

TO: BOARD OF DIRECTORS
FROM: BRUCE BUEL *BBB*
DATE: OCT. 9, 2009

AGENDA ITEM
C-3
OCT. 14, 2009

SUNDALE WELL AND MONTHLY ENGINEER UPDATE

ITEM

NCSD District Engineer Peter Sevcik re District Engineer Activities in September and updates regarding Sundale Well [NO ACTION REQUESTED].

BACKGROUND

Peter Sevcik is scheduled to summarize the attached outline and provide updates on Sundale Well.

RECOMMENDATION

Staff recommends that your Honorable Board receive the presentations and ask questions as appropriate.

ATTACHMENTS

- District Engineer Activities Outline

T:\BOARD MATTERS\BOARD MEETINGS\BOARD LETTER\BOARD LETTER 2009\091014EngReport.DOC



NIPOMO COMMUNITY SERVICES DISTRICT

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NIPOMO, CA 93444 - 0326
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Web site address www.ncsd.ca.gov

MEMORANDUM

TO: BRUCE BUEL, GENERAL MANAGER
FROM: PETER V. SEVCIK, P.E., DISTRICT ENGINEER *P.V.S.*
DATE: OCTOBER 6, 2009
RE: DISTRICT ENGINEER ACTIVITIES UPDATE

- **Santa Maria Waterline Intertie Project**
 - Met with City of Santa Maria operations staff
 - Met with AECOM and MNS staff to resolve issues raised by peer reviewers
 - Reviewed 60% submittal for Pump Station/Well Improvements (Bid Package #4)
 - Assisted General Manager with Committee meeting
- **Southland WWTF Upgrade**
 - Overseeing completion of Fugro's field activities on Pasquini property
 - Assisting with environmental review process
 - Biosolids removal and disposal project in progress
- **Willow Road Waterline Extension Phase 1 Project**
 - Waiting for County to bid project
- **Willow Road Waterline Extension Phase 2 Project**
 - Scheduling meeting with County to review 35% design
- **Water and Sewer Master Plan Implementation**
 - Preparing RFP for SCADA upgrade
 - Reviewing Misty Glen Connection bids
- **Safety Program**
 - Coordinated and attended traffic control training for District operations employees on 9/22
 - Continued to monitor on-line training program for all District employees
- **Sewer System Management Plan**
 - Finalized Overflow Emergency Response Plan and Fats, Oils and Grease (FOG) Control Elements
- **Sundale Well**
 - Waiting for clearance from SDRMA to begin process of rebuilding well


District Engineer Activities Update

October 6, 2009

Page 2

- **Development Oversight**
 - Tract 2663 on Buckhorn construction completed
 - Tract 2689 on Tefft in construction
 - CO 06-0225 on Tefft in construction
 - Tract 2441 on Grande in plan review
 - Tract 2855 on Juniper in plan review
 - Tract 2650 on Willow in plan review
 - Continued service request, plan check and project acceptance processing

- **Other**
 - Overseeing development of Triggered Source Monitoring Plan
 - Reviewed Urban Water Management Plan update proposals
 - Production well pumping measurement investigation
 - Attended Water System Infrastructure training seminar on 10/7/2009
 - Submitted monthly compliance reports for the water and wastewater systems

TO: BOARD OF DIRECTORS
FROM: BRUCE BUEL 
DATE: OCT. 9, 2009

AGENDA ITEM
C-4
OCT. 14, 2009

SUMMARY OF 9/28/09 MILLER PARK DESIGN FORUM

ITEM

NCSD General Manager Bruce Buel re Miller Park Design Forum [NO ACTION REQUESTED].

BACKGROUND

23 residents participated in the 9/28/09 Design Forum, of which 17 submitted comment forms. Attached is a copy of the slide show and a tally of responses to the 54 images in the slide show.

RECOMMENDATION

Staff recommends that your Honorable Board receive the presentations and ask questions as appropriate.

