

Staff Report

for the Board of Directors' Meeting of September 13, 2017

TO: Board of Directors

FROM: Chip Close, Water Operations Manager
Shannon Wood, Business Services Technician

DATE: September 5, 2017

SUBJECT: Montclair Court District Financed Waterline Extension
(Consent Agenda)

OPERATIONS

RECOMMENDATION:

Encumber funds for the Montclair Court District Financed Waterline Extension project as recommended by the Administrative Practices Committee.

BACKGROUND:

The District received a petition signed by eight (8) landowners to extend treated water mains from Serene Hills Court to Montclair Court. The signed petition meets the 60 percent threshold and the area has been mapped using the current policy methods. The Engineering Committee recognized this group September 20, 2016. Preliminary studies on the orderly expansion of the distribution system to serve this area will necessitate an expansion of the existing Serene Hills pump station and roughly 4,600 lineal feet of 8-inch pipe to serve eleven (11) parcels. Future expansion beyond Montclair Court is expected in the future.

It is the recommendation of staff based on the potential service area that upgrades to the Serene Hills Court pump station is considered regional benefit. As a pump station of regional benefit the costs for design and upgrade will come from capacity fees, therefore are not included in the project cost sheet. The attached map indicates the area that is anticipated to be served by this pump station.

As illustrated on the Area Map, there are 10 mainline connections and 1 variance connection. There appears to be 3 vacant parcels, one above the soft target of 2 for a project of this size. The vacant parcels have different individual owners.

The Administrative Practices Committee reviewed the project at the August 1, 2017 meeting. The committee unanimously agreed to advance to the Board of Directors to encumber funds as appropriate.

BUDGETARY IMPACT:

The overall project estimate is \$841,452 of which \$44,550 will be District participation leaving the balance to be recovered through DFWLE Funding Agreements or future District Reimbursement as follows:

Total Project Estimate: \$841,452

Community Investment Stabilization Fund (District Participation): \$44,550

Community Investment Stabilization Fund (Property Owner Participation): \$796,902

Reimbursement Potential:

Cash Deposit (Good Faith Deposit 7 @ \$7,245): \$50,715 – beginning of project

Cash Due over \$30,000 Limit (minimum of 7 @ \$35,201): \$246,407 – after project reconciliation

Deferred Revenue (minimum of 7 @ \$30,000): \$210,000 – over 20 years

Future Reimbursement (4 parcels @ \$72,446): \$289,784 – at request of meter(s)

Attachments (3):

- Project Estimate
- Area Map
- Regional Pump Station Area

MONTCLAIR COURT
District Financed Waterline Extension
July 2017

ADMINISTRATION

Description	Quantity		Unit Cost	Total Cost	District Participation		Project Participant Costs		
					Transmission & Storage Facilities	Community Investment Funds			
Up-Front	Preliminary engineering study (Labor)		1	ls	\$500	\$500	\$0	\$500	\$0
	Engineering administration (Labor)		1	ls	\$1,500	\$1,500	\$0	\$1,500	\$0
	Survey and Engineering (Consultant)		1	ls	\$1,500	\$1,500	\$0	\$1,500	\$0
	Right of way (Labor)		1	ls	\$1,000	\$1,000	\$0	\$1,000	\$0
	Engineering/Administration Subtotal					\$4,500	\$0	\$4,500	\$0
Burden on Payroll (Labor only)		47	%		\$1,410	\$0	\$1,410	\$0	
<i>Subtotal</i>					\$5,910	\$0	\$5,910	\$0	
After Agreement	Contract administration (Labor)		1	ls	\$3,000	\$3,000	\$0	\$0	\$3,000
	Engineering administration (Labor)		1	ls	\$12,000	\$12,000	\$0	\$0	\$12,000
	Engineering (Consulting fees)		1	ls	\$0	\$0	\$0	\$0	\$0
	Drafting (Labor)		1	ls	\$2,000	\$2,000	\$0	\$0	\$2,000
	Survey (Labor)		1	ls	\$12,000	\$12,000	\$0	\$0	\$12,000
	Inspection (Labor)		1	ls	\$7,000	\$7,000	\$0	\$0	\$7,000
	Right of way (Labor)		1	ls	\$4,000	\$4,000	\$0	\$0	\$4,000
	Right of way (Acquisition) ¹		1	ls	\$0	\$0	\$0	\$0	\$0
	Right of way (Consultant)		1	ls	\$0	\$0	\$0	\$0	\$0
	CEQA administration (Labor) ³		1	ls	\$100	\$100	\$0	\$0	\$100
	Fish & Game, CEQA, & Recording Fees		1	ls	\$0	\$0	\$0	\$0	\$0
	Engineering/Administration Subtotal					\$40,100	\$0	\$0	\$40,100
Burden on Payroll (Labor only)		47	%		\$18,847	\$0	\$0	\$18,847	
<i>Subtotal</i>					\$58,947	\$0	\$0	\$58,947	
Administration Subtotal					\$64,857	\$0	\$5,910	\$58,947	

