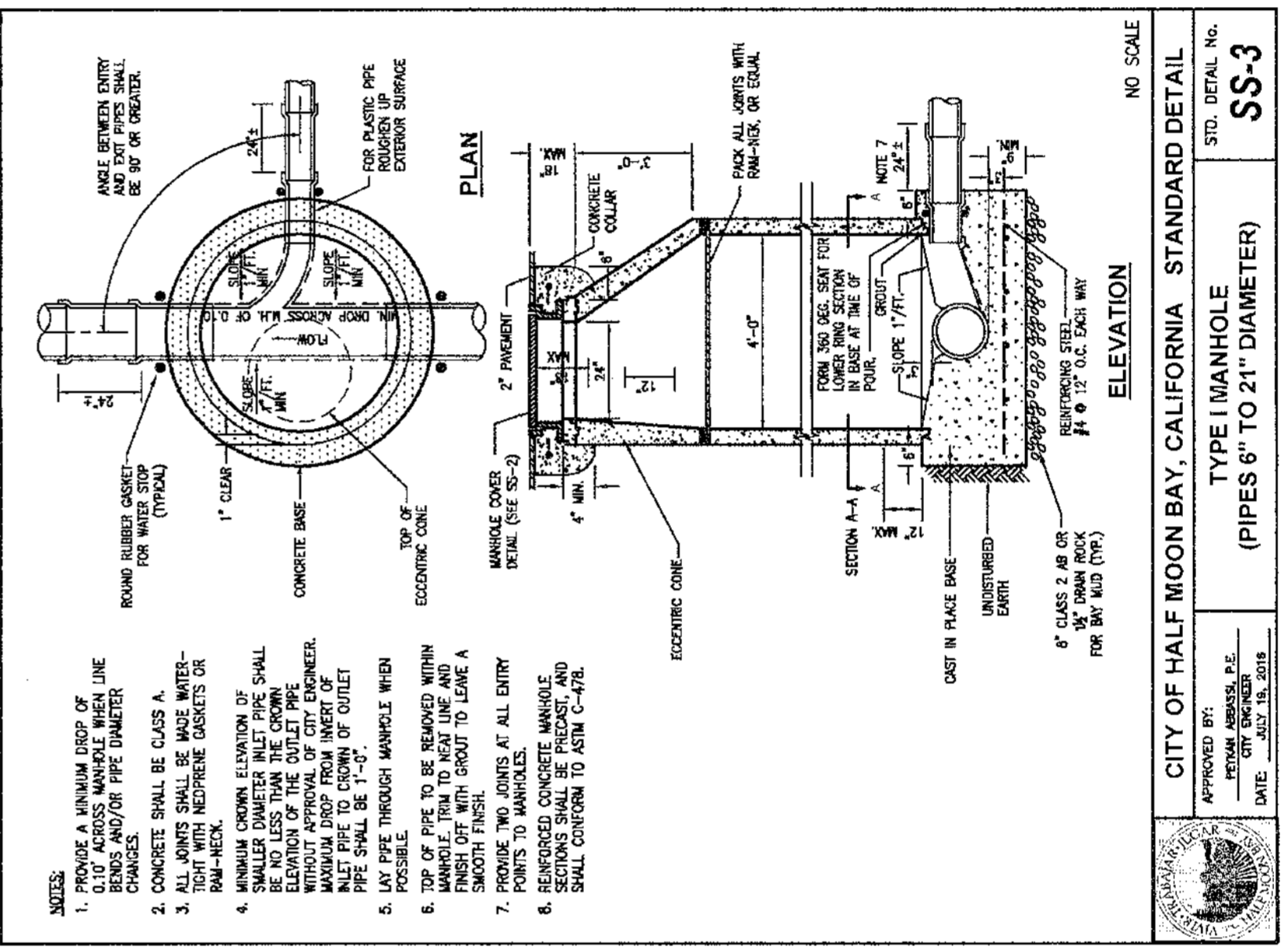
**SEWER LATERAL CONNECTION**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-7  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. CLEANOUT BOX SHALL BE CHESTY CONCRETE TYPE FOR CURB VALVE BOX WITH FOUR LID MARKED "SEWER". WHEN INSTALLED IN LOCATION NOT SUBJECT TO VEHICULAR LOADING, CLEANOUT BOX SHALL BE CHESTY CONCRETE TYPE WITH FOUR LID MARKED "SEWER" AND SHALL BE PROVIDED WITH 8" CONCRETE CURB.
2. TYPE PB COPPER TRACER WIRE AT 3' INTERVAL WITH FLUORANT TYPE.
3. LATERAL AND RISER SHALL BE ASTM A304 PVC SDR 26. PVC FITTING SHALL BE SDR 26, AS PER SPECIFICATIONS TO CONNECT NEW LATERAL TO EXISTING MAIN. USE FLEX-SEAL ADJUSTABLE REPAIR COUPLING (ARC) WITH CONTINUOUS STAINLESS STEEL SHEAR RING, BY WISSON RUBBER COMPANY (800-854-9991) OR APPROVED EQUIVALENT.
4. STAMP "3" ON TOP OF CURB FOR ALL NEW LATERALS.
5. USE PVC CLEANSUIT WITH THROUGH PLUG.
6. USE FLEXIBLE NON-SHEAR RUBBER COUPLING WITH STAINLESS STEEL SHEAR BAND.



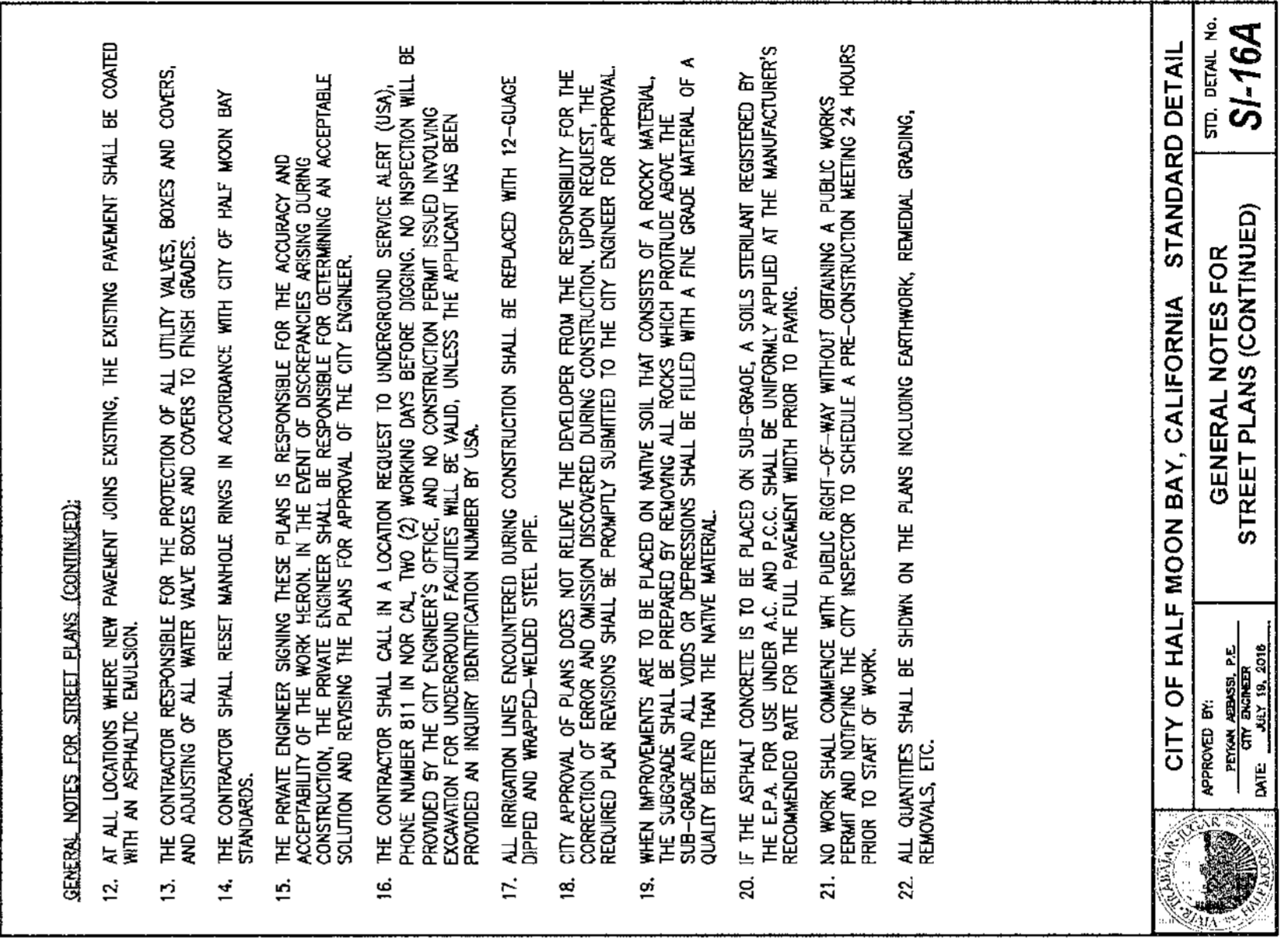
**TYPE I MANHOLE**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-3  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. PROVIDE A MINIMUM SLOPE OF 1/8" PER FOOT FOR ALL SEWER LATERALS.
2. PROVIDE A MINIMUM SLOPE OF 1/8" PER FOOT FOR ALL SEWER LATERALS.
3. ALL JOINTS SHALL BE MADE WITH 45° WELDED JOINTS.
4. MANHOLE CHAMBER ELEVATION OF ALL SEWER LATERALS SHALL BE AT LEAST 18" ABOVE FINISH GRADE.
5. LAY PIPE THROUGH MANHOLE WHEN POSSIBLE.
6. MANHOLE TOP TO BE KEPT OPEN AND UNCOVERED AT ALL TIMES.
7. PROVIDE TWO JOINTS AT ALL ENTRY POINTS TO MANHOLES.
8. SECTIONS SHALL BE RELOCATED AND SHALL CONFORM TO ASTM C-478.



**STANDARD DETAIL**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SI-16A  
 DATE: JULY 18, 2018

**GENERAL NOTES**

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(CONTINUED ON SI-16)

PRECISION ENGINEERING AND CONSTRUCTION, INC.