ATTACHMENTS

- Power Point Slide Show
- Tally of Responses

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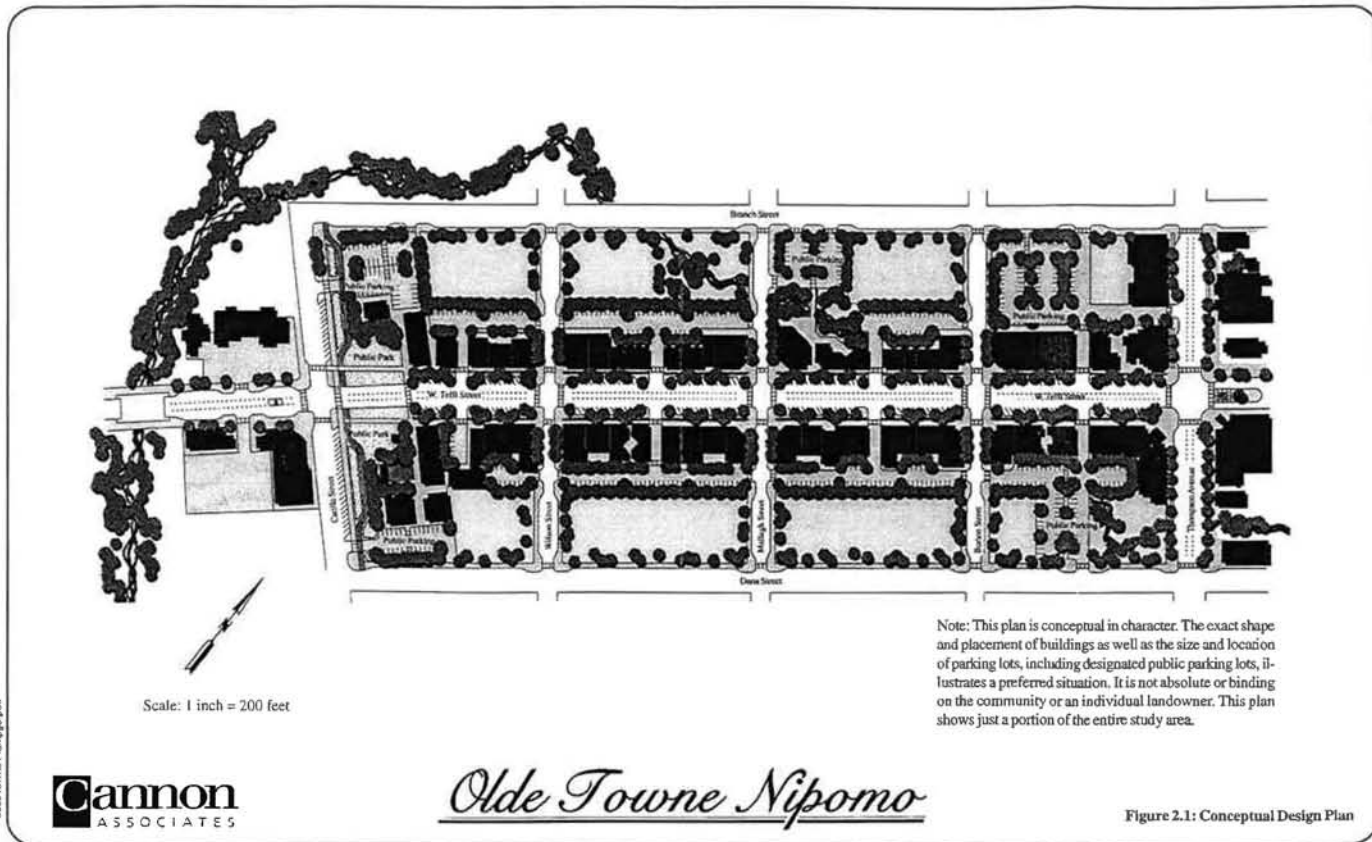
Miller Park Design Option Forum

Nipomo Community Services District
September 29, 2009



Olde Towne Conceptual Plan

Community Design Guidelines and Standards



Miller Park Design Guidelines

Community Design Guidelines and Standards

PUBLIC PARK (JIM MILLER MEMORIAL PARK)

The intersection of W. Tefft Street and Carrillo Street is the gateway to Olde Towne Nipomo. Two one-acre parcels - one on each side of W. Tefft Street, east of Carrillo - are designated Public Facilities in the South County Area Plan. The property is owned by the County. The sites are designed for a park-like entry into Olde Towne. The site is proposed for the Jim Miller Memorial Park. (See Figure 2.14) An open plaza, enhanced by landscaping, will encourage public gatherings. No parking will be allowed on W. Tefft Street through the public facility area. L-shaped buildings will enclose the plaza and are primarily intended for public use, such as a community theater, museum, or relocated post office. The area will commemorate the historical significance of the Pacific Coast Railway to Nipomo by containing railroad memorabilia such as boxcars. Specialty retail and other revenue-generating activities are also necessary to offset the costs of maintaining the park. Public parking lots will be located to the rear of the park on Dana Street and Branch Street.

POLICY 13: Public Park

The public facilities sites at W. Tefft Street and Carrillo Street should be designed as the gateway and public focal point to Olde Towne Nipomo.

Guidelines

- a. **Site.** The site at W. Tefft Street and Carrillo Street should be designed as a park setting adjacent to an open plaza enhanced by landscaping to form a public gathering space.
- b. **Historical design.** The historical significance of the Pacific Coast Railway should be commemorated by including railroad memorabilia such as boxcars.
- c. **Building setback.** Buildings should be set back from W. Tefft Street and Carrillo Street to provide an open plaza.
- d. **Land use.** Land uses should be a combination of public uses such as a community theater, museum, or post office, and revenue-generating uses, such as specialty retail.

Standards

1. **Parking location.** Public parking lots shall be established to the rear of the sites, accessing Dana Street and Branch Street. (No parking will be permitted on W. Tefft Street.)
2. **Bike path.** A bike path shall be designed parallel to the railroad right-of-way as called for in the County Bikeway Plan.
3. **Sewer lift station.** The sewer lift station shall be screened by a gazebo, landscaping, historical elements, or other architectural feature.

