

City of Woodland

REPORT TO MAYOR AND CITY COUNCIL

AGENDA ITEM

TO: THE HONORABLE MAYOR
AND CITY COUNCIL

DATE: February 17, 2009

SUBJECT: Resolution to Revise Boundary - Underground Utility District No. 16

Report in Brief

Underground Utility District No. 16 was established on May 16, 2006. The approved boundary for this district requires the undergrounding of overhead utilities along East Street, between north of Lemen Avenue and Armfield Avenue. PG&E began designing the undergrounding district in June 2008. PG&E's design team has recently asked that the City amend the district boundary to include two more poles along Lemen Avenue, east of East Street. On January 27, 2009, Council adopted a resolution setting a public hearing for February 17, 2009, to consider revising the boundary of Underground Utility District No. 16.

Staff recommends that the City Council hold a public hearing and adopt Resolution No. _____ revising the boundary of Underground Utility District No. 16.

Background

Each year the City receives a work credit allocation of Rule 20A funds from PG&E to underground overhead power lines. The City's balance is approximately \$2,080,000 as of June 30, 2008. PG&E's preliminary estimate for the design and construction of Underground Utility District No. 16 is \$300,000. The City's remaining Rule 20A balance after this project is complete will be approximately \$1,780,000.

The Undergrounding Committee met on February 28, 2006, and unanimously voted to support the formation of a utility undergrounding district to underground existing overhead utilities along East Street, between north of Lemen Avenue and Armfield Avenue (Underground Utility District No. 16). On April 4, 2006, Council adopted Resolution No. 4720 setting a public hearing for May 16, 2006, to consider establishing Underground Utility District No. 16. On May 16, 2006, Council held the public hearing and adopted Resolution No. 4734 establishing Underground Utility District No. 16. On January 27, 2009, Council adopted a resolution setting a public hearing for February 17, 2009, to consider revising the boundary of Underground Utility District No. 16.

Construction of the Lemen/North/East Realignment project (CIP# 00-04) would require relocation of at least six existing overhead poles along East Street. By forming the District, all of the existing poles along the East Street widening, that are part of the Lemen/North/East Realignment project, will be undergrounded at no cost to the City, resulting in a safer road, which is extensively used by the general public.

The area within the existing boundary of Underground Utility District No. 16 covers approximately 800 feet along East Street, from just north of Lemen Avenue to Armfield Avenue (see attached legal description and map adopted by Council on May 16, 2006). The existing poles and overhead lines to be undergrounded are along the east side of the road. This undergrounding district will be connected to an existing undergrounding district that is north of this district, which is called Underground Utility District No. 13.

After one and a half years coordinating with PG&E to get the undergrounding district started, PG&E allocated in December 2007, \$250,000 of the City's Rule 20A funds to be spent in 2008 for this undergrounding district's design and construction. PG&E began their design in June 2008 and revised their cost allocation to \$300,000 for this undergrounding district. PG&E has also been working with AT&T and Wave Broadband to design the undergrounding of their utilities for this district. The undergrounding construction work is scheduled to start during March 2009.

Discussion

PG&E's design team for Underground Utility District No. 16 has recently requested that the City revise the boundary of the undergrounding district to include two more existing overhead poles along Lemen Avenue, covering approximately 270-feet east of East Street. Since these two overhead poles along Lemen Avenue are also in conflict with the City's Lemen/North/East Realignment Project (CIP# 00-04), PG&E has made the decision, during their design, that it makes more sense to underground these poles instead of relocating them.

The resolution to revise the boundary continues to contain language that requires the utility companies to pay for the first 100-feet of a customer's service trench. Any service trench beyond the first 100-feet will be the property owner's expense. PG&E has recently stated that all planned services for this District are less than 100-feet each.

The resolution also continues to contain language that requires PG&E to pay for the actual cost of each property owner's electric panel conversions, not to exceed \$1,500 per service drop. Each property owner will be required to pay PG&E any amount over \$1,500 per service drop. PG&E has recently stated that there is only one planned electric panel conversion in the existing boundary and one additional planned electric panel conversion in the revised boundary affected by this requirement, 301 East Street and 203 East Street (at the Lemen Avenue entrance) respectively. PG&E said that a recent actual cost for electric panel conversions for a different underground district was just under \$1,500 average per service drop. However, PG&E has stated that they are currently obtaining a cost estimate from a vendor for each electrical panel conversion for this District.

