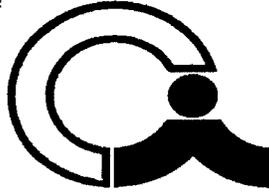


CITY OF INDUSTRY

CITY COUNCIL
REGULAR MEETING AGENDA

NOVEMBER 9, 2017
9:00 AM



Mayor Mark Radecki
Mayor Pro Tem Cory Moss
Council Member Abraham Cruz
Council Member Catherine Marcucci
Council Member Newell Ruggles

Location: City Council Chamber, 15651 East Stafford Street, City of Industry, California 91744

Addressing the City Council:

- ▶ **Agenda Items:** Members of the public may address the City Council on any matter listed on the Agenda. In order to conduct a timely meeting, there will be a three-minute time limit per person for any matter listed on the Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called and prior to the individual being heard by the City Council.
- ▶ **Public Comments (Non-Agenda Items):** Anyone wishing to address the City Council on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a three-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the City Council from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called by the City Clerk and prior to the individual being heard by the City Council.

Americans with Disabilities Act:

- ▶ In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.

Agendas and other writings:

- ▶ In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 East Stafford Street, Suite 100, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Friday 9:00 a.m. to 5:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.

-
1. Call to Order
 2. Flag Salute
 3. Roll Call

4. Presentation by California Assembly Majority Leader Ian Calderon
5. Public Comments
6. **CONSENT CALENDAR**

All matters listed under the Consent Calendar are considered to be routine and will be enacted by one vote. There will be no separate discussion of these items unless members of the City Council, the public, or staff request specific items be removed from the Consent Calendar for separate action.

- 6.1 Consideration of the Register of Demands for November 9, 2017

RECOMMENDED ACTION: Approve the Register of Demands and authorize the appropriate City Officials to pay the bills.

- 6.2 Consideration of the minutes of the May 10, 2016 special meeting; May 19, 2016 special meeting; May 26, 2016 regular meeting; June 9, 2016 regular meeting; June 23, 2016 regular meeting; June 23, 2016 special meeting, July 14, 2016 regular meeting; July 28, 2016 regular meeting; and August 11, 2016 regular meeting

RECOMMENDED ACTION: Approve as submitted.

7. **ACTION ITEMS**

- 7.1 Discussion and presentation by Becky Warren and Adriana Fernandez with Elevate Public Affairs, LLC, on the City's 60th Anniversary

RECOMMENDED ACTION: Provide direction to staff.

- 7.2 Presentation, discussion and direction regarding the operations at the Workman and Temple Family Homestead Museum

RECOMMENDED ACTION: Provide direction to staff.

- 7.3 Discussion and direction regarding a request from the City of West Covina for upgrades to the 1 Industry Hills Parkway radio site

RECOMMENDED ACTION: Provide direction to staff.

- 7.4 Consideration of a Professional Services Agreement with Civiltec Engineering, Inc., for Design Services, in an amount not-to-exceed \$250,444.05, from November 9, 2017 to November 9, 2019

RECOMMENDED ACTION: Approve the Agreement.

- 7.5 Consideration of Supplemental No. 1 to Contract Change Order No. 10 submitted by Caltrans for an increase of \$40,200.97 for the installation of irrigation system and maintenance of mature oak trees at the LA-60 Grand Avenue Westbound Off-Ramp Project

RECOMMENDED ACTION: Approve Supplement No. 1.

- 7.6 Consideration of cancelling the November 23, 2017 City Council Meeting

RECOMMENDED ACTION: Cancel the November 23, 2017 City Council Meeting.

8. **CITY COUNCIL COMMITTEE REPORTS**

9. **AB 1234 REPORTS**

10. **CITY COUNCIL COMMUNICATIONS**

11. **CLOSED SESSION**

- 11.1 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to Government Code Section 54956.9(d)(2): Three Cases

- 11.2 CONFERENCE WITH LEGAL COUNSEL -- EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)
Case: City of Diamond Bar v. Oversight Board of the Successor Agency to the Industry Urban-Development Agency; Successor Agency to the Industry Urban-Development Agency; et al.
Superior Court of California, County of Sacramento
Case No. 34-2017-80002718-CU-WM-GDS

- 11.3 CONFERENCE WITH LEGAL COUNSEL -- EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)
Case: City of Chino Hills v. Oversight Board of the Successor Agency to the Industry Urban-Development Agency; Successor Agency to the Industry Urban-Development Agency; et al.
Superior Court of California, County of Sacramento
Case No. 34-2017-80002719-CU-WM-GDS

- 11.4 CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)
Case: City of Diamond Bar v. City of Industry City Council; Successor Agency to the Industry Urban-Development Agency; Board of Directors of the Successor Agency to the Industry Urban-Development Agency; Oversight Board of the Successor Agency to the Industry Urban-Development Agency; et al.

Superior Court of California, County of Los Angeles
Case No. BS171295

12. Adjournment. If item 7.6 is approved, the next regular City Council Meeting will be Thursday, December 14, 2017 at 9:00 a.m.

CITY COUNCIL

ITEM NO. 6.1

**CITY OF INDUSTRY
AUTHORIZATION FOR PAYMENT OF BILLS
CITY COUNCIL MEETING OF NOVEMBER 9, 2017**

FUND RECAP:

<u>FUND</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
100	GENERAL FUND	12,432,328.33
120	CAPITAL IMPROVEMENT FUND	123,815.77
161	IPUC - ELECTRIC	571,244.47
440	INDUSTRY PUBLIC FACILITY AUTHORITY	3,000.00
TOTAL ALL FUNDS		13,130,388.57

BANK RECAP:

<u>BANK</u>	<u>NAME</u>	<u>DISBURSEMENTS</u>
BOFA	BANK OF AMERICA - CKING ACCOUNTS	11,967,037.55
REF	REFUSE - CKING ACCOUNT	21.57
WFBK	WELLS FARGO - CKING ACCOUNT	1,163,329.45
TOTAL ALL BANKS		13,130,388.57

APPROVED PER CITY MANAGER

**CITY OF INDUSTRY
BANK OF AMERICA
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITYELEC.CHK - City Electric				
1425	10/12/2017		CITY OF INDUSTRY	\$4,430.94
	Invoice	Date	Description	Amount
	10/12/17	10/12/2017	REIMBURSE FOR SALARIES & CAPERS-JUL & AUG	\$4,430.94
1426	10/20/2017		CITY OF INDUSTRY	\$493,620.80
	Invoice	Date	Description	Amount
	10/20/17	10/20/2017	TRANSFER FUNDS-ELECTRIC	\$493,620.80
CITYGEN.CHK - City General				
1029	09/15/2017		CAL-PERS	\$15,968.00
	Invoice	Date	Description	Amount
	PLAN ID26791	09/15/2017	PAYOUT OF CITY'S UNFUNDED LIABILITY	\$15,968.00
1030	09/15/2017		CAL-PERS	\$13,704.00
	Invoice	Date	Description	Amount
	PLAN ID15030	09/15/2017	PAYOUT OF CITY'S UNFUNDED LIABILITY	\$13,704.00
1031	09/15/2017		CAL-PERS	\$8,536,668.00
	Invoice	Date	Description	Amount
	PLAN ID1226	09/15/2017	PAYOUT OF CITY'S UNFUNDED LIABILITY	\$8,536,668.00
1032	09/18/2017		JOHN HANCOCK USA	\$9,907.42
	Invoice	Date	Description	Amount
	AUGUST 2017	09/18/2017	PARS CONTRIBUTION FOR AUGUST 2017	\$9,907.42
1033	09/22/2017		DAMG ALTERNATIVE ENERGY, LLC	\$2,251,251.90

**CITY OF INDUSTRY
BANK OF AMERICA**

November 9, 2017

Check	Date	Payee Name	Check Amount
	Invoice 1014	Date 09/22/2017	Description REIMBURSEMENT FOR DUE DILIGENCE WORK- Amount \$2,251,251.90
1034	09/29/2017	DAMG ALTERNATIVE ENERGY, LLC	\$284,103.64
	Invoice 1013-B	Date 09/29/2017	Description REIMBURSEMENT FOR DUE DILIGENCE WORK- Amount \$284,103.64
1035	10/13/2017	JOHN HANCOCK USA	\$9,914.18
	Invoice SEPTEMBER 2017	Date 10/13/2017	Description PARS CONTRIBUTION FOR SEPTEMBER 2017 Amount \$9,914.18
1036	10/24/2017	MIDAMERICA ADMINISTRATIVE &	\$23,113.92
	Invoice NOV-DEC2017	Date 10/24/2017	Description MEDICAL PREMIUM REIMBURSEMENTS Amount \$23,113.92
24376	09/01/2017	CITY OF INDUSTRY	\$100,000.00
	Invoice 09/01/17	Date 09/01/2017	Description TRANSFER FUNDS-WELLS FARGO GENERAL Amount \$100,000.00
24377	09/18/2017		\$0.00
	Invoice 09/13/17	Date 09/13/2017	Description 09/30/2017 THIS CHECK WAS POSTED ON REGISTER 9/28/17 Amount \$0.00
24378	10/11/2017	CIVIC RECREATIONAL INDUSTRIAL	\$85,000.00
	Invoice 10/11/17	Date 10/11/2017	Description TRANSFER FUNDS-CRIA A/P Amount \$85,000.00
24379	10/27/2017		\$0.00
			VOIDED- PAPER JAM
24380	10/17/2017	CITY OF INDUSTRY	\$9,073.46
	Invoice 10/17/17	Date 10/17/2017	Description TRANSFER FUNDS-WORKMAN TEMPLE ACCOUNT Amount \$9,073.46

**CITY OF INDUSTRY
BANK OF AMERICA
November 9, 2017**

Check	Date	Payee Name		Check Amount
24381	10/18/2017	CITY OF INDUSTRY		\$125,000.00
	Invoice	Date	Description	Amount
	10/18/17	10/18/2017	TRANSFER FUNDS-WELLS FARGO GENERAL	\$125,000.00

PARKCIT.CHK - Parking Citation Checking

619	10/10/2017	SUPERIOR COURT OF CALIFORNIA,		\$4,535.00
	Invoice	Date	Description	Amount
	AUGUST 2017	10/10/2017	PARKING CITATIONS REPORT-AUG 2017	\$4,535.00
620	10/10/2017	TURBO DATA SYSTEMS, INC		\$441.29
	Invoice	Date	Description	Amount
	26659	08/31/2017	CITATION PROCESSING-JUL AND AUG 2017	\$441.29
621	10/13/2017	VALDIVIA, HILARIO		\$305.00
	Invoice	Date	Description	Amount
	10/13/17	10/13/2017	REFUND-CITATION #138050	\$305.00

Checks	Status	Count	Transaction Amount
	Total	19	\$11,967,037.55

**CITY OF INDUSTRY
WELLS FARGO REFUSE
November 9, 2017**

Check	Date	Payee Name	Check Amount
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REFUSE - Refuse Account

80021	10/31/2017		REPUBLIC SVCS NATIONAL ACCTS. \$21.57
	Invoice	Date	Description
	10/24/2017	10/24/2017	REFUND-ACCOUNT #075482
			Amount \$21.57

Check	Status	Count	Transaction Amount
	Total	1	\$21.57

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67443	10/24/2017		CITY OF INDUSTRY-PETTY CASH	\$1,090.55
	Invoice	Date	Description	Amount
	10/24/17	10/24/2017	REIMBURSE PETTY CASH FOR PERIOD 8/17-10/24/17	\$1,090.55
67444	10/26/2017		FRONTIER	\$788.18
	Invoice	Date	Description	Amount
	2018-00000440	10/04/2017	10/04-11/03/17 SVC - GS-21620 VALLEY BLVD	\$53.90
	2018-00000441	10/04/2017	10/04-11/03/17 SVC - EM-21858 GARCIA LN-ALARM	\$66.18
	2018-00000442	10/07/2017	10/07-11/06/17 SVC - GS-408 BREA CYN RD	\$27.42
	2018-00000443	10/10/2017	10/10-11/09/17 SVC - 747 S. ANAHEIM PUENTE RD	\$148.96
	841 7TH-OCT17	10/10/2017	10/10-11/09/17 SVC - 841 S. SEVENTH AVE	\$101.82
	2018-00000445	10/10/2017	10/10-11/09/17 SVC - 600 BREA CYN RD	\$221.28
	2018-00000446	10/10/2017	10/10-11/09/17 SVC - EM-21508 BAKER PKWY BLDG	\$51.22
	2018-00000447	10/10/2017	10/10-11/09/17 SVC - EM-21808 GARCIA LN	\$66.18
	2018-00000448	10/10/2017	10/10-11/09/17 SVC - GS-21640 VALLEY BLVD	\$51.22
67445	10/26/2017		SO CALIFORNIA EDISON COMPANY	\$1,966.94
	Invoice	Date	Description	Amount
	2018-00000431	10/10/2017	09/01-10/01/17 SVC - GALE AVE/L ST	\$35.19
	2018-00000432	10/11/2017	09/11-10/10/17 SVC - 575 BALDWIN PARK BLVD U	\$59.24
	2018-00000433	10/11/2017	08/14-10/06/17 SVC - VALLEY BLVD U-VARIOUS SITES	\$450.69
	2018-00000434	10/12/2017	09/12-10/11/17 SVC - 490 7TH U	\$52.44
	2018-00000435	10/17/2017	09/15-10/16/17 SVC - 17635 GALE	\$1,343.81
	2018-00000437	10/17/2017	09/15-10/16/17 SVC - 1341 FULLERTON RD	\$25.57
67446	10/26/2017		SO CALIFORNIA EDISON COMPANY	\$35.79
	Invoice	Date	Description	Amount
	2018-00000436	10/17/2017	09/15-10/16/17 SVC - 19001 TONNER CYN RD	\$35.79
67447	10/26/2017		SOCALGAS	\$69.41
	Invoice	Date	Description	Amount

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	2018-00000438	10/06/2017	09/01-10/01/17 SVC - 1 INDUSTRY HILLS PKWY UNIT	\$54.20
	2018-00000439	10/13/2017	09/12-10/11/17 SVC - 610 S BREA CYN RD	\$15.21
67448	10/26/2017		SUBURBAN WATER SYSTEMS	\$393.84
	Invoice	Date	Description	Amount
	180050965350	10/03/2017	09/06-10/03/17 SVC - NE CNR VALLEY/STIMS	\$393.84
67449	10/26/2017		VERIZON BUSINESS	\$182.12
	Invoice	Date	Description	Amount
	08316164	10/10/2017	09/01-09/30/17 SVC - VARIOUS SITES	\$46.56
	08316165	10/10/2017	09/01-09/30/17 SVC - VARIOUS SITES	\$135.56
67450	10/26/2017		WALNUT VALLEY WATER DISTRICT	\$10,401.23
	Invoice	Date	Description	Amount
	2779781	10/05/2017	09/01-09/30/17 SVC - IRR 820 FAIRWAY DR	\$114.25
	2779833	10/05/2017	09/01-09/30/17 SVC - LEMON AVE N OF CURRIER RD	\$80.90
	2779867	10/05/2017	09/01-09/30/17 SVC - BREA CYN RD & OLD RANCH RD	\$38.15
	2779883	10/05/2017	09/01-09/30/17 SVC - FERRERO & GRAND EAST	\$820.48
	2779902	10/05/2017	09/01-09/30/17 SVC - BAKER PKWY METER #1	\$459.19
	2779903	10/05/2017	09/01-09/30/17 SVC - BAKER PKWY METER #2	\$395.60
	2779909	10/05/2017	09/01-09/30/17 SVC - GRAND AVE CROSSING	\$456.33
	2779910	10/05/2017	09/01-09/30/17 SVC - GRAND AVE CROSSING	\$75.51
	2779912	10/05/2017	09/01-09/30/17 SVC - 22002 VALLEY BLVD	\$467.36
	2779929	10/05/2017	09/01-09/30/17 SVC - 21350 VALLEY-MEDIAN	\$154.43
	2779930	10/05/2017	09/01-09/30/17 SVC - GRAND CROSSING EAST	\$44.99
	2779931	10/05/2017	09/01-09/30/17 SVC - GRAND CROSSING WEST	\$60.38
	2779932	10/05/2017	09/01-09/30/17 SVC - BAKER PKWY & GRAND N/W	\$1,270.21
	2779939	10/05/2017	09/01-09/30/17 SVC - E/S GRAND S/O BAKER PKWY	\$213.43
	2779945	10/05/2017	09/01-09/30/17 SVC - BREA CYN N OF RR TRKS	\$289.61
	2779946	10/05/2017	09/01-09/30/17 SVC - BREA CYN N OF CURRIER	\$50.21
	2779948	10/05/2017	09/01-09/30/17 SVC - 60 FWY INTERCHANGE	\$19.43

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	2779967	10/05/2017	09/01-09/30/17 SVC - END OF BAKER PKWY-TEMP	\$4,741.49
	2779974	10/05/2017	09/01-09/30/17 SVC - 21627 GRAND CROSSING PKWY	\$293.43
	2779975	10/05/2017	09/01-09/30/17 SVC - 21627 GRAND CROSSING PKWY	\$254.13
	2780697	10/11/2017	08/31-09/28/17 SVC - PUMP STN N/W CHERYL	\$24.47
	2780717	10/11/2017	08/31-09/28/17 SVC - PUMP STN BREA CYN	\$19.43
	2780943	10/11/2017	08/31-09/28/17 SVC - NOGALES PUMP STN	\$57.82
67451	10/26/2017		BANK OF AMERICA - VISA	\$2,206.78
	Invoice	Date	Description	Amount
	9/7-10/6/17	09/07/2017	9/7-10/6/17 CREDIT CARD EXP-PHILIPS	\$2,206.78
67452	10/26/2017		CALIFORNIA BUILDING OFFICIALS	\$1,390.00
	Invoice	Date	Description	Amount
	11106	10/25/2017	MEMBERSHIP FEE AND TRAINING FOR BILL HAYES	\$1,390.00
67453	10/26/2017		HUMANA INSURANCE COMPANY	\$5,053.51
	Invoice	Date	Description	Amount
	389690338	10/13/2017	DENTAL PREMIUM FOR NOVEMBER 2017	\$5,053.51
67454	10/26/2017		L A COUNTY REGISTRAR-	\$75.00
	Invoice	Date	Description	Amount
	PLAN 16-6-A	10/26/2017	FEE-NOTICE OF DETERMINATION FOR PLAN 16-6	\$75.00
67455	10/26/2017		L A COUNTY REGISTRAR-	\$2,216.25
	Invoice	Date	Description	Amount
	PLAN 16-6	10/26/2017	FEE-NOTICE OF DETERMINATION FOR PLAN 16-6	\$2,216.25
67456	10/26/2017		MUTUAL OF OMAHA	\$6,672.38
	Invoice	Date	Description	Amount
	672189086	11/01/2017	LIFE INSURANCE PREMIUM FOR NOVEMBER 2017	\$6,672.38

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67457	10/26/2017		UNUM LIFE INSURANCE COMPANY	\$5,979.20
	Invoice	Date	Description	Amount
	11/1-11/30/17	10/18/2017	LONG TERM CARE PREMIUM FOR NOVEMBER 2017	\$5,979.20
67458	10/31/2017		FIDELITY SECURITY LIFE	\$1,423.36
	Invoice	Date	Description	Amount
	163318756	11/01/2017	VISION PREMIUM FOR NOVEMBER 2017	\$1,423.36
67459	11/01/2017		FRONTIER	\$508.65
	Invoice	Date	Description	Amount
	2018-00000449	10/16/2017	10/16-11/15/17 SVC - BREA CYN PUMP STN	\$68.86
	2018-00000450	10/16/2017	10/16-11/15/17 SVC - GS-208 OLD RANCH RD	\$57.86
	2018-00000451	10/16/2017	10/16-11/15/17 SVC - PH AUTO PLAZA	\$169.63
	2018-00000452	10/19/2017	10/19-11/18/17 SVC - EM-21415 BAKER PKWY	\$51.22
	2018-00000453	10/19/2017	10/19-11/18/17 SVC - EM-21438 BAKER PKWY BLDG	\$51.22
	2018-00000454	10/19/2017	10/19-11/18/17 SVC - GS-21660 VALLEY BLVD	\$43.93
	2018-00000455	10/19/2017	10/19-11/18/17 SVC - FOLLOW'S CAMP	\$65.93
67460	11/01/2017		INDUSTRY PUBLIC UTILITY	\$2,949.35
	Invoice	Date	Description	Amount
	2018-00000456	10/17/2017	09/10-10/10/17 SVC - 600 BREA CYN RD	\$2,874.03
	2018-00000457	10/17/2017	09/10-10/10/17 SVC - 370 GRAND AVE SOUTH	\$75.32
67461	11/01/2017		SAN GABRIEL VALLEY WATER CO.	\$770.15
	Invoice	Date	Description	Amount
	2018-00000458	10/18/2017	09/15-10/17/17 SVC - 14329 VALLEY	\$450.60
	2018-00000459	10/19/2017	09/18-10/18/17 SVC - 336 EL ENCANTO	\$155.03
	841 7TH-OCT17	10/20/2017	09/19-10/19/17 SVC - 841 S SEVENTH	\$164.52
67462	11/01/2017		SO CALIFORNIA EDISON COMPANY	\$57,104.00
	Invoice	Date	Description	Amount

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	2018-00000461	10/18/2017	09/15-10/16/17 SVC - VARIOUS SITES	\$1,933.42
	2018-00000462	10/18/2017	09/15-10/16/17 SVC - PECK RD S/O PELLISSIER	\$37.04
	841 7TH-OCT17	10/18/2017	09/15-10/16/17 SVC - 841 7TH AVE	\$794.08
	2018-00000463	10/18/2017	09/15-10/16/17 SVC - VARIOUS SITES	\$50.83
	2018-00000464	10/18/2017	09/15-10/16/17 SVC - VARIOUS SITES	\$3,247.07
	2018-00000465	10/18/2017	08/28-10/16/17 SVC - VARIOUS SITES	\$2,895.31
	2018-00000466	10/18/2017	09/01-10/01/17 SVC - VARIOUS SITES	\$4,094.62
	2018-00000467	10/18/2017	09/15-10/16/17 SVC - VARIOUS SITES	\$6,734.06
	2018-00000468	10/18/2017	09/01/14-10/01/17 SVC - VARIOUS SITES	\$37,155.69
	2018-00000469	10/21/2017	09/21-10/20/17 SVC - 580 BREA CYN RD	\$23.09
	2018-00000470	10/21/2017	09/21-10/20/17 SVC - 575 BREA CYN RD	\$23.23
	2018-00000471	10/21/2017	09/21-10/20/17 SVC - 21380 VALLEY PED	\$71.80
	2018-00000472	10/21/2017	09/21-10/20/17 SVC - 1007 LAWSON ST TC1	\$43.76
67463	11/01/2017		SO CALIFORNIA EDISON COMPANY	\$6.68
	Invoice	Date	Description	Amount
	2018-00000473	10/24/2017	09/22-10/23/17 SVC - 5010 ENGLISH RD	\$6.68
67464	11/01/2017		SO CALIFORNIA EDISON COMPANY	\$11,154.88
	Invoice	Date	Description	Amount
	7500832346	10/17/2017	09/01-09/30/17 SVC - 745 ANAHEIM-PUENTE RD	\$1,027.46
	7500832356	10/17/2017	09/01-09/30/17 SVC - 133 N. AZUSA AVE	\$1,860.71
	7500832357	10/17/2017	09/01-09/30/17 SVC - 208 S. WADDINGHAM WAY	\$8,266.71
67465	11/01/2017		SOCALGAS	\$40.64
	Invoice	Date	Description	Amount
	2018-00000460	10/20/2017	09/19-10/18/17 SVC - 15415 DON JULIAN RD	\$40.64
67466	11/01/2017		SUBURBAN WATER SYSTEMS	\$1,338.73
	Invoice	Date	Description	Amount
	180041055597	10/23/2017	09/26-10/23/17 SVC - AZUSA & GEMINI	\$1,338.73

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67467	11/09/2017		ACTIVE AIR CONTROL, INC.	\$21,800.00
	Invoice	Date	Description	Amount
	2369	10/16/2017	REPLACED (2) WATER SOURCE HEAT PUMPS	\$21,800.00
67468	11/09/2017		ARAMARK REFRESHMENT SERVICE,	\$143.09
	Invoice	Date	Description	Amount
	8051097	10/23/2017	COFFEE/OFFICE SUPPLIES	\$143.09
67469	11/09/2017		AVANT-GARDE, INC	\$867.50
	Invoice	Date	Description	Amount
	4569	10/19/2017	PROJECT MGMT-CITY BRIDGES	\$360.00
	4567	10/19/2017	PROJECT MGMT-AZUSA AVE BRIDGE	\$507.50
67470	11/09/2017		BOUZA LAW FIRM	\$40,000.00
	Invoice	Date	Description	Amount
	746	09/30/2017	LEGAL SVC-SEP 2017	\$40,000.00
67471	11/09/2017		CAL NET TECHNOLOGY GROUP	\$5,875.00
	Invoice	Date	Description	Amount
	164883	09/13/2017	LASERFICHE UPGRADE AND TRAINING	\$5,875.00
67472	11/09/2017		CARTEGRAPH SYSTEMS, INC.	\$30,633.28
	Invoice	Date	Description	Amount
	SIN003834	10/24/2017	GEOGRAPHIC INFO SYSTEM SOFTWARE	\$900.00
	SIN003830	10/17/2017	GEOGRAPHIC INFO SYSTEM SOFTWARE	\$5,333.28
	SIN003833	10/24/2017	GEOGRAPHIC INFO SYSTEM SOFTWARE	\$24,400.00
67473	11/09/2017		CASC ENGINEERING AND	\$6,113.00
	Invoice	Date	Description	Amount
	38003	09/30/2017	NPDES SVC-FOLLOW'S CAMP	\$423.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	38005	09/30/2017	NPDES SVC-COI	\$5,690.00
67474	11/09/2017		CDW GOVERNMENT LLC	\$10,404.33
	Invoice	Date	Description	Amount
	KKW6527	10/07/2017	COMPUTER EQUIPMENT	\$9,764.39
	KLD9303	10/09/2017	FOUR YEAR WARRANTY FOR COMPUTER EQUIP	\$639.94
67475	11/09/2017		CITY OF INDUSTRY-PAYROLL ACCT	\$100,000.00
	Invoice	Date	Description	Amount
	P/R 10/31/17	11/01/2017	REIMBURSE FOR PAYROLL 10/31/17	\$100,000.00
67476	11/09/2017		CNC ENGINEERING	\$39,602.33
	Invoice	Date	Description	Amount
	456382	10/30/2017	VARIOUS ASSIGNMENTS RELATED TO SA	\$9,508.18
	456374	10/26/2017	GENERAL ENGINEERING SVC 10/9-10/22/17	\$2,301.72
	456381	10/30/2017	TRES HERMANOS GENERAL ENGINEERING	\$3,195.52
	456373	10/30/2017	AJAX AVE STORM DRAIN	\$6,266.80
	456375	10/26/2017	UNRUH AVE/DON JULIAN RECONSTRUCTION	\$13,330.11
	112017	11/01/2017	MEALS/WHEELS RENT-NOV 2017	\$5,000.00
67477	11/09/2017		COUNTY OF LA DEPT OF PUBLIC	\$127,122.18
	Invoice	Date	Description	Amount
	PW-17101002354	10/10/2017	CONCRETE REPAIRS	\$22,487.99
	PW-17101002361	10/10/2017	PAVEMENT PATCHING	\$64,367.91
	PW-17101002583	10/10/2017	TRAFFIC SIGNAL MAINT	\$21,532.85
	PW-17101002584	10/10/2017	TRAFFIC SIGNAL MAINT	\$2,097.74
	PW-17101002362	10/10/2017	STREET MAINT/INSPECTION	\$3,435.80
	PW-17101002359	10/10/2017	STORM DRAIN MAINT	\$4,458.32
	PW-17101002356	10/10/2017	EMERGENCY CALL ROAD SVC	\$4,200.96
	PW-17101002353	10/10/2017	LITTER/DEBRIS REMOVAL	\$1,548.61
	PW-17101002337	10/10/2017	DESIGN REVIEW AZUSA AVE BRIDGE PROJ	\$2,992.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67478	11/09/2017		COUNTY OF ORANGE	\$861.48
	Invoice	Date	Description	Amount
	306 021 13 17	10/19/2017	PROP TAX FY 17/18-TONNER CYN	\$530.48
	308 031 32 17	10/19/2017	PROP TAX FY 17/18-TONNER CYN	\$331.00
67479	11/09/2017		D M V RENEWAL	\$220.00
	Invoice	Date	Description	Amount
	6UQX922-17	10/15/2017	REGISTRATION RENEWAL-LIC 6UQX922	\$220.00
67480	11/09/2017		DAPEER, ROSENBLIT, AND LITVAK,	\$4,725.23
	Invoice	Date	Description	Amount
	13766	09/30/2017	LEGAL SVC-CODE ENFORCEMENT	\$3,077.85
	13767	09/30/2017	SPECIALIZED LEGAL SVC	\$1,647.38
67481	11/09/2017		DEPT OF ANIMAL CARE & CONTROL	\$3,657.32
	Invoice	Date	Description	Amount
	10/15/17	10/15/2017	SHELTER COST-SEP 2017	\$3,657.32
67482	11/09/2017		DEPT OF TRANSPORTATION	\$3,596.68
	Invoice	Date	Description	Amount
	SL180177	11/10/2017	MAINT SIGNALS & LIGHTS JUL-SEP 2017	\$3,596.68
67483	11/09/2017		ELECTRA-MEDIA, INC	\$1,763.00
	Invoice	Date	Description	Amount
	6435	10/15/2017	PUENTE HILLS AUTO DISPLAY	\$1,763.00
67484	11/09/2017		ELEVATE PUBLIC AFFAIRS, LLC	\$21,000.00
	Invoice	Date	Description	Amount
	1060	10/24/2017	IMC STRATEGIC CONSULTING-SEP 2017	\$6,000.00
	1059	10/24/2017	MEDIA CONSULTING-SEP 2017	\$15,000.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67485	11/09/2017		ENCO UTILITY SERVICES	\$3,020.00
	Invoice	Date	Description	Amount
	20-3-03-34	10/09/2017	CUSTOMER ACCT SVC-SEP 2017	\$3,020.00
67486	11/09/2017		FEDERAL EXPRESS CORP.	\$599.90
	Invoice	Date	Description	Amount
	5-959-44503	10/13/2017	MESSENGER SVC	\$599.90
67487	11/09/2017		FERGUSON ENTERPRISES, INC	\$349.36
	Invoice	Date	Description	Amount
	5257357-1	10/13/2017	PLUMBING SUPPLIES-TONNER CYN	\$26.76
	5257357	10/10/2017	PLUMBING SUPPLIES-TONNER CYN	\$322.60
67488	11/09/2017		GREATER LOS ANGELES AREA	\$14,332.24
	Invoice	Date	Description	Amount
	01-011	04/30/2017	TONNER CYN WATER CHARGES-APR 2017	\$2,174.64
	05/31/2017	05/31/2017	TONNER CYN WATER CHARGES-MAY 2017	\$2,668.14
	06/30/2017	06/30/2017	TONNER CYN WATER CHARGES-JUN 2017	\$2,273.34
	07/31/2017	07/31/2017	TONNER CYN WATER CHARGES-JUL 2017	\$3,162.94
	08/31/2017	08/31/2017	TONNER CYN WATER CHARGES-AUG 2017	\$2,075.94
	09/31/2017	09/30/2017	TONNER CYN WATER CHARGES-SEP 2017	\$1,977.24
67489	11/09/2017		HADDICK'S AUTO BODY	\$2,937.86
	Invoice	Date	Description	Amount
	047870	09/13/2017	AUTO MAINT-LIC 5HJT180	\$899.76
	047884	10/19/2017	AUTO MAINT-LIC 1198606	\$129.25
	047881	10/19/2017	AUTO MAINT-LIC 1279616	\$1,060.20
	047887	10/19/2017	AUTO MAINT-LIC 1094930	\$26.77
	047886	10/19/2017	AUTO MAINT-LIC 1347776	\$72.65
	047885	10/19/2017	AUTO MAINT-LIC 1370863	\$420.74

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	047882	10/19/2017	AUTO MAINT-LIC 1379549	\$228.49
	179422	10/06/2017	CONTAINER STORAGE	\$100.00
67490	11/09/2017		HISTORICAL RESOURCES, INC.	\$67,943.86
	Invoice	Date	Description	Amount
	10/26/17	10/26/2017	REIMBURSEMENT FOR F & M CREDIT CARD	\$3,985.16
	10/26/17-A	10/26/2017	REIMBURSEMENT FOR OFFICE SUPPLIES	\$219.07
	OCTOBER 2017	10/26/2017	AGRMT REIMBURSEMENT FOR OCT 2017	\$63,739.63
67491	11/09/2017		HOME DEPOT CREDIT SERVICE	\$156.62
	Invoice	Date	Description	Amount
	5012322	09/25/2017	MISC SUPPLIES-CITY HALL	\$54.31
	5022249	10/05/2017	MISC SUPPLIES-HOMESTEAD	\$81.75
	8050748	10/02/2017	MISC SUPPLIES-EL ENCANTO	\$16.99
	4012384	09/26/2017	MISC SUPPLIES-CITY HALL	\$3.57
67492	11/09/2017		INDUSTRY SECURITY SERVICES	\$33,856.61
	Invoice	Date	Description	Amount
	14-21591	10/20/2017	12X18 US FLAG	\$377.35
	14-21590	10/20/2017	ADD'L SECURITY-HOMESTEAD	\$84.12
	14-21588	10/20/2017	SECURITY SVC-TRES HERMANOS	\$2,218.67
	14-21586	10/20/2017	SECURITY SVC-10/13-10/19/17	\$14,560.39
	14-21619	10/27/2017	SECURITY SVC-TRES HERMANOS	\$2,187.12
	14-21617	10/27/2017	SECURITY SVC-10/20-10/26/17	\$14,428.96
67493	11/09/2017		INDUSTRY TIRE SERVICE	\$125.00
	Invoice	Date	Description	Amount
	0277822	10/16/2017	REPAIR LOOSE TIRE	\$45.00
	0277736	10/12/2017	REPAIR TIRE ON BACKHOE	\$80.00
67494	11/09/2017		JANE G. PISANO	\$4,950.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	Invoice	Date	Description	Amount
	2	09/15/2017	ANALYSIS OF OPERATION-HOMESTEAD	\$4,950.00
67495	11/09/2017		JANUS PEST MANAGEMENT	\$1,311.00
	Invoice	Date	Description	Amount
	191907	10/01/2017	PEST SVC-HOMESTEAD	\$580.00
	191660	09/15/2017	PEST SVC (RODENT)-CAMP COURAGE	\$142.00
	191640	09/15/2017	PEST SVC (RODENT)-CAMP COURAGE	\$75.00
	191637	09/15/2017	PEST SVC (RODENT)-CAMP COURAGE	\$102.00
	191638	09/15/2017	PEST SVC (RODENT)-CAMP COURAGE	\$122.00
	191656	09/18/2017	PEST SVC-IMC	\$145.00
	191655	09/18/2017	PEST SVC-CITY HALL	\$145.00
67496	11/09/2017		JEFF PARRIOTT PHOTOGRAPHIC	\$4,680.00
	Invoice	Date	Description	Amount
	00534	10/23/2017	PROF SVC-HOMESTEAD	\$4,680.00
67497	11/09/2017		JNL CREATIONS	\$655.50
	Invoice	Date	Description	Amount
	4535	10/17/2017	SAFETY VESTS AND HARD HATS	\$655.50
67498	11/09/2017		KIMLEY-HORN & ASSOCIATES, INC.	\$2,463.12
	Invoice	Date	Description	Amount
	10133562	09/30/2017	TRAFFIC ENGINEERING SVC	\$2,463.12
67499	11/09/2017		L A COUNTY FIRE DEPT.	\$4,059.00
	Invoice	Date	Description	Amount
	IN0270354	10/20/2017	HAZARDOUS MATERIAL-IND HILLS FUELING STN	\$1,186.00
	IN0276571	10/20/2017	STORAGE TANK-PACIFIC PALMS GENERATOR	\$2,433.00
	IN0281853	10/20/2017	HAZARDOUS MATERIAL-208 WADDINGHAM WAY	\$440.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67500	11/09/2017		L A COUNTY TAX COLLECTOR	\$17,027.68
	Invoice	Date	Description	Amount
	8262 012 276 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$462.71
	8263 027 270 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$168.80
	8263 008 271 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$92.40
	8263 008 270 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$42.09
	8262 012 275 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$569.52
	8262 012 274 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$2,087.88
	8262 012 273 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$2,141.72
	8262 012 272 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$109.47
	8262 012 271 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$109.47
	8262 012 270 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$270.22
	8247 013 270 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$49.58
	8206 003 271 17	10/19/2017	PROP TAX FY 17/18-PART OF INDUSTRY HILLS	\$404.21
	8206 003 270 17	10/19/2017	PROP TAX FY 17/18-19900 LOMITAS	\$431.17
	8269 008 270 17	10/19/2017	PROP TAX FY 17/18-WEST OF 57 FWY	\$6,359.31
	8124 012 273 17	10/19/2017	PROP TAX FY 17/18-NORTH OF CAPITAL	\$2,990.01
	8110 001 273 17	10/19/2017	PROP TAX FY 17/18-220 SAN FIDEL	\$488.86
	8760 028 270 17	10/19/2017	PROP TAX FY 17/18-FAIRWAY & SAN JOSE CREEK	\$78.95
	8709 027 271 17	10/19/2017	PROP TAX FY 17/18-EAST SIDE	\$171.31
67501	11/09/2017		L A COUNTY TAX COLLECTOR	\$49,738.52
	Invoice	Date	Description	Amount
	8678 008 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$2,657.96
	8678 007 272 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$698.95
	8678 007 271 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$2,635.72
	8678 007 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$503.61
	8678 006 278 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$778.51
	8678 006 277 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$73.79
	8678 006 276 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$86.82
	8678 006 275 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$698.95

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	8678 006 274 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$959.44
	8678 006 273 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$12,590.58
	8678 006 272 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$698.95
	8678 006 271 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$625.69
	8678 006 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$5,913.96
	8678 005 271 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$6,847.92
	8678 005 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$11,302.06
	8636 006 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$698.95
	8636 005 271 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$73.79
	8636 005 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$73.79
	8636 004 276 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$438.50
	8636 004 275 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$503.61
	8636 004 274 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$373.37
	8636 004 273 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$178.01
	8636 004 272 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$178.01
	8636 004 271 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$73.79
	8636 004 270 17	10/19/2017	PROP TAX FY 17/18-FOLLOW'S CAMP	\$73.79
67502	11/09/2017		L A COUNTY TAX COLLECTOR	\$10,392.09
	Invoice	Date	Description	Amount
	8714 028 271 17	10/19/2017	ADJ PROP TAX FY 17/18-TONNER CYN	\$356.11
	8714 026 274 17	10/19/2017	ADJ PROP TAX FY 17/18-TONNER CYN	\$910.52
	8714 027 271 17	10/19/2017	ADJ PROP TAX FY 17/18-TONNER CYN	\$8,919.30
	8714 026 275 17	10/19/2017	ADJ PROP TAX FY 17/18-TONNER CYN	\$206.16
67503	11/09/2017		L A COUNTY TAX COLLECTOR	\$86,924.36
	Invoice	Date	Description	Amount
	8701 021 271 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$74,170.23
	8701 022 270 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$479.27
	8701 022 273 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$12,031.81
	8120 027 270 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$243.05

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67504	11/09/2017		L A COUNTY TAX COLLECTOR	\$67.39
	Invoice	Date	Description	Amount
	8120 024 270 17	10/19/2017	PROP TAX FY 17/18-NEAR CROSSROADS PKY	\$67.39
67505	11/09/2017		LIEBERT CASSIDY WHITMORE	\$70.00
	Invoice	Date	Description	Amount
	2945	10/12/2017	WORKSHOP ON 10/19/17-B. PEREZ & J. HARDT	\$70.00
67506	11/09/2017		LOCKS PLUS	\$523.19
	Invoice	Date	Description	Amount
	33356	10/10/2017	DUPLICATE KEYS-2ND FLOOR CITY HALL	\$523.19
67507	11/09/2017		LOS ANGELES TIMES MEDIA GROUP	\$5,317.00
	Invoice	Date	Description	Amount
	003398074	09/30/2017	ADVERTISING FOR TWENTIES EVENT-HOMESTEAD	\$5,317.00
67508	11/09/2017		MERRITT'S ACE HARDWARE	\$12.03
	Invoice	Date	Description	Amount
	101420	10/17/2017	MISC SUPPLIES	\$12.03
67509	11/09/2017		MR PLANT & INTERIOR BOTANICAL	\$720.00
	Invoice	Date	Description	Amount
	NOV 7513	11/01/2017	PLANT MAINT-NOV 2017	\$192.00
	NOV 7514	11/01/2017	PLANT MAINT-NOV 2017	\$528.00
67510	11/09/2017		MX GRAPHICS, INC.	\$57.57
	Invoice	Date	Description	Amount
	13917	10/23/2017	SPECIAL PAPER FOR PLOTTING MACHINE	\$57.57
67511	11/09/2017		OLMOS PROFESSIONAL SERVICES	\$8,782.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	Invoice	Date	Description	Amount
	263	10/31/2017	JANITORIAL SVC-IPUC	\$1,815.00
	265	10/31/2017	JANITORIAL SVC-CITY HALL	\$5,500.00
	264	10/31/2017	JANITORIAL SVC-IMC	\$1,467.00
67512	11/09/2017		PACIFIC PALMS CONFERENCE	\$27,555.00
	Invoice	Date	Description	Amount
	10/19/17	10/19/2017	REIMBURSEMENT FOR SEWER LINE REPAIR	\$27,555.00
67513	11/09/2017		PACIFIC UTILITY INSTALLATION	\$86,649.36
	Invoice	Date	Description	Amount
	#5CITY-1430R	10/01/2017	GRAND AVE-IBC STREETLIGHT	\$68,190.91
	15807	08/31/2017	OPERATION & MAINT-WADDINGHAM SUBSTATION	\$7,500.00
	15825	08/31/2017	OPERATIONS/MAINT-WADDINGHAM SUBSTATION	\$6,768.00
	#5CITY-1431	10/01/2017	GRAND CROSSING SUBSTATION-PHASE 1,2, AND 3	\$8,000.00
67514	11/09/2017		PARS	\$1,000.00
	Invoice	Date	Description	Amount
	38469	10/11/2017	BASE FEE FOR PLAN ID #T3-ARS17A-AUG 2017	\$300.00
	38468	10/11/2017	BASE FEE FOR PLAN ID #T3-ARS17A-JUL 2017	\$300.00
	38519	10/12/2017	REP FEES FOR PLAN ID #T3-REP16A - AUG 2017	\$400.00
67515	11/09/2017		PLACEWORKS	\$459.00
	Invoice	Date	Description	Amount
	63476	09/30/2017	CHEVRON/221 HACIENDA BLVD	\$459.00
67516	11/09/2017		POST ALARM SYSTEMS	\$286.90
	Invoice	Date	Description	Amount
	1010468	10/05/2017	MONITORING SVC-HOMESTEAD	\$286.90
67517	11/09/2017		PT EVENTS, INC.	\$3,443.35

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	Invoice	Date	Description	Amount
	6160	10/05/2017	RENTALS FOR TWENTIES EVENT-HOMESTEAD	\$3,443.35
67518	11/09/2017		QUINN COMPANY	\$2,434.15
	Invoice	Date	Description	Amount
	PC810792938	10/16/2017	PARTS FOR CATERPILLAR	\$46.26
	WO810191423	10/13/2017	REPAIR CATERPILLAR-MODEL 312DL	\$983.09
	WO810191422	10/13/2017	REPAIR CATERPILLAR-MODEL 953C	\$1,404.80
67519	11/09/2017		R.P. LAURAIN & ASSOCIATES, INC.	\$2,800.00
	Invoice	Date	Description	Amount
	9420	10/20/2017	APPRAISAL FEE FOR 17400 CHESTNUT ST	\$2,800.00
67520	11/09/2017		RESCUE ROOTER	\$3,490.00
	Invoice	Date	Description	Amount
	298003	10/12/2017	EMERGENCY REPAIR-EL ENCANTO	\$3,490.00
67521	11/09/2017		RICOH USA, INC.	\$1,652.54
	Invoice	Date	Description	Amount
	5050766028	10/10/2017	METER READING-CORDOBA COPIER	\$147.45
	23583474	10/13/2017	COPIER LEASE-FINANCE	\$289.36
	23583475	10/13/2017	COPIER LEASE-CORDOBA COPIER	\$252.66
	5050721182	10/06/2017	METER READING-VARIOUS COPIERS	\$838.22
	5050784047	10/11/2017	METER READING-HR COPIER	\$124.85
67522	11/09/2017		RICOH USA, INC.	\$2,808.47
	Invoice	Date	Description	Amount
	56579136	10/14/2017	COPIER LEASE-HR COPIER	\$283.94
	56548878	10/07/2017	COPIER LEASE-VARIOUS	\$2,524.53
67523	11/09/2017		SAGE ENVIRONMENTAL GROUP	\$6,074.00

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date	Payee Name	Check Amount	
CITY.WF.CHK - City General Wells Fargo				
	Invoice	Date	Description	Amount
	618	10/02/2017	IBC CHANNEL PRE-STORM SEASON MAINT	\$6,074.00
67524	11/09/2017	SAN BERNARDINO COUNTY TAX		\$44,912.14
	Invoice	Date	Description	Amount
	1000 011 19 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$3,939.12
	1000 011 20 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$3,920.96
	1000 011 21 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$1,522.96
	1000 011 22 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$2,487.41
	1000 021 13 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$7,968.44
	1000 021 14 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$12,252.81
	1000 031 14 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$4,746.66
	1000 031 15 0 17	10/19/2017	PROP TAX FY 17/18-TRES HERMANOS	\$8,073.78
67525	11/09/2017	SAN GABRIEL VALLEY NEWSPAPER		\$1,261.50
	Invoice	Date	Description	Amount
	0000343750	09/30/2017	MONTHLY ADVERTISING-HOMESTEAD	\$1,261.50
67526	11/09/2017	SHAMROCK SUPPLY COMPANY,		\$88.38
	Invoice	Date	Description	Amount
	2151243	10/21/2017	TAPE REFLECTIVE YELLOW	\$88.38
67527	11/09/2017	SHERWIN-WILLIAMS		\$739.79
	Invoice	Date	Description	Amount
	6068-7	10/19/2017	PAINT FOR FIRE HYDRANT-TONNER CYN	\$200.56
	5927-5	10/11/2017	PAINT FOR FIRE HYDRANT-TONNER CYN	\$357.99
	5969-7	10/13/2017	PAINT FOR FIRE HYDRANT-TONNER CYN	\$181.24
67528	11/09/2017	SO CAL INDUSTRIES		\$462.42
	Invoice	Date	Description	Amount
	295074	10/09/2017	FENCE RENTAL-INDUSTRY HILLS	\$90.34

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	295576	10/11/2017	RR RENTAL-TONNER CYN/GRAND AVE	\$93.92
	296549	10/18/2017	RR RENTAL-CAMP COURAGE	\$278.16
67529	11/09/2017		SPARKLETTS	\$205.02
	Invoice	Date	Description	Amount
	16916898 092917	09/29/2017	DRINKING WATER-CITY HALL	\$205.02
67530	11/09/2017		STEINKE ELECTRIC, KIRK	\$1,705.00
	Invoice	Date	Description	Amount
	182	10/10/2017	EMERGENCY REPAIR-CITY HALL 2ND FLOOR	\$1,705.00
67531	11/09/2017		STOTZ EQUIPMENT	\$998.98
	Invoice	Date	Description	Amount
	P82749	10/19/2017	PARTS FOR JOHN DEERE TRACTOR	\$210.86
	P82750	10/19/2017	PARTS FOR JOHN DEERE TRACTOR	\$6.37
	P82628	10/17/2017	PARTS FOR JOHN DEERE TRACTOR	\$962.94
	78100P	08/31/2017	CREDIT ON INVOICE P78100	(\$181.19)
67532	11/09/2017		SYNCHRONY BANK/AMAZON	\$1,056.05
	Invoice	Date	Description	Amount
	9/20-10/02/17	10/10/2017	MISC OFFICE AND IT SUPPLIES	\$1,056.05
67533	11/09/2017		THE PUN GROUP	\$33,000.00
	Invoice	Date	Description	Amount
	111325	10/06/2017	PFA-AUDIT FY 16/17	\$3,000.00
	111320	10/06/2017	COI-AUDIT FY 16/17	\$30,000.00
67534	11/09/2017		TRADEMARK CONSTRUCTION	\$4,226.76
	Invoice	Date	Description	Amount
	001	10/19/2017	WALL IN IT DATA ROOM	\$4,226.76

**CITY OF INDUSTRY
WELLS FARGO BANK
November 9, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
67535	11/09/2017		TRADEWAY GLASS CO.	\$404.47
	Invoice	Date	Description	Amount
	1093	10/18/2017	REPLACED GLASS-POST OFFICE	\$404.47
67536	11/09/2017		TYLER TECHNOLOGIES, INC.	\$78,584.00
	Invoice	Date	Description	Amount
	045-203361	09/30/2017	SUPPORT & UPDATE LICENSING FOR NEW	\$3,384.00
	045-203355	09/30/2017	NEW WORLD SOFTWARE FOR NEW MODULES	\$75,200.00
67537	11/09/2017		WEATHERITE SERVICE	\$435.00
	Invoice	Date	Description	Amount
	L173935	10/12/2017	A/C MAINT-IMC	\$164.00
	L173941	10/10/2017	A/C MAINT-15660 STAFFORD/15559 RAUSCH RD	\$271.00
67538	11/09/2017		WINDSTREAM	\$823.23
	Invoice	Date	Description	Amount
	69378788	10/10/2017	CITY HALL PHONE SVC-OCT 2017	\$823.23
67539	11/09/2017		WORKMAN THEATER AND DANCE	\$2,500.00
	Invoice	Date	Description	Amount
	10/26/17	10/26/2017	DONATION FOR THEATER AND DANCE DEPT	\$2,500.00

Checks	Status	Count	Transaction Amount
	Total	97	\$1,163,329.45

CITY COUNCIL

ITEM NO. 6.2

(Backup material to be distributed prior to meeting)

CITY COUNCIL

ITEM NO. 7.1

DRAFT: 60th Anniversary Next Steps Staff Report November 9, 2017

The City began its year-long celebration of its 60th Anniversary in June 2017 with the first ever Taste of the Town. In addition to the Taste of the Town, there have been activities specifically geared to highlight the anniversary, including a new city logo, the 60th Anniversary publication, the 60th Anniversary Student Art Contest, and the Time Capsule. As we continue to celebrate and honor the past accomplishments of our city, we recommend a few additional activities to highlight more of the City's contributions over the past 60 years, specifically with regards to regional investment. Regional Investment is one of the pillars that the city is build upon and we would like to commemorate all of the great work the City has done for both community programs and key projects that benefit the entire region.

Video Series: Industry Investing in the Future

The new City website has a page specifically dedicated to community benefits that the city has contributed to. We would like to highlight the contributions in this section, called "Investing in the Future" through a series of videos. We would film and compile several videos to each focus on one specific contribution or program, including:

- Youth Activities League
- San Gabriel Valley Conservation Corps
- Veterans (VFW and Veterans Benefit Roping)
- Regional Investment Projects

We would release these videos via social media and on the City's website. Once each video was completed, we would also draft a press release to send out to local media.

Commemorating Key Projects

Throughout the anniversary year and in the years leading up to it, much headway has been made on priority infrastructure projects in the region. Whether these projects took place in the City of Industry or if they were made possible by funding through the City of Industry, we think a great way to highlight the City's 60 years of contributions would be to highlight these great works. A decorative sign can be placed at projects such as:

- The Fullerton Grade Separation Project
- The Nogales Street Grade Separation Project
- The Valley Boulevard Sound Wall Project
- The 57/60 Confluence Project
- Fairway Drive Project
- Puente Avenue Project
- Sunset Avenue Project
- Orange Avenue Project

As much as possible, we would encourage including project benefits and economic benefit numbers on these signs and banners. For example, jobs created through the construction of the project, or funds contributed by the City would be numbers we would like to include on the banners and signs.

Budget

Item:	Notes:	Cost:
Video	On-location filming for 4 short films, plus editing plus social media boost	\$4,500 - \$7,000
Project Signs		TBD
60th Anniversary Messages Fact Sheet and Freeway Signage	Graphic Design Development	\$950-\$1250
Capsule Closing Event	Tree, lights, time capsule holder, PA system, refreshments	\$23,000

CITY COUNCIL

ITEM NO. 7.2



MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager *Paul J. Philips*

STAFF: Alex Gonzalez, Director of Development Services and Administration *AG*

DATE: November 9, 2017

SUBJECT: Consideration of Report from Karen Wise and Jane Pisano regarding the Workman and Temple Family Homestead Museum

Background:

On March 23, 2017 the City entered into an agreement with Jane Pisano and Karen wise to complete an assessment of the potential of the Workman and Temple Family Homestead Museum to become a regional destination in the San Gabriel Valley and surrounding area. A review of the organization, governance, management, structure and operations of the museum, including an assessment of the museum's adherence to professional standards and practices in the museum field including planning, programming, budgeting, collections and financial management was completed and is attached as Exhibit A.

Discussion:

Based on the report, the City Council is requested to consider directing staff to initiate the following actions, and to return to the City Council with any necessary agreements to initiate the report recommendations:

- Procure a museum consulting firm, or amend existing consultant contract, to continue initiation of report recommendations;
- The City Council should provide clear direction on whether the Museum should be formed as either a City department or a 501(c)3 non-profit that operates as a public-private partnership with a Governing Board;
- Formally charter the museum;
- Develop a mission and vision statement for the museum;
- Recruit Governing Board members, if formed as a non-profit;
- Create interim operations plan;
- Assess and initiate financial management solutions;
- Develop collections policy and other recommended policies;
- Procure specialized legal assistance, professional audience/visitor research and benchmarking analysis;

- Initiate short-term, low-cost immediate steps, and initiate analysis of intermediate and long-term capital improvements to clarify the cost options.

Fiscal Impact:

The fiscal impacts of these actions are to be determined, based on the results of future procurements, if staff is directed by the City Council to initiate the report recommendations. Contracts will return for approval to the City Council, and estimates will be developed for the City's mid-year budget revisions based on the procurement of consultants to implement the report recommendations.

Recommendation:

- 1) Provide guidance to staff on the report recommendations; and
- 2) Authorize staff to initiate procurements based on City Council recommendations.

Exhibit:

A. Report to the City of Industry: Review and Analysis of Operations of the Workman and Temple Family Homestead Museum

EXHIBIT A

Report to the City of Industry: Review and Analysis of Operations of the Workman and
Temple Family Homestead Museum

(Attached)

REPORT TO THE CITY OF INDUSTRY: REVIEW AND ANALYSIS OF OPERATIONS OF THE WORKMAN AND TEMPLE FAMILY HOMESTEAD MUSEUM

Executive Summary

The purpose of this report is to provide the City of Industry (City) with

- An assessment of the management and operations of the Workman and Temple Family Homestead Museum (Museum) with respect to professional standards and best practices in the museum field and
- To provide high level recommendations to make the Museum a regional attraction in the San Gabriel Valley and beyond

Background

The Workman and Temple Family Homestead Museum is a roughly six-acre site located at 15415 Don Julian Rd in the City of Industry. The Museum is owned by the City of Industry and it is managed and run by a company called Historical Resources, Inc. (HRI) under an agreement for the exclusive management of the site. The City has hired Jane Pisano and Karen Wise to provide this analysis.

Management and Operations of the Museum

Our assessment of the management of the Workman and Temple Family Homestead Museum with respect to professional standards and best practices in the museum field are detailed in the report that follows. To summarize:

1. The Museum lacks a formal governance and oversight structure. This is a serious deficit, impacting and limiting every aspect of Museum operations and making the Museum ineligible for accreditation by the American Alliance of Museums (the accrediting body for museums in the United States). Most of the other management and operational deficits we observed stem from this core deficit, which leaves oversight and authority unclear. This problem can only be resolved by creating a formal charter for the Museum and putting into to place one of two recommended structures.

Either of these options will require formal action by the City that includes a written charter for the Museum. The two options are:

- a. Chartering the Museum formally as a branch of City government and then developing, managing and operating it as such, or
- b. Chartering the Museum as a City owned facility to be run, under contract, by a non-profit organization formed to manage the Museum as a public-private partnership between the new non-profit and the City.

Based on the information currently at our disposal, we recommend option b: form a new non-profit organization to run the Museum as a public-private partnership and charter the Museum as such.

2. The Museum lacks a formal mission, vision, strategic direction, formal planning cycle, goals and objectives. A mission and vision should be created as soon as possible. They should be articulated to state the Museum's role, desired impact and significance in the community, including the schools that serve the City of Industry and surrounding areas. A planning cycle should be initiated and remaining core documents should be developed once the new governing structure is in place and operating the Museum.
3. The Museum appears generally to be managed competently with respect to human resources, safety, collections management and related areas. Historical Resources Inc. (HRI) and Museum staff have recently created or updated many procedures and the Museum and HRI have in place many critical documents, policies and procedures including safety manual and human resource policies and procedures/employee and volunteer handbooks (see Appendix 1 for list). However, the Museum does lack certain policies and procedures or sections of policies and procedures that are standard for museums. Current deficits include a coherent and transparent set of financial policies and procedures, an up to date collections policy, emergency procedures for collections, etc. Since most of these policies and procedures are technical and they do not impact human safety, we recommend that these be developed once a new governance structure is in place.
4. The Museum is currently run by a dedicated, capable staff. Because of the lack of clear mission and priorities, governance, oversight and leadership,

staff do not feel empowered to make the changes that would be necessary to make the visitor experience great. Also, some staff members are unaware of the experience of the walk-up visitor or of the unwelcoming impression the Museum gives upon arrival.

5. Attendance, at approximately 16,000 per year, is low, especially given the Museum's budget. This is at least partly because the Museum is not set up for the casual or walk-up visitor. The historic buildings are closed except for tours and programs, and Museum hours do not align with opportunities for visitors to enjoy the Museum or experience the historic features. We recommend that the Museum immediately begin reorientation of all efforts to prioritize the experience of all visitors to the site. To accomplish this, we recommend that the Museum work with qualified audience researchers and other museum experts to refocus the work of all staff on the visitor experience.

Potential to Make the Museum a Regional Attraction

The Museum is a unique and extraordinary resource. It is significant not just for local communities, but in southern California. As the core of half of one of California's original Mexican land grants, the *Rancho La Puente*, the stories of the Museum's original historic homes exemplify and illustrate key moments and dramatic stories in the history of the Los Angeles region, California and the development of the United States. The homes and the grounds are lovely attractions. The assets and qualities of the Museum site are unique and they have a high potential to become a regional attraction with hundreds of thousands of visitors per year with the right investments.

The current physical layout, signage and organization of the site – especially the fences - work against the visitor experience, as do policies, procedures and staff priorities.

Our recommendation is that the City/Museum work with qualified audience researchers and museum field leaders and innovators to

1. Immediately begin transforming the visitor experience into a fun and educational experience for all by re-prioritizing resources around the

visitor experience for all visitors, not just those who go on guided tours or attend programs.

2. Invest in quality 21st Century exhibits including multimedia/digital experiences created with teams of leaders in the field.
3. Develop a well-conceived capital improvement project to create a sense of arrival, a place that provides the feel and experience that can capture imaginations and bring the past to life in ways that are fun, relevant and valuable to the City of Industry and the San Gabriel Valley.

In our professional opinion the Museum is a hidden treasure. We believe that with a well-conceived capital investment and a refocusing of staff priorities around the visitor experience, attendance can be increased at least ten-fold, and probably much more. The Museum can and should become a major educational and community resource for the City of Industry, the San Gabriel Valley and beyond. The right investment can transform the site into the premier cultural attraction in the San Gabriel Valley.

RECOMMENDATIONS

Short term, this year

1. Develop a clear, concise mission and vision for the museum that expresses what the museum does, for whom, and why, as well as the desired impact in the community. These statements should be approved by the City Council as they will be important in recruiting board members and other stakeholders as a new governing structure is created.
2. Form a new non-profit organization to run the museum as a public-private partnership and recruit expert members for a founding board that includes community, education and business leaders as well as non-profit/museum experts. Create a realistic timeline and a step by step plan to transition and transfer responsibility for museum operations to the new organization.
3. Commission audience research to inform the City and the Museums focus and priorities. Share the results widely use them to develop goals and objectives at all levels.
4. Transform the visitor experience of walk-up visitors to increase attendance and ensure outstanding visits for all. Provide direction and professional development and training to existing staff in order to pilot and test new hours, a new focus on visitor experience, temporary signage, and

interpretive approach to raise attendance and begin to develop the museum as a community and educational resource.

5. Invest in assessing and developing concept(s) for a multi-media/digital component to the museum experience that can vitalize the museum experience and extend it beyond the visit

Mid-term, next 18-24 months

Transfer oversight, management and operations to the new organization. Working through the new public-private partnership, initiate a planning cycle, complete core documents, policies and procedures, set goals and initiate work to achieve the role desired, either local resource or regional attraction. Based on the goals of the museum and the desired attendance and impact in the community, make targeted capital investments to make the museum into a destination that provides critical educational resources and cultural experiences. The Museum can also serve as an anchor site to promote the other cultural and historic sites in the region. The Museum should also seek accreditation from the American Association of Museums.

**REPORT TO THE CITY OF INDUSTRY:
REVIEW AND ANALYSIS OF OPERATIONS OF THE WORKMAN AND
TEMPLE FAMILY HOMESTEAD MUSEUM**

by

Jane Pisano and Karen Wise

October, 2017

REPORT TO THE CITY OF INDUSTRY: REVIEW AND ANALYSIS OF OPERATIONS OF THE WORKMAN AND TEMPLE FAMILY HOMESTEAD MUSEUM

I. Purpose

This report on the Workman and Temple Family Homestead Museum is designed to provide

- A review of the organization, governance, management, structure and operations of the Museum and the site, especially an assessment of the Museum's adherence to professional standards and practices in the museum field including planning, programming, budgeting, collections and financial management
- An initial assessment of the potential of the site to become a regional destination in the San Gabriel Valley and surrounding area

The purpose of this review is to provide City of Industry with information that can be used to bring the Museum into alignment with best practices in the Museum field and to better fulfill the potential of the Workman and Temple Family Homestead Museum as an asset of the City of Industry, schools and school districts and local communities.

II. Background and Introduction

The City of Industry Historic-Cultural Landmarks, also known as the Workman and Temple Family Homestead Museum or the Homestead Museum (the Museum) is a roughly six-acre site located at 15415 Don Julian Rd in the City of Industry. The Museum is owned by the City of Industry (the City). The Museum is managed and run by a company called Historical Resources, Inc. (HRI) under an agreement for the exclusive management of the site. Under the agreement, HRI provides staff and is responsible for Museum-related activities and functions of the site and is reimbursed by the City for Museum expenses as well as being paid a management fee to run the site. The City is directly responsible for site maintenance, utilities, security and capital improvements for the Museum and for security for the Museum. HRI has been running the site since the early 1980's, shortly after the Museum was first opened to the public.

The Workman and Temple Family Homestead Museum is an extraordinary historical resource not just for the City of Industry but for all of Southern California. The Museum contains two original historic homes – one the original home of one of the original Mexican land grant *rancheros* in California – the *Rancho La Puente*. The homes, the site and the family who lived

there exemplify the “boom and bust” economic and social history of 19th and early 20th Century southern California since the Mexican Revolution and the secularization of the missions, through the Spanish-American War and into the 20th Century. The story of those who immigrated and settled here, William (Don Julian) Workman, his wife Maria Nicolasa Urioste de Valencia, their extended family and descendants, as well as the later history of the property to the founding of the City of Industry in 1957, exemplifies and illustrates nearly every important event and issue in the history of southern California between the 1840s and the early 20th Century. As the site containing the tomb of California’s last Mexican Governor, Pío Pico, the Museum has the potential to be a major educational and cultural heritage destination.

The Museum contains the only two California Historical Landmarks in the City of Industry or surrounding communities. The closest California Historical Landmark with related content that is open on a regular basis is the Pío Pico State Historic Park in Whittier. With well over 40,000 K-12 public school students in the three school districts that serve the City of Industry, and many more in the adjacent public school districts, the potential educational role of the Workman and Temple Family Homestead Museum is difficult to exaggerate.

The Museum is managed and run under an agreement for exclusive management by HRI. Under this arrangement, the City of Industry pays HRI the direct costs of running the Museum, as well as a management fee, currently approximately 10% of the Museum’s direct budget that goes through HRI. HRI manages the site and pays the staff and expenses of the Museum, but there is no formal system for the oversight, governance, development, approval and application of policies and procedures by the City or any other entity. The City provides some services, including security and site maintenance more directly, outside of the HRI contract.

The agreement for exclusive management of the Museum that was in place from 2010-2013 stipulated that HRI manage the site in accordance with generally accepted standards for museums. The City has requested this review in order to ensure that these standards are being met and to understand the potential of the site as a destination in the San Gabriel Valley and surrounding areas.

III. Methodology

This study was conducted by Jane Pisano and Karen Wise, experienced professionals in the museum, non-profit, public administration and educational fields. The methodology used included site visits to the Museum and surrounding areas, interviews with staff, review of all available written documents and information (listed in Appendix 1), formal and informal interviews and conversations with museum and history leaders and experts from the region and beyond. We assessed Museum operations using both our own expertise and experience and comparisons with standards, practices and leading thinking in the field as documented both by the accrediting body for U.S. museums (the American Alliance of Museums) and other

leading relevant professional bodies (e.g. the Association of State and Local History, particularly the History Relevance Campaign), the Association of History House Museums and other organizations.

IV. Assessment of the Museum with Respect to Standards and Best Practices in the museum field

A. Standards and Best Practices in the Museum Field

“Standards are generally accepted levels of attainment that all museums are expected to achieve. Best practices are commendable actions and philosophies that demonstrate an awareness of standards, successfully solve problems, can be replicated and that museums may choose to emulate if appropriate to their circumstances.” American Alliance of Museums (2008) “National Standards and Best Practices for U.S. Museums”, Pg. 6

The museum field as a discipline promotes adherence to standards and recognizes and disseminates information on best practices through several means, including but not limited to

- American Alliance of Museums (AAM) 2008 document “National Standards and Best Practices for U.S. Museums” (<https://rowman.com/ISBN/9781933253114/National-Standards-and-Best-Practices-for-U.S.-Museums>)
- Accreditation through the American Alliance of Museums (AAM). This rigorous and peer reviewed process is the most widespread and universal standard, and it is based on a well-documented set of standards (<http://www.aam-us.org/resources/assessment-programs/accreditation>). Meeting and exceeding these standards is the most recognized indicator of a well-run museum.
- Recognition and awards through AAM and various professional organizations
- Conferences, campaigns and professional development through professional organizations. Some that are or could be particularly relevant to the Workman and Temple Family Homestead Museum include:
 - o Opening Doors DVD published by Connor Prairie interactive history park
 - o History Relevance Campaign, American Association of State and Local History (AASLH)
 - o Webinars, workshops, blogs, print and digital publications, annual conferences and other professional development offered through AAM, AASLH, California Association of Museums (CAM) and others. Also, there are libraries of standard publications, bibliographies developed by museum academics and web based storehouses of information including visitor studies.
- Peer reviewed grants and publications
- Collaborations, communities of practice and formal and informal professional networks

B. Charter, Governance and Oversight

Standards:

It is generally accepted that museums serve the public good and serve a fundamentally educational mission. AAM accreditation also requires

- A charter or other document forming the Museum. This is almost always either a government charter of some sort and/or the documentation forming a not-for-profit organization that runs a Museum as all or part of its mission
- One of two governance structures: either a department or branch or section of a government entity (e.g. a City Department or part of one) or a non-profit entity.
- A clear and documented oversight structure, such as a Board of Trustees, City hierarchy, or some combination of these two structures

Current Situation of Homestead Museum:

To our knowledge

- There is no formal charter for the Museum
- There is no formal governance structure for the Museum
- There is no formal oversight structure for the Museum

The lack of formal charter, structure or oversight for the Museum is a serious problem which limits the Museum and what it can do in many ways. There is no formal structure of authority or oversight, and it is not clear to us how or why decisions are made about the high-level direction or the day to day activities of the Museum, its role in the community or how it should prioritize activities. Inherent in this situation is a lack of clarity in many areas including:

- Decision-making about critical Museum matters (e.g. Museum hours, program hours, staff assignments and training)
- Prioritization of Museum related issues (e.g. maintenance, site use and layout, parking, etc.)
- What the city does/should do vs. what should be done by Museum (e.g. maintenance, publicity, site use)
- How to develop the site and what activities, monuments or signs are or are not consistent with the Museum's mission, vision, goals and programs

Recommendations:

Our most critical and urgent recommendation is that the city select an oversight, governance and management model and structure, create a formal charter for the Museum, select and implement the new structure as soon as reasonably possible given the need for due diligence and consideration of City and community needs.

1. Select a governance and oversight structure for the Museum (see options below)
2. Charter the Museum

3. Create the organization

There are two models of governance structure that could align the Museum with national standards of Museum management and operations and provide the critically needed oversight and management structure. These are:

1. Create a new city department or other formal branch of city government and run the Museum as such. Apply oversight, management, budgeting and service delivery standards and practices that align precisely with City policies and procedures. This route would allow the Museum to be run in strict accordance with municipal policies and procedures, although it would require creation of some or many formal new systems to deal with the particular business needs of Museums/cultural attractions/recreational facilities, which can be somewhat different from other city functions, or
2. Create a City Museum and create or contract a non-profit organization to oversee, run and manage the Museum. The Board of this organization should include formal City representation as well as experienced non-profit and museum leaders and a formally defined role for City management and government that ensures responsible oversight, transparency and clarity of responsibility and authority.
 - a. Create a new 501(c)3 non-profit with the purpose of running the Homestead Museum as a public-private partnership for the public good, funded by the City and governed with City participation and which includes board members who are expert in the fields of non-profit management, museums and cultural attractions, community organizations, tourism and education, as well as representatives of local communities and community organizations or
 - b. Partner with an existing appropriate non-profit organization and contract that organization to manage the Museum

Based on information available to us, we recommend option 2.a., create a new non-profit organization designed to operate the Museum as a public-private partnership. It would allow for the creation of an organization that is focused on serving the City and the community with educational and public benefit for the City and surrounding communities, taking full advantage of this unique and extraordinary cultural resource of the City of Industry.

The formal chartering of the Museum, selection and implementation of a new governance and oversight structure must and should be the first two steps taken before most of the other formal policies, procedures and documents can be developed to bring the Museum into alignment with national standards. It is also necessary for the future health of the Museum including proper leadership and oversight of Museum staff.

C. Mission and Vision

Standards and Best Practices:

The success of museums is generally evaluated based upon how well they fulfill their missions and advance their visions. The ability to perform such evaluation requires articulation of clear and concise mission and vision statements and developing measures to determine success and monitor progress in fulfilling mission and vision. Mission and vision statements are generally created, or at least adopted formally, by a Board of Trustees (or other overseeing body).

Museum missions are generally expressed as short – ideally one line – statements of what the museum does, for whom. Vision statements are large aspirational statements that state how some part of the world, community, or large audience, will be different as a result of the museum fulfilling its mission.

Best practices in the Museum field for the past two to three decades have been to develop Mission statements focused on benefits to visitors and communities. Examples include:

Connor Prairie Interactive History Museum We inspire curiosity and foster meaningful interaction with unique, engaging experiences that don't exist anywhere else.

National Museum of American History We help people understand the past in order to make sense of the present and shape a more humane future

The Museum of the City of New York celebrates and interprets the city, educating the public about its distinctive character, especially its heritage of diversity, opportunity, and perpetual transformation.

Current Situation of Homestead Museum:

The Homestead Museum staff works with what they refer to as a “purpose statement.” It states:

Creating advocates for history through the stories of greater Los Angeles

While several staff members told us that these words do serve as a guiding statement for their work, there are several ways in which it does not meet best practices. First, it does not focus on the visitor. It lacks the explicit *what we do for whom*. The phrase speaks to more vision (creating advocates is a big idea effect) and to how (through the stories of greater Los Angeles) than to mission.

The phrase does not speak to benefit for any audiences, and it is unclear to us what constitutes advocating for history, why “history” requires advocates or how advocating for history helps

the City, the public, or even the Museum. Because of the lack of a governing structure or body, there is no mandated commitment to this statement, and staff has not, to our knowledge, developed any measures to determine whether or how well their work aligns with this statement.

The museum needs a clear, concise mission statement that articulates the essence of the museum what it exists to do and for whom, in the broadest sense. This statement should be approved by the City Council to state the public value and potential of the museum that the City will support through the museum.

Recommendations:

1. Develop a mission and vision for the museum as soon as possible. Having an approved mission and vision in place will facilitate recruitment of board members, as it will be clear what kind of an organization they will be overseeing. This Mission and Vision should be approved by the City Council as a statement that is clear, easy for all to understand, and which represents the general goals of the City in supporting the Museum as a public benefit and community and educational resource.

The Mission and Vision should be informed by the goals of the City as well as by audience research (using a qualified audience research consultant), demographic analysis, stakeholder interviews and engagement to articulate the essence of the unique strengths of the Homestead Museum and its (potential) audiences. The core statements should be clear, concise and inspiring to all Museum stakeholders. We recommend that in developing the core statements the new governing body consider what the Museum can do best and most uniquely. We suggest that they specify a museum focus that is more specific and more local, following best practices in the field that use specific stories to inspire conversation about bigger themes. They should also be informed by an understanding of the local communities and schools and their needs. The Workman and Temple Family stories, along with those of the others that lived and worked and are buried at the site, exemplify key historical events, these stories should be the foundation of the Museum's offerings. Once adopted, the core statements will be the foundation that guides future planning as well as day to day work.

D. Institutional Code of Ethics

Standards:

National Standards for U.S. Museums specifies that an Institutional Code of Ethics should be developed and adopted by the governing board of a museum. This document, which should be provided to all staff members, volunteers and overseeing board members as well as advisory groups and outside consultants is a key document that outlines behavior expected and sets standards to avoid conflicts of interest. Collections-holding institutions like the Homestead Museum generally include in their Institutional Code of Ethics restrictions or prohibitions on the personal or commercial collecting of objects or materials that overlap with the scope of Museum collections.

Current Situation of Homestead Museum:

The Museum lacks an Institutional Code of Ethics. Several elements of that are standard in an Institutional Code of Ethics are mentioned in HRI's Employee Handbook. We know of no evidence of any Museum staff behavior of concern, or that would be likely to be in conflict with a standard Institutional Code of Ethics, if one existed.

Recommendations:

Once the new governance, oversight and management structure of the Museum is in place, an Institutional Code of Ethics should be developed and adopted by the governing body as one as one of the core documents alongside other core statements, policies and procedures. In the future, all board members and staff (paid and volunteer) should understand and sign a copy of this document as they begin their association with the Museum.

E. Planning and Goal Setting

Standards:

National standards for museums, as well as generally accepted practices in most non-profit organizations, specify that a formal cycle of planning and goal setting be a standard function that is carried out on a regular basis. The exact specifics of such a process should be developed to suit the needs of each institution and community, but the plan should always be designed to advance mission and reach for vision. The goals and objectives produced by formal planning processes are generally approved by the organizations governing body.

Current Situation of Homestead Museum:

The Museum lacks a strategic plan or any formal high level strategic direction. Museum staff feel constrained by the lack of clarity of governance and decision making to make even short term plans regarding higher level goals. Museum staff members have ideas and dreams for the Museum, but these are not being discussed formally, prioritized, developed or utilized. The staff created Draft Operational Plan (dated March 2016), which documents current activities and procedures. While not a high level planning document, it is a helpful document for staff.

Public Programs staff is clearly thinking tactically and thoughtfully – informed by trends in the field – about specific things that they can do with some success. Museum staff does appear to be following their draft operational plan. This is laudable and productive, and it allows the staff to build momentum. However, without higher level governance and oversight, their prioritization is necessarily focused on smaller scale activities and on what they can do within the constraints of their rather vague mandate. Their prioritization seems to stem more from their own sense of needs, without a broader, big picture view of what might be possible.

Recommendations:

As soon as the governance, oversight and management of the Museum is settled, and core mission, vision, motto and “how we do what we do” are complete, a formal planning process should begin. Ideally the Museum should set a strategic intention for next several years with a set of 3-5 major goals and several objectives for each goal for the next three years. Objectives should have clear indicators and metrics of success that can be used to assess progress and refined each year. Annual and longer term budgets should be built around the strategic initiatives.

In the interim, we recommend the creation of a very short, simple 6-9 month interim focused on building, evaluating and measuring the success of new visitor focused activities. This will create momentum and lay groundwork for future planning. We recommend that the focus of the short-term plan be on building audience by improving the visitor experience for all.

F. Budgeting and Financial Management

Standards and Best Practices:

Any organization – especially one with an annual budget of more than a million dollars - should be using a standard set of documented financial policies and procedures. The financial system should be coherent, transparent, appropriate to the business purposes and auditable to the highest standards. Budgets should be developed and managed to fulfill Museum objectives and goals, to advance mission and vision. Spending procedures and mechanisms should be simple,

managed for business purposes, appropriately controlled, well tracked and easily reported. The system, bookkeeping and accounting must align with Generally Accepted Accounting Procedures (GAAP) and meet the standards of applicable laws, regulations and industry standards.