Community Design Guidelines and Standards

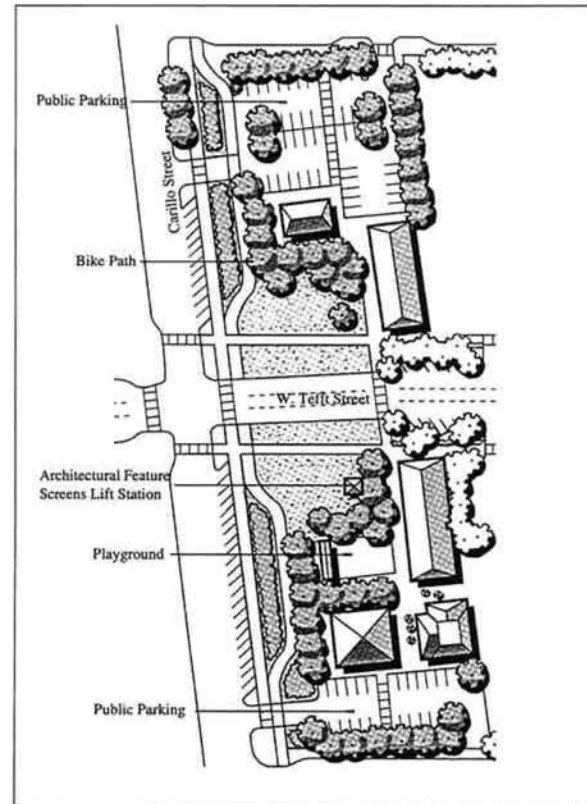
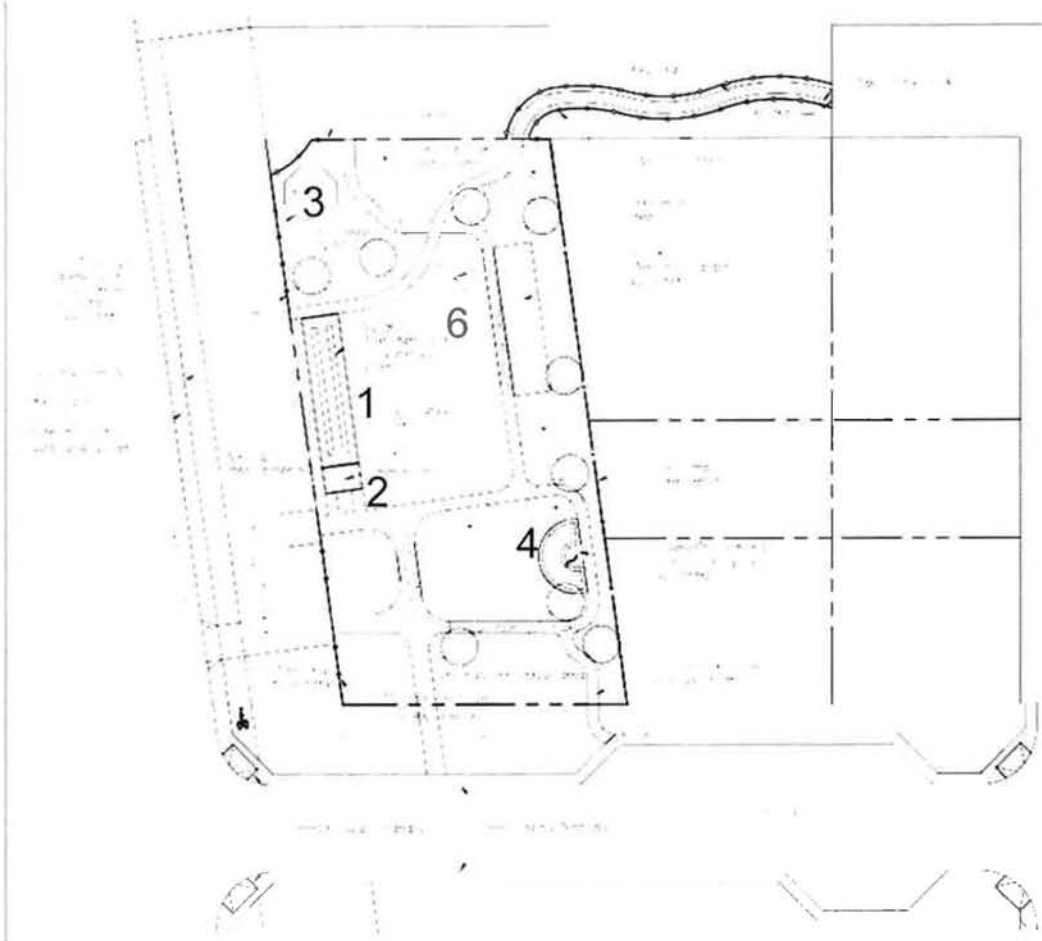


Figure 2.14: Proposed Site for Jim Miller Memorial Park

Draft Site Plan



- 1 Pole Barn
- 2 Restroom
- 3 Gazebo
- 4 Vets Memorial
- 5 Play Elements:
Location to be determined
- 6 Community Tree
- 7 Site Elements:
Located throughout the park

**MILLER O. PARK
 ASSESSMENT DISTRICT
 COST ESTIMATE
 NIPOMO, CA**

Evaluation Form

Miller Park Design Option Forum

Nipomo Community Service District
Design Option Evaluation

September 29, 2009

Please indicate your preference using a scale from 1 to 5.
1 = least desired alternate
5 = most desired alternate

IMAGE NO.

POLE BARNs

1 _____
2 _____
3 _____
4 _____
5 _____
6 _____

RESTROOMS

7 _____
8 _____
9 _____
10 _____
11 _____

GAZEBOS

12 _____
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VETERANS MEMORIAL

18 _____
19 _____
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22 _____

PLAY TIME

23 _____
24 _____
25 _____
26 _____

IMAGE NO.

27 _____
28 _____
29 _____

COMMUNITY TREE

30 _____
31 _____
32 _____
33 _____
34 _____

SITE ELEMENTS

Lighting-overhead

35 _____
36 _____
37 _____
38 _____

Lighting-bollard

39 _____
40 _____
41 _____
42 _____

Trash Receptacles

43 _____
44 _____
45 _____

Benches

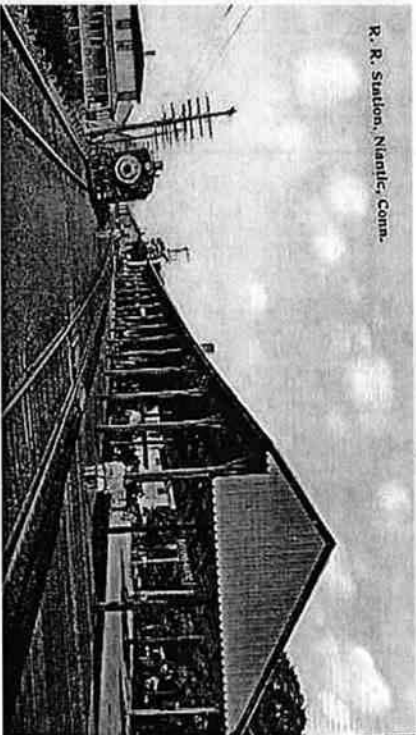
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Signs