If Council approves the revised boundary of Underground Utility District No. 16, PG&E can finalize their design and begin construction in March 2009. Work will be coordinated with the construction of the Lemen/North/East Realignment project, which is scheduled for construction in fall 2009.

Fiscal Impact

There are no impacts to any City funds. The source of funding is the City’s Rule 20A allocation account funded by PG&E.

Public Contact

Posting of the City Council agenda. In addition, a Public Hearing Notice was placed in the Daily Democrat a Public Hearing Notice was mailed to each property owner along the project limits.

Recommendation for Action

Staff recommends that the City Council hold a public hearing and adopt Resolution No. _____ revising the boundary of Underground Utility District No. 16.

Prepared by: Diana R. Ayón, P.E.
Associate Civil Engineer

Reviewed by: Michael Karoly, P.E.
Senior Civil Engineer

Reviewed by: Barry Munowitch, AICP
Assistant City Manager

Mark G. Deven
City Manager

Attachments: Resolution No. _____
Revised District Boundary Legal Description and Map
May 16, 2006 Council Communication and Resolution No. 4734 Establishing the
Underground District
Legal Description and Map for the Approved Boundary on 04/16/06

RESOLUTION NO. _____

A RESOLUTION REVISING UNDERGROUND UTILITY DISTRICT NO. 16

BE IT RESOLVED by the City Council of the City of Woodland as follows:

WHEREAS, the City proposes to revise the existing Underground Utility District No. 16 boundary for removal of overhead utility lines and underground installation of said overhead lines within that certain area of the City described on the attachment, titled "Description for Undergrounding District No. 16"; and

WHEREAS, PG&E's design team for Underground Utility District No. 16 has requested that the City revise the District boundary to include two more existing overhead poles along Lemen Avenue, as shown in the above described attachment, since it makes more sense to underground these poles instead of relocating them because they are in conflict with the City's Lemen/North/East Realignment Project (CIP# 00-04); and

WHEREAS, Council met on February 17, 2009, to discuss the proposed revised Underground Utility District boundary, and the public was given the opportunity to address Council on the matter; and

WHEREAS, the boundary of Underground Utility District No. 16 is changed in accordance with the above described attachment, dated January 7, 2009.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Woodland that pursuant to Chapter 23B-Underground Utilities of the City Code of the City of Woodland, that the area as shown on the above described attachment is hereby declared an Underground Utility District, and is designated as Underground Utility District No. 16 of the City of Woodland.

RESOLVED FURTHER, that Council hereby orders the removal of overhead wires and underground installation of wires for supplying electric service and other overhead utility services within Underground Utility District No. 16 on or before October 31, 2009.

RESOLVED FURTHER, that the utilities will pay for the first 100-feet of each customer's service. Each property owner will be required to pay any amount over 100-feet of service. PG&E has stated that all planned services for this District are less than 100-feet.

RESOLVED FURTHER, that PG&E will procure a contract for conversion of all electric panels and pay for the actual cost of electric panel conversions, not to exceed \$1,500 per service drop. Upon completion of the work, PG&E will invoice property owners for any amount over \$1,500 per service drop. Each property owner will be required to pay any amount over \$1,500 per service drop.

PASSED AND ADOPTED this 17th day of February, 2009 by the following vote:

AYES: Council Members:
NOES: Council Members:
ABSENT: Council Members:
ABSTAIN: Council Members:

MARLIN H. "SKIP" DAVIES
MAYOR

ATTEST:

SUE VANNUCCI, CITY CLERK

**DESCRIPTION
for
UNDERGROUNDING DISTRICT NO. 16
CITY OF WOODLAND**

ALL that real property situate in the City of Woodland, County of Yolo, State of California, and being a portion of the Southwest Quarter of Section 28, and a portion of the Southeast Quarter of Section 29, Township 10 North, Range 2 East, Mount Diablo Base and Meridian, and being portions of East Street and Parcel 2 as they appear in Book 2 of Parcel Maps, at Page 80, a portion of the Exception as described in Book 685, Official Records, at Page 114, a portion of the parcel of land described in Book 1433, Official Records, at Page 383, a portion of that land granted to Dumars Landscaping, a general partnership, as said land is described in Book 1877, Official Records, at Page 309, and portions of Lots 1, 3, and 5, Block 1 as said Lots are shown on the Map of Subdivision of East Woodland, filed February 3, 1913, in Book 2 of Maps, at Page 69, Yolo County Records, being more particularly described as follows:

BEGINNING at a point lying on the West line of East Street, which bears North 89°42'24" West 29.88 feet from the intersection of the centerlines of North Street and East Street; thence, from said POINT OF BEGINNING, along said West line, North 00°17'11" East 253.10 feet to a point on the Southern line of Undergrounding District No. 13, said point bearing South 89°36'13" East 24.87 feet from the Southwest corner of said Undergrounding District No. 13; thence, along the Southern line of said Undergrounding District No. 13, South 89°36'13" East 70.00 feet; thence, along a line 10.00 feet East of and running parallel to the East line of East Street, South 00°17'11" West 148.19 feet to a point on the North line of Lemen Avenue as it appears in Book 2 of Parcel Maps at Page 80; thence, along said North line, South 87°52'19" East 265.16 feet; thence South 02°07'41" West 60.00 feet to a point on the South side of Lemen Avenue; thence, along said South line, North 87°52'19" West 263.23 feet; thence, along a line 10.00 feet East of and running parallel to the East line of East Street, South 00°17'11" West 575.80 feet; thence, leaving said parallel line, North 89°42'49" West 70.00 feet to a point on the West line of East Street; thence, along said West line, North 00°17'11" East 531.05 feet to the POINT OF BEGINNING.

Containing 1.624 acres of land, more or less.

The basis of bearings for this description is the West line of Section 28, Township 10 North, Range 2 East, Mount Diablo Base and Meridian, shown as North 00°17'11" East on that certain map filed in Book 2 of Parcel Maps at Page 80, Yolo County Records.

End of description.

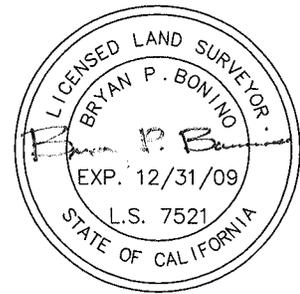
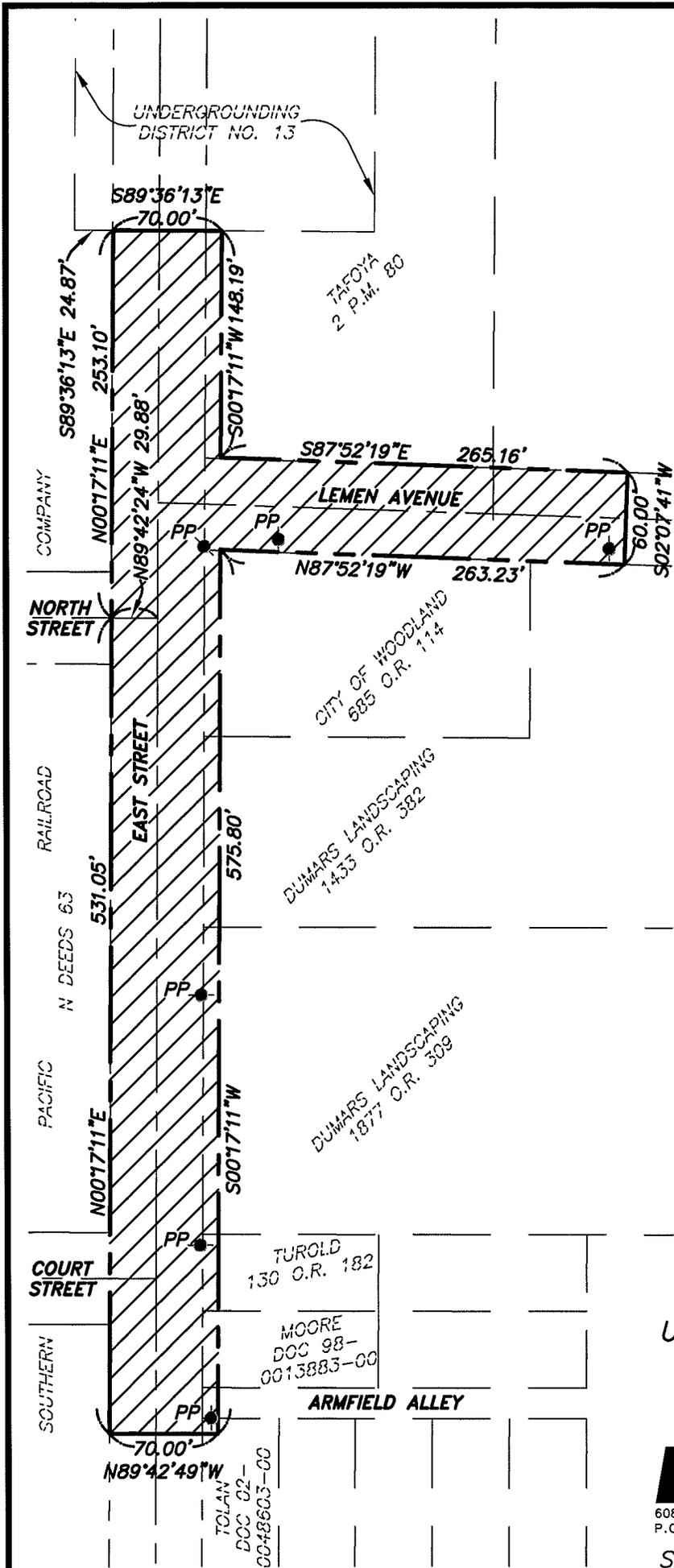