Best Practices are that budgets should be developed to support organizational priorities, and spending should be managed, controlled and reported in such a way as to allow managers, leaders and overseeing body to understand and assess the use of resources.

Current Situation of Homestead Museum:

The current financial management systems of the Museum are unclear to us. While we have seen a three-year summary budget, the spending records we have seen are mainly credit card receipts, statements and reimbursement documentation with limited or no specificity or documentation of what was purchased or of the specific business purpose of the expense. We have seen no indication that funds are being spent improperly. Rather, without explicit priorities and budgets associated with those priorities, or clarity on the business purpose of expenditures, there is no way to assess the effectiveness of funding allocation or spending patterns.

Employees and some expenses are being paid directly by HRI, and it is not clear to us what system(s) they use. Other costs seem to be paid by the City, and this also is not clear to us.

Recommendations:

New standard non-profit financial systems, including appropriate oversight and approvals by the new governing body, should be adopted as soon as possible after the creation of a new governance structure.

In the interim, we recommend that the budget for the current year be clarified and redeveloped based on interim objectives developed during the recommended short-term planning. In the interim before a new governance and organizational structure is in place, the Museum should issue clear monthly, quarterly and annual reports to the City that specify what was spent, categorized by business purpose, as well as documentation of actual expenses compared with the budget.

G. Collections Policies and Procedures

Standards and Best Practices:

Collections policies are developed to support and advance the mission of museums and other collections-holding organizations. There should be a clear purpose to collecting that yields a direct and documentable public benefit and which furthers the mission, vision, strategic intent, goals and objectives of the organization.

While it had been traditional in almost all museums to treat collections as literally untouchable, there have been highly successful trends in the past 20 years to use collections to engage visitors more directly. Leading museums including historic homesteads and similar sites (e.g. Conner Prairie Interactive History Park Opening Doors project <http://www.connerprairie.org/about-conner-prairie/driven-by-our-mission/our-mission-at-work>) pioneered approaches to using some historic objects to engage visitors by allowing visitors to touch and interact with certain objects, to use furniture and to be in historic spaces without stanchions or other barriers. These approaches have been highly successful with visitors and are just one example of how collections policies can be rethought to put visitors first without damaging the most important and original objects.

While it is important that professional standards of collections care be applied to accessioned collections, Best Practices dictate that decisions about which objects to accession, and which to use more as exhibit or education collections, should be considered carefully based on the mission and priorities of the Museum. In the case of the Homestead Museum, criteria will need to be developed that may include consideration of which objects have historic associations with the site or are otherwise particularly needed by the Museum.

Current Situation of Homestead Museum:

The draft Operational Plan states that there is a written collections policy that is more than 20 years old, but we have not seen it. From what we can glean, collections acquisition has been done recently largely by the current director. The scope of acquisitions has been objects related to greater Los Angeles history, especially between 1830 and 1930. We understand that collecting activities have been halted temporarily at the request of the City. This is a positive step since any active collection should be done to align with Collections Policies and to fulfill Mission, neither of which exist.

It is clear from what we have seen and from interviewing the staff that many of the collections held by the Museum are not items that were historically associated with the site or with the people that lived there or even in the immediate area. Nevertheless, it appears that all accessioned collections are being managed as though they are precious irreplaceable objects with great research or historic value. Few if any are ever available for visitors to touch or look closely at. When they are, they are presented in a “look but don’t touch model.”

From what we have seen, collections are being handled in a professional manner, to the best of the staff's ability given the facilities. Many collections records have been digitized and they can be searched by the public through the website, although there is not a user-friendly interface or anything of interest for the public or for students or educators to do with these records.

Recommendations:

A collections policy is needed that forwards the mission of the Museum, educational value of the Museum and the public good. We recommend that a collections policy and use procedures be developed after the core statements, and that it be tied to an interpretive framework and visitor experience philosophy, and to the history of *Rancho La Puente* and the San Gabriel Valley, the Workman and Temple families, their employees, friends, relatives and perhaps to Pío Pico and possibly other residents and people related to the site and to the history of the City of Industry.

Once there is a clear collections policy, collections should be reviewed to determine the extent to which existing collections are within the scope of the new policy. In the future, based on mission, goals and objectives, some objects may be found to be more useful for permanent display and even hands-on use, rather than accessioned for perpetual conservation. We recommend strongly adopting a policy inspired by Connor Prairies' Opening Doors policy and practices.

H. Disaster Preparedness and Emergency Response Plan

Standards:

A Disaster Preparedness/Emergency Response Plan is considered necessary for all Museums. Human safety always comes first, with animals (if any are present) and then collections emergency response following. In the case of an historic house there are often procedures in place for assessing the buildings themselves, in collaboration with local government agencies.

Current Situation of Homestead Museum:

HRI/the Museum has a document in place titled Homestead Museum Safety Manual that includes detailed safety information, emergency procedures, maps and blank incident reports. This document deals with human safety and it is fairly detailed. This document does not include collections emergency procedures.

Recommendations:

Human safety is outside our area of expertise but this document appears detailed and reasonable. We recommend that the City have its safety officers review the procedures periodically to make sure that they are up to date and that they are aligned and well-coordinated with City procedures, and that they meet the standards required of City facilities. We also recommend that when the City creates a formal charter for the Museum that safety and disaster planning coordination be considered along with what role, if any, the Museum might play in disaster response.

In addition, we recommend that the Museum develop collections and building emergency procedures as part of the Collections Policy. Collections safety and care always comes after human safety and security, but it is an important planning function for collections holding organizations.

I. Exhibits, Education and Programs

Standards and Best Practices

To quote directly from the American Alliance of Museum's AAM Characteristics of Excellence document (<http://www.aam-us.org/resources/ethics-standards-and-best-practices/characteristics-of-excellence>)

- The museum clearly states its overall educational goals, philosophy, and messages, and demonstrates that its activities are in alignment with them.
- The museum understands the characteristics and needs of its existing and potential audiences and uses this understanding to inform its interpretation.
- The museum's interpretive content is based on appropriate research.
- Museums conducting primary research do so according to scholarly standards.
- The museum uses techniques, technologies, and methods appropriate to its educational goals, content, audiences, and resources.
- The museum presents accurate and appropriate content for each of its audiences.
- The museum demonstrates consistent high quality in its interpretive activities.
- The museum assesses the effectiveness of its interpretive activities and uses those results to plan and improve its activities.

In addition to these more general standards, there are specific frameworks for the judging of exhibit excellence including the "Judging Exhibits" framework, the criteria of the Themed Entertainment Association THEA awards, the Society for Experiential Graphic Design (SEGD) etc. These pertain to information design, content presentation and reinforcing, overall presentation, design and audience impact.

Current Situation of Homestead Museum:

The current site layout, signage, and exhibits provide no sense of arrival, no orienting experience, no real welcome, and certainly no interpretive introduction. The site layout works against any coherent whole experience, making it especially critical to create a coherent interpretive identity, with audience experience goals and key messages that can be reinforced by every means possible.

1. Overall Interpretive program and scope

The Museum has not outlined an interpretive focus that is being applied universally or evaluated in a rigorous way. This is not surprising since an interpretive focus should flow from the guiding Mission and Vision. The use of a time frame and topics as opposed to key messaging and visitor experience and/or learning outcomes makes it difficult to create messages that are meaningful to visitors or make it possible to evaluate the effectiveness or impact of experience. While the Operational Plan lays some groundwork, the full range of goals, approach, audience awareness and evaluation specified above is not in place.

The draft Operational Plan defines a very broad interpretive scope, which specifies the time frame (1830-1930), greater Los Angeles, and an emphasis on certain topics (referred to as themes) such as architecture, economics, household and leisure. The Operational Plan refers to Interpretive Identity, outlines visitor needs in a broad way, and discusses the need to make history relevant. The plan does not address how these needs will be filled in a wider way, with experiences or key messages. Museum staff has documented what they are doing, and it is clear that they mean to improve the visitor experience through specific programs, but there is no overall interpretive approach or goal for impact on audiences. There is no Museum-wide focus on principles that will fulfill the identified needs of all visitors, except possibly in specific programs and some tours. As with so many of the issues that we found at the Museum, this deficit can be traced back to the lack of a visitor focused mission, vision, plan and priorities. Without those guiding documents, it is difficult for any staff to build a great Museum.

The Museum provides many specialized programs, most with appeal to specific adult audiences and with attendance limitations. Many of these programs do have specific outcomes that could be evaluated. Some, perhaps most of them, are quite successful as indicated by attendance and anecdotal visitor feedback as reported by staff. Some of these programs have the potential to be built into signature Museum offerings, but currently there are too many different kinds of programs aimed at different audiences about topics that do not clearly form a coherent suite, to create a widely known or interesting interpretive identity for the Museum. The programs are not based around a foundation that tells the story of the site, the people or of the homes to all audiences. There is no overall interpretive framework, experience goals or educational outcomes to guide the work. Most significantly, there is nothing for anyone to do if they do not attend a tour or a program.

To summarize, the range of programs at the Museum do not create a coherent whole or a sense of identity, and – critically - they do not leverage the core assets of the Museum for visitors. The wide range of programs are aimed at different, mostly specialized audiences. Museum staff is doing a good job creating specialized programs around areas of staff expertise and interest, and staff is doing a good job delivering these, but a whole, audience focused interpretive strategy is missing. While attracting some audiences with deep interests in certain topics can be a reasonable part of an overall strategy, it is important to make sure that the range of offerings at a museum offers something for audiences who come for other reasons.

Most audience research around the U.S. indicates that most visitors to most museums are motivated more by the opportunity to have a social experience – either a day out with family, friends, or other groups - than out of interest in a specific topic. To become a community resource, Museums must offer welcoming environments that are pleasant to be in, so that learning and museum experiences can be enjoyed. The Homestead Museum staff does not have access to a solid body of audience research about their own visitors and potential audiences, and while they are doing some great programs, there is no overall interpretive focus that can be built upon over time.

2. Signage, Exhibits and the Interpretation of Objects

The permanent signage and interpretive panels at the Museum can only be described as a hodge-podge. They vary as to design, materials, messages, fonts, and in every other way, and there is no evidence that any of them ever told a coherent story. Temporary signage and exhibits are all designed to perform different functions or tell other small stories. It is virtually impossible for the casual visitor to understand the site or much about its history by reading the signs or exhibits they encounter. Some individual signs and exhibits are informative about specific topics, while others are arcane, with headlines that do not refer to the rest of the content of the exhibit. The first interpretive sign that most visitors will encounter as they walk towards the Museum building is titled “A Closer Look,” making it seem as though they are entering in the middle of an experience, or have somehow missed the main thread of information.

While the Operational Plan draft indicates that Museum staff are aware of principles of excellence in exhibitions, there is no dedicated exhibit staff and no funds allocated to contract specialized exhibit contractors. Responsibility for designing and producing exhibits sits within the Public Programs Department, although Collections are clearly doing a lot of the selection and creation of short term exhibits inside glass cases and displayed around the homes. The themes selected for temporary exhibits do not center consistently around the core resources of the Museum. There is virtually nothing about local history, Hispanic heritage, or much related to the individuals who lived and worked at the *Rancho La Puente*. Exhibit panels do not follow best practices for exhibit labels, and while the staff is selecting topical areas to concentrate on, clear introductory headlines and messages are missing and key messages are not apparent to

us. There is generally too much text and not enough story in the labels throughout the Museum site.

The temporary exhibits that we have seen during the past several months did little to enhance the overall Museum experience. Glass cases full of small photographs and documents such as the one we saw at the Victorian festival are frustrating to look at or to understand, working against a good visitor experience, rather than enhancing it. Best practices today often specify the use of a single object, or a very limited number of objects as conversation starters, illustrations of key ideas or themes, and as props for interpreters to engage visitors. This approach would probably be a more effective one for the Museum than the creation of small exhibits, leveraging staff expertise in face to face interpretation and experience facilitation.

Responsibility for creating exhibits lies with Public Programs and Collections staff. The staff, while strong in other areas, lacks the specialized capacity and experience to develop engaging exhibits. They are working valiantly but they do not have the capacity to execute exhibits to standards and canons of exhibit excellence. Exhibit interpretive planning, writing, design and development are professional fields within the broader Museum field. Many museums outsource much of the development of permanent exhibits, and this is a possibility that should be explored once higher level decisions have been made. In the meantime, if any more temporary signage is developed, signs should follow best practices as outlined in Exhibit Labels by Beverly Serrell (2nd Edition) .

3. Educational Programs

The Museum's signature "Journey Through Time" program, aimed at the core school field trip levels of fourth grade, gets high marks from teachers and chaperones. Teacher responses indicate that this program is interactive, thought provoking, age appropriate and that it brings history to life, supporting and promoting student learning and excitement about the topic. Other programs that we have observed have also some excellent and engaging features. We observed Education staff working on continual improvement and expansion of educational offerings.

Educational Programs are an area of strength for the Museum, and it is a natural area of emphasis, since California History is a part of the California curriculum for third and fourth grade. The Secularization story, which follows the Mission module in the fourth-grade curriculum, can be experienced in a unique way at the Museum. There are many other possible topics that can be honed and developed for students of different grade levels. They may not all need to be as intensive as Journey Through Time. Evaluation of all programs is extremely limited.

4. Public Programs

Public Programs are currently the driving force in raising attendance, and unless and until the site is open to the public more widely they will continue to be the main driver of attendance, along with school programs and group tours.

We attended and observed several programs, and reviewed materials from others. By and large, what we saw indicates a commitment to building a wide range of programs for different audiences. There are lively brochures and engaging titles for many of the programs indicating that Museum staff are thinking about how to make history fun. The suite of programs offered is quite wide, and it does not appear that there is likely to be a great deal of audience overlap among the different types of programs.

To our knowledge, Museum programs are not being evaluated.

5. Public Tours

Public tours (whether scheduled in advance or through groups or not) are the only way that most visitors can get inside the fences, into the buildings, or have any kind of coherent experience at the Museum. As such, they are critically important. They are mostly led by volunteers.

The tours we observed with different audiences were led by energetic, enthusiastic volunteers. These tours were very much guide-led, with little audience participation other than questions. Although the guides had clearly been trained in some more state of the art, open ended approaches, they were not skilled enough to customize to the audience. We observed one tour of a group of elderly visitors where it appeared to me that some of the visitors did not hear/understand a great deal of what the guide was saying. He was not able to adjust to speak more slowly and clearly, and he did not use current best practices of engaging visitors in his tour. He was excited, enthusiastic and knowledgeable, but the tour he gave was not reaching his audience. They were polite, and positive, but it was clear that they were not engaged. The Museum appears to us to be following an older model of museum touring, which would likely benefit from a reconsideration for contemporary audiences.

The one formal evaluation project the Museum participates in (Visitors Count! with the AASLH) focused on visitors who attended tours, and it indicates that these visitors do have a good experience. There is no information in this very general evaluation that would provide any deeper understanding about what is working well with visitors and what is not. However, the general information provided in the study provides some interesting demographic and cultural participation information that staff is using to create more programs, such as the Sunday picnic program.

Recommendations:

Short Term/Immediate Recommendations

1. Professional audience research is needed to understand who is visiting the Museum, what their motivations for visiting are, who they come with, and whether they succeed in having any experience at the Museum. We recommend commissioning a baseline study using multiple modes to research current audiences, potential audiences, local demographics, schools and other potential audiences and stakeholders.
2. We recommend that the current program of temporary exhibits be halted. In lieu of the many, less impactful exhibits, we recommend that a bilingual introductory/overview series of temporary signs or panels be created with the help of qualified outside exhibit experts and formative evaluation. Even if these are placed on A-frames like the once used in front of the Museum building these can be piloted and tested and improved to create a welcoming and orienting experience.
3. Begin to define what the Museum can uniquely do best, prioritize, test with audiences and build on excellence. Follow current best practices to tell specific, place based, human stories that are relevant to visitors of different ages and backgrounds. We recommend that, when needed, existing staff, ideally with outside experts and visitor research assisting, begin to pilot and test new signage and interpretation informed by best practices as exemplified in the book Exhibit Labels (2nd Edition) by Beverly Serrell.
4. The Museum's tours could benefit from some rethinking to align with best practices in the field. Professional development for volunteers will be needed. Change is challenging for volunteers and in our opinion this should be carefully considered and done as new core documents, interpretive framework and other key changes are made.

The stories that only the Workman and Temple Family Homestead Museum can tell should take center stage, and the site and the buildings should be open to all visitors to experience during open hours. Research with visitors is needed to identify audience needs, wants and interests, and a lively interpretive approach should be developed to activate the mission and vision, once they are in place.

In the long run, an interpretive approach should be created that

- a. Is audience centered, developed and continually tested and refined based on visitor feedback in accordance with Best Practices in the field.
- b. Tells and invites visitors to explore the stories of the people who lived and worked at the *Rancho La Puente* and specifically the Museum site. Real people should be highlighted and their stories explored. Pío Pico, for example, should be featured, and ideally a much wider range of people who once lived or worked at the site before, during and after the Workman and Temple families.
- c. Uses the authentic, specific, local stories and the unique assets of the site and the City of Industry to highlight the key social, economic and political history of the site and its residents in ways that are relevant and engaging to visitors of all ages and backgrounds. Relevance and engagement need to be measured and programs will

need to be continually tweaked based on the results of evaluation and visitor testing.

- d. Is integrated and reinforcing, such that there is something to experience for each and every visitor to the site. The Museums' programs and activities need to fit together into a greater whole. Popular programs such as the festivals should be built upon in ways that rest on local history. For example, the Victorian Festival could become the *California*-Victorian Festival, bringing in *California* and early Anglo-California culture.
- e. Is bilingual in Spanish and English. The Temple family was committed to celebrating – even glorifying - their Hispanic/Mexican heritage, making sure that all members of the family spoke Spanish and English. This is a tradition the Museum should incorporate, especially given the demographic profile of surrounding areas and how successful bilingual interpretation with communities who identify as Hispanic/Latino. The success of the El Pueblo complex in downtown L.A. demonstrates how successful celebrations of the regions Spanish and Mexican histories can be with visitors of all backgrounds.

J. Staffing and Volunteer Program

Standards and Best Practices:

While there are some standard types of positions in museums and historic attractions, the exact design of any organization depends on its mission, core functions, institutional goals and priorities. There are common but not fully standardized sets of qualifications for each area of and level of responsibility. The best museum staff are dedicated, passionate and visitor-focused. Educational Backgrounds of Museum staff are generally varied, but they often include graduate degrees in relevant fields. Ongoing learning and professional development are core best practices supported by professional organizations of various kinds. Museums that can afford to do so participate at an institutional level in relevant professional associations as well as creating and bringing in ongoing training and professional development.

Volunteer Programs are in transition around the United States, as interpretive approaches have shifted to become more focused on visitor engagement, visitor directed experiences, and hands-on approaches. The profile of volunteers has also changed and continues to change, and there is much work to be done in each community to develop models that will work. There are a range of different kinds of successful practices, but the best programs provide multiple options for volunteers in terms both of commitment and of jobs.

Current Situation of Homestead Museum:

The organizational design, staffing and volunteer structure of the Museum is currently set up in a way that emphasizes collections, specialized maintenance and infrastructure on one side, and public and educational programs on another side. The two sides are housed in different buildings. The Museum has positions for staff in the areas of Management, Collections/History, Public and Educational Programs, Operations and Specialized Maintenance. There is no specific staffing for exhibits, volunteer management, outreach and marketing or other areas which are sometimes staffed with dedicated positions. This is neither good nor bad in the abstract. Once there is a clear mission, vision and strategic direction, an organizational design should be created to fulfill organizational mission, plan and priorities. One-time needs can be filled by outside contractors and ongoing key functions will likely best be performed by staff.

The people currently in the staff positions at the Museum are dedicated, competent and hard-working. The distribution of positions follows a fairly traditional model of small collections holding organizations. Current job descriptions and responsibilities, along with the lack of high level prioritization, have led naturally to a somewhat dispersed suite of offerings, and it is our impression that Museum activities are somewhat more divided than they need to be, with operations and collections staff coordinating more closely together than they do with Public Programs and Education staff. This is at least partly because of where staff offices are located, but it is also due to the lack of high level integrated shared goals and the interdepartmental teams that form when organizations have big goals. In addition, the museum is currently stronger in areas that are fully staffed, and less strong in areas that are not specifically staffed or resourced (e.g. exhibits, marketing, and high level leadership and vision as discussed in section IV.A.)

The quality of the staff is, in our opinion, generally excellent. Staff members are qualified and experienced in their core areas of expertise and responsibility. In addition, it is clear that museum staff members at the Museum work to expand their skills and that they work hard to deliver quality, unique products. Examples include:

- Paul Spitzzeri not only knows the collections the history very deeply, but as he has taken on ownership of HRI he has been updating and documenting management and procedures to create the body of documents that we were able to review. Management/H.R. functions appear transparent and standardized. Robert Barron not only manages his core work, insuring that the Museum looks and is well maintained, he has made it his business to learn specialized painting skills to restore the mausoleum and the Workman home using authentic historic techniques.
- Alexandra Rasic and her staff not only create and execute outstanding programs including the signature "Journey Through Time" for elementary students, she has also become the Museum's metrics leader, bringing in rudimentary visitor research and developing metrics that help Museum staff – and us – assess what is working and how to improve continually.
- Steve Dugan has turned a passion for family history into specialized family history workshops that teach participants how to research their own family histories, something that

enhances and makes relevant the family histories told at the Museum, and collections staff offer workshops in the care of family heirlooms.

The volunteers we met with love the Museum, they love the staff and they love what they do. The volunteers we met tended to be older, but we did not do any systematic study of the Volunteer Program. Observing and listening to some of the volunteers as they gave tours and helped visitors, our impression is that they are traditional in their approach, and this may pose a challenge (one that is common in museums today) as the programs and education staff work to update and enliven facilitated interactions.

Recommendations:

Organizational design in the mid to long term should be developed to best deliver on mission, vision, goals and based on institutional priorities. Whatever organizational structure is eventually developed, the overseeing/governing board will have responsibility for hiring a professional executive who will then lead and change organizational design as needed (note that in non-profits the board of trustees is responsible for the recruiting, hiring and supervision of the professional executive – while a Board may outsource recruiting, they are responsible for hiring and for supervision of the staff executive leader). In our opinion the current staff is likely to be well suited to thrive under a new organizational structure. Change is always hard on people, however. Regular communication with the staff, and their involvement in creating new systems will help ease the transition.

In the interim, we recommend that staff teams continue to work closely together, and that outside expertise be brought in to facilitate interim reprioritization of staff assignments – with the staff - to focus on improving the visitor experiences and to conduct baseline audience research, create effective evaluation protocols and build basic evaluation capacity that staff can then use evaluate all they do.

K. Attendance and Audience Experience

Standards and Best Practices:

It is standard practice to set goals for both of these areas as part of the annual budgeting and longer term planning processes of professionally run museums. Goals and objectives for improving audience experience and increasing attendance are keystones of most museum planning documents. Many museums set their attendance and audience engagement goals based on some combination benchmarking and research, including available demographic information, formal and informal research with schools and educational leaders, measures of local cultural participation, focus groups, marketing research and other information that may be available to them.

Annual programming schedules, attendance goals and budget are developed together so that the schedule of programming and activities supports attendance goals, and keeping revenue and expense budgets balanced.

Audience Awareness and a focus on the visitor has become the standard in most museums, and it is a major focus of professional development and best practice dissemination in every major museum professional organization that we know of. Leading museums are explicit in placing visitor motivations, needs and wants at the center of every decision they make. Audience awareness on the part of every staff member requires leadership, focus and visitor advocacy at all levels.

Current Situation of Homestead Museum:

To our knowledge, no attendance or audience experience or outcome goals exist for the Museum.

The Homestead Museum functions during many of its open hours as though it were not open to the public. The first impression of a drive-up/walk-up visitor to the Museum is, quite simply, confusion. There is a sign at the parking lot entrance, but then one enters a large, usually mostly empty parking lot, and there are no signs telling visitors where to go once they have parked. It is not clear where the Museum is or where to go to start a visit. The gates to the grounds surrounding the historic homes are locked, and while there are some banners with historic photos on them, and an occasional panel along the walkway, there is nothing saying what the site is, and the only welcome is on a movable “A-Frame” sign that is only up during Museum open hours. Unless there is a program going on, or one is there for a tour, there is almost nothing for a visitor to do, and no one to greet or to help the visitor.

Attendance was 16,422 for the 2016-17 fiscal year. Notably, this represents an increase of close to 2000 visitors over 2014-2015, due to the addition of many programs. Nevertheless, this is very low attendance for such a beautiful, relatively well-funded museum.

Attendance Summary					
		Public Tours			4,146
		Scheduled Tours (includes 3251 on school tours)			3,715
		Special Events (includes programs, festivals and picnics)			8,561
	Total Annual Attendance				16,422

Recommendations:

Once there a governing structure, mission and vision statements are in place, attendance and visitor outcome goals and objectives should be developed based on audience research and benchmarking studies. Attendance targets and visitor experience goals should be central in both annual and longer range planning and goal setting.

In the interim, we recommend several no-cost to low-cost actions to aimed at greatly increasing attendance and visitor satisfaction this year.

1. Make the Museum more welcoming to every visitor during open hours. Change the Museums hours and staff assignments to ensure that gates are open and visitors can enter the buildings and gardens during all open hours. This will likely require shifting staff and volunteer hours and assignments.
2. Begin conducting audience research (see below) to learn about visitor motivations and to evaluate and improve continually
3. Increase attendance of schools and community groups and other organizations (e.g. boys and girls clubs, parent groups, retirement homes, youth activity leagues, etc.) by increasing outreach and offering more options for these groups to enjoy the site. This may require a combination of reprioritizing Museum staff time to provide these programs, and developing some new, less staff intensive (e.g. self-guided) opportunities for groups to experience the Museum (e.g. possibly developing programs that can be led by teachers and chaperones and providing those teachers and chaperones with materials and orientation/training that helps them succeed).

L. Evaluation and Audience Research

Standards and Best Practices:

Visitor studies, evaluation and audience research are standard tools used in well run museums to create and sustain the best and most effective overall experiences including exhibits and programs. Professional evaluation is required by virtually all grants, and is a requirement to be eligible for national museum awards. Audience awareness training and formal and informal visitor listening protocols are incorporated into the core practices of the best museums. Professional visitor researchers are generally used conduct baseline studies and to help exhibit, program and educational staff develop evaluation protocols. Annual and periodic visitor research, generally conducted by outside contractors, as well as continual programmatic evaluation by in house staff are core best practices in museums today.

Current Situation of Homestead Museum:

The Museum participates in a limited way in a visitor research initiative of the Association of State and Local History called Visitors Count! Teacher evaluation of the Journey Through Time program aimed at 4th grade school groups has also been done. However, no research is being done on the full range of Museum visitors or potential audiences. The Public Programs Manager regularly produces visitor attendance statistics and looks for other measures of success.

The Visitors Count! study indicates that visitors who attend a tour are enjoying themselves, and it provides some interesting basic information about what those visitors feel they are getting out of the tour, as well as a little bit of demographic information. Two very interesting findings are that nearly 60% of those taking public tours classify themselves as Hispanic, and that Museum tour attendees do not regularly visit other museums or participate in many other recreational activities. Both of these findings suggest that the Museum is serving audiences that do not have a lot of other options, indicating that the Museum might play a very important role in increasing cultural and educational and recreational participation among local communities.

The teacher feedback on the "Journey Through Time" indicates that this is an outstanding program that is providing students and teachers with a truly unique and memorable experience that supports and inspires learning and curiosity about a key topic in the 4th grade curriculum. It is a staff-intensive program, but clearly it is important and potentially a signature program of the Museum.

Recommendations:

We recommend hiring a qualified visitor researcher to conduct baseline research including evaluation of visitor experiences on site, as well as focus groups of visitors and non-visitors, educators and influencers in the community to learn more about visitor experience, brand recognition and reputation, as well as the interests of potential visitors and what kinds of features, activities, events or programs would inspire them to visit.

We recommend also that evaluation instruments be developed and used for all programs. A contracted visitor researcher can help develop a standard template, but staff professional development in goal setting and program evaluation will insure that this becomes a core practice.

The preliminary indication that a majority of visitors may be Latino/Hispanic creates a need to look seriously at providing some programs that acknowledge and appeal to Hispanic/Latino audiences. The Temple family in particular treasured and promoted their and Los Angeles' Mexican heritage, so there will be many ways of doing this that rest on the Museum's core strengths (e.g. the stained-glass windows in the *Casa Nueva*). The current staff may not have the capacity, cultural expertise to do this so it may be necessary to partner with other

organizations or to hire contractors to collaborate in providing such programs. Spanish language skills should be considered in the hiring of future staff.

M. Summary of our Findings and Recommendations, Museum Operations

Our highest priority recommendation is that the City select a governance and organizational structure for the Museum, create a formal charter for the Museum, and establish an organization to oversee and govern the Museum. Executive Leadership of the Museum will report to the governing body of this organization, and the board and staff can then articulate and create the rest of the core statements, formal structures and policies, practices and procedures needed to run the Museum in accordance with professional standards and best practices.

In the interim, we recommend

1. Visitor Research contracting with a qualified audience researcher to conduct audience research and develop program evaluation instruments so that Museum activities can be evaluated in an ongoing way
2. Adopting a Mission and ideally a Vision for the Museum, approved by the City Council
3. Developing a governing structure and organization and recruiting board members and possibly advisors to serve on the board and oversee the museum
4. Interim improvements to visitor experience. Museum staff with City representation should work with qualified Museum expert(s) to improve the visitor experience for every person who arrives at the Museum site. This will likely require changing (reducing) the Museums official open hours, staff hours and staff assignments so that the Museums best features – the buildings and gardens – are open during official open hours, and that there is something for visitors to do
5. Museum staff with City representation work with qualified Museum expert(s) to develop an interim plan, pilot a new approach to storytelling and interpretation that can be built upon after a new mission, vision and plan is being developed

V. Becoming a Regional Attraction in the San Gabriel Valley and Surrounding Areas

A. Potential

The Workman and Temple Family Homestead Museum contains the original home and gardens and vicinity of half of the original *Rancho La Puente*. *Rancho La Puente* was an original Mexican land grant taken from the former holdings of the San Gabriel Mission. As such, it constituted some of the richest, most sought after lands in southern California. The granting of the land to private individuals was controversial, and the reputation of the grantees, John Rowland and William Workman, made the situation even more controversial. The stories of these men, their families and those who worked with and for them, as well of their associates, - especially Pío Pico who is entombed at the Museum along with his wife - are gripping, and they exemplify every important event in the history of southern California since the Mexican Revolution.

The Museum already constitutes an oasis of open space, greenery and historic architecture in the midst of the City of Industry. It contains the only historic landmarks in the City that are regularly open to the public, including two original historic homes and very pleasant open space. The original homes exemplify their eras and are unlike anything most of the residents of the surrounding communities are likely to experience in their daily lives. Although the original dramatic entry to the site is not currently in use, the road does still exist and it could be restored and renovated to provide a dramatic entry to the Museum campus, giving visitors an immediate taste of *rancho* life during the Mexican and early American periods. The programs the Museum currently provides are unique in the region, attracting loyal followers in spite of many obstacles and little effective publicity.

The school districts serving the City of Industry educate nearly 40,000 students, with hundreds of thousands more served by surrounding area schools. School field trips to the Museum could become a signature part of elementary education for local schools, and a desired 4th grade field trip by many regional schools. Many schools do visit a mission during 4th grade, but very few have an experience related to the secularization period, which the *Rancho La Puente* can provide in a unique way.

While the 4th grade curriculum provides the most direct connections to the Homestead Museum, the Museum could also develop a set of experiences aligned with 3rd grade and with other grades, including Middle School and High School American History curriculum. The power of place-based "it happened here" hands-on experiences can reach young students in ways that few other means can do. This site has tremendous potential as an educational resource.

It is our professional opinion that with the right investment, focus and leadership, the Museum site could become a regional attraction in the San Gabriel Valley and beyond. It can bring in

tens of thousands of visitors each year, and it can become a key educational, cultural and recreational resource for the region.

B. Current Issues and Obstacles

There are a number of reasons that the Museum is not currently a major attraction. The root cause is that the site, its physical assets, and the stories it alone can tell best, are hidden or dispersed, and that there is nothing to do for the casual or walk-up visitor to the site. Visitors to the site cannot have a coherent experience – or even much fun - unless they attend a tour or a program.

1. Site Orientation, Layout, Organization and Fencing

The Workman home and grounds were designed and laid out to be entered from the North. A long tree lined lane led towards the home, which sits on a small rise. Those approaching would have had a pleasant drive ending in a dramatic view of the imposing home. A branching drive was added later to lead the *Casa Nueva*, adding to the drama. What is known about William Workman suggests that he created a dramatic arrival experience very purposefully, and that recreating it would exemplify what he wanted the *Rancho La Puente* to be and to represent.

The current entrance to the Museum, off Don Julian Road, leads visitors into a parking lot at the back of the property. There is no sense of arrival, and it is not clear where the experience is meant to begin. Tall iron fences with locked gates greet visitors on all but festival and picnic days, and signage has very specific information, but provides no introduction, welcome or summary. These fences are not in historic locations, and they do not even enclose an area that make any sense to set apart from the rest of the Museum property.

The coherence of the site is also interrupted by some non-historic buildings, and by some non-museum land, currently a brown field, that juts into the museum site from the North.

2. Museum Hours versus Museum Experience opportunities

Museum hours are listed as weekdays 9am to 5pm and weekends 12:30-5pm. However, there is nothing to do or see at the Museum during most of these hours. The first time we went to the Museum, at about 10am on a weekday morning, we were not even allowed into the visitor center where there was supposed to be an exhibit, because a book club was meeting there.

Several staff members told us at different times that no one is turned away, but that was not our experience. We heard visitors arriving without reservations being told that they had to come back later or another time, and we ourselves experienced nothing but locked gates, and “no’s” when we asked if there was anything we could do at the Museum. Eventually we were told that we could walk over to the cemetery area, but this did not provide a compelling experience since there was little signage and no introductory or orienting information on those that do exist.

During programs and tours, we saw the Museum as a lively destination, with welcoming staff and volunteers, opportunities for both guided and self-guided tours, and Paul Spitzzeri stationed at the front door of one of the houses in conversation with visitors. The contrast is striking. Clearly the Museum's open hours are in name only. In our opinion it would be very challenging for the Museum staff with current resources successfully to open the Museum seven days per week. Many if not most museums are closed at least one or two days per week, to allow for maintenance and to concentrate limited resources on higher attendance days.

3. Time Period and Topical Focus

The Museum has successful programs – and some are outstanding. The suite of them, though, seems to be largely independent of the core assets of the site. They do not appear to follow any clear, higher level logic or philosophy except fun programs that have to do with the period between 1830 and 1930.

Nearly 30% of annual attendance occurs during two festivals: the Victorian Festival (2755 visitors over two days in April 2017) and Ticket to the 20's (3750 over two days in October 2016). Although the homes and the grounds are open during these events, festival content has almost nothing to do with the site or even with Los Angeles. The Victorian festival included very little content that was specific to the Los Angeles region, let alone at the *Rancho La Puente* during the Victorian era.

Building attendance and brand awareness over time requires a consistent core. The current situation, with more than 30% of the Museum's annual visitation coming during two festivals that are essentially at the site rather than being about and of the site, is not ideal. On the one hand, the high attendance at the festivals indicates the potential of the site to attract large numbers of visitors. On the other hand, these programs as they currently stand, with little content relevant to the site, are not necessarily going to help build regular attendance over the long term since they are not uniquely of and about the site. If these festivals were to move to another site they would likely be just as popular (and perhaps more so if there was more parking). The number of attendees who came to the Victorian Festival in period costume indicates that there is a specialized audience that very much appreciates, enjoys and participates fully in the festival as it is, but they are not being engaged specifically with the Museum. They are enjoying the Museum as a site for their favorite activity. We also saw families enjoying the festival, as it is free, but we do not know whether they will return for other Museum activities as these programs are not being evaluated.

4. Signage and Exhibits

Exhibits and Signage at the Museum is dispersed, scattered, and lacking in any apparent program. There is no coherence as to design, production, location, content, tone or theme. Most of the signage appears to have been developed to address very specific objectives,

without any consistent interpretive goals or identity, graphic or writing style. Information design is not well considered and even the visitor that reads every sign will not come away with a coherent understanding of the site or its significance. Temporary exhibits are variable as to their content and value, but most that we saw did little to add to the visitor experience or to reinforce or develop any core messages. The writing is generally only in English, with some names of places and people in Spanish, often without translation.

C. Recommendations to Become a Regional Attraction and Educational Resource

The Museum has the potential to become a treasured community resource and a regional attraction. The level of sustained attendance and depth of the Museums role as an educational and community resource will depend on the scale and the type of investments made, as well as on long term leadership. At whatever scale the City eventually invests, however, the following types of investments will be needed to succeed in the long run.

1. Leadership that has a visitor focus. Creating and maintaining a visitor-focused organizational culture requires leadership, focus and a sustained and continual effort including investment in developing visitor and audience experience goals and objectives and metrics that measure success. While in the short term, outside museum experts can help the Museum rethink its priorities and lay the groundwork for success, in the long run the governing body of the Museum will need to ensure that they hire and support truly visitor focused leadership.
2. Capital investment including new signage, exhibits and landscape program that reorients and reorganizes the grounds. Ideally the Museum site will be expanded and reoriented to create a new front entrance along the original entrance, add food service, replace or at least remodel the current visitor center and provide food service and other amenities. Whether or not this is possible, the site needs to be re-organized, non-historic features demolished or remodeled, the current fencing removed, and the landscape re-organized to highlight the historic features, create a sense of arrival and welcome, and designed to create a natural and comfortable visitor experience and flow with primary pathways among the historic features of the site. An integrated system of signage, wayfinding, regulatory and interpretive signage is needed. The Museum also needs new exhibits, especially a new multi-media/digital program that serves visitors throughout their visit and beyond. A signature family-friendly restaurant, possibly a theater/auditorium and other amenities would increase both attendance and stay-times of visitors.

Depending on the type and the scale of investments made, we are confident that attendance can be grown exponentially. While building strong sustained attendance as a regional attraction will require significant capital and other investments, there is much that can be done in the short term that will begin to raise attendance relatively quickly and begin to establish the Museum as a core educational and community resource. In the section that follows, we

provide a combined list of recommended options and potential next steps to both bring the Museum into alignment with standards and best practices and develop it into a regional attraction in the San Gabriel Valley and beyond.

VI. Recommendations and Next Steps: Options and Potential Outcomes

The following options and recommended next steps could be implemented selectively or one by one, or as an integrated whole plan over the next 3-5 years. For the purposes of this document, cost designations (low-cost, moderate cost, significant costs) represent only very rough order of magnitude pro-forma estimates of likely costs based only on the information we currently have. These should be taken only as initial guideposts as to potential order of magnitude costs, and not as solid estimates. Actual budget development will require additional information, time and resources. For the purposes of this document, low-cost is considered under \$100,000; Moderate Cost is considered \$100,000-\$500,000. The scope and cost of capital improvements will depend on the City.

- A. Low-cost, Immediate steps: Charter the museum and create a non-profit organization to run the Museum under contract as a public-private partnership
 - 1. Next steps to initiate immediately
 - Develop a Mission and a Vision
 - Charter the Museum
 - Create a new non-profit organization to run the Museum as a public-private partnership
 - Execute an operating agreement between the City of Industry and the new non-profit organization outlining the nature, scope and mutual commitments/obligations of each including funding agreement
 - 2. Investment and resources required
 - Time and funding to for a task-force/working group to help the City including
 - Staff time: One designated City of Industry staff representative to serve on working team and to facilitate communication with City Council, City staff and coordination with City departments and contractors
 - Funding to contract experienced non-profit leader(s) to support development of an appropriate non-profit including recruitment of founding board
 - Funding to contract an experienced attorney specializing in non-profit creation, leadership and management
 - One-time access to City Council members for individual stakeholder interviews

3. Time frame

- With the right resources and prioritization by the City, this should be completed within 6 months

4. Expected Outcome

- A non-profit organization with an appropriate governing board that includes designated City representation as well as members who are experienced in non-profit and museum leadership and oversight. This entity would hopefully be able to take over management of the Museum in the next fiscal year. This new organization would then be able to create all the documents, policies and procedures needed to bring the Museum into alignment with professional standards, and insure the leadership and management needed to become a model of best practices, visitor focus and even possibly cutting edge practices.

B. Low-cost, Immediate steps: Improve visitor experience and increase attendance

1. Next steps to initiate immediately

- Initiate simple baseline visitor and audience research
- Re-orient staff priorities and focus around the onsite visitor experience through professional development, training and facilitated workshops
- Develop and pilot a set of temporary/movable signs that welcome and orient the visitor
- Develop and implement a new operational approach that opens gates and buildings during open hours. This will likely require reduced hours and operational changes including changing the hours, responsibilities and work assignments of all staff members
- Re-prioritize public programming efforts to create a regular schedule of drop-in hands-on activities and to align the content of the most successful programs more closely with the Museums core assets
- Incorporate far more specific stories of the people who lived and worked at the site in the past – from Pío Pico and Workman to the farm hands and kitchen maid - into the interpretive framework offered to every visitor

2. Investment required:

- Existing Museum resources (budget may need internal adjustment)
- Designated City of Industry staff representation to facilitate City approval of new (reduced) hours and possibly other requests e.g. changing schedule of security or maintenance provided by the City
- Funds to contract outside museum experts to provide audience research, staff training and professional development and to facilitate planning, execution, assessment, etc.

3. Time Frame

- immediate/as soon as possible (new hours and gates open during open hours within three months)

4. Expected outcomes
 - Increase in attendance, especially drop-in visitors
 - Begin to create a reputation as a nice place to go, good for families
- C. Low cost, Immediate to Short Term Steps (first results within 6 months): Create a systematic program of audience research and visitor feedback
1. Next steps to initiate audience research immediately
 - Contract a qualified audience researcher to conduct baseline visitor research, develop a template for program evaluation, protocols for other forms of visitor feedback and provide training for all staff in goal setting, evaluation, analysis and application of results
 2. Investment required
 - Funding to hire a qualified audience researcher
 3. Time frame
 - Immediate, initial results within several months so that they can inform current the Museum's short term prioritization of the visitor experience, audience awareness of staff and future governing body of the Museum, and mid to long term audience development
 4. Expected Outcomes
 - Insights as to who is currently visiting the Museum, motivations and demographic profiles, interests and needs as well as preliminary information on potential audiences
 - Professional development and workshops with Museum staff will yield shared understanding and profiles of visitors that will help staff provide an outstanding experience for visitors who are coming, expand and improve the reputation of the Museum as a leisure destination for surrounding communities.
- D. Short to Mid-term (1-2 years) Steps, Moderate Cost: new exhibits, signage and wayfinding
- Integrated program of wayfinding and interpretive signage providing welcome, introduction and interpretive information about the whole site and each of its components
 - Develop new permanent exhibits in historic houses including screen experiences with historic residents and staff of the homes and the rancho, as well as templates for changing exhibits
1. Components
 - a. Wayfinding and Signage and Interpretive Panel program
 - b. Multimedia/digital exhibit program
 2. Investment required
 - Funding to engage an experienced exhibit leader to oversee and facilitate planning with the Museum and the other contractors
 - Existing staff to participate in development

- Participation of stakeholders in the City and surrounding communities
 - Funding to engage leading signage/outdoor interpretive graphics firm to work with the Museum and to create a conceptual plan and budget
 - Funding to engage a multimedia/digital leading firm to work with the Museum and to create a conceptual plan and budget
3. Time frame
- Initiate immediately, with initial results within several months so that, if the City decides to move forward they will be able to fund the full projects in the next fiscal year to produce new exhibits and signage within the following year and to develop more fully the full capital project to reimagine the site
4. Expected Outcomes
- Compelling conceptual designs for wayfinding and interpretive signage program and for multi-media/digital exhibit program, and options for reorganizing the site to make it a destination, ideally also expanding and re-orienting the entrance, constructing a true visitor center with amenities including food service
- E. Longer term, Capital improvements: Re-develop the site to create an integrated visitor experience and a true destination

The Workman and Temple Family Homestead Museum is a unique resource within greater Los Angeles, with the potential to capture the imagination and inspire curiosity about local heritage, civic pride and a sense of community. Fulfilling this potential will require creating a sense of arrival, a sense of place, and making the site serve multiple functions. It will also be critical to create a more engaging and welcoming interpretive program, and to allow many thousands of visitors into the historic homes, cemetery and mausoleum

We recommend developing a significant capital project that will create an integrated indoor-outdoor experience (“heritage park”) bringing together all of the existing small experiences into a single, destination park. The scope of this project is to be determined by it might ideally include

- Removing existing fence around the homes
- Reclaiming and redesigning the site as in integrated campus site/interactive history park
 - Expand of the site and demolish of non-historic features that block views and experience (e.g. garage)
 - Create site-wide programmatic landscaping (bring together and greatly add to existing small successes) including the creation of outdoor “exhibit” and activity areas, interpretive pathways, picnic areas, etc. Working landscapes including agricultural and ranching activities should be considered
 - Create a new front entrance, ideally along the original lane entrance that provides a sense of arrival at the Workman home.

- Rethink and remodel desired non-historic features to evoke historic features (e.g. the pond)
- Replace (or remodel) the current visitor center building to create a purpose-built visitor center that includes amenities including food service and higher capacity restrooms, retail etc.
- Build a multipurpose replica of the “barn” that can serve as auditorium/ /classroom/theater and gathering space for Museum programs as well as for schools and community groups.
- Increase parking capacity, restroom capacity and other amenities
- Assess and rethink the use of the historic homes, consider restoration where possible, historic-appropriate renovation where necessary of historic buildings and gardens to make them much more visitor-ready multipurpose active programmatic spaces
- Consider including historically appropriate live farm/ranch animals at the site

VII. Conclusions

The Workman and Temple Family Homestead Museum is a hidden treasure run by dedicated staff but currently serving a relatively small number of visitors with deep experiences and intensively facilitated programming. In spite of a lack of oversight and direction, there is much to praise about the operations and programs at the Museum. There are fundamentally three areas that need attention to bring the Museum into alignment with professional standards and best practices and to make it a regional destination.

By creating and supporting a standard organizational structure – a non-profit organization - to oversee and manage the Museum, the City of Industry can set the stage for the Museum to meet and exceed professional standards in the Museum field. The new organization will then be able to create Mission, Vision and other core documents, policies and procedures, develop plans and take over the running of the Museum.

Many of the Museum’s programs already exemplify standards and even best practices. The Museum will need to prioritize the casual or walk-up visitor and not just attendees of tours and programs, and create a systematic program of visitor research. With the right short term help from the City and long term leadership from the new governing body, they will be able to do so. Becoming a truly visitor focused organization, putting the visitor first in all it does, will align the Museum with best practices in the field and place and make the Museum a showcase educational and cultural asset of the City of Industry.

The Museum has even more potential as a regional attraction and a widely known educational and cultural resource. Capital Investments will be needed, and we recommend that a capital program be developed to support a vision of what the City Council wishes to see. Creating new signage and exhibits, developing more activities for every visitor and other relatively moderate

investments can make the Museum a coherent experience for all. A more ambitious and holistic capital improvement project could do much more. With 40,000 students in the school districts serving the City of Industry, there are clearly many tens of thousands of potential visitors in the adjacent communities. The larger San Gabriel Valley contains many more potential visitors, and relatively few cultural attractions. The beautiful site, unique and compelling stories and original homes of the historic *Rancho La Puente* can be turned into an interactive heritage park that can help the City of Industry become known not just for industry, but for History, Family Fun and Education.

Appendix 1: Partial List of Documents Provided by Museum staff

The following documents provided to us by the City of Industry and/or Museum staff were significant sources for this Report:

Operating Agreement between Historic Resources, Inc. and the City of Industry (copies from several different years, none current)

Attendance summaries and reports (see Appendix 2, 2016-2017 Attendance Report)

Historical Resources, Inc.: Homestead Museum Budget Summary, 2014-17. Date: 22 March 2017

Homestead Museum Safety Manual

Historical Resources Inc. Employee Handbook rev. January 2017

Homestead Museum Paid Staff Roster and Job Descriptions, 23 March 2017

Homestead Museum Operational Plan (Draft 17 October 2016)

Historical Resources Inc. Business Plan (Draft 8 September 2015)

Visitors Count! Homestead Museum Report 2016 (322 responses by attendees of “public tours”)

“Journey Through Time” program evaluation results 2015-2016

Program fliers and documentation

Breaking the Mold: Reimagining Traditional Museums and Programs. Alexandra Rasic & Tanya Brock. MS Powerpoint slides from AASLH Annual Meeting, 2016

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Numbers Sheet Name	Numbers Table Name
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Public Tours Stats	
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	Table A
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Scheduled Tours Stats	
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	Table B
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Annual Report	
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	Table C
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Monthly Report-July	
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	Table 1
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Monthly Report-August	
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	Table 2
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Monthly Report-September	
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	Table 3
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Monthly Report-October	
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	Table 4
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Monthly Report-November	
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	Table 5
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Monthly Report-December	
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	Table 6
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Monthly Report-January	
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	Table 7
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Monthly Report-February	
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	Table 8
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Monthly Report-March

Table 9

Monthly Report-April

Table 10

Monthly Report-May

Table 11

Monthly Report-June

Table 12

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Excel Worksheet Name

[Public Tours Stats - Table A](#)

[Scheduled Tours Stats - Table B](#)

[Annual Report - Table C](#)

[Monthly Report-July - Table 1](#)

[Monthly Report-August - Table 2](#)

[Monthly Report-September - Table](#)

[Monthly Report-October - Table](#)

[Monthly Report-November - Table](#)

[Monthly Report-December - Table](#)

[Monthly Report-January - Table](#)

[Monthly Report-February - Table](#)

[Monthly Report-March - Table 9](#)

[Monthly Report-April - Table 10](#)

[Monthly Report-May - Table 11](#)

[Monthly Report-June - Table 12](#)

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Fri, Jul 1, 2016				2	8		2	12		5			
Sat, Jul 2, 2016	4			1	7	2	2	16	14	2			1
Sun, Jul 3, 2016	3	7	5	10	39	14	7	85	42	19	1		
Mon, Jul 4, 2016								0					
Tue, Jul 5, 2016								0					
Wed, Jul 6, 2016			4	2	4	2	6	18	5	9	4		
Thu, Jul 7, 2016	2	23	5	10	13	7	0	60	31	25			
Fri, Jul 8, 2016	1	4	4	2	7	1	1	20	7	5			
Sat, Jul 9, 2016	3	1	2	6	4	6	3	25	13	6			
Sun, Jul 10, 2016	1	2	4	8	12	5	2	34	21	11	2		
Mon, Jul 11, 2016								0					
Tue, Jul 12, 2016								0					
Wed, Jul 13, 2016	3	7				4	11	25	12	10	1		1
Thu, Jul 14, 2016		8			2		1	11		5			
Fri, Jul 15, 2016	2	7	5	3	8		6	31	18	10			
Sat, Jul 16, 2016								0					
Sun, Jul 17, 2016								0					
Mon, Jul 18, 2016								0					
Tue, Jul 19, 2016								0					
Wed, Jul 20, 2016	2	4	4	6		3		19	14	6			
Thu, Jul 21, 2016				19	2			21	5	5			1
Fri, Jul 22, 2016		2		10	1		2	15	12	2			
Sat, Jul 23, 2016	2	4	3	12	8	12	1	42	19	17	2		1
Sun, Jul 24, 2016	2	3	1	0	8	3	6	23	19	4			
Mon, Jul 25, 2016								0					
Tue, Jul 26, 2016								0					
Wed, Jul 27, 2016	5	17	2	2	14	8		48	47	8			1
Thu, Jul 28, 2016		4		3	2	1	6	16	11				
Fri, Jul 29, 2016		3		1		4	2	10	5	3			
Sat, Jul 30, 2016		7		8	10		13	38	3	17			2
Sun, Jul 31, 2016	2	6		4	4	1	6	23	14	9			
JULY	32	109	39	109	157	69	77	592	312	178	10	0	7

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Mon, Aug 1, 2016								0					
Tue, Aug 2, 2016								0					
Wed, Aug 3, 2016	6	0	4	7	4	6	3	30	16	12			3
Thu, Aug 4, 2016	0	2	0	4	4	2	14	26	5	12			1
Fri, Aug 5, 2016	2	0	2	8	0	0	0	12	3	4			
Sat, Aug 6, 2016	2	2	4	6	6	0	0	20	6	2			
Sun, Aug 7, 2016	4	11	0	12	22	4	16	69	32	5			2
Mon, Aug 8, 2016								0					
Tue, Aug 9, 2016								0					
Wed, Aug 10, 2016	3	4	2	4	10	7	6	36	26	8			3
Thu, Aug 11, 2016	0	0	0	2	11	7	4	24	5	8			
Fri, Aug 12, 2016	0	4	0	4	0	4	10	22	10	10	1		0
Sat, Aug 13, 2016	3	3	4	4	12	8	2	36	19	10			
Sun, Aug 14, 2016	1	6	0	16	27	1	2	53	23	15			2
Mon, Aug 15, 2016								0					
Tue, Aug 16, 2016								0					
Wed, Aug 17, 2016	0	0	0	4	0	0	0	4	2	2			
Thu, Aug 18, 2016	0	0	0	1	0	0	0	1	1				
Fri, Aug 19, 2016	0	0	4	8	0	4	4	20	5	10			
Sat, Aug 20, 2016	0	3	0	2	8	2	9	24	15	5			1
Sun, Aug 21, 2016	2	5	3	4	8	1	2	25	12	5			
Mon, Aug 22, 2016								0					
Tue, Aug 23, 2016								0					
Wed, Aug 24, 2016	0	0	0	0	0	0	0	0					
Thu, Aug 25, 2016	0	0	0	5	2	0	2	9	6	3			
Fri, Aug 26, 2016	0	0	0	0	0	4	0	4	2	2			
Sat, Aug 27, 2016	0	0	6	4	0	3	1	14	7	5			
Sun, Aug 28, 2016	0	4	5	4	14	7		34	15	13			
Mon, Aug 29, 2016								0					
Tue, Aug 30, 2016								0					
Wed, Aug 31, 2016	0	0	0	9	2	3	3	17	16	4			
AUGUST	23	44	34	108	130	63	78	480	226	135	1	0	12

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Thu, Sep 1, 2016				4				4	1	2			
Fri, Sep 2, 2016	2	2		2				6	3	3			
Sat, Sep 3, 2016				2			4	6	4	2			
Sun, Sep 4, 2016		8		6	6	7	4	31	26	4			
Mon, Sep 5, 2016								0					
Tue, Sep 6, 2016								0					
Wed, Sep 7, 2016							2	2		1			
Thu, Sep 8, 2016				1	2	1		4	3	1			
Fri, Sep 9, 2016				4				4		2			
Sat, Sep 10, 2016	2	4	2	2	10	4	3	27	11	13			
Sun, Sep 11, 2016		3	1	5	5	11	6	31	14	8	2		3
Mon, Sep 12, 2016								0					
Tue, Sep 13, 2016								0					
Wed, Sep 14, 2016	1			1			1	3					
Thu, Sep 15, 2016							8	8	3	4			
Fri, Sep 16, 2016								0					
Sat, Sep 17, 2016								0					
Sun, Sep 18, 2016		2			11			13		5			
Mon, Sep 19, 2016								0					
Tue, Sep 20, 2016								0					
Wed, Sep 21, 2016		2			2	1	1	6	2	2			
Thu, Sep 22, 2016				6			2	8	5	1			
Fri, Sep 23, 2016								0					
Sat, Sep 24, 2016		1		4	8	8	8	29	14	10			
Sun, Sep 25, 2016	1	2		1	2		2	8	6	2	2		
Mon, Sep 26, 2016								0					
Tue, Sep 27, 2016								0					
Wed, Sep 28, 2016						1	1	2	2				
Thu, Sep 29, 2016								0					
Fri, Sep 30, 2016								0					
SEPTEMBER	6	24	3	38	46	33	42	192	94	60	4	0	3

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Sat, Oct 1, 2016								0					
Sun, Oct 2, 2016								0					
Mon, Oct 3, 2016								0					
Tue, Oct 4, 2016								0					
Wed, Oct 5, 2016				2				2	1	1			
Thu, Oct 6, 2016					2			2	1				
Fri, Oct 7, 2016				1	2			3					
Sat, Oct 8, 2016		2	2	2	8	4	2	20					
Sun, Oct 9, 2016	6	7	6	9	8	0	10	46	3				2
Mon, Oct 10, 2016								0					
Tue, Oct 11, 2016								0					
Wed, Oct 12, 2016			5	3		2		10					
Thu, Oct 13, 2016								0					
Fri, Oct 14, 2016			2	2	4		6	14	5	5			
Sat, Oct 15, 2016			1	9	9	2		21	15	5			
Sun, Oct 16, 2016						1		1	1				
Mon, Oct 17, 2016								0					
Tue, Oct 18, 2016								0					
Wed, Oct 19, 2016				3			1	4	4				
Thu, Oct 20, 2016				24	2	2		28	12	13			
Fri, Oct 21, 2016		1	4	4	9	2	8	28	3	9			
Sat, Oct 22, 2016		8	4	4	10	6	6	38	21	16			
Sun, Oct 23, 2016								0					
Mon, Oct 24, 2016								0					
Tue, Oct 25, 2016								0					
Wed, Oct 26, 2016				6		3	6	15		7			
Thu, Oct 27, 2016							4	4	2	2			
Fri, Oct 28, 2016				4		4	2	10	5	5			
Sat, Oct 29, 2016	4	0	4	4	6	4		22	14	3			
Sun, Oct 30, 2016							4	4	2	2			
Mon, Oct 31, 2016								0					
OCTOBER	10	18	28	77	60	30	49	272	89	68	0	0	2

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Tue, Nov 1, 2016								0					
Wed, Nov 2, 2016			2	1	6		4	13	6	5			
Thu, Nov 3, 2016				6	1	4	5	16	7	4			1
Fri, Nov 4, 2016								0					
Sat, Nov 5, 2016	1		1		1	10	3	16	10	5			
Sun, Nov 6, 2016	2	6	2	6	9	9		34	24	8			
Mon, Nov 7, 2016								0					
Tue, Nov 8, 2016								0					
Wed, Nov 9, 2016				2	2	6		10	8	2			
Thu, Nov 10, 2016				4		6		10	3	5			
Fri, Nov 11, 2016		7	4	1	8			20		8			
Sat, Nov 12, 2016								0					
Sun, Nov 13, 2016								0					
Mon, Nov 14, 2016								0					
Tue, Nov 15, 2016								0					
Wed, Nov 16, 2016		1		13		2	4	20	10	8			
Thu, Nov 17, 2016					2			2	1	1			
Fri, Nov 18, 2016							10	10	2	5			
Sat, Nov 19, 2016				8				8	2	4			
Sun, Nov 20, 2016		2				8	2	12	6	6			
Mon, Nov 21, 2016								0					
Tue, Nov 22, 2016								0					
Wed, Nov 23, 2016		4			7	1	4	16	2	7			2
Thu, Nov 24, 2016								0					
Fri, Nov 25, 2016								0					
Sat, Nov 26, 2016				14	4	8	2	28	13	14			
Sun, Nov 27, 2016		2		3	9	1		15	6	4			
Mon, Nov 28, 2016								0					
Tue, Nov 29, 2016								0					
Wed, Nov 30, 2016								0					
NOVEMBER	3	22	9	58	49	55	34	230	100	86	0	0	3

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Thu, Dec 1, 2016	2	1		3	4			10	6				
Fri, Dec 2, 2016				1				1	1			1	
Sat, Dec 3, 2016	4	2	5	10	8	1	5	35	7	4			
Sun, Dec 4, 2016								0					
Mon, Dec 5, 2016								0					
Tue, Dec 6, 2016								0					
Wed, Dec 7, 2016				5			6	11	7	4			
Thu, Dec 8, 2016					4			4	2	2			1
Fri, Dec 9, 2016					4			4	1	2			
Sat, Dec 10, 2016								0					
Sun, Dec 11, 2016								0					
Mon, Dec 12, 2016								0					
Tue, Dec 13, 2016								0					
Wed, Dec 14, 2016	1	5			2		2	10	3	4			
Thu, Dec 15, 2016			1	2				3	1				
Fri, Dec 16, 2016							12	12	5	5			
Sat, Dec 17, 2016	1	2		7	10	7	2	29	19	10			
Sun, Dec 18, 2016	2	4	6	7	8	4	4	35	17	12			2
Mon, Dec 19, 2016								0					
Tue, Dec 20, 2016								0					
Wed, Dec 21, 2016								0					
Thu, Dec 22, 2016							2	2	1				
Fri, Dec 23, 2016	2	4	6	8			2	22	3	8		1	
Sat, Dec 24, 2016								0					
Sun, Dec 25, 2016								0					
Mon, Dec 26, 2016								0					
Tue, Dec 27, 2016								0					
Wed, Dec 28, 2016	1	14	4	14	27	4	1	65	42	17			1
Thu, Dec 29, 2016	1	15	4	11	11	4	4	50	31	15			
Fri, Dec 30, 2016	1	1	5	8	9	10		34	17	16			
Sat, Dec 31, 2016								0					
DECEMBER	15	48	31	76	87	50	20	327	163	99	0	2	4

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Sun, Jan 1, 2017								0					
Mon, Jan 2, 2017								0					
Tue, Jan 3, 2017								0					
Wed, Jan 4, 2017		4	6	1	22	4	4	41	9	17	1		
Thu, Jan 5, 2017					2		6	8	2	3			
Fri, Jan 6, 2017	4	8	6	11	6	3	6	44	41	16			2
Sat, Jan 7, 2017	1	1	2	11	9	12	4	40	32	8	2		5
Sun, Jan 8, 2017	2	4	1	5	5	15	2	34	19	11			
Mon, Jan 9, 2017								0					
Tue, Jan 10, 2017								0					
Wed, Jan 11, 2017					6		16	22	9	11			
Thu, Jan 12, 2017								0					
Fri, Jan 13, 2017							10	10		5			
Sat, Jan 14, 2017								0					
Sun, Jan 15, 2017								0					
Mon, Jan 16, 2017								0					
Tue, Jan 17, 2017								0					
Wed, Jan 18, 2017				6	10			16	5	8			
Thu, Jan 19, 2017						2		2		1			
Fri, Jan 20, 2017								0					
Sat, Jan 21, 2017		5	2	9	18	2	4	40	29	6			
Sun, Jan 22, 2017								0					
Mon, Jan 23, 2017								0					
Tue, Jan 24, 2017								0					
Wed, Jan 25, 2017							1	1	1				
Thu, Jan 26, 2017	2	1			2			5	5				
Fri, Jan 27, 2017	2			2	2	4	1	11	5	3			
Sat, Jan 28, 2017	2	2	3	4	8	6		25	18	5		1	
Sun, Jan 29, 2017	2	5		12	7	14	5	45	29	8			
Mon, Jan 30, 2017								0					
Tue, Jan 31, 2017								0					
JANUARY	15	30	20	61	97	62	59	344	204	102	3	8	0

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Wed, Feb 1, 2017				2	2			4	4				
Thu, Feb 2, 2017								0					
Fri, Feb 3, 2017				3	3		2	8					
Sat, Feb 4, 2017		4		5	7		4	20	8	7			
Sun, Feb 5, 2017						2	6	8	4	4			
Mon, Feb 6, 2017								0					
Tue, Feb 7, 2017								0					
Wed, Feb 8, 2017		4			3			7	4	3			
Thu, Feb 9, 2017				2				2					
Fri, Feb 10, 2017		1		5				6		2			
Sat, Feb 11, 2017				3	2	4		9	5	2			
Sun, Feb 12, 2017	3	6	4	12	13	10	15	63	39	24			2
Mon, Feb 13, 2017								0					
Tue, Feb 14, 2017								0					
Wed, Feb 15, 2017			2	2		6	6	16		7		6	
Thu, Feb 16, 2017				4	2			6	2	3			
Fri, Feb 17, 2017								0					
Sat, Feb 18, 2017		1	2		4	3	2	12	6				
Sun, Feb 19, 2017	9	8	0	3	13	8	1	42	24	17			1
Mon, Feb 20, 2017								0					
Tue, Feb 21, 2017								0					
Wed, Feb 22, 2017								0					
Thu, Feb 23, 2017		2	2		4	4		12	5	6			
Fri, Feb 24, 2017				2	2	2	8	14	11	4			
Sat, Feb 25, 2017			1	1	8	14	4	28	14	10		2	2
Sun, Feb 26, 2017			3	4			1	8	6				1
Mon, Feb 27, 2017								0					
Tue, Feb 28, 2017								0					
								0					
FEBRUARY	12	26	14	48	63	53	49	265	132	89	0	8	6

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Wed, Mar 1, 2017					1		1	2	1				
Thu, Mar 2, 2017								0					
Fri, Mar 3, 2017		1	3		2	3	1	10	9				
Sat, Mar 4, 2017		4	2	8	5		3	22	8	9			
Sun, Mar 5, 2017				3		2	2	7	6	1			
Mon, Mar 6, 2017								0					
Tue, Mar 7, 2017								0					
Wed, Mar 8, 2017								0					
Thu, Mar 9, 2017		2		2	3	13		20	12	8			
Fri, Mar 10, 2017					9			9	3	3			
Sat, Mar 11, 2017								0					
Sun, Mar 12, 2017								0					
Mon, Mar 13, 2017								0					
Tue, Mar 14, 2017								0					
Wed, Mar 15, 2017			1		2		4	7	5				
Thu, Mar 16, 2017				1			2	3	3				
Fri, Mar 17, 2017		2	2	4	4	1	4	17	10	6			
Sat, Mar 18, 2017		2		5				7	4	2			1
Sun, Mar 19, 2017	1	6	4	10	18	7	8	54	30	15	1		2
Mon, Mar 20, 2017								0					
Tue, Mar 21, 2017								0					
Wed, Mar 22, 2017		2		9	4		2	17	10	6			
Thu, Mar 23, 2017		1		1	2			4	4				
Fri, Mar 24, 2017				10	7	1	8	26	16	8		6	1
Sat, Mar 25, 2017								0					
Sun, Mar 26, 2017	3	5	1	4	14	6		33	19	3			1
Mon, Mar 27, 2017								0					
Tue, Mar 28, 2017								0					
Wed, Mar 29, 2017		6			4	1		11	4	5			
Thu, Mar 30, 2017	2		3		4	2		11	7	4			
Fri, Mar 31, 2017				2		2		4		2			
MARCH	6	31	16	59	79	38	35	264	151	72	1	6	5

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Sat, Apr 1, 2017	1	2	2		10	12	1	28	21	5			
Sun, Apr 2, 2017		2	2	7	5	7	1	24	11	6			
Mon, Apr 3, 2017								0					
Tue, Apr 4, 2017								0					
Wed, Apr 5, 2017					2		9	11	10				
Thu, Apr 6, 2017		7		8	5	8	6	34	21	13			
Fri, Apr 7, 2017			4	5	7	3		19	6	8			1
Sat, Apr 8, 2017		1		4	3	3	2	13	7	4			
Sun, Apr 9, 2017	2	2	4	2	4	10	5	29	9	3			1
Mon, Apr 10, 2017								0					
Tue, Apr 11, 2017								0					
Wed, Apr 12, 2017	2	10	2		4	1	2	21	14	3			
Thu, Apr 13, 2017	2	4	8		14		4	32	2	15			
Fri, Apr 14, 2017		2	2	4	2	1	5	16	14	2	1		1
Sat, Apr 15, 2017	2	3	6	10	6	10	4	41	26	11			
Sun, Apr 16, 2017	E	A	S	T	E	R		0	C	L	O	S	E
Mon, Apr 17, 2017								0					
Tue, Apr 18, 2017								0					
Wed, Apr 19, 2017		3	1	18	8			30	9	13	2		
Thu, Apr 20, 2017	1	10	3	26	11	4	4	59	29	25			
Fri, Apr 21, 2017		8	1		9	1	3	22		8	1		
Sat, Apr 22, 2017	2	5		7	2	4	2	22	13	5			
Sun, Apr 23, 2017	2		2	4	8	8	3	27	12	4			
Mon, Apr 24, 2017								0					
Tue, Apr 25, 2017								0					
Wed, Apr 26, 2017					1		2	3	3				
Thu, Apr 27, 2017					1			1	1				
Fri, Apr 28, 2017			2	5	4			11	6	5			
Sat, Apr 29, 2017	Victorian Fair - No Public Tours								0				
Sun, Apr 30, 2017	Victorian Fair - No Public Tours								0				
APRIL	14	59	39	100	106	72	53	443	214	130	4	0	3

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Mon, May 1, 2017								0					
Tue, May 2, 2017								0					
Wed, May 3, 2017				1	2	10		13	9	3			
Thu, May 4, 2017				1	1		9	11					
Fri, May 5, 2017						2	2	4	4	2	1		1
Sat, May 6, 2017	2	2		7	2			13	8	3			
Sun, May 7, 2017	2	3	4	8	16	4	1	38	28	9			
Mon, May 8, 2017								0					
Tue, May 9, 2017								0					
Wed, May 10, 2017					4	3	6	13	3	4			
Thu, May 11, 2017		4			8	2		14	5	7			
Fri, May 12, 2017								0					
Sat, May 13, 2017	2	3		4	3			12	12				
Sun, May 14, 2017		2		0	8	2	6	18	12	6	1		
Mon, May 15, 2017								0					
Tue, May 16, 2017								0					
Wed, May 17, 2017								0					
Thu, May 18, 2017				44	4	4	2	54	25	26			
Fri, May 19, 2017								0					
Sat, May 20, 2017	Behind	the	Scenes	Tours				0					
Sun, May 21, 2017	Behind	the	Scenes	Tours				0					
Mon, May 22, 2017								0					
Tue, May 23, 2017								0					
Wed, May 24, 2017	2	4	0	6	3	0	10	25	7	9			
Thu, May 25, 2017	1	1		3	2	4		11	8	3			
Fri, May 26, 2017		4			8	2	4	18	16	7			
Sat, May 27, 2017		6	1	7	6	2		22	17	2			1
Sun, May 28, 2017	Sunday	Picnics	See	Sp. Event		Numbers		0					
Mon, May 29, 2017								0					
Tue, May 30, 2017								0					
Wed, May 31, 2017		6	4	4	9	4	3	30	15	11			
MAY	9	35	9	85	76	39	43	296	169	92	2	0	2

	Children (0-4)	Children (5-12)	Teenagers (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish
Thu, Jun 1, 2017								0					
Fri, Jun 2, 2017			6	4		2	4	16	6	2			
Sat, Jun 3, 2017		4		2	4	5		15	8	6			
Sun, Jun 4, 2017	2	6	2	6	2	1	5	24	19	5			1
Mon, Jun 5, 2017								0					
Tue, Jun 6, 2017								0					
Wed, Jun 7, 2017				4			4	8	4	4			
Thu, Jun 8, 2017		5			3		6	14	9	3			1
Fri, Jun 9, 2017		2			2	3	4	11	6	4			
Sat, Jun 10, 2017		2	4	15	14	14		49	30	18			
Sun, Jun 11, 2017		5	1	9	9	8	2	34	4	3			1
Mon, Jun 12, 2017								0					
Tue, Jun 13, 2017								0					
Wed, Jun 14, 2017	1	4	1	1	5	2		14	13				
Thu, Jun 15, 2017	1	1		4	2			8	6	2			1
Fri, Jun 16, 2017	3	4		1	4			12	10	1			
Sat, Jun 17, 2017		1	4	2	1	1	6	15	9	2	2		
Sun, Jun 18, 2017		5		8	8	7		28	18	7			
Mon, Jun 19, 2017								0					
Tue, Jun 20, 2017								0					
Wed, Jun 21, 2017	1	5	5	5	2		2	20	13	6			
Thu, Jun 22, 2017			4	4		10	5	23	10	10			
Fri, Jun 23, 2017		4	8		1	1	6	20		7			1
Sat, Jun 24, 2017		4	4	7	7		8	30	17				
Sun, Jun 25, 2017	Sunday		Picnic					0					
Mon, Jun 26, 2017								0					
Tue, Jun 27, 2017								0					
Wed, Jun 28, 2017		10	3	2	7	2	8	32	19	10			1
Thu, Jun 29, 2017	5	7	7	8	5	6	1	39	21	16			
Fri, Jun 30, 2017		7	7	2	3	8	2	29	1	11			
JUNE	13	76	56	84	79	70	63	441	223	117	2	0	6
GRAND TOTAL	158	522	298	903	1029	634	602	###	####	1228	27	24	53