9011 Waterline Street  
 Belmont, CA 94002  
 T: 650.226.8640  
 F: 650.831.1058  
 Travis@precision-e.com

DATE: \_\_\_\_\_

REVISIONS: \_\_\_\_\_

73938

REGISTERED PROFESSIONAL ENGINEER  
 CIVIL  
 STATE OF CALIFORNIA

**EXHIBIT B**

**DETAIL SHEET**

**CARNOSTIE PHASE 4**

**BAY HILL ROAD**

**HALF MOON BAY, CA 94019**

DATE: 06/19/2019

SCALE: AS SHOWN

Drawn: AJP

Checked: TRL

Drawing Number: C-5.1

PEC Job No. PEC 19-011

**GENERAL STREET NOTES**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SI-16A  
 DATE: JULY 18, 2018

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(CONTINUED ON SI-16)

**GENERAL STREET NOTES**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
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(CONTINUED ON SI-16)

**GENERAL STREET NOTES**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SI-16A  
 DATE: JULY 18, 2018

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(CONTINUED ON SI-16)

**GENERAL SS NOTES**

NO SCALE

CITY OF HALF MOON BAY, CALIFORNIA STANDARD DETAIL  
 APPROVED BY: [Signature] STD. DETAIL No. SS-14  
 DATE: JULY 18, 2018

**GENERAL NOTES**

1. ALL REFERENCES TO "DISTRICT" IN THESE GENERAL NOTES SHALL MEAN THE APPROPRIATE CITY SEWER OR SEWER AUTHORITY MID-COUNTY (SAM).
2. THE APPROVAL OF THESE PLANS BY THE CITY SHALL BE INTERPRETED TO MEAN THAT THE SANITARY SEWER DESIGN SHOWN ON THESE PLANS MEETS THE CITY'S STANDARDS. THE CITY'S APPROVAL IN NO WAY GUARANTEES ANY OTHER ASPECT OF THIS PLAN OR ITS ACCURACY RELATIVE TO ACTUAL FIELD CONDITIONS.
3. THE CONTRACTOR SHALL CONTACT THE CITY AT (650) 726-8000 TWO (2) WORKING DAYS PRIOR TO THE START OF ANY WORK. THE CONTRACTOR SHALL NOTIFY THE CITY ENGINEER AND THE INSPECTOR FOR THE CITY ENGINEER'S SCHEDULE FOR SANITARY SEWER WORK. ALL SANITARY SEWER WORK CONSTRUCTION WITHOUT INSPECTION BY THE CITY OR SAM SHALL BE REJECTED AND RECONSTRUCTED WITH INSPECTION.
5. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT FORTY-EIGHT (48) HOURS IN ADVANCE OF BEGINNING ANY WORK.
6. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF ALL UTILITIES BEFORE BEGINNING ANY EXCAVATING.
7. THE CONTRACTOR SHALL OBTAIN ANY AND ALL PERMITS REQUIRED BY THE CITY BEFORE BEGINNING ANY SANITARY SEWER WORK.
8. UPON THE COMPLETION OF CONSTRUCTION A COMPLETE SET OF REPRODUCIBLE M/LAR "AS-CONSTRUCTED" PLANS SHALL BE PROVIDED TO THE CITY.
9. SANITARY SEWER SERVICE SHALL BE MAINTAINED AT ALL TIMES. THE CONTRACTOR SHALL USE WHATEVER MEANS ARE NECESSARY (E.G. PUMPS, ETC.) TO MAINTAIN THIS SERVICE DURING CONSTRUCTION.
10. PRIOR TO COMMENCING ANY SANITARY SEWER WORK IN OFF-SITE EASEMENTS THE CONTRACTOR SHALL OBTAIN WRITTEN PERMISSION FROM THE PROPERTY OWNER. THE CONTRACTOR SHALL OBTAIN WRITTEN PERMISSION FROM THE PROPERTY OWNER (AND TEARUPS WHERE APPLICABLE) BEFORE ANY WORK IS BEGUN. THE DATE WORK IN THESE EASEMENTS WAS TO BEGAIN AND THAT THEY HAVE REOPENED THAT NOTICE IN A TIMELY MANNER WHEN THOSE DATES HAVE CHANGED.

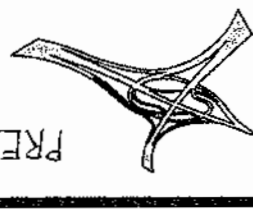










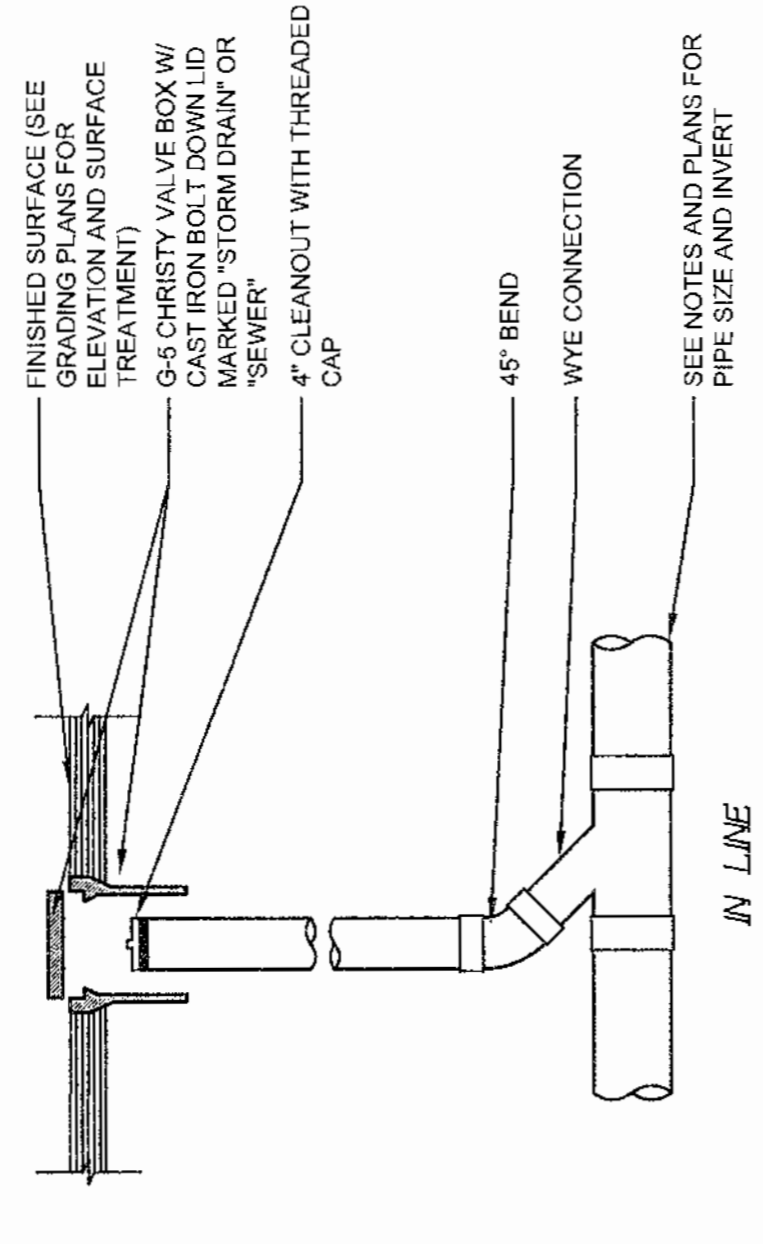
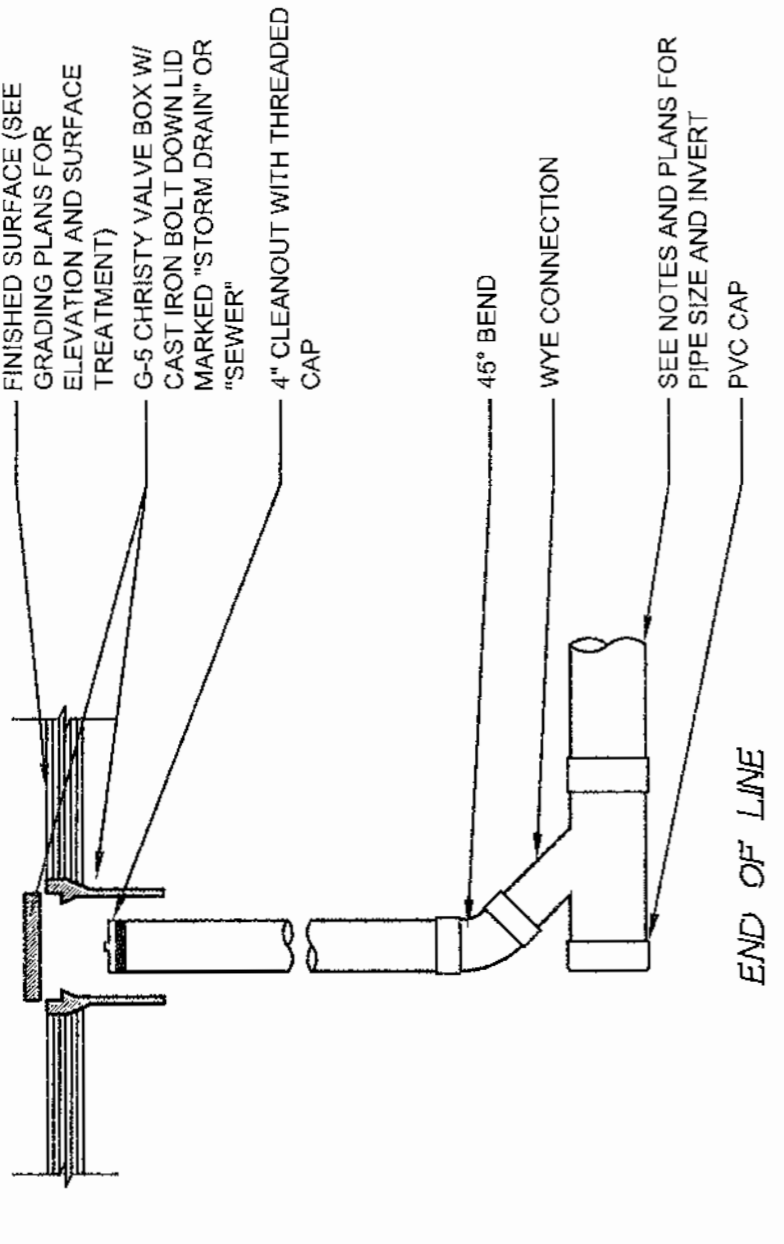


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REVISIONS:	