Bryan P. Bonino
Bryan P. Bonino

1/7/09
Date

LEGEND

● POWER POLE (PP)

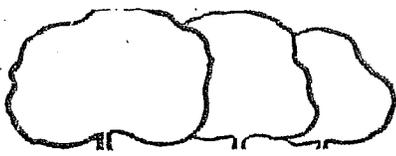


SCALE 1"=100'

EXHIBIT A
UNDERGROUNDING DISTRICT NO. 16
BOUNDARY EXHIBIT
 CITY OF WOODLAND
 YOLO COUNTY, CALIFORNIA

LM LAUGENOUR AND MEIKLE
 CIVIL ENGINEERING · LAND SURVEYING · PLANNING
 608 COURT STREET, WOODLAND, CALIFORNIA 95695 · PHONE: (530) 662-1755
 P.O. BOX 828, WOODLAND, CALIFORNIA 95776 · FAX: (530) 662-4602

Proj. No. 449-72-EXHIBIT-UD16



COUNCIL COMMUNICATION

AGENDA ITEM

5.

SUBJECT: Resolution to Establish Underground Utility District No. 16

DATE: May 16, 2006

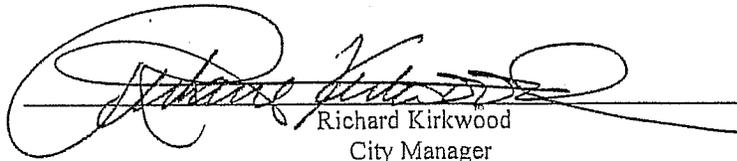
PREPARED BY: Public Works Department

RECOMMENDED ACTION: Staff recommends that City Council 1) hold a public hearing regarding establishing Underground District No. 16 along East Street, between north of Lemen Avenue and Armfield Avenue; and 2) adopt Resolution No. _____ establishing the District.

BACKGROUND INFORMATION: Each year the City receives a work credit allocation of funds from PG&E to underground overhead power lines. The City's balance is approximately \$1,500,000 as of January 1, 2005. It is expected that the Undergrounding District #15 for the Community/Senior Center will cost approximately \$150,000; it is currently in progress. Once the Undergrounding District #15 is complete, then the remaining balance will carry over into the proposed Undergrounding District #16. On April 4, 2006, Council adopted Resolution No. 4720 setting a public hearing for May 16, 2006, to consider establishing an Underground Utility District along East Street, between north of Lemen Avenue and Armfield Avenue.