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
							12			5		5		2	12	0
								16		10		2		4	16	0
		85							20	30		28		7	85	0
															0	0
															0	0
					18				5	5		4		4	18	0
						60			19	21		13		7	60	0
							20		4	6		8		2	20	0
								25	2	7		8		8	25	0
		34							9	9		8	3	5	34	0
															0	0
															0	0
					25				5	2		8		10	25	0
						11				5		5		1	11	0
							31		6	6		15		4	31	0
		0													0	0
															0	0
															0	0
					19				6	8		0		5	19	0
						21			10	4		5		2	21	0
							15		6	7		2			15	0
1								42	14	23		5			42	0
		23							15	2		2		4	23	0
															0	0
															0	0
					48				30	6		2		10	48	0
						16			9	3				4	16	0
							10		3	3				4	10	0
2								38	11	12		7		8	38	0
		23							6	6		6		5	23	0
3	0	165	0	0	110	108	88	###	180	180	0	133	3	96	592	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
			0												0	0
				0											0	0
					30				6	13		6		5	30	0
						26			6	14		6			26	0
							12			6		6			12	0
								20	4	4		7		5	20	0
		69							9	35		10		15	69	0
			0												0	0
				0											0	0
					36				4	6		10		16	36	0
						24			4	10		10			24	0
							22		9	11		2			22	0
								36	4	20		6		6	36	0
		53							2	10	10	8	10	13	53	0
			0												0	0
				0											0	0
					4					2		2			4	0
						1				1					1	0
							20		1	6		9		4	20	0
								24	6	7		5		6	24	0
		25							5	5		4		11	25	0
			0												0	0
				0											0	0
					0										0	0
						9				2		6		1	9	0
							4		2	2					4	0
								14	2	2		5		5	14	0
		34							9	17		4		4	34	0
			0												0	0
				0											0	0
1					17				7	6		2		2	17	0
1	0	181	0	0	87	60	58	94	80	179	10	108	10	93	480	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
						4			2	2					4	0
							6		3	3					6	0
								6	2	2		2			6	0
		31							7	9		11		4	31	0
			0												0	0
				0											0	0
					2				1	1					2	0
						4			1	1		2			4	0
							4					2		2	4	0
								27	10	13		3		1	27	0
		31							6	2	5	8	4	6	31	0
			0												0	0
				0											0	0
					3				3						3	0
						8			4	4					8	0
							0								0	0
								0							0	0
	1	13							2	5		3		3	13	0
			0												0	0
				0											0	0
					6				2	2				2	6	0
						8						5		3	8	0
							0								0	0
								29	4	6		7		12	29	0
		8							6	2					8	0
			0												0	0
				0											0	0
					2									2	2	0
						0									0	0
							0								0	0
0	1	83	0	0	13	24	10	62	53	52	5	43	4	35	192	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
		0						0							0	0
			0												0	0
				0											0	0
					2							1		1	2	0
						2			2						2	0
							3			3					3	0
								20	12	8					20	0
		46							2	2	18		24		46	0
			0												0	0
				0											0	0
					10					6		4			10	0
						0									0	0
							14		5	5			4		14	0
								21	7	4		5		5	21	0
		1												1	1	0
			0												0	0
				0											0	0
					4				4						4	0
						28			13	15					28	0
							28		8	8		3		9	28	0
1								38	10	14		8		6	38	0
		0													0	0
			0												0	0
				0											0	0
					15				5	8		2			15	0
						4			2	2					4	0
							10		5	5					10	0
								22	9	11		1		1	22	0
		4							2	2					4	0
			0												0	0
1	0	51	0	0	31	34	55	101	86	93	18	24	24	27	272	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
				0											0	0
					13				3	6		2		2	13	0
						16			4	8		4			16	0
							0								0	0
	1							16		5		10		1	16	0
	2	34							9	7		8		10	34	0
			0												0	0
				0											0	0
					10				4	2		2		2	10	0
						10			3	3		2		2	10	0
							20					8		12	20	0
								0							0	0
		0													0	0
			0												0	0
				0											0	0
					20				10	8				2	20	0
						2						1		1	2	0
	1						10		3	3		2		2	10	0
								8	4	4					8	0
		12								6		6			12	0
			0												0	0
				0											0	0
					16				5	7		4			16	0
						0									0	0
							0								0	0
								28	8	10		6		4	28	0
		15							2	4		2		7	15	0
			0												0	0
				0											0	0
					0										0	0
3	1	61	0	0	59	28	30	52	55	73	0	57	0	45	230	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
						10			3			5		2	10	0
							1			1					1	0
								35	7	4		14		10	35	0
		0													0	0
			0												0	0
				0											0	0
					11				7	4					11	0
						4						2		2	4	0
							4					2		2	4	0
		0						0							0	0
			0												0	0
				0											0	0
					10							4		6	10	0
						3								3	3	0
							12		2			5		5	12	0
								29	4	8		9		8	29	0
		35							14	12		5		4	35	0
			0												0	0
				0											0	0
					0										0	0
						2			2						2	0
							22		8	10		4			22	0
								0							0	0
		0													0	0
			0												0	0
				0											0	0
					65				27	21		7		10	65	0
						50			11	15		12		12	50	0
							34		9	15		10			34	0
								0							0	0
0	0	35	0	0	86	69	73	64	94	90	0	79	0	64	327	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
		0													0	0
			0												0	0
				0											0	0
					41				17	19				5	41	0
						8			5	3					8	0
							44		5	12		17		10	44	0
								40	11	22				7	40	0
		34							11	17		4		2	34	0
			0												0	0
				0											0	0
					22				8	11		3			22	0
						0									0	0
							10					5		5	10	0
								0							0	0
		0													0	0
			0												0	0
				0											0	0
					16				4	4		4		4	16	0
						2				1		1			2	0
							0								0	0
								40	13	11		8		8	40	0
		0													0	0
			0												0	0
				0											0	0
					1				1						1	0
						5								5	5	0
							11		2	3		1		5	11	0
								25	3	5		9		8	25	0
1		45							19	10		10		6	45	0
			0												0	0
				0											0	0
1	0	79	0	0	80	15	65	105	99	118	0	62	0	65	344	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
					4				4						4	0
						0									0	0
							8			5				3	8	0
								20	7	11		2			20	0
		8							4	4					8	0
			0												0	0
				0											0	0
					7					4		3			7	0
						2								2	2	0
							6		2			2		2	6	0
								9	4	2		1		2	9	0
		63							5	18	17	6	15	2	63	0
			0												0	0
				0											0	0
					16				9	7					16	0
						6			1	1		2		2	6	0
							0								0	0
								12	7	2		3			12	0
		42							14	19		9			42	0
			0												0	0
				0											0	0
					0										0	0
						12			1	1		5		5	12	0
							14		2	2		2		8	14	0
								28	1	7		10		10	28	0
		8							4					4	8	0
			0												0	0
				0											0	0
															0	0
0	0	121	0	0	27	20	28	69	65	83	17	45	15	40	265	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Chcek
					2				2						2	0
						0									0	0
							10		2	2				6	10	0
								22	4	8		5		5	22	0
		7							2	1		1		3	7	0
			0												0	0
				0											0	0
					0										0	0
						20			6	12		2			20	0
							9		6	3					9	0
								0							0	0
		0													0	0
			0												0	0
				0											0	0
1					7				4			2		1	7	0
						3				2		1			3	0
							17		3	10		4			17	0
								7		3		2		2	7	0
		54							14	18		11		11	54	0
			0												0	0
				0											0	0
					17				4	4		2		7	17	0
						4				4					4	0
							26		6	6		2		12	26	0
								0							0	0
		33							7	18		2		6	33	0
			0												0	0
				0											0	0
1					11				1	5		5			11	0
						11			3	1		4		3	11	0
							4			2		2			4	0
2	0	94	0	0	37	38	66	29	64	99	0	45	0	56	264	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
1		24						28	10	7		7		4	28	0
			0						5	9		7		3	24	0
				0											0	0
					11						11				11	0
						34			11	13		4		6	34	0
							19		2	4		6		7	19	0
								13	4	4		5			13	0
		29							4	7		1		17	29	0
			0												0	0
				0											0	0
					21				10	5		3		3	21	0
						32			15	15		2			32	0
							16		4	8				4	16	0
								41	7	26		8			41	0
D		0													0	0
			0												0	0
				0											0	0
					30				10	13		7			30	0
1						59			25	25		6		3	59	0
							22		8	10		3		1	22	0
								22	10	2		5		5	22	0
		27							7	13		7			27	0
			0												0	0
				0											0	0
					3					3					3	0
						1						1			1	0
							11		5	5		1			11	0
								0							0	0
		0													0	0
2	0	80	0	0	65	126	68	###	137	180	0	73	0	53	443	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Check
			0												0	0
				0											0	0
					13				6	7					13	0
						11				9		2			11	0
							4		2	2					4	0
								13		5		3		5	13	0
		38							8	14		10		6	38	0
			0												0	0
				0											0	0
					13				7	2		2		2	13	0
						14				6		7		1	14	0
							0								0	0
								12	7			5			12	0
		18								9		6		3	18	0
			0												0	0
				0											0	0
					0										0	0
						54			12	26		14		2	54	0
							0								0	0
		0						0							0	0
			0												0	0
				0											0	0
					25				5	5		4		11	25	0
						11			6	3		2			11	0
							18		5	7		6			18	0
								22	6	2		4		10	22	0
		0													0	0
			0												0	0
				0											0	0
					30				3	5		16		6	30	0
0	0	56	0	0	81	90	22	47	67	102	0	81	0	46	296	0

Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	1:00	2:00	2:30	3:00	3:30	4:00	Total	Chcek
						0									0	0
							16		2	2		6		6	16	0
								15	6	8		1			15	0
		24							1	5		4		14	24	0
			0												0	0
				0											0	0
					8				2	4		2			8	0
						14				3		3		8	14	0
							11		6	4		1			11	0
								49	15	18		9		7	49	0
		34							6	13	2	4	5	4	34	0
			0												0	0
				0											0	0
					14				3	4		4		3	14	0
						8			4	2		2			8	0
							12		1	6		5			12	0
								15	4			6		5	15	0
		28							3	4		10		11	28	0
			0												0	0
				0											0	0
					20				2	10		4		4	20	0
						23			9	6		4		4	23	0
							20		6	7		4		3	20	0
								30	17	13					30	0
		0													0	0
			0												0	0
				0											0	0
					32				11	5		8		8	32	0
						39			15	20		4			39	0
							29		7	7		4		11	29	0
0	0	86	0	0	74	84	88	###	120	141	2	85	5	88	441	0
13	2	####	0	0	750	696	651	957	####	####	52	835	61	708	####	0

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check
Fri, Jul 1, 2016								0		0											0														0	0	
Sat, Jul 2, 2016								0		0												0														0	0
Sun, Jul 3, 2016								0		0						0																				0	0
Mon, Jul 4, 2016								0		0							0																			0	0
Tue, Jul 5, 2016		35			6			41	41	0								41					41												41	0	
Wed, Jul 6, 2016		37		2	2			41	41	0			1					41					41												41	0	
Thu, Jul 7, 2016								0		0									0																	0	0
Fri, Jul 8, 2016								0		0											0															0	0
Sat, Jul 9, 2016								0		0													0													0	0
Sun, Jul 10, 2016	1	1		1	1			4	4	0						4																4			4	0	
Mon, Jul 11, 2016								0		0							0																			0	0
Tue, Jul 12, 2016		41			2	3		46	46	0								46					46												46	0	
Wed, Jul 13, 2016								0		0								0																		0	0
Thu, Jul 14, 2016		14		1	1			16	7	0									16					16											16	0	
Fri, Jul 15, 2016		21	8	1	1	1	1	33	15	0			2							33			33												33	0	
Sat, Jul 16, 2016								0		0													0													0	0
Sun, Jul 17, 2016								0		0						0																				0	0
Mon, Jul 18, 2016								0		0							0																			0	0
Tue, Jul 19, 2016						7		7	6	0								7							7											7	0
Wed, Jul 20, 2016								0		0								0																		0	0
Thu, Jul 21, 2016	1	5			3			9	9	0									9											9					9	0	
Fri, Jul 22, 2016								0		0											0															0	0
Sat, Jul 23, 2016								0		0													0													0	0
Sun, Jul 24, 2016								0		0						0																				0	0
Mon, Jul 25, 2016								0		0							0																			0	0
Tue, Jul 26, 2016								0		0								0																		0	0
Wed, Jul 27, 2016								0		0								0																		0	0
Thu, Jul 28, 2016								0		0								0																		0	0
Fri, Jul 29, 2016								0		0											0															0	0
Sat, Jul 30, 2016								0		0													0													0	0
Sun, Jul 31, 2016				17	10	2		29	29	0	1			1		29									26							3			29	0	
JULY	2	154	8	22	26	13	1	226	198	0	1	0	1	3	0	33	0	94	41	25	33	0	0	161	16	33	0	0	0	0	9	0	0	7	0	226	0

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check		
Mon, Aug 1, 2016				4	6	6		16	16	0	5	9					16																			16	0		
Tue, Aug 2, 2016				3	3		1	7	5	0								7						7													7	0	
Wed, Aug 3, 2016								0		0									0																		0	0	
Thu, Aug 4, 2016								0		0										0																	0	0	
Fri, Aug 5, 2016								0		0											0																0	0	
Sat, Aug 6, 2016								0		0												0															0	0	
Sun, Aug 7, 2016								0		0						0																					0	0	
Mon, Aug 8, 2016								0		0							0																				0	0	
Tue, Aug 9, 2016								0		0								0																			0	0	
Wed, Aug 10, 2016								0		0									0																		0	0	
Thu, Aug 11, 2016								0		0										0																	0	0	
Fri, Aug 12, 2016								0		0											0																0	0	
Sat, Aug 13, 2016								0		0												0															0	0	
Sun, Aug 14, 2016								0		0						0																						0	0
Mon, Aug 15, 2016								0		0							0																					0	0
Tue, Aug 16, 2016								0		0								0																				0	0
Wed, Aug 17, 2016								0		0									0																			0	0
Thu, Aug 18, 2016				1	4			5	5	0										5																5	0		
Fri, Aug 19, 2016								0		0											0																0	0	
Sat, Aug 20, 2016								0		0												0															0	0	
Sun, Aug 21, 2016								0		0						0																					0	0	
Mon, Aug 22, 2016								0		0							0																				0	0	
Tue, Aug 23, 2016								0		0								0																			0	0	
Wed, Aug 24, 2016								0		0									0																		0	0	
Thu, Aug 25, 2016								0		0										0																	0	0	
Fri, Aug 26, 2016								0		0											0																0	0	
Sat, Aug 27, 2016								0		0												0															0	0	
Sun, Aug 28, 2016								0		0						0																					0	0	
Mon, Aug 29, 2016								0		0							0																				0	0	
Tue, Aug 30, 2016								0		0								0																			0	0	
Wed, Aug 31, 2016								0		0									0																		0	0	
AUGUST	0	0	0	8	13	6	1	28	26	0	5	9	0	0	0	0	16	7	0	5	0	0	0	0	0	0	16	0	0	5	0	0	0	0	0	28	0		

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check	
Thu, Sep 1, 2016								0		0										0																0	0	
Fri, Sep 2, 2016								0		0											0																0	0
Sat, Sep 3, 2016								0		0												0															0	0
Sun, Sep 4, 2016								0		0						0																					0	0
Mon, Sep 5, 2016								0		0							0																				0	0
Tue, Sep 6, 2016								0		0								0																			0	0
Wed, Sep 7, 2016								0		0									0																		0	0
Thu, Sep 8, 2016								0		0										0																	0	0
Fri, Sep 9, 2016								0		0											0																0	0
Sat, Sep 10, 2016								0		0												0															0	0
Sun, Sep 11, 2016								0		0						0																					0	0
Mon, Sep 12, 2016								0		0							0																				0	0
Tue, Sep 13, 2016								0		0								0																			0	0
Wed, Sep 14, 2016								0		0									0																		0	0
Thu, Sep 15, 2016					2			2	2	0										2				2												2	0	
Fri, Sep 16, 2016								0		0											0																0	0
Sat, Sep 17, 2016								0		0												0															0	0
Sun, Sep 18, 2016								0		0						0																					0	0
Mon, Sep 19, 2016								0		0							0																				0	0
Tue, Sep 20, 2016								0		0								0																			0	0
Wed, Sep 21, 2016								0		0									0																		0	0
Thu, Sep 22, 2016								0		0										0																	0	0
Fri, Sep 23, 2016				29				29	29	0											29					29										29	0	
Sat, Sep 24, 2016							10	10	10	0													10							10							10	0
Sun, Sep 25, 2016								0		0						0																					0	0
Mon, Sep 26, 2016								0		0							0																				0	0
Tue, Sep 27, 2016								0		0								0																			0	0
Wed, Sep 28, 2016								0		0									0																		0	0
Thu, Sep 29, 2016								0		0										0																	0	0
Fri, Sep 30, 2016								0		0											0																0	0
SEPTEMBER	0	0	0	29	2	0	10	41	41	0	0	0	0	0	0	0	0	0	0	2	29	10	0	2	0	0	29	0	0	10	0	0	0	0	0	41	0	

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check	
Sat, Oct 1, 2016								0		0												0														0	0	
Sun, Oct 2, 2016								0		0						0																					0	0
Mon, Oct 3, 2016								0		0							0																				0	0
Tue, Oct 4, 2016								0		0								0																			0	0
Wed, Oct 5, 2016								0		0									0																		0	0
Thu, Oct 6, 2016								0		0										0																	0	0
Fri, Oct 7, 2016								0		0												0															0	0
Sat, Oct 8, 2016								0		0													0														0	0
Sun, Oct 9, 2016					2	2	8	12	6	0						12													12							12	0	
Mon, Oct 10, 2016								0		0							0																				0	0
Tue, Oct 11, 2016								0		0								0																			0	0
Wed, Oct 12, 2016								0		0									0																		0	0
Thu, Oct 13, 2016								0		0										0																	0	0
Fri, Oct 14, 2016								0		0												0															0	0
Sat, Oct 15, 2016								0		0													0														0	0
Sun, Oct 16, 2016								0		0						0																					0	0
Mon, Oct 17, 2016								0		0							0																				0	0
Tue, Oct 18, 2016		69		1	3	1		74	69	0				1				74						74												74	0	
Wed, Oct 19, 2016			8	1	1	3		13	13	0		8							13					13												13	0	
Thu, Oct 20, 2016								0		0										0																	0	0
Fri, Oct 21, 2016								0		0												0															0	0
Sat, Oct 22, 2016			8	1	9			18	7	0													18													18	0	
Sun, Oct 23, 2016								0		0						0																					0	0
Mon, Oct 24, 2016								0		0							0																				0	0
Tue, Oct 25, 2016								0		0								0																			0	0
Wed, Oct 26, 2016		70			8			78	65	0									78					78												78	0	
Thu, Oct 27, 2016								0		0										0																	0	0
Fri, Oct 28, 2016								0		0												0															0	0
Sat, Oct 29, 2016								0		0													0														0	0
Sun, Oct 30, 2016								0		0						0																					0	0
Mon, Oct 31, 2016								0		0							0																				0	0
OCTOBER	0	139	16	3	23	6	8	195	160	0	0	8	1	0	0	12	0	74	91	0	0	18	0	165	0	0	0	0	0	12	0	18	0	0	195	0		

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check	
Tue, Nov 1, 2016		62		2	1	1		66	44	0		1						66						66												66	0	
Wed, Nov 2, 2016								0		0									0																		0	0
Thu, Nov 3, 2016		37			2			39	28	0				1						39				39												39	0	
Fri, Nov 4, 2016								0		0											0															0	0	
Sat, Nov 5, 2016								0		0													0													0	0	
Sun, Nov 6, 2016								0		0						0																				0	0	
Mon, Nov 7, 2016		10			2			12	12	0							12																	12		12	0	
Tue, Nov 8, 2016		35			4			39	36	0		5						39						39												39	0	
Wed, Nov 9, 2016		56			7			63	60	0	1								63					63												63	0	
Thu, Nov 10, 2016		57			8			65	36	0										65				65												65	0	
Fri, Nov 11, 2016								0		0												0														0	0	
Sat, Nov 12, 2016								0		0													0													0	0	
Sun, Nov 13, 2016								0		0						0																				0	0	
Mon, Nov 14, 2016								0		0							0																			0	0	
Tue, Nov 15, 2016								0		0								0																		0	0	
Wed, Nov 16, 2016		74			5			79	69	0									79					79												79	0	
Thu, Nov 17, 2016	3	29		5	7			44		0										44					44											44	0	
Fri, Nov 18, 2016								0		0												0														0	0	
Sat, Nov 19, 2016								0		0													0														0	0
Sun, Nov 20, 2016								0		0						0																				0	0	
Mon, Nov 21, 2016								0		0							0																			0	0	
Tue, Nov 22, 2016								0		0								0																		0	0	
Wed, Nov 23, 2016		10	2		3	2		17	14	0									17					14							3				17	0		
Thu, Nov 24, 2016								0		0										0																0	0	
Fri, Nov 25, 2016								0		0												0														0	0	
Sat, Nov 26, 2016								0		0													0													0	0	
Sun, Nov 27, 2016								0		0						0																				0	0	
Mon, Nov 28, 2016								0		0							0																			0	0	
Tue, Nov 29, 2016								0		0								0																		0	0	
Wed, Nov 30, 2016							20	20	20	0									20						20											20	0	
NOVEMBER	3	370	2	7	39	3	20	444	319	0	1	6	0	1	0	0	12	105	179	148	0	0	0	365	0	64	0	0	0	0	0	3	0	12	0	0	444	0

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check		
DECEMBER	0	352	6	5	39	10	119	531	426	0	7	7	3	5	0	0	8	153	155	178	0	37	0	427	0	8	0	53	41	0	0	0	0	0	2	531	0		
Sun, Jan 1, 2017								0		0						0																				0	0		
Mon, Jan 2, 2017								0		0							0																				0	0	
Tue, Jan 3, 2017								0		0								0																			0	0	
Wed, Jan 4, 2017							28	28		0									28				28														28	0	
Thu, Jan 5, 2017								0		0										0																	0	0	
Fri, Jan 6, 2017								0		0											0																0	0	
Sat, Jan 7, 2017							8	8	8	0												8			8												8	0	
Sun, Jan 8, 2017								0		0						0																					0	0	
Mon, Jan 9, 2017								0		0							0																					0	0
Tue, Jan 10, 2017								0		0								0																				0	0
Wed, Jan 11, 2017								0		0									0																			0	0
Thu, Jan 12, 2017								0		0										0																		0	0
Fri, Jan 13, 2017								0		0											0																	0	0
Sat, Jan 14, 2017								0		0												0																0	0
Sun, Jan 15, 2017								0		0						0																						0	0
Mon, Jan 16, 2017								0		0							0																					0	0
Tue, Jan 17, 2017		44		1	3			48	46	0		3						48					48														48	0	
Wed, Jan 18, 2017		69			7	5		81	78	0		1						81					72											9	81	0	0		
Thu, Jan 19, 2017		23			2			25	24	0										25			25														25	0	
Fri, Jan 20, 2017								0		0											0																	0	0
Sat, Jan 21, 2017								0		0												0																0	0
Sun, Jan 22, 2017								0		0						0																						0	0
Mon, Jan 23, 2017								0		0							0																					0	0
Tue, Jan 24, 2017							20	20	20	0	2		2					20									20											20	0
Wed, Jan 25, 2017								0		0									0																			0	0
Thu, Jan 26, 2017								0		0										0																		0	0
Fri, Jan 27, 2017								0		0											0																	0	0
Sat, Jan 28, 2017							20	20	20	0	1											20			20													20	0
Sun, Jan 29, 2017								0		0						0																						0	0
Mon, Jan 30, 2017								0		0							0																					0	0
Tue, Jan 31, 2017								0		0								0																				0	0
JANUARY	0	136	0	1	12	5	76	230	196	0	3	4	2	0	0	0	0	68	109	25	0	28	28	145	0	28	0	0	20	0	0	0	0	0	9	230	0		

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check
Wed, Feb 1, 2017	1	66		2	5			74	71	0									74																	74	0
Thu, Feb 2, 2017		46			6			52	16	0										52																52	0
Fri, Feb 3, 2017								0		0											0															0	0
Sat, Feb 4, 2017								0		0												0														0	0
Sun, Feb 5, 2017								0		0						0																				0	0
Mon, Feb 6, 2017								0		0							0																			0	0
Tue, Feb 7, 2017		43		2	3	1		49	46	0			2					49																	49	0	
Wed, Feb 8, 2017								0		0									0																	0	0
Thu, Feb 9, 2017		39			6			45	30	0										45															45	0	
Fri, Feb 10, 2017								0		0											0															0	0
Sat, Feb 11, 2017								0		0												0														0	0
Sun, Feb 12, 2017								0		0						0																				0	0
Mon, Feb 13, 2017								0		0							0																			0	0
Tue, Feb 14, 2017								0		0								0																		0	0
Wed, Feb 15, 2017		72		1	6	2		81	79	0	1								81																81	0	
Thu, Feb 16, 2017		59		6	3			68	30	0										68															68	0	
Fri, Feb 17, 2017								0		0											0															0	0
Sat, Feb 18, 2017								0		0												0														0	0
Sun, Feb 19, 2017								0		0						0																				0	0
Mon, Feb 20, 2017								0		0							0																			0	0
Tue, Feb 21, 2017		39			4	6	3	52	46	0								52																	52	0	
Wed, Feb 22, 2017		52			4			56	38	0				1						56															56	0	
Thu, Feb 23, 2017								0		0										0																0	0
Fri, Feb 24, 2017					3	2		5	4	0											5														5	0	
Sat, Feb 25, 2017								0		0												0														0	0
Sun, Feb 26, 2017								0		0						0																				0	0
Mon, Feb 27, 2017								0		0							0																			0	0
Tue, Feb 28, 2017		57			4			61	38	0								61																	61	0	
FEBRUARY	1	473	0	11	44	11	3	543	398	0	1	0	2	1	0	0	0	162	211	165	5	0	0	0	0	0	0	14	0	0	0	0	0	0	543	0	

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check
Wed, Mar 1, 2017								0		0									0																	0	0
Thu, Mar 2, 2017	4	12	1		9			26	19	0		1								26					26											26	0
Fri, Mar 3, 2017								0		0											0															0	0
Sat, Mar 4, 2017								0		0													0													0	0
Sun, Mar 5, 2017								0		0						0																				0	0
Mon, Mar 6, 2017								0		0							0																			0	0
Tue, Mar 7, 2017		43			3	1		47	44	0		9						47						47											47	0	
Wed, Mar 8, 2017		62		2	6			70	70	0								70						70											70	0	
Thu, Mar 9, 2017		50			4			54	35	0									54					54											54	0	
Fri, Mar 10, 2017								0		0											0															0	0
Sat, Mar 11, 2017								0		0													0													0	0
Sun, Mar 12, 2017								0		0						0																				0	0
Mon, Mar 13, 2017								0		0							0																			0	0
Tue, Mar 14, 2017					21			21	20	0								21									21								21	0	
Wed, Mar 15, 2017								0		0								0																		0	0
Thu, Mar 16, 2017								0		0									0																	0	0
Fri, Mar 17, 2017			7	7	7			21	21	0		14								21					21										21	0	
Sat, Mar 18, 2017					2		9	11	11	0													11			11										11	0
Sun, Mar 19, 2017								0		0						0																				0	0
Mon, Mar 20, 2017								0		0							0																			0	0
Tue, Mar 21, 2017								0		0								0																		0	0
Wed, Mar 22, 2017		68			3	1		72	51	0									72						72										72	0	
Thu, Mar 23, 2017		38		1	2			41	39	0										41					41										41	0	
Fri, Mar 24, 2017								0		0											0															0	0
Sat, Mar 25, 2017								0		0														0												0	0
Sun, Mar 26, 2017								0		0						0																				0	0
Mon, Mar 27, 2017								0		0							0																			0	0
Tue, Mar 28, 2017		48		1	4			53	45	0															53										53	0	
Wed, Mar 29, 2017		59			4			63	40	0									63						63										63	0	
Thu, Mar 30, 2017		57		1	3	1		62	52	0				1						62					62										62	0	
Fri, Mar 31, 2017							8	8		0											8				8										8	0	
MARCH	4	437	8	12	68	3	17	549	447	0	1	23	0	1	0	0	121	205	183	29	11	0	470	26	32	0	0	21	0	0	0	0	0	0	549	0	

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check	
Sat, Apr 1, 2017								0		0												0														0	0	
Sun, Apr 2, 2017								0		0						0																					0	0
Mon, Apr 3, 2017			22		2			24	23	0							24							24												24	0	
Tue, Apr 4, 2017								0		0								0																		0	0	
Wed, Apr 5, 2017	1		29		7	2		39	36	0								39							39										39	0		
Thu, Apr 6, 2017								0		0								0																		0	0	
Fri, Apr 7, 2017				27				27	27	0											27					27										27	0	
Sat, Apr 8, 2017								0		0												0														0	0	
Sun, Apr 9, 2017								0		0						0																				0	0	
Mon, Apr 10, 2017								0		0							0																			0	0	
Tue, Apr 11, 2017		26			4			30	28	0								30						30											30	0		
Wed, Apr 12, 2017		31			1	3	2	37	36	0								37						33					4						37	0		
Thu, Apr 13, 2017						9	45	54	53	0	12							54													54				54	0		
Fri, Apr 14, 2017								0		0										0																0	0	
Sat, Apr 15, 2017								0		0												0														0	0	
Sun, Apr 16, 2017								0		0						0																				0	0	
Mon, Apr 17, 2017								0		0							0																			0	0	
Tue, Apr 18, 2017		65			7			72	47	0								72						72											72	0		
Wed, Apr 19, 2017								0		0								0																		0	0	
Thu, Apr 20, 2017		56			4			60	55	0								60						60											60	0		
Fri, Apr 21, 2017								0		0											0															0	0	
Sat, Apr 22, 2017								0		0													0													0	0	
Sun, Apr 23, 2017								0		0						0																				0	0	
Mon, Apr 24, 2017	N	O						0		0							0																			0	0	
Tue, Apr 25, 2017			T	O	U	R	S	0		0								0																		0	0	
Wed, Apr 26, 2017								0		0								0																		0	0	
Thu, Apr 27, 2017	N	O						0		0								0																		0	0	
Fri, Apr 28, 2017			T	O	U	R	S	0		0											0															0	0	
Sat, Apr 29, 2017								0		0													0													0	0	
Sun, Apr 30, 2017								0		0						0																				0	0	
APRIL	1	178	51	27	25	14	47	343	305	0	12	0	0	0	0	24	102	76	114	27	0	0	0	219	0	66	0	0	0	4	0	0	54	0	0	343	0	

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check	
Mon, May 1, 2017								0		0							0																			0	0	
Tue, May 2, 2017								0		0								0																			0	0
Wed, May 3, 2017								0		0									0																		0	0
Thu, May 4, 2017								0		0										0																	0	0
Fri, May 5, 2017								0		0											0																0	0
Sat, May 6, 2017								0		0												0															0	0
Sun, May 7, 2017								0		0						0																					0	0
Mon, May 8, 2017								0		0							0																				0	0
Tue, May 9, 2017		32			3			35	28	0								35						35												35	0	
Wed, May 10, 2017		49			7			56	35	0								56						56												56	0	
Thu, May 11, 2017		52			4			56	31	0									56					56												56	0	
Fri, May 12, 2017								0		0											0																0	0
Sat, May 13, 2017								0		0												0															0	0
Sun, May 14, 2017								0		0						0																					0	0
Mon, May 15, 2017								0		0							0																				0	0
Tue, May 16, 2017								0		0								0																			0	0
Wed, May 17, 2017		57			4			61	54	0								61						61												61	0	
Thu, May 18, 2017		51			6			57	53	0									57					57												57	0	
Fri, May 19, 2017						1	10	11	10	0	2									11					11												11	0
Sat, May 20, 2017								0		0												0															0	0
Sun, May 21, 2017								0		0						0																					0	0
Mon, May 22, 2017								0		0							0																				0	0
Tue, May 23, 2017		53			4			57	54	0				2				57						57												57	0	
Wed, May 24, 2017								0		0									0																		0	0
Thu, May 25, 2017								0		0										0																	0	0
Fri, May 26, 2017		78		4	5			87	81	0		1	1							87				87												87	0	
Sat, May 27, 2017								0		0												0															0	0
Sun, May 28, 2017								0		0						0																					0	0
Mon, May 29, 2017								0		0							0																				0	0
Tue, May 30, 2017								0		0								0																			0	0
Wed, May 31, 2017								0		0									0																		0	0
MAY	0	372	0	4	33	1	10	420	346	0	2	1	1	2	0	0	0	92	117	113	98	0	0	409	0	11	0	420	0									

	Children (0-4)	Children (5-12)	Teens (13-18)	Adults (19-29)	Adults (30-50)	Adults (51-64)	Seniors (65+)	Total	First	Repeat	Mobility	Disabled	Spanish	Chinese	Other	Sun	Mon	Tues	Wed	Thurs	Fri	Sat	9:30	10:00	10:30	11:00	11:30	12:00	1:00	1:30	2:00	2:30	3:00	3:30	4:00	Total	Check
Thu, Jun 1, 2017		58			5			63	42	0										63				63												63	0
Fri, Jun 2, 2017								0		0											0															0	0
Sat, Jun 3, 2017								0		0												0														0	0
Sun, Jun 4, 2017								0		0						0																				0	0
Mon, Jun 5, 2017								0		0						0																				0	0
Tue, Jun 6, 2017								0		0								0																		0	0
Wed, Jun 7, 2017				6	1	1		8	6	0		6	1						8					8											8	0	
Thu, Jun 8, 2017								0		0										0																0	0
Fri, Jun 9, 2017				10	6	4		20	20	0	5	11	1								20			20											20	0	
Sat, Jun 10, 2017								0		0												0														0	0
Sun, Jun 11, 2017								0		0						0																				0	0
Mon, Jun 12, 2017								0		0							0																			0	0
Tue, Jun 13, 2017								0		0								0																		0	0
Wed, Jun 14, 2017								0		0									0																	0	0
Thu, Jun 15, 2017								0		0										0																0	0
Fri, Jun 16, 2017								0		0											0															0	0
Sat, Jun 17, 2017								0		0												0														0	0
Sun, Jun 18, 2017								0		0						0																				0	0
Mon, Jun 19, 2017								0		0							0																			0	0
Tue, Jun 20, 2017								0		0								0																		0	0
Wed, Jun 21, 2017								0		0									0																	0	0
Thu, Jun 22, 2017		35		11	8			54	28	0		10	1							54			12				42								54	0	
Fri, Jun 23, 2017								0		0											0															0	0
Sat, Jun 24, 2017								0		0												0														0	0
Sun, Jun 25, 2017								0		0						0																				0	0
Mon, Jun 26, 2017								0		0							0																			0	0
Tue, Jun 27, 2017								0		0								0																		0	0
Wed, Jun 28, 2017								0		0									0																	0	0
Thu, Jun 29, 2017								0		0										0																0	0
Fri, Jun 30, 2017	1	8	5		6			20	20	0				1							20			20											20	0	
JUNE	1	101	5	27	26	5	0	165	116	0	5	27	3	1	0	0	0	0	8	117	40	0	12	91	20	0	0	42	0	0	0	0	0	0	165	0	
GRAND TOTAL	12	2712	96	156	350	77	312	3715	2978	0	38	85	13	14	0	45	60	978	1192	1075	261	104	40	2990	62	242	29	111	96	26	17	18	66	7	11	3715	0

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public				4,146
	Scheduled				3,715
	Special Events				8,561
Total Annual Attendance					16,422
Program Services Summary					
	Off-site Presentations				793
	Paid/Volunteer Staff Events				229
	Third Party Use				2,232
	Web Site Visitors				27,172
Total Annual Service Programs					30,426
TOTAL ATTENDANCE AND PROGRAM SERVICES					46,848
II. ATTENDANCE DETAILS					
A. TOURS		Public	Scheduled	Total	Percent
1. By Age Group:					
	Children (0-6 years)	158	12	170	2%
	Children (7-12)	522	2,712	3,234	41%
	Teenagers (13-18)	298	96	394	5%
	Adults (19-34)	903	156	1,059	13%
	Adults (35-50)	1,029	350	1,379	18%
	Adults (51-64)	634	77	711	9%
	Seniors (65+)	602	312	914	12%
	Total	4,146	3,715	7,861	100%
		Public	Scheduled	Total	Percent
2. By Attendance Per Day:					
	Monday		60	60	1%

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	Tuesday		978	978	12%
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**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

B. GROUP TOURS				
1. Journey Through Time				
	July—2016			0
	August—2016			0
	September—2016			0
	October—2016			
	18-Twin Lakes Elementary			74
	26-Grazide Elementary			78
	November—2016			
	1-Sparks Elementary			66
	3-Grazide Elementary			39
	8-Nelson Elementary			39
	9-Wedgeworth Elementary			63
	10-Los Robles Academy			65
	December—2016			
	1-Mesa Robles School			73
	6-Fairgrove Academy			71
	7-Fairgrove Academy/St. Louis of France			57
	8-Palm School			58
	13-Cedarlane Academy/Temple Academy			75
	14-Valinda Elementary			49
	January—2017			
	17-Sierra Madre Elementary			48
	18-Sierra Madre Elementary			72
	19-Camden Elementary			25
	February—2017			
	15-State Street Elementary			81
	16-Central Elementary			68

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	21-Vejar Elementary				43
	22-Vejar Elementary				56
	28-Los Altos Elementary				61

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	6-Sunrise Elementary			41
	10-Friends of Gabi Duncan			4
	12-Harrison Street Elementary			46
	14-Le Petit Academy			16
	15-Rowland Heights Chinese School			33
	19-Lauri Maddock Bible Study Group			7
	21-Joy Muniz Homeschool Group			9
	31-Epic (Enlightened Paranormal Group)			3
	31-UCLA Extension			26

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

		August—2016			
		1-Cole Adult Services			16
		2-Ontario Museum Docents Group			7
		9-La Plaza de Artes y Culturas Staff Tour			10
		18-Lighthouse Baptist Academy			5
		September—2016			
		2-Museum of the Oregon Territory Group			2
		23-Pasadena City College History Class			29
		24-Historical Society of Crescenta Valley			10
		October—2016			
		9-Lutheran Church of the Master			12
		19-Ayala High School			13
		22-Riverbend Classical Academy Tour			18
		November—2016			
		7-Mountain View School District Journalism Program			12
		16-Ybarra Academy			79
		17-Jacque Severino Home School Group			44
		23-Jubilee Christian School			14
		23-City of Industry Staff			3
		30-Savvy Seniors of Calabasas			20
		December—2016			
		3-Torrance Unified Adult Education			37
		5-SVS Adult Group			8
		8-West Covina Unified Teacher Group			6
		15-Good Times Travel			41
		20-Dove Day School			7
		21-City of Pasadena Senior Center			47
		28-Ann Salvador Private Tour			2
		January—2017			
		4-Urban Gardens of Los Angeles			28

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

		7-Julia Rampone Group			8
		18-April Montierth Scout Group			9
		24-Janet's Day Trips			20
		28-La Verne Historical Society			20

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

		Total Other Scheduled Tours				1,564
		Total Group Tours				3,725

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

C. SPECIAL EVENTS			
July—2016			
3-	First Sunday Picnic		65
8-	History Book Club		16
10-	Cari Beauchamp Film Lecture		48
16-	Behind the Scenes Tours		50
17-	Behind the Scenes Tours		41
August—2016			
5-	History Book Club		11
7-	First Sunday Picnic		65
16-	Curious Cases Lecture		49
September—2016			
3-	Chile Roasting Event		15
4-	First Sunday Picnic		92
10-	It's All Relative - Genealogy Workshop		24
24-	It's All Relative - Genealogy Workshop		20
October—2016			
1-	Ticket to the Twenties (Sat.)		1,520
2-	Ticket to the Twenties (Sun.)		2,230
7-	History Book Club		14
16-	Curious Cases Lecture		41
23-	Beyond the Grave Tours		83
November—2016			
4-	History Book Club		15
6-	Both Sides of the Silver Screen		40
12-	Behind the Scenes Tours (Sat.)		27
13-	Behind the Scenes Tours (Sun.)		45
19-	Under the Oak Tree Kizh Program		31

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

		December—2016			
		2–History Book Club			15
		4–Victorian Feasts			88
		10–Holiday Merriment (Sat.)			191
		11–Holiday Merriment (Sun.)			143

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	2–History Book Club				11
	3–Victoriana Crochet Workshop				5
	10–White Glove Workshop – Enclosures				5
	25–Sunday Picnic				62
	Total Special Events				8,561

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

III.	PROGRAM SERVICES DETAILS			
	A. OFF-SITE PRESENTATIONS			
	July—2016			
	22-IST Student Exchange Group (Off-site)			27
	August—2016			
	20-Native Sons of the Golden West - Cal Poly Pomona			62
	27-Jenkin's Bros. Presentation - Newhall Library			41
	September—2016			
	15-AASLH Panel: Cultural Competency/Tool For Chang			65
	15-AASLH Panel: Educators and Interpreters Luncheon			87
	15-AASLH Panel: Breaking the Mold/Reimaging Prog. (C			84
	16-AASLH Panel: Breaking the Mold/Reimaging Prog. II			90
	17-Drum Barracks Presentation			21
	19 Historical Society of Crescenta Valley			35
	20-Chapman University Box making workshop			10
	October—2016			
	November—2016			
				8
	December—206			0
	January—2017			0
	February—2017			0
	March—2017			
	30-AASLH Workshop: Focusing on Visitors			21
	31-AASLH Workshop: Focusing on Visitors			21
	April—2017			
	10-Presentation in Yorba Linda			22
	11-Presentation in Whittier			35
	May—2017			

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

		10-Redlands Offsite				17
		11-Diamond Pointe Offsite				60
		11-San Dimas Offsite				87
		June—2017				0
		Total				793

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

B. PAID/VOLUNTEER STAFF EVENTS			
July—2016			
	21-State of the Homestead (Thurs.)		27
	23-State of the Homestead (Sat.)		7
August—2016			
			0
September—2016			
	28-Paid Staff Event Training		10
	29-Ticket to the Twenties Event Training (1 p.m.)		15
	29-Ticket to the Twenties Event Training (7 p.m.)		12
October—2016			
November—2016			
	12-Volunteer Orientation		7
December—2016			
January—2017			
February—2017			
	25-Safety and Security Workshop		50
March—2017			
	4-Docent Training		5
	11-Docent Training		5
	18-Docent Training		5
	25-Docent Training		5
April—2017			
	1-Docent Training		3
	8-Volunteer Appreciation Dinner		60
	8-Docent Training		4
	15-Docent Training		3

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	May—2017				
	June—2017				
	5-Paid Staff CPR/First Aid Training				11
	Total				229

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

C. THIRD PARTY USE				
July—2016				
	16-Cho Family Picnic			12
August—2016				
	10-Mary Archibald Painting Group			10
September—2016				
	10-Ortega Baby Shower Picnic			40
	12-La Puente Valley Historical Society Bd. Meeting			12
	28-IMC Contractors Luncheon			250
October—2016				
				0
November—2016				
				0
December—2016				
	28-Bike/SGV Quarterly Ride Start/Finish Location			40
January—2017				
				0
February—2017				
				0
March—2017				
				0
April—2017				
	17-La Puente Valley Historical Society			10
	30-SGV Bike Ride			120
May—2017				
	20-Rosales Family Picnic			20
June—2017				
	3-Parriott Wedding			70
	10-Aguilar Family Picnic			25
	28-Hope Millan Retirement Party			70
Total				
				769

**HOMESTEAD MUSEUM
ATTENDANCE REPORTS
FY 2016-17**

	Photography			
	July			279
	August			344
	September			174
	October			329
	November			200
	December			70
	January			35
	February			75
	March			125
	April			110
	May			276
	June			145
	Total Photography			2,162
	Third Party Use Total			2,232
D. WEB SITE VISITORS				
	July			1,778
	August			1,999
	September			3,676
	October			2,840
	November			1,898
	December			1,846
	January			2,013
	February			1,574
	March			1,963
	April			3,642
	May			2,336
	June			1,607
	Total			27,172

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

July 2016

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public				592
	Scheduled				226
Special Events					257
Total Monthly Attendance					1075
Program Services Summary					
Off-site Presentations					27
Paid/Volunteer Staff Events					34
Third Party Use					291
Web Site Visitors					1,778
Total Monthly Service Programs					2,130
TOTAL ATTENDANCE AND PROGRAM SERVICES					3,205
II. ATTENDANCE DETAILS					
A. TOURS		Public	Scheduled	Total	Percent
1. By Age Group:					
	Children (0-4 years)	32	2	34	4%
	Children (5-12)	109	154	263	32%
	Teenagers (13-18)	39	8	47	6%
	Adults (19-29)	109	22	131	16%
	Adults (30-50)	157	26	183	22%
	Adults (51-64)	69	13	82	10%
	Seniors (65+)	77	1	78	10%
	Total	592	226	818	100%
2. By Attendance Per Day:					
	Monday		0	0	0%
	Tuesday		94	94	11%
	Wednesday	110	41	151	18%
	Thursday	108	25	133	16%
	Friday	88	33	121	15%
	Saturday	121	0	121	15%
	Sunday	165	33	198	24%
	Total	592	226	818	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

July 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		161	161	20%
10:30 a.m.		16	16	2%
11:00 a.m.		33	33	4%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	180	0	180	22%
1:30 p.m.	0	0	0	0%
2:00 p.m.	180	9	189	23%
2:30 p.m.	0	0	0	0%
3:00 p.m.	133	0	133	16%
3:30 p.m.	3	7	10	1%
4:00 p.m.	96	0	96	12%
Total	592	226	818	100%
4. Other:				
First-time Visitor	312	198		510
Repeat Today	178	0		178
Limited Mobility	10	1		11
Developmentally Disabl	0	0		0
Spanish	7	1		8
Chinese	3	3		6
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				
				0
2. Other Scheduled Tours				
5-Euclid Elementary				41
6-Sunrise Elementary				41
10-Friends of Gabi Duncan				4
12-Harrison St. Elementary				46
14-Le Petit Academy				16
15-Rowland Heights Chinese School				33
19-Lauri Maddock Bible Study Group				7
21-Joy Muniz Homeschool Group				9
31-Epic (Enlightened Paranormal)				3
31-UCLA Extension				26
Total				226
Group Tours Grand Total				226

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

July 2016

C. SPECIAL EVENTS				
	3-First Sunday Picnic			65
	6-Drop In Program			4
	8-History Book Club			16
	10-Cari Beauchamp Film Lecture			48
	13-Drop In Program			8
	16-Behind the Scenes Tours			50
	17-Behind the Scenes Tours			41
	20-Drop In Program			5
	27-Drop In Program			20
	Total			257
III. PROGRAM SERVICES DETAILS				
A. OFF-SITE PRESENTATIONS				
	22-IST Student Exchange Off-site			27
B. PAID/VOLUNTEER STAFF EVENTS				
	21-State of the Homestead (Thursday)			27
	23-State of the Homestead (Saturday)			7
	Total			34
C. THIRD PARTY USE				
	16-Cho Family Picnic			12
	Photography			279
	Total			291
D. WEB SITE VISITORS				
				1,778

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

August 2016

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public				480
	Scheduled				28
	Special Events				135
	Total Monthly Attendance				643
Program Services Summary					
	Off-site Presentations				103
	Paid/Volunteer Staff Events				0
	Third Party Use				354
	Web Site Visitors				1,999
	Total Monthly Service Programs				2,456
	TOTAL ATTENDANCE AND PROGRAM SERVICES				3,099
II. ATTENDANCE DETAILS					
A. TOURS					
	Public	Scheduled	Total	Percent	
1. By Age Group:					
	Children (0-4 years)	23	0	23	5%
	Children (5-12)	44	0	44	9%
	Teenagers (13-18)	34	0	34	7%
	Adults (19-29)	108	8	116	23%
	Adults (30-50)	130	13	143	28%
	Adults (51-64)	63	6	69	14%
	Seniors (65+)	78	1	79	16%
	Total	480	28	508	100%
	Public	Scheduled	Total	Percent	
2. By Attendance Per Day:					
	Monday		16	16	3%
	Tuesday		7	7	1%
	Wednesday	87	0	87	17%
	Thursday	60	5	65	13%
	Friday	58	0	58	11%
	Saturday	94	0	94	19%
	Sunday	181	0	181	36%
	Total	480	28	508	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

August 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		7	7	1%
10:30 a.m.		0	0	0%
11:00 a.m.		0	0	0%
11:30 a.m.		0	0	0%
12:00 p.m.		16	16	3%
1:00 p.m.	80	0	80	16%
1:30 p.m.	0	0	0	0%
2:00 p.m.	179	5	184	36%
2:30 p.m.	10	0	10	2%
3:00 p.m.	108	0	108	21%
3:30 p.m.	10	0	10	2%
4:00 p.m.	93	0	93	18%
Total	480	28	508	100%
4. Other:				
First-time Visitor	226	26		252
Repeat Today	135	0		135
Limited Mobility	1	5		6
Developmentally Disabl	0	9		9
Spanish	12	0		12
Chinese	1	0		1
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				0
2. Other Scheduled Tours				
1-Cole Adult Services				16
2-Ontario Museum Docents Group				7
18-Lighthouse Baptist Academy				5
Total				28
Group Tours Grand Total				28

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

September 2016

I.	ATTENDANCE AND PROGRAM SERVICES SUMMARY				
	Attendance Summary				
	Tours:				
	Public			192	
	Scheduled			41	
	Special Events			151	
	Total Monthly Attendance			384	
	Program Services Summary				
	Off-site Presentations			392	
	Paid/Volunteer Staff Events			37	
	Third Party Use			476	
	Web Site Visitors			3,676	
	Total Monthly Service Programs			4,581	
	TOTAL ATTENDANCE AND PROGRAM SERVICES			4,965	
II.	ATTENDANCE DETAILS				
	A. TOURS	Public	Scheduled	Total	Percent
	1. By Age Group:				
	Children (0-4 years)	6	0	6	3%
	Children (5-12)	24	0	24	10%
	Teenagers (13-18)	3	0	3	1%
	Adults (19-29)	38	29	67	29%
	Adults (30-50)	46	2	48	21%
	Adults (51-64)	33	0	33	14%
	Seniors (65+)	42	10	52	22%
	Total	192	41	233	100%
	2. By Attendance Per Day:				
	Monday		0	0	0%
	Tuesday		0	0	0%
	Wednesday	13	0	13	6%
	Thursday	24	2	26	11%
	Friday	10	29	39	17%
	Saturday	62	10	72	31%
	Sunday	83	0	83	36%
	Total	192	41	233	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

September 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		2	2	1%
10:30 a.m.		0	0	0%
11:00 a.m.		0	0	0%
11:30 a.m.		29	29	12%
12:00 p.m.		0	0	0%
1:00 p.m.	53	0	53	23%
1:30 p.m.	0	10	10	4%
2:00 p.m.	52	0	52	22%
2:30 p.m.	5	0	5	2%
3:00 p.m.	43	0	43	18%
3:30 p.m.	4	0	4	2%
4:00 p.m.	35	0	35	15%
Total	192	41	233	100%
4. Other:				
First-time Visitor	94	41		135
Repeat Today	60	0		60
Limited Mobility	4	0		4
Developmentally Disabl	0	0		0
Spanish	3	0		3
Chinese	0	0		0
Other Languages	1	0		1
B. GROUP TOURS				
1. Journey Through Time				0
2. Other Scheduled Tours				
2-Museum of the Oregon Territory				2
23-Pasadena City College History Class				29
24-Historical Society of Crescenta Valley				10
Total				41
Group Tours Grand Total				41
C. SPECIAL EVENTS				
3-Chile Roasting Event				15
4-First Sunday Picnic				92
10-It's All Relative - Genealogy Workshop				24
24-It's All Relative - Genealogy Workshop				20
Total				151

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

September 2016

III. PROGRAM SERVICES DETAILS			
A. OFF-SITE PRESENTATIONS			
	15-AASLH Panel: Cultural Competency/Tool for Change		65
	15-AASLH Panel: Educators and Interpreters Luncheon		87
	15-AASLH Panel: Breaking the Mold/Reimaging Program (I)		84
	16-AASLH Panel: Breaking the Mold/Reimaging Prog. (In P)		90
	17-Drum Barracks Presentation		21
	19-Historical Society of Crescenta Valley		35
	20-Chapman University Box making workshop		10
	Total		392
B. PAID VOLUNTEER STAFF EVENTS			
	28-Paid Staff Event Training		10
	29-Ticket to the Twenties Training (1 p.m.)		15
	29-Ticket to the Twenties Training (7 p.m.)		12
	Total		37
C. THIRD PARTY USE			
	10-Ortega Baby Shower Picnic		40
	12-La Puente Valley Historical Society Bd. Meeting		12
	28-IMC Contractor's Lunch		250
	Photography		174
	Total		476
D. WEB SITE VISITORS			3,676

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

October 2016

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY				
Attendance Summary				
Tours:				
Public				272
Scheduled				195
Special Events				3,888
Total Monthly Attendance				4355
Program Services Summary				
Off-site Presentations				385
Paid/Volunteer Staff Events				0
Third Party Use				329
Web Site Visitors				2,840
Total Monthly Service Programs				3,554
TOTAL ATTENDANCE AND PROGRAM SERVICES				7,909
II. ATTENDANCE DETAILS				
A. TOURS				
	Public	Scheduled	Total	Percent
1. By Age Group:				
Children (0-4 years)	10	0	10	2%
Children (5-12)	18	139	157	34%
Teenagers (13-18)	28	16	44	9%
Adults (19-29)	77	3	80	17%
Adults (30-50)	60	23	83	18%
Adults (51-64)	30	6	36	8%
Seniors (65+)	49	8	57	12%
Total	272	195	467	100%
	Public	Scheduled	Total	Percent
2. By Attendance Per Day:				
Monday		0	0	0%
Tuesday		74	74	16%
Wednesday	31	91	122	26%
Thursday	34	0	34	7%
Friday	55	0	55	12%
Saturday	101	18	119	25%
Sunday	51	12	63	13%
Total	272	195	467	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

October 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		165	165	35%
10:30 a.m.		0	0	0%
11:00 a.m.		0	0	0%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	86	0	86	18%
1:30 p.m.	0	12	12	3%
2:00 p.m.	93	0	93	20%
2:30 p.m.	18	18	36	8%
3:00 p.m.	24	0	24	5%
3:30 p.m.	24	0	24	5%
4:00 p.m.	27	0	27	6%
Total	272	195	467	100%
4. Other:				
First-time Visitor	89	160		249
Repeat Today	68	0		68
Limited Mobility	0	0		0
Developmentally Disabl	0	8		8
Spanish	2	1		3
Chinese	1	0		1
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				
18-Twin Lakes Elementary				74
26-Grazide Elementary				78
Total				152
2. Other Scheduled Tours				
9-Lutheran Church of the Master				12
19-Ayala High School				13
22-Riverbend Classical Academy Tour				18
Total				43
Group Tours Grand Total				195

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

October 2016

C. SPECIAL EVENTS				
	1-Ticket to the Twenties (Sat.)			1,520
	2-Ticket to the Twenties (Sun.)			2,230
	7-History Book Club			14
	16-Curious Cases Lecture			41
	23-Beyond the Grave Tours			83
	Total			3,888
III. PROGRAM SERVICES DETAILS				
A. OFF-SITE PRESENTATIONS				
	8-Industry Hills Charity/Pro Rodeo (Sat.)			65
	9-Industry Hills Charity/Pro Rodeo (Sun.)			100
	15-Archives Bazaar			198
	29-Whittier Narrows Nature Center			22
	Total			385
B. PAID VOLUNTEER STAFF EVENTS				
	Total			0
C. THIRD PARTY USE				
	Photography			329
	Total			329
D. WEB SITE VISITORS				2,840

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

October 2016

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

November 2016

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY				
Attendance Summary				
Tours:				
Public				230
Scheduled				444
Special Events				158
Total Monthly Attendance				832
Program Services Summary				
Off-site Presentations				0
Paid/Volunteer Staff Events				7
Third Party Use				200
Web Site Visitors				1,898
Total Monthly Service Programs				2,105
TOTAL ATTENDANCE AND PROGRAM SERVICES				2,937
II. ATTENDANCE DETAILS				
A. TOURS	Public	Scheduled	Total	Percent
1. By Age Group:				
Children (0-4 years)	3	3	6	1%
Children (5-12)	22	370	392	58%
Teenagers (13-18)	9	2	11	2%
Adults (19-29)	58	7	65	10%
Adults (30-50)	49	39	88	13%
Adults (51-64)	55	3	58	9%
Seniors (65+)	34	20	54	8%
Total	230	444	674	100%
2. By Attendance Per Day:				
Monday		12	12	2%
Tuesday		105	105	16%
Wednesday	59	179	238	35%
Thursday	28	148	176	26%
Friday	30	0	30	4%
Saturday	52	0	52	8%
Sunday	61	0	61	9%
Total	230	444	674	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

November 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		365	365	54%
10:30 a.m.		0	0	0%
11:00 a.m.		64	64	9%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	55	0	55	8%
1:30 p.m.	0	0	0	0%
2:00 p.m.	73	3	76	11%
2:30 p.m.	0	0	0	0%
3:00 p.m.	57	12	69	10%
3:30 p.m.	0	0	0	0%
4:00 p.m.	45	0	45	7%
Total	230	444	674	100%
4. Other:				
First-time Visitor	100	319		419
Repeat Today	86	0		86
Limited Mobility	0	1		1
Developmentally Disabl	0	6		6
Spanish	3	0		3
Chinese	3	1		4
Other Language	1	0		1
B. GROUP TOURS				
1. Journey Through Time				
1-Sparks Elementary				66
3-Grazide Elementary				39
8-Nelson Elementary				39
9-Wedgeworth Elementary				63
10-Los Robles Academy				65
Total				272
2. Other Scheduled Tours				
7-Mountain View School District Journalism Program				12
16-Ybarra Academy				79
17-Jacque Severino Home School Group				44
23-Jubilee Christian School				14
23-City of Industry Staff				3
30-Savvy Seniors of Calabasas				20
Total				172
Group Tours Grand Total				444

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

November 2016

C. SPECIAL EVENTS			
	4–History Book Club		15
	6–Both Sides of the Silver Screen		40
	12–Behind the Scenes Tours (Sat.)		27
	12–Behind the Scenes Tours (Sun.)		45
	19–Under the Oak Tree Kizh Program		31
	Total		158
III.	PROGRAM SERVICES DETAILS		
	A. OFF-SITE PRESENTATIONS		
	Total		0
	B. PAID VOLUNTEER STAFF EVENTS		
	12–Volunteer Orientation		7
	C. THIRD PARTY USE		
	Photography		200
	Total		200
	D. WEB SITE VISITORS		1,898

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

December 2016

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public			327	
	Scheduled			531	
	Special Events			508	
Total Monthly Attendance				1366	
Program Services Summary					
	Off-site Presentations			0	
	Paid/Volunteer Staff Events			0	
	Third Party Use			0	
	Web Site Visitors			1,846	
Total Monthly Service Programs				1,846	
TOTAL ATTENDANCE AND PROGRAM SERVICES				3,212	
II. ATTENDANCE DETAILS					
A. TOURS		Public	Scheduled	Total	Percent
1. By Age Group:					
	Children (0-4 years)	15	0	15	2%
	Children (5-12)	48	352	400	47%
	Teenagers (13-18)	31	6	37	4%
	Adults (19-29)	76	5	81	9%
	Adults (30-50)	87	39	126	15%
	Adults (51-64)	50	10	60	7%
	Seniors (65+)	20	119	139	16%
	Total	327	531	858	100%
2. By Attendance Per Day:					
	Monday		8	8	1%
	Tuesday		153	153	18%
	Wednesday	86	155	241	28%
	Thursday	69	178	247	29%
	Friday	73	0	73	9%
	Saturday	64	37	101	12%
	Sunday	35	0	35	4%
	Total	327	531	858	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

December 2016

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		427	427	50%
10:30 a.m.		0	0	0%
11:00 a.m.		8	8	1%
11:30 a.m.		0	0	0%
12:00 p.m.		53	53	6%
1:00 p.m.	94	41	135	16%
1:30 p.m.	0	0	0	0%
2:00 p.m.	90	0	90	10%
2:30 p.m.	0	0	0	0%
3:00 p.m.	79	0	79	9%
3:30 p.m.	0	0	0	0%
4:00 p.m.	64	2	66	8%
Total	327	531	858	100%
4. Other:				
First-time Visitor	163	426		589
Repeat Today	99	0		99
Limited Mobility	0	7		7
Developmentally Disabl	2	7		9
Spanish	4	3		7
Chinese	0	5		5
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				
1-Mesa Robles Scholl				73
6-Fairgrove Academy				71
7-Fairgrove Academy/St. Louis of France				57
8-Palm School				58
13-Cedarlane Academy/Temple Academy				75
14-Valinda Elementary				49
Total				383
2. Other Scheduled Tours				
3-Torrance Unified Adult Education				37
5-SVS Adult Group				8
8-West Covina Unified Teacher Group				6
15-Good Times Travel				41
20-Dove Day School				7
21-City of Pasadena Senior Center				47
28-Ann Salvador Private Tour				2
Total				148
Group Tours Grand Total				531

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

December 2016

C. SPECIAL EVENTS				
	2–History Book Club Session 3/Meeting 3			15
	3–Christmas Maker Day #1			17
	4–Victorian Feasts			88
	10–Holiday Merriment (Sat.)			191
	11–Holiday Merriment (Sun.)			143
	17–Christmas Maker Day #2			11
	18–Silents and Cider			43
	Total			508
III. PROGRAM SERVICES DETAILS				
A. OFF–SITE PRESENTATIONS				
				0
B. PAID VOLUNTEER STAFF EVENTS				
				0
C. THIRD PARTY USE				
	Photography			70
	Total			70
D. WEB SITE VISITORS				
				1,846

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

January 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public			344	
	Scheduled			230	
Special Events				165	
Total Monthly Attendance				739	
Program Services Summary					
Off-site Presentations				0	
Paid/Volunteer Staff Events				0	
Third Party Use				75	
Web Site Visitors				2,013	
Total Monthly Service Programs				2,088	
TOTAL ATTENDANCE AND PROGRAM SERVICES				2,827	
II. ATTENDANCE DETAILS					
A. TOURS					
		Public	Scheduled	Total	Percent
1. By Age Group:					
	Children (0-4 years)	15	0	15	3%
	Children (5-12)	30	136	166	29%
	Teenagers (13-18)	20	0	20	3%
	Adults (19-29)	61	1	62	11%
	Adults (30-50)	97	12	109	19%
	Adults (51-64)	62	5	67	12%
	Seniors (65+)	59	76	135	24%
	Total	344	230	574	100%
		Public	Scheduled	Total	Percent
2. By Attendance Per Day:					
	Monday		0	0	0%
	Tuesday		68	68	12%
	Wednesday	80	109	189	33%
	Thursday	15	25	40	7%
	Friday	65	0	65	11%
	Saturday	105	28	133	23%
	Sunday	79	0	79	14%
	Total	344	230	574	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

January 2017

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		28	28	5%
10:00 a.m.		145	145	25%
10:30 a.m.		0	0	0%
11:00 a.m.		28	28	5%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	99	20	119	21%
1:30 p.m.	0	0	0	0%
2:00 p.m.	118	0	118	21%
2:30 p.m.	0	0	0	0%
3:00 p.m.	62	0	62	11%
3:30 p.m.	0	0	0	0%
4:00 p.m.	65	9	74	13%
Total	344	230	574	100%
4. Other:				
First-time Visitor	204	196		400
Repeat Today	102	0		102
Limited Mobility	3	3		6
Developmentally Disabl	8	4		12
Spanish	0	2		2
Chinese	1	0		1
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				
17-Sierra Madre Elementary				48
18-Sierra Madre Elementary				72
19-Camden Elementary				25
Total				145
2. Other Scheduled Tours				
4-Urban Gardens of Los Angeles				28
7-Julia Rampone Group				8
18-April Montierth Scout Group				9
24-Janet's Day Trips				20
28-La Verne Historical Society				20
Total				85
Group Tours Grand Total				230

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

January 2017

C. SPECIAL EVENTS				
	14-Behind the Scenes Tours (Sat.)			54
	15-Behind the Scenes Tours (Sun.)			65
	29-Curious Cases-Sole Suspect: The Murder of Gen. Joshua			46
	Total			165
III. PROGRAM SERVICES DETAILS				
A. OFF-SITE PRESENTATIONS				
				0
B. PAID VOLUNTEER STAFF EVENTS				
				0
C. THIRD PARTY USE				
	28-Bike/SGV Quarterly Ride Start/Finish Location			40
	Photography			35
	Total			75
D. WEB SITE VISITORS				
				2,013

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

February 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY				
Attendance Summary				
Tours:				
Public				265
Scheduled				543
Special Events				65
Total Monthly Attendance				873
Program Services Summary				
Off-site Presentations				0
Paid/Volunteer Staff Events				50
Third Party Use				87
Web Site Visitors				1,574
Total Monthly Service Programs				1,711
TOTAL ATTENDANCE AND PROGRAM SERVICES				2,584
II. ATTENDANCE DETAILS				
A. TOURS				
	Public	Scheduled	Total	Percent
1. By Age Group:				
Children (0-4 years)	12	1	13	2%
Children (5-12)	26	473	499	62%
Teenagers (13-18)	14	0	14	2%
Adults (19-29)	48	11	59	7%
Adults (30-50)	63	44	107	13%
Adults (51-64)	53	11	64	8%
Seniors (65+)	49	3	52	6%
Total	265	543	808	100%
	Public	Scheduled	Total	Percent
2. By Attendance Per Day:				
Monday		0	0	0%
Tuesday		162	162	20%
Wednesday	27	211	238	29%
Thursday	20	165	185	23%
Friday	28	5	33	4%
Saturday	69	0	69	9%
Sunday	121	0	121	15%
Total	265	543	808	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

February 2017

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		529	529	65%
10:30 a.m.		0	0	0%
11:00 a.m.		0	0	0%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	65	14	79	10%
1:30 p.m.	0	0	0	0%
2:00 p.m.	83	0	83	10%
2:30 p.m.	17	0	17	2%
3:00 p.m.	45	0	45	6%
3:30 p.m.	15	0	15	2%
4:00 p.m.	40	0	40	5%
Total	265	543	808	100%
4. Other:				
First-time Visitor	132	398	530	
Repeat Today	89	0	89	
Limited Mobility	0	1	1	
Developmentally Disabl	8	0	8	
Spanish	6	2	8	
Chinese	0	1	1	
Other Languages	0	0	0	
B. GROUP TOURS				
1. Journey Through Time				
15-State St. Elementary				81
16-Central Elementary				68
21-Vejar Elementary				43
22-Vejar Elementary				56
28-Los Altos Elementary				61
Total				309
2. Other Scheduled Tours				
1-Oswalt Academy				74
2-Oswalt Academy				52
7-Orangewood Elementary				49
9-Orangewood Elementary				45
21-Janet Austin Hiking Group				9
24-Miscellaneous scheduled tour				5
Total				234
Group Tours Grand Total				543

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

February 2017

C. SPECIAL EVENTS			
	3-History Book Club		19
	4-White Glove Workshop - Cleaning/Care of Textiles		9
	11-Caligraphy Workshop		21
	18-It's All Relative Genealogy Workshop		16
	Total		65
III. PROGRAM SERVICES DETAILS			
A. OFF-SITE PRESENTATIONS			0
B. PAID/VOLUNTEER STAFF EVENTS			
	25-Safety and Security Workshop		50
	Total		50
C. THIRD PARTY USE			
	21-La Puente Valley Historical Society Bd. Mtg.		12
	Photography		75
	Total		87
D. WEB SITE VISITORS			1,574

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

March 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY				
Attendance Summary				
Tours:				
Public				264
Scheduled				549
Special Events				
Total Monthly Attendance				813
Program Services Summary				
Off-site Presentations				42
Paid/Volunteer Staff Events				20
Third Party Use				125
Web Site Visitors				1,963
Total Monthly Service Programs				2,150
TOTAL ATTENDANCE AND PROGRAM SERVICES				2,963
II. ATTENDANCE DETAILS				
A. TOURS				
	Public	Scheduled	Total	Percent
1. By Age Group:				
Children (0-4 years)	6	4	10	1%
Children (5-12)	31	437	468	58%
Teenagers (13-18)	16	8	24	3%
Adults (19-29)	59	12	71	9%
Adults (30-50)	79	68	147	18%
Adults (51-64)	38	3	41	5%
Seniors (65+)	35	17	52	6%
Total	264	549	813	100%
	Public	Scheduled	Total	Percent
2. By Attendance Per Day:				
Monday		0	0	0%
Tuesday		121	121	15%
Wednesday	37	205	242	30%
Thursday	38	183	221	27%
Friday	66	29	95	12%
Saturday	29	11	40	5%
Sunday	94	0	94	12%
Total	264	549	813	100%
	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		470	470	58%
10:30 a.m.		26	26	3%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

March 2017

	11:00 a.m.		32	32	4%
	11:30 a.m.		0	0	0%
	12:00 p.m.		0	0	0%
	1:00 p.m.	64	21	85	10%
	1:30 p.m.	0	0	0	0%
	2:00 p.m.	99	0	99	12%
	2:30 p.m.	0	0	0	0%
	3:00 p.m.	45	0	45	6%
	3:30 p.m.	0	0	0	0%
	4:00 p.m.	56	0	56	7%
	Total	264	549	813	100%
4. Other:					
	First-time Visitor	151	447	598	
	Repeat Today	72	0	72	
	Limited Mobility	1	1	2	
	Developmentally Disabl	6	23	29	
	Spanish	5	0	5	
	Chinese	2	1	3	
	Other Languages	0	0	0	
B. GROUP TOURS					
1. Journey Through Time					
	7-Collegewood Elementary			47	
	9-Collegewood Elementary			54	
	22-Cypress Elementary			72	
	23-Cypress Elementary			41	
	28-Workman Elementary			53	
	29-Wing Lane Elementary			63	
	30-Don Julian Elementary			62	
	Total			392	
2. Other Scheduled Tours					
	2-Whittier Christian ISP			26	
	8-St. Juliana School			70	
	14-Bank of America, City of Industry			21	
	17-HARTT Mt. Sac			21	
	18-Santa Monica Westside Philharmonic Committee			11	
	31-Pasadena Alumni Chapter Kappa Alpha Theta			8	
	Total			157	
	Group Tours Grand Total			549	
C. SPECIAL EVENTS					
	3-History Book Club			16	
	4-It's All Relative Genealogy Workshop			10	
	11-Behind the Scenes Tours (Sat.)			56	

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

March 2017

	12-Behind the Scenes Tours (Sun.)			28
	18-CCHS Workshop			48
	25-Take a Detour from Route 66 (Sat.)			56
	Total			214
III. PROGRAM SERVICES DETAILS				
A. OFF-SITE PRESENTATIONS				
	30-AASLH Workshop: Focusing on Visitors			21
	31-AASLH Workshop: Focusing on Visitors			21
	Total			42
B. PAID VOLUNTEER STAFF EVENTS				
	4-Docent Training			5
	11-Docent Training			5
	18-Docent Training			5
	25-Docent Training			5
	Total			20
C. THIRD PARTY USE				
	Photography			125
	Total			125
D. WEB SITE VISITORS				
				1,963

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

April 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
	Public				443
	Scheduled				343
Special Events					2,870
Total Monthly Attendance					3,656
Program Services Summary					
Off-site Presentations					57
Paid/Volunteer Staff Events					70
Third Party Use					240
Web Site Visitors					3,642
Total Monthly Service Programs					4,009
TOTAL ATTENDANCE AND PROGRAM SERVICES					7,665
II. ATTENDANCE DETAILS					
A. TOURS		Public	Scheduled	Total	Percent
1. By Age Group:					
	Children (0-4 years)	14	1	15	2%
	Children (5-12)	59	178	237	30%
	Teenagers (13-18)	39	51	90	11%
	Adults (19-29)	100	27	127	16%
	Adults (30-50)	106	25	131	17%
	Adults (51-64)	72	14	86	11%
	Seniors (65+)	53	47	100	13%
	Total	443	343	786	100%
2. By Attendance Per Day:					
	Monday		24	24	3%
	Tuesday		102	102	13%
	Wednesday	65	76	141	18%
	Thursday	126	114	240	31%
	Friday	68	27	95	12%
	Saturday	104	0	104	13%
	Sunday	80	0	80	10%
	Total	443	343	786	100%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

April 2017

	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		219	219	28%
10:30 a.m.		0	0	0%
11:00 a.m.		66	66	8%
11:30 a.m.		0	0	0%
12:00 p.m.		0	0	0%
1:00 p.m.	137	0	137	17%
1:30 p.m.	0	4	4	1%
2:00 p.m.	180	0	180	23%
2:30 p.m.	0	0	0	0%
3:00 p.m.	73	54	127	16%
3:30 p.m.	0	0	0	0%
4:00 p.m.	53	0	53	7%
Total	443	343	786	100%
4. Other:				
First-time Visitor	214	305		519
Repeat Today	130	0		130
Limited Mobility	4	12		16
Developmentally Disabl	0	0		0
Spanish	3	0		3
Chinese	2	0		2
Other Languages	0	0		0
B. GROUP TOURS				
1. Journey Through Time				
11-St. Louis de Marillac				30
12-Manzanita Elementary				33
20-Manzanita Elementary				60
Total				123
2. Other Scheduled Tours				
3-Western Christian High School				24
5-St. Adelaide Academy				39
7-Pasadena City College				27
12-Janet Austin Private Tour				4
13-Peck Park Senior Group				54
18-Lark Ellen Elementary				72
Total				220
Group Tours Grand Total				343

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

April 2017

C. SPECIAL EVENTS			
	5-Spring Maker Days		3
	6-Spring Maker Days		16
	7-History Book Club		15
	7-Spring Maker Days		4
	9-WWI Lecture - La Plaza Abaja		48
	22-Victorian Hat Trimming Workshop		29
	29-Victorian Fair (Sat.)		1,320
	30-Victorian Fair (Sun.)		1,435
	Total		2,870
III. PROGRAM SERVICES DETAILS			
A. OFF-SITE PRESENTATIONS			
	10-Presentation in Yorba Linda		22
	11-Presentation in Whittier		35
	Total		57
B. PAID VOLUNTEER STAFF EVENTS			
	1-Docent Training		3
	8-Volunteer Appreciation Dinner		60
	8-Docent Training		4
	15-Docent Training		3
	Total		70
C. THIRD PARTY USE			
	17-La Puente Valley Historical Society		10
	30-SGV Bike Ride		120
	Photography		110
	Total		240
D. WEB SITE VISITORS			3,642

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

May 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY				
Attendance Summary				
Tours:				
Public				296
Scheduled				420
Special Events				208
Total Monthly Attendance				924
Program Services Summary				
Off-site Presentations				164
Paid/Volunteer Staff Events				0
Third Party Use				296
Web Site Visitors				2,336
Total Monthly Service Programs				2,796
TOTAL ATTENDANCE AND PROGRAM SERVICES				3,720
II. ATTENDANCE DETAILS				
A. TOURS				
	Public	Scheduled	Total	Percent
1. By Age Group:				
Children (0-4 years)	9	0	9	1%
Children (5-12)	35	372	407	57%
Teenagers (13-18)	9	0	9	1%
Adults (19-29)	85	4	89	12%
Adults (30-50)	76	33	109	15%
Adults (51-64)	39	1	40	6%
Seniors (65+)	43	10	53	7%
Total	296	420	716	100%
	Public	Scheduled	Total	Percent
2. By Attendance Per Day:				
Monday		0	0	0%
Tuesday		92	92	13%
Wednesday	81	117	198	28%
Thursday	90	113	203	28%
Friday	22	98	120	17%
Saturday	47	0	47	7%
Sunday	56	0	56	8%
Total	296	420	716	100%
	Public	Scheduled	Total	Percent
3. By Tour Per Hour:				
9:30 a.m.		0	0	0%
10:00 a.m.		409	409	57%
10:30 a.m.		0	0	0%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

May 2017

	11:00 a.m.		11	11	2%
	11:30 a.m.		0	0	0%
	12:00 p.m.		0	0	0%
	1:00 p.m.	67	0	67	9%
	1:30 p.m.	0	0	0	0%
	2:00 p.m.	102	0	102	14%
	2:30 p.m.	0	0	0	0%
	3:00 p.m.	81	0	81	11%
	3:30 p.m.	0	0	0	0%
	4:00 p.m.	46	0	46	6%
	Total	296	420	716	100%
4. Other:					
	First-time Visitor	169	346	515	
	Repeat Today	92	0	92	
	Limited Mobility	2	2	4	
	Developmentally Disabl	0	1	1	
	Spanish	2	1	3	
	Chinese	0	2	2	
	Other Languages	0	0	0	
B. GROUP TOURS					
1. Journey Through Time					
	9-Sunset Elementary			35	
	10-Grandview School			56	
	11-California Elementary			56	
	17-Lassalette			61	
	18-Diamond Pointe Elementary			57	
	23-Los Molinos School			57	
	Total			322	
2. Other Scheduled Tours					
	19-Irwindale Senior Center			11	
	26-San Pascual STEAM Magnet			87	
	Total			98	
Group Tours Grand Total					
420					
C. SPECIAL EVENTS					
	7-Curious Cases			28	
	13-Outdoor Play-Proposin'			45	
	20-Behind the Scenes Tours (Sat.)			30	
	21-Behind the Scenes Tours (Sun.)			33	
	28-Sunday Picnic			72	
	Total			208	

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

June 2017

I. ATTENDANCE AND PROGRAM SERVICES SUMMARY					
Attendance Summary					
Tours:					
Public					441
Scheduled					165
Special Events					83
Total Monthly Attendance					689
Program Services Summary					
Off-site Presentations					0
Paid/Volunteer Staff Events					11
Third Party Use					310
Web Site Visitors					1,607
Total Monthly Service Programs					1,928
TOTAL ATTENDANCE AND PROGRAM SERVICES					2,617
II. ATTENDANCE DETAILS					
A. TOURS					
		Public	Scheduled	Total	Percent
1. By Age Group:					
Children (0-4 years)		13	1	14	2%
Children (5-12)		76	101	177	29%
Teenagers (13-18)		56	5	61	10%
Adults (19-29)		84	27	111	18%
Adults (30-50)		79	26	105	17%
Adults (51-64)		70	5	75	12%
Seniors (65+)		63	0	63	10%
Total		441	165	606	100%
		Public	Scheduled	Total	Percent
2. By Attendance Per Day:					
Monday			0	0	0%
Tuesday			0	0	0%
Wednesday		74	8	82	14%
Thursday		84	117	201	33%
Friday		88	40	128	21%
Saturday		109	0	109	18%
Sunday		86	0	86	14%
Total		441	165	606	100%
		Public	Scheduled	Total	Percent
3. By Tour Per Hour:					
9:30 a.m.			12	12	2%
10:00 a.m.			91	91	15%
10:30 a.m.			20	20	3%

HOMESTEAD MUSEUM ATTENDANCE AND PROGRAM SERVICES REPORT

June 2017

	11:00 a.m.		0	0	0%
	11:30 a.m.		0	0	0%
	12:00 p.m.		42	42	7%
	1:00 p.m.	120	0	120	20%
	1:30 p.m.	0	0	0	0%
	2:00 p.m.	141	0	141	23%
	2:30 p.m.	2	0	2	0%
	3:00 p.m.	85	0	85	14%
	3:30 p.m.	5	0	5	1%
	4:00 p.m.	88	0	88	15%
	Total	441	165	606	100%
4. Other:					
	First-time Visitor	223	116		339
	Repeat Today	117	0		117
	Limited Mobility	2	5		7
	Developmentally Disabl	0	27		27
	Spanish	6	3		9
	Chinese	0	1		1
	Other Languages	0	0		0
B. GROUP TOURS					
1. Journey Through Time					
	1-Baker Elementary				63
	Total				63
2. Other Scheduled Tours					
	7-SVS Industry				8
	9-REACH Adult Services				20
	22-Simson Adult Transition				12
	22-St. Louis of France School				42
	30-Sally Chen Tour group				20
	Total				102
	Group Tours Grand Total				165
C. SPECIAL EVENTS					
	2-History Book Club				11
	3-Victoriana Crochet Workshop				5
	10-White Glove Workshop - Enclosures				5
	25-Sunday Picnic				62
	Total				83
III. PROGRAM SERVICES DETAILS					
A. OFF-SITE PRESENTATIONS					

Appendix 3: Photographs



Photo 1: Portable Sign in front of the main offices of the Museum. This sign is welcoming and it provides an invitation to come inside. The fences (see Photo 2) reinforce what the visitor cannot do today.



Photo 2: Fences surround the historic homes and adjacent grounds. The gates are locked most of the time.