CONSTRUCTION

Description	Quantity		Unit Cost	Total Cost	District Participation		Project Participant Costs
					Transmission & Storage Facilities	Community Investment Funds	
Clearing and grubbing/bonds/mob	1	ls	\$3,000	\$3,000	\$0	\$0	\$3,000
8-inch pipe ²	4,600	ft	\$120	\$552,000	\$0	\$0	\$552,000
2-inch blowoff	2	ea	\$2,500	\$5,000	\$0	\$0	\$5,000
Air release assembly	2	ea	\$4,300	\$8,600	\$0	\$0	\$8,600
8-inch valve	6	ea	\$2,000	\$12,000	\$0	\$0	\$12,000
Fire hydrant	4	ea	\$8,400	\$33,600	\$0	\$33,600	\$0
Main ending with blowoff	2	ls	\$2,000	\$4,000	\$0	\$0	\$4,000
Single service assembly	12	ea	\$3,300	\$39,600	\$0	\$0	\$39,600
Rock Removal Unforseen	50	cy	\$350	\$17,500	\$0	\$0	\$17,500
<i>Construction Subtotal</i>				\$675,300	\$0	\$33,600	\$641,700
Contingency	15	%		\$101,295	\$0	\$5,040	\$96,255
Construction Subtotal				\$776,595	\$0	\$38,640	\$737,955
TOTAL ESTIMATED PROJECT COST				\$841,452	\$0	\$44,550	\$796,902