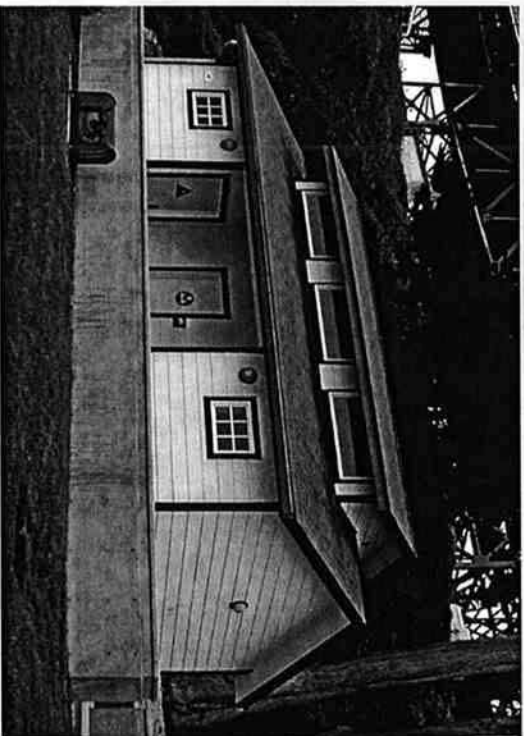
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Evaluation of seven park elements

✿ 1 Pole Barn

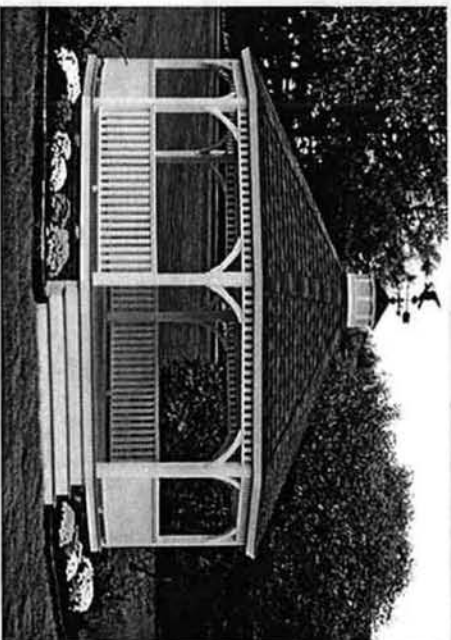


✿ 2 Restroom



Evaluation of seven park elements

3 Gazebo

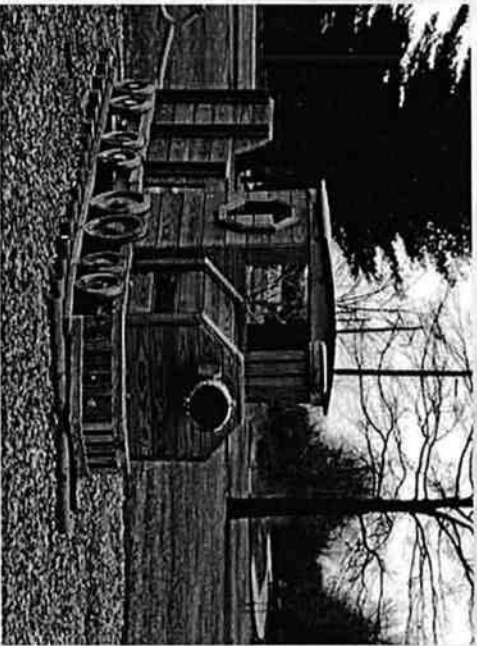


4 Veteran's Memorial



Evaluation of seven park elements

5 Children's play



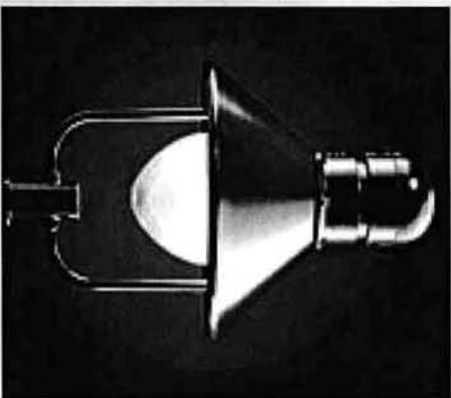
6 Community Christmas Tree



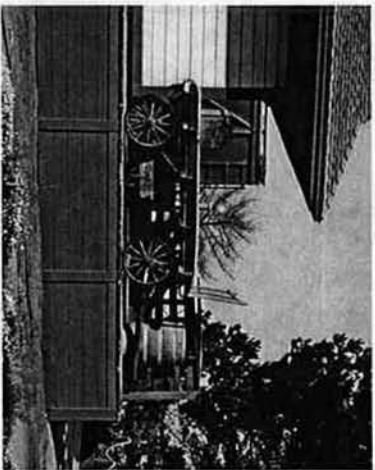
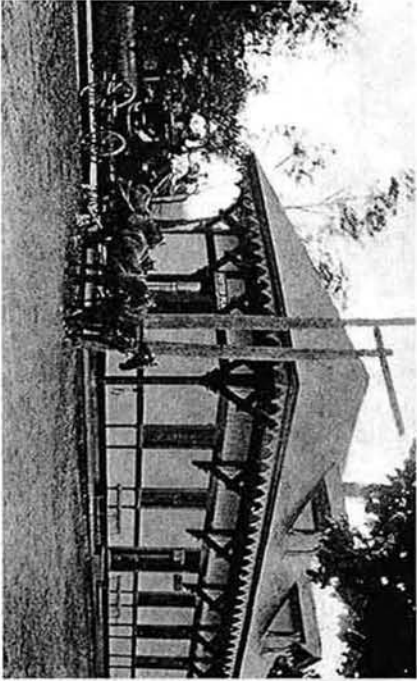
Evaluation of seven park elements