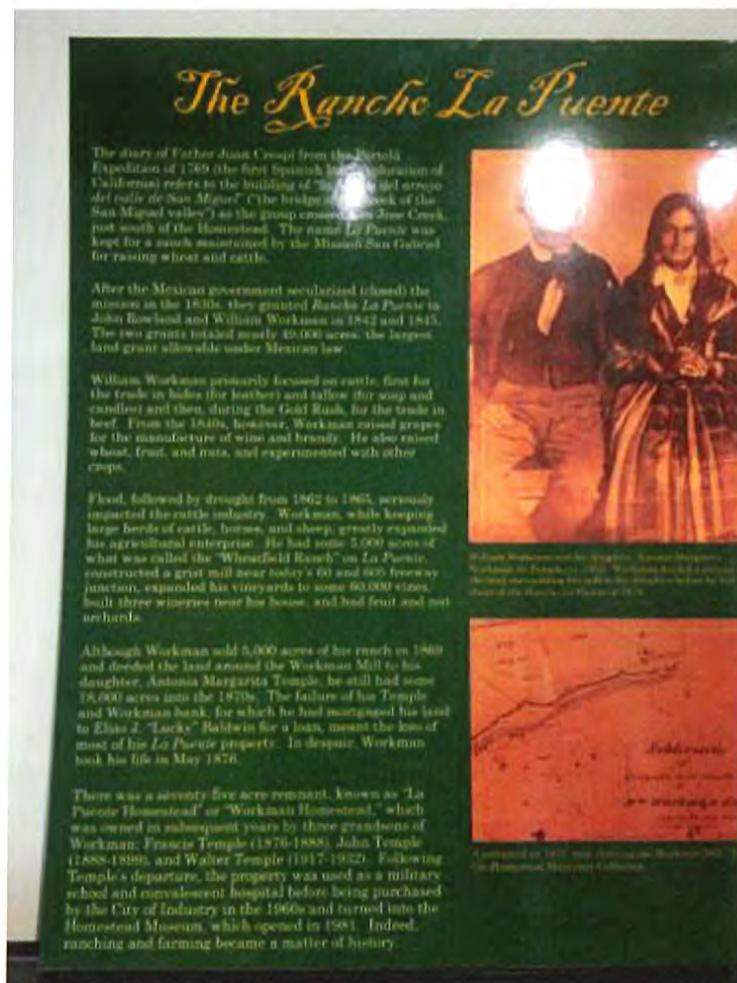


Photo 3: One of many exhibit panels of different types seen around the Museum. The design and presentation of the panel feels dated. It provides a great deal of information, but it is not interesting to read for the casual visitor or for children.



Photo 4: A temporary display set up in *La Casa Nueva* during the 2017 Victorian Festival. The large number of images and documents is likely to interest history buffs and professionals, but for the casual visitor it is overwhelming. The materials presented here had nothing to do with the *Rancho La Puente*. Both the table itself and the stanchions behind it take away visually from the aesthetic experience of being in the furnished historic home.

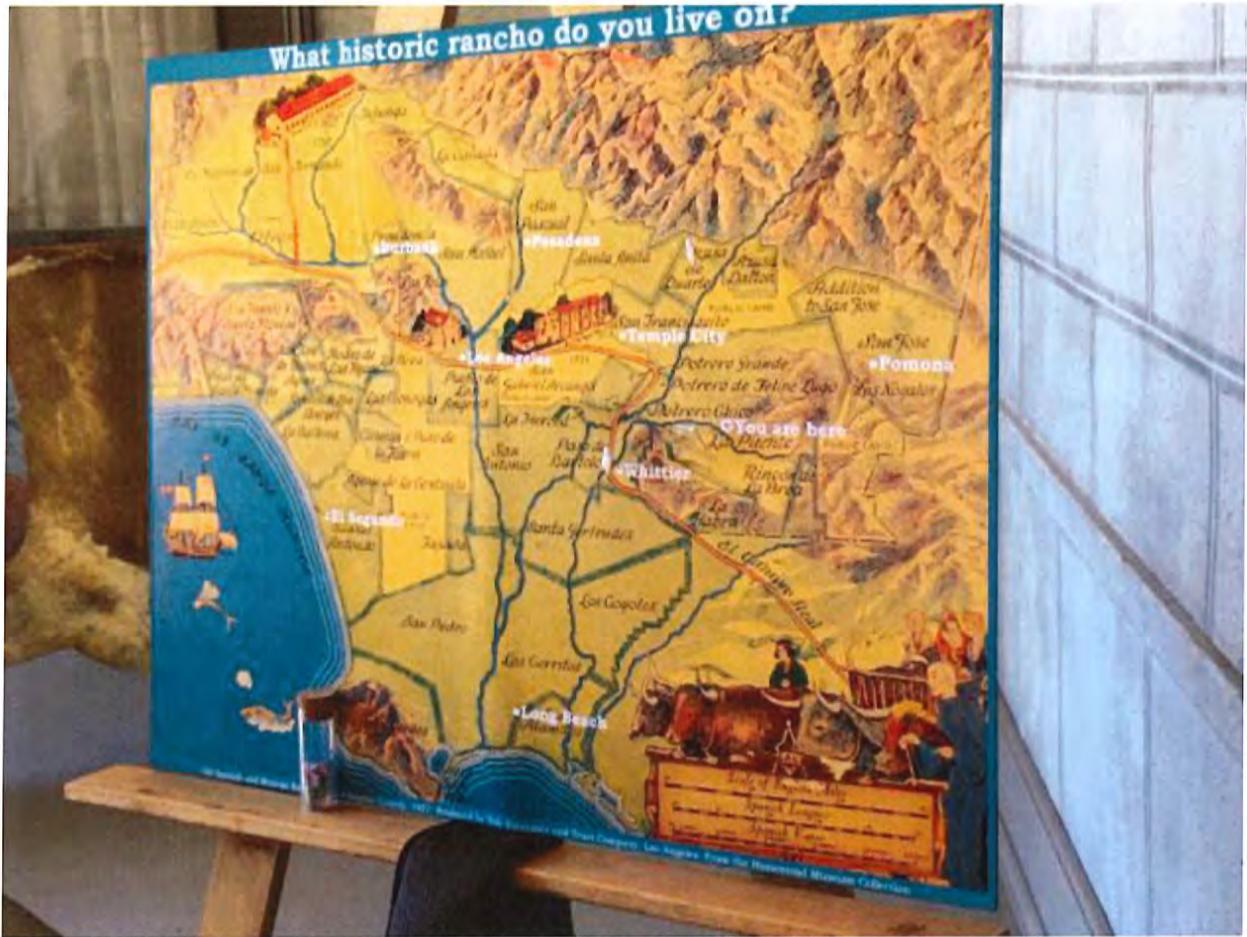


Photo 5: A reproduction of a 1937 poster on display during the Victorian Festival. The question is engaging, and it connects the visitor to the past using the power of place – both where we are today and where we live and how these places are related to the Mexican era *ranchos* of the past. The design and presentation, however, make it difficult for those not used to reading old maps to understand the panel and be successful determining the answer to the question without help.

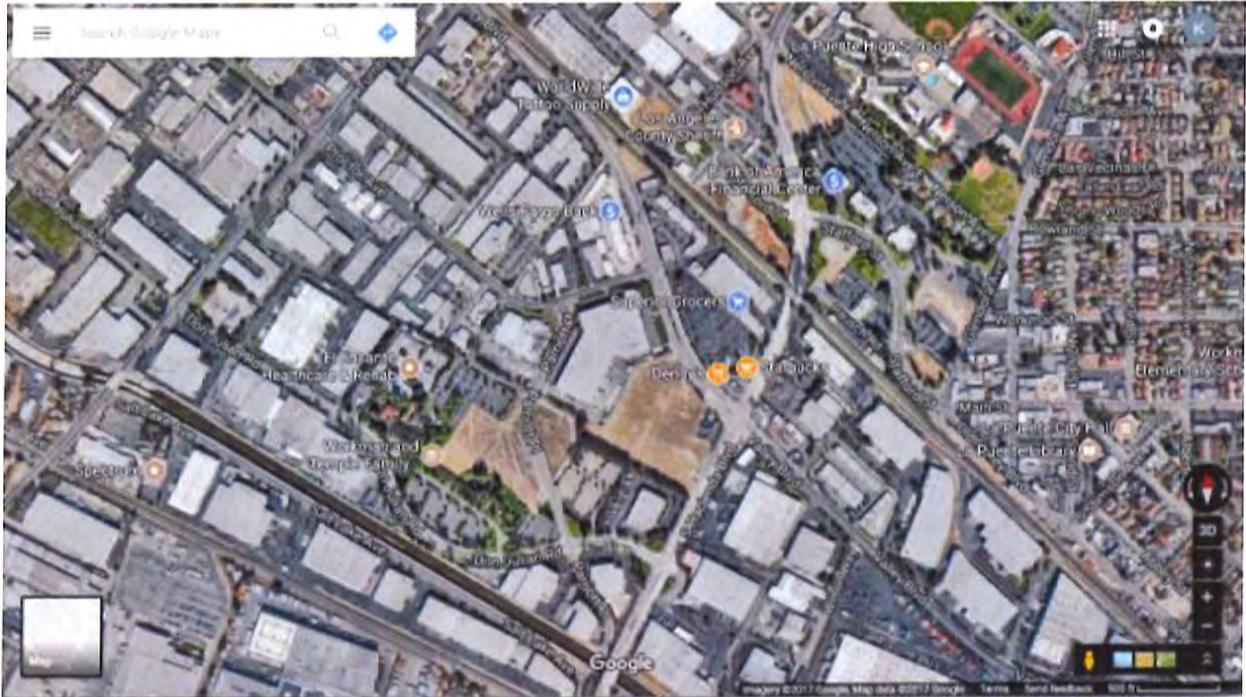


Photo 6: Screenshot of Google Maps satellite view of the Museum (Center left below El Encanto).

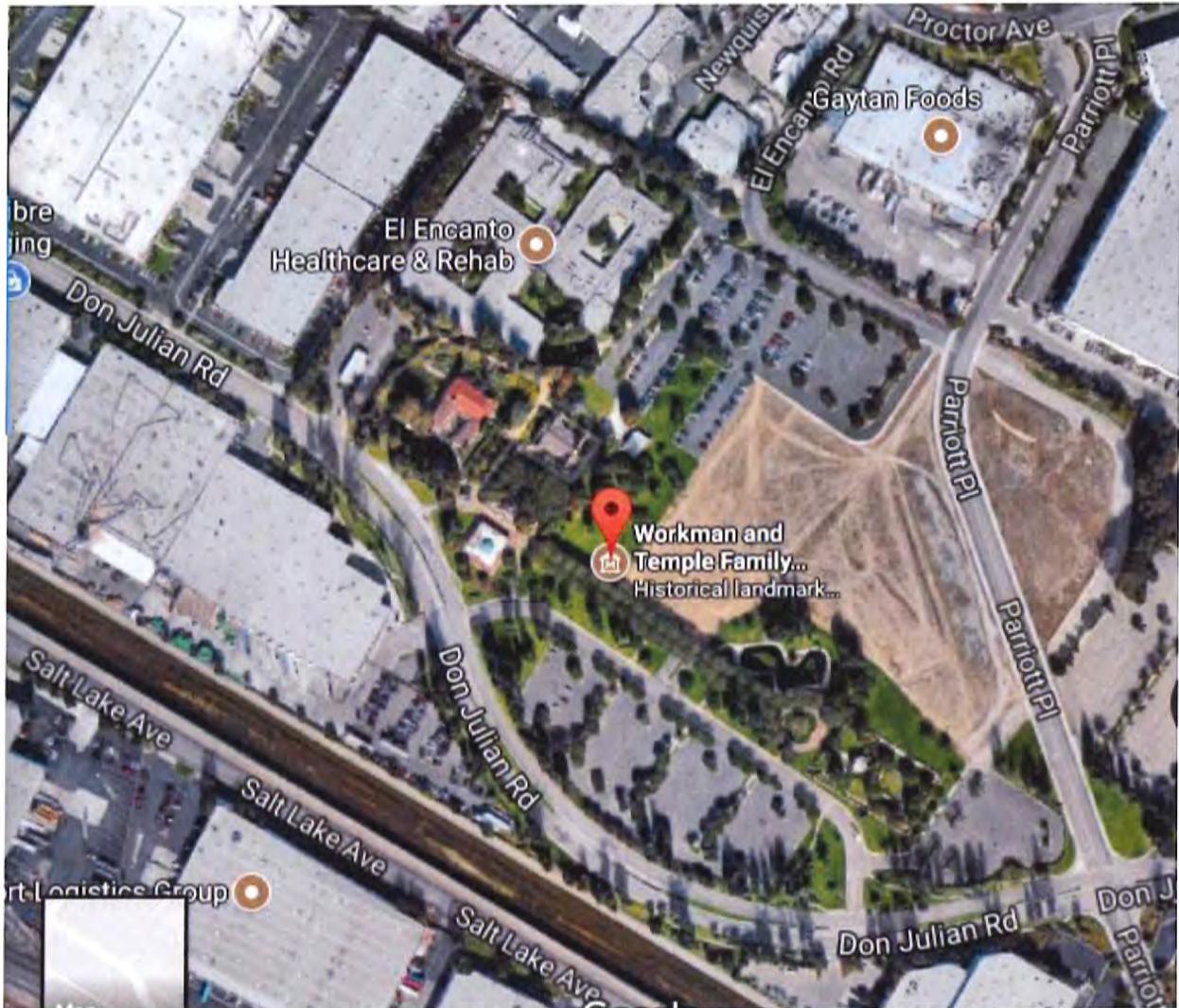


Photo 7: Screenshot detail of Google Maps satellite view of the Museum. Note that the green area that is part of the Museum site is broken up by the brown, which is not part of the Museum. If at least the portion of brown adjacent to the Museum site could be added to the Museum it would give the site more integrity as an experience and allow the restoration and recreation of the core of the experience. The current entrance and the parking lot off of Don Julian Rd bring visitors in at the back of the site, so there is no sense of arrival or of the feeling that the original owners wished to create.



Photo 8: Historic 1935 air photo showing the original entrance (upper center right of the photo and the surrounding orchards that were part of the Workman/Temple property. Note the symmetry and layout of the landscaping. The entrance to the homes was from a long straight lane that led to a U-shaped split with one branch of the U leading to each of the homes. The cemetery is to the right and appears as a white circle at the end of a straight walkway Paul Spitzerri Homestead Museum Blog

<https://homesteadmuseum.wordpress.com/2017/05/30/time-capsule-tuesday-a-1935-aerial-photograph-of-the-city-of-industryhacienda-heights-area/>



Photo 9: Historic air photo showing the original entrance (upper center right of the photo and the surrounding orchards that were part of the Workman/Temple property. Note the rows of trees forming the axes of the entrance lane and walkways to the left towards the cemetery. "Looking to the southwest, the image shows the 92-acre Homestead at the center. At the lower right, there are two white pillars that mark the entrance to the ranch from a long driveway extending south from Valley Boulevard (the right of way is still intact, being an alley and then El Encanto Drive)." Paul Spitzerri Homestead Museum blog <https://homesteadmuseum.wordpress.com/2017/05/09/time-capsule-tuesday-a-1941-aerial-photo-of-the-homestead-and-city-of-industry/>



Photo 10: Current approach to El Encanto along the historic entrance to the Museum site. Note tall trees lining the road as they did in historic photos.



Photo 11. Entrance road to El Encanto (edge of El Encanto sign appears on the left) showing approach to the Workman home at the end of the lane



Photo 12. Entrance road to El Encanto showing Workman home at the end of the lane



Photo 13 Workman home at the end of the lane. Although the home gives the impression of being made of brick or wood, it is actually made of adobe. It is painted to give the illusion of being made of materials found in Europe or the Eastern U.S. Museum Operations Manager ____ has taught himself to replicate the original technique.



Photo 14. Workman Adobe at the end of the lane. This photo gives some idea of what the public entrance could be like if it were reoriented, the fence was removed and a walkway were created. According to Museum staff, the green plant in front of the front stairs of the home is an original rose plant that has been there since the early days of the home.

Appendix 4 About Jane Pisano and Karen Wise

Jane G. Pisano, Ph.D. is a leader with 40 years of experience in public administration, education, government and non-profit leadership including 15 years as President and Director of the Natural History Museum of Los Angeles County. Her board experience includes service on non-profit, foundation and for profit boards such as the Town Hall of California, California Community Foundation, the John Randolph Haynes and Dora Haynes Foundation.

Dr. Pisano has deep knowledge of southern California, beginning with her service as Executive Director of the Los Angeles 200 (Bicentennial) Committee, President of the Los Angeles 2000 Partnership, civic organizations working to improve the quality of life in Southern California established by then Mayor Tom Bradley. As Dean and the Vice President, External Relations at the University of Southern California, Dr. Pisano was responsible for developing groundbreaking community programs that helped USC transform itself into a model of top universities providing service in urban communities.

Dr. Pisano was responsible for transforming the Natural History Museum of Los Angeles County (NHM) from 2001-2015, taking it from a financially precarious mediocre museum of natural history to a vital part of the southern California cultural life. When she was hired, the NHM had a structural deficit driven by unsustainable fixed costs, an unintegrated dual governance and financial structure, outdated systems, deferred maintenance, old poorly maintained exhibits, substandard amenities and visitor services and a very poor fund raising history. She brought financial discipline and transparency, built a top fund-raising team that raised more than 220 million dollars – much of it in the aftermath of the financial crisis of 2008. She worked with County Supervisors and Foundation board leadership to integrate the public and private governance structures and to turn the museum into a model of public-private partnership. A major capital project and additional investments in visitor experience improved more than 60 percent of its interior public space, added programmatic gardens, to nearly double the NHM's public space. Through it all, Jane Pisano's relentless focus on the visitor turned the NHM into a new model of natural history museums for the 21st century, recognized by myriad awards, honors and accolades from press, colleagues and the public.

Jane Pisano holds a B.A. in political science from Stanford University and a Master's and Ph.D. in International Relations from Johns Hopkins University.

Karen Wise, Ph.D. brings to this project over 30 years of professional experience including museum planning, curation, collections management, education, exhibits, staff leadership and management, volunteer and interpretive programming, and research. She shares Dr. Pisano's deep commitment to the visitor experience with the content, and to making history, nature and science relevant and accessible to all ages and backgrounds.

Dr. Wise began working with museum collections as a college student studying archaeology. Her collections management experience has included work with ancient and historic objects, the development of collections cataloging and collections management systems for archaeological projects and small museums, as well as collections digitization projects and the selection and oversight of collections management database system for the 35 million specimens and objects at the NHM. As curator and later Associate Deputy Director at the NHM she was responsible for the archaeological collections and later for management and oversight of museum-wide registration, conservation, collections database, collections and research space planning and collections moves.

Wise developed exhibits and educational programming in the U.S. and Peru over a 25-year period into the early 2000s. She developed educational programming for students from elementary to graduate school, teacher training and public programs in archaeology. She developed the functional space plan and some of the exhibits for a small museum in southern Peru (*Museo Contisuyo*).

From 2007 through 2016 she served as Vice President, Education and Exhibits at the NHM. In that capacity she was responsible creating a new department, building staff and capacity for major initiatives in exhibits, education, public programs, volunteer programs, outreach and evaluation. She was instrumental in the NHM's rebranding and transformation to an indoor-outdoor integrated experience with the addition of Nature and Citizen Science as key content areas. She led the development of 9 new exhibits including Dinosaur Hall, Age of Mammals, Nature Lab and Nature Gardens and new interpretive signage program at the La Brea Tar Pits. These acclaimed exhibits were recognized with awards from museum, garden, civic, themed entertainment, environmental and graphic design fields. The final permanent exhibit to open under her leadership was *Becoming Los Angeles* which explores the major historical, environmental and political transformations that have made, and continue to create Southern California.

A native Californian, Karen Wise received a B.A. in Anthropology from Wesleyan University and an M.A. and Ph.D. in Anthropology from Northwestern University. She currently works as a organizational consultant and executive coach for museums and other mission focused organizations.

CITY COUNCIL

ITEM NO. 7.3



CITY OF INDUSTRY

Incorporated June 18, 1957

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager *Paul J. Philips*

STAFF: Alex Gonzalez, Director of Development Services and Administration *AG*

DATE: November 9, 2017

SUBJECT: Discussion and Direction Regarding a Request from the City of West Covina for Upgrades to the 1 Industry Hills Parkway Radio Site

Background:

In 1980, the Cities of Industry ("Industry") and West Covina entered into a Joint Use Agreement ("Agreement"), wherein Industry granted authorization to West Covina to install and maintain a public safety radio site on or near the easterly water tank adjacent to the Pacific Palms Resort located at 1 Industry Hills Parkway, Industry, California. The Agreement has been amended several times since its adoption, to include provisions that authorized Industry to install and maintain a local government radio site at the West Covina radio tower located at the BKK Landfill site. Neither municipality requests or accepts a fee for the use of either radio site. West Covina desires to upgrade its current Public Safety Radio site at 1 Industry Hills Parkway.

Discussion:

Robust public safety communications are essential for police officers and firefighters to do their jobs safely. Public safety agencies have traditionally relied on elevated transmitter towers to provide these communications, with limitations on wide area coverage being predicated on the geography of the tower itself. Under the traditional scenario, public safety radios could only be used within the line-of-sight range of their assigned tower. Recent advances in radio technology have solved this limitation with the use of trunking. Trunking is a process that involves the pooling of radio resources from multiple sources and using them dynamically. This greatly enhances the versatility of an agency's system and when coupled with data connectivity, enables the coverage to be expanded significantly. The data connectivity joins multiple systems and allows users to roam seamlessly, similar to that of a cell phone.

West Covina's public safety radio infrastructure is nearing the end of its useful service life and needs to be upgraded to capitalize upon the latest technology, enhanced capacity, and to provide more robust coverage and security for public safety users. West Covina

has partnered with seven other East San Gabriel Valley municipalities to purchase and install new public safety radio sites, and the proposed upgrades at 1 Industry Hills Parkway would be connected to this new system. The new system can be integrated with other public safety systems, including LA-RICS, the new system likely to be used by the Los Angeles County Sheriff's Department and the Los Angeles County Fire Department. Since these systems interconnect, there would be a benefit to these agencies as well.

Currently, West Covina's radio electronics are housed in small wooden shack. This agreement would allow the West Covina to utilize an existing empty cinder block structure that Industry owns. Upgrades will be made to the cinder block structure to include climate controls for the public safety electronics and radios. The improvements to this existing building will benefit Industry as well as other entities for public safety communications.

In order to facilitate the upgrades requested by West Covina, it is necessary to amend the current Agreement.

Fiscal Impact:

No fiscal impact. West Covina will submit this location as the location for grant funding improvements if approved by the City Council. Project specifications and details will follow at a future Council meeting along with an updated agreement.

Recommendation:

- 1.) Authorize the City Manager and City Attorney to negotiate the necessary amendments to the Joint Use Agreement to facilitate the improvements, and direct the City Manager to agendize the amendment for consideration at a future City Council meeting.

Exhibits:

- A. First Amendment to Joint Use Agreement dated January 13, 2009
 - B. Joint Use Agreement dated October 18, 2005
-

PJP/AG/RR/CM:af

EXHIBIT A

First Amendment to Joint Use Agreement dated January 13, 2009

[Attached]

FIRST AMENDMENT TO JOINT USE AGREEMENT

THIS FIRST AMENDMENT TO JOINT USE AGREEMENT (this "Agreement") is effective the 13th day of January, 2008 between the City of Industry ("INDUSTRY") and the City of West Covina ("WEST COVINA").

WHEREAS, INDUSTRY and WEST COVINA entered into that certain Joint Use Agreement dated October 18, 2005, (the "Agreement") for certain premises located on the property commonly known as "Industry Hills", City of Industry, CA ("Industry Hills Pacific Palms [Formerly Sheraton] Resort Complex") and the "BKK Landfill" property, West Covina, CA and both desire to amend the Agreement.

NOW THEREFORE, INDUSTRY and WEST COVINA hereby agree to amend the Agreement as follows:

Paragraph 1. The City of WEST COVINA, its employees, or authorized representatives may continue to operate two (2) VHF high band and five (5) uhf public safety base stations one (1) 800 MHZ data link and four (4) 11GHz microwave terminals, with antenna located atop the westerly water tank in the Industry Hills Resort Complex, 1 Industry Hills Parkway, Industry, California for a five (5) year period from the date of execution of this Agreement and is automatically renewed for five (5) years on its anniversary date unless terminated under the provisions contained in paragraph 6 of the Agreement.

- a. WEST COVINA equipment shall continue to be installed and operated in the 10' x 12' prefabricated equipment building previously installed by the City of West Covina under provisions of the previous lease agreement which expires January 1, 2006. This building is located adjacent to the westerly water tank identified in paragraph 1 above. Upon request of the Industry City Engineer, West Covina will remove aforementioned equipment building and relocate its contents (repeaters, transmitters, receivers, and such associated equipment as West Covina deems necessary) to an alternate equipment shelter that Industry may designate as a suitable replacement. If such a request is made, Industry warrants that the new replacement shelter will be of such a design, construction, and configuration as may be acceptable according to common best telecommunications practices in use at that time.
- b. INDUSTRY shall provide commercial power to all radio equipment located at this site. INDUSTRY shall provide 24-hour access to the water tank site and gated area for equipment maintenance and/or repair for WEST COVINA personnel and will coordinate site access through the Industry Hills Resort Security Department.
- c. Any costs associated with installation or on-going operation of WEST COVINA equipment, except for commercial power shall be the responsibility of WEST COVINA. Billings for leased telephone lines used to remote receivers to WEST COVINA shall be addressed directly to the Communications Department, City of West Covina.
- d. All equipment must comply with good engineering and construction practices including proper shielding, grounding, de-coupling, filtering, intermodulation suppression, jumpering, and intercabling to minimize site electromagnetic interference.
- e. West Covina agrees to resolve all interference to existing systems that is caused by operation of its equipment.

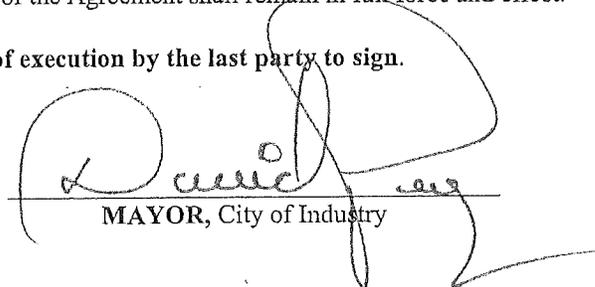
Paragraph 2. The City of Industry, its employees or representatives, may install and operate from the BKK facility, up to five (5) UHF repeaters, five (5) 900 MHz repeaters, six (6) antenna and one (1) licensed microwave hop from the BKK site to the Industry Hills site, with frequency to be determined, on the radio site located at 2400 Azusa Avenue, West Covina, California, with six (6) antenna located on the BKK tower at the 140 foot level or above for a five (5) year period from the date of execution of this Agreement and is automatically extended for five (5) years on its anniversary date unless terminated under the provisions contained in paragraph 6 of the Agreement.

- a. [Remains unchanged.]
- b. [Remains unchanged.]
- c. [Remains unchanged.]
- d. All equipment must comply with good engineering and construction practices including proper shielding, grounding, de-coupling, filtering, intermodulation suppression, jumpering, and intercabling to minimize site electromagnetic interference.
- e. Industry agrees to resolve all interference to existing systems that is caused by operation of its equipment

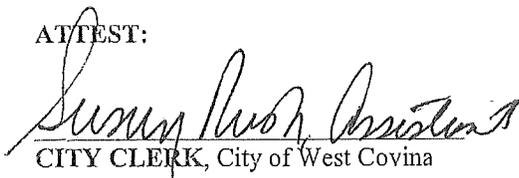
Except as expressly modified herein, the terms and provisions of the Agreement shall remain in full force and effect.

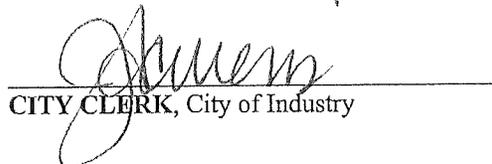
EFFECTIVE as of the date, or later of the dates, of execution by the last party to sign.


CITY MANAGER, City of West Covina

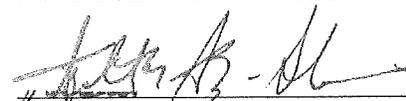

MAYOR, City of Industry

ATTEST:


CITY CLERK, City of West Covina


CITY CLERK, City of Industry

APPROVED AS TO FORM:


CITY ATTORNEY, City of West Covina


CITY ATTORNEY City of Industry

JOINT USE AGREEMENT

THIS AGREEMENT (hereinafter referred to as AGREEMENT) by and between the CITY OF WEST COVINA, hereinafter referred to as "WEST COVINA," and the CITY OF INDUSTRY, hereinafter referred to as "INDUSTRY", is entered into this 18th day of October, 2005.

RECITALS

WHEREAS, WEST COVINA owns and operates a land-mobile radio communications facility located at 2400 Azusa Avenue, West Covina, CA (BKK Landfill) and INDUSTRY owns and operates a land-mobile radio communications facility located at the Industry Hills Sheraton Resort Complex, 1 Industry Hills Parkway, Industry, CA; and

WHEREAS, WEST COVINA and INDUSTRY desire to co-locate and operate certain radio equipment at each other's radio facility; and

NOW THEREFORE, WEST COVINA and INDUSTRY, in consideration of said co-location, mutually agree as follows:

1. WEST COVINA, its employees, or authorized representatives may continue to operate three (3) VHF high band and three (3) UHF public safety receivers, one (1) 800 Mhz data link and an 18/23 GHz microwave terminal, with antenna located atop the westerly water tank in the Industry Hills Resort Complex, 1 Industry Hills Parkway, Industry, California for a period of five (5) years from the date of execution of this Agreement.
 - a. WEST COVINA equipment shall continue to be installed and operated in the 10' x 12' prefabricated equipment building previously installed by the City of West Covina under provisions of the previous lease agreement which expires January 1, 2006. This building is located adjacent to the westerly water tank identified in paragraph 1 above.
 - b. INDUSTRY shall provide commercial and auto-start emergency power to all radio equipment located at this site. INDUSTRY shall provide 24-hour access to the water tank site and gated area for equipment maintenance and/or repair for WEST COVINA personnel and will coordinate site access through the Industry Hills Resort Security Department.
 - c. Any costs associated with installation or on-going operation of WEST COVINA equipment, except for commercial or auto-start up emergency power shall be the responsibility of WEST COVINA. Billings for leased telephone lines used to remote receivers to WEST COVINA shall be addressed directly to the Communications Department, City of West

Covina.

2. INDUSTRY, its employees or representatives, may install and operate from the BKK radio facility, up to five (5) UHF repeaters, five (5) 900 Mhz repeaters, six (6) antenna and one (1) licensed microwave hop from the BKK site to the Industry Hills site, with frequency to be determined, on the radio site located at 2400 Azusa Avenue, West Covina, CA, with 6 antenna located on the BKK radio tower at the 140 foot level, or above, for a period of five (5) years from the date of execution of this Agreement.
 - a. INDUSTRY radio equipment shall be installed in 19 inch equipment racks in the existing equipment building currently located on the BKK Communications site.
 - b. WEST COVINA shall provide commercial and auto-start emergency power to all radio equipment located at this site. WEST COVINA shall provide 24-hour access to the BKK site and gated area for equipment maintenance and/or repair for INDUSTRY personnel and will coordinate site access with the BKK Landfill Corporation on site personnel.
 - c. Any cost associated with the installation or on-going operation of INDUSTRY's equipment, except for commercial or auto-start emergency power shall be the responsibility of the INDUSTRY. Billings for any leased telephone lines used to remote equipment to INDUSTRY shall be addressed directly to INDUSTRY.
3. INDUSTRY, its employees and agents shall be indemnified and held harmless by the WEST COVINA against and from any and all liability incurred as a result of the negligent installation and/or operation of WEST COVINA's equipment located at the Industry Hills Resort Complex.
4. The WEST COVINA, its employees and agents shall be indemnified and held harmless by INDUSTRY against and from any and all liability incurred as a result of the negligent installation and/or operation of INDUSTRY's equipment located at the BKK Communications site.
5. In the event any equipment is removed from either location, all expenses associated with its removal and restoration of the facility to its original condition shall be the responsibility of the party owning and removing their equipment.
6. Either party may cancel this agreement by providing to the other party written notice at least ninety (90) days prior to the desired cancellation date.
7. The respective duties and obligations of the parties hereunder shall be suspended while and so long as performance hereto is prevented or impeded by strikes, disturbances, riots, fire, severe weather, government action, war acts, acts of God,

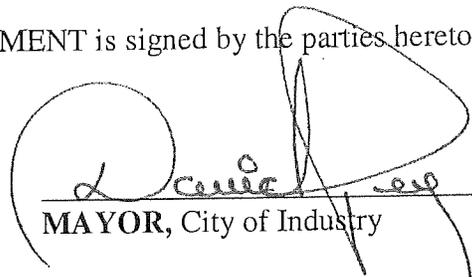
or any other cause similar or dissimilar to the foregoing which are beyond the control of the party from whom the affected performance was due.

8. If any provision of this AGREEMENT is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions nevertheless will continue in full force and effect without being impaired or invalidated in any way.
9. This AGREEMENT shall be governed by and construed in accordance with laws of the State of California.
10. This AGREEMENT, supersedes any and all other agreements, either oral or in writing, between the parties with respect to the subject matter herein. Each party to this AGREEMENT acknowledges that no representation by any party, which is not embodied herein, nor any other agreement; statement or promise not contained in this AGREEMENT shall be valid and binding. Any modification of the AGREEMENT shall be effective only if it is in writing and signed by all parties.

IN WITNESS WHEREOF this AGREEMENT is signed by the parties hereto on the date first above written.



MAYOR, City of West Covina

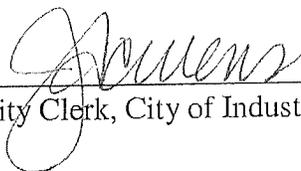


MAYOR, City of Industry

ATTEST:

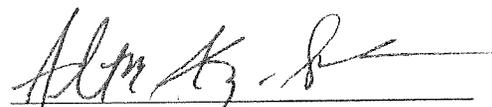


City Clerk, City of West Covina



City Clerk, City of Industry

APPROVED AS TO FORM:



Arnold Alvarez-Glasman
City Attorney, City of West Covina



Michele Vadon
City Attorney, City of Industry

EXHIBIT B

Joint Use Agreement dated October 18, 2005

[Attached]

JOINT USE AGREEMENT

THIS AGREEMENT (hereinafter referred to as **AGREEMENT**) by and between the CITY OF WEST COVINA, hereinafter referred to as "WEST COVINA," and the CITY OF INDUSTRY, hereinafter referred to as "INDUSTRY", is entered into this 18th day of October 2005.

RECITALS

WHEREAS, WEST COVINA owns and operates a land-mobile radio communications facility located at 2400 Azusa Avenue, West Covina, CA (BKK Landfill) and INDUSTRY owns and operates a land-mobile radio communications facility located at the Industry Hills Sheraton Resort Complex, 1 Industry Hills Parkway, Industry, CA; and

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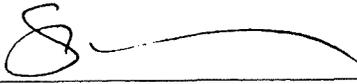
Covina.

2. INDUSTRY, its employees or representatives, may install and operate from the BKK radio facility, up to five (5) UHF repeaters, five (5) 900 Mhz repeaters, six (6) antenna and one (1) licensed microwave hop from the BKK site to the Industry Hills site, with frequency to be determined, on the radio site located at 2400 Azusa Avenue, West Covina, CA, with 6 antenna located on the BKK radio tower at the 140 foot level, or above, for a period of five (5) years from the date of execution of this Agreement.
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 - c. Any cost associated with the installation or on-going operation of INDUSTRY's equipment, except for commercial or auto-start emergency power shall be the responsibility of the INDUSTRY. Billings for any leased telephone lines used to remote equipment to INDUSTRY shall be addressed directly to INDUSTRY.
3. INDUSTRY, its employees and agents shall be indemnified and held harmless by the WEST COVINA against and from any and all liability incurred as a result of the negligent installation and/or operation of WEST COVINA's equipment located at the Industry Hills Resort Complex.
4. The WEST COVINA, its employees and agents shall be indemnified and held harmless by INDUSTRY against and from any and all liability incurred as a result of the negligent installation and/or operation of INDUSTRY's equipment located at the BKK Communications site.
5. In the event any equipment is removed from either location, all expenses associated with its removal and restoration of the facility to its original condition shall be the responsibility of the party owning and removing their equipment.
6. Either party may cancel this agreement by providing to the other party written notice at least ninety (90) days prior to the desired cancellation date.
7. The respective duties and obligations of the parties hereunder shall be suspended while and so long as performance hereto is prevented or impeded by strikes, disturbances, riots, fire, severe weather, government action, war acts, acts of God,

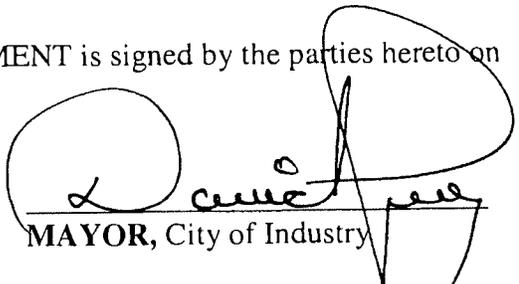
or any other cause similar or dissimilar to the foregoing which are beyond the control of the party from whom the affected performance was due.

8. If any provision of this AGREEMENT is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions nevertheless will continue in full force and effect without being impaired or invalidated in any way.
9. This AGREEMENT shall be governed by and construed in accordance with laws of the State of California.
10. This AGREEMENT, supersedes any and all other agreements, either oral or in writing, between the parties with respect to the subject matter herein. Each party to this AGREEMENT acknowledges that no representation by any party, which is not embodied herein, nor any other agreement; statement or promise not contained in this AGREEMENT shall be valid and binding. Any modification of the AGREEMENT shall be effective only if it is in writing and signed by all parties.

IN WITNESS WHEREOF this AGREEMENT is signed by the parties hereto on the date first above written.

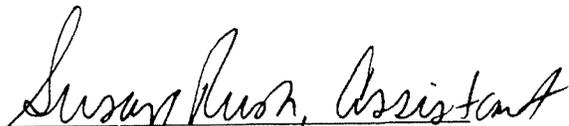


MAYOR, City of West Covina

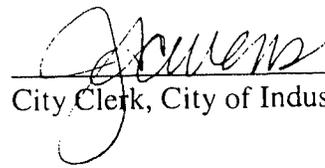


MAYOR, City of Industry

ATTEST:

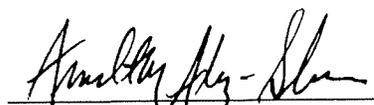


Susan Rush, Assistant
City Clerk, City of West Covina



City Clerk, City of Industry

APPROVED AS TO FORM:



Arnold Alvarez, Glasman
City Attorney, City of West Covina



Michele Vadon
City Attorney, City of Industry

CITY COUNCIL

ITEM NO. 7.4



CITY OF INDUSTRY

Incorporated June 18, 1957

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager 

STAFF: Alex Gonzalez, Director of Development Services and Administration
Kristen Weger, Management Analyst III

DATE: November 9, 2017

SUBJECT: Consideration of a Professional Services Agreement with Civiltec Engineering, Inc. for Design Services, in an amount not to exceed \$250,444.05, from November 9, 2017 to November 9, 2019

Background:

On August 11, 2017, the City of Industry ("City") released a Request for Proposals ("RFP") for Preparing Plans, Specifications and Estimate ("PS&E") for Four Grade Separation Pump Stations, Contract No. 2017-1031. The RFP was posted on the City's PlanetBids™ vendor portal, and an email notification was sent out to the pre-qualified potable water, recycled water and stormwater design engineering services bench which included: CASC Engineering and Consulting, Civilsource, Inc., Civiltec Engineering, Inc., Cordoba Corporation, CWE Corp., HR Green, and Kimley-Horn and Associates, Inc.

Questions pertaining to the RFP were received up until September 6, 2017 at 5:00 p.m. in the City's PlanetBids™ vendor portal. The RFP process closed on September 20, 2017 at 5:00 p.m. Two (2) prospective bidders reviewed the RFP. The City received one (1) proposal from Civiltec Engineering, Inc., ("Civiltec") in the amount of \$250,444.05. The engineer's estimate for this project was \$272,000.00.

Discussion:

The RFP is designed for design services for upgrading the four pump stations listed below in order to correct deficiencies that may exist in each pump station. The pump stations are located at:

1. Peck Road
2. Hacienda Boulevard
3. Azusa Avenue
4. Grand Crossing Parkway

The Civiltec proposal was reviewed by a panel that found Civiltec's proposal demonstrated understanding of the RFP, the intended Scope of Work, is qualified to perform the work and contained pricing consistent with design estimates.

Fiscal Impact:

Appropriate \$250,444.05 from 2015 Bond proceeds to General Fund – Planning, Survey and Design (Account No. 120.702.5130) for the Professional Services Agreement with Civiltec Engineering, Inc.

Recommendation:

- 1.) Staff recommends that the City Council approve the Professional Services Agreement with Civiltec Engineering, Inc., dated November 9, 2017; and
- 2.) Appropriate \$250,444.05 from 2015 Bond proceeds to General Fund – Planning, Survey and Design (Account No. 120.702.5130).

Exhibits:

- A. Professional Services Agreement with Civiltec Engineering, Inc., dated November 9, 2017
- B. Request for Proposals ("RFP") for Preparing Plans, Specifications and Estimate ("PS&E") for Four Grade Separation Pump Station Upgrades in the City of Industry

PJP/AG/KW:af

EXHIBIT A

Professional Services Agreement with Civiltec Engineering, Inc.,
dated November 9, 2017

[Attached]

CITY OF INDUSTRY

PROFESSIONAL SERVICES AGREEMENT

This PROFESSIONAL SERVICES AGREEMENT ("Agreement"), is made and effective as of November 9, 2017 ("Effective Date"), between the City of Industry, a municipal corporation ("City") and Civiltec Engineering, Inc., a California Corporation ("Consultant"). The City and Consultant are hereinafter collectively referred to as the "Parties".

RECITALS

WHEREAS, City desires to engage Consultant to perform the services described herein, and Consultant desires to perform such services in accordance with the terms and conditions set forth herein.

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions herein contained, City and Consultant agree as follows:

1. TERM

This Agreement shall commence on the Effective Date, and shall remain and continue in effect until tasks described herein are completed, but in no event later than November 9, 2019, unless sooner terminated pursuant to the provisions of this Agreement.

2. SERVICES

(a) Consultant shall perform the tasks ("Services") described and set forth in Exhibit A, attached hereto and incorporated herein as though set forth in full. ("Scope of Services"). Tasks other than those specifically described in the Scope of Services shall not be performed without prior written approval of the City. The Services shall be performed by Consultant, unless prior written approval is first obtained from the City. In the event of conflict or inconsistency between the terms of this Agreement and Exhibit A, the terms of this Agreement shall prevail.

(b) City shall have the right to request, in writing, changes to the Services. Any such changes mutually agreed upon by the Parties, and any corresponding increase or decrease in compensation, shall be incorporated by written amendment to this Agreement.

(c) Consultant shall perform all Services in a manner reasonably satisfactory to the City and in a first-class manner in conformance with the standards of quality normally observed by an entity providing engineering design services, serving a municipal agency.

(d) Consultant shall comply with all applicable federal, state, and local laws, regulations and ordinances in the performance of this Agreement, including but not limited to, the conflict of interest provisions of Government Code Section 1090 and the

Political Reform Act (Government Code Section 81000 *et seq.*). During the term of this Agreement, Consultant shall not perform any work for another person or entity for whom Consultant was not working on the Effective Date if both (i) such work would require Consultant to abstain from a decision under this Agreement pursuant to a conflict of interest statute or law; and (ii) City has not consented in writing to Consultant's performance of such work. No officer or employee of City shall have any financial interest in this Agreement that would violate California Government Code Sections 1090 *et seq.* Consultant hereby warrants that it is not now, nor has it been in the previous twelve (12) months, an employee, agent, appointee, or official of the City. If Consultant was an employee, agent, appointee, or official of the City in the previous twelve (12) months, Consultant warrants that it did not participate in any manner in the forming of this Agreement. Consultant understands that, if this Agreement is made in violation of Government Code §1090 *et seq.*, the entire Agreement is void and Consultant will not be entitled to any compensation for Services performed pursuant to this Agreement, and Consultant will be required to reimburse the City for any sums paid to the Consultant. Consultant understands that, in addition to the foregoing, it may be subject to criminal prosecution for a violation of Government Code § 1090 and, if applicable, will be disqualified from holding public office in the State of California.

(e) Consultant represents that it has, or will secure at its own expense, all licensed personnel required to perform the Services. All Services shall be performed by Consultant or under its supervision, and all personnel engaged in the Services shall be qualified and licensed to perform such services.

3. MANAGEMENT

City's City Manager shall represent the City in all matters pertaining to the administration of this Agreement, review and approval of all products submitted by Consultant, but shall have no authority to modify the Services or the compensation due to Consultant.

4. PAYMENT

(a) The City agrees to pay Consultant monthly, in accordance with the payment rates and terms and the schedule of payment as set forth in Exhibit B ("Rate Schedule"), attached hereto and incorporated herein by this reference as though set forth in full, based upon actual time spent on the above tasks. This amount shall not exceed Two Hundred and Fifty Thousand, Four Hundred and Forty-Four Dollars and Five Cents (\$250,444.05) for the total Term of the Agreement unless additional payment is approved as provided in this Agreement.

(b) Consultant shall not be compensated for any services rendered in connection with its performance of this Agreement which are in addition to those set forth herein, unless such additional services are authorized in advance and in writing by the City. Consultant shall be compensated for any additional services in the amounts and in the manner as agreed to by City and Consultant at the time City's written authorization is given to Consultant for the performance of said services.

(c) Consultant shall submit invoices monthly for actual services performed. Invoices shall be submitted on or about the first business day of each month, or as soon thereafter as practical, for services provided in the previous month. Payment shall be made within thirty (30) days of receipt of each invoice as to all non-disputed fees. If the City disputes any of Consultant's fees it shall give written notice to Consultant within thirty (30) days of receipt of an invoice of any disputed fees set forth on the invoice. Any final payment under this Agreement shall be made within 45 days of receipt of an invoice therefore.

5. LABOR CODE AND PREVAILING WAGES

(a) Consultant represents and warrants that it is aware of the requirements of California Labor Code Section 1720, *et seq.*, and 1770, *et seq.*, as well as California Code of Regulations, Title 8, Section 16000, *et seq.*, ("Prevailing Wage Laws"), which require the payment of prevailing wage rates and the performance of other requirements on "Public Works" and "Maintenance" projects. If the Services are being performed as part of an applicable "Public Works" or "Maintenance" project, as defined by the Prevailing Wage Laws, and if the total compensation is \$15,000.00 or more, Consultant agrees to fully comply with such Prevailing Wage Laws. City shall provide Consultant with a copy of the prevailing rates of per diem wages in effect at the commencement of this Agreement. Consultant shall make copies of the prevailing rates of per diem wages for each craft, classification or type of worker needed to execute the Services available to interested parties upon request, and shall post copies at the Consultant's principal place of business and any location where the Services are performed. Consultant shall indemnify, defend and hold harmless, the City, its elected officials, officers, employees and agents, from and against any liability (including liability for claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind, whether actual, alleged or threatened, including legal counsel fees and costs, court costs, interest, defense costs, and expert witness fees), where the same arise out of, are a consequence of, or are in any way attributable to, in whole or in part, Consultant's or by any individual or agency for which Consultant is legally liable, including but not limited to officers, agents, employees or subcontractors of Consultant, failure or alleged failure to comply with Prevailing Wage Laws.

(b) In accordance with the requirements of Labor Code Section 1776, Consultant shall keep accurate payroll records which are either on forms provided by the Division of Labor Standards Enforcement or which contain the same information required by such forms. Consultant shall make all such records available for inspection at all reasonable hours.

(c) To the extent applicable, Consultant shall comply with the provisions of Section 1777.5 of the Labor Code with respect to the employment of properly registered apprentices upon public works.

(d) Consultant shall comply with the legal days work and overtime requirements of Sections 1813 and 1815 of the Labor Code.

(e) If the Services are being performed as part of an applicable Public works or Maintenance project, then pursuant to Labor Code Sections 1725.5 and 1771.1, the Consultant and all subconsultants performing such Services must be registered with the Department of Industrial Relations. Consultant shall maintain registration for the duration of the Agreement and require the same of any subconsultants, as applicable. This Services set forth in this Agreement may also be subject to compliance monitoring and enforcement by the Department of Industrial Relations. It shall be Consultant's sole responsibility to comply with all applicable registration and labor compliance requirements.

6. SUSPENSION OR TERMINATION OF AGREEMENT

(a) The City may at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any portion hereof, by serving upon the Consultant at least ten (10) days prior written notice. Upon receipt of said notice, the Consultant shall immediately cease all work under this Agreement, unless the notice provides otherwise. If the City suspends or terminates a portion of this Agreement such suspension or termination shall not make void or invalidate the remainder of this Agreement.

(b) In the event this Agreement is terminated pursuant to this Section, the City shall pay to Consultant the actual value of the work performed up to the time of termination, provided that the work performed is of value to the City. Upon termination of the Agreement pursuant to this Section, the Consultant shall submit an invoice to the City pursuant to Section 5 of this Agreement.

7. OWNERSHIP OF DOCUMENTS

(a) Consultant shall maintain complete and accurate records with respect to sales, costs, expenses, receipts, and other such information required by City that relate to the performance of services under this Agreement. Consultant shall maintain adequate records of services provided in sufficient detail to permit an evaluation of services. All such records shall be maintained in accordance with generally accepted accounting principles and shall be clearly identified and readily accessible. Consultant shall provide free access to the representatives of City or its designees at reasonable times to review such books and records; shall give City the right to examine and audit said books and records; shall permit City to make transcripts or copies therefrom as necessary; and shall allow inspection of all work, data, documents, proceedings, and activities related to this Agreement. Such records, together with supporting documents, shall be maintained for a period of three (3) years after receipt of final payment.

(b) Upon completion of, or in the event of termination or suspension of this Agreement, all original documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared in the course of providing the services to be performed pursuant to this Agreement shall become the sole property of the City and may be used, reused, or otherwise disposed of by the City without the permission of the Consultant. With respect to computer files, Consultant shall make available to the City, at the Consultant's office, and upon reasonable written request by the City, the necessary computer software and hardware for purposes of accessing, compiling, transferring, copying

and/or printing computer files. Consultant hereby grants to City all right, title, and interest, including any copyright, in and to the documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared by Consultant in the course of providing the services under this Agreement. All reports, documents, or other written material developed by Consultant in the performance of the Services pursuant to this Agreement, shall be and remain the property of the City.

8. INDEMNIFICATION

(a) Indemnity for professional liability

When the law establishes a professional standard of care for Consultant's Services, to the fullest extent permitted by law, Consultant shall indemnify, protect, defend and hold harmless the City and any and all of its officials, employees and agents ("Indemnified Parties") from and against any and all losses, liabilities, damages, costs and expenses, including legal counsel's fees and costs caused in whole or in part by any negligent or wrongful act, error or omission of Consultant, its officers, agents, employees or Subconsultants (or any agency or individual that Consultant shall bear the legal liability thereof) in the performance of professional services under this Agreement.

(b) Indemnity for other than professional liability

Other than in the performance of professional services and to the full extent permitted by law, Consultant shall indemnify, defend and hold harmless City, and any and all of its employees, officials and agents from and against any liability (including liability for claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind, whether actual, alleged or threatened, including legal counsel fees and costs, court costs, interest, defense costs, and expert witness fees), where the same arise out of, are a consequence of, or are in any way attributable to, in whole or in part, the performance of this Agreement by Consultant or by any individual or agency for which Consultant is legally liable, including but not limited to officers, agents, employees or subcontractors of Consultant.

(c) DUTY TO DEFEND. In the event the City, its officers, employees, agents and/or volunteers are made a party to any action, claim, lawsuit, or other adversarial proceeding arising from the performance of the services encompassed by this Agreement, and upon demand by City, Consultant shall have an immediate duty to defend the City at Consultant's cost or at City's option, to reimburse the City for its costs of defense, including reasonable attorney's fees and costs incurred in the defense of such matters.

Payment by City is not a condition precedent to enforcement of this indemnity. In the event of any dispute between Consultant and City, as to whether liability arises from the sole negligence of the City or its officers, employees, or agents, Consultant will be obligated to pay for City's defense until such time as a final judgment has been entered adjudicating the City as solely negligent. Consultant will not be entitled in the absence of such a determination to any reimbursement of defense costs including but not limited to attorney's fees, expert fees and costs of litigation.

9. INSURANCE

Consultant shall maintain prior to the beginning of and for the duration of this Agreement insurance coverage as specified in Exhibit C attached hereto and incorporated herein by reference.

10. INDEPENDENT CONSULTANT

(a) Consultant is and shall at all times remain as to the City a wholly independent consultant and/or independent contractor. The personnel performing the services under this Agreement on behalf of Consultant shall at all times be under Consultants exclusive direction and control. Neither City nor any of its officers, employees, or agents shall have control over the conduct of Consultant or any of Consultant's officers, employees, or agents, except as set forth in this Agreement. Consultant shall not at any time or in any manner represent that it or any of its officers, employees, or agents are in any manner officers, employees, or agents of the City. Consultant shall not incur or have the power to incur any debt, obligation, or liability whatever against the City, or bind the City in any manner.

(b) No employee benefits shall be available to Consultant in connection with the performance of this Agreement. Except for the fees paid to Consultant as provided in the Agreement, City shall not pay salaries, wages, or other compensation to Consultant for performing services hereunder for City. City shall not be liable for compensation or indemnification to Consultant for injury or sickness arising out of performing services hereunder.

11. LEGAL RESPONSIBILITIES

The Consultant shall keep itself informed of State and Federal laws and regulations which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this Agreement. The Consultant shall at all times observe and comply with all such laws and regulations. The City, and its officers and employees, shall not be liable at law or in equity occasioned by failure of the Consultant to comply with this Section.

12. UNDUE INFLUENCE

Consultant declares and warrants that no undue influence or pressure was used against or in concert with any officer or employee of the City in connection with the award, terms or implementation of this Agreement, including any method of coercion, confidential financial arrangement, or financial inducement. No officer or employee of the City has or will receive compensation, directly or indirectly, from Consultant, or from any officer, employee or agent of Consultant, in connection with the award of this Agreement or any work to be conducted as a result of this Agreement. Violation of this Section shall be a material breach of this Agreement entitling the City to any and all remedies at law or in equity.

13. NO BENEFIT TO ARISE TO LOCAL OFFICERS AND EMPLOYEES

No member, officer, or employee of City, or their designees or agents, and no public official who exercises authority over or responsibilities with respect to the Project during

his/her tenure or for one year thereafter, shall have any interest, direct or indirect, in any agreement or sub-agreement, or the proceeds thereof, for work to be performed in connection with the Project performed under this Agreement.

14. RELEASE OF INFORMATION/CONFLICTS OF INTEREST

(a) All information gained by Consultant in performance of this Agreement shall be considered confidential and shall not be released by Consultant without City's prior written authorization. Consultant, its officers, employees, agents, or subconsultants, shall not without written authorization from the City, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories, or other information concerning the work performed under this Agreement or relating to any project or property located within the City, unless otherwise required by law or court order. (b) Consultant shall promptly notify City should Consultant, its officers, employees, agents, or subconsultants be served with any summons, complaint, subpoena, notice of deposition, request for documents, interrogatories, request for admissions, or other discovery request ("Discovery"), court order, or subpoena from any person or party regarding this Agreement and the work performed there under or with respect to any project or property located within the City, unless Consultant is prohibited by law from informing the City of such Discovery, court order or subpoena. City retains the right, but has no obligation, to represent Consultant and/or be present at any deposition, hearing, or similar proceeding as allowed by law. Unless City is a party to the lawsuit, arbitration, or administrative proceeding and is adverse to Consultant in such proceeding, Consultant agrees to cooperate fully with the City and to provide the opportunity to review any response to discovery requests provided by Consultant. However, City's right to review any such response does not imply or mean the right by City to control, direct, or rewrite said response.

15. NOTICES

Any notices which either party may desire to give to the other party under this Agreement must be in writing and may be given either by (i) personal service, (ii) delivery by a reputable document delivery service, such as but not limited to, Federal Express, which provides a receipt showing date and time of delivery, or (iii) mailing in the United States Mail, certified mail, postage prepaid, return receipt requested, addressed to the address of the party as set forth below or at any other address as that party may later designate by notice:

To City: City of Industry
15625 E. Stafford, Suite 100
City of Industry, CA 91744

Attention: City Manager

With a Copy To: James M. Casso, City Attorney
Casso & Sparks, LLP
13200 Crossroads Parkway North, Suite 345
City of Industry, CA 91746

To Consultant: C. Shem Hawes, Principal
Civiltec Engineering, Inc.
118 W. Lime Avenue
Monrovia, CA 91016

16. ASSIGNMENT

The Consultant shall not assign the performance of this Agreement, nor any part thereof, nor any monies due hereunder, without prior written consent of the City.

Before retaining or contracting with any subconsultant for any services under this Agreement, Consultant shall provide City with the identity of the proposed subconsultant, a copy of the proposed written contract between Consultant and such subconsultant which shall include an indemnity provision similar to the one provided herein and identifying City as an indemnified party, or an incorporation of the indemnity provision provided herein, and proof that such proposed subconsultant carries insurance at least equal to that required by this Agreement or obtain a written waiver from the City for such insurance.

Notwithstanding Consultant's use of any subconsultant, Consultant shall be responsible to the City for the performance of its subconsultant as it would be if Consultant had performed the Services itself. Nothing in this Agreement shall be deemed or construed to create a contractual relationship between the City and any subconsultant employed by Consultant. Consultant shall be solely responsible for payments to any subconsultants. Consultant shall indemnify, defend and hold harmless the Indemnified Parties for any claims arising from, or related to, the services performed by a subconsultant under this Agreement.

17. GOVERNING LAW/ATTORNEYS' FEES

The City and Consultant understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement and also govern the interpretation of this Agreement. Any litigation concerning this Agreement shall take place in the municipal, superior, or federal district court in Los Angeles County, California. If any action at law or suit in equity is brought to enforce or interpret the provisions of this Agreement, or arising out of or relating to the Services provided by Consultant under this Agreement, the prevailing party shall be entitled to reasonable attorneys' fees and all related costs, including costs of expert witnesses and consultants, as well as costs on appeal, in addition to any other relief to which it may be entitled.

18. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the Parties relating to the obligations of the Parties described in this Agreement. All prior or contemporaneous agreements, understandings, representations, and statements, oral or written and pertaining to the subject of this Agreement or with respect to the terms and conditions of this Agreement, are merged into this Agreement and shall be of no further force or effect. Each party is entering into this Agreement based solely upon the representations set forth herein

and upon each party's own independent investigation of any and all facts such party deems material.

19. SEVERABILITY

If any term or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, then such term or provision shall be amended to, and solely to, the extent necessary to cure such invalidity or unenforceability, and in its amended form shall be enforceable. In such event, the remainder of this Agreement, or the application of such term or provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected thereby, and each term and provision of this Agreement shall be valid and be enforced to the fullest extent permitted by law.

20. COUNTERPARTS

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which taken together shall constitute one and the same instrument.

21. CAPTIONS

The captions appearing at the commencement of the sections hereof, and in any paragraph thereof, are descriptive only and shall have no significance in the interpretation of this Agreement.

22. WAIVER

The waiver by City or Consultant of any breach of any term, covenant or condition herein contained shall not be deemed to be a waiver of such term, covenant or condition or of any subsequent breach of the same or any other term, covenant or condition herein contained. No term, covenant or condition of this Agreement shall be deemed to have been waived by City or Consultant unless in writing.

23. REMEDIES

Each right, power and remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise shall be cumulative and shall be in addition to every other right, power, or remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise. The exercise, the commencement of the exercise, or the forbearance of the exercise by any party of any one or more of such rights, powers or remedies shall not preclude the simultaneous or later exercise by such party of any of all of such other rights, powers or remedies.

24. AUTHORITY TO EXECUTE THIS AGREEMENT

The person or persons executing this Agreement on behalf of Consultant represents and warrants that he/she has the authority to execute this Agreement on behalf of the

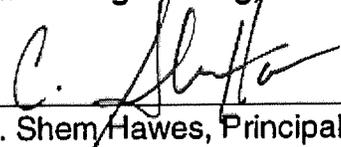
Consultant and has the authority to bind Consultant to the performance of its obligations hereunder.

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed as of the Effective Date.

"CITY"
City of Industry

"CONSULTANT"
Civiltec Engineering, Inc.

By: _____
Paul J. Philips, City Manager

By:  10/31/2017
C. Shem Hawes, Principal

Attest:

By: _____
Diane M. Schlichting, Chief Deputy City Clerk

Approved as to form:

By: _____
James M. Casso, City Attorney

Attachments:	Exhibit A	Scope of Services
	Exhibit B	Rate Schedule
	Exhibit C	Insurance Requirements

EXHIBIT A

SCOPE OF SERVICES

The Consultant shall provide the following scope of services:

Consultant shall prepare plans, specifications and estimate for four grade pump separations, as set forth below.

The pump stations are located at:

1. Peck Road
2. Hacienda Boulevard
3. Azusa Avenue
4. Grand Crossing Parkway

Phase 1 – Project Initiation

Meeting and Project Management

Consultant shall arrange and conduct a kick-off meeting with the City and the project team to formalize design requirements, discuss schedules, plan site visits and obtain any data (i.e. CAD files, plans or documents) that the City may have in its possession relative to the project. Meeting minutes and action items will be provided within 7 days of the meeting.

Utility Research and Data Collection

Consultant shall perform a complete utility investigation and data research of each pump station site. The objective is to obtain all record information available for each site including record drawings of site improvements, substructure drawings, boundary information, engineering reports, record drawings, assessor's parcel maps, etc. Upon review of the information provided, Civiltec will submit a Request for Information (RFI) detailing any additional information needed from the City. The City will provide copies of existing plans (record drawings) that are available and applicable to this project.

Deliverables

- Meeting Minutes
- Project Schedule
- RFI

City Tasks

- Review RFI and provide additional available information

Phase 2 - Prepare Report

Consultant shall prepare a study for each of the pump station sites. This will include site visits to each of the stations to document identified deficiencies. The report will detail these deficiencies and provide solutions with cost estimates to address the concerns for each pump station.

Consultant shall set up a meeting with operation and maintenance personnel to discuss their concerns at each site and potential solutions.

The report will be prepared as a draft at final level and contain a summary section, conclusions and recommendations along with all the backup support data. We will meet with the City to discuss the report and project issues.

Deliverables

- Draft Design Report
- Final Design Report
-

City Tasks

- Escort Consultant on a site visit to each of the project sites
- Coordinate with operations and maintenance personnel to attend a meeting
- Review and provide comments on Draft report

Phase 3 – Conceptual Plan

Topographic Survey and Base Map

Perform a detailed topographic survey of the site including the aboveground piping, both interior and exterior of the building to locate all existing improvements, establish horizontal and vertical control for construction and supplement record data. Consultant will perform a detailed topographic survey of the site to thoroughly document the existing improvements. Valve lids, manholes, utility paint markings, aboveground piping, building limits, etc., will be documented and incorporated into the base drawings to accurately represent existing field conditions. We will perform a field walk of the project area to verify the information obtained from the record information and field survey.

Consultant shall combine the topographic information obtained from the field survey and field investigation, public right-of-way maps, utility information obtained from research, and prepare a base map of the project areas. The base map will include, as a minimum, adjacent street centerline, storm drain, flood control, sewer, and any related utilities.

Conceptual Plan

Consultant shall prepare conceptual design drawings based on the design report. The conceptual design drawings will include identification of mechanical equipment, electrical equipment, underground piping on the site, and site improvements necessary. Consultant shall prepare a preliminary cost estimate.

Deliverables

- Conceptual Plans
- Cost estimate

City Tasks

- Review and provide comments on the conceptual plan

Phase 4 – Final Design

Consultant shall prepare plans and specifications for civil, electrical, mechanical, instrumentation, and all other aspects of the project based on the comments from the conceptual plan. The drawings will be created in AutoCAD 2017 for Windows in Civil3D on 24-inch by 36-inch size sheets. The project design drawings will include demolition, construction drawings and identification of mechanical equipment, electrical equipment and underground piping on the site. Consultant shall ensure that all SCADA (supervisory control and data acquisition) input and output signals for the pump station operations are included in the communications and that necessary power distribution system components are identified.

Consultant shall provide three submittals for approval of the plans and specifications. The following list identifies the key submittals, meetings and design information proposed for the design.

60% Design, Submittal and Review

Submit complete design drawings, plans and specification table of contents. The 60% design drawings will include topography map, location and sizes of all found utilities, demolition plan and details, layout of the pumps, piping, and electrical equipment. The 60% submittal will include title sheet, plan sheets, electrical drawings and detail sheets.

90% Design, Submittal and Review

Consultant shall prepare detailed design plans for construction based on comments from the 60% design. Consultant's 90% design submittal will include the pump station plan, section, pump layout, piping layout and profiles, details, notes, dimensions, standard drawing references, connection details and other pertinent information. Technical specifications, detailed engineer's construction cost estimate and bid schedule will be completed.

Consultant shall provide two (2) full-size sets and one (1) half-size set of the 90% design plans including two (2) sets of technical specifications and cost estimate. A CD will be provided with one (1) set of plans in PDF format, one (1) set of specifications prepared in Microsoft Word in PDF format and one (1) cost estimate and bid schedule prepared in Microsoft Excel in PDF format.

Final Design Submittal

Consultant shall incorporate comments from the 90% design review corrections from the City. The final submittal will include original Mylar plans and original contract specifications signed by a California Professional Licensed Civil Engineer. A PDF set of plans will be submitted to the County for approval prior to final printing. Consultant shall review the City's provided special provisions and update as necessary. The front end special provisions will be provided by the City to be included in the bid documents.

Consultant shall provide to the City three (3) full-size sets of conformed contract document and one (1) half-size set of the final design plans including three (3) sets of technical specifications and cost estimate. A CD will be provided with one (1) set of plans in PDF format, one (1) set of specifications prepared in Microsoft Word in PDF format and one (1) cost estimate and bid schedule prepared in Microsoft Excel in PDF format.

Specifications

Consultant shall prepare detailed technical specifications and special provisions to support the drawings and complete the elements of the project. The City's technical specifications and standard drawings will be implemented where applicable. Consultant shall also incorporate the latest City front-end contract documents and general provisions and develop necessary project specific special provisions.

Deliverables

- 60%, 90%, 100%, and Final Plans, Specifications and Estimate (PS&E)

City Tasks

- Provide front end special provisions to be included in the bid documents
- Review and provide comments on PS&E submittals

Phase 5 –Construction Support

Bidding Phase

Consultant shall assist the City with the bidding and award of the contract for construction. Services will include the bid interpretation and addenda. Consultant shall respond to questions from the bidders, interpret contract documents and issue addenda as needed to modify or clarify the contract documents, review and evaluate bids, verify contractor references, and assist the City in recommending award of the contract.

Submittal Review/Requests for Information (RFIs)/Change Orders

Consultant shall provide construction support services including review shop drawings, manufacturer's submittals (up to 20 submittals) and RFIs (up to 10 RFIs) as well as meet with the City to discuss any change orders (8 change orders) and/or construction issues.

Phase 6 –Prepare As-Builts**Record Drawing/Final Project Records**

Consultant shall review the contractor's set of field record drawings and ensure timely update of as-builts. All revisions noted will be compiled into a final set of as constructed plans. Consultant shall review, organize and compile all final records and documentation and provide the City with the final bound record package as updated record drawings.

Deliverables

- As-built Plans

Phase 7 –Transfer of Ownership

Consultant shall provide support to the City to transfer ownership of the pump stations to Los Angeles County.

EXHIBIT B

RATE SCHEDULE

Senior Principal Engineer	\$240.00
Principal Engineer	\$220.00
Principal Engineer - Expert Witness Testimony	\$350.00
Senior Engineer	\$210.00
Senior Project Manager.....	\$192.00
Project Manager	\$188.00
Senior Project Engineer	\$175.00
Project Engineer	\$170.00
Senior Designer	\$163.00
Staff Engineer	\$147.00
Designer	\$128.00
Designer/Drafter	\$120.00
Planning Technician.....	\$105.00
Resident Engineer/Observer	\$105.00
CAD Technician	\$100.00
Junior Engineer	\$80.00
Administrative Assistant/Clerical	\$80.00
Two Man Survey Party	\$240.00
Survey Manager	\$155.00
Staff Land Surveyor	\$125.00

EXHIBIT C

INSURANCE REQUIREMENTS

Without limiting Consultant's indemnification of City, and prior to commencement of the Services, Consultant shall obtain, provide and maintain at its own expense during the term of this Agreement, policies of insurance of the type and amounts described below and in a form satisfactory to Agency.

General liability insurance. Consultant shall maintain commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than \$1,000,000.00 per occurrence, \$2,000,000.00 general aggregate, for bodily injury, personal injury, and property damage. The policy must include contractual liability that has not been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

Automobile liability insurance. Consultant shall maintain automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of the Consultant arising out of or in connection with Work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than \$1,000,000.00 combined single limit for each accident.

Professional liability (errors & omissions) insurance. Consultant shall maintain professional liability insurance that covers the Services to be performed in connection with this Agreement, in the minimum amount of \$1,000,000 per claim and in the aggregate. Any policy inception date, continuity date, or retroactive date must be before the effective date of this agreement and Consultant agrees to maintain continuous coverage through a period no less than three years after completion of the services required by this agreement.

Workers' compensation insurance. Consultant shall maintain Workers' Compensation Insurance (Statutory Limits) and Employer's Liability Insurance (with limits of at least \$1,000,000.00).

Consultant shall submit to City, along with the certificate of insurance, a Waiver of Subrogation endorsement in favor of Agency, its officers, agents, employees and volunteers.

Proof of insurance. Consultant shall provide certificates of insurance to City as evidence of the insurance coverage required herein, along with a waiver of subrogation endorsement for workers' compensation. Insurance certificates and endorsement must be approved by City's Risk Manager prior to commencement of performance. Current certification of insurance shall be kept on file with City at all times during the term of this contract. City reserves the right to require complete, certified copies of all required insurance policies, at any time.

Duration of coverage. Consultant shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property, which may

arise from or in connection with the performance of the Services hereunder by Consultant, his agents, representatives, employees or subconsultants.

Primary/noncontributing. Coverage provided by Consultant shall be primary and any insurance or self-insurance procured or maintained by City shall not be required to contribute with it. The limits of insurance required herein may be satisfied by a combination of primary and umbrella or excess insurance. Any umbrella or excess insurance shall contain or be endorsed to contain a provision that such coverage shall also apply on a primary and non-contributory basis for the benefit of City before the City's own insurance or self-insurance shall be called upon to protect it as a named insured.

City's rights of enforcement. In the event any policy of insurance required under this Agreement does not comply with these specifications or is canceled and not replaced, City has the right but not the duty to obtain the insurance it deems necessary and any premium paid by City will be promptly reimbursed by Consultant, or City will withhold amounts sufficient to pay premium from Consultant payments. In the alternative, City may cancel this Agreement.

Acceptable insurers. All insurance policies shall be issued by an insurance company currently authorized by the Insurance Commissioner to transact business of insurance in the State of California, with an assigned policyholders' Rating of A- (or higher) and Financial Size Category Class VI (or larger) in accordance with the latest edition of Best's Key Rating Guide, unless otherwise approved by the City's Risk Manager.

Waiver of subrogation. All insurance coverage maintained or procured pursuant to this agreement shall be endorsed to waive subrogation against City, its elected or appointed officers, agents, officials, employees and volunteers or shall specifically allow Consultant or others providing insurance evidence in compliance with these specifications to waive their right of recovery prior to a loss. Consultant hereby waives its own right of recovery against City, and shall require similar written express waivers and insurance clauses from each of its subconsultants.

Enforcement of contract provisions (non estoppel). Consultant acknowledges and agrees that any actual or alleged failure on the part of the City to inform Consultant of non-compliance with any requirement imposes no additional obligations on the Agency nor does it waive any rights hereunder.

Requirements not limiting. Requirements of specific coverage features or limits contained in this Section are not intended as a limitation on coverage, limits or other requirements, or a waiver of any coverage normally provided by any insurance. Specific reference to a given coverage feature is for purposes of clarification only as it pertains to a given issue and is not intended by any party or insured to be all inclusive, or to the exclusion of other coverage, or a waiver of any type. If the Consultant maintains higher limits than the minimums shown above, the City requires and shall be entitled to coverage for the higher limits maintained by the Consultant. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

Notice of cancellation. Consultant agrees to oblige its insurance agent or broker and insurers to provide to City with a thirty (30) day notice of cancellation (except for nonpayment for which a ten (10) day notice is required) or nonrenewal of coverage for each required coverage.

Additional insured status. General liability policies shall provide or be endorsed to provide that City and its officers, officials, employees, and agents, and volunteers shall be additional insureds under such policies. This provision shall also apply to any excess liability policies.

Prohibition of undisclosed coverage limitations. None of the coverages required herein will be in compliance with these requirements if they include any limiting endorsement of any kind that has not been first submitted to City and approved of in writing.

Separation of Insureds. A severability of interests provision must apply for all additional insureds ensuring that Consultant's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the insurer's limits of liability. The policy(ies) shall not contain any cross-liability exclusions.

Pass Through Clause. Consultant agrees to ensure that its subconsultants, subcontractors, and any other party involved with the project who is brought onto or involved in the project by Consultant, provide the same minimum insurance coverage and endorsements required of Consultant. Consultant agrees to monitor and review all such coverage and assumes all responsibility for ensuring that such coverage is provided in conformity with the requirements of this section. Consultant agrees that upon request, all agreements with consultants, subcontractors, and others engaged in the project will be submitted to City for review.

City's right to revise specifications. The City reserves the right at any time during the term of the contract to change the amounts and types of insurance required by giving the Consultant ninety (90) days advance written notice of such change. If such change results in substantial additional cost to the Consultant, the City and Consultant may renegotiate Consultant's compensation.

Self-insured retentions. Any self-insured retentions must be declared to and approved by the City. The City reserves the right to require that self-insured retentions be eliminated, lowered, or replaced by a deductible. Self-insurance will not be considered to comply with these specifications unless approved by the City.

Timely notice of claims. Consultant shall give the City prompt and timely notice of claims made or suits instituted that arise out of or result from Consultant's performance under this Agreement, and that involve or may involve coverage under any of the required liability policies.

Additional insurance. Consultant shall also procure and maintain, at its own cost and expense, any additional kinds of insurance, which in its own judgment may be necessary for its proper protection and prosecution of the work.

EXHIBIT B

Request for Proposals ("RFP") for Preparing Plans, Specifications and Estimate ("PS&E") for Four Grade Separation Pump Station Upgrades in the City of Industry

[Attached]



City of Industry

REQUEST FOR PROPOSALS (RFP)

FOR

**PREPARING PLANS, SPECIFICATIONS AND ESTIMATE (PS&E) FOR FOUR GRADE
SEPARATION PUMP STATION UPGRADES IN THE CITY OF INDUSTRY**

**Engineering Department
CITY OF INDUSTRY
Released on August 11, 2017**

REQUEST FOR PROPOSAL (RFP) NO. 2017- 1031 (MP 13-10)

PROPOSALS DUE September 20, 2017 by 5:00 pm

Dear Consultants:

The City of Industry (hereinafter referred to as the “City”) is requesting proposals from the Engineering Services Bench consultants, to prepare a PS&E for Four Grade Separation Pump Station Upgrades in the City.

1. SCHEDULE OF EVENTS

This request for proposal will be governed by the following schedule:

- Release of RFP August 11, 2017
- Deadline for Questions September 6, 2017 by **5:00 pm**
- Responses to Questions Posted via PlanetBids September 13, 2017 by **5:00 pm**
- Proposals are Due September 20, 2017 by **5:00 pm**
- Interviews if requested by the Review Committee **TBD**
- Approval of Contract **TBD**

*All dates are subject to change at the discretion of the City

2. SCOPE OF WORK

The City invites you to submit a proposal for the complete design for upgrading the four pump stations listed below in order to correct deficiencies that may exist in each pump station. The pump stations under this RFP are located at:

1. Peck Road
2. Hacienda Boulevard
3. Azusa Avenue
4. Grand Crossing Parkway

Los Angeles County Public Works completed reviews and upgrade recommendations for three pump stations: Peck Road, Hacienda Boulevard and Azusa Avenue which is being made available in Attachment 1 of this RFP. The Consultant may recommend other upgrades, in addition to those listed in the report. The Consultant is also encouraged to propose innovative, cost effective and alternative recommendations deviating from the LA County report, provided that any such deviations meet or exceed the operational and safety standards that the recommendations in the LA County report would attain.

The Consultant will evaluate the existing pump station at Grand Crossing Parkway and identify recommendations. This will include meeting with LA County for any additional recommendations.

The Consultant will also provide engineering support to the City, as requested, for the ownership transfer of the four pump stations from the City to Los Angeles County.

Design recommendations for all the pump stations will require approval by the City and LA County Public Works.

Provided by the Consultant:

- A report listing the deficiencies, recommended upgrades and associated construction cost estimates for each pump station
- Complete PS&E for the proposed upgrades to each pump station
- If requested by the City, documentation of your QA/QC reviews at 60%, 90% and 100% PS&E.

Provided by the City:

- LA County Report for Peck Road, Hacienda Boulevard and Azusa Avenue Pump Stations (Attachment 1)
- As-builts and plans for pump stations. Note that there may be additional project information available. Consultant will do their due diligence finding relevant project information that may be of help in addressing the project scope. (Attachment 2)

A description of the major tasks required for this RFP is set forth below:

TASK 1 – PROJECT INITIATION

Consultant will attend a kick-off meeting with City staff to discuss scoping of the project. Consultant will identify data needs, project objectives, and deliverables.