TOTAL PARTICIPANT COST PER PARCEL = \$72,446

11 Total Parcels
1 Variance

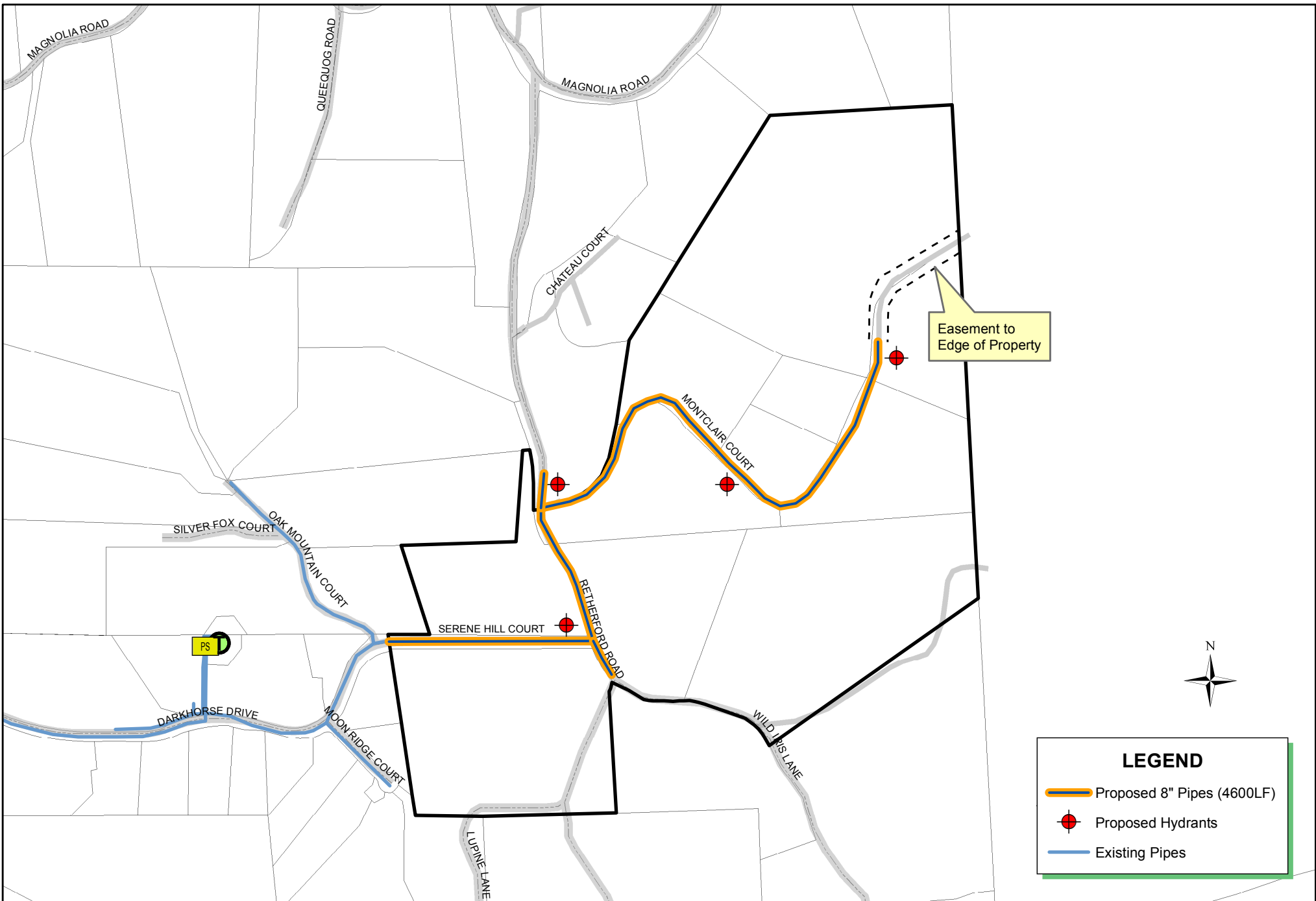
¹ Public Utility Easement Exists for majority of Roadways

² Cost includes patch of roadway where pipe is installed

³ Cost is for a Categorical Exemption




⁴ Any normal wear caused by construction on private roadway will be paid for separately by participants.

⁵ Pump station modification separate and paid for by capacity fees.