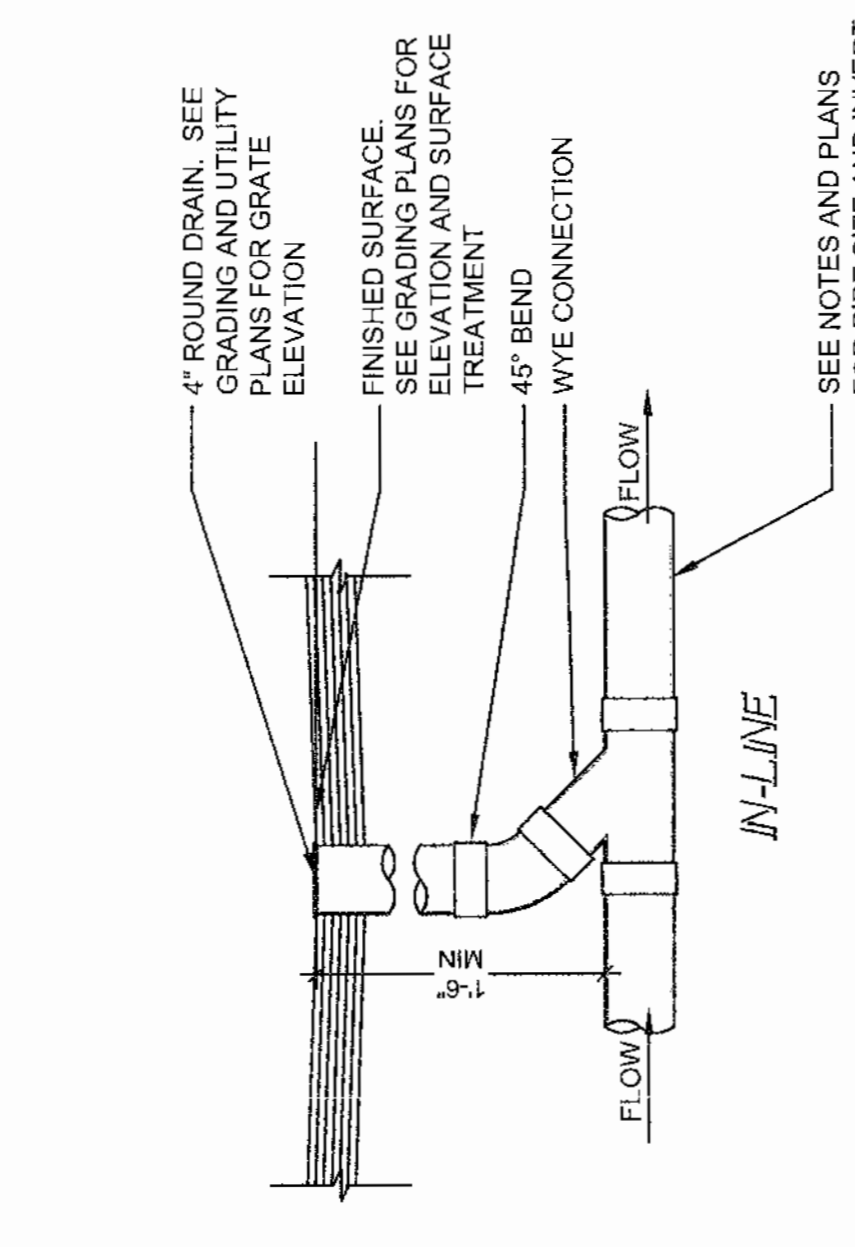
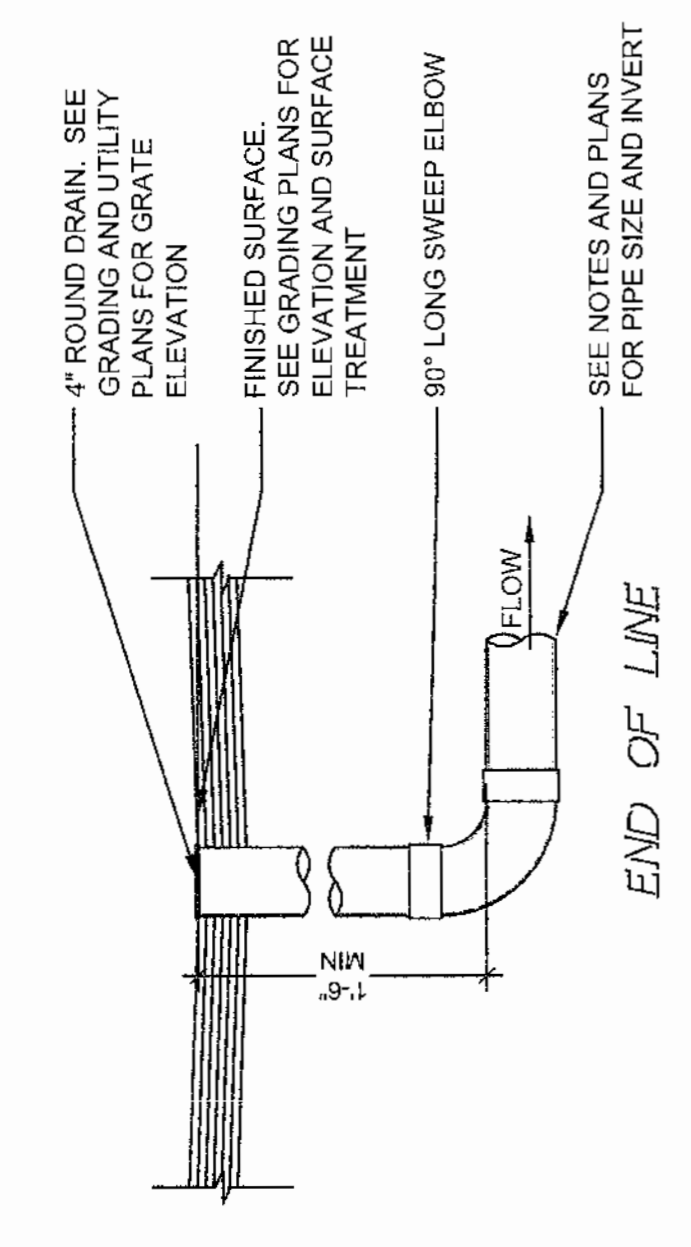


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Scale:	AS SHOWN
Design:	A-JP
Check:	TRL
Drawing Number:	C-5.4
Project No.:	PEC 19-011

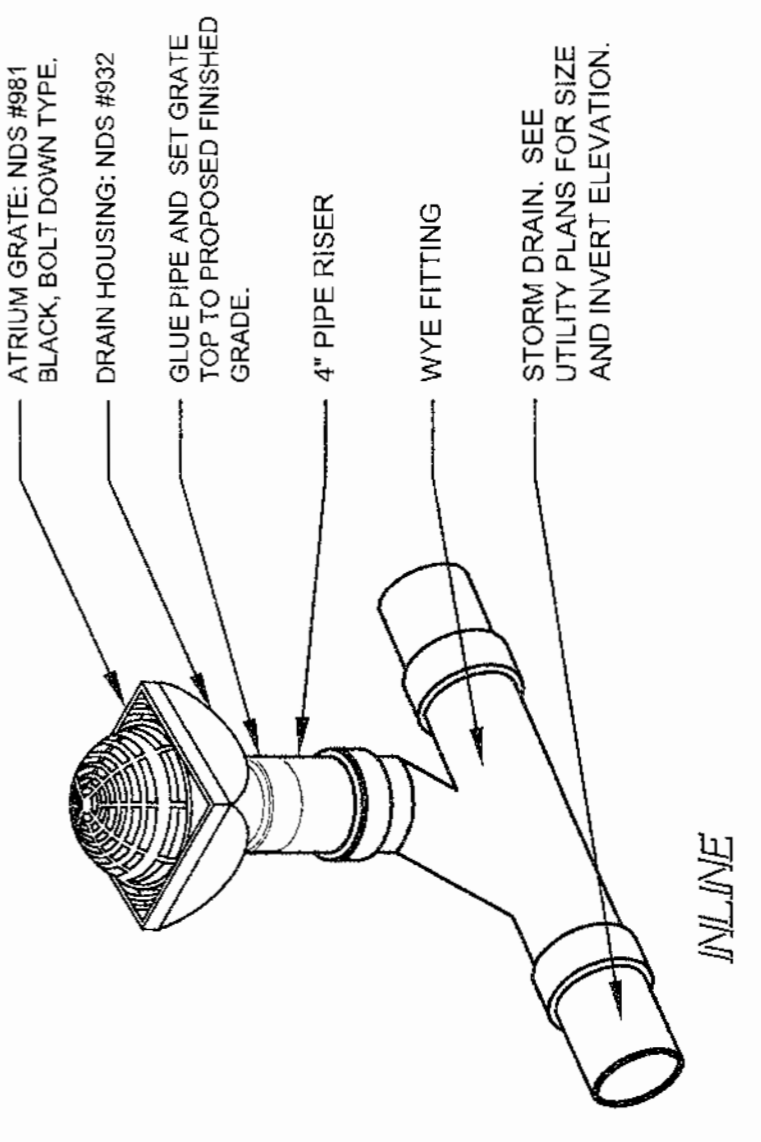
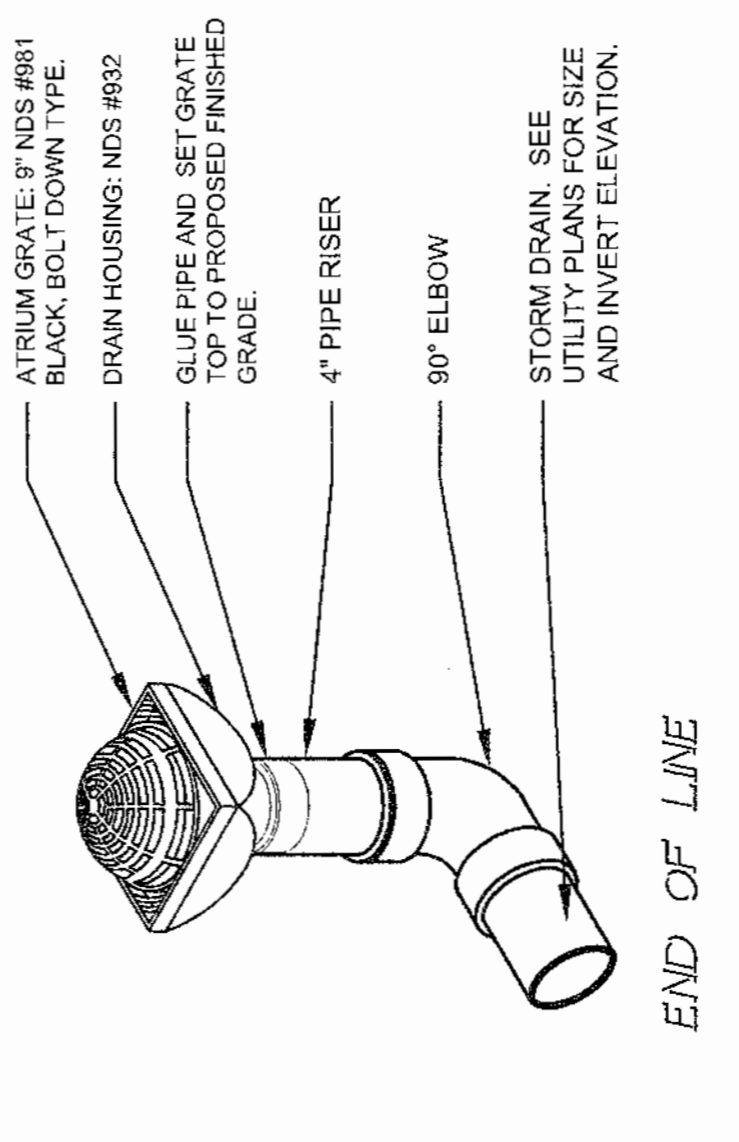
# EXHIBIT B