Deliverable

- ✓ Kick-off meeting minutes
- ✓ Preliminary design schedule

TASK 2—PREPARE REPORT

Consultant will review all available documents including the Los Angeles County Evaluation Reports and as-builts and perform site visits. Consultant will prepare a report which will include deficiencies and recommended upgrades for each pump station. Engineer's Cost estimates will be required. A draft report will be submitted which will be reviewed by the City and Los Angeles County (County). Consultant will incorporate all applicable comments and submit a final report (hard copies and in pdf formats).

Deliverable

- ✓ Draft and Final Reports

TASK 3—CONCEPTUAL PLANS (30%)

Consultant will prepare a design and construction schedule. Consultant will prepare construction plans based on the approved report in Task 2. Sufficient details will be shown to indicate the proposed improvements and upgrades. The plans will be submitted for City and County reviews and will include refined construction cost estimates.

Deliverables

- ✓ 30% plans
- ✓ Cost Estimate

TASK 4—FINAL DESIGN

Consultant will proceed to final design, incorporating all applicable comments. Submissions will be made at 60%, 90% and 100% of project development for City and County reviews at each milestone. Updated cost estimates will accompany each submission. At the 60% submission, a list of Specifications (based on the latest edition of the MasterFormat from the Construction Specifications

Institute- CSI) will be submitted. Complete Specifications will be submitted at 90% and updated at each subsequent milestone submittal. Upon City approval of the 100% documents, the Consultant will submit a set of full size signed mylars (24" x 36") for City and County signatures. Final Specifications will be submitted in Word and final cost estimate will be submitted in Excel. The plans will be submitted in pdf format. The City may also require the Consultant to provide the plans in AutoCAD.

Deliverable

- ✓ Plans (60%, 90%, 100%, Final)
- ✓ Specifications (60%, 90%, 100%, Final)
- ✓ Cost estimate (60%, 90%, 100%, Final)
- ✓ Full size mylars of plans

TASK 5—CONSTRUCTION SUPPORT

The Consultant will support the City as needed during the bidding phase. The Consultant will be required to provide design support during construction, including but not limited to, responding to Request for Information (RFI), reviewing contractor submittals, assisting in change orders, performing requested design revisions and assisting in the project close-out.

Deliverable

- ✓ As requested by the City

TASK 6 —PREPARE AS-BUILTS

The Consultant will prepare as-builts documenting all design modifications made during construction. The as-builts will be submitted to the City no later than eight weeks after project close-out or as requested by the City. The as-builts will be submitted in pdf format. The City may also request the as-builts to be submitted in AutoCAD.

Deliverable

- ✓ As-Builts

TASK 7 —TRANSFER TO LA COUNTY FLOOD CONTROL DISTRICT

The Consultant will provide, as requested, engineering support for the City in support of the transfer of ownership of these four pump stations, and potentially four others that are under construction or recently completed from the City to Los Angeles County Flood Control District. The transfer will occur after the completion of this project. Tasks may include, but is not limited to, exhibits, technical advice, attending meetings and cost estimates. The Consultant will provide services under Task 7 on a time-and material basis with suitable backup documentation.

Deliverable

TBD

3. PROPOSAL FORMAT GUIDELINES

Consultants are to provide the City with a proposal using the following guidelines:

Each proposal will adhere to the following order and content of sections. Proposal should be straightforward and concise as the City has already reviewed and selected your firm as one of the engineering service providers. The following proposal sections are to be included in the Proposer's response:

A. Background and Project Summary Section

The Background and Project Summary Section should describe your understanding of the work to be done and the objectives to be accomplished.

B. Methodology Section

Provide a detailed description of the approach and methodology to be used to accomplish the Scope of Work of this RFP. The Methodology Section should include:

1. An implementation plan that describes in detail (i) the methods, including controls by which your firm or entity manages projects of the type sought by this RFP; (ii) methodology for soliciting and documenting views of internal and external stakeholders; (iii) and any other project management or implementation strategies or techniques that the respondent intends to employ in carrying out the work.
2. Detailed description of efforts your firm or entity will undertake to achieve client satisfaction and to satisfy the requirements of the "Scope of Work" section.
3. Detailed project schedule, identifying all tasks and deliverables to be performed, durations for each task, and overall time of completion.
4. Detailed description of specific tasks you will require from City staff. Explain what the respective roles of City staff and your staff would be to complete the tasks specified in the Scope of Work.
5. Proposers are encouraged to provide additional innovative and/or creative approaches for providing the service that will maximize time and cost-effective operations or increased performance capabilities.

C. Staffing

Provide a list and resumes of individual(s) who will be working on this project and indicate the functions that each will perform and anticipated hours of service of each individual. Provide an organization chart listing all key stakeholders.

D. Similar Projects

Provide a list of at least three projects with references for similar services for public agencies provided by your firm. These projects preferably should have been completed (construction) in the last 5 years. The City reserves the right to contact any of the organizations or individuals listed. Information provided shall include:

- Client Name
- Project Description
- Project start and end dates
- Client project manager name, telephone number, and e-mail address.

E. Fee Proposal

The Cost Proposal must be uploaded and submitted separately from the Proposal. The Cost Proposal shall be clearly marked "Cost Proposal" in the file name. All proposers shall submit an hourly not to exceed fee proposal which delineates tasks, hours and cost for all staff working on the project. Task 7 will be on time and material basis, using similar rates for each classification as in Tasks 1 through 6.

Pricing must be consistent with the terms and rates as set forth in the consultants on call contract with City. Proposals shall be valid for a minimum of 180 days following submission.

4. PROCESS FOR SUBMITTING PROPOSALS

The City will receive proposals for “Request for Proposal for PREPARING PLANS, SPECIFICATIONS AND ESTIMATE (PS&E) FOR FOUR GRADE SEPARATION PUMP STATION UPGRADES IN THE CITY OF INDUSTRY” for Contract No. 2017-1031 until 5:00 P.M. on September 20, 2017 online via the City of Industry PlanetBids Vendor Portal. No paper, mailed or emailed proposals will be accepted. All proposals must be submitted through the City’s PlanetBids Vendor Portal at <http://www.cityofindustry.org/?p=proposal-and-bid>.

It is the responsibility of the proposers to make sure the proposal is submitted through the City’s PlanetBids Vendor Portal, prior to the date and time indicated. Otherwise, the proposal will be rejected and not considered. The City reserves the right, without limitation and at its sole discretion, to accept or reject any or all proposals and/or terminate this RFP process at any time, for any reason, without notice and with no obligations.

The City assumes no responsibility for any costs incurred by any Consultant for the preparation and/or presentation of a Proposal in response to this RFP. To be considered, Consultants must submit a complete response in accordance with the requirements set forth in the Proposal Format Guidelines. Proposals must be signed by the individual or officer of the Consultant authorized to bind the Consultant to its provisions.

City of Industry Contact(s)

Primary

City of Industry
Kristen Weger, Management Analyst III
626-333-2211 Ext. 232
kweger@cityofindustry.org

5. EVALUATION OF PROPOSALS AND SELECTION PROCESS

In no particular order, an Evaluation Panel will evaluate each Proposal on its overall responsiveness to the criteria identified in this RFP, including, but not limited to:

Criteria Categories	Maximum Points	Points Awarded
<p>Qualifications of Key Personnel & Experience:</p> <p>Include ability to provide the requested scope of services, recent experience conducting work of similar scope, complexity, and magnitude for other public agencies of similar size</p>	35	
<p>Approach to Providing the Requested Scope of Services:</p> <p>Includes an understanding of the RFP and of the project's scope of services, knowledge of applicable laws and regulations related to the scope of services.</p>	25	
<p>Innovation/Creative Approach:</p> <p>Innovative and/or creative approaches to providing the services that provide additional efficiencies, expedited timing or increased performance capabilities.</p>	25	
<p>References:</p> <p>Minimum of three references</p>	15	
Total Points	100	

Please note that this RFP pertains to professional services, and the above referenced scoring rubric will be used as guidance only. Given the nature of the services, the City reserves the right to utilize its discretion in awarding the Project. The City also reserves the right to negotiate pricing and contract terms. After reviewing the Proposals, City Staff may conduct interviews with the top Consultants. Staff will forward a recommendation to the City Council for final selection.

The City reserves the right to reject all proposers and/or to invite other individuals and/or firms to respond to this RFP if the Consultants received are inadequate.

6. EX PARTE COMMUNICATIONS

During the RFP process, evaluation process and selection process, Kristen Weger is to serve as the primary point of contact for any and all matters pertaining to this RFP and Project. Consultants shall not contact any City personnel or entities other than Kristen Weger for matters regarding this Project until conclusion of the entire procurement process, which shall be defined as Agreement Award. Unauthorized contact may result in disqualification of Proposals.

A "Consultant" or "Consultant's representative" includes all of the Consultant's employees, officers, directors, consultants and agents, any subcontractors or suppliers listed in the Consultant's proposal, and any individual or entity who has been requested by the Consultant to contact the City on the Consultant's behalf.

7. CONFLICT OF INTEREST

The Consultant warrants and represents that it presently has no interest and agrees that it will not acquire any interest which would present a conflict of interest under California Government Code sections 1090 et seq., or sections 87100 et seq., during the performance of services under any Agreement awarded. The Consultant further covenants that it will not knowingly employ any person having such an interest in the performance of any Agreement awarded. Violation of this provision may result in any Agreement awarded being deemed void and unenforceable.

8. STANDARD TERMS AND CONDITIONS

Amendments

The City reserves the right to amend or supplement this RFP prior to the proposal due date.

Professional Services Agreement

The City will require a professional services agreement ("PSA") from the Consultant found most qualified. A copy of the City's standard PSA is attached hereto. Please be advised the following provisions of the City's PSA are non-negotiable:

- Indemnification
- All insurance terms
- Suspension or Termination of Agreement
- Ownership
- Governing Laws

If an agreement cannot be reached, negotiations with an alternate Consultant may commence.

Right of Rejection

The City reserves the right to: (1) Accept or reject any and all Proposals or any part of any Proposal, and to waive minor defects or technicalities in such; (2) Request clarification of any information contained in a Proposal; (3) Solicit new Proposals on the same Project, or on a modified Project, which may include portions of the original RFP as the City may deem necessary; (4) Disregard all non-conforming, non-responsive, or conditional Proposals; (5) Reject the response of any Proposer who does not pass the evaluation to the City's satisfaction; (6) Allow for the correction of errors and/or

omissions; (7) Select the Proposal that will best meet the needs of the City (8) Negotiate service contract and terms with the successful Proposer; (9) Amend or modify the scope of the Project; and (10) Cancel this procurement.

Acceptance of Terms and Conditions

Submission of a Proposal indicates acceptance by the Proposer submitting the Proposal of the terms, conditions and specifications contained in this RFP and PSA, unless clearly and specifically stated otherwise in response submittal to the City.

Precedence of Terms and Conditions

All other terms and conditions of the Professional Services Agreement attached within this RFP are hereby incorporated into the terms and conditions of this RFP. In the event of a conflict of terms and conditions between the RFP document and the Professional Services Agreement, the terms and conditions expressed in the PSA shall take precedence.

Public Record

Upon submission of a Proposal and other materials for consideration by the City, such Proposals and materials shall become the property of the City. Proposals may be subject to public inspection and disclosure pursuant to state and federal law after the award of a contract for this Project. Prior to the RFP deadline, Proposals may be modified or withdrawn by an authorized representative of the Proposer by written notice to the City.

Availability of Records

All relevant documents pertaining to this RFP and procurement process shall be made available by the City upon successful conclusion of the entire procurement process.

Late Proposals

Any Proposal which is not received by the City prior to the deadline date and time set forth in this RFP shall not be considered. The City assumes no responsibility or liability for the transmission, delay, or delivery of a Proposal by either public or private carriers.

Specificity of Information

No verbal or written information which is obtained other than through this RFP or its addenda shall be binding on the City. No employee of the City is authorized to interpret any portion of this RFP or give information as to the requirements of the RFP in addition to that contained in or amended to this written RFP document.

Non-Compliance

Proposers and/or Proposals that do not meet the stated requirements for this Project maybe considered noncompliant and may be disqualified, unless such noncompliance is waived by the City. During the evaluation process, the City reserves the right to request additional information or clarification from those submitting Proposals, and to allow corrections of errors and/or omissions.

Determination of Responsiveness and Responsibility

The City shall have sole authority in determining the responsiveness and responsibility of any and all Proposals. For Proposals containing exceptions to specifications and/or requirements, the City shall have sole authority in determining the extent to which exceptions affect the responsiveness and responsibility of any and all Proposals.

Obligation to Award

The City is not obligated to enter into a contract or agreement on the basis of any Proposal submitted in response to this RFP. City reserves the right to award multiple contracts for this Project if it is deemed most advantageous to the City.

Bidder Reimbursement Prohibition

The City will not pay for any information herein requested, nor are they liable for any costs incurred by any Proposers prior to award of a contract or purchase order. The City may require the finalist proposer(s) to provide on-site presentations and demonstrations of the product(s)/service(s) proposed by the proposer(s). All costs associated with the demonstrations or follow-up interviews are the sole obligation of the proposer(s).

Gratuity Prohibition

Proposers shall not offer any gratuities, favors, or anything of monetary value to any official, employee, or agent of the City for the purpose of influencing consideration of this Proposal. Submission of a Proposal indicates Proposer certifies that they have not paid nor agreed to pay any person, other than a bona fide employee, a fee or a brokerage resulting from the award of the contract.

Indemnification

Proposer, at its own expense and without exception, shall indemnify, defend and pay all damages, costs, expenses, including attorney fees, and otherwise hold harmless the City, its officers, employees, agents and volunteers, from any liability of any nature or kind in regard to the delivery of these services. Submission of a Proposal indicates Proposer waives the right to claims for damages of any nature, whatsoever, based on the Proposal solicitation and/or selection process.

Insurance Requirements

The selected contractor(s) for this Project shall be required, prior to the execution of a contract, to furnish proof of insurance. The specific insurance types and limits depend on the Project and can be found in the PSA of this RFP solicitation.

Compliance with All Applicable Laws

Proposer declares that it shall comply with all licenses, statutes, ordinances, regulations and requirements of all governmental entities, including federal, state, county or municipal,

whether now in force or hereinafter enacted, including, but not limited to, appropriate contractor licensing, permits and business licensing.

Attachments

1. Los Angeles County Public Works Report on Pump Stations at:
 1. Peck Road
 2. Hacienda Boulevard
 3. Azusa Avenue
2. Pump Station As-builts and plans:
 1. Peck Road
 2. Hacienda Boulevard
 3. Azusa Avenue
 4. Grand Crossing Parkway
3. Professional Services Agreement

Attachment 1

Los Angeles County Public Works Report on Pump Stations at:

- 1. Peck Road**
- 2. Hacienda Boulevard**
- 3. Azusa Avenue**

INTRODUCTION

PECK ROAD, HACIENDA BOULEVARD, AND AZUSA AVENUE PUMP STATIONS

Background:

The subject pump stations are owned by the City of Industry and maintained, under agreement, by the Los Angeles County Department of Public Works.

The stations' primary function is to protect the roadway underpass, which extends under a railroad bridge from flooding during storm events. The stations are referred to as Grade Separation Pump Station.

Preventing the underpass from flooding during a storm is a critical role. A flooded underpass will result in major traffic obstructions, and may lead to accidents and property damages.

The stations were built between 1968 and 1979, with no major mechanical, electrical, or safety upgrades implemented since the original construction of the pump station.

Upgrading the pump stations with new mechanical equipment such as pumps, motors, valves, and discharge lines will ensure more reliability and consistent performance of the stations in the future.

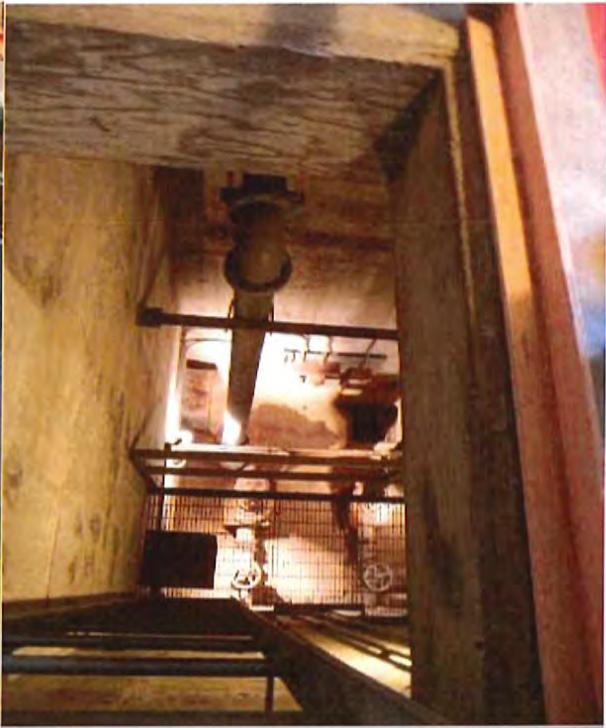
Installing modern electronics such as Programmable Logic Controls (PLC) and Telemetry Systems will ensure the efficient operation of the pump stations, ease maintenance duties, and will send advance alerts and warnings to operators of the stations in the event of impending failures or malfunctions of any major components of the station. This information is very crucial especially during storm events.

Safety upgrades are necessary to ensure the safety of maintenance personnel and to comply with the current Cal/OSHA regulations.

The total cost of all upgrades needed for each pump station is estimated to be between \$250,000 and \$300,000, which includes engineering cost, equipment purchase, installation, controls configuring, and programming.

Attached are three individual reports, one for each pump station which includes our observations, specific recommendations, and a tabular summary of items needed for each station.

PECK ROAD PUMP STATION



SURVEY OBSERVATIONS

Inlet, outlet, and facility

- The pump station receives flow from two catch basins located at cross street curb edge on Peck Road, under the railroad crossing bridge.
- Roadway depression flow enters a storage box, 59' east of the Pump House. The storage box is approximately 22'X38'X11'. The pump house has 2 main pumps installed in a dry well, with two 8" ductile iron pipes that extend into the intake storage box, and serve as direct suction line for each pump.
- The discharge line of each pump is 8" diameter, and consists of two flange elbows, a flexible dresser-type coupling, and an 18-foot vertical steel pipe riser all located within the dry well. Both discharge lines discharge horizontally through the wet wall into a 10'X4'X9' concrete discharge box, cast integral with the pump house structure. The discharge pipes end 3 feet above the discharge box floor. There is no check valves or flap gates on the pump discharge lines. The discharge box is drain by gravity flow into a 24" RCP drain.
- The pump house is located on the northwest corner of the intersection of the rail road tracks bridge crossing and Peck Road. The pump control room floor is at elevations 229.0' and located directly atop the dry well. The dry well floor is at elevation 203.58'.
- The above grade pump house is approximately 6'X12' with a 2'-6" X 3'-1" floor opening for dry well access. Floor opening is guarded by a handrail swing gate.
- The discharge box has a standard manhole, and the storage box has a 4'X7' hatch cover to provide access to interior.
- A generator hook-up bus terminal is located inside the upper control room.
- No restroom is available at the pump station.

Equipment

- The two main pumps are vertical-motor closed coupled dry pit type, 15HP motor, 8" discharge size and 1400 GPM nominal discharge capacity.
- A submersible sump pump is installed in a pit below the dry well floor, which replaced a vertical motor sump pump originally installed.
- The sump pump function is to keep the dry well floor dry from incidental flooding, and is operated by a direct acting float switch. Sump pump has rubber hose discharge with quick disconnect cam-lock coupling, connected to the threaded steel pipes riser with a check valve. The discharge hose was observed to be deteriorated and collapsed at the coupling. Sump pump discharges into the discharge box.
- The main pumps are operated automatically by a hard wire relay system via water level in the storage box. The pumps don't have provisions to alternate-start cycle duties.
- Pumps motors are showing signs of exterior corrosion and the motor nameplate data was unobservable or couldn't be located.
- Pump shaft packing gland is heavily corroded with the fastener bolt heads completely rounded.
- A ventilation fan is located in the dry well, and connects to a sheet metal duct that runs up to and exhausts into the upper control room. Ventilation fan capacity is undermined.

Pump Control

- Pumps are controlled automatically via water level pressure switch, with manual override switch for manual operation. Water level is sensed and transmitted via a 3/4" bronze pipe running from the storage box to pressure switches located in the dry well. A transparent plastic pipe functions as a sight gage to give visual water level indication in the storage box.
- Main Pump Start Sequence: P1→P2
- Control Settings:

Rising Water

Falling Water

P1: ON @ 205.7'

OFF @ 205.3'

P2: ON @ 206.5'

OFF @ 206.3'

SP: Sump pumps start/stop elevations are unavailable or could not be verified.

RECOMMENDATION

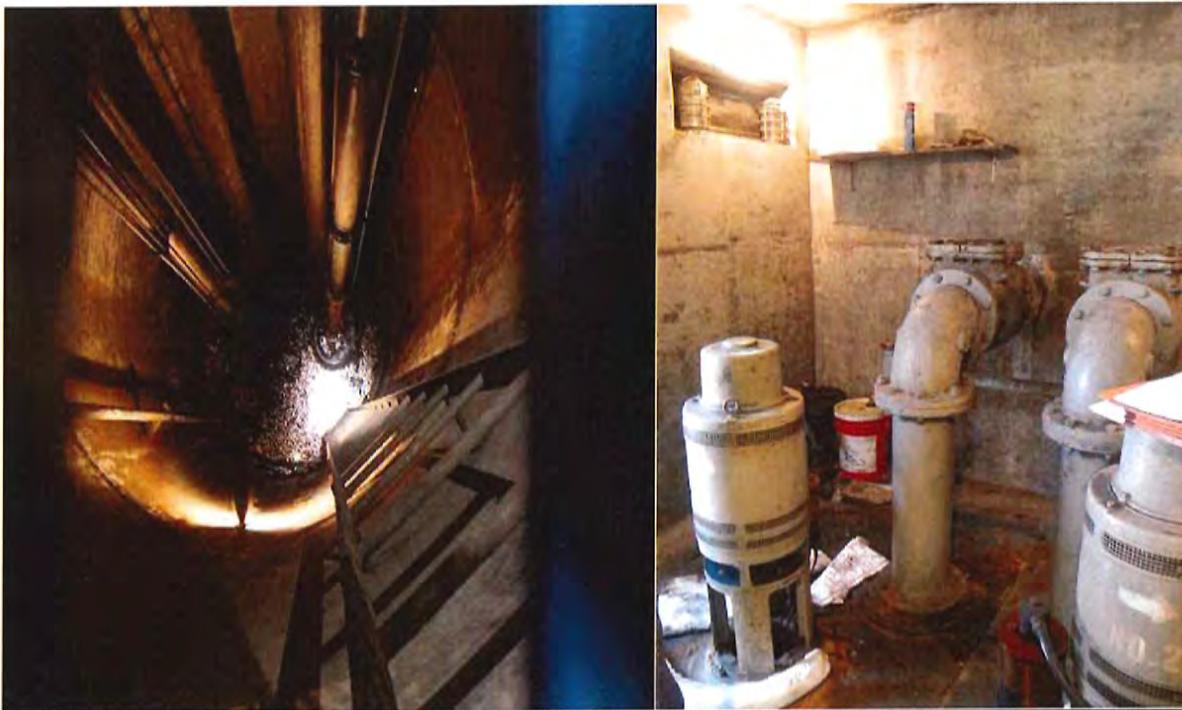
- Install explosion proof/energy saving light fixtures inside the lower dry well motor room and upper control room.
- Provide a new pressure transducer water level sensing system that allows more accurate calibration and displays capability.
- Install new back up float switches to operate the main pumps in case of transducer failure.
- Install PLC micro-processor control system to manage the operation of the main pumps. System shall have provisions for pump alternation between the two main pumps.
- Install fall protection around ladders leading down to the lower dry well pump room.
- Replace main pumps and motor assemblies.
- Re-evaluate the pumps start/stop elevations to ensure that there is no pump cycling issues.
- Replace pump discharge steel pipes and fittings.
- Replace sump pump and associated discharge hose and piping.
- Install flap gate at the main pumps' discharge lines outlet inside the discharge box.
- Install intrusion alarm system to alert LADPW radio room of any unauthorized intrusion into the pump station. Exterior status lights.
- Install telemetry and annunciator system to permit remote monitoring of crucial operational status of the pump station.
- Re-evaluate the ventilation system of the lower pump room sump area and provide updated ventilation fan and ducting if necessary.
- Install gas monitoring instrumentation for personnel entry safety.

Summary of Deficient Conditions and Corrective Recommendation

Deficiency Category	Survey Observations	Corrective Recommendations	Project Estimated Cost
Hydrology	<ul style="list-style-type: none"> No critical deficiencies observed. 	<ul style="list-style-type: none"> None 	\$ -
Inlet - Discharge - Sump System	<ul style="list-style-type: none"> Discharge lines are deteriorating and leaking. No back flow prevention on discharge. 	<ul style="list-style-type: none"> Replace discharge lines of main pumps 	\$ 10,000.00
		<ul style="list-style-type: none"> install flap gate at the main pumps' discharge lines outlet . 	\$ 2,000.00
Pumping & Mechanical Equipment	<ul style="list-style-type: none"> Pump-Motor assemblies need to be updated. No independent emergency back-up control system is in place. The existing entrapped air/pressure switches water level sensing system and hard wire relay pump control system is outdated. 	<ul style="list-style-type: none"> Purchase and install new pump-motor assemblies. 	\$ 50,000.00
		<ul style="list-style-type: none"> Provide non-mercury float switches as back-up control system. 	\$ 12,000.00
		<ul style="list-style-type: none"> Provide a new micro-processor based pump control system, consisting of a solid state transducer level sensor. 	\$ 100,000.00
Controls & Electrical Equipment	<ul style="list-style-type: none"> Insufficient lighting inside control and pump motor room. 	<ul style="list-style-type: none"> Install new explosion proof light fixtures for the pump motor room and improve the lighting for the control room. 	\$ 9,000.00
Facilities, Utilities & Miscellaneous	<ul style="list-style-type: none"> Ventilation systems needs re-evaluation. 	<ul style="list-style-type: none"> Re-evaluate ventilation system and install new equipment if needed. 	\$ 20,000.00
Safety	<ul style="list-style-type: none"> No gas monitoring system in place. No telemetry system or intrusion alarm. No fall protection around ladders 	<ul style="list-style-type: none"> Install new gas sensors. 	\$ 4,000.00
		<ul style="list-style-type: none"> Install new telemetry and intrusion alarm system. 	\$ 60,000.00
		<ul style="list-style-type: none"> Install fall protection around ladders. 	\$ 5,000.00
Total Estimated Cost			\$ 272,000.00

AZUSA AVENUE P.S.

AZUSA AVENUE PUMP STATION



SURVEY OBSERVATIONS

Inlet, Outlet, and Facility

- The pump station receives flow from four catch basins located at curb edge on Azusa Avenue, both north and south of the railroad crossing bridge.
- Roadway depression flow enters a storage box, located approximately 100' south of the rail road bridge and lays underneath and perpendicular to Azusa Ave roadway. The storage box is approximately 14' wide by 100' long with varying height.
- A trash rack is located at the storage box with inlet into the wet well and access for cleaning.
- The discharge line of each of the two main pumps is 8", with a check valve on the vertical riser, and discharging into a concrete discharge box that drains into a 66" RCP storm drain.
- The pump house is located at the south east corner of Azusa Avenue and the rail road track crossing. The pump house floor is at elevation 384.00' atop the wet well.
- The wet well floor is at 359.43' elevation.
- No restroom is available at the pump station.

Equipment

- The two main pumps are vertical motor enclosed shaft type, 230V-3PH-60Hz, 10HP motor, 8" discharge, with on discharge line check valve. Motors are located in the upper control room and showing corrosion in multiple spots with excessive oil leak from shaft lubricators.
- Pumps and discharge lines are showing signs of corrosion and the coating is peeling off in many spots. Rubber seals are aging and leaking.
- Water pressure surge noise was observed when shutting off Pump 2.
- A 1" vacuum relief valve is installed on each discharge riser line, both valves are reported leaking.
- No sump pump present in this pump station.

Pump Control

- Pumps are automatically controlled via water level sensors in the wet well sump.
- An electrolyte filled flexible bulb electrode is used for water level sensing control.
- Main Pump Start Sequence: P1→P2
- Control settings:

	Rising Water	Falling Water
P1:	ON @ 363.00'	OFF @ 361.75'
P2:	ON @ 364.75'	OFF @ 391.75'

RECOMMENDATION

- Provide a new pressure transducer water level sensing system that allows more accurate calibration and display capability.
- Provide Lock out/Block out station per Safety Directive G120.
- Install a self-contained emergency eye wash station inside the pump station.
- Provide a fire extinguisher for safety.
- Install explosion proof/energy saving light fixtures inside the lower wet well and upper control room.
- Install new back up float switches to operate the main pumps in case of transducer failure.
- Install PLC micro-processor control system to manage the operation of the main pumps. System shall have provisions for pump alternation between the two main pumps.
- Re-evaluate the hydraulics to prevent water pressure surge during pump shutdown.
- Replace pumps, motors, discharge lines, check valves, and air vacuum valve.
- Re-evaluate the pumps start/stop elevations and sequence of operation to ensure that pumps are alternating starts and no cycling issues.
- Install intrusion alarm system to alert LADPW radio room of any unauthorized intrusion into the pump station. Exterior status lights.
- Install telemetry and annunciator system to permit remote monitoring of crucial operational status of the pump station.
- Install gas monitoring instrumentation for personnel entry safety.

Summary of Deficient Conditions and Corrective Recommendation

Deficiency Category	Survey Observations	Corrective Recommendations	Project Estimated Cost
Hydrology	<ul style="list-style-type: none"> Water pressure surge during pump shutdown. 	<ul style="list-style-type: none"> Engineering evaluation is required. 	\$ 1,000.00
Inlet - Discharge - Sump System	<ul style="list-style-type: none"> Discharge lines are deteriorating and leaking. 	<ul style="list-style-type: none"> Replace discharge lines of main pumps 	\$ 10,000.00
Pumping & Mechanical Equipment	<ul style="list-style-type: none"> Pump-Motor assemblies need to be updated. 	<ul style="list-style-type: none"> Purchase and install new pump-motor assemblies. 	\$ 40,000.00
	<ul style="list-style-type: none"> No independent emergency back-up control system is in place. 	<ul style="list-style-type: none"> Provide a non-mercury float switches as back-up control system. 	\$ 12,000.00
	<ul style="list-style-type: none"> The existing entrapped electrolyte bulb electrode system is deteriorating. 	<ul style="list-style-type: none"> Provide a new micro-processor based pump control system, consisting of a solid state transducer level sensor. 	\$ 100,000.00
Controls & Electrical Equipment	<ul style="list-style-type: none"> Insufficient lighting inside the sump and motor room. 	<ul style="list-style-type: none"> Install new explosion proof light fixtures for the sump and improve the lighting for the pump motor room. 	\$ 9,000.00
Facilities, Utilities & Miscellaneous	<ul style="list-style-type: none"> No critical deficiencies observed. 	<ul style="list-style-type: none"> None 	\$ -
Safety	<ul style="list-style-type: none"> No gas monitoring system in place. 	<ul style="list-style-type: none"> Install new gas sensors. 	\$ 4,000.00
	<ul style="list-style-type: none"> No telemetry system or intrusion alarm. 	<ul style="list-style-type: none"> Install new telemetry and intrusion alarm system. 	\$ 60,000.00
	<ul style="list-style-type: none"> Essential safety items are missing. 	<ul style="list-style-type: none"> Provide Lockout/Block out station, eye wash station, and fire extinguisher. 	\$ 2,000.00
Total Estimated Cost			\$ 237,000.00

HACIENDA BOULEVARD PUMP STATION



SURVEY OBSERVATIONS

Inlet, Outlet, and Facility

- The pump station was built in 1975 and is located in the northeast corner of Hacienda Boulevard and the rail road tracks crossing.
- The pump station receives flow from two catch basins located at cross street curb edge on Hacienda Boulevard, under the railroad crossing bridge.
- The storage box is approximately 121' long, 7' feet wide, and has a varying height.
- The discharge line of the two main pumps is 6" diameter, and both are connected to a 24" Reinforced Concrete Pipe (R.C.P.), which junctions with a road curb catch basin that drains to a 57" R.C.P.
- Each suction line has a gate valve to isolate the inflow during pump maintenance. Each discharge line is fitted with a check valve, which is not accessible from the catwalk, and would require scaffolding for maintenance.
- The pump's intake centerline is at 299.351' elevation and the discharge centerline is at 321.00' elevation.
- The pump house is approximately 15'X 10-6". An equipment access hatch is located on roof of pump house.
- The pump house is located below grade on the slope abutment of the rail road bridge. The pump house roof is at elevation 325.00' and the dry well floor elevation is 298.00'. The pump controls and electrical panels are located on a loft deck above the dry well, at elevation 316.00'.
- The pump house has no restroom and no outside lighting.

Equipment

- The two main pumps are horizontal end suction radial pump, 900 GPM nominal discharge, 7.5 HP motor, 460 VOLTS 3 Phase.
- Pump discharge line is 6" steel pipe with flange fittings.
- There is a submersible sump pump, which replaced the vertical pump originally installed. No information is available for the submersible pump.
- Pumps are operated automatically by a hard wire relay system via water level in the storage box. Pumps don't alternate start cycle duties.
- Sump pump function is to keep dry well from flooding, and is operated by a direct acting float switch.
- Electrical conduits in the pump well are heavily corroded.
- Pump motor base are corroded.
- Motors have been previously flooded when the pump failed.

Pump Control

- Pumps are controlled automatically by storage box water level sensing pressure switches.
- Main Pump Start Sequence: P1→P2
- Couldn't verify the pumps start and stop elevations.

RECOMMENDATION

- Install explosion proof/energy saving light fixtures inside the lower dry well motor room and upper control deck.
- Provide a new pressure transducer water level sensing system that allows more accurate calibration and display capability.
- Install new back up float switches to operate the main pumps in case of transducer failure.
- Install PLC micro-processor control system to manage the operation of the main pumps. System shall have provisions for pump alternation between the two main pumps.
- Install fall protection around ladders leading down to the lower dry well pump room.
- Relocate the check valves for easier maintenance, access.
- Replace corroded pumps and aging motors with new ones.
- Re-evaluate the pumps start/stop elevations and sequence of operation to ensure that pumps are alternating starts and no cycling issues.
- Install new pump discharge pipes.
- Install intrusion alarm system to alert LADPW radio room of any unauthorized intrusion into the pump station. Exterior status lights.
- Install telemetry and annunciator system to permit remote monitoring of crucial operational status of the pump station.
- Re-evaluate the ventilation system of the lower pump well area and provide updated ventilation fan and ducting if necessary.
- Install gas detector for personnel safety access.
- Provide Lock out/Block out station per Safety Directive G120.
- Install a self-contained emergency eye wash station inside the pump station.
- Provide a fire extinguisher for safety.

Summary of Deficient Conditions and Corrective Recommendation

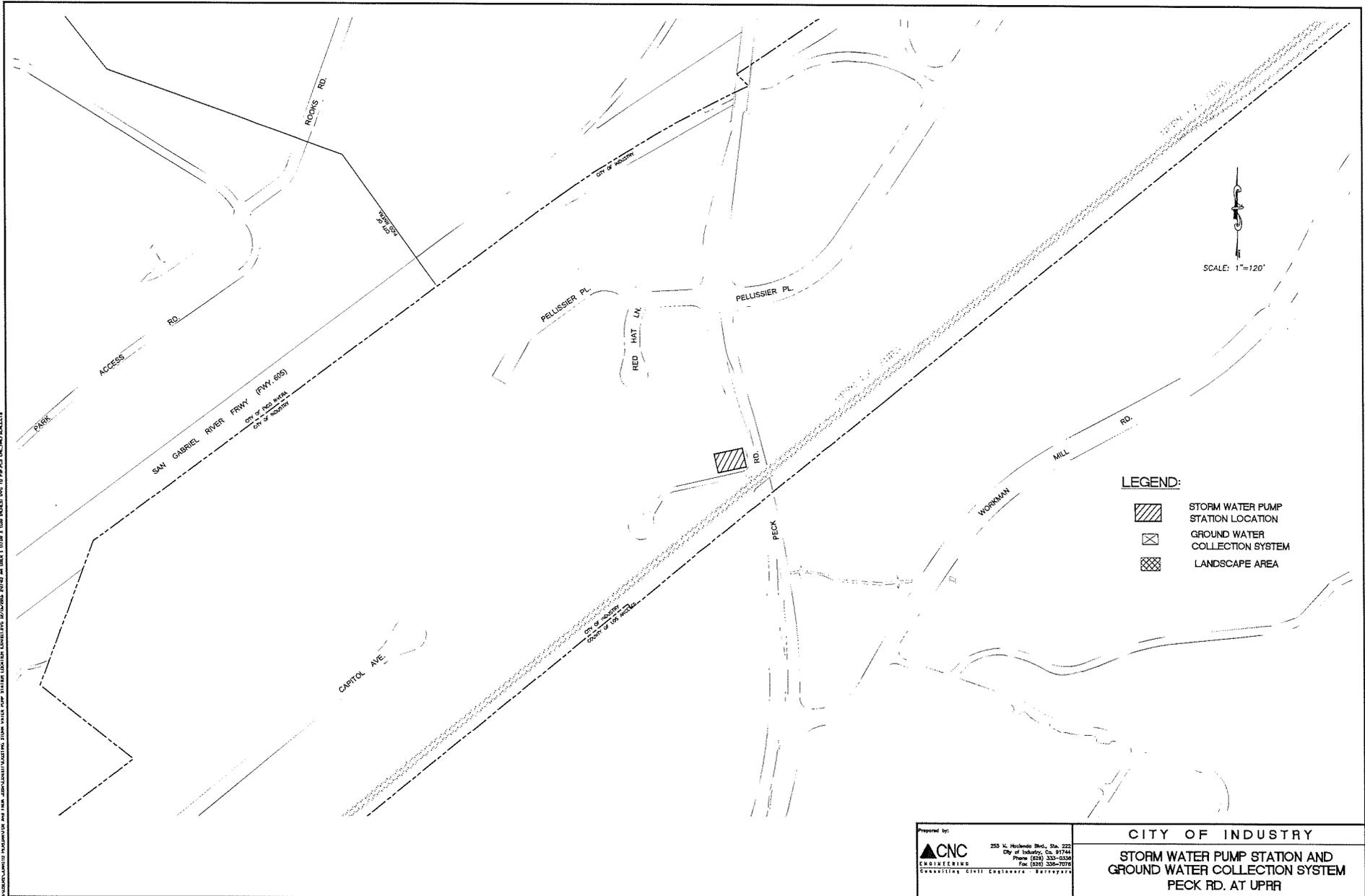
Deficiency Category	Survey Observations	Corrective Recommendations	Project Estimated Cost
Hydrology	<ul style="list-style-type: none"> No critical deficiencies observed. 	<ul style="list-style-type: none"> None. 	\$ -
Inlet - Discharge - Sump System	<ul style="list-style-type: none"> Discharge lines are deteriorating and leaking. 	<ul style="list-style-type: none"> Replace discharge lines of main pumps 	\$ 10,000.00
Pumping & Mechanical Equipment	<ul style="list-style-type: none"> Pump-Motor assemblies need to be updated. 	<ul style="list-style-type: none"> Purchase and install new pump-motor assemblies. 	\$ 40,000.00
	<ul style="list-style-type: none"> No independent emergency back-up control system is in place. 	<ul style="list-style-type: none"> Provide non-mercury float switches as back-up control system. 	\$ 12,000.00
	<ul style="list-style-type: none"> The existing pressure switches water level sensing system and hard wire relay pump control system is outdated. 	<ul style="list-style-type: none"> Provide a new micro-processor based pump control system, consisting of a solid state transducer level sensor. 	\$ 100,000.00
Controls & Electrical Equipment	<ul style="list-style-type: none"> Insufficient lighting inside the control deck and pump well. 	<ul style="list-style-type: none"> Install new explosion proof light fixtures for the pump well and improve the lighting for the control deck. 	\$ 9,000.00
Facilities, Utilities & Miscellaneous	<ul style="list-style-type: none"> Ventilation systems needs re-evaluation. 	<ul style="list-style-type: none"> Re-evaluate ventilation system and install new equipment if needed. 	\$ 20,000.00
	<ul style="list-style-type: none"> Check valves are not accessible from catwalk. 	<ul style="list-style-type: none"> Relocate check valves. 	\$ 10,000.00
Safety	<ul style="list-style-type: none"> No gas monitoring system in place. 	<ul style="list-style-type: none"> Install new gas sensors. 	\$ 4,000.00
	<ul style="list-style-type: none"> No telemetry system or intrusion alarm. 	<ul style="list-style-type: none"> Install new telemetry and intrusion alarm system. 	\$ 60,000.00
	<ul style="list-style-type: none"> Essential safety items are missing. 	<ul style="list-style-type: none"> Provide Lockout/Blockout station, eye wash station, and fire extinguisher. 	\$ 2,000.00
Total Estimated Cost			\$ 267,000.00

Attachment 2

Pump Station As-builts and plans:

- 1. Peck Road**
- 2. Hacienda Boulevard**
- 3. Azusa Avenue**
- 4. Grand Crossing Parkway**

CONSTRUCTION OF THIS PLAN AND THE INFORMATION CONTAINED HEREIN IS BASED ON THE INFORMATION PROVIDED BY THE CLIENT. THE ENGINEER HAS CONDUCTED VISUAL GENERAL VERIFICATION OF THE INFORMATION PROVIDED AND HAS NOT CONDUCTED ANY FIELD SURVEYING OR MEASUREMENTS. THE ENGINEER DOES NOT WARRANT THE ACCURACY OF THE INFORMATION PROVIDED OR THE RESULTS OF THIS PLAN.



- LEGEND:**
-  STORM WATER PUMP STATION LOCATION
 -  GROUND WATER COLLECTION SYSTEM
 -  LANDSCAPE AREA

Prepared by:
CNC
 ENGINEERS
 CONSULTING CIVIL ENGINEERS

255 N. Hutchins Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone: (626) 333-0200
 Fax: (626) 338-7070

CITY OF INDUSTRY
STORM WATER PUMP STATION AND
GROUND WATER COLLECTION SYSTEM
PECK RD. AT UPRR

LOS ANGELES CITY OF CITY INDUSTRY PART 2

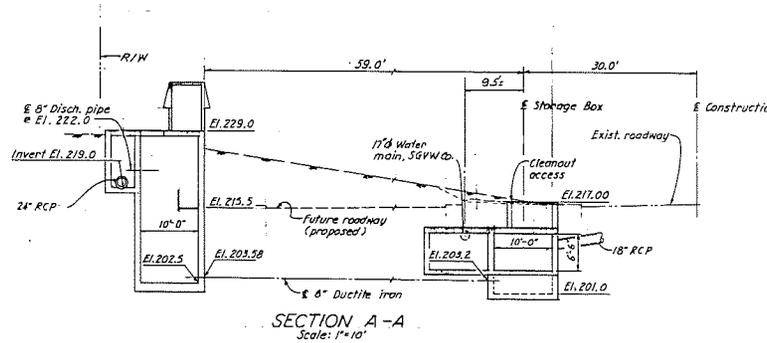
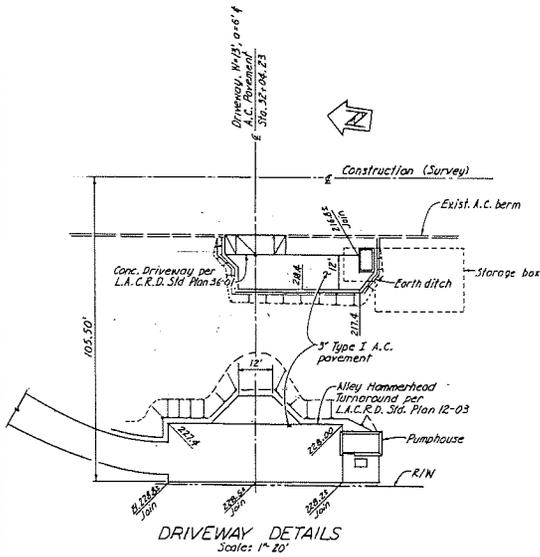
PECK ROAD PUMPHOUSE

CASH CONTRACT NO.

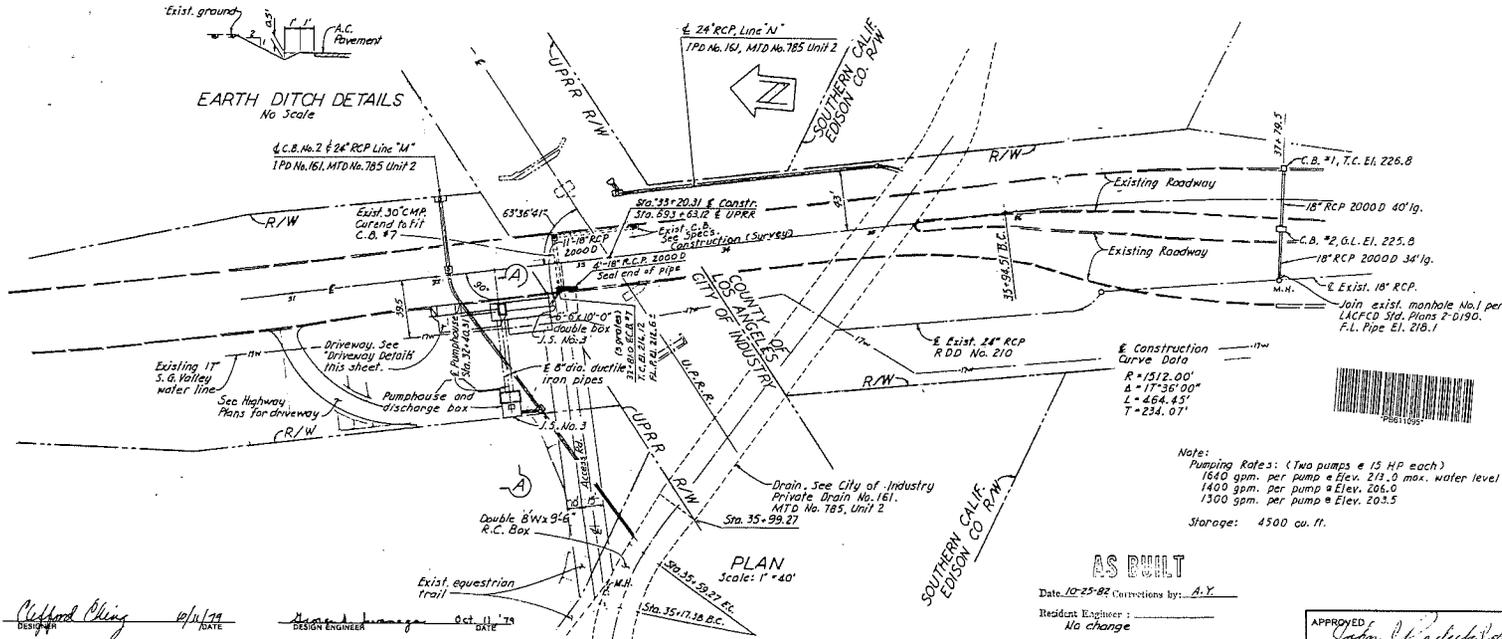
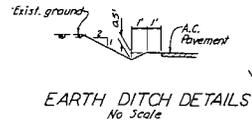
STANDARD PLANS
LOS ANGELES COUNTY ROAD DEPARTMENT

- Pipe Handrail 88-02
 - Reinforcement Details 112-01
 - Alley Hammerhead Turnaround 12-03
 - Driveways 36-01
 - Manhole frame and cover 74-12
- LOS ANGELES COUNTY
FLOOD CONTROL DISTRICT
- Junction Structure No. 3 2-D191
 - Connection to Catch Basins 2-D224
 - Catch Basin No. 1 2-D160
 - Catch Basin No. 2 2-D162
 - Catch Basin No. 7 (Modify) 2-D170
 - Frame and Grating for Catch Basins (Modify) 2-D227
 - Driveway gate 2-D180

- CALTRANS (1977)
- Trash Rack 074-14
 - Grating Details (Type 24-10S) 077-B4



INDEX	
SHEET	TITLE
1	GENERAL PLAN
2	STRUCTURAL DETAILS
3-4	STORAGE BOX DETAILS NO. 1 & 2
5-6	METAL WORK DETAILS NO. 1 & 2
7	PUMPING EQUIPMENT
8	ELECTRICAL DETAILS
9	SCHEMATIC
10	WIRING DIAGRAM



SPECIFICATIONS

DESIGN:
A.A.S.H.T.O. Standard Specifications for Highway Bridges, 1977 Twelfth Edition.
Design Loading: HS20-44
Design Stresses:
Concrete (at 10): $f_c = 1,300$ psi
Reinforcing Steel: $f_s = 24,000$ psi
Structural Steel (A36): $f_s = 20,000$ psi
Design Soil Pressure: 3,000 psf

CONSTRUCTION:
Standard Specifications for Public Works Construction (1979)

DATUM: B. M. PEL-4 Elev. 237.588
B.C. Mon. in 3'ly nose of conc. island of Freeway on-ramp on Wly side of Pellissier Place across from Shell Gas Station, 5'ly of Pneumatic Arch, ± 36' Wly of Pellissier Place, ± 700' Ely of Peck Road.

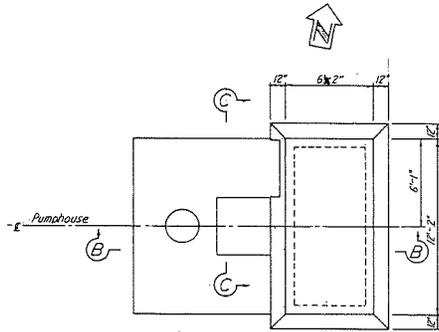
Note:
Pumping Rates: (Two pumps @ 15 HP each)
1640 gpm. per pump @ Elev. 213.0 max. water level
1400 gpm. per pump @ Elev. 205.0
1300 gpm. per pump @ Elev. 203.5
Storage: 4500 cu. ft.

AS BUILT
Date: 10-25-82 Corrections by: A.Y.
Resident Engineer: No change

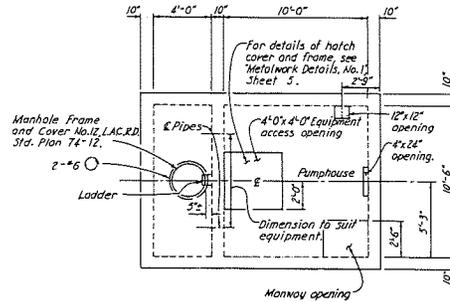
APPROVED: [Signature]
CITY OF INDUSTRY

LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
GENERAL PLAN	
SUBMITTED: [Signature]	BRIDGE NO. 32202
APPROVED: [Signature]	PROJECT NO.
SHT. 1	DWG. NO.
OF 10	611045

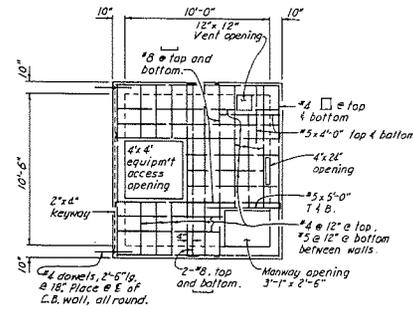
DRAWN: A. Yamamoto
 CHECKED: C. Ming
 REVISIONS: 1979
 DESIGNED BY: [Signature]
 DATE: 10/11/79



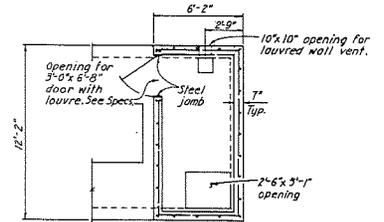
PLAN
Scale: 1/2"=1'-0"



TOP SLAB PLAN
Scale: 3/4"=1'-0"

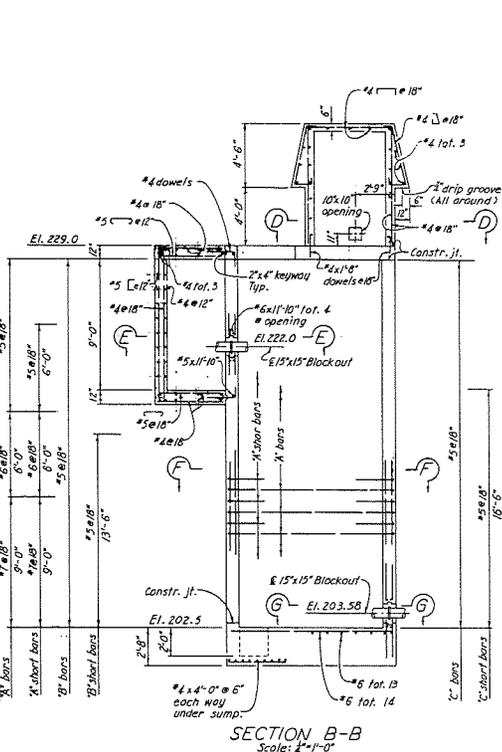


TOP SLAB REINFORCEMENT
Scale: 3/4"=1'-0"

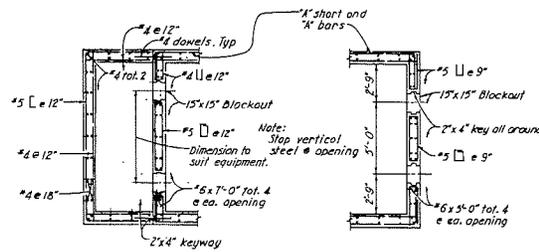


SECTION D-D
Scale: 1/2"=1'-0"

Note: Interior installations not shown.

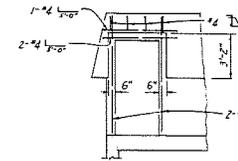


SECTION B-B
Scale: 1/2"=1'-0"

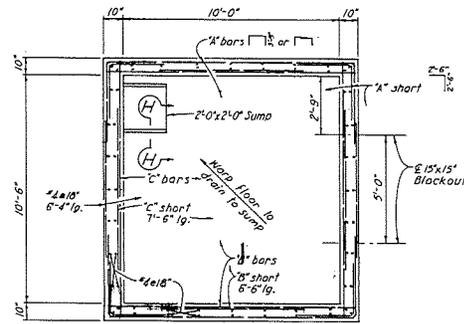


SECTION E-E
Scale: 1/2"=1'-0"

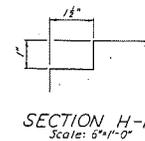
SECTION G-G
Scale: 1/2"=1'-0"



SECTION C-C
Scale: 1/2"=1'-0"



SECTION F-F
Scale: 1/2"=1'-0"



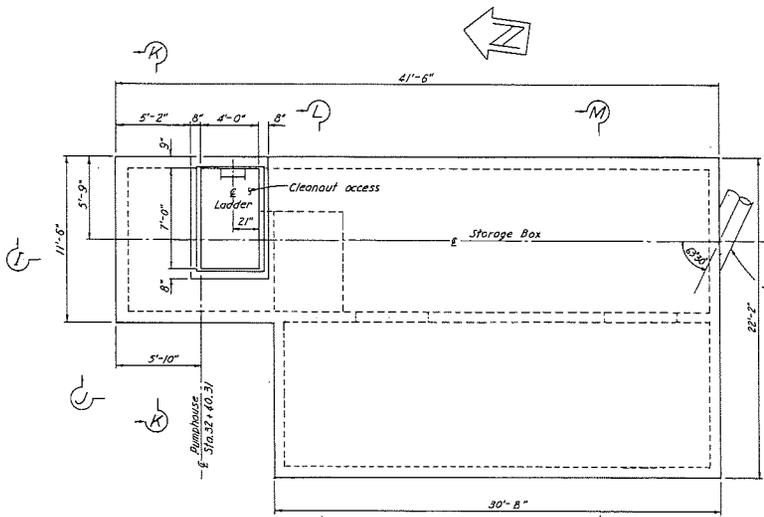
SECTION H-H
Scale: 5/8"=1'-0"

- NOTE - Unless otherwise indicated:
1. Reinforcing steel shall have 2" cover.
 2. Bar splices shall be staggered and lapped 24 bar diameters minimum.
 3. For location and identification of electrical items, see Sheet 8.
 4. For additional details, see Sheet 1.
 5. Wall fitting blockout shall be filled with mortar after pipe installation and shall be pressure tight.

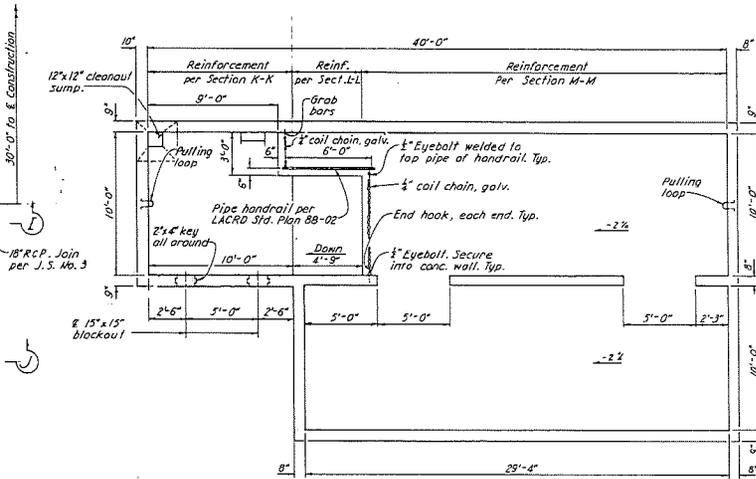


LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
STRUCTURE DETAILS	
BRIDGE NO. 2292	PROJECT NO.
DESIGNER: Henry A. ...	DATE: Oct. 14, 73
DRAWN: L.V. ...	DATE: 10/14/73
SHT. 2 OF 10	DWG. NO. 611094

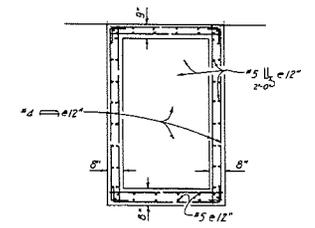
CHECKED: C. Ching, March 1979
 REVISIONS
 DRAWN: A. ...
 DATE: 10/14/73



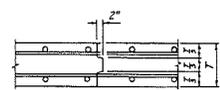
PLAN
Scale: 1/4"=1'-0"



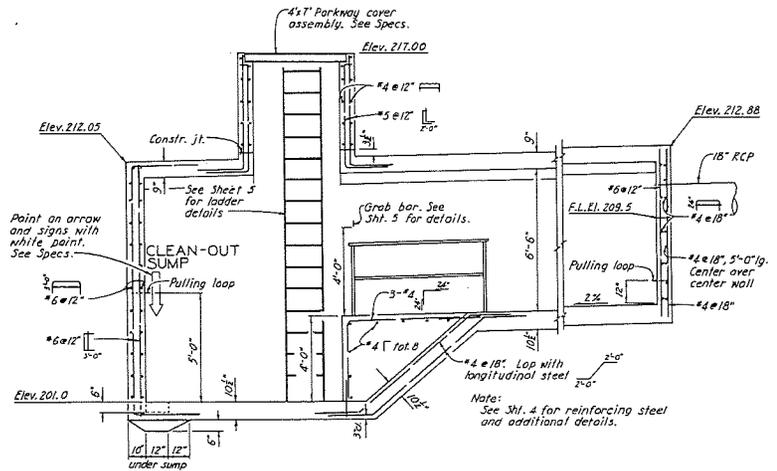
SUMP PLAN
Scale: 1/4"=1'-0"



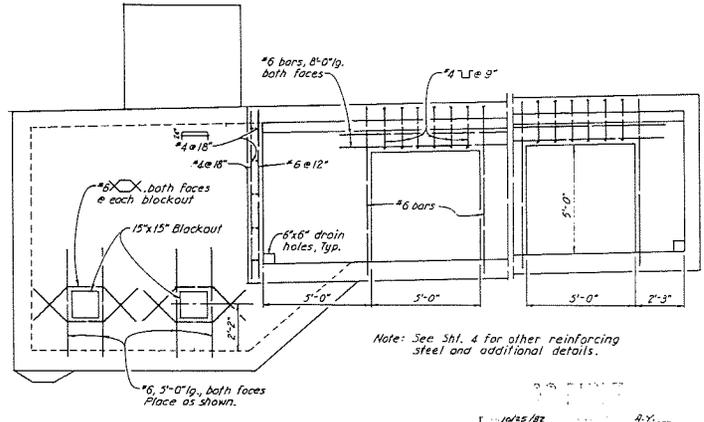
ACCESS OPENING
Scale: 8'-11"=0"



CONSTRUCTION JOINT DETAIL
No Scale



SECTION I-I
Scale: 1/4"=1'-0"

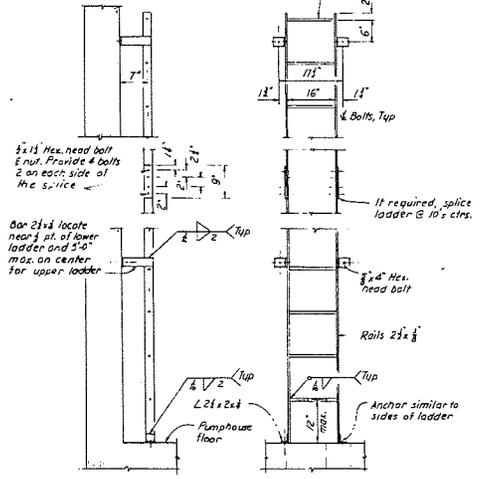
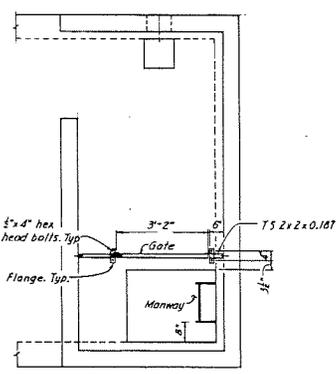
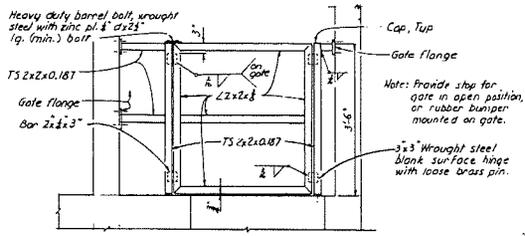
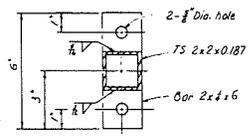
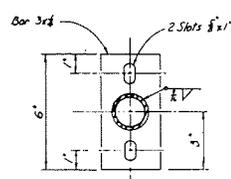
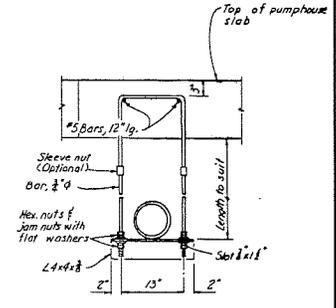
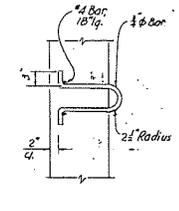
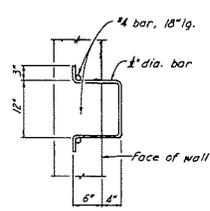
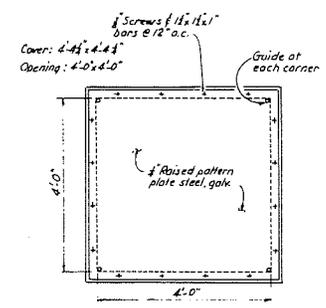
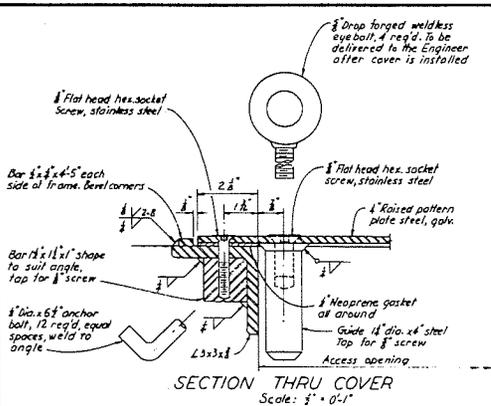


SECTION J-J
Scale: 1/4"=1'-0"

- NOTE - Unless otherwise indicated:
1. All reinforcing steel shall have 2" cover.
 2. Landing railing and ladder rails shall have smooth edges.
 3. Hot dip galvanize all ferrous material after fabrication. See Specs.
 4. See Sheet 7 for pumphouse and pumping equipment layout details.
 5. For other storage box details and sections, see Sheet 4.

LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
STORAGE BOX DETAILS NO. 1	
BRIDGE NO. 3222	PROJECT NO.
SHT. 3 OF 10	DWG. NO. 611093

DRAWN: A. Y. ...
 CHECKED: C. ...
 REVISIONS: ...
 DATE: Feb. 1979



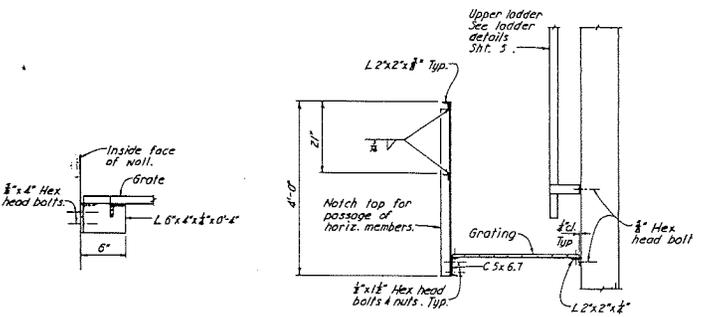
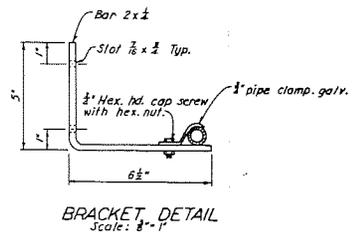
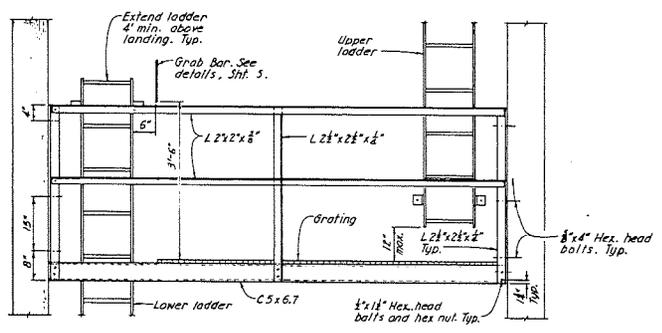
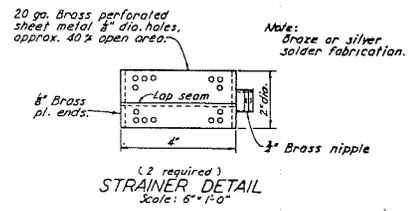
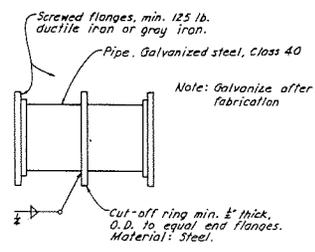
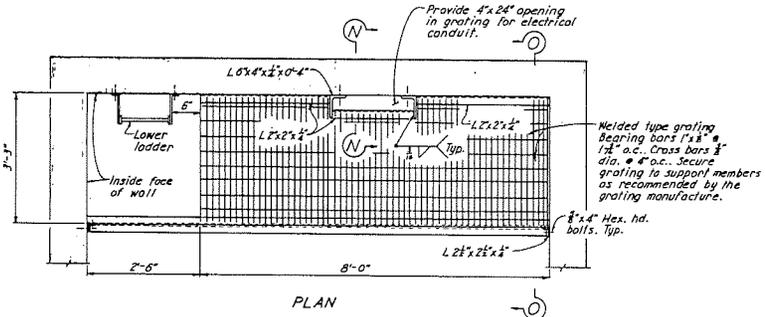
- NOTE - Unless otherwise indicated
1. Grind smooth all welded connections.
 2. Landing railings and ladder rails shall have smooth edges.
 3. All bolts to attach ladder and railings to concrete surfaces may be cast in place or expansion anchors or inserts may be provided.
 4. Hot-dip galvanize all material after fabrication.

AS BUILT

Date: 10/24/88
 Drawings by: A.X.
 Resident Engineer: _____
 No change



LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
METALWORK DETAILS I	
BRIDGE NO. 2292	
JOB NO. _____	
SHT. 5 OF 10	DWG. NO. 611091



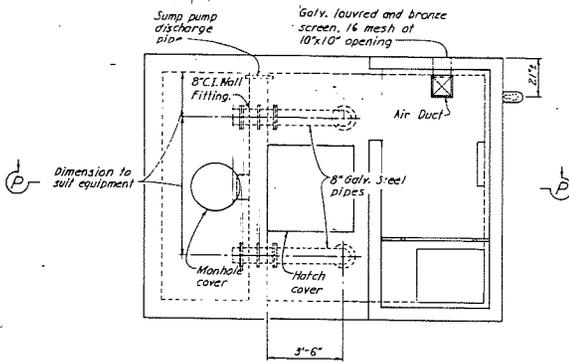
NOTE - Unless otherwise indicated:

- Landing railing and ladder railing shall have smooth edges.
- Hot-dip galvanize all ferrous material after fabrication. See Specs.
- All bolts shown in concrete may be cast in place or bolts with expansion anchors.

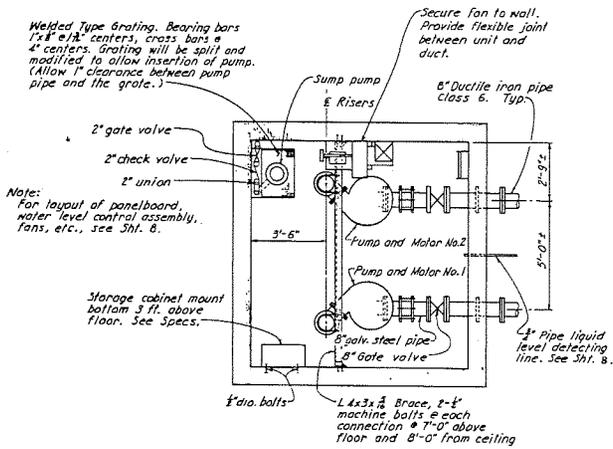
DATE 10/11/02
BY [Signature]
No change



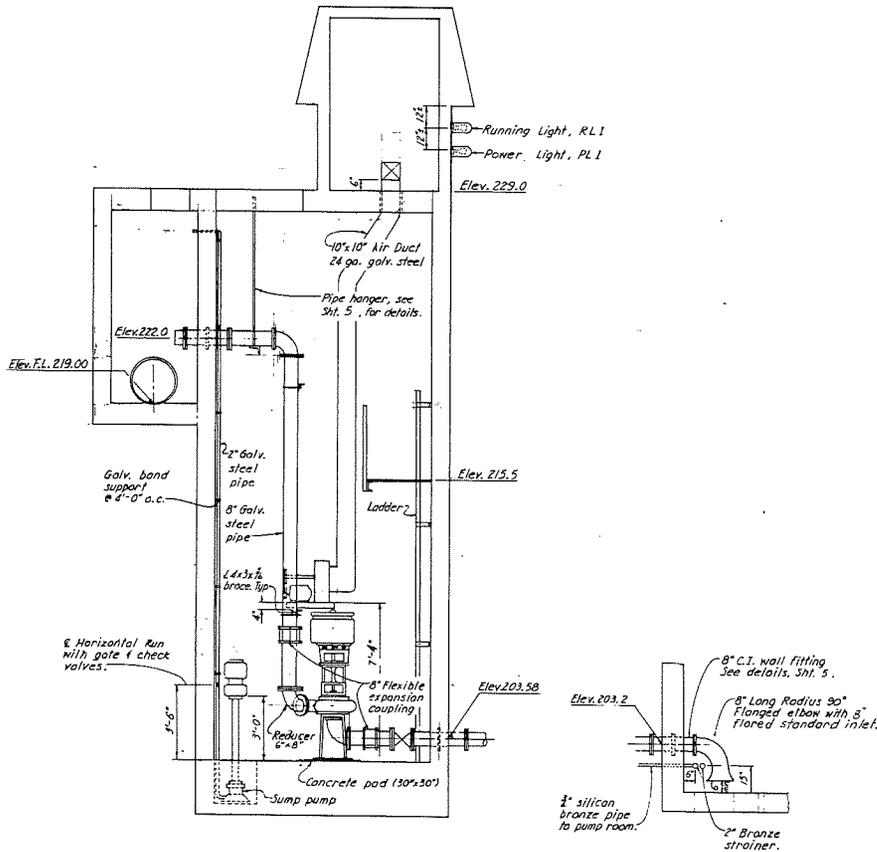
LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	SECTION
STRUCTURES	
PECK ROAD	
PUMPHOUSE	
METALWORK DETAILS 2	
BRIDGE NO. 3292	JOB NO.
SHT. 6 OF 10	DWG. NO. 611090



PLAN
Scale: 3/8"=1'-0"



PUMP ROOM PLAN
Scale: 3/8"=1'-0"



SECTION P-P
Scale: 3/8"=1'-0"

AS BUILT

Date: 10/25/12 Corrections by: A.Y.

Resident Engineer: _____

No change

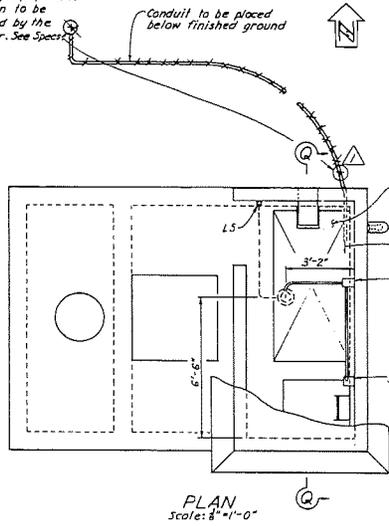
NOTE - Unless otherwise indicated:

1. All dimensions which are dependent upon pump details are subject to verification after approval of same by the Engineer.
2. All bolts shown in concrete may be cast-in-place or bolts with expansion anchors.
3. All mechanical equipment, panelboards, piping, etc., shall be painted in accordance with the specifications.
4. Maintain 90% compaction under 8" steel pipe and 1/2" silicon bronze pipe.

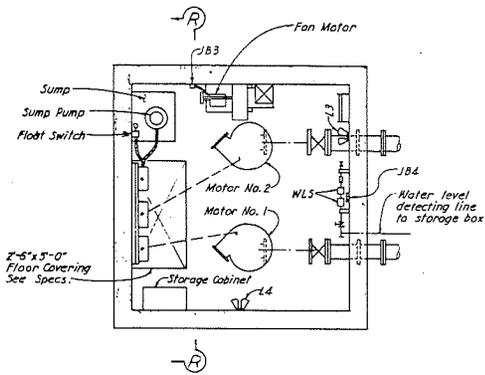


LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
PUMPING EQUIPMENT	
BRIDGE NO. 229Z	JOB NO. _____
SHT. 7	DWG. NO. 611039
OF 10	DATE 10/25/12

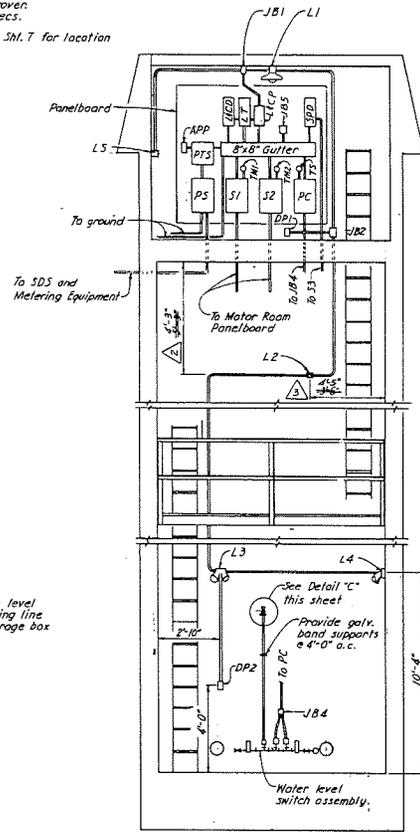
Metering Equipment.
Location to be
approved by the
Engineer. See Specs.