S:\arcview\WLE\MontclairCt.mxd

LEGEND

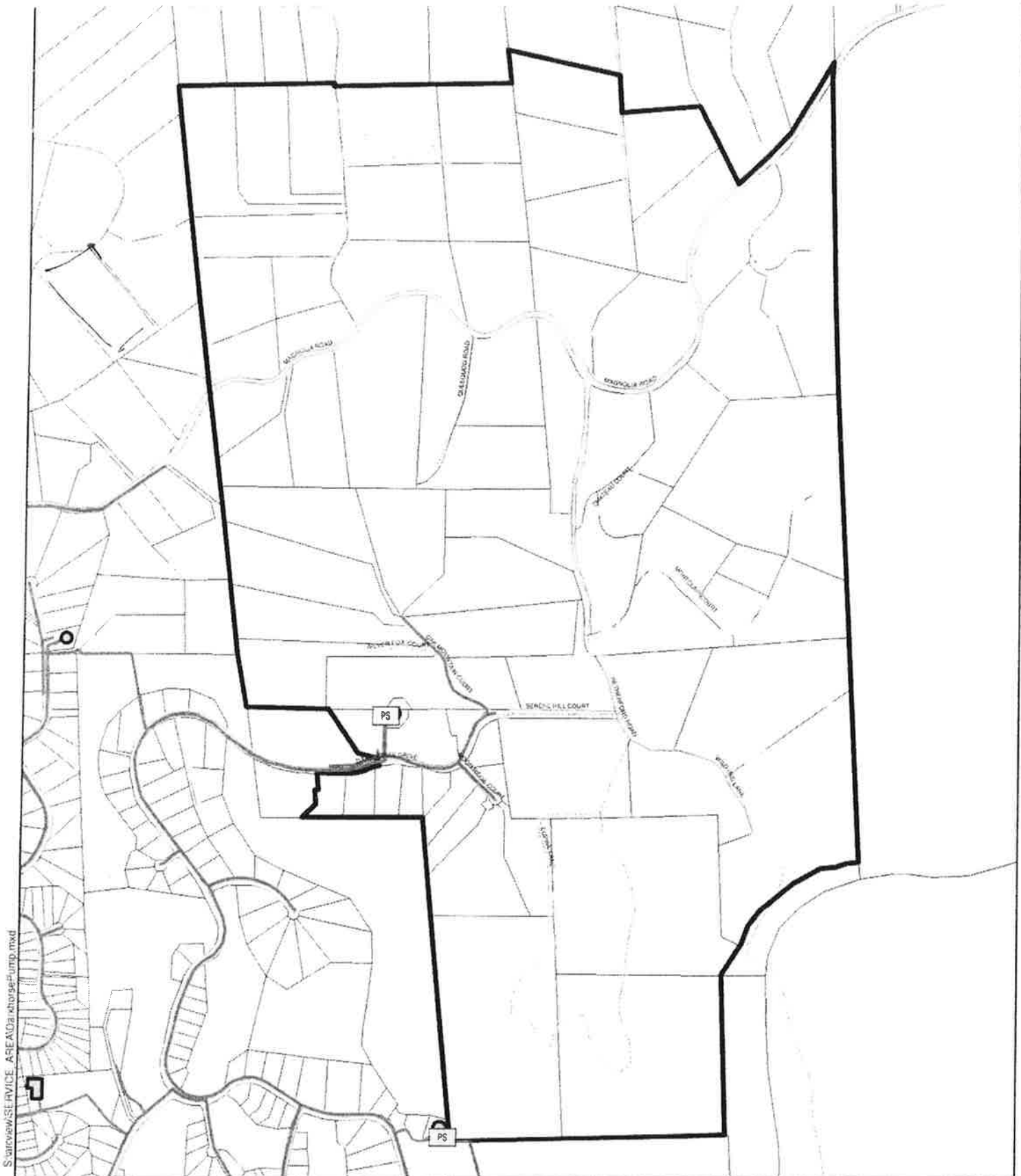
-  Proposed 8" Pipes (4600LF)
-  Proposed Hydrants
-  Existing Pipes



NEVADA IRRIGATION DISTRICT
 NEVADA COUNTY -- PLACER COUNTY
 GRASS VALLEY, CALIFORNIA

MONTCLAIR COURT DFWLE

Drawn By: D. HUNT Date: 9/1/2016 Scale: 1" = 600' @ 8-1/2x11 Sheet: 1 of 1



S:\arcview\SRV\SRV_ASE\A10a\darkhorse\pump.mxd



POSSIBLE DARKHORSE PUMP STATION SERVICE AREA

Date: 01/1/2016
 Drawn By: D. HUNT

NEVADA IRRIGATION DISTRICT
 NEVADA COUNTY - PLACER COUNTY
 GRASS VALLEY, CALIFORNIA

Scale: 1" = 1000' @ 8-1/2x11
 Sheet: 1 of 1