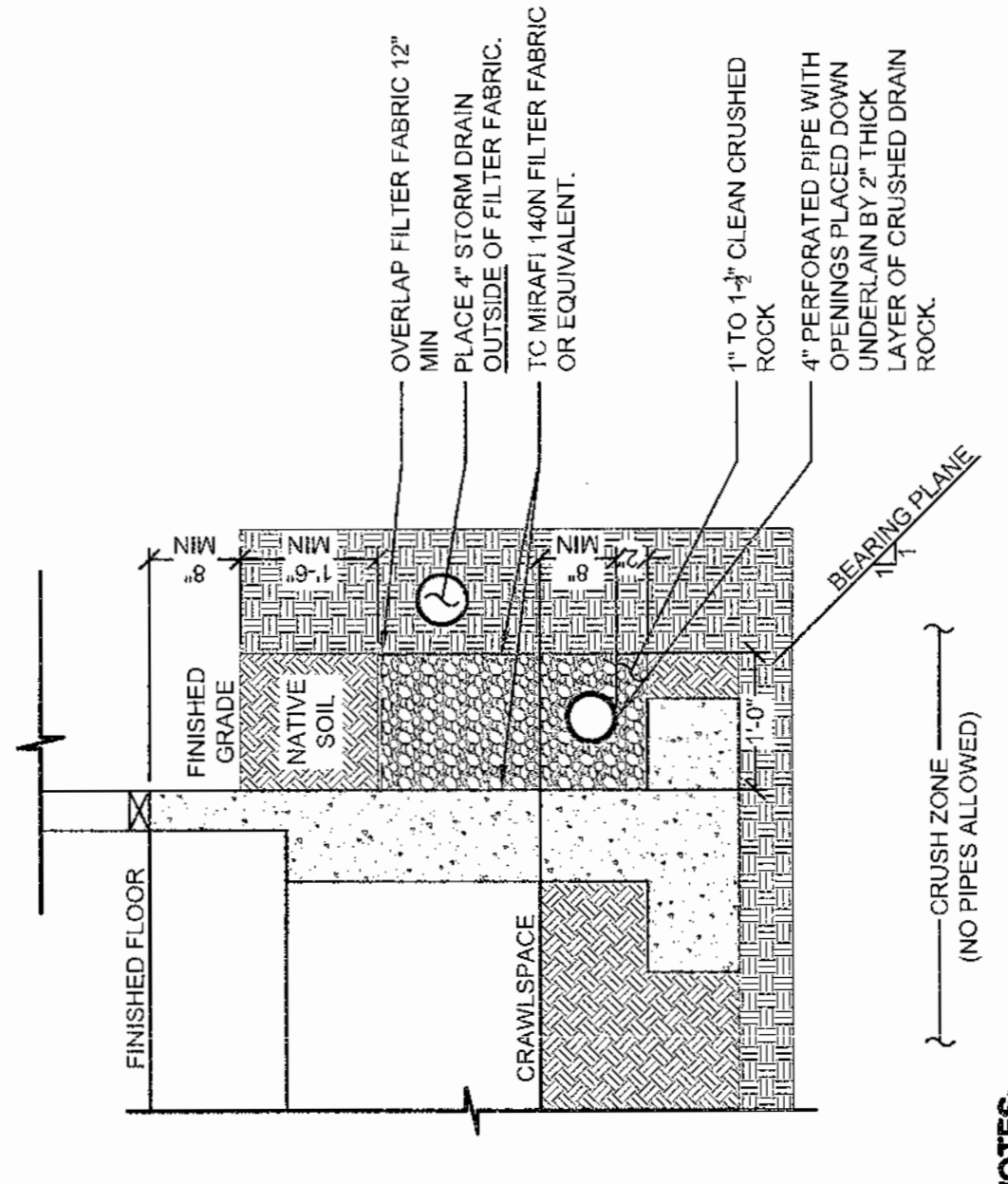
**2 CLEANOUT NON-TRAFFIC RATED**  
 SCALE: 3/4"=1'-0"  
 SUB-DRAIN: 06-02-2018



**6 DRAIN - FLAT**  
 SCALE: 1"=1'-0"  
 SUB-DRAIN: 06-02-2018

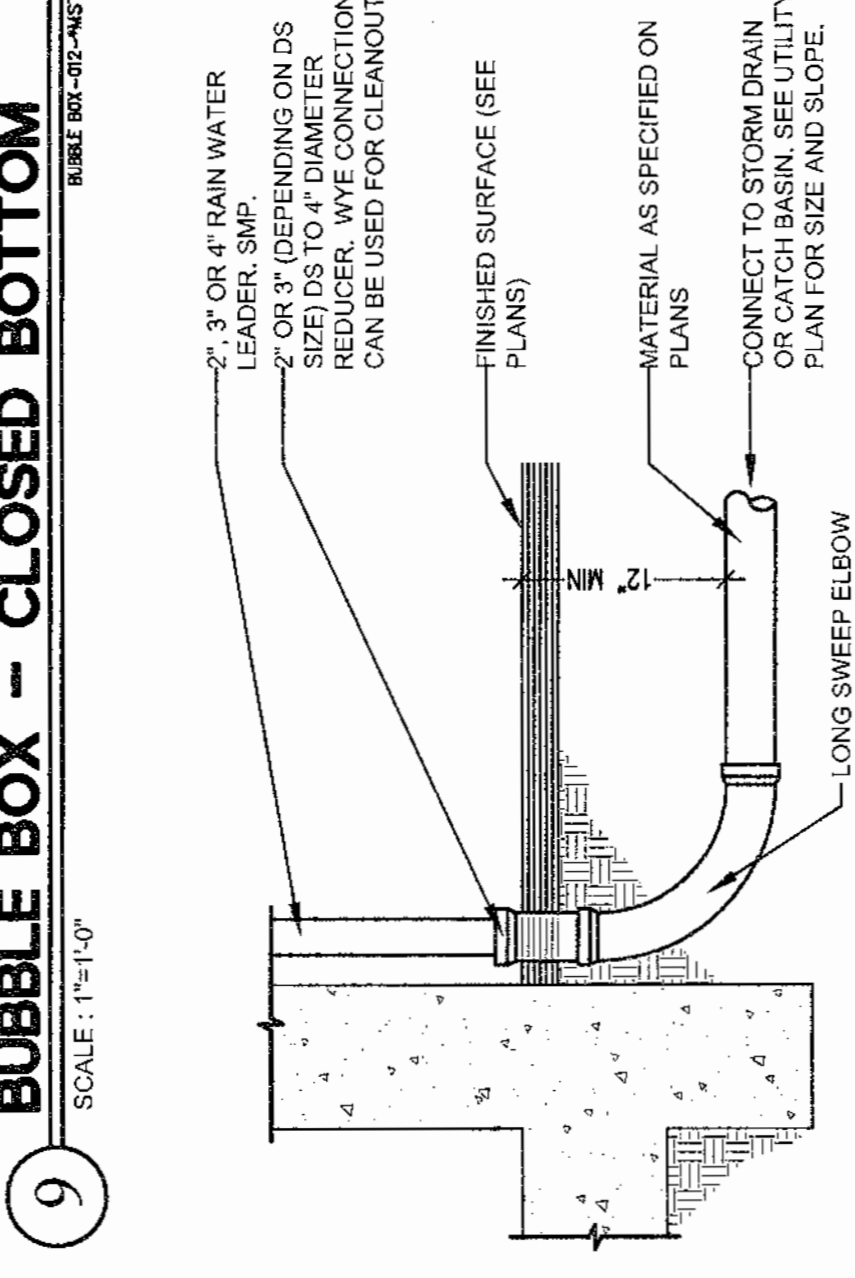
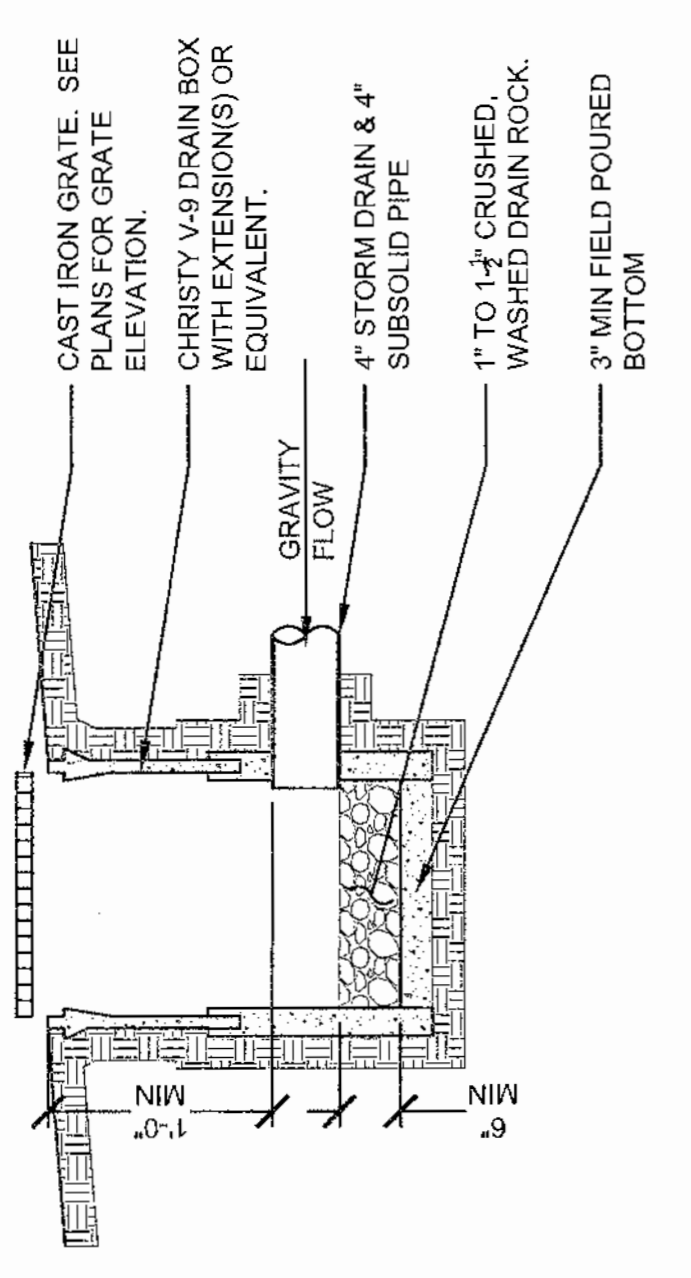


**4 SQUARE ATRIUM DRAIN**  
 SCALE: 1"=1'-0"  
 SUB-DRAIN: 06-02-2018



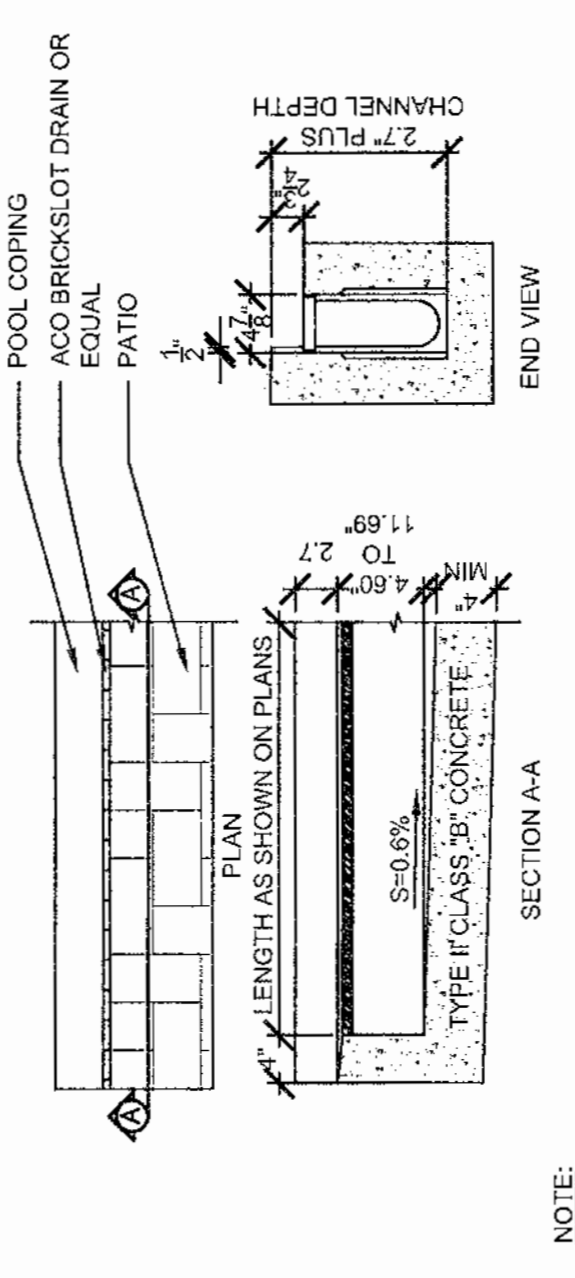
- NOTES:**
1. PROVIDE A MINIMUM SLOPE OF 0.6% ON SUB-DRAIN TRENCH AND PIPE. SEE PLANS FOR CLEANOUT LOCATIONS AND INVERT ELEVATIONS.
  2. NEVER LOCATE ANY UTILITY TRENCH BELOW THE BEARING PLANE OF THE BUILDING FOUNDATION. SUB-DRAIN SYSTEM MAY NEED TO BE MOVED AWAY FROM THE BUILDING FACE IN ORDER TO MAINTAIN SLOPE WHILE ALSO AVOIDING THE FOUNDATION BEARING PLANE.
  3. SEE GEOTECHNICAL REPORT FOR ALL COMPACTION RECOMMENDATIONS. GEOTECHNICAL ENGINEER SHALL INSPECT AND APPROVE THE FINAL INSTALLATION OF THE SUB-DRAIN SYSTEM.
  4. SEE STRUCTURAL PLANS FOR FOOTING AND FOUNDATION DESIGN.