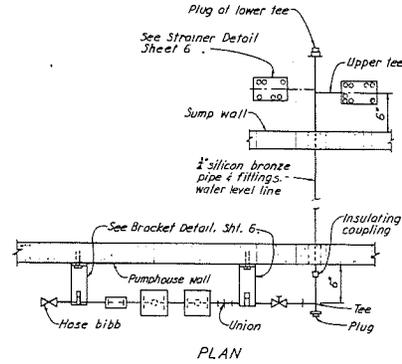
PLAN
Scale: 8"=1'-0"



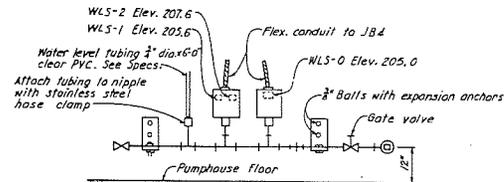
MOTOR ROOM PLAN
Scale: 8"=1'-0"



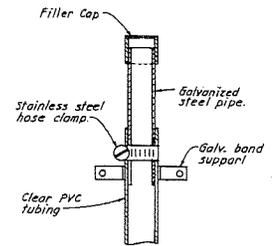
SECTION Q-Q
Scale: 8"=1'-0"



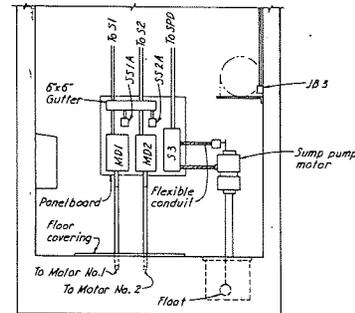
PLAN



ELEVATION
WATER LEVEL SWITCH ASSEMBLY
No Scale



DETAIL "C"
No Scale



SECTION R-R
Scale: 8"=1'-0"

AS BUILT

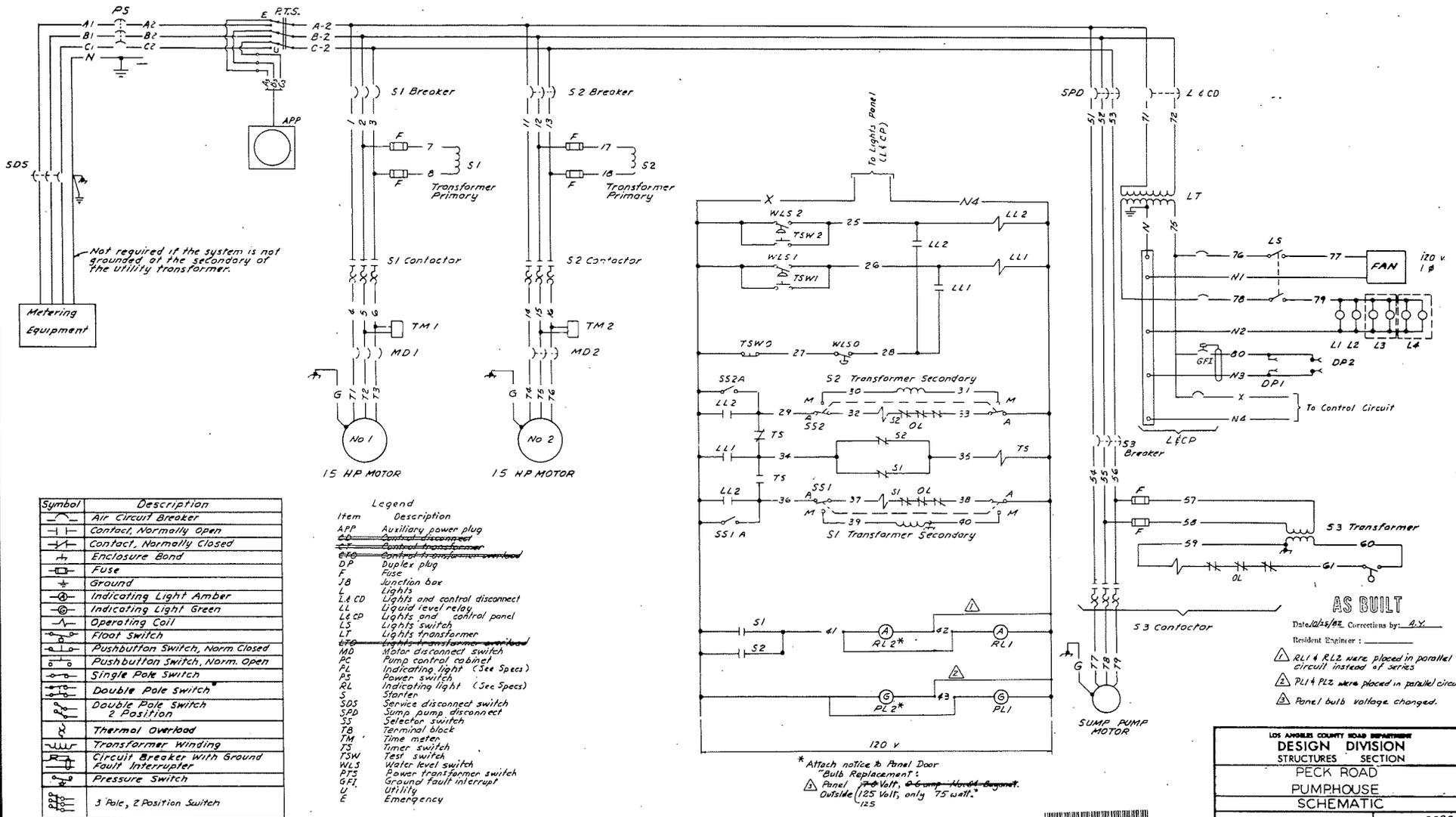
Date: 10/15/82. Corrections by: A.Y.

Resident Engineer: _____

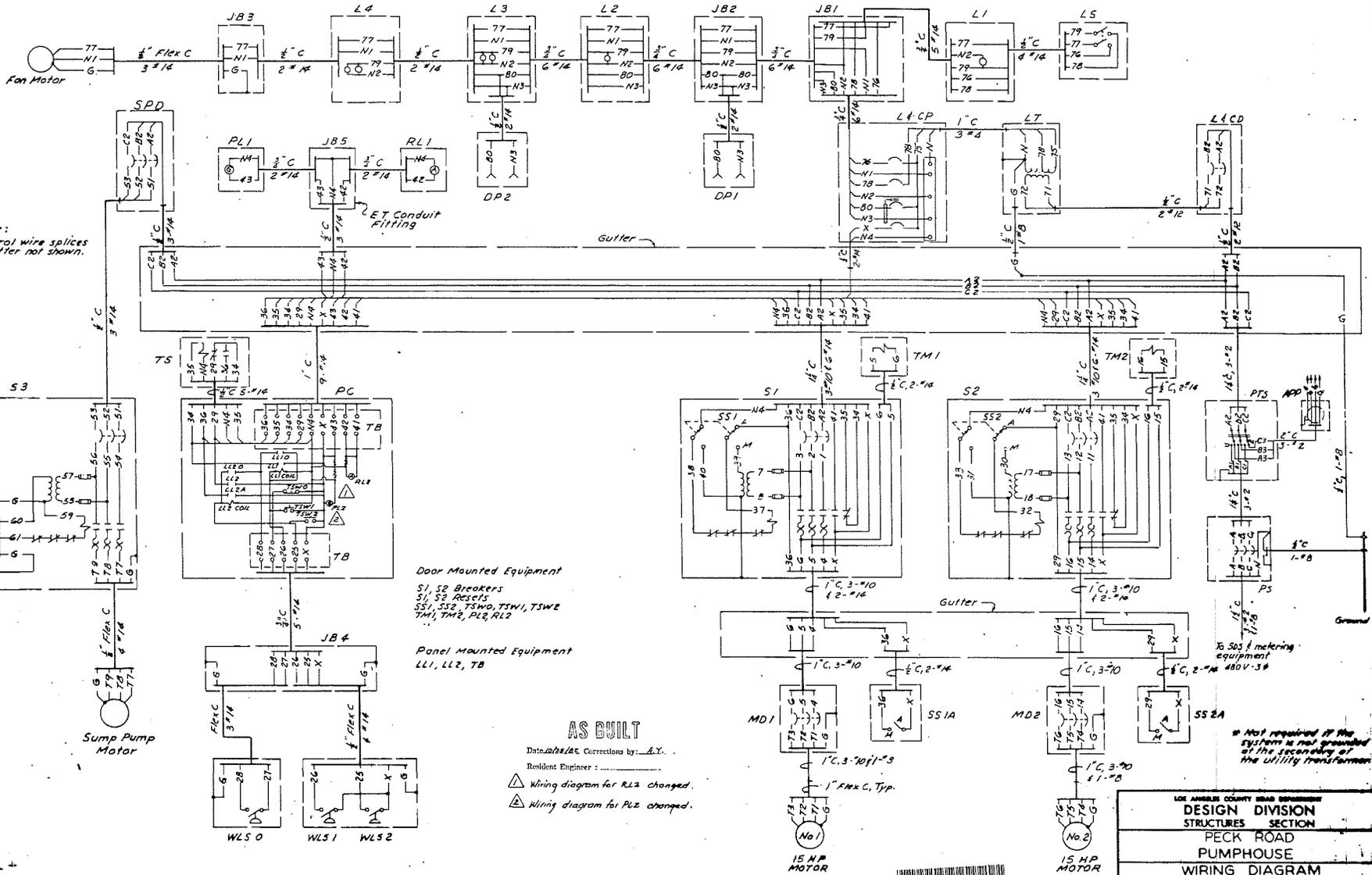
- △ Location of Metering Equipment changed
- △ Dimension changed to 4'-3" from 5'-3"
- △ Dimension changed to 4'-5" from 3'-6"

LOS ANGELES COUNTY ROAD DEPARTMENT DESIGN DIVISION STRUCTURES SECTION	
PECK ROAD PUMPHOUSE ELECTRICAL DETAILS	
BRIDGE NO. 3292	JOB NO. _____
DATE: 10/15/82	BY: [Signature]
CHKD: [Signature]	DATE: 11/11/82
SHT. 5 OF 10	DWG. NO. 611088





LOS ANGELES COUNTY ROAD DEPARTMENT	
DESIGN DIVISION	
STRUCTURES SECTION	
PECK ROAD	
PUMPHOUSE	
SCHEMATIC	
BRIDGE NO. 9292	
JOB NO.	
SHT. 9 OF 12	DWG. NO. 611087



Note:
Control wire splices
in gutter not shown.

Door Mounted Equipment
S1, S2 Breakers
S1, S2 Resists
SS1, SS2, TSWO, TSWI, TSWE
TM1, TM2, PL2, RL2

Panel Mounted Equipment
LL1, LL2, TB

AS BUILT

Date: 10/28/82 Corrections by: A.Y.
Resident Engineer: _____

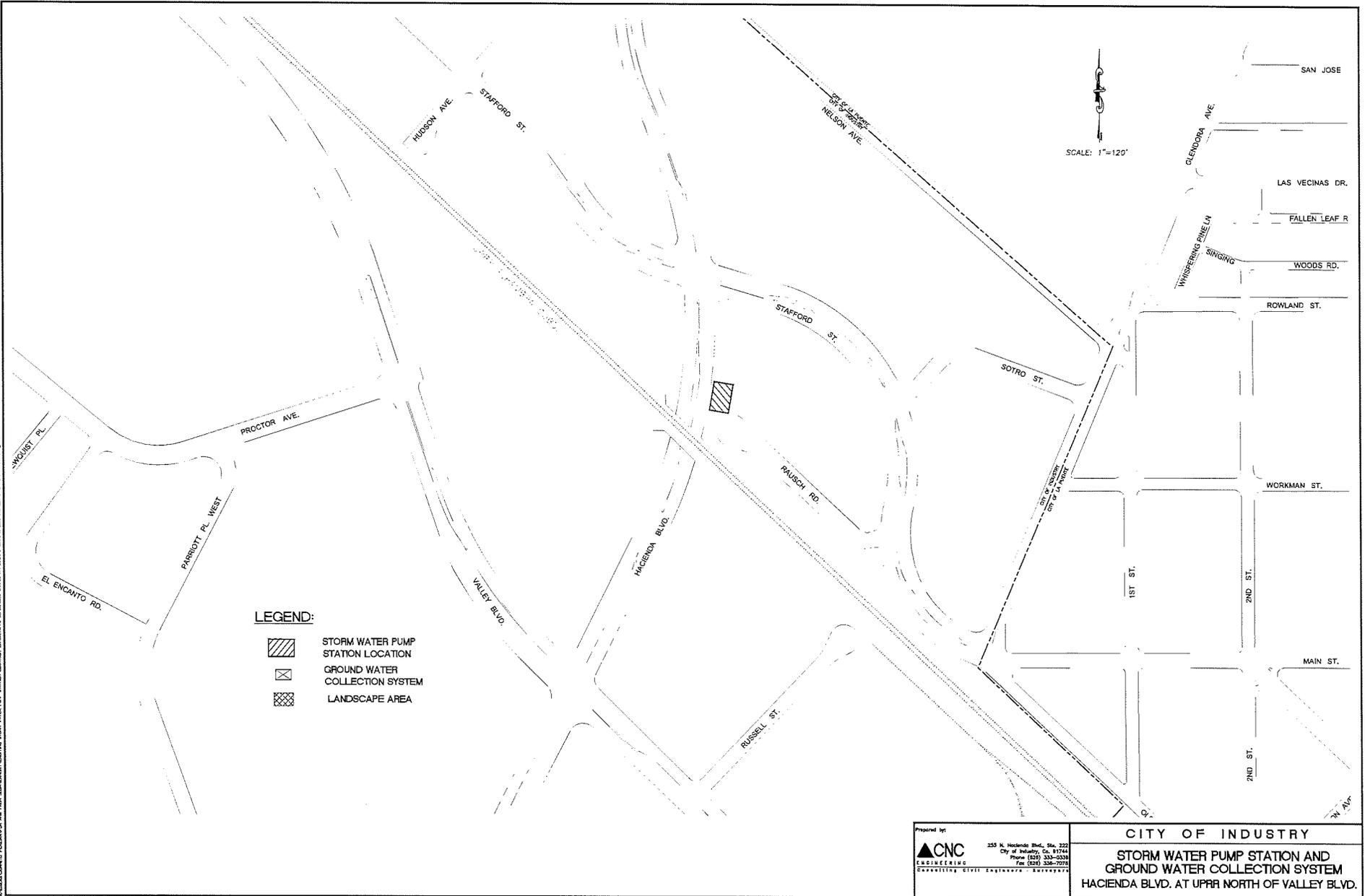
- ▲ Wiring diagram for RL2 changed.
- ▲ Wiring diagram for PL2 changed.

* Not required if the
system is not grounded
at the secondary of
the utility transformer.

LOS ANGELES COUNTY ROAD DEPARTMENT DESIGN DIVISION STRUCTURES SECTION	
PECK ROAD PUMPHOUSE	
WIRING DIAGRAM	
PROJECT NO. 2292	DATE 10/28/82
JOB NO. _____	DRAWING NO. 611036
BY: [Signature]	CHECKED: [Signature]



UNDESIGNED: INDICATES THE STORM WATER PUMP STATION LOCATION. DESIGNATED STORM WATER PUMP STATION LOCATIONS SHOWN ON SHEET 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.



- LEGEND:**
-  STORM WATER PUMP STATION LOCATION
 -  GROUND WATER COLLECTION SYSTEM
 -  LANDSCAPE AREA

Prepared by:
CNC
 ENGINEERING
 CONSULTING CIVIL ENGINEERS

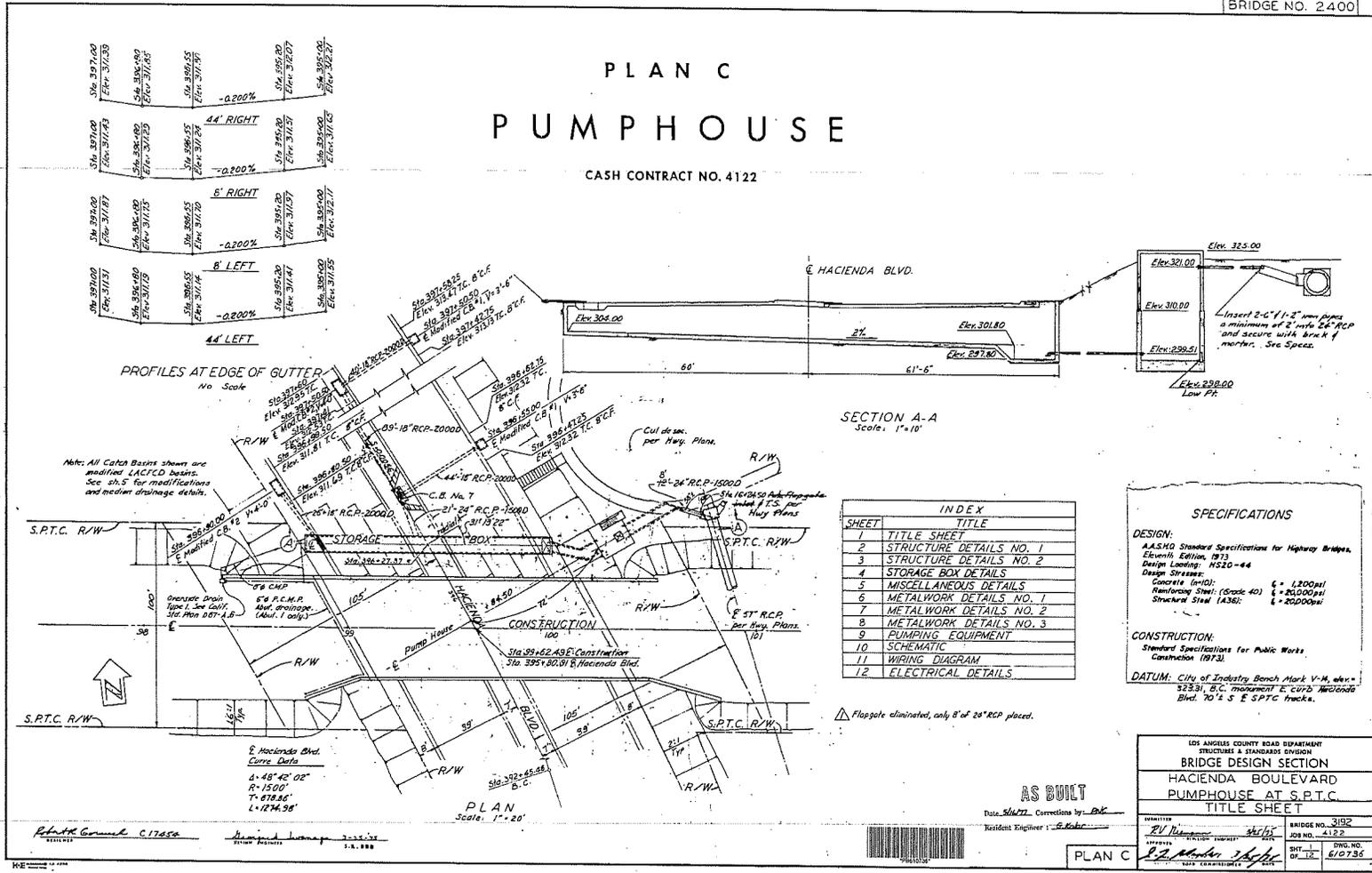
255 N. Hacienda Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone (626) 333-0338
 Fax (626) 338-7076

CITY OF INDUSTRY

**STORM WATER PUMP STATION AND
 GROUND WATER COLLECTION SYSTEM
 HACIENDA BLVD. AT UPPER NORTH OF VALLEY BLVD.**

PLAN C PUMPHOUSE

CASH CONTRACT NO. 4122

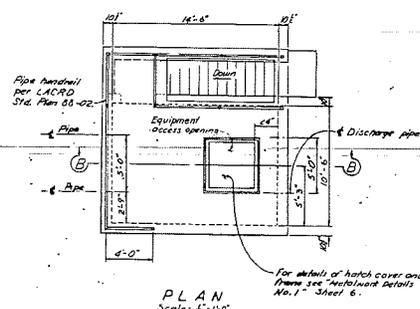


M. A. CHAN
 CIVIL ENGINEER
 No. 1273
 License
 R. B. BENTLEY
 CIVIL ENGINEER
 No. 1276
 License

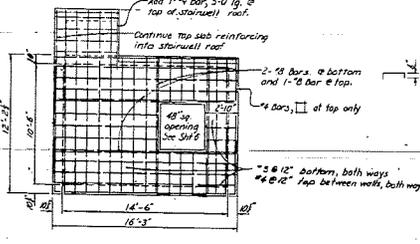
[Signature]
 CIVIL ENGINEER
 No. 1273
 License
 [Signature]
 CIVIL ENGINEER
 No. 1276
 License



PLAN C



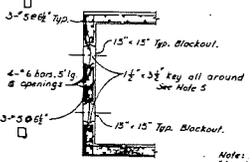
PLAN
Scale: 1/4" = 1'-0"



TOP SLAB REINFORCEMENT
Scale: 1/4" = 1'-0"

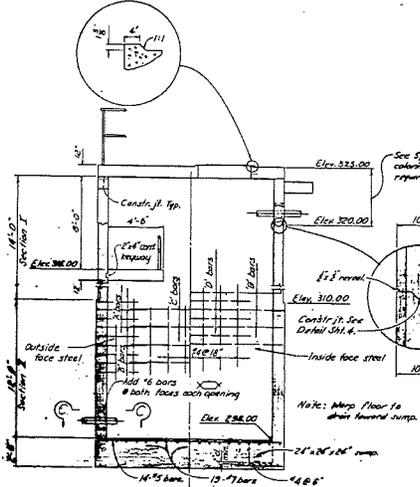


SECTION D-D
Scale: 6" = 1'-0"



SECTION C-C
Scale: 1/2" = 1'-0"

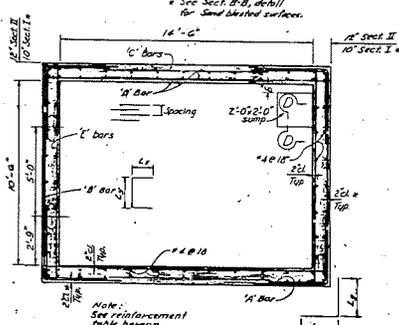
Note:
Step has vertical start @ opening.



SECTION B-B
Scale: 1/4" = 1'-0"

BAR NO	SECT I	SECT II
A' BAR	#7 @ 18"	#8 @ 18"
Lx	3'-0"	5'-6"
Ly	3'-6"	3'-6"
B' BAR	#7 @ 18"	#7 @ 18"
Lx	4'-3"	6'-3"
Ly	11'-10"	12'-2"
C' BAR	#8 @ 18"	#8 @ 18"
Lx	12'-0"	10'-5"
D' BAR	#8 @ 18"	#8 @ 18"
Lx	15'-2"	13'-4"
E' BAR	#8 @ 18"	#8 @ 18"
Lx	11'-10"	12'-2"

PUMPHOUSE REINFORCEMENT
Note:
Section I Elev. 324.00 to Elev. 310.00
Section II Elev. 310.00 to Elev. 298.00



TYPICAL PUMPHOUSE SECTION
Scale: 1/4" = 1'-0"

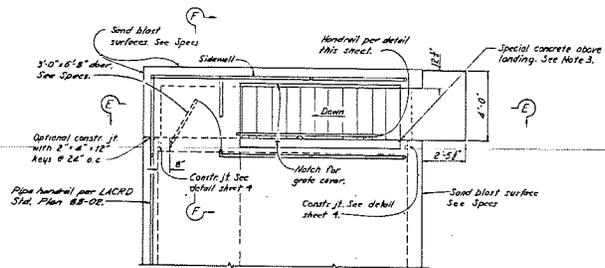
- NOTES - Unless otherwise indicated:
1. Reinforcing steel shall have 2" cover.
 2. Bar splices shall be staggered and lapped 24 diameters minimum.
 3. For location and identification of electrical plans see Sheet 12.
 4. For additional details see Sheet 3 and 9.
 5. Mortared joint to be pressure tight or mud filling blockout.

AS BUILT

Date: 3/2/77, Correction by: P.H.K.
Resident Engineer: G. F. Kuhn

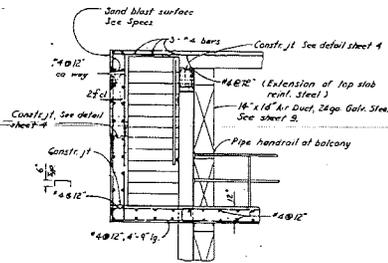
LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURE & MAINTENANCE DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD	
PUMPHOUSE AT S.P.T.C.	
STRUCTURE DETAILS NO. 1	
PROJECT NO. 3192	SHEET NO. 4172
DATE: 3/2/77	BY: P.H.K.
CHKD BY: G.F.K.	DATE: 3/2/77

PLAN C



Note: Stairway grate cover not shown See sheet B for details.

PLAN
Scale: 1/4" = 1'-0"

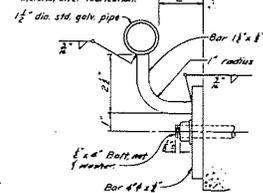


SECTION F-F
Scale: 1/8" = 1'-0"

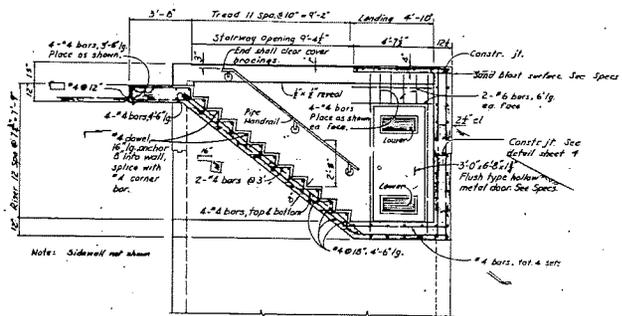


STEP DETAIL
Scale: 1/2" = 1'-0"

Note: Not dip galvanize all material after fabrication.

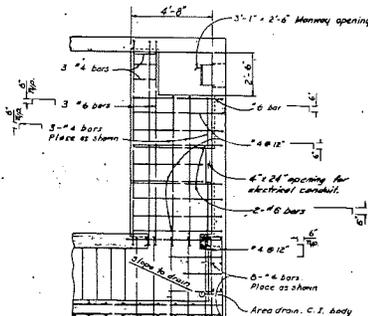


HANDRAIL DETAIL
No Scale



Note: Sidelwall not shown

SECTION E-E
Scale: 3/8" = 1'-0"



BALCONY PLAN
Scale: 3/8" = 1'-0"

Note: Steel pattern is the same for top and bottom mats. Pumphouse shaft reinforcing steel not shown.

NOTES - Unless otherwise indicated:

1. Reinforcing steel shall have 2" cover.
2. Bar splices shall be staggered and lapped 24 bar diameters minimum.
3. See Specs for special coloring and aggregate requirements for exterior pumphouse walls and roof. Place 3/8" reveal at all junctions of special concrete and standard concrete that can be seen.



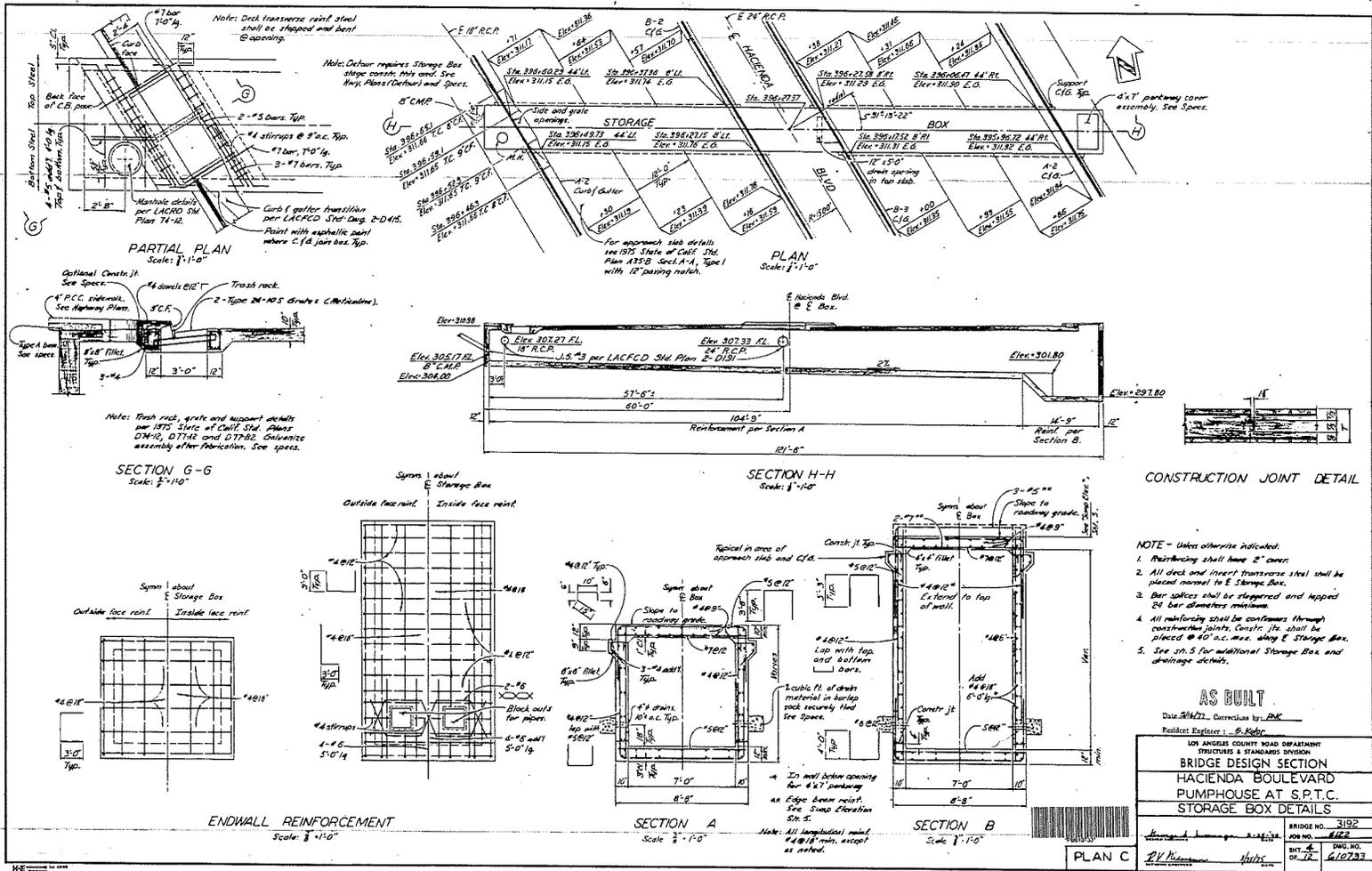
SAN JOAQUIN COUNTY WATER DEPARTMENT STRUCTURES & MECHANICAL DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.	
STRUCTURE DETAILS NO. 2	
DRAWN BY: <i>[Signature]</i>	CHECKED BY: <i>[Signature]</i>
DATE: <i>[Date]</i>	SCALE: <i>[Scale]</i>
PROJECT NO. <i>[Number]</i>	SHEET NO. <i>[Number]</i>

AS BUILT

Date: *[Date]* Corrections by: *[Signature]*

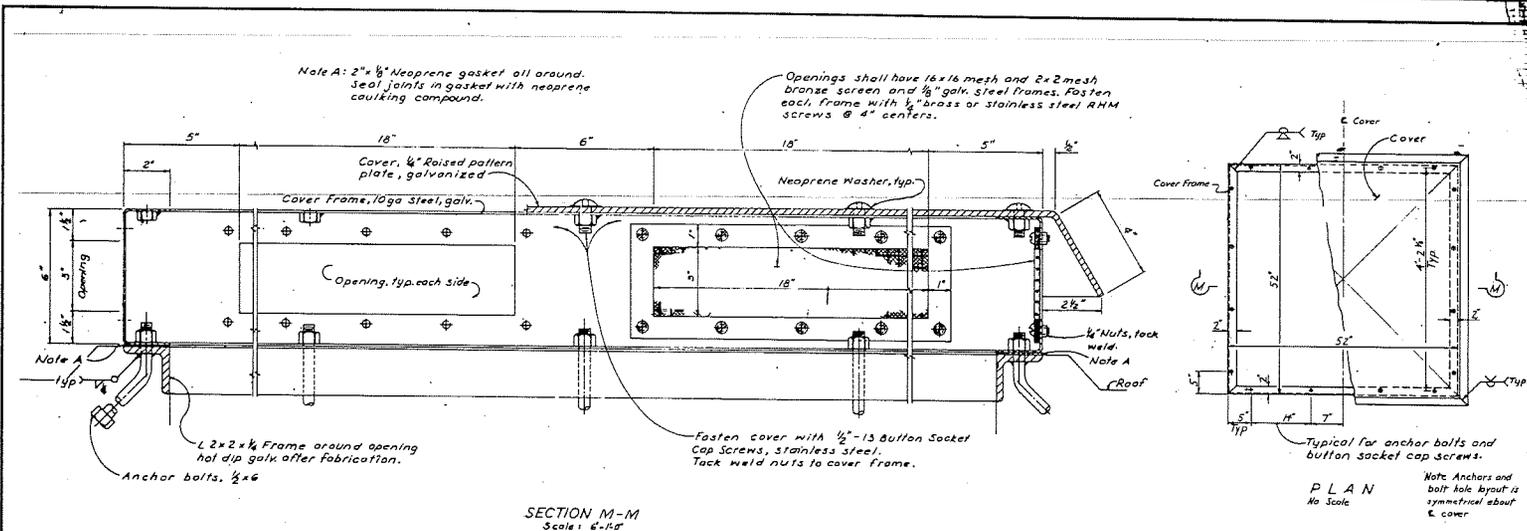
Resident Engineer: *[Signature]*

PLAN C

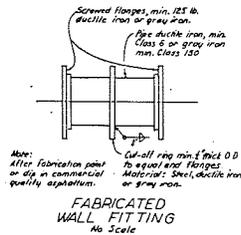
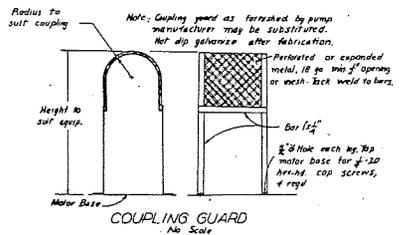
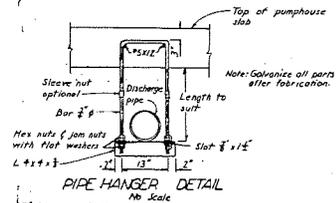


DRAWN: J. CAVY, NOV. 1973
 CHECKED: R. BARHAM, DEC. 1973
 PROJECT:

LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.	
STORAGE BOX DETAILS	
BRIDGE NO. 3192	
JOB NO. 1122	
SHT. 4	DWG. NO. 610733
OP. 12	



HATCH COVER DETAILS

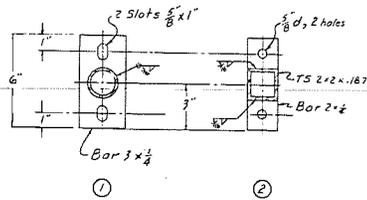


AS BUILT

Date: 5/24/21. Corrected by: PWC
Resident Engineer: E. Kolar

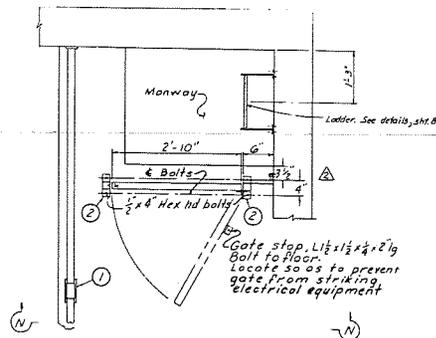
LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.	
METALWORK DETAILS NO. 1	
APPROVED: [Signature]	DATE: 5/24/21
DESIGNED: [Signature]	BY: [Signature]
CHECKED: [Signature]	DATE: 5/24/21

PLAN C

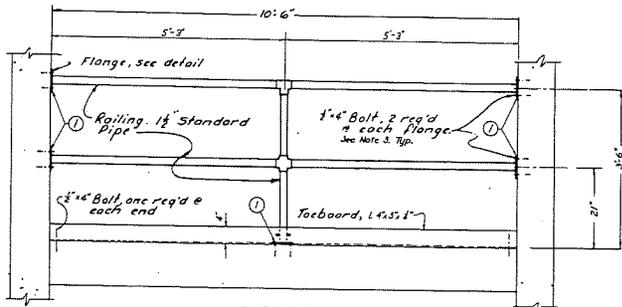


FLANGES
Scale: 4" = 1'-0"

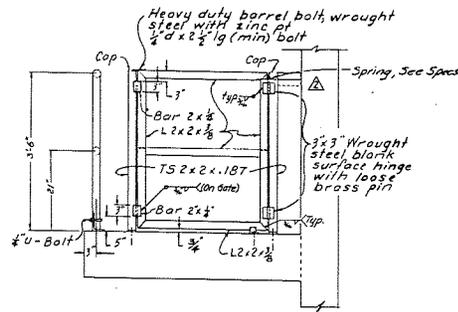
Note: Circled numbers refer to flange type. See detail, this sheet.



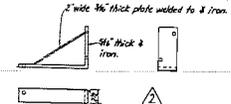
PLAN
Scale: 1" = 1'-0"



ELEVATION
Scale: 1" = 1'-0"



SECTION N-N
Scale: 1" = 1'-0"



NOTES - Unless otherwise indicated:
1. Weld and grind smooth all connections.
2. Hot dip galvanize after fabrication.
3. Bolts may be cast in place or bolts used with expansion anchors.

⚠ Bracket bolted to wall & gate post. Gate is too heavy and post can't support gate.

AS BUILT

Date 5/16/22. Corrections by: *DNK*
Revised Engineer: *E. Keller*

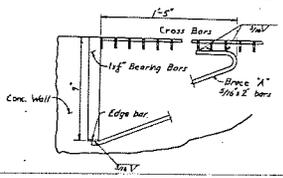
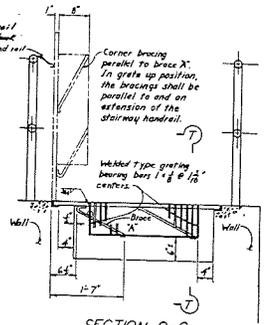
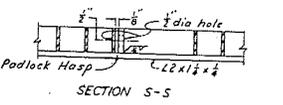
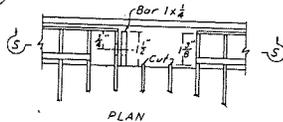
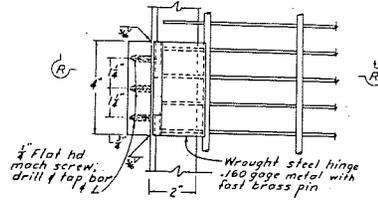
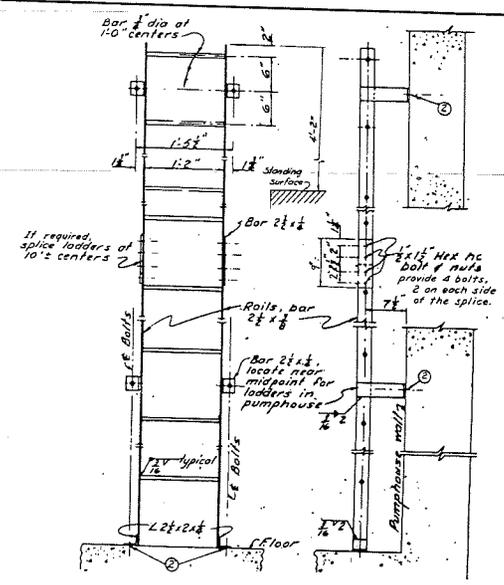
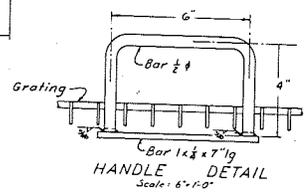
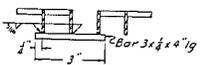
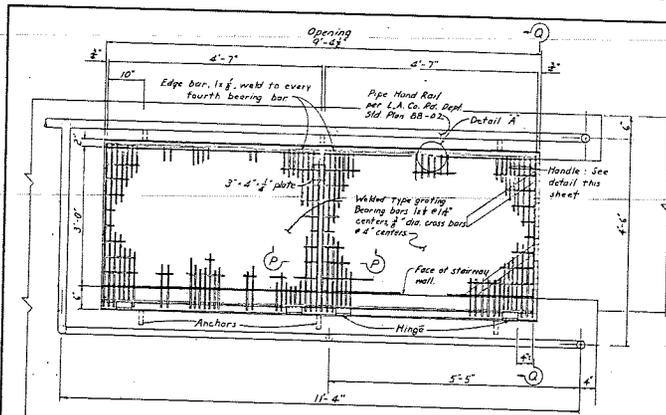
LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.	
METALWORK DETAILS NO. 2	
BRIDGE NO. 3192	DWG. NO. 4112
DATE 12	DWG. NO. 6107.30

M. J. Chen
 02/22/22
 A. W. Mueller
 02/22/22

BALCONY RAILING AND MANWAY GUARD

PLAN C

RV *MLC*



- NOTES - Unless otherwise indicated:
1. Hot-dip galvanize all material after fabrication.
 2. Ladder, rails shall have smooth edges.
 3. 2" x 1/2" Hex Hd. Bolts cast-in-place or 8" bolts with expansion anchors.

AS BUILT

Date: 5/16/77, Checked by: BHK

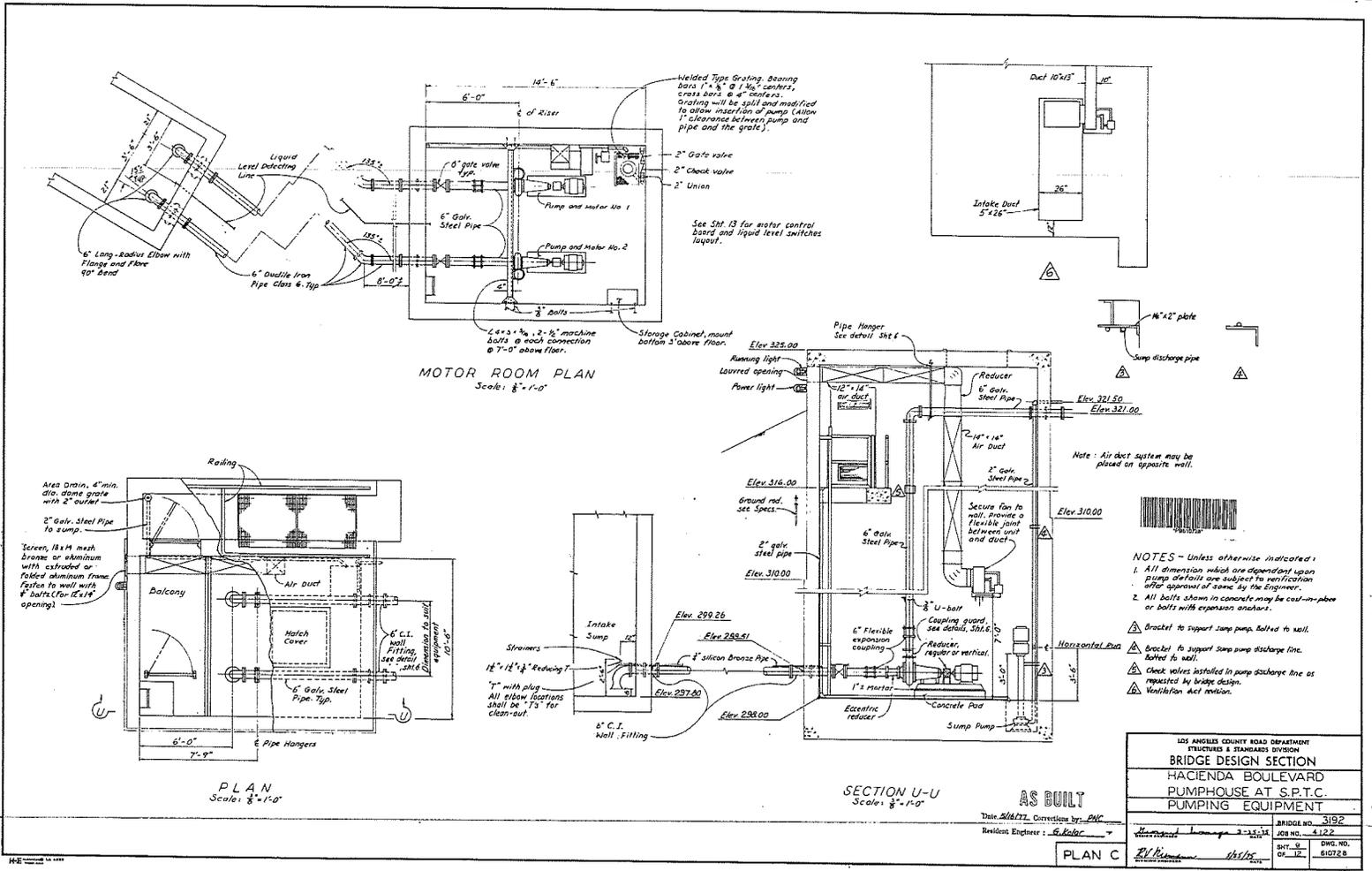
Revised By: G. Kolar

SAN ANGELO COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.	
METALWORK DETAILS NO. 3	
BRIDGE NO. 3192	DWG. NO. 4122
JOB NO. 4122	DWG. NO. 0/0729
DATE: 5/16/77	BY: BHK

H. H. Gilman, Designer
 Date: 1/17/73
 Checked: G. Kolar
 Date: 1/17/73

STAIRWAY COVER DETAILS

PLAN C



MOTOR ROOM PLAN
Scale: 3/8" = 1'-0"

PLAN
Scale: 3/8" = 1'-0"

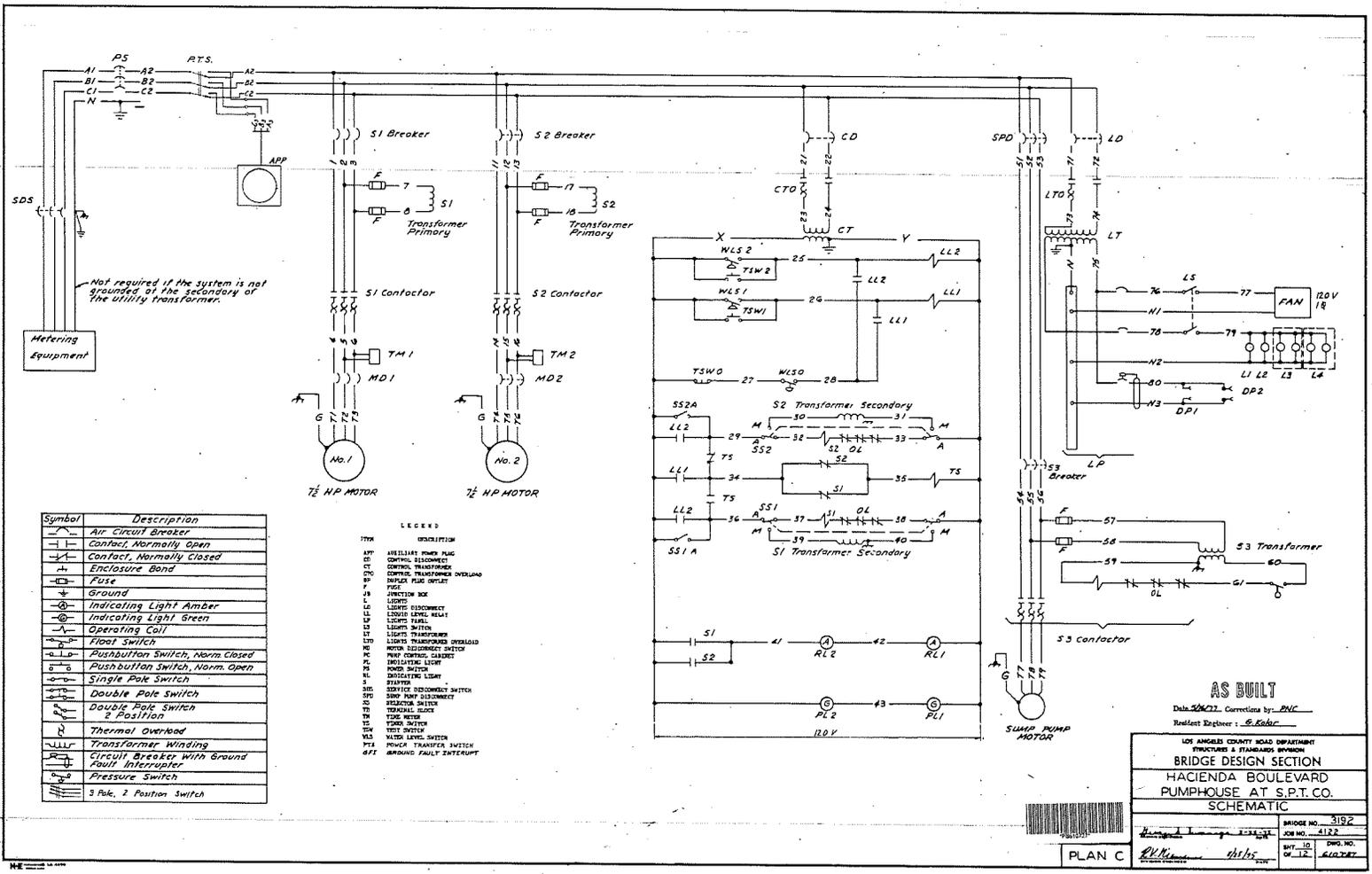
SECTION U-U
Scale: 3/8" = 1'-0"

PLAN C

- NOTES - Unless otherwise indicated:
1. All dimension which are dependent upon pump details are subject to verification after approval of same by the engineer.
 2. All bolts shown in concrete may be cast-in-place or bolts with expansion anchors.
- ▲ Bracket to support sump pump bolts to wall.
 - ▲ Bracket to support sump pump discharge line bolted to wall.
 - ▲ Check valves installed in pump discharge line as requested by bridge design.
 - ▲ Ventilation duct min.

LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C. PUMPING EQUIPMENT	
BRIDGE NO. 3192	JOB NO. 4122
DATE 2/14/77	BY 3/18/77
RESIDENT ENGINEER: G. Kolar	DWG. NO. 09-12
DATE 2/14/77	BY 3/18/77

M. F. Chan
 1/25/75
 A. Karamanliou
 1/25/75
 1/25/75



Not required if the system is not grounded at the secondary of the utility transformer.

Symbol	Description
	Air Circuit Breaker
	Contact, Normally Open
	Contact, Normally Closed
	Enclosure Band
	Fuse
	Ground
	Indicating Light Amber
	Indicating Light Green
	Operating Call
	Float Switch
	Pushbutton Switch, Norm. Closed
	Pushbutton Switch, Norm. Open
	Single Pole Switch
	Double Pole Switch
	Double Pole Switch, 2 Position
	Thermal Overload
	Transformer Winding
	Circuit Breaker With Ground Fault Interrupter
	Pressure Switch
	3 Pole, 2 Position Switch

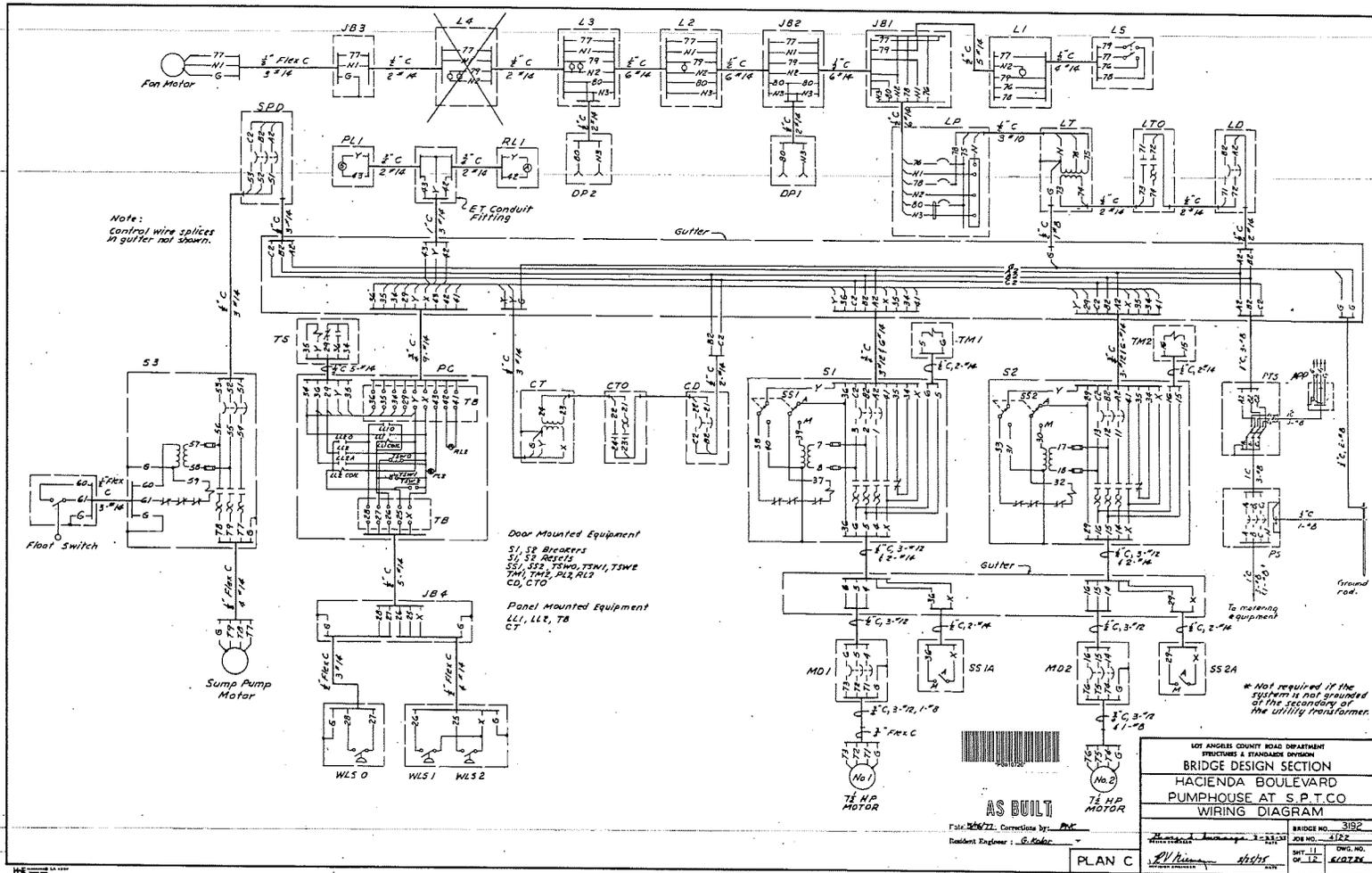
SYMBOL	DESCRIPTION
APP	APPLIANCE POWER PLUG
CD	CONTROL DISCONNECT
CT	CONTROL TRANSFORMER
CTO	CONTROL TRANSFORMER OVERLOAD
CP	CONSUMER POWER OUTLET
F	FUSE
J	JUNCTION BOX
L	LIGHT
LED	LIGHT DISCONNECT
LE	LIGHTS LINE, REAR
LS	LIGHTS PANEL
LT	LIGHTS TAP
LTP	LIGHTS TRANSFORMER
LTP	LIGHTS TRANSFORMER OVERLOAD
MO	MOTOR OVERLOAD SWITCH
PC	PUMP CONTROL SWITCH
PL	INDICATING LIGHT
PS	POWER SWITCH
RL	INDICATING LIGHT
S	STARTER
SBS	STARTER DISCONNECT SWITCH
SPS	START PUMP DISCONNECT
SW	BREAKER SWITCH
VS	VERSALL SLIDE
VM	VALVE MOTOR
VS	VALVE SWITCH
VMS	VALVE MOTOR
VLS	VALVE LEVEL SWITCH
PT	POWER TRANSFER SWITCH
GFI	GROUND FAULT INTERRUPT

AS BUILT
 Date: 5/24/22, Correction by: *DNK*
 Resident Engineer: *G. Kolar*

LOS ANGELES COUNTY ROAD DEPARTMENT
 STRUCTURES & STANDARDS DIVISION
 BRIDGE DESIGN SECTION
 HACIENDA BOULEVARD
 PUMPHOUSE AT S.P.T. CO.
 SCHEMATIC

BRIDGE NO. 3192
 JOB NO. 4122
 DATE: 12/11/18
 DWG. NO. 4122-01

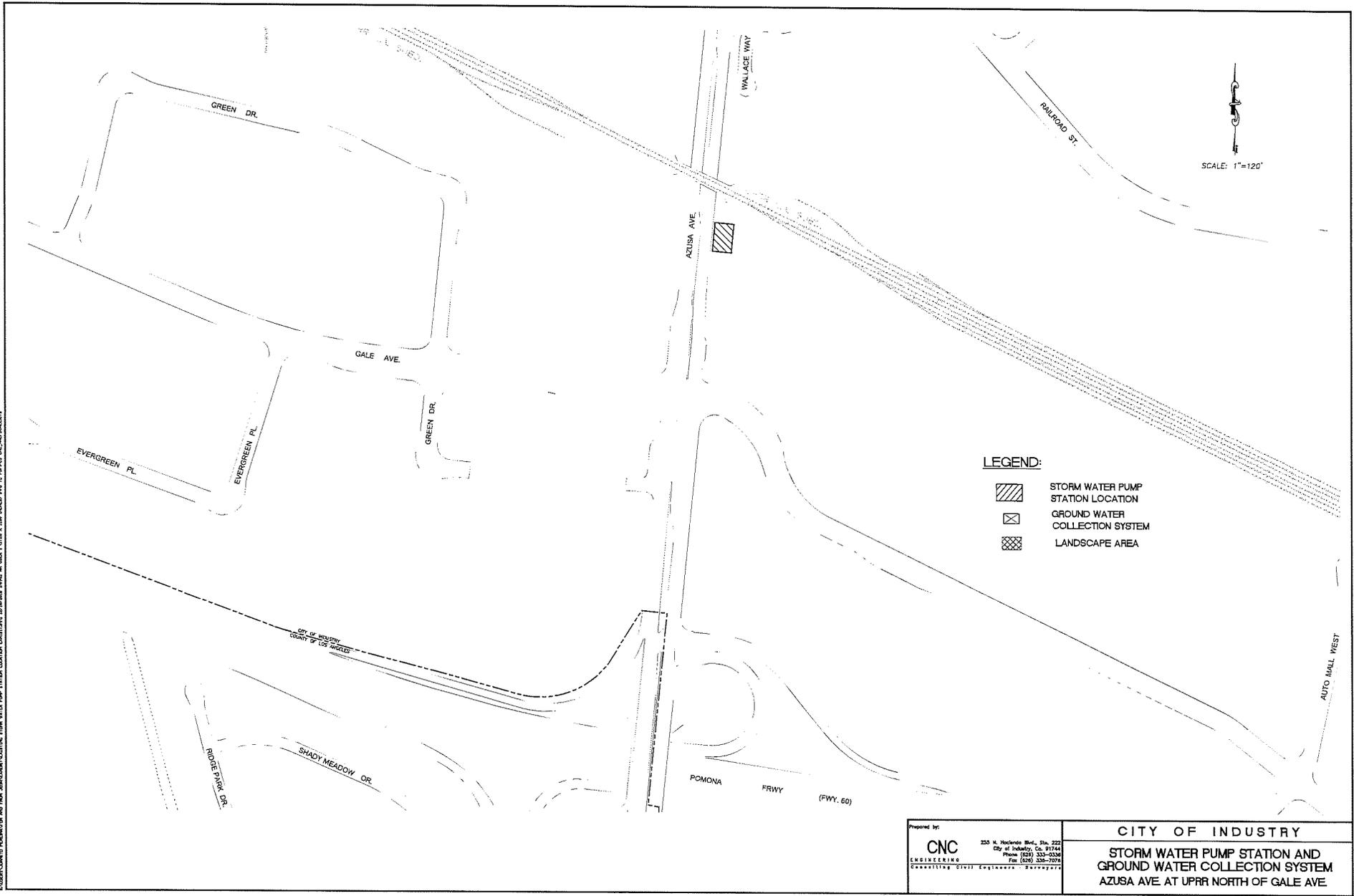
PLAN C



LOS ANGELES COUNTY ROAD DEPARTMENT STRUCTURES & STANDARDS DIVISION	
BRIDGE DESIGN SECTION	
HACIENDA BOULEVARD PUMPHOUSE AT S.P.T.C.O.	
WIRING DIAGRAM	
BRIDGE NO. 3192	JOB NO. 3192
DATE: 11-50	DWG. NO. 610726

M.F.G. 1273
 11/50
 11/50

UNDESIGNED PUMP/STATION AND PUMP PERFORMANCE/STATION DATA SHALL BE DETERMINED BY THE ENGINEER. THE CITY OF INDUSTRY, CALIFORNIA, IS THE USER OF THIS DRAWING. THE USER SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE DATA PROVIDED.



- LEGEND:**
-  STORM WATER PUMP STATION LOCATION
 -  GROUND WATER COLLECTION SYSTEM
 -  LANDSCAPE AREA

Prepared by:
CNC
 ENGINEERING
 CONSULTING CIVIL ENGINEERS

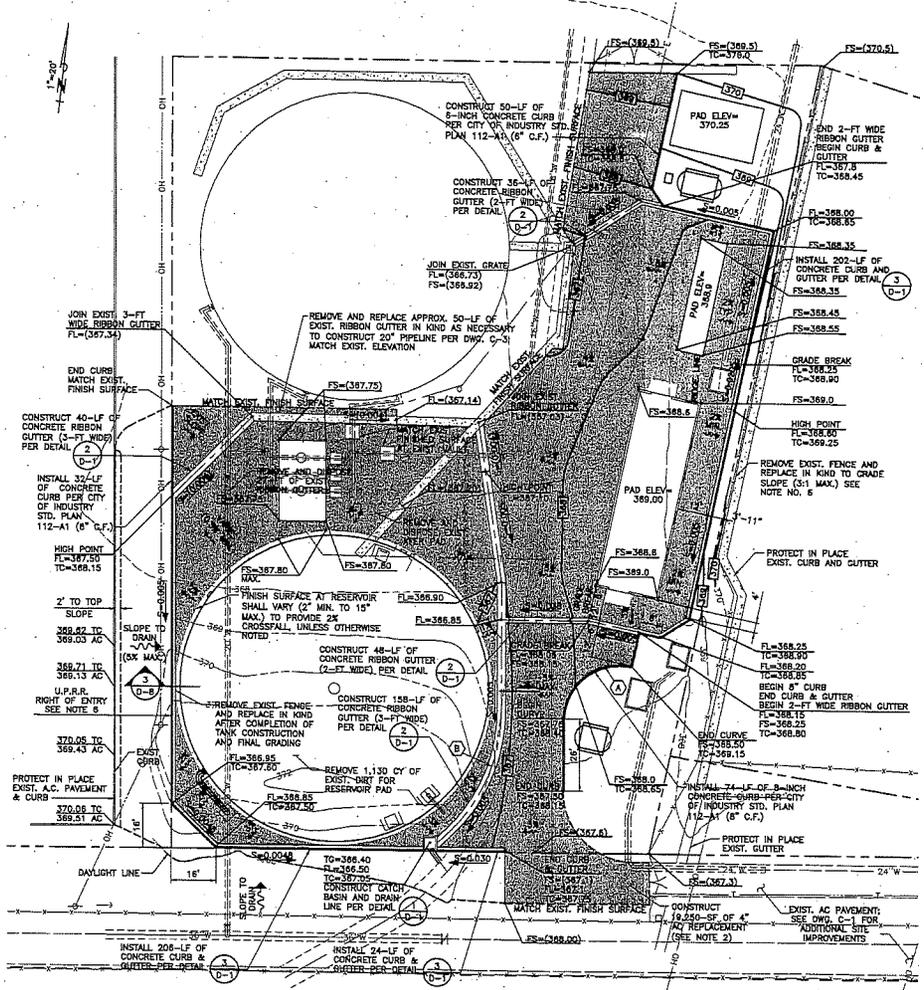
255 N. Hacienda Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone (626) 333-0336
 Fax (626) 336-7079

CITY OF INDUSTRY
**STORM WATER PUMP STATION AND
 GROUND WATER COLLECTION SYSTEM
 AZUSA AVE. AT UPRR NORTH OF GALE AVE**

NOTES:

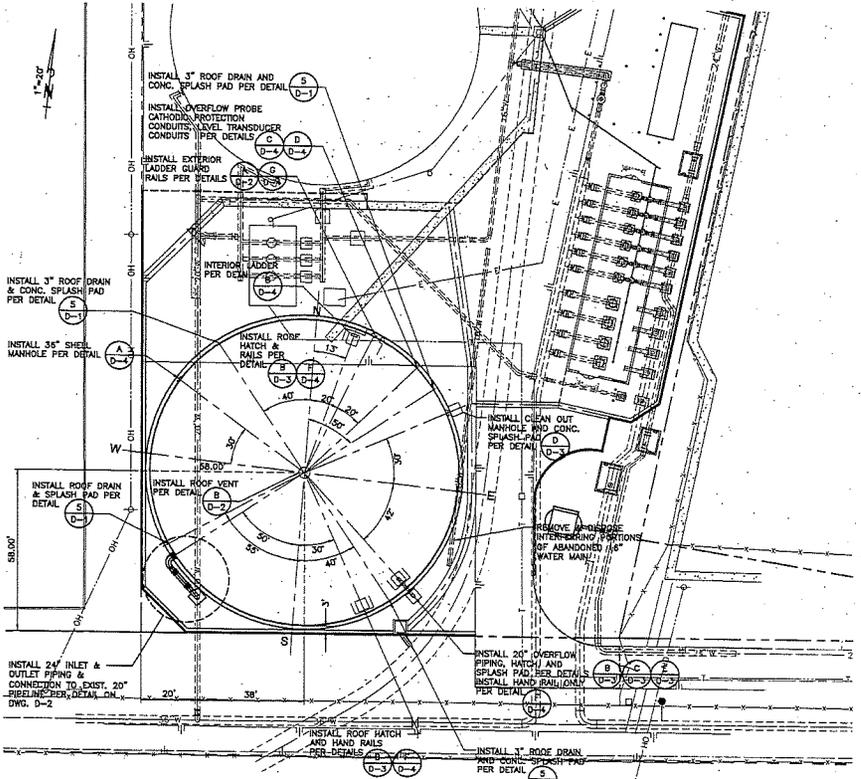
- ELEVATIONS IN (##) ARE SPOT ELEVATIONS OF EXISTING PAVEMENT SURFACE. CONTRACTOR SHALL CONSTRUCT NEW FINISHED SURFACE IMPROVEMENTS TO MATCH THESE GRADES.
- REMOVE AND DISPOSE EXISTING AC PAVEMENT (EXIST. SECTION 4" THK. AC OVER 12" THK. C&B) WITHIN LIMITS OF SAWCUT AND PRECISE REPLACEMENT. CONSTRUCT NEW SITE PAVING PER PLANS TO MATCH EXIST. AC SECTION THICKNESS UNLESS NOTED OTHERWISE IN TIE-IN SECTION.
- CONTRACTOR SHALL OVEREXCAVATE AND RE-COMPACT TO 90% MAXIMUM DRY DENSITY AT LEAST 3-FEET BENEATH PROPOSED SLABS AND FOOTINGS AND TO 3-FEET BEYOND THE EDGES OF THE FOOTING.
- ALL CONCRETE CROSS GUTTERS (SPAWNELED), SIDEWALKS, CURBS OR CURBS & GUTTERS, TO BE REMOVED AND REPLACED SHALL BE SAWCUT TO THE NEAREST TRANSVERSE SCORE MARK OR ADJUSTABLE CONTROL JOINT OR WEARDED PLANE JOINT AND REPLACED IN CONFORMANCE WITH THE CITY OF INDUSTRY. ALL EXPOSED CONCRETE SURFACES SHALL CONFORM IN GRADE, COLOR AND FINISH TO ALL ADJOINING CROSS GUTTERS (SPAWNELED), SIDEWALKS, CURBS OR CURBS & GUTTERS.
- ALL P.C.C. AND A.C. PAVEMENT REMOVALS SHALL BE OUTLINED TO NECESSARY WORKING LIMITS AND SAWCUT PRIOR TO THE REMOVAL. ALL DEBRIS CREATED BY THE REMOVAL OPERATIONS SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE DISPOSED OF AWAY FROM THE JOB SITE IN A MANNER AND AT A LOCATION ACCEPTABLE TO ALL CONTROLLING AGENCIES.
- IUDA IS IN THE PROCESS OF OBTAINING RIGHT OF ENTRY PERMITS FROM ADJACENT PROPERTY OWNERS. CONTRACTOR SHALL COORDINATE WITH ADJACENT PROPERTY OWNERS TO COMPLY WITH THE REQUIREMENTS OF PERMITS FOR REMOVAL AND REPLACEMENT OF EXISTING FENCE, GRADING OF SITE, AND CONSTRUCTION OF NEW STEEL RESERVOIR, PUMP STATION, AND SITE IMPROVEMENTS. CONTRACTOR SHALL INSTALL TEMPORARY FENCING AS REQUIRED BY THE RESPECTIVE PROPERTY OWNER AND IUDA INSPECTOR TO SECURE THE SITE DURING CONSTRUCTION.

TEMPORARY BENCHMARK:
ELEVATION - TOP OF FOOTING OF EXISTING RESERVOIR, EL. = 369.50



**SAN JOSE CREEK
FINISH GRADING PLAN**
SCALE: 1" = 20'

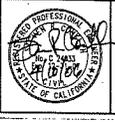
CURVE DATA				
Δ	R	L	T	
(A)	101°56'12"	20.00'	35.58'	-
(B)	45°30'36"	60.00'	47.66'	-



**SAN JOSE CREEK
RESERVOIR LAYOUT PLAN**
SCALE: 1" = 20'

RECORD DRAWINGS
These Record Drawings have been prepared based on information submitted, in part, by others. While this information is believed to be reliable, Tetra Tech is not responsible for its accuracy nor for errors or omissions which may have been incorporated into these plans as a result.

REVISIONS	DATE	BY	NO.
RECORD DRAWING	05/08	JA	



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 202
Irvine, California 92618
(949) 727-7098
(949) 727-7097 FAX

SCALE: 1"=20'
DATE: APR 2008
FILENAME: CRPL01
DESIGNED BY: MTC
DRAWN BY: WEG
CHECKED BY: SRC

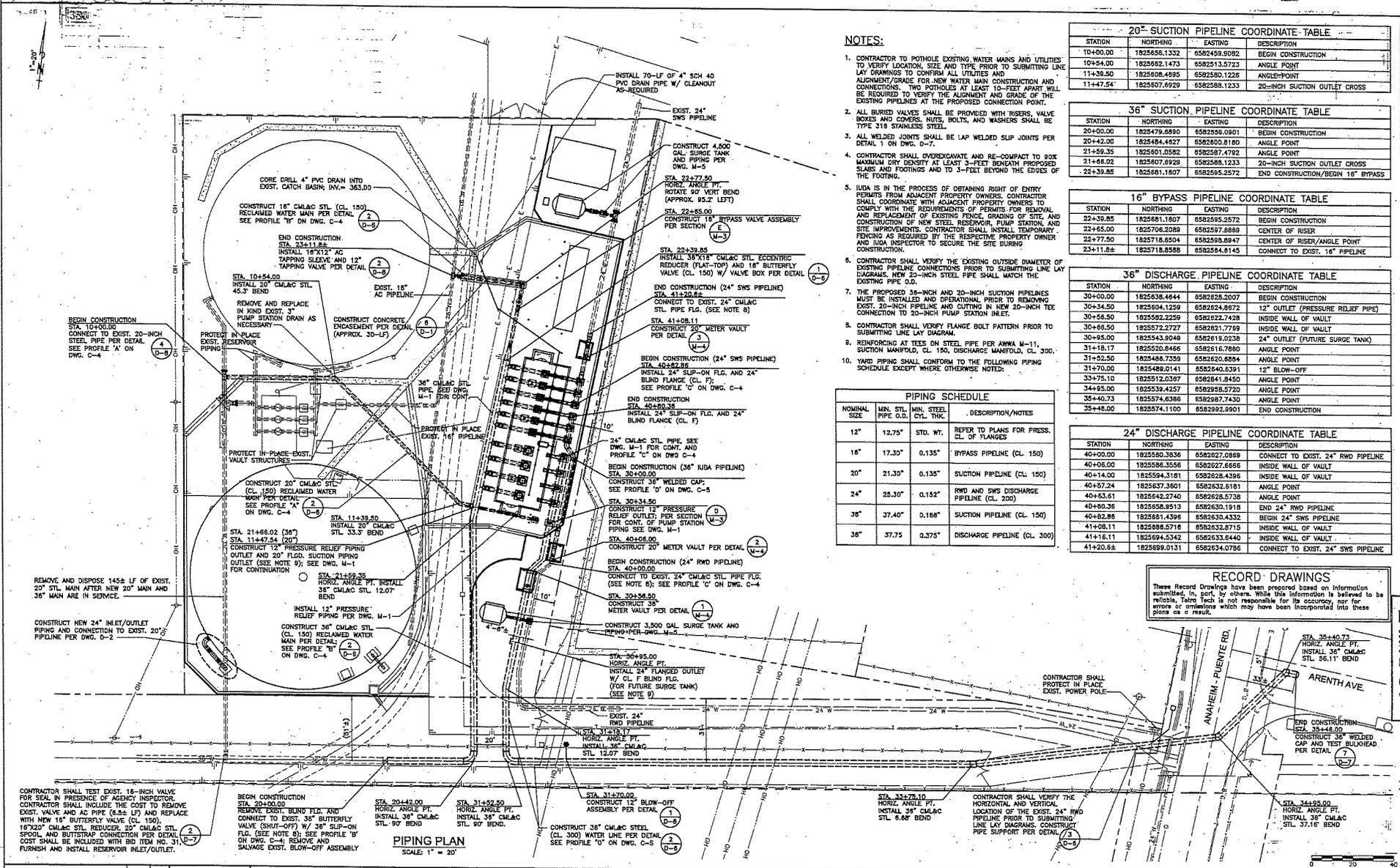
APPROVED BY:
John P. ...
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

FINISH GRADING AND RESERVOIR LAYOUT PLAN

C-2
IUDA CONTRACT NO. RW-0329
DWG. NO. 3 OF 53

AS-BUILT



- NOTES:**
- CONTRACTOR TO POTHOLE EXISTING WATER MAINS AND UTILITIES TO VERIFY LOCATION, SIZE AND TYPE PRIOR TO SUBMITTING LINE LAY DRAWINGS TO CONFIRM ALL UTILITIES AND ALIGNMENT/GRADE FOR NEW WATER MAIN CONSTRUCTION AND CONNECTIONS. TWO POTHOLES AT LEAST 10- FEET APART WILL BE REQUIRED TO VERIFY THE ALIGNMENT AND GRADE OF THE EXISTING PIPELINES AT THE PROPOSED CONNECTION POINT.
 - ALL BURIED VALVES SHALL BE PROVIDED WITH RISERS, VALVE BOXES AND COVERS, NUTS, BOLTS, AND WASHERS SHALL BE TYPE 316 STAINLESS STEEL.
 - ALL WELDED JOINTS SHALL BE LAP WELDED SUB JOINTS PER DETAIL 1 ON DWG. D-7.
 - CONTRACTOR SHALL OVEREXCAVATE AND RE-COMPACT TO 95% MAXIMUM DRY DENSITY AT LEAST 3- FEET BENEATH PROPOSED SLABS AND FOOTINGS AND TO 3- FEET BEYOND THE EDGES OF THE FOOTING.
 - IUDA IS IN THE PROCESS OF OBTAINING RIGHT OF ENTRY PERMITS FROM ADJACENT PROPERTY OWNERS. CONTRACTOR SHALL COORDINATE WITH ADJACENT PROPERTY OWNERS TO COMPLY WITH THE REQUIREMENTS OF PERMITS FOR REMOVAL AND REPLACEMENT OF EXISTING FENCE, GRADING OF SITE, AND CONSTRUCTION OF NEW SITE RESERVOIR, PUMP STATION AND SITE IMPROVEMENTS. CONTRACTOR SHALL INSTALL TEMPORARY FENCING AS REQUIRED BY THE RESPECTIVE PROPERTY OWNER AND IUDA INSPECTOR TO SECURE THE SITE DURING CONSTRUCTION.
 - CONTRACTOR SHALL VERIFY THE EXISTING OUTSIDE DIAMETER OF EXISTING PIPELINE CONNECTIONS PRIOR TO SUBMITTING LINE LAY DIAGRAMS. NEW 20- INCH STEEL PIPE SHALL MATCH THE EXISTING PIPE O.D.
 - THE PROPOSED 36- INCH AND 20- INCH SUCTION PIPELINES MUST BE INSTALLED AND OPERATIONAL PRIOR TO REMOVING EXIST. 20- INCH PIPELINE AND CUTTING IN NEW 20- INCH TEE CONNECTION TO 20- INCH PUMP STATION INLET.
 - CONTRACTOR SHALL VERIFY FLANGE BOLT PATTERN PRIOR TO SUBMITTING LINE LAY DIAGRAM.
 - REINFORCING AT TEES ON STEEL PIPE PER ANNA M-11, SUCTION MAINFLD, CL. 150, DISCHARGE MAINFLD, CL. 300.
 - YARD PIPING SHALL CONFORM TO THE FOLLOWING PIPING SCHEDULE EXCEPT WHERE OTHERWISE NOTED:

PIPING SCHEDULE			
NOMINAL SIZE	MIN. STL. PIPE O.D.	MIN. STEEL CYL. THK.	DESCRIPTION/NOTES
12"	12.75"	STD. WT.	REFER TO PLANS FOR PRESS. CL. OF FLANGES
18"	17.30"	0.135"	BYPASS PIPELINE (CL. 150)
20"	21.30"	0.135"	SUCTION PIPELINE (CL. 150)
24"	25.30"	0.192"	RWD AND SWS DISCHARGE PIPELINE (CL. 200)
36"	37.40"	0.168"	SUCTION PIPELINE (CL. 150)
38"	37.75"	0.375"	DISCHARGE PIPELINE (CL. 300)

20" SUCTION PIPELINE COORDINATE TABLE			
STATION	NORTHING	EASTING	DESCRIPTION
10+00.00	1825656.1332	6582459.6082	BEGIN CONSTRUCTION
10+54.00	1825662.1473	6582513.5723	ANGLE POINT
11+39.50	1825698.4695	6582580.1226	ANGLE POINT
11+47.54	1825607.6929	6582598.1233	END CONSTRUCTION/OUTLET CROSS

36" SUCTION PIPELINE COORDINATE TABLE			
STATION	NORTHING	EASTING	DESCRIPTION
20+00.00	1825479.6890	6581859.0901	BEGIN CONSTRUCTION
20+42.00	1825484.4827	6582800.8180	ANGLE POINT
21+59.35	1825601.0582	6582587.4792	ANGLE POINT
21+68.02	1825607.6929	6582588.1233	20- INCH SUCTION OUTLET CROSS
22+39.85	1825681.1807	6582595.2572	END CONSTRUCTION/BEGIN 16" BYPASS

16" BYPASS PIPELINE COORDINATE TABLE			
STATION	NORTHING	EASTING	DESCRIPTION
22+39.85	1825681.1807	6582595.2572	BEGIN CONSTRUCTION
22+65.00	1825706.2088	6582597.6869	CENTER OF RISER
22+77.50	1825718.6504	6582599.6947	CENTER OF RISER/ANGLE POINT
23+11.88	1825718.8588	6582584.6145	CONNECT TO EXIST. 16" PIPELINE

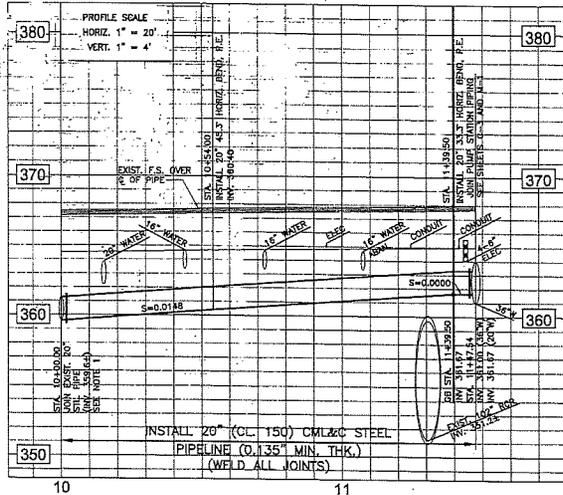
36" DISCHARGE PIPELINE COORDINATE TABLE			
STATION	NORTHING	EASTING	DESCRIPTION
30+00.00	1825638.4644	6582828.2007	BEGIN CONSTRUCTION
30+34.50	1825634.1259	6582824.9672	12" OUTLET (PRESSURE RELIEF PIPE)
30+58.50	1825592.2259	6582872.7428	INSIDE WALL OF VAULT
30+68.50	1825572.2727	6582821.7798	INSIDE WALL OF VAULT
30+85.00	1825543.6949	6582619.0238	24" OUTLET (FUTURE SURGE TANK)
31+18.17	1825520.6486	6582616.7880	ANGLE POINT
31+52.50	1825484.7359	6582620.6894	ANGLE POINT
31+70.00	1825489.0141	6582640.6391	12" BLOW-OFF
33+75.10	1825512.0397	6582841.8450	ANGLE POINT
34+85.00	1825539.4257	6582819.5720	ANGLE POINT
35+40.73	1825574.6386	6582987.7430	ANGLE POINT
35+48.00	1825574.1100	6582992.6901	END CONSTRUCTION

24" DISCHARGE PIPELINE COORDINATE TABLE			
STATION	NORTHING	EASTING	DESCRIPTION
40+00.00	1825580.3836	6582827.0889	CONNECT TO EXIST. 24" RWD PIPELINE
40+08.00	1825586.3556	6582827.6666	INSIDE WALL OF VAULT
40+14.00	1825594.3161	6582828.4396	INSIDE WALL OF VAULT
40+57.24	1825637.3801	6582632.6181	ANGLE POINT
40+63.61	1825642.2740	6582628.6736	ANGLE POINT
40+86.35	1825658.9513	6582635.1918	END 24" RWD PIPELINE
40+82.88	1825661.4368	6582633.4332	BEGIN 24" SWS PIPELINE
41+08.11	1825686.5718	6582632.8715	INSIDE WALL OF VAULT
41+16.11	1825694.5342	6582633.6440	INSIDE WALL OF VAULT
41+20.64	1825699.0131	6582634.0786	CONNECT TO EXIST. 24" SWS PIPELINE

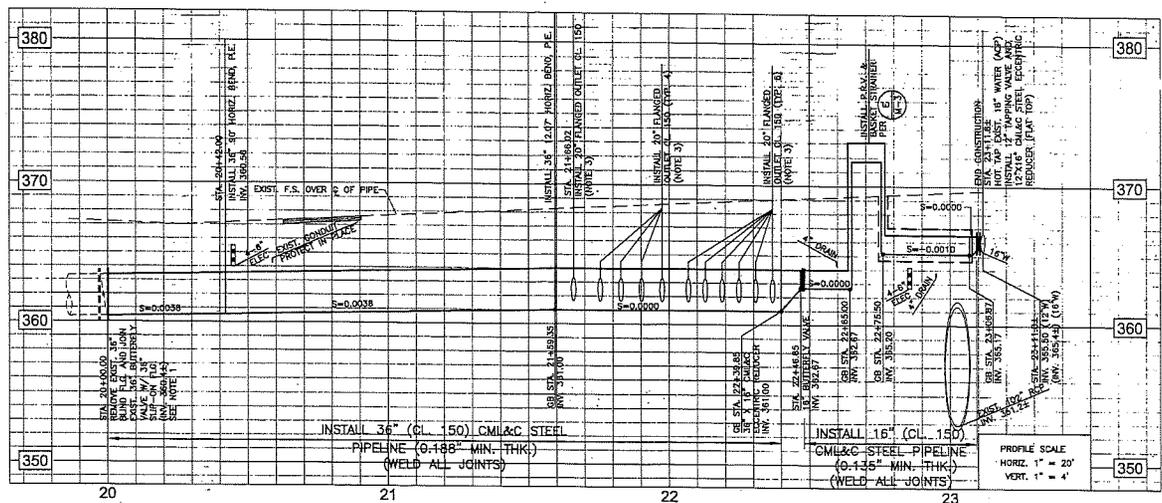
RECORD DRAWINGS
 These Record Drawings have been prepared based on information submitted, in part, by others. While this information is believed to be reliable, Tetra Tech is not responsible for its accuracy nor for errors of omission which may have been incorporated into these plans as a result.