The Undergrounding Committee met on February 28, 2006, and unanimously voted to support the formation of a utility undergrounding district at this location. The proposed district is being recommended to underground the existing overhead utilities along the east side of East Street. Construction of the Lemen/North/East Realignment project (PN: 00-04) would require relocation of at least six existing overhead poles along East Street. By forming the District, all of the existing poles along the East Street widening that are part of the Lemen/North/East Realignment project can be undergrounded at no cost to the City, resulting in a safer road, which is extensively used by the general public.

APPROVED BY:


Richard Kirkwood
City Manager

SUBJECT: Resolution to Establish Underground Utility
District No. 16

PAGE: 2

ITEM: 5.

The area proposed for the District covers approximately 800 feet along East Street, from just north of Lemmen Avenue to Armfield Avenue (see legal description and map attached to the Resolution). The existing poles and overhead lines proposed for undergrounding are along the east side of the road. This proposed undergrounding district will be connected to an existing undergrounding district that is north of this district, which is called Undergrounding District #13.

PG&E's Rule 20A coordinator, Jenny Perez, has advised the Undergrounding Committee that the proposed district conforms to their criteria. PG&E's costs will come from the City's Rule 20A account balance. AT&T will, at its expense, underground its facilities along certain thoroughfares and on certain lands at the same time and to the extent that the electric utility company converts its facilities.

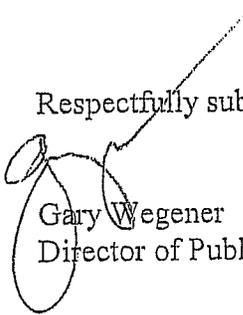
A Notice has been placed in the Daily Democrat and mailed to each property owner along the project limits, to provide information of the proposed District and to notify folks that Council will be considering adoption of a Resolution at the May 16, 2006 meeting. Property owners may want to discuss the project at the meeting.

If Council approves the District, the design and engineering work will take place in Summer 2006, and the actual construction will follow in Spring 2007. Work will be coordinated with the construction of the Lemmen/North/East Realignment project, which is slated for completion in late-2007.

ENVIRONMENTAL IMPACTS: Underground District No. 16 is Categorical Exempt under Section 15302 of CEQA (Class 2 Replacement or Reconstruction - conversion of overhead utility distribution system facilities to underground).

BUDGET IMPACTS: None from the General Fund. The source of funding is the City's Rule 20A allocation account.

Respectfully submitted,


Gary Wegener
Director of Public Works

Written By: Diana Ayón, Project Manager

Attachments: Resolution No. _____
Resolution No. 4720 and Approximate Site Limits map
District Boundary Legal Description and Map

RESOLUTION NO. 4734

A RESOLUTION ESTABLISHING UNDERGROUND UTILITY DISTRICT NO. 16

BE IT RESOLVED by the City Council of the City of Woodland as follows:

WHEREAS, the City proposes the removal of overhead utility lines and underground installation of said overhead lines within that certain area of the City described on the attachment, titled "Description for Undergrounding District No. 16"; and

WHEREAS, Council met on May 16, 2006, to discuss the proposed Underground Utility District, and the public was given the opportunity to address Council on the matter; and

WHEREAS, The Council determined that the Underground Utility District herein created is in the general public interest for the following reason(s):

1. The undergrounding will avoid or eliminate overhead electrical distribution facilities and other overhead utility lines, and
2. The street or road or right-of-way in the District is extensively used by the general public and carries a heavy volume of pedestrian or vehicular traffic, and
3. The street or road or right-of-way in the District is considered an arterial street as defined in the City's General Plan and the City's Streets Master Plan.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Woodland that pursuant to Chapter 23B-Underground Utilities of the City Code of the City of Woodland, that the area as shown on the above described attachment is hereby declared an Underground Utility District, and is designated as Underground Utility District No. 16 of the City of Woodland.

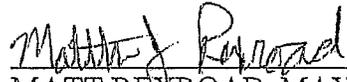
RESOLVED FURTHER, that Council hereby orders the removal of overhead wires and underground installation of wires for supplying electric service and other overhead utility services within Underground Utility District No. 16 on or before December 31, 2007.

RESOLVED FURTHER, that the utilities will pay for the first 100-feet of each customer's service.