**8 SUB-DRAIN**  
 SCALE: NO SCALE  
 SUB-DRAIN: 06-02-2018



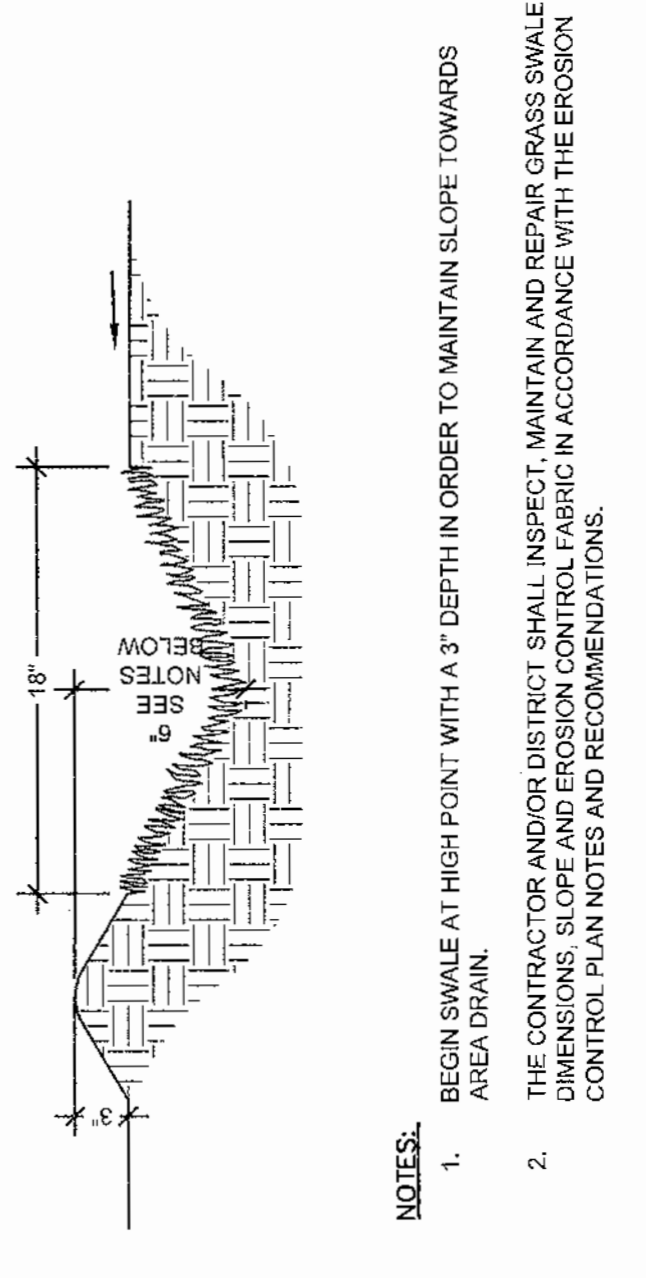
**9 BUBBLE BOX - CLOSED BOTTOM**  
 SCALE: 1"=1'-0"  
 SUB-DRAIN: 06-02-2018

**10 DOWNSPOUT CONNECTION**  
 SCALE: 3/4"=1'-0"  
 SUB-DRAIN: 06-02-2018



- NOTE:**
- ACO BRICKSLOT 0.6% SLOPED CHANNELS IN METER LENGTHS AND 30 DEPTHS WHICH CONNECT TO CREATE CONTINUOUSLY SLOPING RUN. HALF METER CHANNELS AND NEUTRAL SLOPING CHANNELS ARE ALSO AVAILABLE. INSTALL PER MANUFACTURERS RECOMMENDATIONS.

**11 ACO BRICKSLOT TRENCH DRAIN**  
 SCALE: 3/4"=1'-0"  
 SUB-DRAIN: 06-02-2018



- NOTES:**
1. BEGIN SWALE AT HIGH POINT WITH A 3\"/>
  2. THE CONTRACTOR AND/OR DISTRICT SHALL INSPECT, MAINTAIN AND REPAIR GRASS SWALE DIMENSIONS, SLOPE AND EROSION CONTROL FABRIC IN ACCORDANCE WITH THE EROSION CONTROL PLAN NOTES AND RECOMMENDATIONS.

**12 GRASS SWALE**  
 SCALE: NO SCALE  
 SUB-DRAIN: 06-02-2018

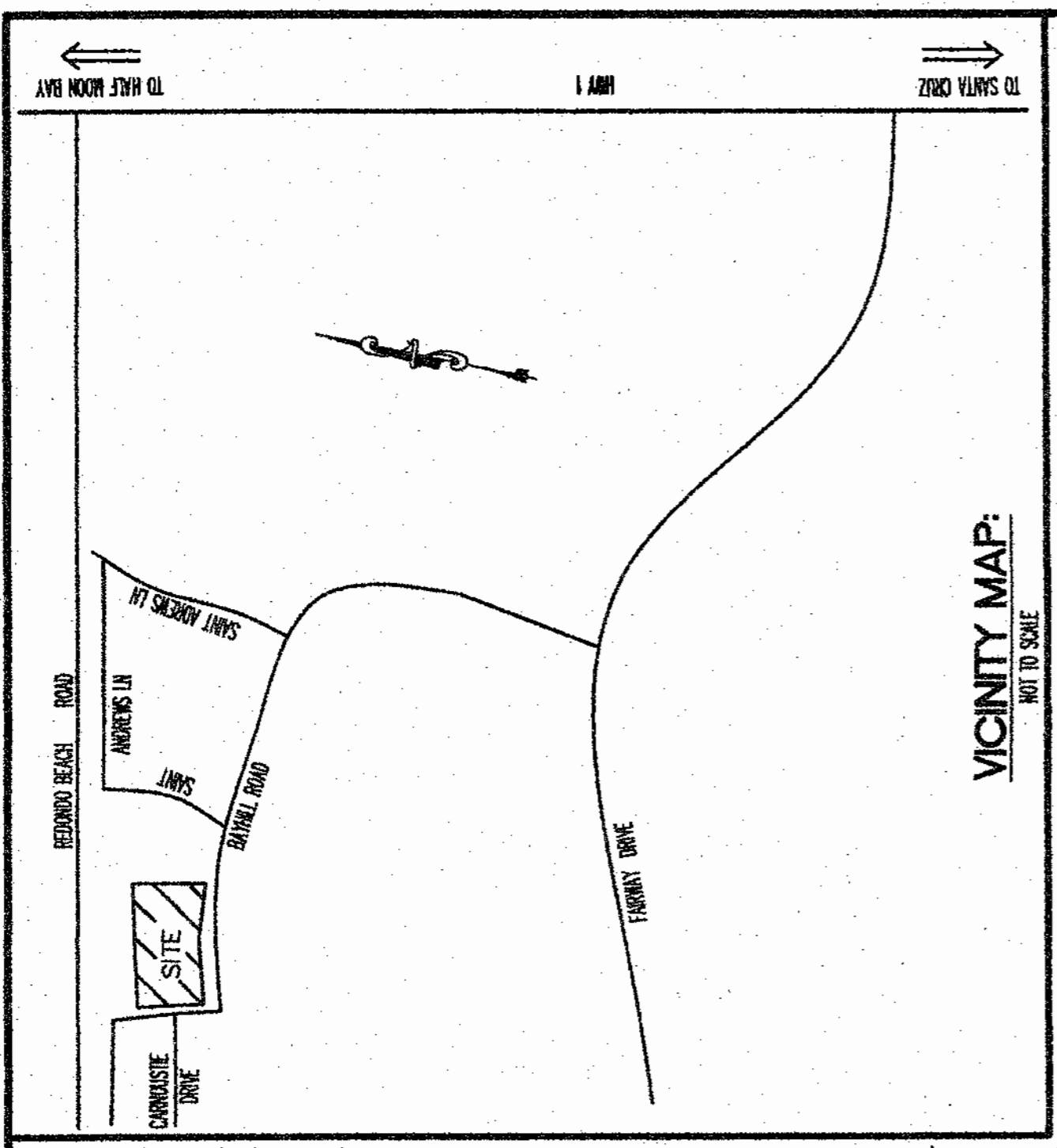












**BASIS OF BEARINGS:**

THE BEARING S74°48'31"E BETWEEN TWO MONUMENTS IN THE CENTER LINE OF BAY HILL ROAD, AS SHOWN ON THE MAP ENTITLED "CARNOUSTIE" FILE IN VOL. 137 OF MAPS AT PAGES 1 - 7, WAS USED AS THE BASIS OF BEARINGS FOR THIS SURVEY.

**LEGEND:**

- FOUND 1.5" BRASS DISK W/ PUNCH "PLS 5797" IN 8" DIAMETER CONCRETE CYLINDER, IN CASING SET PER 137 MAPS 1 - 7
- (1) RECORD DATA PER 89 RSM 34-36
- (2) RECORD DATA PER DOC. NO. 2018-059909 O.R.
- E.V.A.E. EMERGENCY VEHICLE ACCESS EASEMENT
- P.A.E. PRIVATE ACCESS EASEMENT
- P.S.E. PUBLIC SERVICE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- R.W.M.E. RETAINING WALL MAINTENANCE EASEMENT