7 Site Furnishings

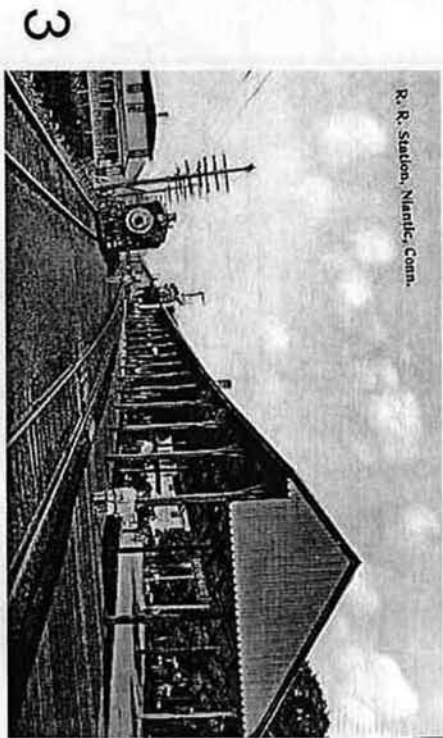
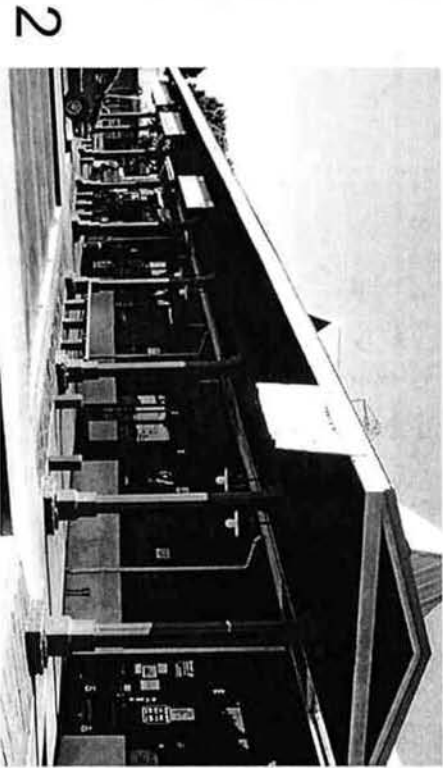
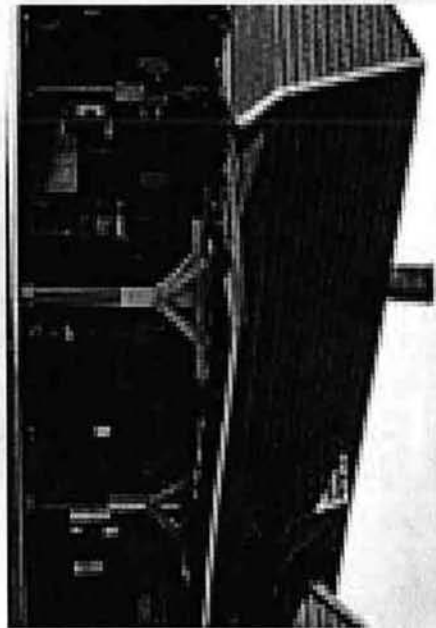
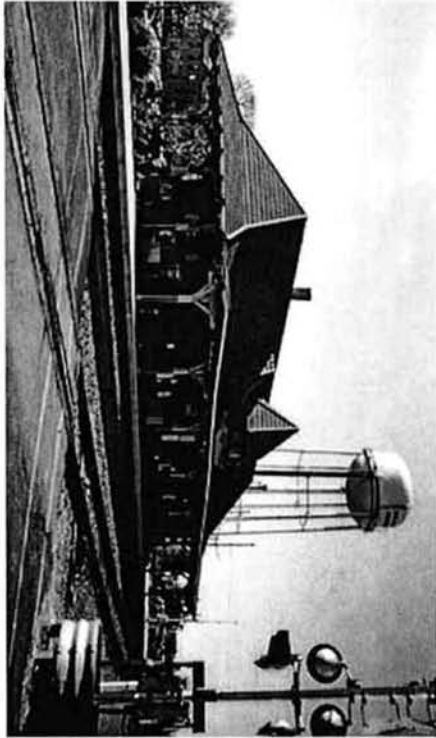
- Lights
- Benches
- Trash Receptacles
- Park sign