RECORD DRAWING	05/08	PLANS PREPARED BY: TETRA TECH, INC. 16241 Laguna Canyon Road, Suite 200 Irvine, California 92618 (949) 727-7099 (949) 727-7057 FAX	SCALE: 1" = 20'	APPROVED BY: <i>John Ballou</i> AGENCY ENGINEER INDUSTRY URBAN-DEVELOPMENT AGENCY	INDUSTRY URBAN-DEVELOPMENT AGENCY 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A	YARD PIPING PLAN	C-3 IUDA CONTRACT NO. RW-0329 DWG. NO. 4 OF 53
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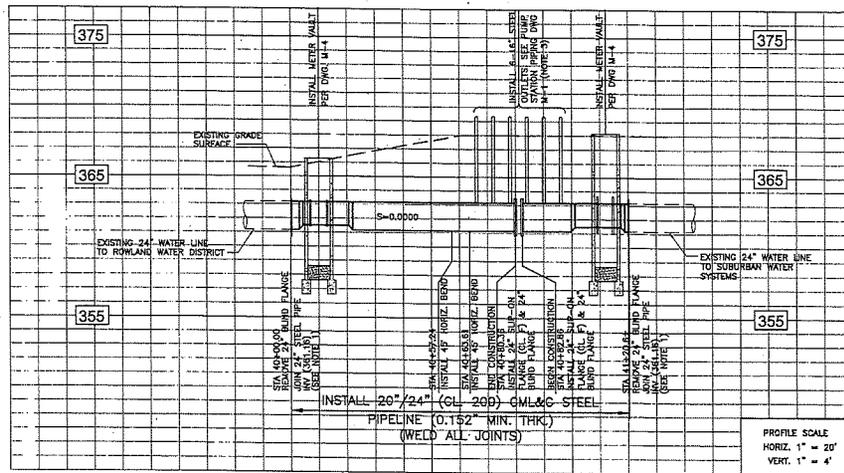
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PROFILE "A"



PROFILE "B"



PROFILE "C"

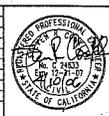
NOTES:

1. CONTRACTOR TO POTHOLE EXISTING WATER MAINS AND UTILITIES TO VERIFY LOCATION, SIZE AND TYPE PRIOR TO SUBMITTING LINE LAY DRAWINGS TO CONFIRM ALL UTILITIES AND ALIGNMENT/GRADE FOR NEW WATER MAIN CONSTRUCTION AND CONNECTIONS. TWO POTHOLES AT LEAST 10-FEET APART WILL BE REQUIRED TO VERIFY THE ALIGNMENT AND GRADE OF THE EXISTING PIPELINES AT THE PROPOSED CONNECTION POINT.
2. ALL WELDED JOINTS SHALL BE LAP WELDED SLIP JOINTS PER DETAIL 1 ON DWG. D-7.
3. REINFORCING AT TEES ON STEEL PIPE PER AWWA M-11, SUCTION MANIFOLD, CL. 150, DISCHARGE MANIFOLD, CL. 300.

RECORD DRAWINGS

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RECORD DRAWING	05/08	▲
DESIGNED BY:	MTC	
DRAWN BY:	MEG	
CHECKED BY:	TLF	
DATE:		
REVISIONS		



PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Laguna Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7039
 (949) 727-7037 FAX

SCALE:	AS NOTED
DATE:	APRIL 2008
FILENAME:	WYF01
DESIGNED BY:	MTC
DRAWN BY:	MEG
CHECKED BY:	TLF

APPROVED BY:

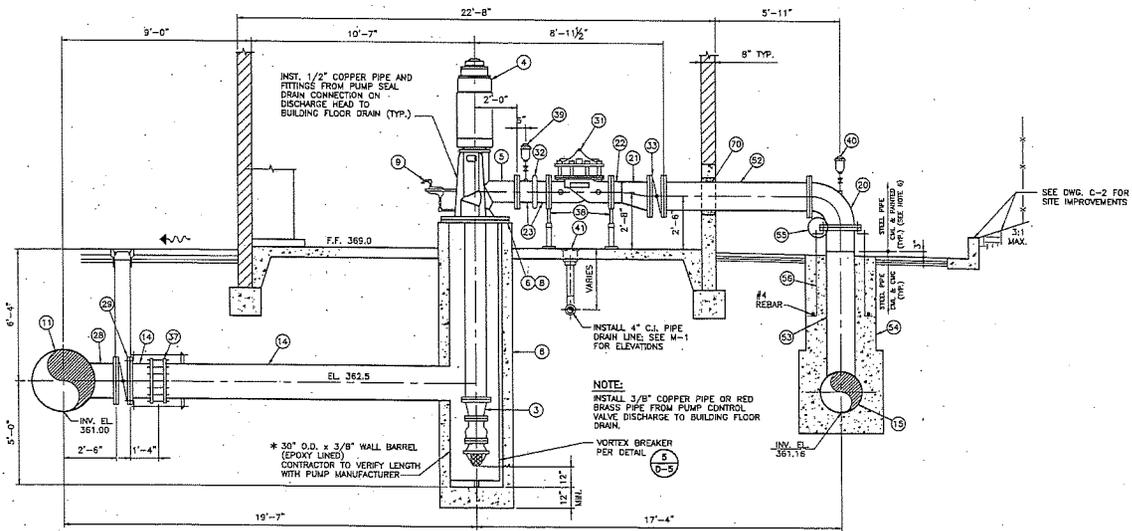
 INDUSTRY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

YARD PIPING PROFILES

C-4
 RUDA CONTRACT NO.: RY100222
 DWG. NO. 5 OF 53

AS-BUILT

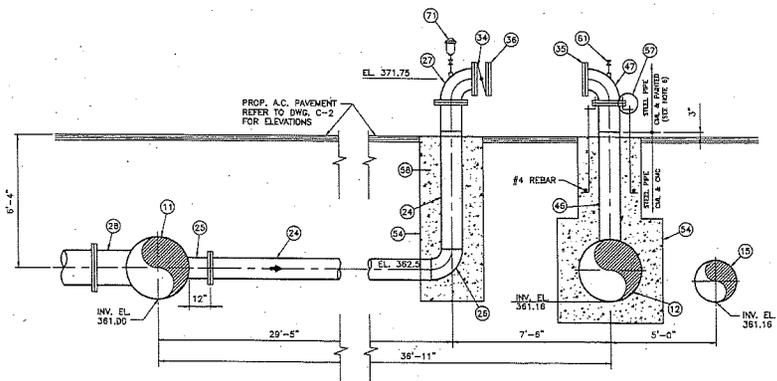


SECTION C
SCALE: 3/8"=1'-0"
*TYP. FOR PUMPS 8, 9 AND 10

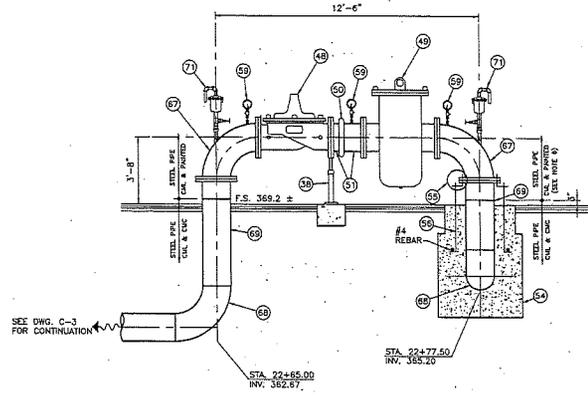
NOTES:

- CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS ON THIS PLAN AND AS INDICATED IN THIS PLAN AND AS INDICATED IN THE SPECIFICATIONS.
- FINISHED FLOOR ELEVATION = 368.00 ALONG INSIDE PERIMETER OF CONCRETE BLOCK WALL.
- REINFORCING AT TEES AND WYES ON STEEL PIPE PER A.M.W.A M-11: SUCTION MANIFOLD, CLASS 150; DISCHARGE MANIFOLD, CLASS 300.
- ALL PIPING AND FITTINGS SHALL BE STEEL PIPE, CML AND PAINTED ABOVE GROUND AND CALCULATED BELOW GROUND, UNLESS OTHERWISE NOTED.
STEEL PIPE AND FITTINGS SHALL BE A.S.T.M. A-53, GRADE B AND SHALL HAVE THE FOLLOWING WALL THICKNESS UNLESS OTHERWISE NOTED:
4" DIA. - 10" DIA. (SCH 40) SCHEDULE 40
12" DIA. - 36" DIA. REFER TO NOTE 10 ON DWG. C-3
- PIPE, VALVES, AND FITTINGS ON THE DISCHARGE SIDE OF THE PUMPS SHALL BE RATED FOR CL. 300 (STEEL FLANGES SHALL BE CLASS F). PIPE, VALVES, AND FITTINGS ON THE SUCTION SIDE SHALL BE RATED FOR CL. 150 (STEEL FLANGES SHALL BE CLASS D).
- THE CONTRACTOR SHALL APPLY PROTECTIVE COATINGS TO ALL EXPOSED FERROUS SURFACES OF PIPING AND APPURTENANCES ACCORDING TO THE FOLLOWING SCHEDULE:
GALVANIZED, STAINLESS STEEL, BRASS OR COPPER PIPING AND APPURTENANCES AND FACTORY COATED ELECTRICAL PANELS AND CABINETS SHALL NOT BE COATED. SURFACE PREPARATION PRIOR TO COATING SHALL BE PER SPECIFICATIONS.
PRIME COAT: TNEDEC 90-87 TNEDEC-ZINC TO 3.0 MILS MIN. DRY FILM THICKNESS
INTERMEDIATE COAT: TNEDEC NO. 69 HI-BUILD EPOXYOLINE II TO 5.0 MILS MIN. DRY FILM THICKNESS
FINISH COAT: TNEDEC NO. 69 HI-BUILD EPOXYOLINE II TO 5.0 MILS MIN. DRY FILM THICKNESS
CHANGE PER M-1. EQUIVALENT SYSTEMS AS MANUFACTURED BY CARBOLINE OR ENGARD ARE CONSIDERED SUITABLE ALTERNATIVES TO THE SPECIFIED COATINGS.
COLOR SHALL BE PURPLE UNLESS DIRECTED OTHERWISE BY AGENCY ENGINEER. EQUIVALENT SYSTEMS AS MANUFACTURED BY CARBOLINE OR ENGARD ARE CONSIDERED SUITABLE ALTERNATIVES TO THE SPECIFIED COATINGS.
- COMPENSATION FOR PIPE BETWEEN STA. 22+65.00 TO STA. 22+77.50 WILL BE MADE BY 80 ITEM NO. 21. FURNISH AND INSTALL 16-INCH BYPASS VALVE, STRAINER AND APPURTENANCES.

SEE DWG. M-2 FOR CONSTRUCTION NOTES



SECTION D
SCALE: 3/8"=1'-0"



SECTION E
SCALE: 3/8"=1'-0"

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RECORD DRAWING	05/08	A
DESCRIPTION	DATE NO.	
REVISIONS		



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Legans Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7099
(949) 727-7097 FAX

SCALE: 3/8"=1'-0"
DATE: APRIL 2008
FILENAME: MEX502
DESIGNED BY: MTC
DRAWN BY: WEC
CHECKED BY: SRC

APPROVED BY:
John K. Ballew
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

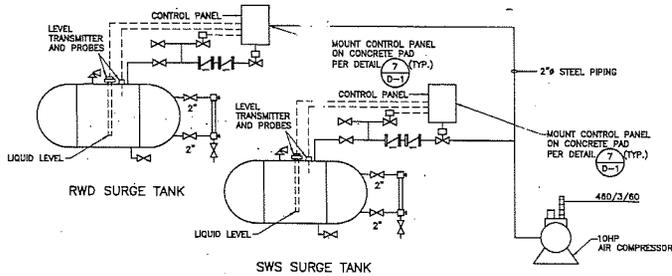
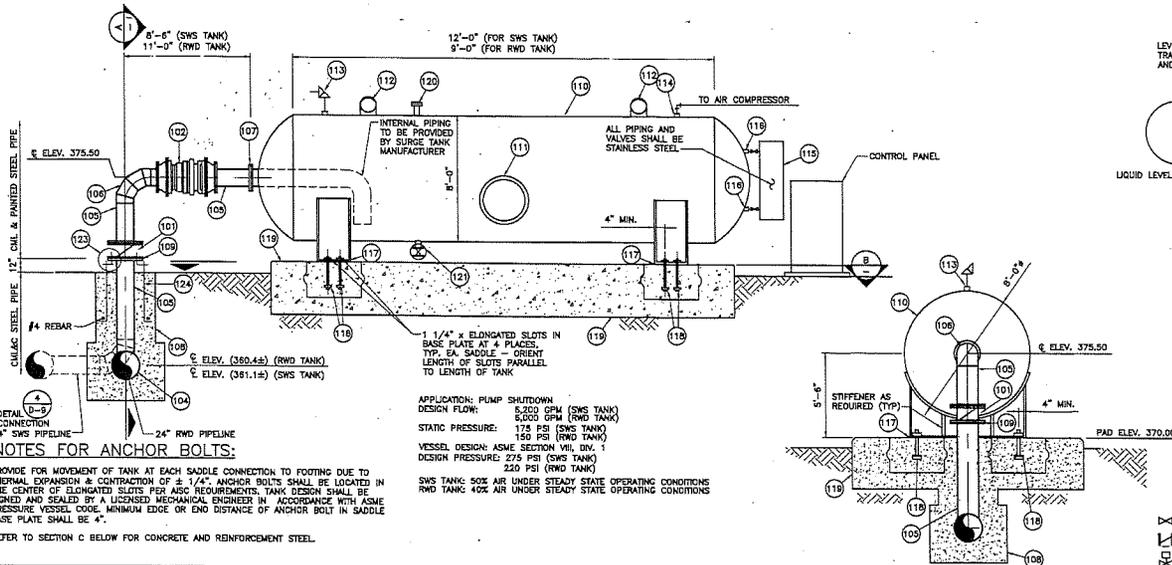
INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

PUMP STATION MECHANICAL SECTION

M-3
LUDA CONTRACT NO. RW-0329
DWG. NO. 9 OF 53

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P:\0003\0925\0300\030002-Pump_Station.dwg 05/27/2008 1:01



EQUIPMENT DESCRIPTION

- A. AIR COMPRESSOR - 10 HORSEPOWER ON A 120 GALLON RECEIVER, 480/3/60 DOP MOTOR, AUTO START-STOP, 32.8 ACPM AT 250 PSIG, AUTO DRAIN, LOW OIL LEVEL SWITCH, STARTER PANEL MOUNTED AND WIRED (LOCATE IN THE PUMP ROOM) INGERSOLL RAND MODEL H710D10.
- B. CONTROL PANEL - EW INDUCTION RELAYS AND TIME DELAYS CIRCUIT NEMA 4 ENCLOSURE 20" x 20" x 6", MANUFACTURED BY ISSCO CONTROLS, PART NO. SC3020/SC3024 OR APPROVED EQUAL.
- C. LEVEL TRANSMITTER AND PROBES PER PROJECT SPECIFICATIONS

SEE DETAIL (D-9) FOR CONNECTION TO 24" SWS PIPELINE

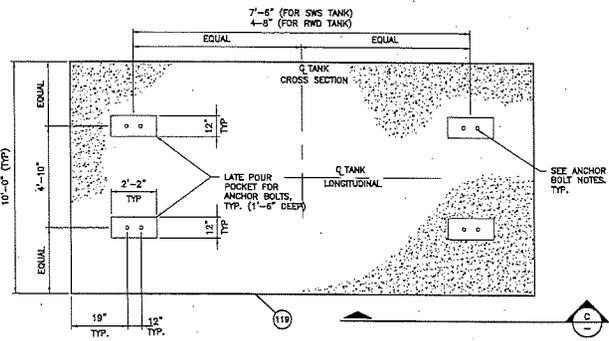
NOTES FOR ANCHOR BOLTS:

1. PROVIDE FOR MOVEMENT OF TANK AT EACH SADDLE CONNECTION TO FOOTING DUE TO THERMAL EXPANSION & CONTRACTION OF $\pm 1/4"$. ANCHOR BOLTS SHALL BE LOCATED IN THE CENTER OF ELONGATED SLOTS PER AISC REQUIREMENTS. TANK DESIGN SHALL BE SIGNED AND SEALED BY A LICENSED MECHANICAL ENGINEER IN ACCORDANCE WITH ASME PRESSURE VESSEL CODE. MINIMUM EDGE OR END DISTANCE OF ANCHOR BOLT IN SADDLE BASE PLATE SHALL BE 4".
2. REFER TO SECTION C BELOW FOR CONCRETE AND REINFORCEMENT STEEL.

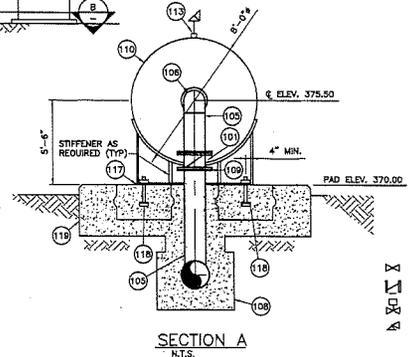
APPLICATION: PUMP SHUTDOWN
 DESIGN FLOW: 5,200 GPM (SWS TANK)
 5,000 GPM (RWD TANK)
 STATIC PRESSURE: 175 PSI (SWS TANK)
 150 PSI (RWD TANK)
 VESSEL DESIGN: ASME SECTION VIII, DIV. 1
 DESIGN PRESSURE: 275 PSI (SWS TANK)
 220 PSI (RWD TANK)
 SWS TANK: 50% AIR UNDER STEADY STATE OPERATING CONDITIONS
 RWD TANK: 40% AIR UNDER STEADY STATE OPERATING CONDITIONS

TANK SIZE		
AGENCY	VOLUME	APPROXIMATE SIZE
SWS	4,500 GAL.	8' x 12'
RWD	3,500 GAL.	8' x 9'

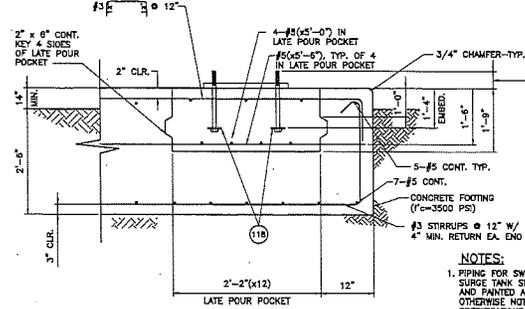
SURGE TANK ELEVATION
N.T.S.



SECTION B
N.T.S.



SECTION A
N.T.S.



SECTION C
N.T.S.

VALVE/GAGE LEGEND

- 2" BALL VALVE
- 2" CHECK VALVE
- 2" SOLENOID VALVE
- 2" SAFETY VALVE
- CONTROL SIGNAL
- 3/4" SIGHTGLASS

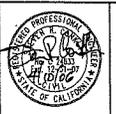
MATERIALS LIST

- 100 12"/10" FLANGED BUTTERFLY VALVE (CLASS 250) WITH HANDWHEEL (SEE NOTE 1)
- 101 12"/10" DOUBLE BALL FLEXIBLE EXPANSION JOINT (4" EXPANSION) CLASS 250 (SEE NOTE 1)
- 102 NOT USED
- 103 COLD TAP TO EXIST. 24-INCH CHLAC STEEL PIPE (SEE NOTES 3 & 4)
- 104 12"/10" STEEL PIPE (STD. WT.) (SEE NOTE 1)
- 105 12"/10" 90° STEEL BEND (SEE NOTE 1)
- 106 12"/10" FLANGED OUTLET (CLASS 250) (EPOXY LINED AND COATED) (SEE NOTE 1)
- 107 CONCRETE ENCASMENT PER DETAIL (E) (E) (E)
- 108 FLANGED INSULATING KIT PER DETAIL (E) (E)
- 109 SURGE TANK BY PRESSURE VESSEL TECHNOLOGIES, ZZ TECHNOLOGY, PULSCO, INC. OR APPROVED EQUAL.
- 110 24" DIAMETER ACCESS MANNWAY (PER ASME CODE)
- 111 LIFTING LUG
- 112 2" COUPLING FOR SAFETY VALVE
- 113 2" COUPLING FOR AIR FILL
- 114 STAINLESS STEEL ENCLOSURE WITH DOUBLE HINGED LOCKING DOOR
- 115 2" COUPLING FOR WELL PROBE (SIGHT GLASS)
- 116 1/2" THICK ELASTOMERIC BEARING PAD WITH SLOTTED HOLES (50 DIAMETER RUBBER) OR EQUAL.
- 117 1-1/8" DIA. 316 SS ANCHOR BOLTS WITH 4" x 4" x 7/8" STEEL ANCHOR PLATE AT END OF BOLT
- 118 SURGE TANK FOOTING
- 119 RF-TYPE CAPACITANCE PROBE LEVEL CONTROLLER
- 120 2 1/2" NOZZLE, 2 1/2" STREET ELBOW, 2 1/2" NIPPLE, 2 1/2" BRONZE BALL VALVE, HOSE CONNECTION, CLASS 250
- 121 NOT USED
- 122 NOT USED
- 123 3/4" SS TIE BOLT (4 REQ'D PER RISER), STAR SS77 OR APPROVED EQUAL.
- 124 3/4" SS TIE ROD W/ 6" HOOK (ALL THREAD)

- NOTES:**
1. PIPING FOR SWS SURGE TANK SHALL BE 12-INCH PIPING FOR RWD SURGE TANK SHALL BE 10-INCH. ALL STEEL PIPE SHALL BE CHL AND PAINTED ABOVE GROUND AND CHLAC BELOW GROUND, UNLESS OTHERWISE NOTED. CONTRACTOR SHALL PAINT PER THE PROJECT SPECIFICATIONS.
 2. CONTRACTOR SHALL SUPPLY AN AIR COMPRESSOR WITH A LARGE ENOUGH CAPACITY FOR THE INITIAL PRESSURIZATION OF THE TANK. THE 10 HORSEPOWER AIR COMPRESSOR IS FOR REGULAR OPERATIONS AND NOT FOR INITIAL FILLING REQUIREMENT.
 3. CONTRACTOR SHALL COLD TAP EXISTING 24-INCH RWD PIPELINE. COORDINATE WITH RWD AND AGENCY INSPECTOR TO REMOVE THE EXISTING 24-INCH RWD PIPELINE FROM PRESSURE. THE TAPPING SLEEVE SHALL BE 10" CONCRETE LINED NOZZLE WITH WRAPPER PLATE (THICKNESS = 3/16"). OVERALL REINFORCEMENT WIDTH = 27 IN. CONTRACTOR SHALL VERIFY THE O.D. OF THE EXIST. 24" STEEL PIPE PRIOR TO SUBMITTING LINE LAY DIAGRAMS. EXIST. RECORDS FOR 24" PIPELINE INDICATE 24.312" O.D. AND 0.156" WALL THICKNESS.
 4. CONTRACTOR SHALL CONNECT TO EXIST. 24-INCH SWS PIPELINE PER DETAIL (A) ON DWG. C-2.

RECORD DRAWINGS
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REVISIONS	DATE	BY
RECORD DRAWING	05/08	JA



PLANS PREPARED BY:
TETRA TECH, INC.
 15241 Logans Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7099
 (949) 727-7097 FAX

SCALE: AS NOTED
 DATE: APRIL 2008
 FILENAME: MEPI.02
 DESIGNED BY: MTC
 DRAWN BY: WEC
 CHECKED BY: SRC

APPROVED BY:

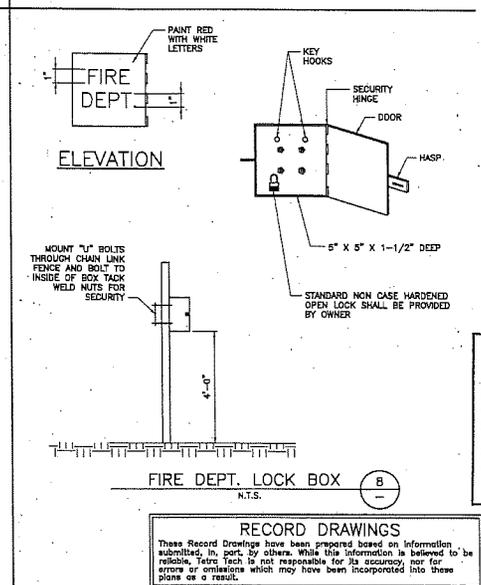
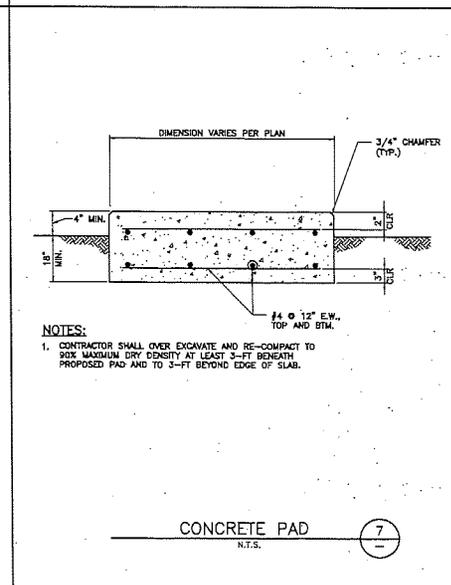
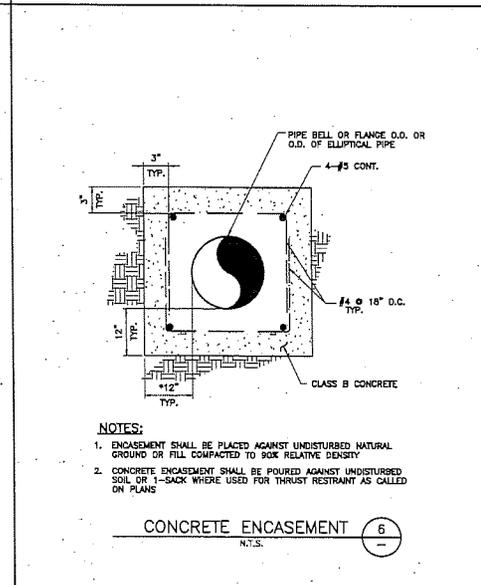
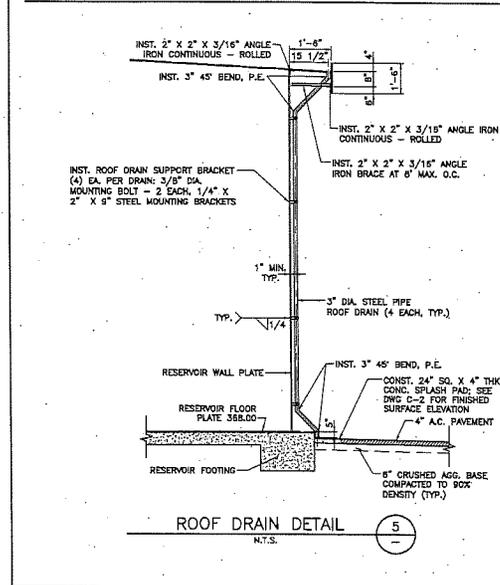
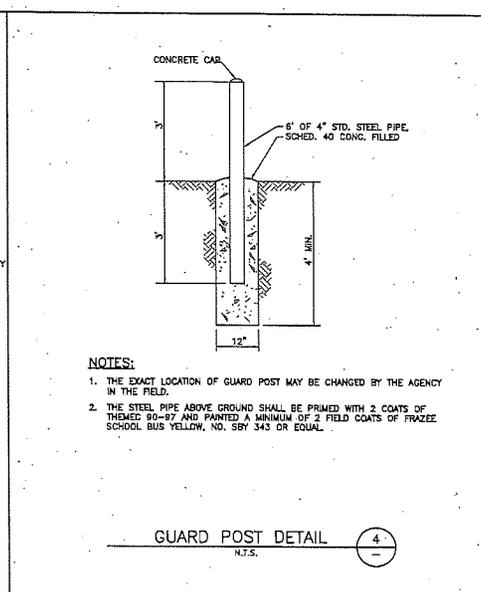
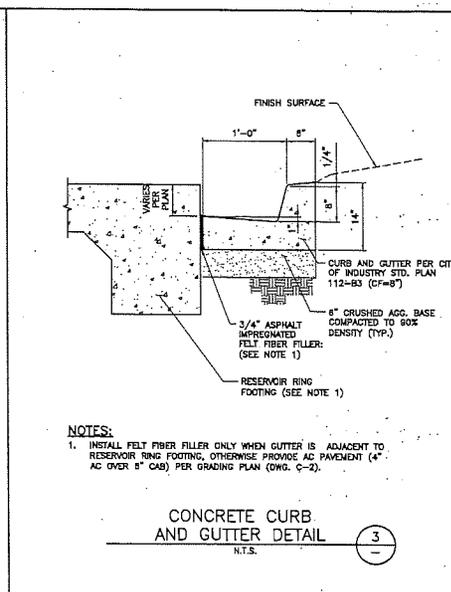
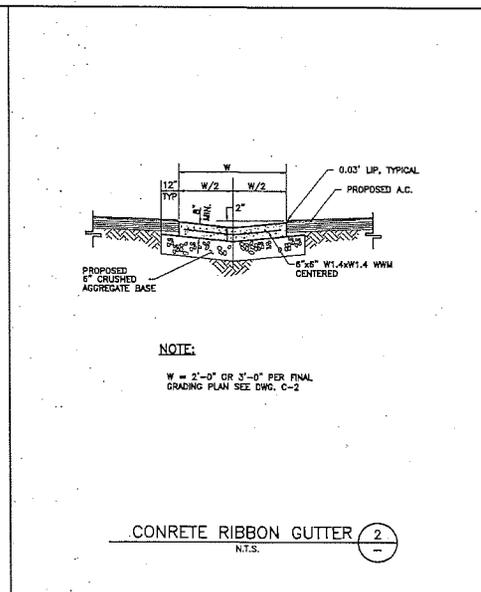
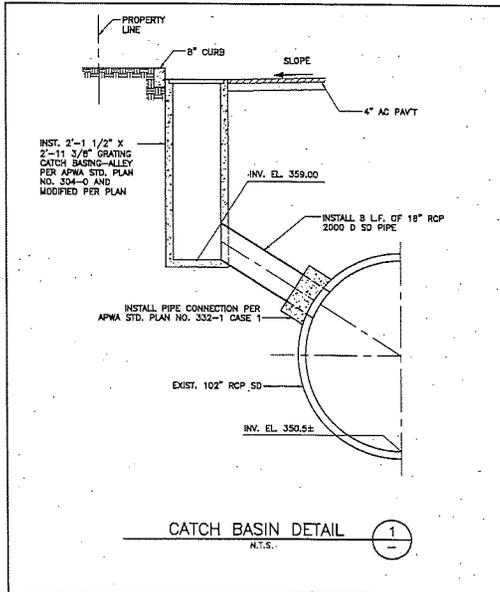
 JOHN BALLOU
 REGISTERED PROFESSIONAL ENGINEER
 LICENSE NO. 44212
 STATE OF CALIFORNIA
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

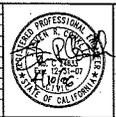
SURGE TANK DETAIL SHEET
 M-5
 TUDA CONTRACT NO. RW-0329
 DWG. NO. 11 OF 53

AS-BUILT

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REVISIONS	DATE	NO.
RECORD DRAWING	05/08	A



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7058
(949) 727-7057 FAX

SCALE: AS NOTED
DATE: APRIL 2008
FILENAME: WTD04
DESIGNED BY: MITC
DRAWN BY: WEG
CHECKED BY: SRC

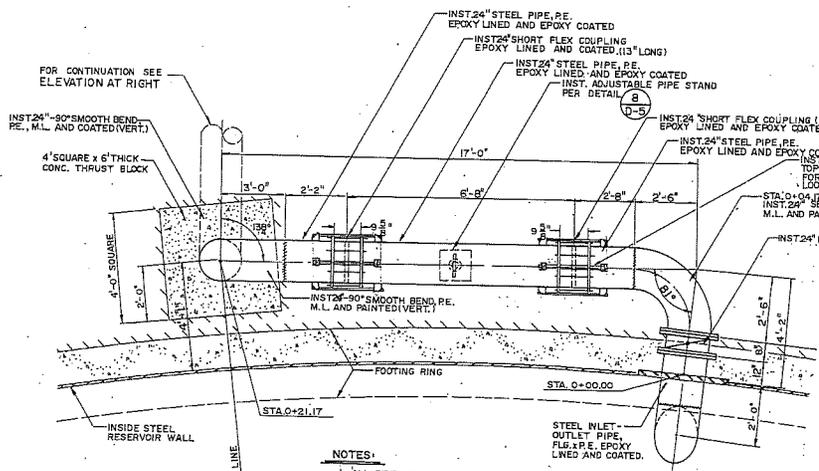
APPROVED BY:
John P. Ballou 6/2/08
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

SITE DETAILS
D-1
IUBA CONTRACT NO. RW-0329
DWG. NO. 12 OF 53

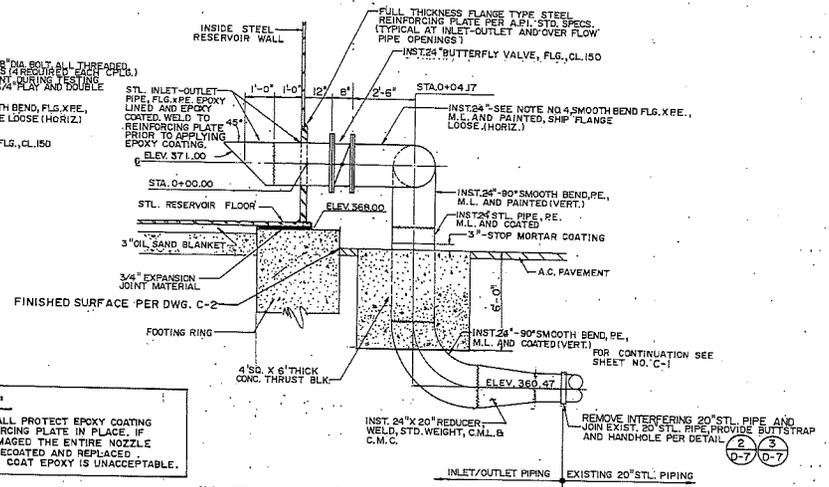
AS-BUILT

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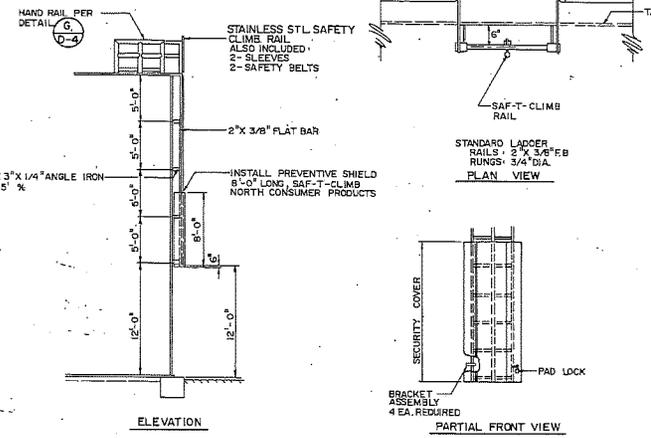
- NOTES:**
1. ALL PIPE AND FITTINGS SHALL BE ASTM A-53 GR. B STANDARD WEIGHT.
 2. EPOXY COAT SECTION OF PIPE WITHIN ALL FLEX COUPLINGS.
 3. SEE PIPING PLAN FOR PROPER ORIENTATION OF INLET-OUTLET PIPING.
 4. EPOXY COATING AND EPOXY LINING SHALL BE FUSED/COAT.
 5. SEE PIPING PLAN FOR ANGLE OF BENDS AT EACH CONNECTION.

INLET-OUTLET PIPING "PLAN"
NOT TO SCALE

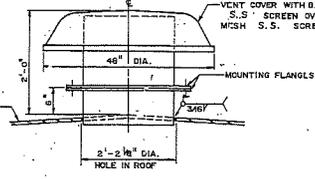


SPECIAL NOTE:
TANK CONTRACTOR SHALL PROTECT EPOXY COATING WHEN WELDING REINFORCING PLATE IN PLACE. IF EPOXY COATING IS DAMAGED THE ENTIRE NOZZLE SHALL BE REMOVED, RECOATED AND REPLACED. FIELD REPAIR OF FUSE COAT EPOXY IS UNACCEPTABLE.

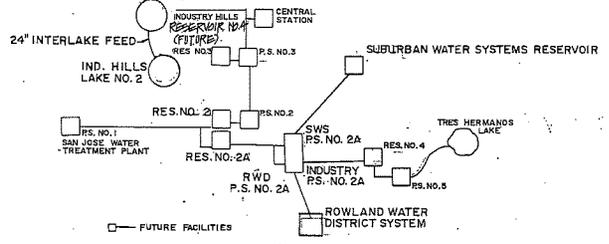
INLET-OUTLET PIPING "ELEVATION"
NOT TO SCALE



EXTERIOR LADDER DETAIL
SCALE: NONE

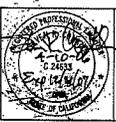


ROOF VENT DETAIL
SCALE: NONE



CITY OF INDUSTRY RECLAIMED WATER SYSTEM SCHEMATIC
SCALE: NONE

REVISIONS	DATE	DESCRIPTION



PLANS PREPARED BY:
TETRA TECH, INC.
15241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7099
(949) 727-7097 FAX

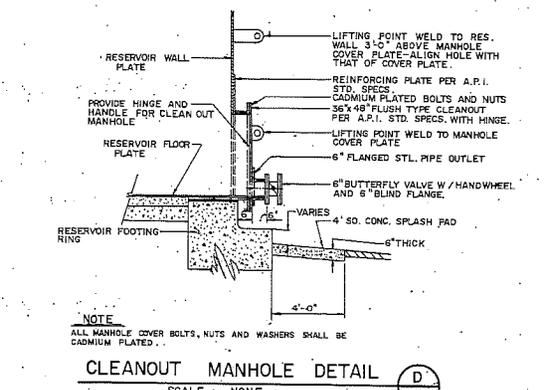
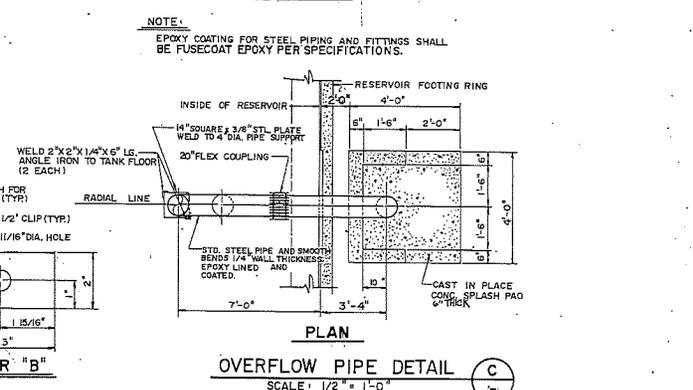
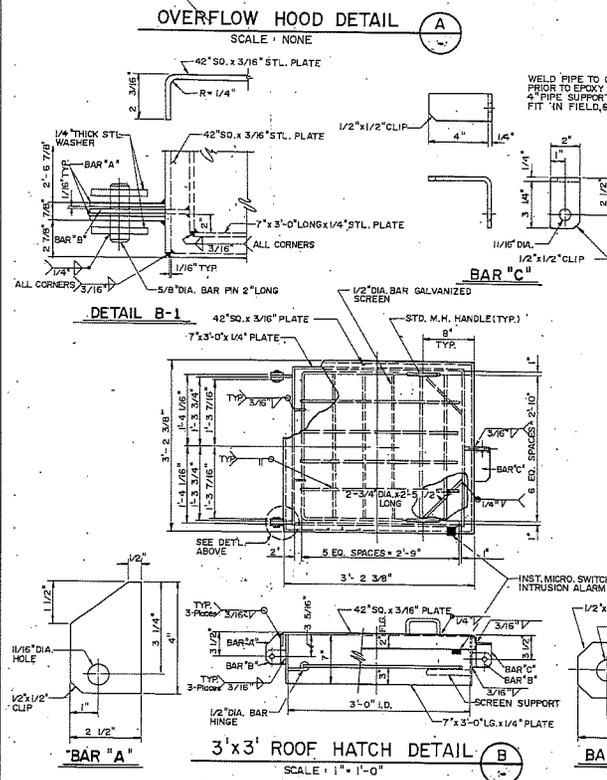
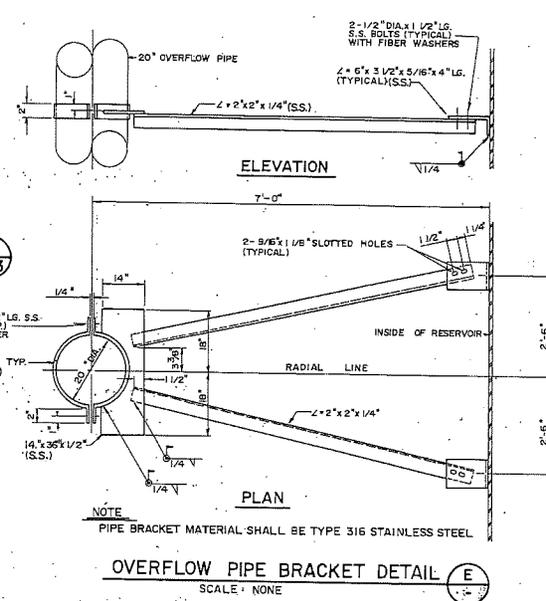
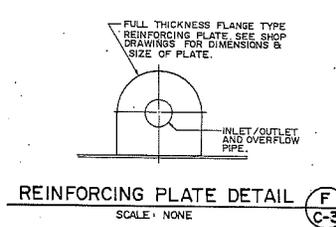
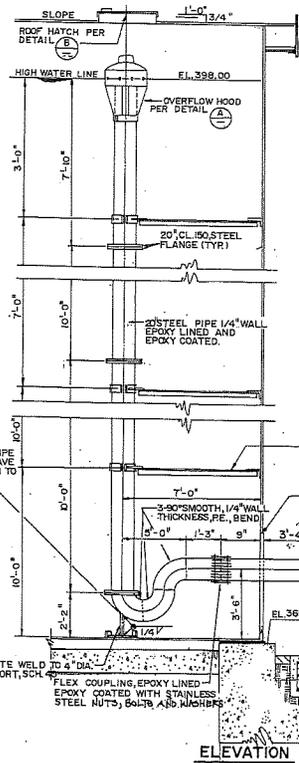
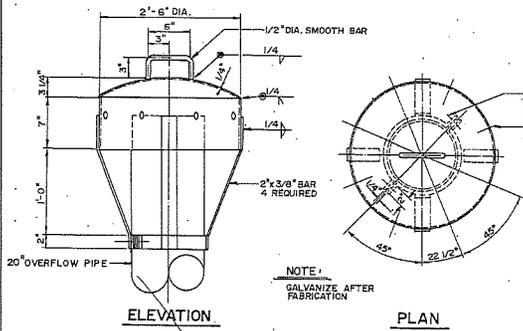
APPROVED BY:
John Ballard
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

RESERVOIR INLET AND OUTLET PIPING PLAN AND ELEVATION

D-2
PROJECT NO. **RW-0329**
DWG. NO. **13** of **22**

AS-BUILT



REVISIONS	DATE	NO.



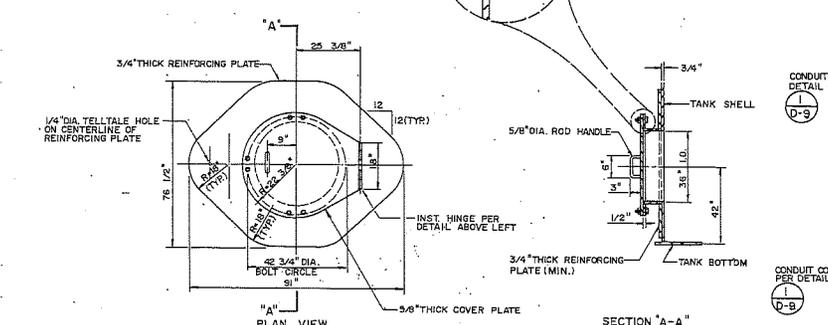
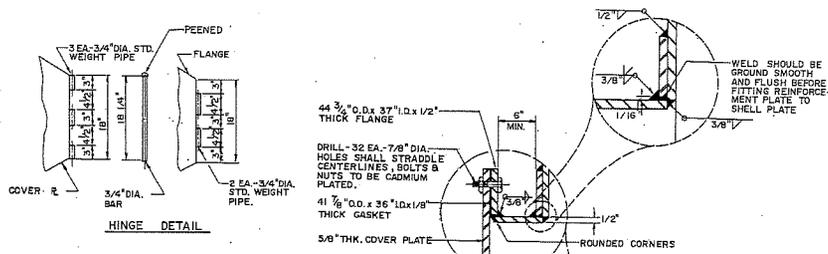
PLANS PREPARED BY:
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APPROVED BY:
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AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT
AGENCY

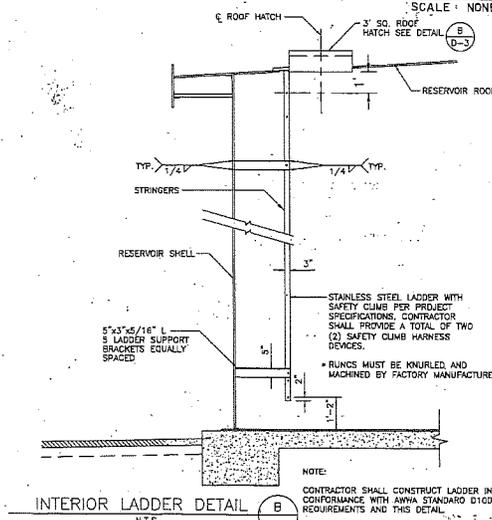
INDUSTRY URBAN-DEVELOPMENT
AGENCY
**2.1 MG STEEL RESERVOIR
AND BOOSTER PUMP STATION 2A**

**RESERVOIR
OVERFLOW PIPING AND
ROOF HATCH DETAILS**

D-3
PROJECT NO.
RW-0329
DWG. NO. 14 OF 22

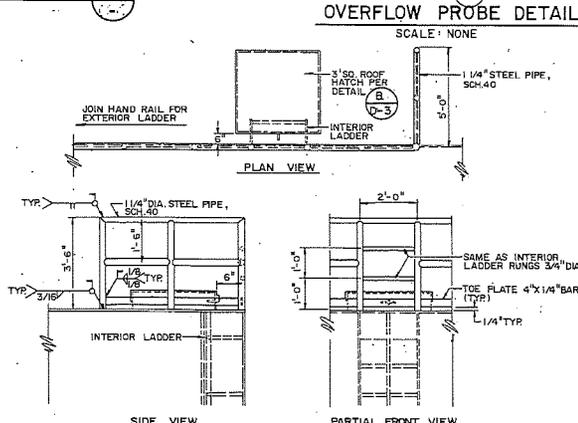


36" SHELL MANHOLE DETAIL A
SCALE: NONE

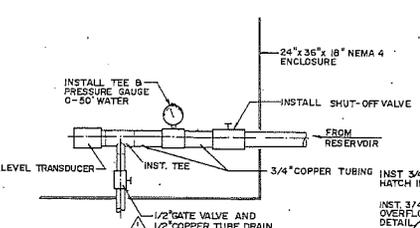


INTERIOR LADDER DETAIL B

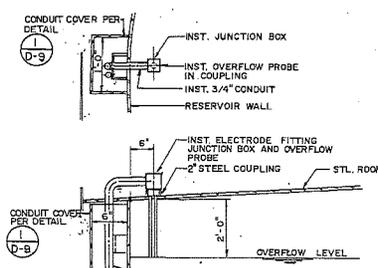
NOTE:
CONTRACTOR SHALL CONSTRUCT LADDER IN CONFORMANCE WITH ANNA STANDARD D100 REQUIREMENTS AND THIS DETAIL.



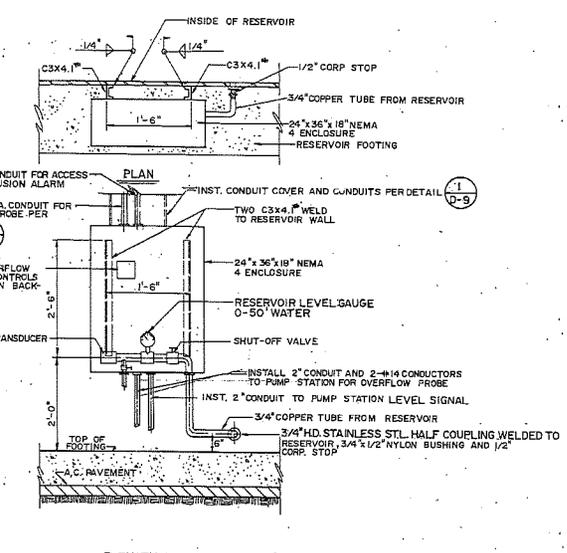
HAND RAIL (INTERIOR LADDER) DETAIL F
SCALE: NONE



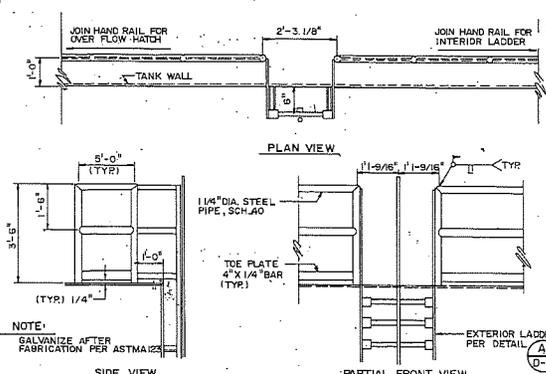
LEVEL TRANSDUCER DETAIL C
SCALE: NONE



OVERFLOW PROBE DETAIL D
SCALE: NONE

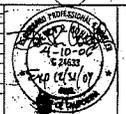


TELEMETRY CABINET DETAIL E
SCALE: NONE



HAND RAIL (EXTERIOR LADDER) DETAIL G
SCALE: NONE

REVISIONS	DATE	NO.



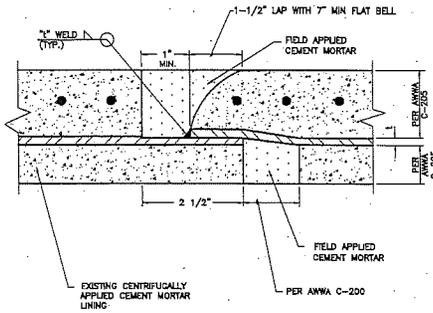
PLANS PREPARED BY:
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APPROVED BY:
John P. Miller
AGENCY ENGINEER
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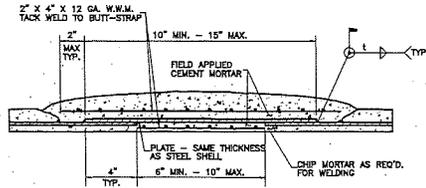
INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

MISCELLANEOUS RESERVOIR DETAILS
PROJECT NO. R/W-0329
Dwg. No. 15 of 22

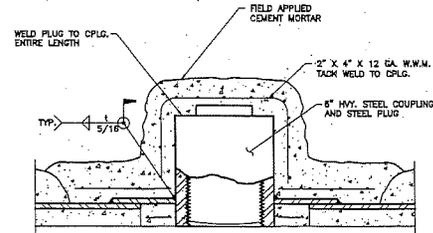
AS-BUILT



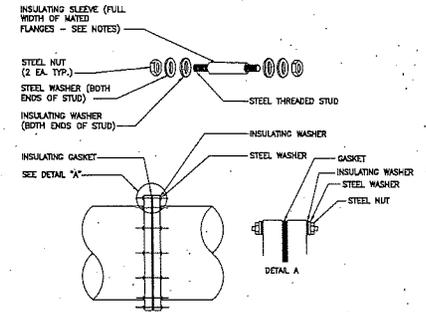
LAP WELD DETAIL
N.T.S. 1



TYPICAL SECTION - BUTT STRAP JOINT
N.T.S. 2

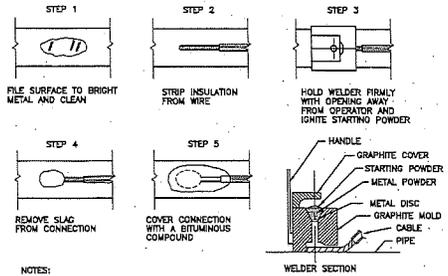


TYPICAL HANDHOLE
N.T.S. 3



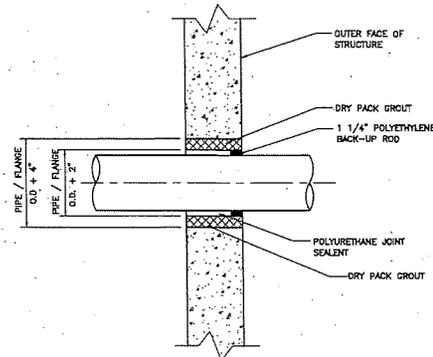
- NOTES:
- USE HALF WIDTH SLEEVES AT THREADED FLANGE BOLTS. (I.E. AT BIV BONNET)
 - INSULATING MATERIALS:
 - GASKET - 1/2" OR GREATER - TYPE "E" FULL FACED PHENOLIC WITH RECTANGULAR NITRILE OR VITON O-RING SEAL. (PSI LINERBACKER OR EQUAL).
 - LESS THAN 1/2" - TYPE "E" FULL FACED NED-PIRE FACED PHENOLIC.
 - SLEEVE - 1/32-INCH THICK, FULL LENGTH TUBE, LAMINATED 6-10 GLASS.
 - WASHER - 1/8-INCH THICK LAMINATED G10 GLASS SHEET.
 - ALIGN FLANGES PROPERLY AND FOLLOW GASKET MANUFACTURER BOLT TIGHTENING SEQUENCE INSTRUCTIONS.
 - DO NOT PAINT OUTER SURFACE OF FLANGE WITH METALLIC BODY OR CONDUCTIVE PAINTS.
 - TEST MATED FLANGE WITH GAS ELECTRONICS MODEL 601 INSULATION CHECKER (OR EQUIVALENT) PRIOR TO ACCEPTANCE.

INSULATING FLANGE DETAIL
N.T.S. 4

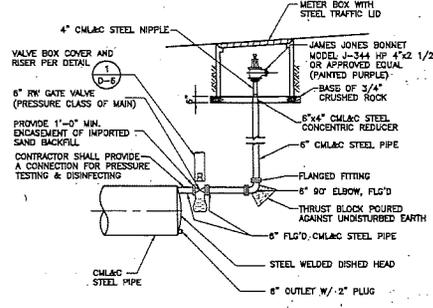


- NOTES:
- WELDER SHOWN IS FOR HORIZONTAL SURFACES. FOR VERTICAL SURFACES SIDE WELDER IS REQUIRED.
 - ALL WIRE WELDS SHALL BE 6 INCHES APART, MINIMUM.
 - ALL EXPOSED METAL (STRUCTURE, WIRE & WELD) SHALL BE COATED WITH BITUMINOUS COMPOUND PRIOR TO REPAIR OF MORTAR COATING.
 - STANDARD WELD CARTRIDGES SHALL BE USED FOR DUCTILE IRON AND STEEL SURFACES; FOR CAST IRON USE XF-19 ALLOY OR EQUIVALENT.
 - PATCH MORTAR COATING WITH QUICK SETTING MORTAR AFTER APPLICATION OF BITUMINOUS COMPOUND.

ALUMINO-THERMIC WELD DETAIL
N.T.S. 5

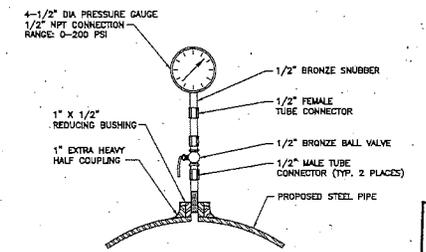


PIPE PENETRATION
N.T.S. 6



- NOTE:
- ALL PIPING, VALVES AND FITTINGS SHALL BE RATED AT PRESSURE CLASS OF MAIN.

CAP DETAIL
N.T.S. 7



- NOTES:
- ALL PIPE AND FITTINGS SHALL BE SCH. 80 RED BRASS, U.O.N.

PRESSURE GAUGE
N.T.S. 8

RECORD DRAWINGS
These Record Drawings have been prepared based on information submitted, in part, by others. While this information is believed to be reliable, Tetra Tech is not responsible for its accuracy, nor for errors or omissions which may have been incorporated into these plans or a result.

RECORD DRAWING	DATE	BY
05/08		
DESCRIPTION	DATE	BY
REVISIONS		

PLANS PREPARED BY:
TETRA TECH, INC.
18241 Laguna Cooyan Road, Suite 200
Irvine, California 92618
(949) 727-7099
(949) 727-7097 FAX

SCALE: AS NOTED
DATE: APRIL 2006
FILENAME: WTD103
DESIGNED BY: MTC
DRAWN BY: WEG
CHECKED BY: SRC

APPROVED BY:
[Signature]
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

MISCELLANEOUS DETAILS

D-7
TUDA CONTRACT NO.: RW-0329
DWG. NO. 18 OF 53

AS-BUILT

GENERAL STRUCTURAL NOTES

THESE NOTES SHALL APPLY UNLESS SHOWN/INDICATED OTHERWISE ELSEWHERE IN THE STRUCTURAL DRAWINGS.

GENERAL

- DESIGN OF THE PUMP STATION IS BASED ON THE 2001 EDITION OF THE CALIFORNIA BUILDING CODE (C.B.C.), DESIGN OF THE RESERVOIR FOUNDATION IS BASED ON AMERICAN WATERWORKS ASSOCIATION STANDARD D100-96 AND AMERICAN CONCRETE INSTITUTE (ACI) 318-99. DESIGN OF THE STEEL TANK SHALL BE BASED ON AWWA D100-96.
- CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS BEFORE STARTING WORK. SHOULD CONDITIONS EXIST WHICH ARE CONTRARY TO THOSE SHOWN ON PLANS, THE ENGINEER SHALL BE NOTIFIED IN WRITING BEFORE PROCEEDING WITH WORK.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE THAT ALL WALLS ARE ADEQUATELY BRACED DURING CONSTRUCTION. BRACING OF MASONRY WALLS SHALL REMAIN IN PLACE UNTIL ROOF AND FLOOR DIAPHRAGMS ARE INSTALLED AND COMPLETELY NAILED.
- THE CONTRACT DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE, WORKERS AND PEDESTRIANS DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO BRACING, SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT, TEMPORARY STRUCTURES, AND PARTIALLY COMPLETED WORK, ETC. OBSERVATION VISITS TO THE SITE BY THE ENGINEER DOES NOT INCLUDE INSPECTION OF SUCH ITEMS.
- DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALES SHOWN ON DRAWINGS.
- ALL WORK SHALL CONFORM TO THE PLANS AND SPECIFICATIONS IN ALL RESPECTS AND SHALL BE SUBJECT TO APPROVAL BY THE ENGINEER.
- SOIL PROPERTIES, ALLOWABLE DESIGN VALUES, GRADING AND COMPACTION REQUIREMENTS AS PER SOILS REPORT BY LEIGHTON AND ASSOCIATES, INC. DATED NOVEMBER 14, 1993 (PROJECT NO. 2930852-01) AND SUPPLEMENTAL GEOTECHNICAL INVESTIGATION REPORT BY LEIGHTON AND ASSOCIATES, INC. DATED NOVEMBER 28, 2009 (PROJECT NO. 2930852-002) AND ADDENDUM FILE FOUNDATION RECOMMENDATION BY LEIGHTON AND ASSOCIATES, DATED JANUARY 3, 2002 (PROJECT NO. 2930852-002). THESE REPORTS ARE AVAILABLE FOR REVIEW IN THE ENGINEER'S OFFICE. THESE REPORTS SHALL BE CONSIDERED A PART OF THESE PLANS AND SHALL BE KEPT AT THE JOB SITE AT ALL TIMES.
- CONTRACTOR SHALL VERIFY LOCATION OF ALL SITE UTILITIES PRIOR TO STARTING WORK, BOTH ABOVE GROUND AND BELOW GROUND, WHICH MAY BE IMPACTED BY THE WORK SHOWN ON THESE DRAWINGS. ANY COLLISIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- ALL ITEMS SHOWN ON THESE PLANS ARE NEW UNLESS NOTED (E), EX., EXIST. OR EXISTING.

REINFORCING NOTES

- REINFORCEMENT FOR CONCRETE AND MASONRY SHALL BE DEFORMED BARS CONFORMING TO A.S.T.M. SPECIFICATION A-615 (A-705/A-705M FOR WELDED REINFORCING), GRADE 60 STEEL SHALL BE USED EXCEPT THAT #4 BARS AND SMALLER MAY BE GRADE 40 STEEL.
- WIRE MESH SHALL CONFORM TO A.S.T.M. A-195. LAP 12" WHERE SPLICED.
- ALL REINFORCEMENT, ANCHOR BOLTS, AND OTHER ANCHORAGES PLACED IN MASONRY AND CONCRETE SHALL BE ACCURATELY PLACED AND POSITIVELY SECURED AND SUPPORTED BY CONCRETE BLOCKS, METAL CHAIRS, SPACERS, OR METAL HANGERS, AND SHALL BE IN POSITION BEFORE CONCRETE PLACING OR GROUTING IS BEGUN. DETAILS AND SPACING OF BARS SHALL CONFORM TO THE A.C.I. MANUAL OF STANDARD PRACTICES.
- BARS SPECIFIED AS "CONTINUOUS" SHALL EXTEND THE FULL LENGTH OF THE MEMBER CONTAINING THEM AND MAY BE SPLICED (UNLESS NOTED OR SHOWN WITHOUT SPLICES ON THE PLANS) BY LAPPING BARS 50 BAR DIAMETERS (BUT NOT LESS THAN 24") IN MASONRY. IN CONCRETE, PROVIDE LAPS PER DETAIL 4 ON SHEET S-9. STAGGER ALL SPLICES.
- DOWELS SHALL BE PROVIDED AT ALL FOUR JOINTS AND SHALL BE THE SAME SIZE AND SPACING AS REINFORCING DIRECTLY BEYOND POUR JOINTS. MINIMUM LAP SHALL BE 50 BAR DIAMETERS.
- WELDING OF REINFORCING STEEL, METAL INSERTS AND CONNECTIONS IN REINFORCED CONCRETE OR MASONRY CONSTRUCTION SHALL CONFORM TO U.B.C. STANDARD 18-1. USE LOW HYDROGEN E-70 SERIES ELECTRODES FOR WELDING REINFORCING BARS. CONTINUOUS INSPECTION IS REQUIRED OF ALL FIELD WELDING IN ACCORDANCE WITH U.B.C. SECTION 1701.

CONCRETE NOTES

- CONCRETE SHALL HAVE THE FOLLOWING MINIMUM ULTIMATE COMPRESSIVE STRENGTHS AT 28 DAYS.
PUMP STATION FOUNDATIONS, SLAB-ON-GRADE AND STEM WALL: 3250 psi;
RESERVOIR FOUNDATION: 4000 psi.
- DESIGN PUMP STATION FOUNDATIONS, SLAB-ON-GRADE AND STEM WALL IS BASED ON $f'_c = 2500$ psi. NO SPECIAL INSPECTION IS REQUIRED.
- CEMENT FOR CONCRETE SHALL BE TYPE 1 PORTLAND CEMENT CONFORMING TO A.S.T.M. C-150. AGGREGATES SHALL CONFORM TO ASTM C33.
- CONCRETE COVER FOR REINFORCING BARS SHALL BE:
CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH = 3";
EXPOSED TO EARTH OR WEATHER: NO. 8 THROUGH NO. 18 BARS = 2";
NO. 5 BARS, #31 OR #31 WIRE, AND SMALLER = 1 1/2";
NOT EXPOSED TO WEATHER OR IN CONTACT WITH THE GROUND:
SLABS, WALLS, JOISTS: NO. 14 AND NO. 18 BARS = 1 1/2";
NO. 11 BARS AND SMALLER = 3/4";

- BEAMS, COLUMNS: PRIMARY REINFORCEMENT, TIES, STIRRUPS, SPIRALS = 1 1/2"
- DRYPACK SHALL BE 1 PART CEMENT AND 3 PARTS SAND (BY VOLUME).
 - NO PIPES OR DUCTS SHALL BE PLACED IN STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED. SEE MECHANICAL AND/OR ELECTRICAL DRAWINGS FOR LOCATION OF SLEEVES THROUGH WALLS AND FLOORS.
 - THE LOCATION OF ALL CONSTRUCTION JOINTS SHALL BE APPROVED BY THE STRUCTURAL ENGINEER.
 - THE SPECIFIED DIMENSIONS OF THE VERTICAL LEGS OF "L" DOWELS, WHOSE HORIZONTAL LEGS ARE CAST INTO A FOOTING OR SLAB CAST ON TOP OF EARTH, ARE BASED UPON THE SLAB THICKNESS AS SHOWN ON THE DRAWINGS. IF A SLAB IS ROUBED THICKER THAN SHOWN ON THE DRAWINGS, SUCH AS FOR THE SUBGRADE OCCURRING AT A LOWER ELEVATION THAN SHOWN, THE VERTICAL LEGS MUST BE FABRICATED TO A LONGER LENGTH OR THE HORIZONTAL TAILS MUST BE SUPPORTED ABOVE SUBGRADE HIGH ENOUGH TO PROVIDE THE SAME AMOUNT OF LAP LENGTH BETWEEN THE DOWEL AND THE WALL VERTICAL REINFORCING.

STEEL NOTES

- ALL WIDE FLANGE MEMBERS SHALL BE IN ACCORDANCE WITH A.S.T.M. A-992 ALL OTHER STRUCTURAL AND MISCELLANEOUS STEEL SHALL BE A.S.T.M. A-36 UNLESS NOTED OTHERWISE AND SHALL BE FABRICATED IN ACCORDANCE WITH THE A.I.S.C. SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS. FABRICATOR SHALL BE A BUILDING DEPARTMENT APPROVED SHOP.
- STEEL TUBES SHALL CONFORM TO A.S.T.M. A-500, GRADE B OR BETTER, UNLESS NOTED OTHERWISE.
- STEEL PIPES SHALL CONFORM TO A.S.T.M. A-53, GRADE B.
- BOLTS SHALL CONFORM TO A.S.T.M. A-307 OR BETTER, UNLESS NOTED OTHERWISE.
- HOLES FOR BOLTS IN STEEL SHALL BE OF SAME DIAMETER AS BOLT +1/16" MAXIMUM.
- ALL WELDING SHALL BE SHIELDED ARC TYPE AND SHALL BE PERFORMED BY A CERTIFIED WELDER IN A BUILDING DEPARTMENT APPROVED SHOP. CONTINUOUS INSPECTION IS REQUIRED OF ALL FIELD WELDING IN ACCORDANCE WITH U.B.C. SECTION 1701.
- NO STRUCTURAL STEEL MEMBER SHALL BE CUT FOR PIPES, DUCTS, ETC. UNLESS SPECIFICALLY DETAILED AND APPROVED BY STRUCTURAL ENGINEER.

MASONRY NOTES

- CONCRETE MASONRY UNITS (CMU) SHALL BE HOLLOW CELLULAR CONCRETE BLOCKS AND SHALL BE MEDIUM-WEIGHT UNITS CONFORMING TO A.S.T.M. C-90 GRADE III-1 SOLID GROUT ALL CELLS ($f'_m = 1500$ PSI). MASONRY UNITS SHALL BE EITHER SINGLE OR DOUBLE OPEN END BLOCKS AND SHALL INTERLOCK AT ALL WALL CORNERS AND INTERSECTIONS.
- CEMENT FOR MASONRY SHALL BE SAME AS THAT FOR CONCRETE.
- SAND SHALL CONFORM TO A.S.T.M. C-144.
- MORTAR MIX SHALL BE 1 PART CEMENT, 3.75 PARTS SAND, AND .25 HYDRATED LIME (BY VOLUME).
- GROUT MIX SHALL BE 1 PART CEMENT, 3 PARTS SAND, AND 2 PARTS PEA GRAVEL (BY VOLUME) AND SHALL HAVE A MINIMUM ULTIMATE STRENGTH OF 2000 PSI AT 28 DAYS.

STEEL ROOF DECK

- REFER TO STEEL DECK SPECIFICATIONS FOR ADDITIONAL INFORMATION.
- DECK ERECTION CONTRACTOR SHALL CUT DECK TO SUIT DETAILS AT ALL FRAMED OPENINGS AS INDICATED ON THE DRAWINGS.
- ALL WELDERS SHALL BE CERTIFIED FOR LIGHT GAGE STEEL WELDING IN THE CITY. ALL FIELD WELDING SHALL BE PERFORMED IN THE PRESENCE OF THE WELDING SPECIAL INSPECTOR.
- CONTINUOUS INSPECTION BY A DEPUTY INSPECTOR IS REQUIRED OF THE WELDING.
- THE EFFECTIVE AREA OF A 3/4" PLUG WELD SHALL NOT BE LESS THAN 1/2"
- ALL LIGHT GAGE STEEL DECKING AND FLASHING SHALL BE FABRICATED OF SHEET METAL CONFORMING TO A.S.T.M. A-448.
- MINIMUM SECTION PROPERTIES OF METAL DECK SHALL BE:

DECK GAUGE	I (in ⁴)	S (in ³)	-S (in ³)
18	0.302	0.322	0.335

PUMP STATION DESIGN CRITERIA

- ROOF LIVE LOAD = 20 PSF (REDUCIBLE)
SEISMIC
SOIL PROFILE TYPE: S4
No = 1.1 Co = 0.484
Nv = 1.32 Cv = 0.845
R = 4.5 I = 1.25
Z = 0.40
V = 0.339g (SURGE TANK)
V = 0.479g (WALL OUT-OF-PLANE)
V = 0.218g (CMU SHEAR WALL)
V = 0.245g (DIAPHRAGM)
V = 0.943g (ANCHORAGE AT ROOF LEVEL)

*NOTE: ALL SEISMIC COEFFICIENTS PER ALLOWABLE STRESS DESIGN.