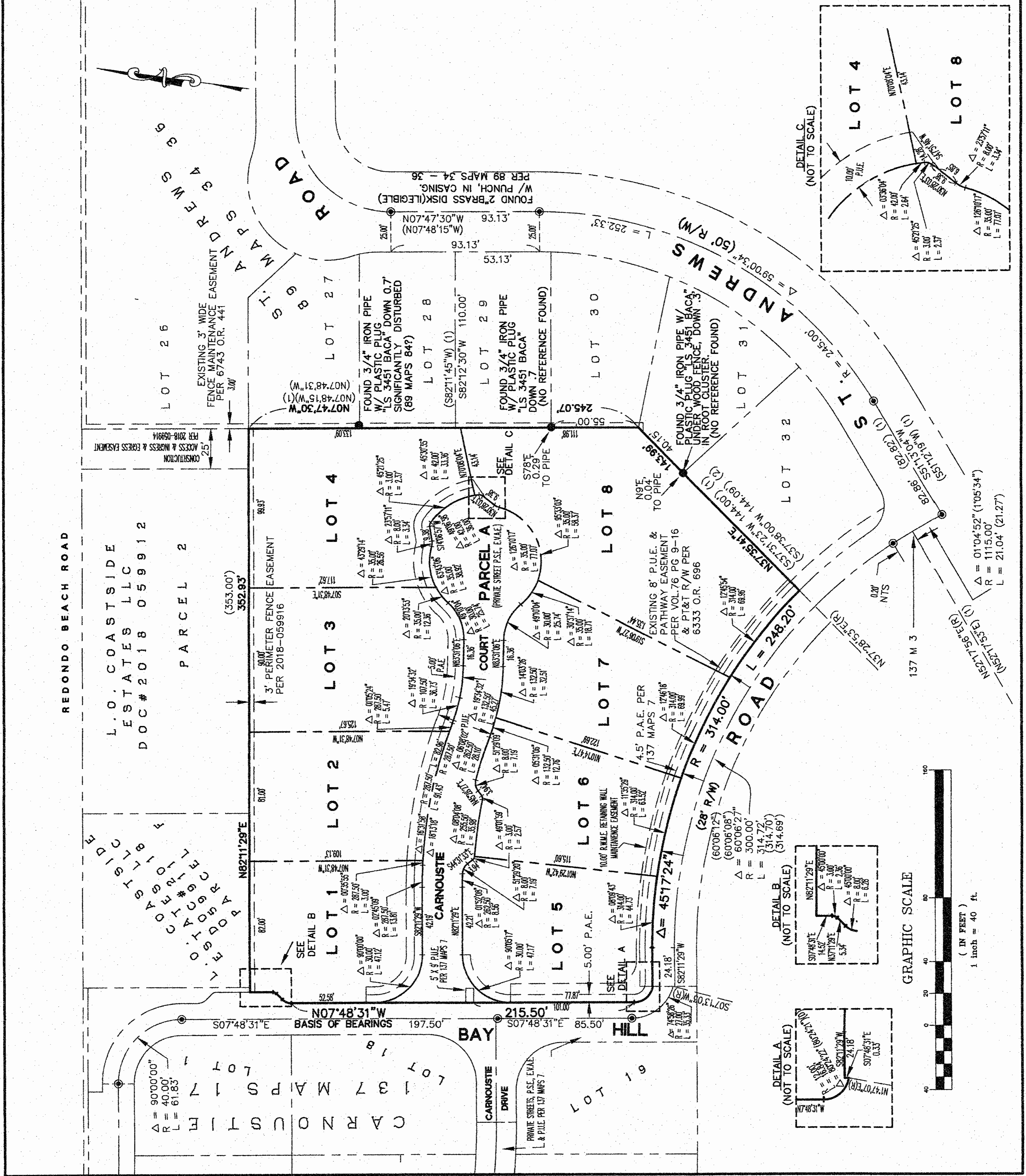
**CARNOUSTIE NO. 4**

BEING A SUBDIVISION OF PARCEL H LANDS OF CARNOUSTIE, LLC DOCUMENT #2018-059909 O.R.

ASSESSOR'S PARCEL NUMBER: 066-092-830

HALF MOON BAY SAN MATEO COUNTY CALIFORNIA  
SCALE: 1" = 20'

**B & H SURVEYING, INC.**  
PROFESSIONAL LAND SURVEYING  
901 WAL TERMIERE ST.  
BELMONT, CA 94002  
OFFICE (650) 637-1590  
FAX (650) 637-1059



GRAPHIC SCALE  
( IN FEET )  
1 inch = 40 ft.

REDONDO BEACH ROAD

L.O. COASTSIDE ESTATES LLC  
DOC #2018 059912  
PARCEL 2

REAR YARD EASEMENT  
TO PARCEL 1  
PER 2018-059912

EXISTING 3' WIDE FENCE MAINTENANCE EASEMENT PER 6743 O.R. 441

3' PERIMETER FENCE EASEMENT PER 2018-059916

FOUND 3/4" IRON PIPE W/ PLASTIC PLUG LS 3451 BACK DOWN 0.7' SIGNIFICANTLY DISTURBED (89 MAPS 84?)

FOUND 3/4" IRON PIPE W/ PLASTIC PLUG DOWN .7' (NO REFERENCE FOUND)

FOUND 3/4" IRON PIPE W/ PLASTIC PLUG LS 3451 BACK DOWN .3' UNDER WOOD FENCE, DOWN .3' IN ROOT CLUSTER. (NO REFERENCE FOUND)

FOUND 2" BRASS DISK (LEGIBLE) W/ PUNCH, IN CASING PER 89 MAPS 34 - 36

FOUND 1.5" BRASS DISK W/ PUNCH "PLS 5797" IN 8" DIAMETER CONCRETE CYLINDER, IN CASING SET PER 137 MAPS 1 - 7

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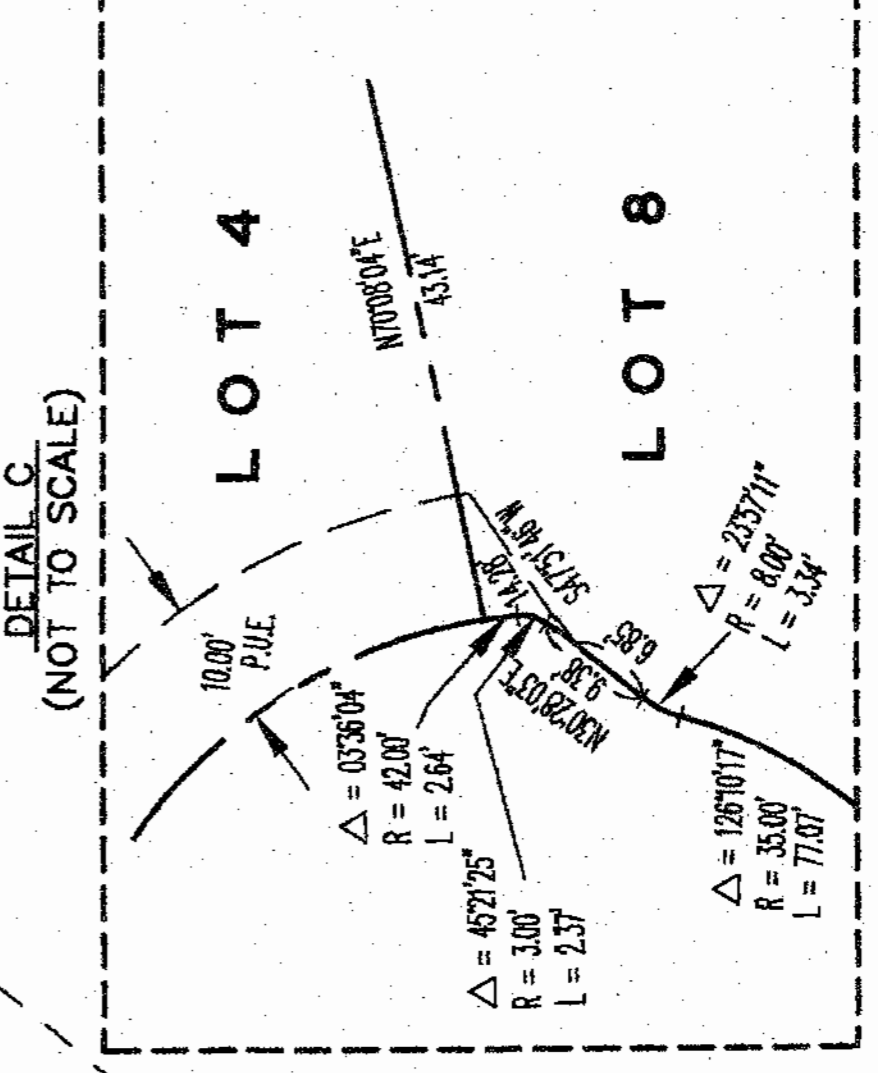
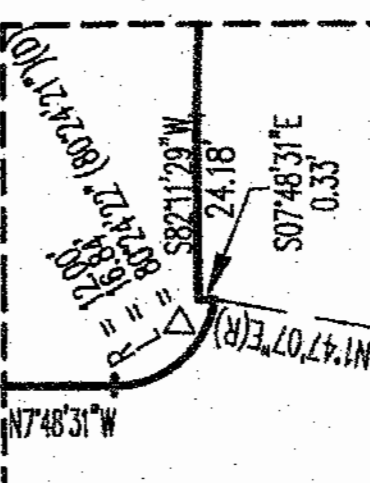
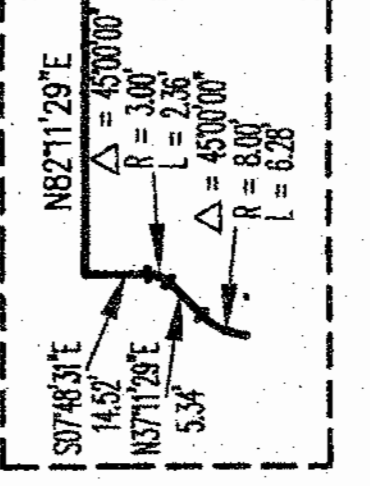
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FOUND 1.5" BRASS DISK W/ PUNCH "PLS 5797" IN 8" DIAMETER CONCRETE CYLINDER, IN CASING SET PER 137 MAPS 1 - 7





**OWNER'S STATEMENT**

WE HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP, AND WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID PROPERTY, AND WE HEREBY CONSENT TO THE MAKING AND FILING OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE FOR PUBLIC USE THOSE CERTAIN AREAS SHOWN HEREIN AS "E.V.A.E." (EMERGENCY VEHICLE ACCESS EASEMENT), "P.S.E." (PUBLIC SERVICE EASEMENT) AND "P.U.E." (PUBLIC UTILITY EASEMENT).

WE HEREBY RESERVE THOSE AREAS DESIGNATED AS "CARNOUSTIE COURT" AS A PRIVATE STREET AND IT IS NOT OFFERED FOR DEDICATION FOR THE PUBLIC.

THOSE CERTAIN AREAS SHOWN HEREIN AS "R.W.M.E." (RETAINING WALL MAINTENANCE EASEMENT) ARE RESERVED AND ARE NOT DEDICATED FOR PUBLIC USE, BUT SHALL BE MAINTAINED BY THE INDIVIDUAL HOMEOWNERS OF AFFECTED LOTS PURSUANT TO A SEPARATE RECORDED EASEMENT AGREEMENT.

WE HEREBY RESERVE THOSE AREAS SHOWN AS "P.A.E." (PRIVATE ACCESS EASEMENT) AND THEY ARE NOT OFFERED FOR DEDICATION.

OWNER: CARNOUSTIE, LLC, A LIMITED LIABILITY COMPANY

NAME: James E. Driehaus TITLE: President

NAME: \_\_\_\_\_ TITLE: \_\_\_\_\_

**OWNER'S ACKNOWLEDGMENT**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF Florida ) SS  
COUNTY OF Polk

ON October 4, 2019 BEFORE ME, Jamie R. Chiat,  
PERSONALLY APPEARED James E. Driehaus WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/HE/THEY EXECUTED THE SAME IN HIS/HER/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/HE/THEY SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

Jamie R. Chiat  
NOTARY'S SIGNATURE



**CITY ENGINEER'S STATEMENT**

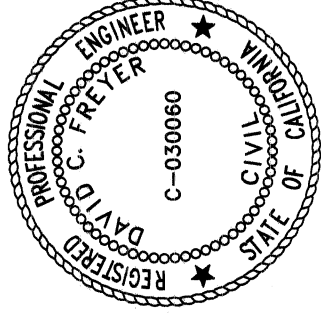
I HEARBY STATE THAT I HAVE EXAMINED THE HEREIN MAP AND THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF. THAT ALL OF THE PROVISIONS OF THE CALIFORNIA "SUBDIVISION MAP ACT", AS AMENDED AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATE: \_\_\_\_\_  
Maziar Bozorgnia  
MAZIAR BOZORGANIA  
CITY ENGINEER  
R.C.E. NO. 76723  
LICENSE EXPIRES: 12-31-20

**ACTING CITY SURVEYOR'S STATEMENT**

I HEARBY STATE THAT I HAVE EXAMINED THE HEREIN MAP AND THAT I AM SATISFIED THAT IT IS TECHNICALLY CORRECT.

DATE: 10-8-2019  
David C. Freyer  
DAVID C. FREYER  
ACTING CITY SURVEYOR  
R.C.E. NO. 30060  
LICENSE EXPIRES 12-31-2019



**COUNTY RECORDER'S STATEMENT**

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019, AT \_\_\_\_\_  
IN BOOK \_\_\_\_\_ OF PARCEL MAPS AT PAGES \_\_\_\_\_  
AT THE REQUEST OF CARNOUSTIE, LLC.