Southern Pacific Railroad right-of-way runs through this site



Pole Barns



33

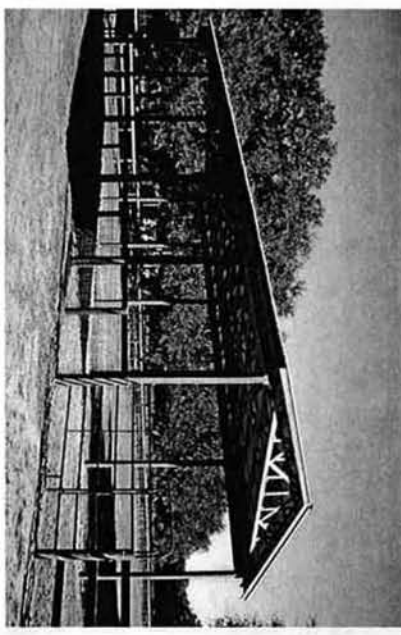
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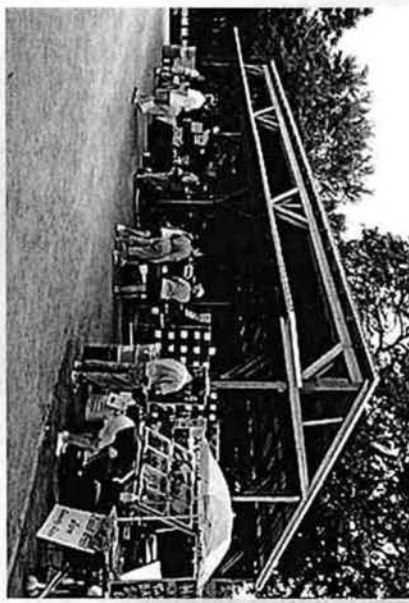
Pole Barns

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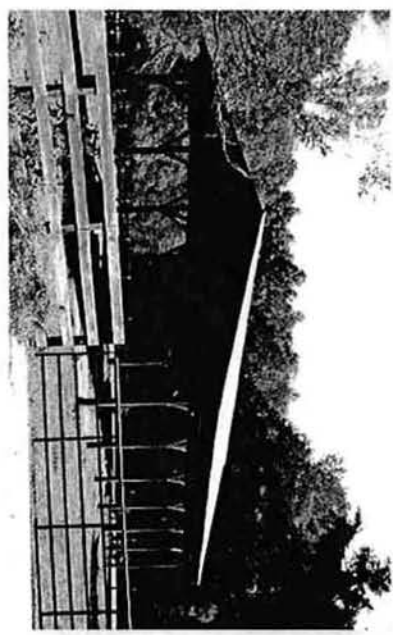
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Restrooms



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Restrooms

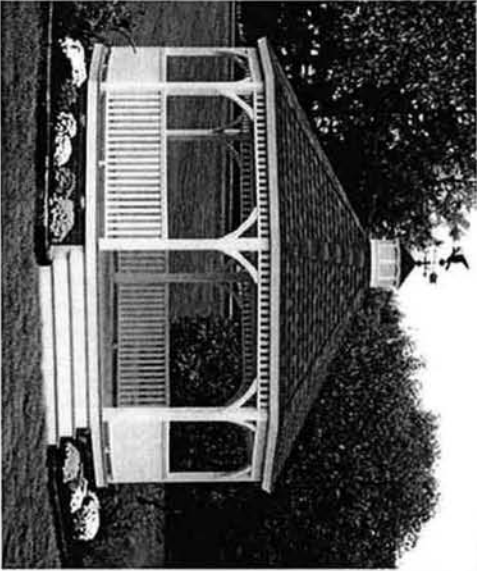


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Gazebo

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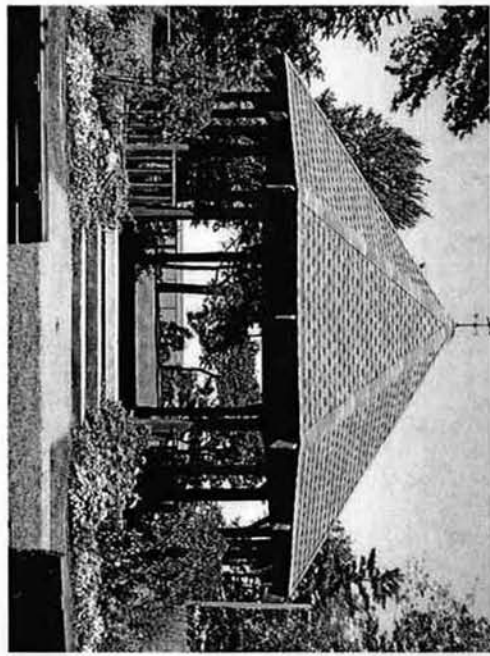
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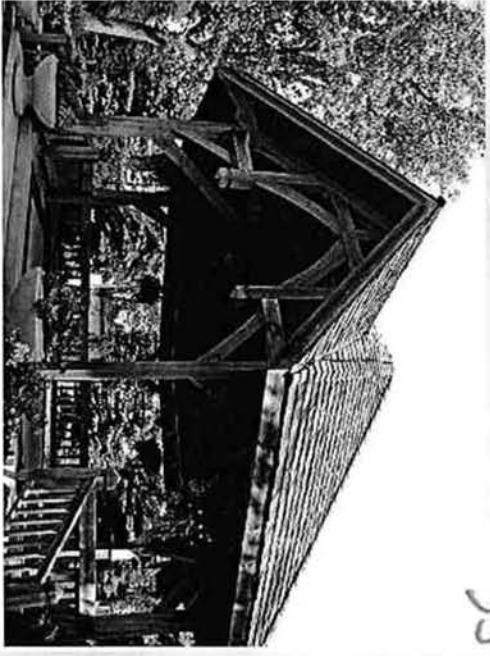
Gazebo