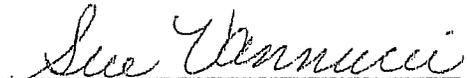
RESOLVED FURTHER, that PG&E will reimburse the community for the actual cost of electric panel conversions, not to exceed \$1,500 per service drop, upon completion of the work and after invoiced by the community. This requires that the community procure a contract for conversion of all electric panels. Each property owner will be required to pay any amount over \$1,500 per service drop.

PASSED AND ADOPTED this 16th day of May, 2006 by the following vote:

AYES:	Council Members:	Flory, Monroe, Peart, Pimentel, Rexroad
NOES:	Council Members:	None
ABSENT:	Council Members:	None
ABSTAIN:	Council Members:	None


MATT REXROAD, MAYOR

ATTEST:


SUE VANNUCCI, CITY CLERK

DESCRIPTION
for
UNDERGROUNDING DISTRICT NO. 16
CITY OF WOODLAND

ALL that real property situate in the City of Woodland, County of Yolo, State of California, and being a portion of the Southwest Quarter of Section 28, and a portion of the Southeast Quarter of Section 29, Township 10 North, Range 2 East, Mount Diablo Base and Meridian, and being portions of East Street and Parcel 2 as they appear in Book 2 of Parcel Maps, at Page 80, a portion of the Exception as described in Book 685, Official Records, at Page 114, a portion of the parcel of land described in Book 1433, Official Records, at Page 383, a portion of that land granted to Dumars Landscaping, a general partnership, as said land is described in Book 1877, Official Records, at Page 309, and portions of Lots 1, 3, and 5, Block 1 as said Lots are shown on the Map of Subdivision of East Woodland, filed February 3, 1913, in Book 2 of Maps, at Page 69, Yolo County Records, being more particularly described as follows:

BEGINNING at a point lying on the Western line of East Street, which bears North 89°42'18" West 30.00 feet from the intersection of the centerlines of North Street and East Street; thence, from said POINT OF BEGINNING, North 00°17'11" East 277.81 feet to a point on the Southern line of Undergrounding District No. 13, said point bearing South 89°36'13" East 24.83 feet from the Southwest corner of said Undergrounding District No. 13; thence, along the Southern line of said Undergrounding District No. 13, South 89°36'13" East 70.00 feet; thence South 00°17'11" West 807.04 feet; thence North 89°42'49" West 70.00 feet to a point on the Western line of East Street; thence, along said Western line, North 00°17'11" East 529.36 feet to the POINT OF BEGINNING.

Containing 1.30 acres of land, more or less.

End of description.



Bryan P. Bonino 5/4/06
Bryan P. Bonino Date

UNDERGRO. JING
DISTRICT NO. 13

S89°36'13"E

24.83'

70.00'

TAFOYA
2 P.M. 80

COMPANY

N00°17'11"E 277.81'

LEMEN AVENUE

N89°42'18"W
30.00'

CITY OF WOODLAND
685 O.R. 114

807.04'

DUMARS LANDSCAPING
1453 O.R. 382

DUMARS LANDSCAPING
1877 O.R. 309

RAILROAD

N DEEDS 63

529.36'

EAST STREET

N00°17'11"E

S00°17'11"W

COURT STREET

SOUTHERN

TUROL
130 O.R. 182

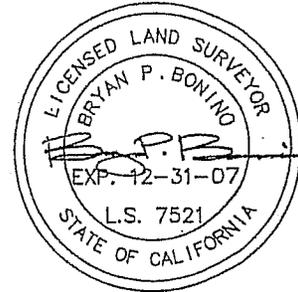
MOORE
DOC 98-
0013883-00

ARMFIELD ALLEY

N89°42'49"W

TOLAN
DOC 02-
0048603-00

ARMFIELD AVENUE



LEGEND

● POWER POLE (PP)



SCALE 1"=100'

EXHIBIT A
UNDERGROUNDING
DISTRICT NO. 16
BOUNDARY EXHIBIT
CITY OF WOODLAND
YOLO COUNTY, CALIFORNIA



CIVIL ENGINEERING
LAND SURVEYING
PLANNING

LAUGENOUR AND MEIKLE
608 COURT STREET, WOODLAND, CA 95695
PHONE: (530) 662-1755
FAX: (530) 662-4602

SHEET 1 OF 1 MAY 3, 2006

Proj. No. 449-72-EXHIBIT-UD16