FILE NO. \_\_\_\_\_  
FEE \_\_\_\_\_

MARK CHURCH, SAN MATEO COUNTY RECORDER

BY: \_\_\_\_\_  
DEPUTY RECORDER

**CITY CLERK'S STATEMENT**

I, \_\_\_\_\_, CLERK OF THE CITY OF HALF MOON BAY, STATE OF CALIFORNIA  
HEREBY CERTIFY THAT THE CITY COUNCIL OF SAID CITY, ON \_\_\_\_\_  
APPROVED THE WITHIN MAP, ACCEPTED ON BEHALF OF THE PUBLIC ALL EMERGENCY VEHICLE ACCESS EASEMENTS AND PUBLIC UTILITY EASEMENTS OFFERED FOR DEDICATION FOR PUBLIC USE, AND REJECTED ALL PUBLIC SERVICE EASEMENTS OFFERED FOR DEDICATION FOR PUBLIC USE.

DATED: \_\_\_\_\_

CITY CLERK  
CITY OF HALF MOON BAY

**SURVEYOR'S STATEMENT**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF CARNOUSTIE, LLC ON 2/12/2019. I HEREBY STATE THAT THIS SUBDIVISION MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP AND THAT ALL THE MONUMENTS WILL BE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED AND WILL BE SET BEFORE NOVEMBER, 2020.



Wayne Haas 10-2-19  
WAYNE HAAS, L.S. 7701  
LICENSE EXPIRES: 12-31-2020  
DATED

**CARNOUSTIE NO. 4**

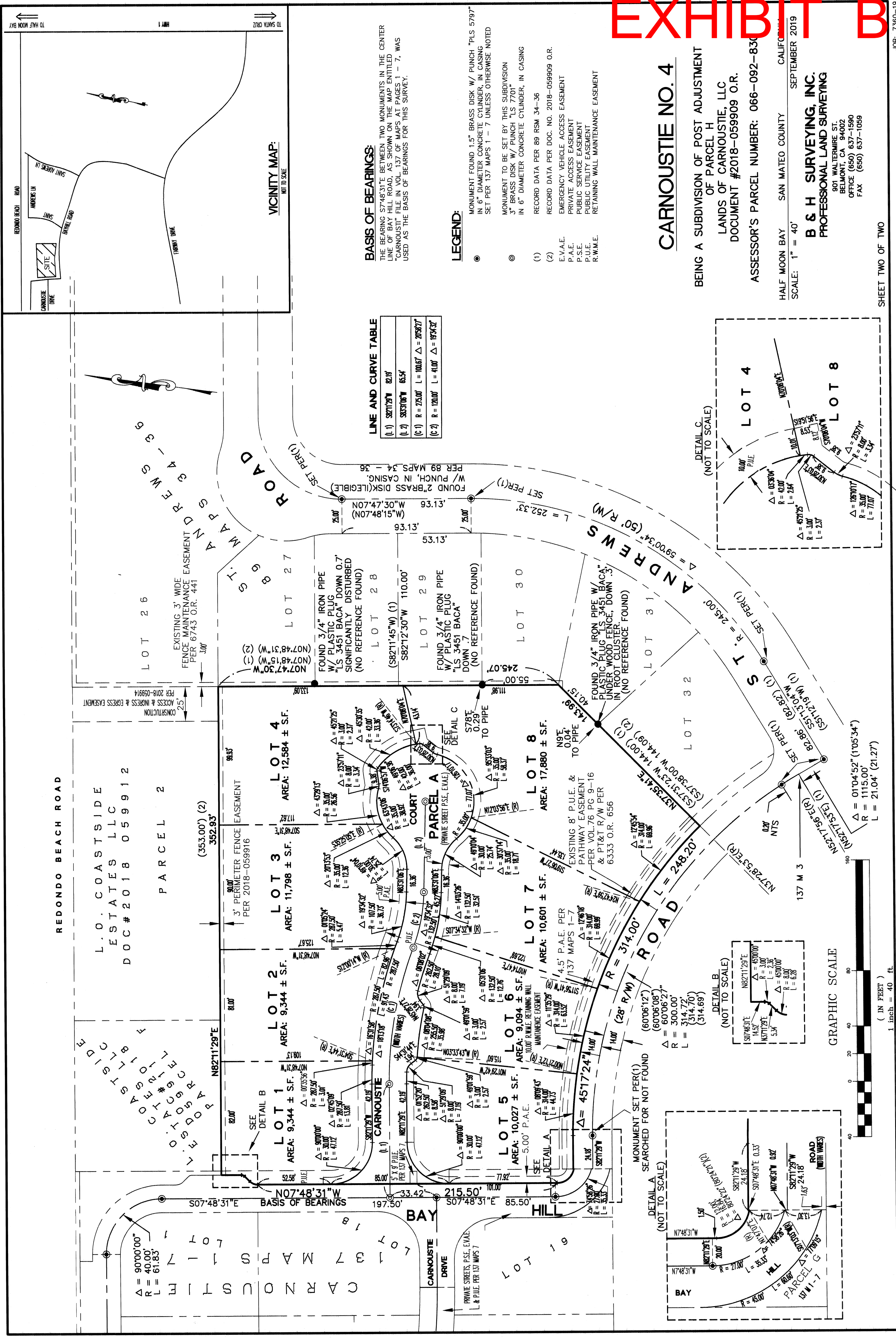
BEING A SUBDIVISION OF POST ADJUSTMENT  
OF PARCEL H  
LANDS OF CARNOUSTIE, LLC  
DOCUMENT #2018-059909 O.R.  
ASSESSOR'S PARCEL NUMBER: 066-092-830

HALF MOON BAY SAN MATEO COUNTY CALIFORNIA  
SCALE: 1" = 40'  
SEPTEMBER, 2019

**B & H SURVEYING, INC.**  
PROFESSIONAL LAND SURVEYING  
901 WALTERMIRE ST.  
BELMONT, CA 94002  
OFFICE (650) 637-1590  
FAX (650) 637-1059

**EXHIBIT B**





### BASIS OF BEARINGS:

THE BEARING S748°31'E BETWEEN TWO MONUMENTS IN THE CENTER LINE OF BAY HILL ROAD, AS SHOWN ON THE MAP ENTITLED "CARNOUSTIE" FILE IN VOL. 137 OF MAPS AT PAGES 1 - 7, WAS USED AS THE BASIS OF BEARINGS FOR THIS SURVEY.

### LEGEND:

- MONUMENT FOUND 1.5" BRASS DISK W/ PUNCH "PLS 5797" IN 6" DIAMETER CONCRETE CYLINDER, IN CASING SET PER 137 MAPS 1 - 7 UNLESS OTHERWISE NOTED
- ⊙ MONUMENT TO BE SET BY THIS SUBDIVISION 3" BRASS DISK W/ PUNCH "LS 7701" IN 6" DIAMETER CONCRETE CYLINDER, IN CASING
- (1) RECORD DATA PER 89 RSM 34-36
- (2) RECORD DATA PER DOC. NO. 2018-059909 O.R.
- E.V.A.E. EMERGENCY VEHICLE ACCESS EASEMENT
- P.A.E. PRIVATE ACCESS EASEMENT
- P.S.E. PUBLIC SERVICE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- R.W.M.E. RETAINING WALL MAINTENANCE EASEMENT

### LINE AND CURVE TABLE

(L-1)	S82°11'29"W	82.19'
(L-2)	S83°31'06"W	65.54'
(C-1)	R = 275.00'	L = 100.67' Δ = 205°52'7"
(C-2)	R = 120.00'	L = 41.00' Δ = 193°42'32"

## CARNOUSTIE NO. 4

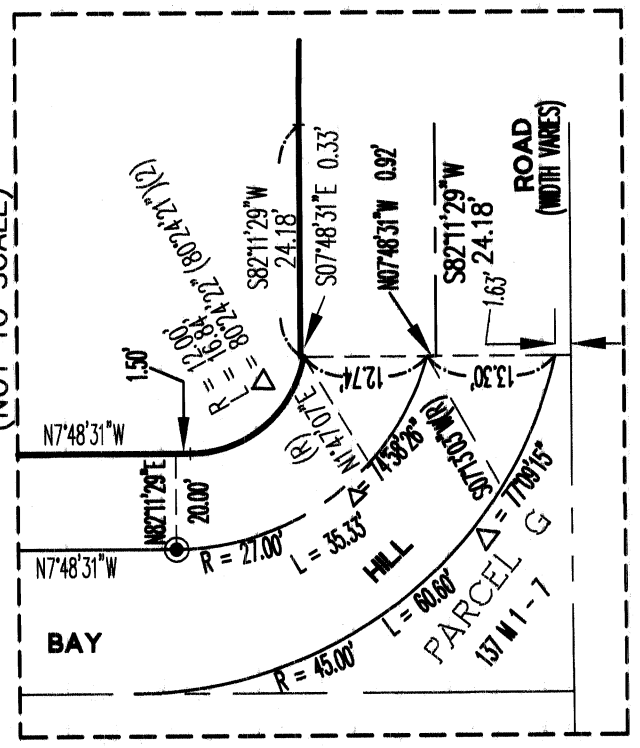
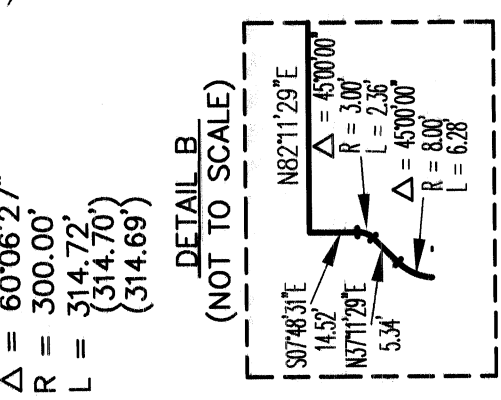
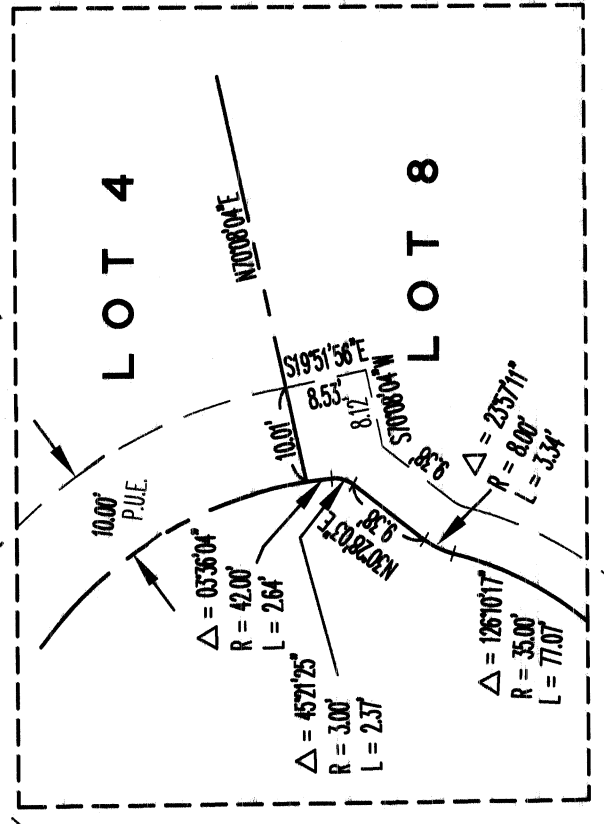
BEING A SUBDIVISION OF POST ADJUSTMENT OF PARCEL H OF LANDS OF CARNOUSTIE, LLC DOCUMENT #2018-059909 O.R.