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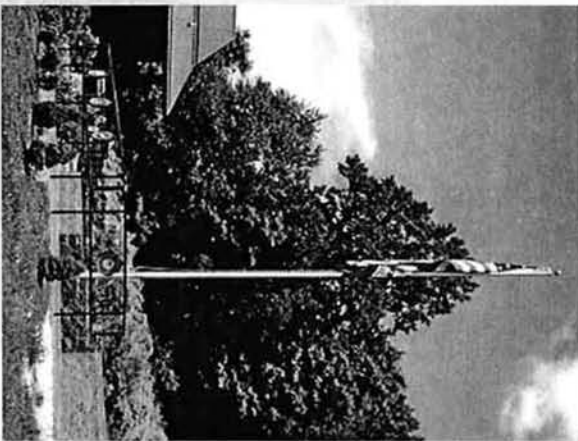
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Veteran's Memorial



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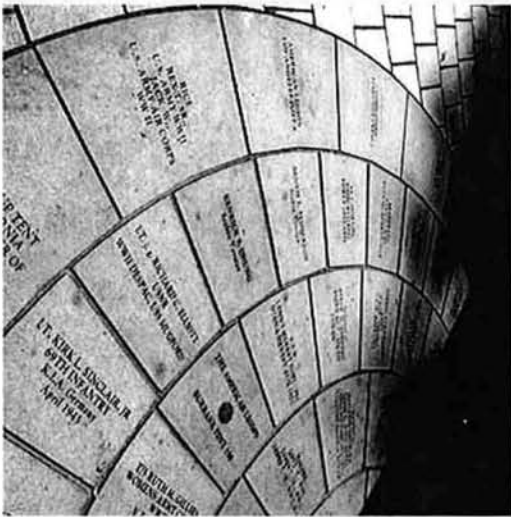
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Veteran's Memorial

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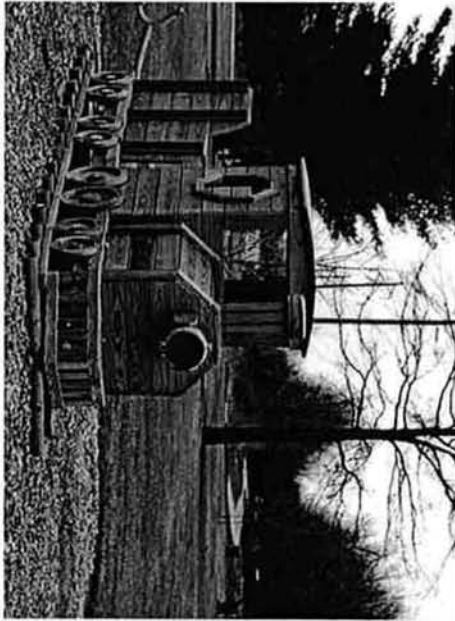
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Play Time



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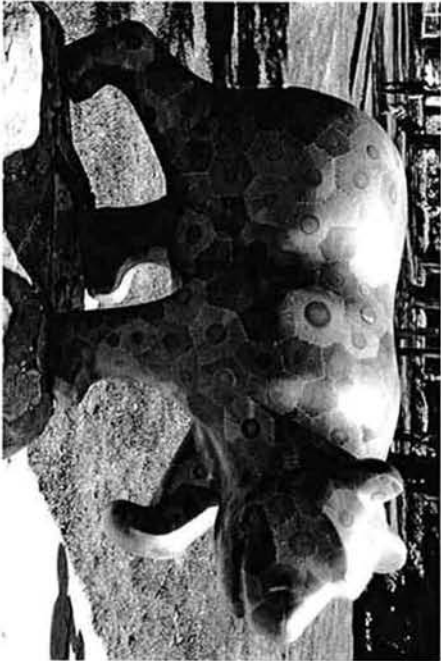
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Play Time



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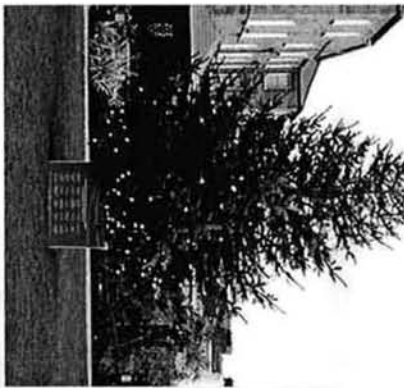
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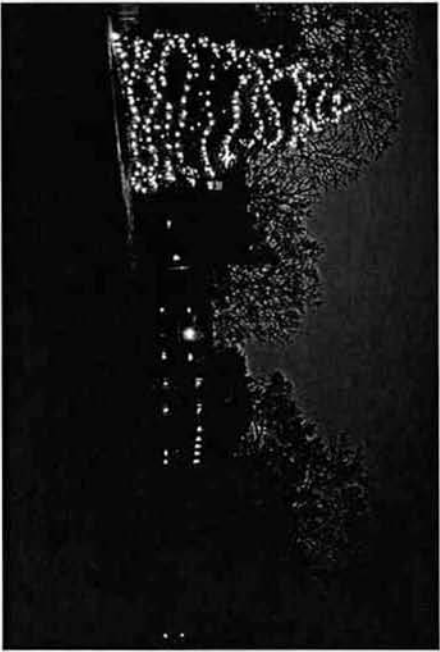
Community Tree