ASSESSOR'S PARCEL NUMBER: 066-092-830

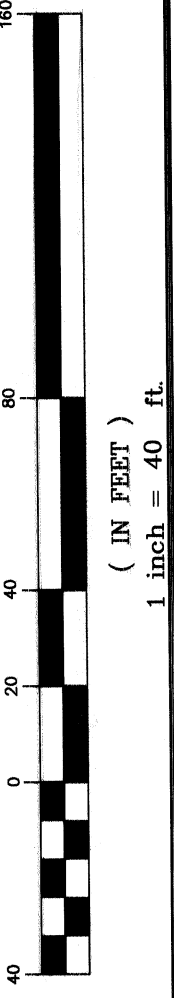
HALF MOON BAY SAN MATEO COUNTY CALIFORNIA  
SCALE: 1" = 40'

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SEPTEMBER 2019



### GRAPHIC SCALE



( IN FEET )  
1 inch = 40 ft.

## **STAFF REPORT**

**To:** Coastside County Water District Board of Directors

**From:** Mary Rogren, General Manager

**Agenda:** November 12, 2019

**Report Date:** November 7, 2019

**Subject:** A Resolution of the Board of Directors of the Coastside County Water District Expressing Appreciation to David R. Dickson Upon His Retirement After Twelve Years of Service As General Manager of The Coastside County Water District

---

### **Recommendation:**

Approve the attached Resolution 2019-05 expressing appreciation to David R. Dickson upon his retirement after twelve years of service as General Manager of the Coastside County Water District.

### **Background:**

On behalf of the District's entire staff, I would like to express our appreciation and acknowledge David Dickson for his numerous contributions to the District over the past twelve years. The benefits of Dave's contributions to the District will be recognized for many years to come. Staff has prepared for the Board's consideration a resolution summarizing the highlights of Dave's many accomplishments and expressing the District's gratitude.

RESOLUTION 2019-05

**A RESOLUTION OF THE BOARD OF DIRECTORS  
OF THE COASTSIDE COUNTY WATER DISTRICT  
EXPRESSING APPRECIATION TO DAVID R. DICKSON  
UPON HIS RETIREMENT AFTER TWELVE YEARS OF SERVICE  
AS GENERAL MANAGER OF THE COASTSIDE COUNTY WATER DISTRICT**

**WHEREAS**, David R. Dickson, after serving as General Manager, Secretary, and Treasurer for Coastside County Water District for the past twelve years, has retired effective October 25, 2019; and

**WHEREAS**, David R. Dickson achieved numerous accomplishments in his capacity as Coastside County Water District General Manager including:

- Successful management of the Coastside County Water District that has grown to encompass four water supply sources, two water treatment plants, six pump stations, seventeen miles of transmission pipeline, eighty-three miles of distribution pipeline and eleven water storage tanks
- Efficient development and management of annual revenue (FY 19-20) of \$13.7 million, annual capital expenditures of \$3.3 million and a staff of 20 employees
- Successful negotiation of a long-term water supply agreement and individual water sales contract with the City and County of San Francisco in 2010, including an untreated water rate and the approval of an amendment in 2013
- Dedication to protection, development, and improvement of water rights, water supplies, water systems, and alternative water supply resources
- Design and implementation of major improvements and upgrades to the District's Nunes Water Treatment Plant Facility
- Design and implementation of major improvements and upgrades to the District's Denniston Water Treatment Plant, celebrated by many during a tour of the facility on May 2, 2013
- Researched financing options and obtained \$12 Million in outside funding for water system reliability improvement projects
- Successful completion of all phases of construction of the El Granada Pipeline Replacement Project and a festive project completion celebration conducted on September 10, 2008
- Improved the financial viability of the District including increasing District reserves
- Successful implementation of a meter replacement program and Advanced Metering Infrastructure (AMI) with benefits including a reduction in manual reads, implementation of monthly billing for residential customers, leak detection efficiency, and assistance with water loss estimates, and improved analysis and reporting of water usage to customers and regulatory agencies
- Implementation of a comprehensive multi-year capital improvement program, a financially sound and successful operating budget, and compliance with increasingly restrictive water quality requirements
- Successful execution of the District's first ever Water Day Celebration, attended and enjoyed by many on May 14, 2011
- Successful annual audits of the District's Financial Statements and Independent Auditors Reports, resulting in annual unqualified opinions
- Development and execution of an agreement for Emergency Water Supply between Coastside County Water District and the Montara Water and Sanitary District in October 2010
- Adoption of an approved Urban Water Management Plan in 2010 and 2015
- Successful implementation of the WaterSmart program, an online water management tool providing a multitude of benefits to both customers and the District, especially in the area of water conservation
- Effective development and management of water shortage contingency planning, mandatory water use restrictions and heightened water use efficiency
- Displaying outstanding leadership after the District office fire in January of 2014, leading staff through building cleanup and repairs, relocation to temporary office facilities, and overseeing modifications and reconstruction of the District office through February of 2015 while continuing to provide excellent customer service and efficient operations
- Successful implementation of a multitude of Strategic Planning Retreats, featuring individual workshops showcasing topics such as District funding, infrastructure, and water supply
- Development of an additional position and remarkable recruitment of an Assistant General Manager for Finance and Administration position
- Created multiple relationships in the local community enhancing public respect and trust in the District and its operations
- Improved staff relations, enhanced Board communication, creating a spirit of mutual respect and teamwork

**WHEREAS**, David R. Dickson's personal work ethic and dedication to fulfilling the mission of the Coastside County Water District has earned him the respect of directors, co-workers, and customers and the high regard from elected officials, public agency peers, and private consultants that he has interacted with throughout his career at the Coastside County Water District; and

**NOW, THEREFORE BE IT RESOLVED THAT THE** Board of Directors of the Coastside County Water District does hereby adopt this Resolution of Appreciation to honor the dedication and outstanding service of David R. Dickson and extends best wishes for many years filled with happiness and good health during his retirement.

**PASSED AND ADOPTED** this 12<sup>th</sup> day of November 2019 by the following votes of Coastside County Water District Board of Directors:

AYES:  
NOES:  
ABSENT:

\_\_\_\_\_  
Kenneth Coverdell, President  
Board of Directors

\_\_\_\_\_  
Mary Rogren, General Manager  
Secretary of the District



**STAFF REPORT**

**To:** Coastside County Water District Board of Directors

**From:** Mary Rogren, General Manager

**Agenda:** November 12, 2019

Report

Date: November 8, 2019

**Subject:** General Manager's Report

---

**Recommendation:** Information Only.

**PG&E Public Safety Power Shutdown (PSPS) - #2**

On Saturday, October 26, the San Mateo coast experienced a second PSPS event in October due to high fire danger conditions. Power was out from 5PM on Saturday, October 26 to 5PM on Monday, October 28.

The District received a 48-hour warning from PG&E, and Staff was able to prepare by topping off the tanks and fuel supplies. District facilities that have generators (including the Nunes treatment plant, District office, El Granada tank sites/pump stations) immediately transferred seamlessly to backup power.

Different from the October 9 PSPS event is that the District lost power to all District facilities, including the Crystal Springs Pump Station (which does not have a backup generator.) Pilarcitos Reservoir was also offline due to our pipeline replacement project in Pilarcitos Canyon. As a result, we were solely utilizing our tank storage during the event. We did not experience any service disruptions or system pressure issues, and we are not aware of any customer issues or complaints.

During the PSPS event, our PG&E representative was personally in contact with District Staff and provided frequent updates (nearly every two hours) particularly regarding the status of turning back on Crystal Springs Pump Station. However, on Monday morning, PG&E was wavering on whether or not to leave the power off on the coast for additional days due to another PSPS event called for Tuesday, October 29. Thankfully, (and with the help of our PG&E rep) power was restored at Crystal Springs by Monday mid-day (before other areas on the coast) allowing the District to refill/top off the tanks by Monday evening in anticipation of a Tuesday, October 29 event.

**STAFF REPORT****Agenda: November 12, 2019****Subject: General Manager's Report****Page 2**

As noted with the October 9 event, Staff felt that the PSPS was a good stress test for our Staff and facilities. Issues identified and lessons learned include the following:

- In topping off the tanks on Saturday October 26, the Cahill tanks (at the Nunes Plant) overflowed primarily due to the on-call operator misjudging the timing and flow rates to fill the tanks.
- Tank levels at the Cahill tanks dropped from 25.5' to 13.5' during the two-day power outage. The tank level at Denniston dropped from 42' to 18.5' over the two days. Tank levels at the District's other (6) tanks were not significantly drawn down during the outage. With the completion of the Pilarcitos Canyon pipeline replacement this fall, in future PSPS events the District will generally have access to the SFPUC supply from Pilarcitos Reservoir that is gravity fed to the Nunes plant. In addition, with the installation of generators at the Denniston Treatment Plant (planned for Spring 2020), the District will be able to treat water from our Denniston source during future outage events. Staff is currently investigating the feasibility of arranging for backup power at Crystal Springs Pump Station.
- As with the October 9 outage, Comcast internet service went down resulting in the Staff's inability to access our SCADA data, including monitoring tank levels from a central office location. The District is in the process of installing backup internet connectivity with AT&T fiber (to be completed by December 2019.)

Although our local PG&E representative was very helpful during this outage, District Staff continues to be concerned that PG&E can decide to turn off electricity for many (and an unknown # of) days without consideration for an essential customer, the Water District that provides crucial health and safety services to 16,000 people on the coast.

I would like to commend our Operations Staff, James Derbin, and Cathleen Brennan for the great job and the long hours spent on the weekend managing the latest PSPS event.

## **MONTHLY REPORT**

**To:** Mary Rogren, General Manager  
**From:** James Derbin, Superintendent of Operations  
**Agenda:** November 12, 2019  
**Report**  
**Date:** November 6, 2019

---

### **Monthly Highlights**

- **PG&E Public Safety Power Shutdowns**
- **Denniston WTP Maintenance**
  - Rebuilt Caustic Pump #2
  - Rebuilt both Potassium Permanganate pumps
  - Installed new Raw Water Pump #1
  - Repaired raw water intake pipe
- **Nunes WTP Maintenance**
  - Repaired Polyblend
  - Installed new brine pump on hypochlorite generator
- **Installed new pump in Pilarcitos Well #1 after cleaning and video**
- **Leaks repaired:**
  - 771 Johnston St. (service saddle)
  - 2310 Wingfoot (meter leak)
  - 265 Metzgar (main line)
  - HWY 92 and Pilarcitos Canyon (ARV Raw water line)
- **Installed 7 new hydrants:**
  - Correas/Main St
  - Sonora/Francisco
  - 735 El Granada Blvd
  - El Granada Blvd/Lewis Blvd.
  - Francisco/Valencia
  - Francisco/Balboa
  - Stone Pine

### **Sources of Supply**

- **October Sources:**
  - Denniston Reservoir and Wells/Pilarcitos Lake/CSP

### **Projects**

- New fence installed on south side of 766 Main Street parking lot
- Conduit installed for backup internet connection at 766 Main Street
- Stone Dam Pipeline Project started on 10/21/19
- The Obispo Road pipeline extension for the new firehouse is complete, still need County sign off and new DCDA installed and tested
- Bell Moon Pipeline Replacement will be complete by the end of the month
- Casa Del Mar PRV Project - All three PRV vaults are in, project starts on 11/12/19
- Ferdinand Pipeline Replacement Project is complete less one ADA ramp installation and County sign off
- Denniston small spillway weirgate installation and dredging is complete