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Community Tree

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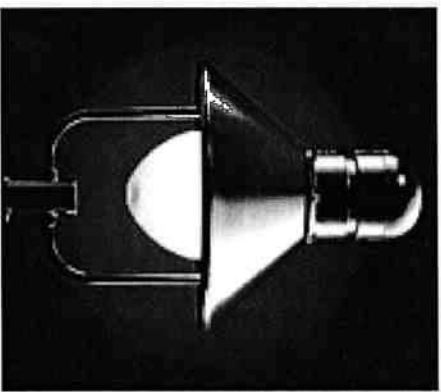
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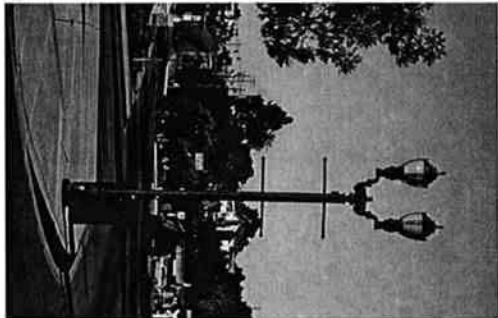
Site Elements: Lighting-overhead

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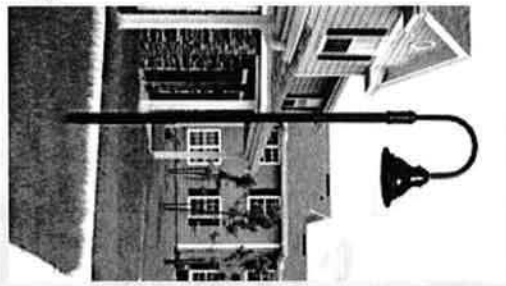
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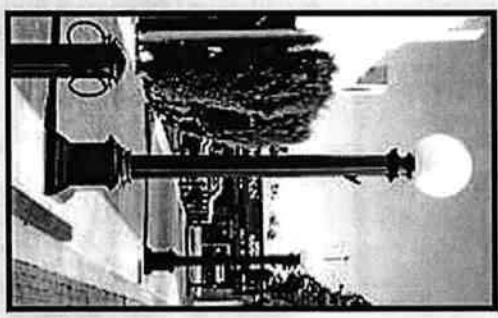
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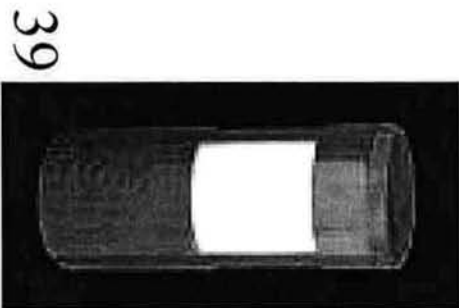
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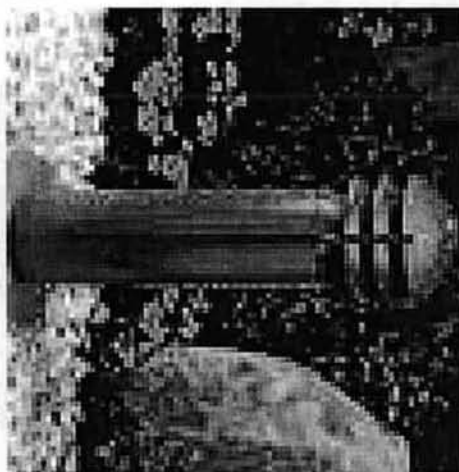
Site Elements: Lighting-bollard

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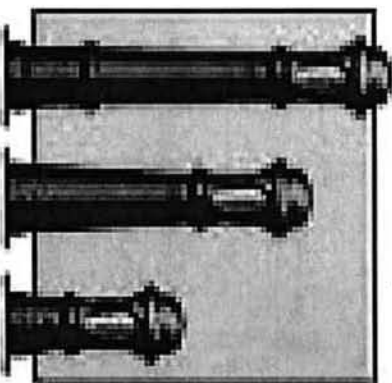
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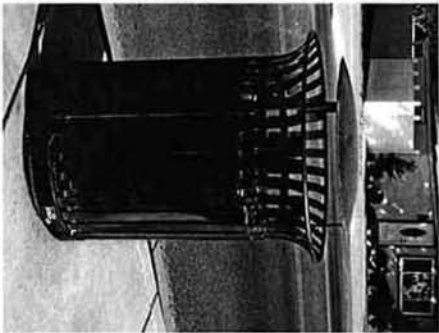
Bollard Lights

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Site Elements: Trash Receptacles

opt

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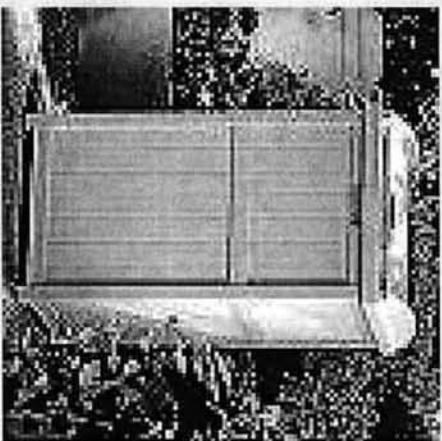
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Site Elements: Benches

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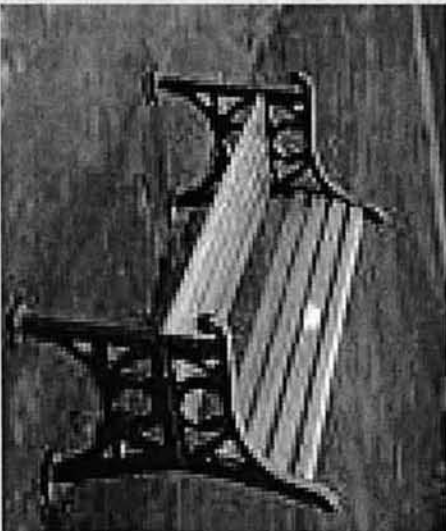
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Site Elements: Park Sign



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MILLER PARK VOTE TALLY											
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