WIND

- EXPOSURE C
70 mph WIND SPEED
I=1,15

RESERVOIR DESIGN CRITERIA PER AWWA D100-96

- BASED ON 10% PROBABILITY OF EXCEEDENCE IN 50 YEARS
HORIZ. ACCELERATION: 0.480G (IMPULSIVE)
0.111G (CONVECTIVE)
VERT. ACCELERATION: 0.350G

SOIL DESIGN VALUES

- ALLOWABLE SOIL BEARING VALUES FOR PUMP STATION
SPREAD FOOTING WITH MIN 18" EXCEED AND 18" WIDE = 2500 PSF
MAY BE INCREASED BY 400 PSF/FT IN DEPTH OR WIDTH. 3500 PSF MAX
MAY BE INCREASED BY 1/3 FOR SHORT TERM LOAD DUE TO WIND OR SEISMIC FORCES
COEFFICIENT OF FRICTION: D.3 BETWEEN BASE OF FOUNDATION AND SUBGRADE
PASSIVE RESISTANCE: 300 PSF
ALLOWABLE SOIL BEARING VALUES FOR RESERVOIR
REFER TO GEOTECHNICAL REPORT FOR C.I.D.H. PILE VALUES

STRUCTURAL ABBREVIATIONS

A.B.	ANCHOR BOLT	MAX.	MASONRY
A.C.	ASPHALTIC CONCRETE	MAX.	MAXIMUM
A.C.I.	AMERICAN CONCRETE INSTITUTE	MIN.	MINIMUM
A.I.S.C.	AMERICAN INSTITUTE OF STEEL CONSTRUCTION	M.H.	MANHOLE
ALUM.	ALUMINUM	W.O.	MASONRY OPENING
A.P.P. ASSY.	AMERICAN PETROLEUM INSTITUTE ASSY.	M.P.H.	MILES PER HOUR
A.S.T.M.	AMERICAN SOCIETY FOR TESTING AND MATERIALS	No.	NUMBER
A.W.S.	AMERICAN WELDING SOCIETY	N.T.S.	NOT TO SCALE
A.W.W.A.	AMERICAN WATER WORKS ASSOCIATION	O.A.E.	OR APPROVED EQUAL
		O.C.	ON CENTER
		O.D.	OUTSIDE DIAMETER
B.N.	BOUNDARY NAILING	PCF	POUNDS PER CUBIC FOOT
BTM.	BOTTOM	PSF	POUNDS PER SQUARE FOOT
BTN.	BETWEEN	PSI	PRESSURE TREATED
C.B.C.	CALIFORNIA BUILDING CODE	P/S	PRESTRESSED
C.I.	CAST IRON	P.T.	PRESSURE TREATED
C.I.D.H.	CAST-IN-DRILLED-HOLE	P.V.C.	POLYVINYL CHLORIDE
C.I.P.	CAST IN PLACE CONSTRUCTION JOINT	RAD.	RADIUS
C.L.	CENTERLINE	REF.	REFERENCE
CMU	CONCRETE MASONRY UNITS	REIN.	REINFORCING
COL.	COLUMN	REQ'D.	REQUIRED
CONC.	CONCRETE	RES.	RESERVOIR
CONT.	CONTINUOUS	R.O.	ROUGH OPENING
C.R.S.I.	CONCRETE REINFORCING STEEL INSTITUTE	R/S	ROUGH SAWN
		SHT.	SHEET
		SIM.	SIMILAR
		SPEC.	SPECIFICATIONS
DET.	DETAIL	SS.	STAINLESS STEEL
D.F.	DOUGLAS FIR-LARCH	S.S. OR SS	STAINLESS STEEL
DIA.	DIAMETER	STL.	STEEL
(E)	EXISTING	STRUCT.	STRUCTURAL
EA.	EACH	T.F.	TOP OF FOOTING
EL.	ELEVATION	T.O.C. OR TC	TOP OF CONCRETE CURB
ELEV.	ELEVATION	T.O.F.	TOP OF FOOTING
E.N.	EDGE NAILING	T.O.S.	TOP OF STEEL
EQ.	EQUAL	T.R.	TOP OF ROOF
EXIST.	EXISTING	T.S.	TOP OF ROOF SLAB
		TYP.	TYPICAL
		T.W.	TOP OF WALL
FDN.	FOUNDATION	U.B.C.	UNIFORM BUILDING CODE
F.F.	FINISH FLOOR	U.N.O.	UNLESS NOTED OTHERWISE
F.G.	FINISH GRADE	VERT.	VERTICAL
FIN.	FINISH	W/	WITH
FLR.	FLOOR	Ø	AT
F.N.	FIELD NAILING	&	AND
FT.	FOOT		
FTG.	FOOTING		
GA.	GAUGE		
GAL.	GALLON		
GALV.	GALVANIZED		
GEN.	GENERAL		
G.I.	GALVANIZED IRON		
HORIZ.	HORIZONTAL		
HT.	HEIGHT		
I.C.B.O.	INTERNATIONAL CONFERENCE OF BUILDING OFFICIALS		
INT.	INTERIOR		
K	KIPS		
KSI	KIPS PER SQUARE INCH		
LONGIT.	LONGITUDINAL		
LY.WT.	LIGHT WEIGHT		

RECORD DRAWINGS
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RECORD DRAWING	05/08		PLANS PREPARED BY: TETRA TECH, INC. 16241 Laguna Canyon Road, Suite 200 Irvine, California 92618 (949) 727-7099 (949) 727-7097 FAX	SCALE: AS NOTED	APPROVED BY: AGENCY ENGINEER	INDUSTRY URBAN-DEVELOPMENT AGENCY 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A	STRUCTURAL GENERAL NOTES, DESIGN CRITERIA AND ABBREVIATIONS	S-1 TUDA CONTRACT NO. RW-0329 DWG. NO. 21 OF 53
REVISIONS	DATE			DESIGNED BY: VNR/PMT	CHECKED BY: VNR			

AS-BUILT

05/27/2008 1:00 PM
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SPECIAL INSPECTIONS REQUIRED

SPECIAL INSPECTIONS REQUIRED FOR THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH U.B.C. CHAPTER 17. SPECIAL INSPECTIONS SHALL BE PERFORMED BY A REGISTERED DEPUTY INSPECTOR, EMPLOYED BY THE OWNER.

THE INSPECTOR SHALL BE COUNTY/CITY BUILDING DEPARTMENT CERTIFIED/LICENSED TO PERFORM INSPECTION FOR THE PARTICULAR TYPE OF CONSTRUCTION OR OPERATION REQUIRING SPECIAL INSPECTION.

THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE BUILDING OFFICIAL AND/OR THE ENGINEER. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, THEN, IF UNCORRECTED, TO THE STRUCTURAL ENGINEER AND TO THE WATER DISTRICT.

THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS, TO THE BEST OF THE INSPECTOR'S KNOWLEDGE, IN CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THIS CODE.

IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO PROVIDE AT LEAST 48 HOURS ADVANCE NOTICE TO THE OWNER'S REPRESENTATIVE WHEN HIS WORK IS READY FOR ANY REQUIRED SPECIAL INSPECTIONS.

SPECIAL INSPECTION SHALL BE PROVIDED FOR THE FOLLOWING TYPES OF WORK LISTED BELOW:

- | | SPECIAL INSPECTIONS
REQUIRED (YES/NO) |
|--|--|
| 1. FOUNDATIONS: | |
| A. COMPACTED FILL INCLUDING UTILITY TRENCHES | □ N/A |
| B. VISUAL EXAMINATION & APPROVAL OF ALL FOUNDATION EXCAVATIONS | □ N/A |
| C. EXPANSION INDEX EVALUATION OF PAD | □ N/A |
| D. OBSERVATION OF FILL CONSTRUCTION BY GEOTECHNICAL ENGINEER | ■ |
| 2. CONCRETE: | |
| A. CAST-IN-PLACE CONCRETE (DURING TAKING OF TEST SPECIMENS AND PLACING OF CONCRETE) EXCEPT AS NOTED BELOW | □ N/A |
| ■ CONCRETE FOR FOOTINGS AND SLABS-ON-GRADE (WHOSE DESIGN IS BASED ON A COMPRESSIVE STRENGTH (f'c) NO GREATER THAN 2500 PSI) | ■ |
| B. PNEUMATICALLY PLACED CONCRETE - GUNITE & SHOTCRETE (DURING TAKING OF TEST SPECIMENS AND PLACING OF CONCRETE) | □ N/A |
| C. BOLTS AND EMBEDDED PLATES INSTALLED IN CONCRETE (DURING INSTALLATION AND PLACING OF CONCRETE) | □ N/A |
| 3. REINFORCING STEEL: | |
| A. PLACING OF REINFORCING FOR ALL CONCRETE REQUIRING SPECIAL INSPECTION | □ N/A |
| B. PLACING AND STRESSING AND GROUTING OF TENDONS | □ N/A |
| C. SAMPLING AND TESTING OF STEEL (WILL REPORTS AND IDENTIFICATION OF STEEL) | □ N/A |
| 4. WELDING: | |
| A. ALL STRUCTURAL FIELD WELDING (INCLUDES DECKING AND WELDED STUDS) | ■ |
| B. NON-DESTRUCTIVE TESTING OF MOMENT-RESISTING SPACE FRAMES | □ N/A |
| C. STRUCTURAL LIGHT GAUGE METAL FRAMING | □ N/A |
| D. WELDING OF REINFORCING STEEL | □ ** |
| 5. BOLTING: | |
| A. HIGH STRENGTH BOLTING | □ N/A |
| 6. MASONRY: | |
| A. DURING PREPARATION AND TAKING OF PRISMS AND TEST SPECIMENS | ■ |
| B. DURING MASONRY CONSTRUCTION (PLACING OF ALL MASONRY UNITS, PLACEMENT OF REINFORCEMENT, INSPECTION OF GROUT SPACE, IMMEDIATELY PRIOR TO CLOSING OF CLEANOUTS AND DURING ALL GROUTING OPERATIONS) | ■ |
| 7. INSULATING CONCRETE FILL: DURING APPLICATION AND PREPARATION OF TEST SPECIMENS | □ N/A |
| 8. STRUCTURAL STEEL: | |
| A. WILL REPORTS AND IDENTIFICATION OF STEEL (AFFIDAVIT OF COMPLIANCE) | ■ |
| B. SAMPLING AND TESTING | ■ |
| 9. 3/4" PLYWOOD DIAPHRAGM: INSPECTION OF PLYWOOD PLACEMENT AND NAIL SPACING | □ N/A |
| 10. SPRAY APPLIED FIREPROOFING: | |
| A. THICKNESS | □ N/A |
| B. SAMPLING AND TESTING | □ N/A |
| * WORK ON ITEMS INDICATED AS "N/A" ARE NOT APPLICABLE AND DO NOT OCCUR ON THIS PROJECT. | |
| ** THIS WORK ITEM ALTHOUGH NOT SPECIFIED AS A PART OF THIS PROJECT WILL REQUIRE SPECIAL INSPECTION IF DURING THE CONSTRUCTION PROCESS THE NEED FOR THIS WORK ITEM ARISES. | |
| *** NOT REQUIRED IF WILL REPORTS AND IDENTIFICATION OF STEEL (AFFIDAVIT OF COMPLIANCE) ARE PROVIDED. SEE ITEM I.D. OF DEFERRED SUBMITTALS/CERTIFICATIONS ON THIS SHEET. | |

STRUCTURAL OBSERVATION

THE STRUCTURAL ENGINEER, OR ANOTHER ENGINEER DESIGNATED BY THE STRUCTURAL ENGINEER SHALL BE RETAINED BY THE OWNER TO PERFORM STRUCTURAL OBSERVATION AS REQUIRED BY U.B.C. SECTION 1702, AND AS DEFINED BY U.B.C. SECTION 220. STRUCTURAL OBSERVATION SHALL BE PROVIDED DURING THE STAGES OF CONSTRUCTION LISTED BELOW. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE AT LEAST 48 HOURS ADVANCE NOTICE TO THE STRUCTURAL ENGINEER WHEN HIS WORK IS READY FOR STRUCTURAL OBSERVATION FOR EACH OF THESE STAGES.

SPECIAL OBSERVATIONS
REQUIRED (YES/NO)

- | | |
|---|-------|
| 1. CONCRETE: | |
| REINFORCING STEEL AND EMBEDDED STRUCTURAL ANCHORAGES PRIOR TO PLACEMENT OF CONCRETE FOR THE FOLLOWING: | |
| A. FOUNDATIONS | ■ |
| B. SLABS-ON-GRADE (EXCEPT SITE PAVING AND FLATWORK) | ■ |
| C. WALLS | □ N/A |
| D. STRUCTURAL FLOOR SLABS AND BEAMS NOT SUPPORTED ON-GRADE | □ N/A |
| E. ROOF SLABS AND BEAMS | □ N/A |
| 2. MASONRY: | |
| A. REINFORCING STEEL AND EMBEDDED STRUCTURAL ANCHORAGES PRIOR TO GROUTING OF MASONRY WALLS | ■ |
| 3. STRUCTURAL STEEL: | |
| A. ERECTED COLUMN, BEAMS AND GIRDERS, PRIOR TO INSTALLATION OF ROOF AND FLOOR JOISTS, TRUSSES AND DECKING | ■ |
| 4. WOOD FRAMING: | |
| A. ROOF, FLOOR AND WALL FRAMING AND MEMBER CONNECTIONS, AND STRUTS AND CHORDS, PRIOR TO INSTALLATION OF SHEATHING OR ANY COVERING THAT WOULD CONCEAL THE STRUCTURAL FRAME | □ N/A |
| B. PLYWOOD ROOF, FLOOR AND WALL SHEATHING PRIOR TO INSTALLATION OF ROOFING AND ANY OTHER BUILDING MATERIALS THAT WOULD CONCEAL THE NAILING | □ N/A |

DEFERRED SUBMITTALS/CERTIFICATIONS

SUBMITTALS
REQUIRED (YES/NO)

- | | |
|---|-------|
| 1. OFF-SITE FABRICATION: | |
| FABRICATORS SHALL BE CITY, COUNTY AND/OR U.B.C. APPROVED FABRICATORS. FABRICATORS SHALL SUBMIT A CERTIFICATE OF COMPLIANCE FOR ALL OFFSITE FABRICATION OF THE ITEMS LISTED BELOW: | |
| A. TRUSSES | □ N/A |
| B. RELAY WATED MEMBERS | □ N/A |
| C. PRECAST CONCRETE | □ N/A |
| D. STRUCTURAL STEEL (WILL REPORTS AND IDENTIFICATION OF STEEL, AFFIDAVIT OF COMPLIANCE) | ■ *** |
| E. OTHER: | □ N/A |
| 2. DEFERRED SUBMITTALS: | |
| SUBMITTAL DOCUMENTS FOR THE DEFERRED SUBMITTAL ITEMS LISTED BELOW SHALL BE SUBMITTED TO THE STRUCTURAL ENGINEER FOR APPROVAL. THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THEIR DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN APPROVED BY THE BUILDING OFFICIAL. | |
| A. PREFABRICATED TRUSSES | □ N/A |
| B. PRECAST VAULTS | □ N/A |
| C. CONCRETE MIX | □ N/A |
| D. OTHER: | □ N/A |

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REVISIONS	DATE	NO.
	05/08	A



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7089
(949) 727-7087 FAX

SCALE:
AS NOTED
DATE: APRIL 2006
FILENAME: SRODANTS-52
DESIGNED BY: VMR/PMT
DRAWN BY: HF
CHECKED BY: VMR

APPROVED BY:
[Signature]
DATE: 4/6/06
AGENCY ENGINEER:
INDUSTRY URBAN-DEVELOPMENT
AGENCY

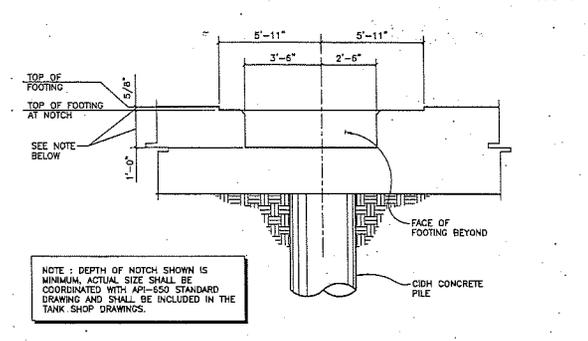
INDUSTRY URBAN-DEVELOPMENT
AGENCY
2.1 MG STEEL RESERVOIR AND
BOOSTER PUMP STATION 2A

STRUCTURAL
SPECIAL INSPECTION
AND OBSERVATIONS

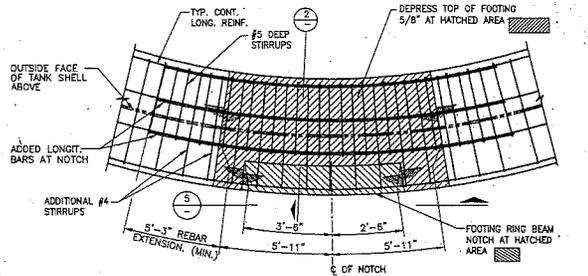
S-2
IUDA CONTRACT NO.
RW-0329
DWG. NO. 22 OF 53

AS-BUILT

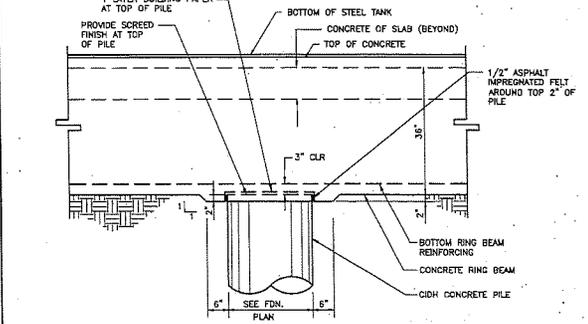
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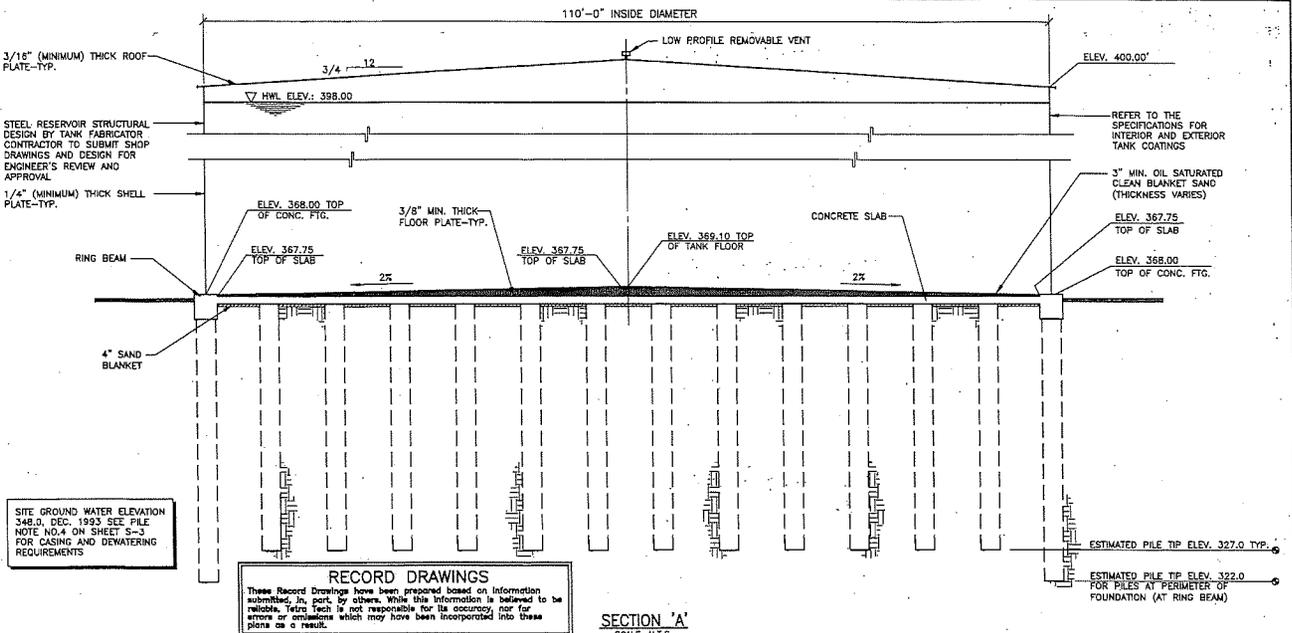
FOOTRING ELEVATION AT CLEANOUT MANHOLE
SCALE: N.T.S.



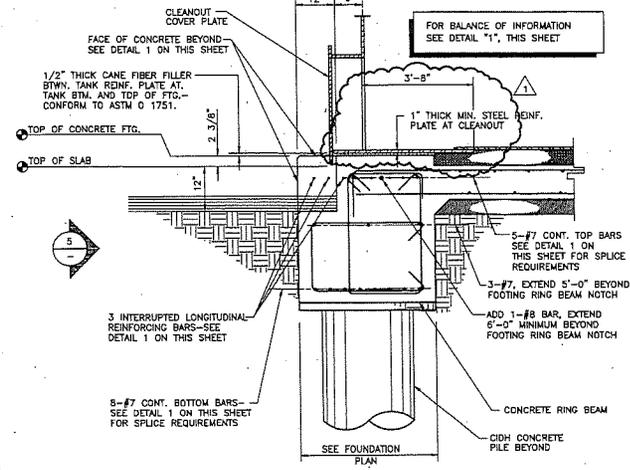
FOOTRING BEAM PLAN AT NOTCH FOR CLEANOUT MANHOLE
SCALE: N.T.S.



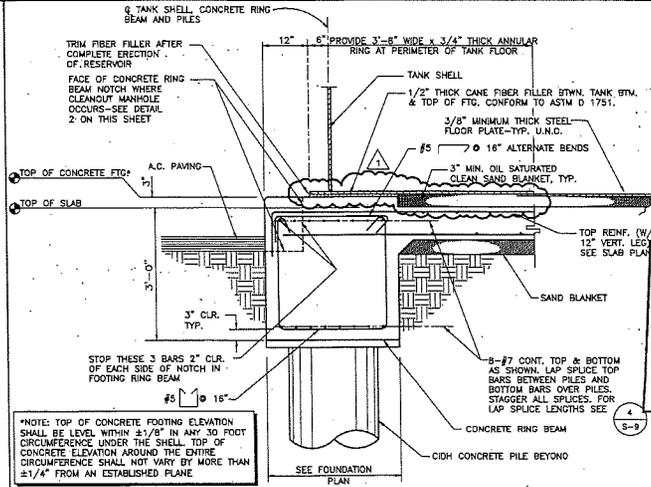
PILE AT RING BEAM
SCALE: N.T.S.



SECTION 'A'
SCALE: N.T.S.



RING BEAM SECTION AT NOTCH FOR CLEANOUT MANHOLE
SCALE: N.T.S.



TYPICAL RING BEAM SECTION
SCALE: N.T.S.

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SITE GROUND WATER ELEVATION 348.0, DEC. 1993 SEE PILE NOTE NO.4 ON SHEET S-3 FOR CASING AND DEWATERING REQUIREMENTS

RECORD DRAWING	05/08	A
ADDENDUM 2	5/08	1
DESCRIPTION		
REVISIONS		



PLANS PREPARED BY:
TETRA TECH, INC.
15241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7099
(949) 727-7097 FAX

SCALE: AS NOTED
DATE: APRIL 2008
FILENAME: SRX501
DESIGNED BY: VMR/PHT
DRAWN BY: HF
CHECKED BY: VMR
APPROVED BY: *John P. ...*
AGENCY/ENGINEER: INDUSTRY URBAN-DEVELOPMENT AGENCY

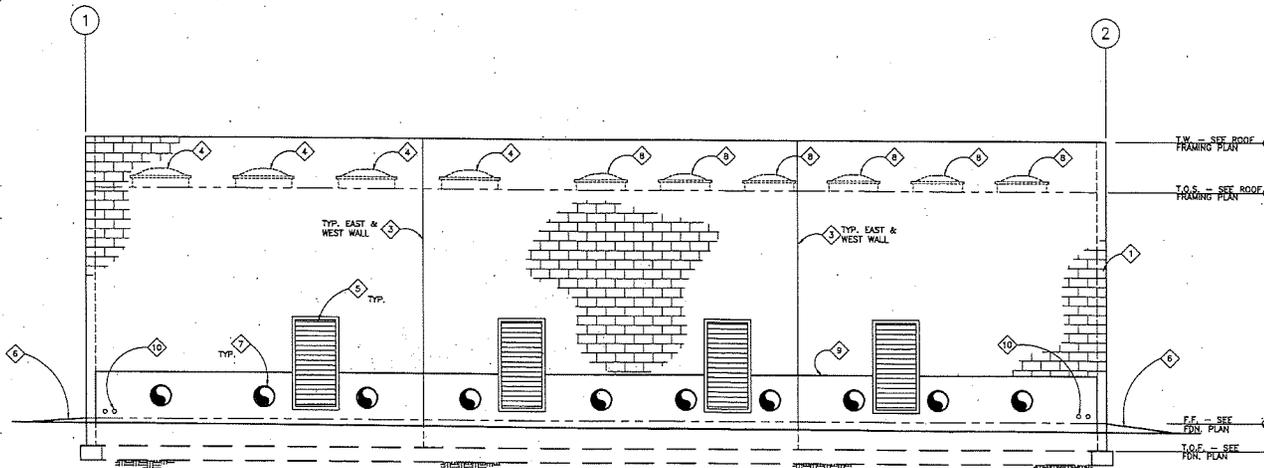
INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

RESERVOIR SECTION AND DETAILS

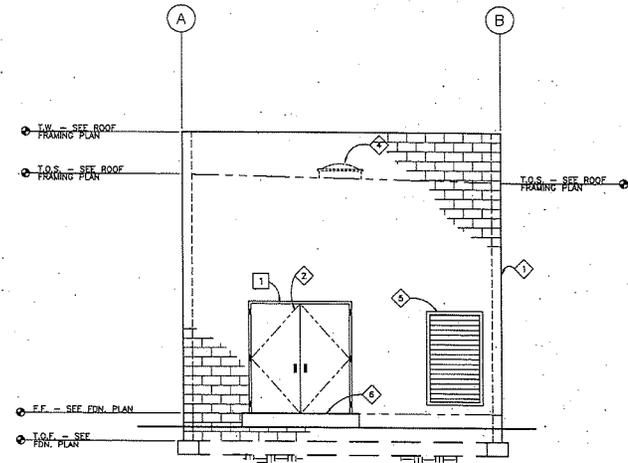
S-4
TUDA CONTRACT NO. RW-0329
DWG. NO.24 OF 53

AS-BUILT

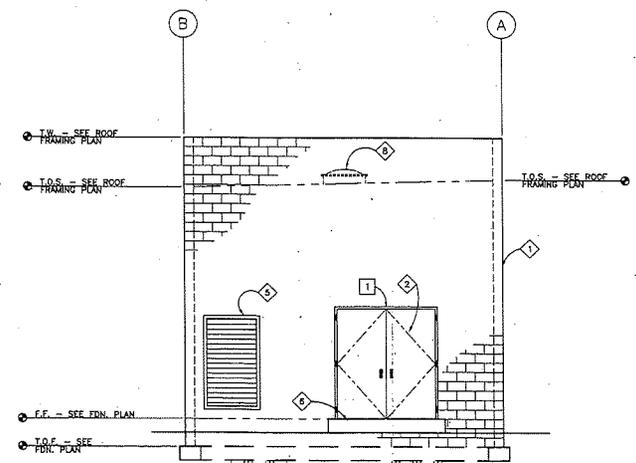
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EAST ELEVATION
SCALE: 1/4"=1'-0"



SOUTH ELEVATION
SCALE: 1/4"=1'-0"



NORTH ELEVATION
SCALE: 1/4"=1'-0"

KEYNOTES ◊

1. 8"x8"x16" SPLIT FACED CONCRETE BLOCK WALL (SPLIT-FACED TEXTURE AT EXTERIOR BUILDING FACE; SMOOTH TEXTURE AT INTERIOR AND AT BACK SIDE WALLS OF PARAPET). COLOR TO MATCH EXISTING PUMP STATION.
2. HOLLOW METAL DOOR AND FRAME, SHOP PRIMED AND FIELD PAINTED. COLOR TO BE SELECTED BY OWNER. REFER TO DOOR SCHEDULE BELOW AND SPECIFICATIONS.
3. MASONRY BLOCK WALL CONTROL JOINT SEE (11) (S-8)
4. SKYLIGHT- BRISTOLITE AL-SF4848-WTH (OR I.C.C. APPROVED EQUAL).
5. LOUVERED VENT. SEE SHEET M-1.
6. CONCRETE RAMP AT DOOR.
7. PENETRATION THROUGH CONCRETE WALL FOR 16" DIA. PIPE SEE FOUNDATION PLAN AND (12) (S-9)
8. SKYLIGHT-BRISTOLITE AL-SF4242 (OR I.C.C. APPROVED EQUAL) TYPICAL U.N.O.
9. CONCRETE STEM WALL ON EAST ELEVATION (10) (S-10)
10. WALL PENETRATIONS AT ROOF DRAIN AND OVERFLOW.

DOOR SCHEDULE

NO.	DESCRIPTION	THICKNESS	NOTES
1	DOUBLE 3'-6" x 7'-10"	1 3/4" THICK	DOUBLE HOLLOW METAL DOORS AND FRAME, FULLY WEATHER STRIPPED WITH LATCH ASTRAGAL WHEN VIEWED FROM THE OUTSIDE OF THE BUILDING. LEFT LEAF IS PASSIVE; RIGHT LEAF IS ACTIVE. ACTIVE LEAF IS 3'-0" x 7'-10". INACTIVE LEAF IS 3'-4" x 7'-10". ACTIVE DOOR SHALL BE OPENABLE FROM INSIDE WITHOUT KEY OR SPECIAL KNOWLEDGE. PROVIDE SECURITY LOCKSET WITH DEADBOLT. SHOP PRIME AND PAINT. COLOR TO BE SELECTED BY OWNER.

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RECORD DRAWING	05/08	Δ
REVISIONS	DATE	NO.



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
Irvine, California 92618
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(949) 727-7057 FAX

SCALE: AS NOTED
DATE: APRIL 2005
FILENAME: SRELEVS
DESIGNED BY: VWR/PMU
DRAWN BY: HF
CHECKED BY: VWR

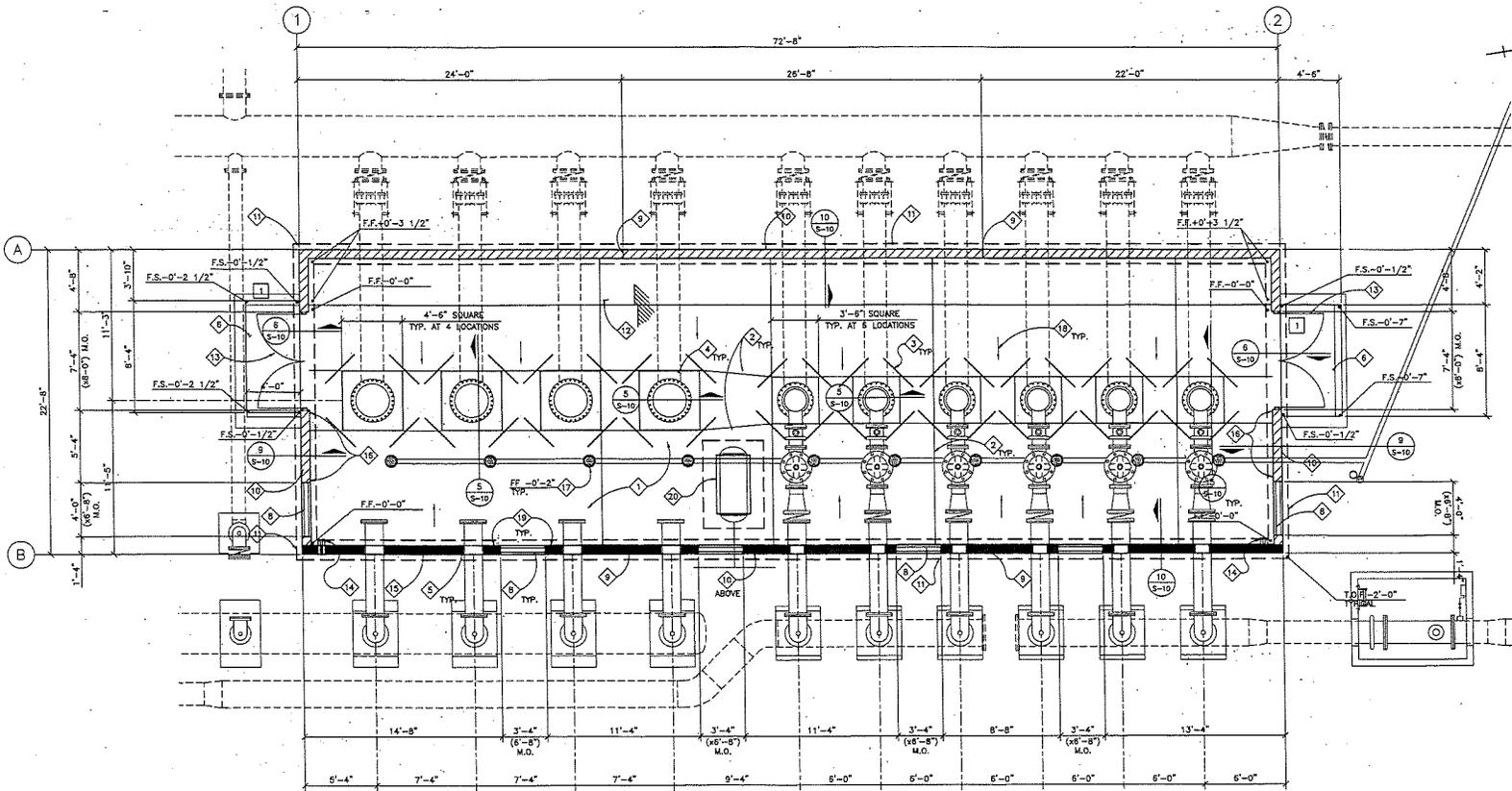
APPROVED BY:
John P. ...
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT
AGENCY

**INDUSTRY URBAN-DEVELOPMENT
AGENCY**
**2.1 MG STEEL RESERVOIR AND
BOOSTER PUMP STATION 2A**

**PUMP STATION
STRUCTURAL
EXTERIOR ELEVATIONS**

S-6
TUDA CONTRACT NO.
RW-0329
DWG. NO. 26 OF 53

AS-BUILT



FOUNDATION PLAN
SCALE: 1/4"=1'-0"

KEYNOTES

1. 6" THICK CONCRETE SLAB-ON-GRADE (w/ #4 @ 16" EACH WAY, 2" CLR. FROM FINISH SURFACE) ON A 2" THICK SAND BLANKET. PLACE SAND ON AN 6 MIL. VAPOR BARRIER (PER SOILS REPORT). PROVIDE SMOOTH TROWEL FINISH.
2. CRACK CONTROL JOINT AS SHOWN AT EACH EDGE OF OPENING IN SLAB-ON-GRADE. SEE (9)
3. #4 (x 3'-0") DIAGONAL AT EACH CORNER OF OPENING IN SLAB-ON-GRADE.
4. OPENING IN FLOOR SLAB FOR PUMP BASE.
5. PIPING PENETRATION THROUGH WALL REFER TO SHEETS M-1 & M-2 FOR ELEVATION. FOR ADDITIONAL REINF. REFER TO (12)
6. 6" THICK CONCRETE RAMP (WITH #4 @ 16" EACH WAY, 2" CLEAR FROM FINISH SURFACE).
7. NOT USED
8. OPENING FOR INTAKE LOUVER. SET SILL AT +0'-0".
9. WALL CONTROL JOINT-SEE (11)
10. 8" THICK (NOMINAL) CONCRETE BLOCK WALL WITH #6 VERTICAL @ 16" O.C. EACH FACE TYPICAL. PROVIDE #4 HORIZONTAL @ 24" MAXIMUM IN EAST AND WEST WALLS, AND #5 @ 16" HORIZONTAL IN NORTH AND SOUTH WALLS. LOCATE HORIZONTAL BARS AT CENTERLINE OF WALL FACE. PROVIDE #7 CONTINUOUS CHORD BARS AT TOP OF WALL AND AT +17'-8". REFER TO "MASONRY NOTES" ON SHEET S-1 AND EXTERIOR ELEVATIONS FOR ADDITIONAL REQUIREMENTS.
11. 18" WIDE x 16" THICK CONTINUOUS CONCRETE FOOTING.
12. RAISED ELECTRICAL EQUIPMENT CONC. SLAB SEE DETAIL (8)
13. HOLLOW METAL DOOR AND FRAME. SEE EXTERIOR ELEVATIONS, FOR DOOR SCHEDULE SEE SHEET S-8.
14. PIPING FOR ROOF DRAIN AND OVERFLOW. SEE (1)
15. 8" WIDE CONCRETE STEM WALL. SET TOP OF STEM WALL AT +4'-0"
16. FOR REINFORCING AT M.O. JAMBS IN NORTH AND SOUTH WALLS SEE (11)
17. FLOOR DRAIN.
18. SLOPE FLOOR UNIFORMLY TOWARD FLOOR DRAINS.
19. FOR ADDITIONAL REINF. AT LOUVER OPENING SEE (12)
20. RAISED LEVEL 4'-4" x 2'-6" CONCRETE PAD AT COMPRESSOR. THICKEN FLOOR SLAB TO 12" THICK FOR A 6'-6" x 4'-4" AREA AT RAISED PAD. REINFORCE WITH #4 @ 16" EACH WAY, TOP AND BOTTOM.

DATUM
DATUM (0'-0") IS AT THE
INSIDE FACES OF THE PUMP
STATION BUILDING WALLS
AND IS AT ELEVATION 369.00

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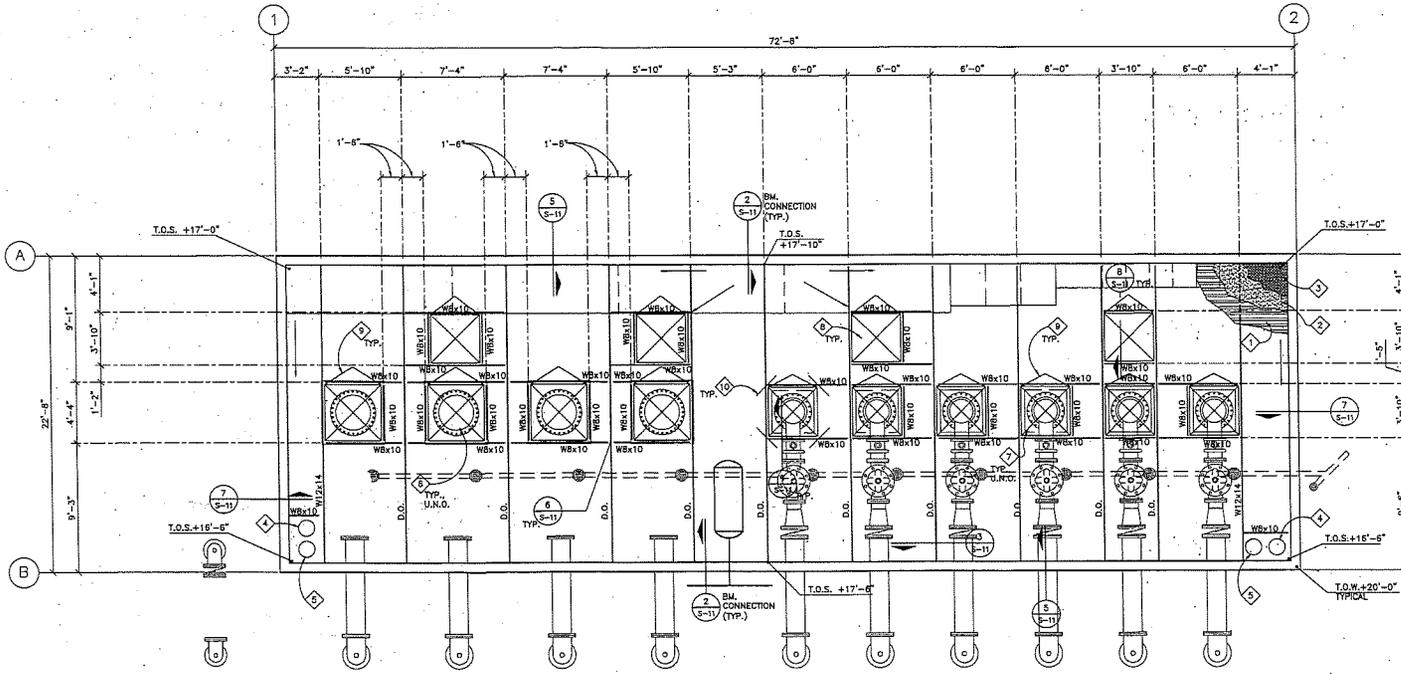
RECORD DRAWING	05/08		PLANS PREPARED BY: TETRA TECH, INC. 16241 Laguna Canyon Road, Suite 200 Irvine, California 92618 (949) 727-7269 (949) 727-7097 FAX	SCALE: AS NOTED	APPROVED BY: <i>John Ballester</i>	INDUSTRY URBAN-DEVELOPMENT AGENCY 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A	PUMP STATION FOUNDATION PLAN	S-7
DESIGNED BY: VMR/PMT	DATE: APRIL 2006			FILENAME: SRNPL01	AGENCY ENGINEER			INDUSTRY URBAN-DEVELOPMENT AGENCY
REVISIONS	DATE NO.							DWS, NO.27 OF 53

AS-BUILT

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KEYNOTES ◇

1. 1/2" DEEP, 18 GAUGE METAL ROOF DECK, WERC0 B-36 FORMLOK OR I.G.B.D. APPROVED EQUAL WELD DECK TO STEEL PER 1
S-11
2. 2" WIRE MESH REINFORCED LIGHT WEIGHT CONCRETE FILL OVER METAL ROOF DECK.
3. CLASS A BUILT UP ROOFING.
4. ROOF DRAIN. 1
S-11
5. ROOF DRAIN OVERFLOW. 1
S-11
6. OPENING FOR 4'-0" SQUARE SKYLIGHT.
7. OPENING FOR 3'-6" SQUARE SKYLIGHT.
8. 38 1/2" CLR. SO. OPENING FOR EXHAUST FAN-SEE B
S-11
9. CRICKET
10. PROVIDE #3 (42"-0") DIAGONAL IN CONCRETE FILL AT EACH CORNER OF EACH OPENING.



ROOF FRAMING PLAN
SCALE: 1/4"=1'-0"

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REVISIONS	DATE	BY



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7059
(949) 727-7057 FAX

SCALE: AS NOTED
DATE: APRIL 2006
FILENAME: SRRFPLO1
DESIGNED BY: V.M.R./P.M.T.
DRAWN BY: HF
CHECKED BY: V.M.R.

APPROVED BY:
[Signature]
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

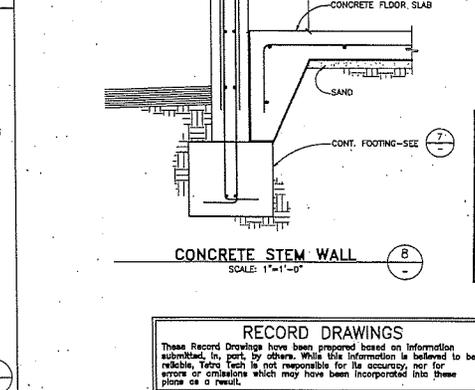
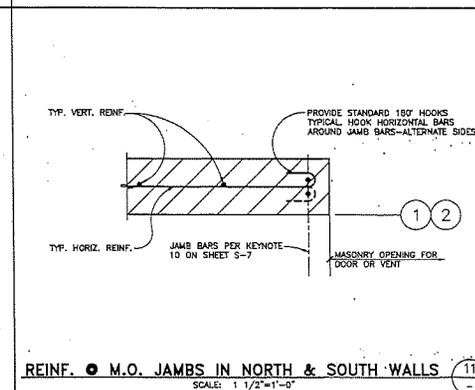
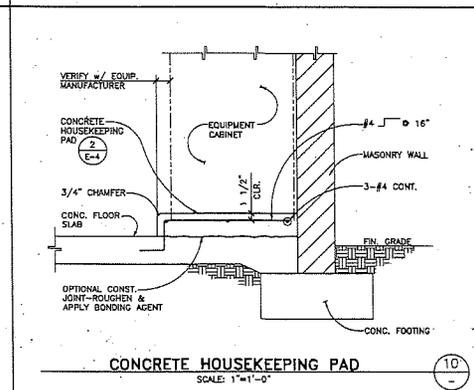
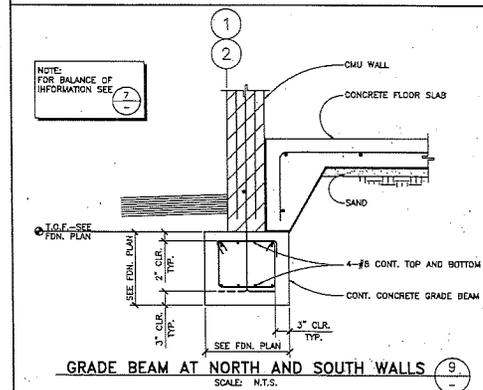
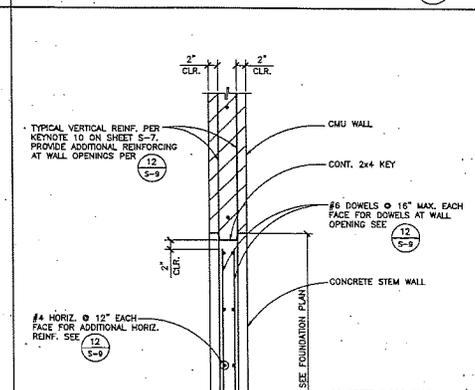
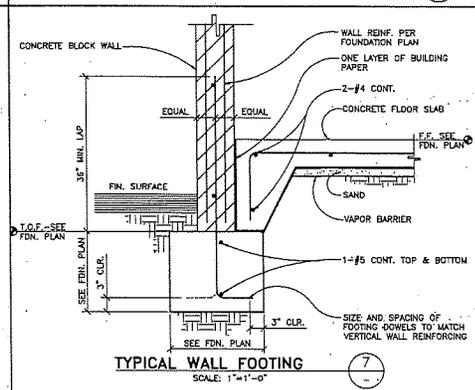
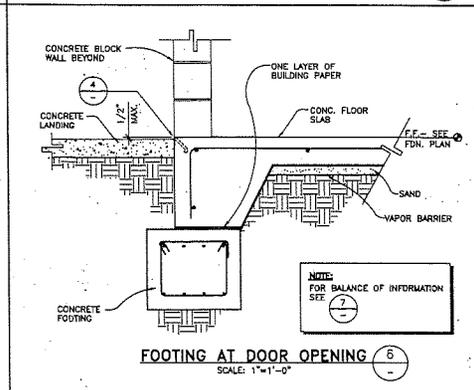
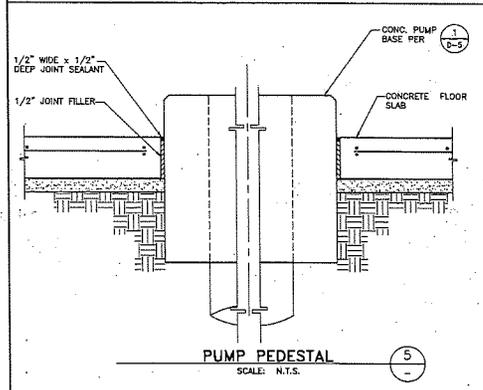
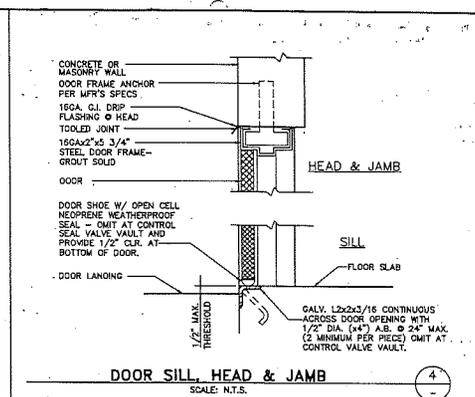
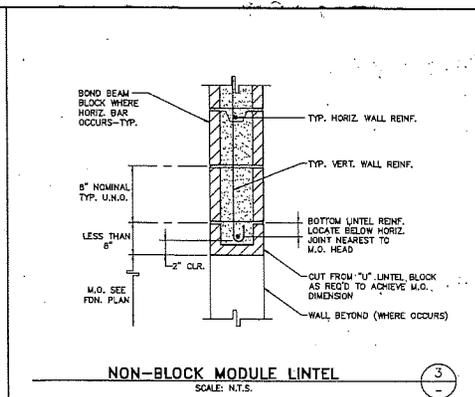
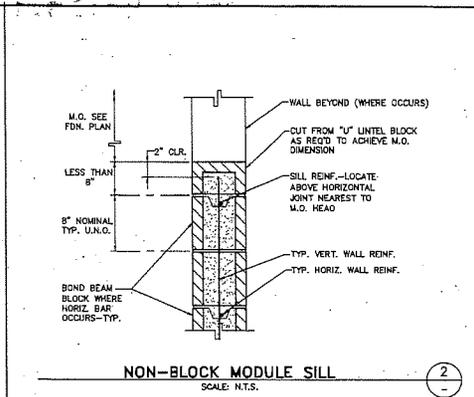
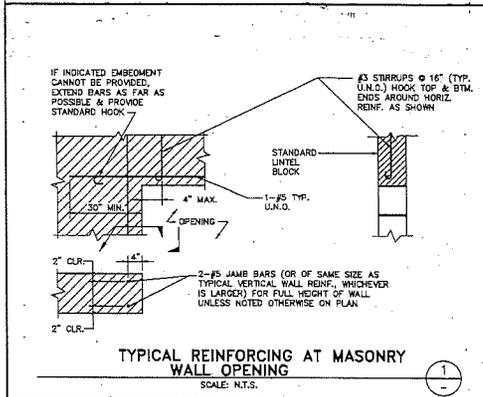
INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

PUMP STATION ROOF FRAMING PLAN

S-8
UDA CONTRACT NO. RW-0329
DWG. NO.28 OF 53

AS-BUILT

P:\PROJECTS\2005\CA\DWG\AS-BUILT\1-28-06.dwg 10/27/2006 1:41



REVISIONS	DATE	NO.

PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Laguna Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7099
 (949) 727-7099 FAX

SCALE: AS NOTED
 DATE: APRIL 2006
 FILENAME: SRO702
 DESIGNED BY: VMR/PMT
 DRAWN BY: HF
 CHECKED BY: VMR

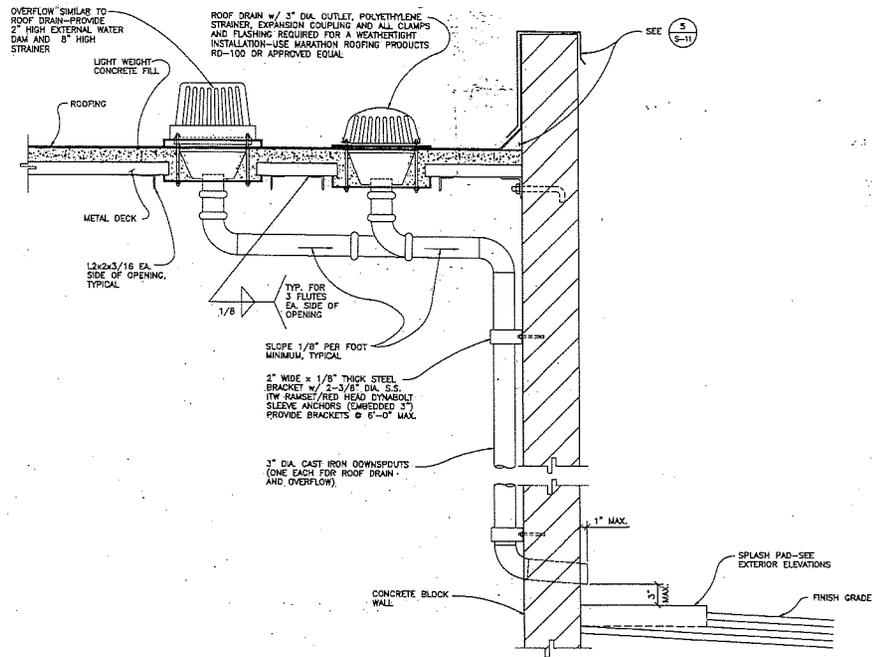
APPROVED BY:
[Signature]
 AGENCY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

PUMP STATION STRUCTURAL MISCELLANEOUS DETAILS

S-10
 JUBA CONTRACT NO.
 RW-0329
 DWS, NO.30 OF 53

AS-BUILT



ROOF DRAIN AND OVERFLOW
SCALE: 1 1/2"=1'-0"

NOT USED
SCALE: N.T.S.

RECORD DRAWINGS
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REVISIONS	DATE	NO.
RECORD DRAWING	05/08	1



PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
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SCALE: AS NOTED
DATE: APRIL 2006
FILENAME: SRD104
DESIGNED BY: PMT
DRAWN BY: HF
CHECKED BY: VWR

APPROVED BY:
John Bull
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

PUMP STATION STRUCTURAL MISCELLANEOUS DETAILS

S-12
IUDA CONTRACT NO. RW-0329
DWG. No.32 OF 53

AS-BUILT

05/27/2008 11:22

ELECTRICAL SYMBOLS - SINGLE LINE DIAGRAM	
	METER
	AMMETER
	VOLTMETER
	AMMETER SWITCH
	VOLTMETER SWITCH
	CURRENT TRANSFORMER, (3) INDICATES QUANTITY
	POTENTIAL TRANSFORMER, (3) INDICATES QUANTITY
	POWER TRANSFORMER
	CIRCUIT BREAKER 100A = RATING IN AMPS 50A = TRIP RATING IN AMPS
	MOTOR CIRCUIT PROTECTOR 30A=CONTINUOUS-CURRENT RATING
	MAGNETIC MOTOR STARTER, NEMA SIZE INDICATED FULL-VOLTAGE NON-REVERSING UNLESS NOTED RV=REDUCED VOLTAGE STARTING 2S, 2W = 2SPEED, 2 WINDING
	SWITCH
	FUSE, RATING AND QUANTITY INDICATED
	OIL FUSE CUTOUTS
	DISCONNECT SWITCH F= INDICATES FUSED, SEE PLANS FOR RATING
	DISCONNECT SWITCH
	COMBINATION STARTER AND DISCONNECT SWITCH, SIZE #1 U.O.N.
	MOTOR, 1D HORSEPOWER
	GENERATOR
	KEY INTERLOCKING OF EQUIPMENT
	MECHANICAL INTERLOCKING OF EQUIPMENT
	ELECTRICAL INTERLOCKING OF EQUIPMENT
	DRAW-OUT TYPE EQUIPMENT
	SURGE ARRESTER
	GROUND
	DELTA CONNECTION
	WYE CONNECTION
	SOLID STATE STARTER
	SOLID STATE TRIP
	VARIABLE FREQUENCY DRIVE
	POWER MONITOR
	PHASE VOLTAGE RELAY
	POWER FACTOR CORRECTION CAPACITOR
	DISCONNECT SWITCH, F = FUSED NF = NON-FUSED XX = AMP RATING
	SOLID STATE MOTOR CONTROLLER (SMC) WITH BYPASS VACUUM CONTACTOR
	MEDIUM VOLTAGE BREAKER
	KW/HR DIGITAL DEMAND METER
	REMOTE THERMAL MONITOR
	SOLID STATE STARTER CONTROL MONITOR

ELECTRICAL SYMBOLS - SCHEMATIC DIAGRAMS		
NORMALLY OPEN	NORMALLY CLOSED	DEVICE
		CONTACT
		TIMED CONTACT
		CONTACT ACTION RETARDED ON DE-ENERGIZATION
		TIMED CONTACT
		CONTACT ACTION RETARDED ON DE-ENERGIZATION
		PUSH BUTTON SINGLE CIRCUIT MOMENTARY CONTACT
		PUSH BUTTON SINGLE CIRCUIT MAINTAIN CONTACT
		LIMIT SWITCH
		LIQUID LEVEL SWITCH
		PRESSURE OR VACUUM SWITCH
		FLOW SWITCH
		TEMPERATURE SWITCH
		SELECTOR SWITCH
		MANUAL MOTOR STARTER
		MOTOR OVERLOAD HEATER CONTACTS
		MOTOR OVERLOAD HEATER
		PILOT LIGHT R=RED, W=WHITE, G=GREEN, A=AMBER
		PILOT LIGHT, PUSH TO TEST R=RED, W=WHITE, G=GREEN, A=AMBER
		RELAY
		TIME DELAY RELAY
		STARTER COIL
		SOLENOID OPERATED VALVE
		120V, SINGLE PHASE MOTOR
		BELL OR BUZZER
		ELAPSED TIME METER
		CONTROL POWER TRANSFORMER
		GROUND
		WIRING IN MOTOR STARTER
		FIELD WIRING
		WIRE TERMINAL IN MTR. STARTER

ELECTRICAL SYMBOLS - PLANS	
	SEE LIGHTING SCHEDULE FOR LIGHTING FIXTURE IDENTIFICATION
	LIGHTING FIXTURE IDENTIFICATION 'A' DENOTES TYPE '2-40' DENOTE QTY & WATTAGE
	RECESSED FLUORESCENT FIXTURE AND J-BOX ABOVE CEILING WITH MAX. 4 FT. FLEX CONNECTION
	FLUORESCENT FIXTURE AND OUTLET
	CEILING/PENDANT FIXTURE & OUTLET
	WALL MOUNTED FIXTURE & OUTLET
	POLE LIGHT FIXTURE
	NIGHT LIGHT OR EMER. CIRCUIT
	SINGLE POLE SWITCH
	DOUBLE POLE SWITCH
	THREE WAY SWITCH
	"b" DENOTES OUTLET CONTROLLED
	KEY OPERATED SWITCH
	MANUAL MOTOR STARTER
	MECHANICAL TIME SWITCH
	DUPLEX RECEPTACLE
	DUPLEX RECEPTACLE - GF
	DOUBLE DUPLEX RECEPTACLE
	DUPLEX RECEPTACLE - FLOOR MOUNTED
	SINGLE RECEPTACLE
	250V SINGLE RECEPTACLE
	PANEL OUTLET TYPE AS NOTED
	JUNCTION BOX
	THERMOSTAT OUTLET + 68" UON
	CONTROL STATION SEE SCHEMATIC DIAGRAM
	TRANSFORMER - WALL MOUNTED UNLESS NOTED
	HANDHOLE, PRECAST CONCRETE SIZE AS NOTED
	PULLBOX, PRECAST CONCRETE SIZE AS NOTED
	MANHOLE, PRECAST CONCRETE SIZE AS NOTED
	DISCONNECT SWITCH, FUSED 30A, 3P U.O.N.
	DISCONNECT SWITCH, NON-FUSED 30A, 3P U.O.N.
	COMBINATION STARTER AND DISCONNECT SWITCH, SIZE #1 U.O.N.
	TELEPHONE OUTLET
	COMMUNICATIONS OUTLET
	GROUND WELL
	GROUND ROD

CONDUIT FILL TABLE						
CONDUCTOR SIZE (AWG)	MAXIMUM NUMBER OF CONDUCTORS IN TRADE SIZES OF CONDUIT OR TUBING					
	1/2	3/4	1	1 1/4	1 1/2	2
14	8	10	18	29	37	85
12	4	8	13	24	29	53
10	4	6	11	19	24	26
8	1	3	5	10	14	12

ELECTRICAL SYMBOLS - PLANS CONT.	
	CONDUIT DESIGNATION SEE CONDUIT SCHEDULE
	HOME RUN TO PANEL A, CIRCUITS 1 AND 3
	CONDUIT IN SLAB OR UNDER GROUND
	CONDUIT CONCEALED UON
	DENOTES QUANTITY OF #12 CONDUCTORS
	WIRE SIZE OTHER THAN #12
	GROUNDING CONDUCTOR 30' BELOW GRADE
	EXOTHERMIC WELD CONNECTION
	TELEPHONE CONDUIT, 3/4" OUN
	CONDUIT RISER
	CONDUIT DROP
	CONDUIT STUB-OUT AND CAPPED
	EQUIPMENT FLEXIBLE CONDUIT CONNECTION
	CONDUIT SEAL
	MOTOR CONNECTION
	UNIT HEATER
	MOTORIZED VALVE
	PANELBOARD
	TERMINAL CABINET
	PHOTO IDENTIFICATION 'A' DENOTES PHOTO NUMBER, 'E-8' DENOTES DRAWING
	SEE NOTE INDICATED
	INDICATES HEIGHT FROM FINISHED FLOOR GRADE TO CENTERLINE OF DEVICE
	FIRE ALARM MANUAL PULLSTATION
	FIRE ALARM BELL
	FIRE ALARM HORN
	FIRE ALARM HORN/BELL AND STROBE LIGHT
	HEAT DETECTOR
	SMOKE DETECTOR
	END OF LINE RESISTOR
	+ 18" UON
	+ 48" UON
	PROVIDE ONE GND CONDUCTOR OF SAME SIZE, NOT SHOWN IN CONDUIT, SEE CONDUIT FILL TABLE FOR CONDUIT SIZE.

- NOTES:
- THIS DRAWING CONTAINS STANDARD SYMBOLS, NOT ALL SYMBOLS SHOWN ARE USED ON THIS PROJECT.
 - CONTRACTOR SHALL PROVIDE ALL NEEDED CHANNELS, ANGLES ETC. TO SUPPORT THE LIGHTING FIXTURES IN THE LOCATIONS SHOWN ON THE DRAWINGS.
 - CONTRACTOR SHALL NOT CUT ANY STRUCTURAL MEMBER(S) OR USE ANY ATTACHMENTS THAT WOULD IMPAIR THEIR STRENGTH.
 - CONTRACTOR SHALL DESIGN THE SUPPORTS IN BETWEEN THE STRUCTURAL SUPPORT MEMBER(S) AND SUBMIT THE DESIGN AS A SHOP DRAWING SUBMITTAL.

ELECTRICAL ABBREVIATIONS	
A	AMPERES
AC	ALTERNATING CURRENT
AF	ABOVE FINISHED FLOOR
AFS	ABOVE FINISHED GRADE
ACS	AMPERES INTERRUPTING CAPACITY, SYMMETRICAL
AMPS	AMPERES
AWG	AMERICAN WIRE GAUGE
AF	AMPERE FRAME
AT	AMPERE TRIP
ATS	AUTOMATIC TRANSFER SWITCH
BC	BARE COPPER
C	CONDUIT
CB	CIRCUIT BREAKER
CO	CONDUIT ONLY
CKT	CIRCUIT
CPT	CONTROL POWER XFMR.
CT	CURRENT TRANSFORMER
DB	DIRECT BURIED
DC	DIRECT CURRENT
DWG	DRAWING
(E)	EXISTING
EG	ENGINE GENERATOR
ELEV	ELEVATION
ENCL	ENCLOSED
EP	EXPLOSION PROOF
ETM	ELAPSED TIME METER
EXST	EXISTING
FACP	FIRE ALARM CONTROL PANEL
FLEX	FLEXIBLE
FLUR	FLUORESCENT
G, GND	GROUND
GF	GROUND FAULT INTERRUPTER
GFR	GROUND FAULT RELAY
HK	HANDHOLE
HIO	HIGH INTENSITY DISCHARGE
HQA	HAND OFF AUTOMATIC
HP	HORSEPOWER
HPS	HIGH PRESSURE SODIUM OR HIGH PRESSURE SWITCH
HVAC	HEATING, VENTILATING, AND AIR CONDITIONING
HZ	HERTZ
INDAND	INDIANDESCENT
INST.	INSTALL
JB	JUNCTION BOX
KA	KILOAMPERES
KAC	KILOAMPERES INSTANTANEOUS CURRENT
Kcmil	THOUSAND CIRCULAR MILS
KVA	KILOVOLT-AMPERE
KW	KILOWATT
LA	LIGHTNING ARRESTER
LDS	LOCKOUT STOP PUSHBUTTON
LF	LOW FREQUENCY SWITCH
LTD	LIMIT SWITCH
LTD	LIGHTING
MA	MILLIAMPERE
MAX	MAXIMUM
MCC	MOTOR CONTROL CENTER
MCM	THOUSAND CIRCULAR MILS
MH	MANHOLE/MOUNTING HEIGHT
MH	MINIMUM
MNTD	MOUNTED
MOUNTING	MOUNTING
N	NEUTRAL
NC	NORMALLY CLOSED
NEC	NATIONAL ELECTRICAL CODE
NO	NORMALLY OPEN
NO.	NUMBER
NOT	NOT TO SCALE
NYS	MOTOR OVERLOAD CONTACTS
OL'S	POLE
P	PUSHBUTTON, PULLBOX
PH	PHASE
PS	PRESSURE SWITCH
PT	POTENTIAL TRANSFORMER
PVC	POLYVINYL CHLORIDE
REC	RECEPTACLE
REQ'D	REQUIRED
SHT	SHEET
SMC	SOLID STATE MOTOR CONTROLLER
SP	SPRAWLER
SS	STAINLESS STEEL, TYPE 316 UON
STD	STANDARD
SV	SOLENOID VALVE
SW	SWITCH
SWB	SWITCHBOARD
TB	TERMINAL BOARD
TLL	TELEPHONE
TEMP	TEMPERATURE
TSP	TWISTED SHIELDED PAIR
TST	TWISTED SHIELDED TRAD
TY	TYPICAL
UN	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
V	VARIABLE FREQUENCY DRIVE
VFD	VARIABLE FREQUENCY DRIVE
VS	VARIABLE SPEED
W	WATT, WIRE
WP	WEATHERPROOF
XFMR	TRANSFORMER

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RECORD DRAWING	DATE	BY
05/08		



PLANS PREPARED BY:
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 16241 Logans Canyon Road, Suite 200
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 (949) 727-7097 FAX

SCALE:
 AS SHOWN
 DATE: APRIL 2005
 FILENAME: EETL01
 DESIGNED BY: EJR
 DRAWN BY: WFP
 CHECKED BY: MUM

APPROVED BY:

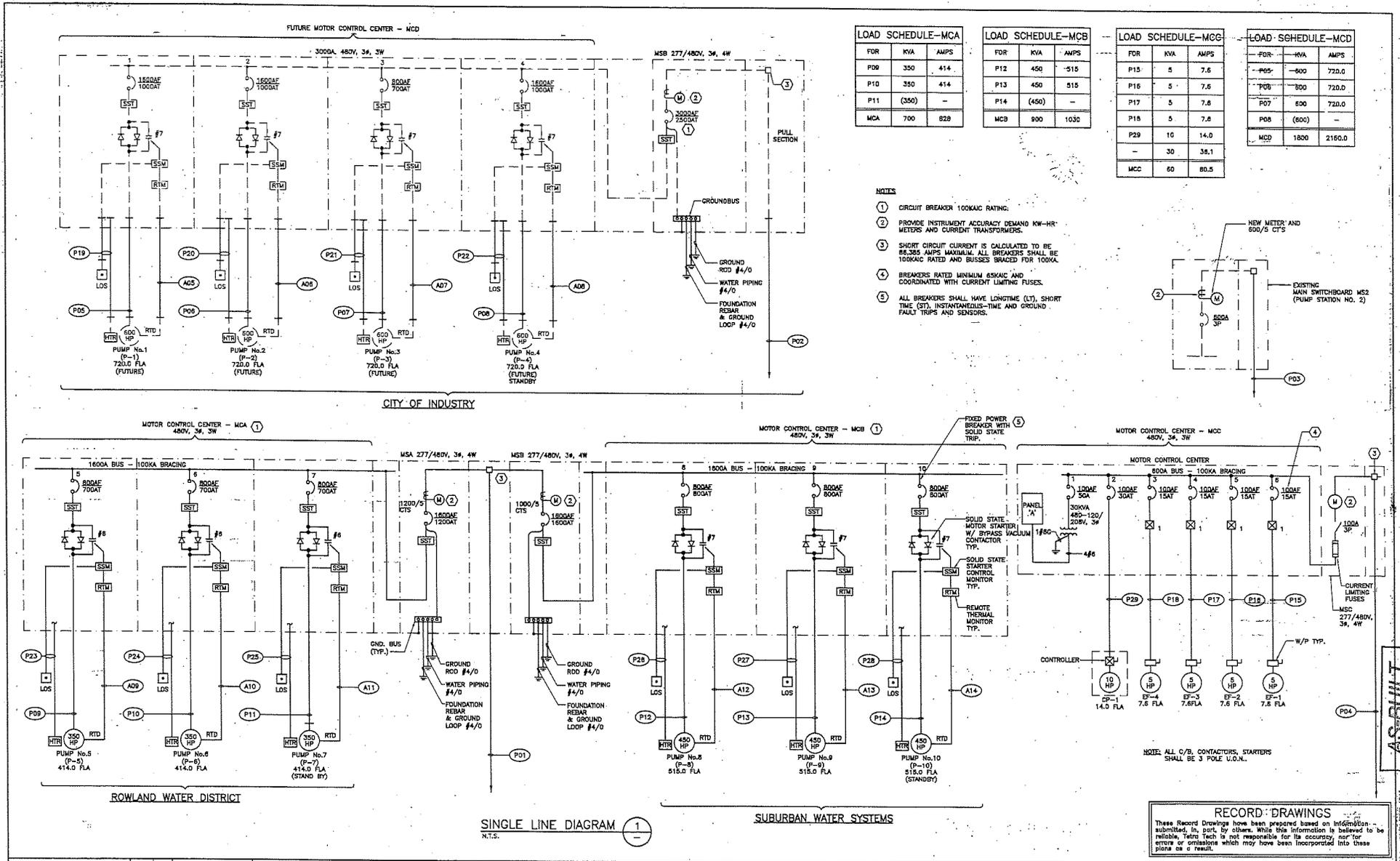
 AGENCY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

ELECTRICAL SYMBOLS, ABBREVIATIONS AND NOTES

E-2
 IUDA CONTRACT NO. RW-0329
 DWG. NO. 34 OF 83

AS-BUILT



RECORD DRAWING	05/08	A
REVISIONS	DATE	NO.



PLANS PREPARED BY:
TETRA TECH, INC.
 15241 Laguna Canyon Road, Suite 200
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 (949) 727-7027 FAX

SCALE: AS SHOWN
 DATE: APRIL 2008
 FILENAME: EEL001
 DESIGNED BY: EVR
 DRAWN BY: WVP
 CHECKED BY: MJM

APPROVED BY:
John Ballas
 AGENT ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

SINGLE LINE DIAGRAM

E-3
 IUDA CONTRACT NO. RW-0329
 DWG. NO. 35 OF 53

RECORD DRAWINGS
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AS-BUILT

CONDUIT SCHEDULE										
REF NO.	CONDUITS QTY. SIZE	CONDUCTORS PER CONDUIT			FROM	TO	REMARKS			
		POWER	CONTROL	ANALOG						
C00										
C01										
C02										
C03										
C04										
C05	1	1"		C.O.	MCD	CV-101				
C06	1	1"		C.O.	MCD	CV-102				
C07	1	1"		C.O.	MCD	CV-103				
C08	1	1"		C.O.	MCD	CV-104				
C09	1	1"		8#14	MCA	CV-105				
C10	1	1"		8#14	MCA	CV-108				
C11	1	1"		8#14	MCA	CV-107				
C12	1	1"		8#14	MCB	CV-108				
C13	1	1"		8#14	MCB	CV-109				
C14	1	1"		8#14	MCB	CV-110				
C15										
C16										
C17										
C18										
C19	1	1"		12#14	MCA	MCP	PUMP NO.1			
C20	1	1"		12#14	MCA	MCP	PUMP NO.2			
C21	1	1"		12#14	MCA	MCP	PUMP NO.3			
C22	1	1"		12#14	MCA	MCP	PUMP NO.4			
C23	1	1"		12#14	MCB	MCP	PUMP NO.5			
C24	1	1"		12#14	MCB	MCP	PUMP NO.6			
C25	1	1"		12#14	MCB	MCP	PUMP NO.7			
C26	1	1"		12#14	MCC	MCP	PUMP NO.8			
C27	1	1"		12#14	MCC	MCP	PUMP NO.9			
C28	1	1"		12#14	MCC	MCP	PUMP NO.10			
C29	1	1"		4#14		METER VAULT				
C30	1	1"		2#14		METER VAULT				
C31										
C32										
C33										
C34										

CONDUIT SCHEDULE										
REF NO.	CONDUITS QTY. SIZE	CONDUCTORS PER CONDUIT			FROM	TO	REMARKS			
		POWER	CONTROL	ANALOG						
PS	2	5"		C.O.		SERVICE				
P00	2	5"		3#250MCM, 1#4/0C		HV SWITCHGEAR (15KV)				
P01	6	5"		6 X 3#600MCM, 1#4/0C		HV SWITCHGEAR LV XFMR, 1 SPARE (15KV)				
P02	8	5"		C.O.		UNIT SUB	MCA & MCB			
P03	2	5"		2 X 3#600MCM, 1#4/0C		UNIT SUB	MCD			
P04	1	4"		3#2, 1#6C		UNIT SUB	MS2			
P05	2	4"		C.O.		MCD	MCC			
P06	2	4"		C.O.		MCD	PUMP No.1			
P07	2	4"		C.O.		MCD	PUMP No.2			
P08	2	4"		C.O.		MCD	PUMP No.3			
P09	2	4"		C.O.		MCD	PUMP No.4			
P10	1	4"		3#600MCM, 1#1/0C		MCA	PUMP No.5			
P11	1	4"		3#600MCM, 1#1/0C		MCA	PUMP No.6			
P12	2	3"		2 X 3#350MCM, 1#1/0C		MCB	PUMP No.7			
P13	2	3"		2 X 3#350MCM, 1#1/0C		MCB	PUMP No.8			
P14	2	3"		2 X 3#350MCM, 1#1/0C		MCB	PUMP No.9			
P15	1	3/4"		3#12, 1#12G		2#14	MCC	EF-1		
P16	1	3/4"		3#12, 1#12G		2#14	MCC	EF-2		
P17	1	3/4"		3#12, 1#12G		2#14	MCC	EF-3		
P18	1	3/4"		3#12, 1#12G		2#14	MCC	EF-4		
P19	1	1"		C.O.		MCD	HTR., LOS, LPS, HPS	PUMP No.1		
P20	1	1"		C.O.		MCD	HTR., LOS, LPS, HPS	PUMP No.2		
P21	1	1"		C.O.		MCD	HTR., LOS, LPS, HPS	PUMP No.3		
P22	1	1"		C.O.		MCD	HTR., LOS, LPS, HPS	PUMP No.4		
P23	1	1"		4#12, 1#12G		8#14	MCA	HTR., LOS, LPS, HPS	PUMP No.5	
P24	1	1"		4#12, 1#12G		8#14	MCA	HTR., LOS, LPS, HPS	PUMP No.6	
P25	1	1"		4#12, 1#12G		8#14	MCA	HTR., LOS, LPS, HPS	PUMP No.7	
P26	1	1"		4#12, 1#12G		8#14	MCB	HTR., LOS, LPS, HPS	PUMP No.8	
P27	1	1"		4#12, 1#12G		8#14	MCB	HTR., LOS, LPS, HPS	PUMP No.9	
P28	1	1"		4#12, 1#12G		8#14	MCB	HTR., LOS, LPS, HPS	PUMP No.10	
P29	1	1"		3#10, 1#12G			MCC	COMPRESSOR		
P30	4	8"					HV SWG	OFF SITE LOADS	CONDUIT ONLY	
P31	1	1"		4#10, 1#12G			PANEL 'A'	SURGE TANK C.P.	SWS	
P32	1	1"		3#12, 1#12G			PANEL 'A'	RESERVOIR		
P33	1	2"					PANEL 'A'	CATHODIC PROTECTION		
P34	1	1"		4#10, 1#12G			PANEL 'A'	SURGE TANK	RWD	

CONDUIT SCHEDULE										
REF NO.	CONDUITS QTY. SIZE	CONDUCTORS PER CONDUIT			FROM	TO	REMARKS			
		POWER	CONTROL	ANALOG						
A00	1	2"				1#16TSP	(E) MS2	MCP		
A01	1	1"				1#16 TSP	FT-101	MCP		
A02	1	1"				1#16 TSP	FT-201	MCP		
A03	1	1"				1#16 TSP	FT-301	MCP		
A04	2	2"				C.O.		MCP		
A05	1	1 1/4"				8-3C#16 TST	MCD	PUMP NO. 1 RTD		
A06	1	1 1/4"				8-3C#16 TST	MCD	PUMP NO. 2 RTD		
A07	1	1 1/4"				8-3C#16 TST	MCD	PUMP NO. 3 RTD		
A08	1	1 1/4"				8-3C#16 TST	MCD	PUMP NO. 4 RTD		
A09	1	1 1/4"				8-3C#16 TST	MCA	PUMP NO. 5 RTD		
A10	1	1 1/4"				8-3C#16 TST	MCA	PUMP NO. 6 RTD		
A11	1	1 1/4"				8-3C#16 TST	MCA	PUMP NO. 7 RTD		
A12	1	1 1/4"				8-3C#16 TST	MCB	PUMP NO. 8 RTD		
A13	1	1 1/4"				8-3C#16 TST	MCB	PUMP NO. 9 RTD		
A14	1	1 1/4"				8-3C#16 TST	MGB	PUMP NO. 10 RTD		
A15	1	2"					MCA	MCP		
A16	1	2"					MCB	MCP		
A17	1	2"						MCP	ANTENNA	COAX CABLE
A18	1	1"					2#16 TSP	RESERV. TELEM. CABINET	RTU MCP	
A19	1	1"					C.O.			PUMP NO.1
A20	1	1"					C.O.			PUMP NO.2
A21	1	1"					C.O.			PUMP NO.3
A22	1	1"					C.O.			PUMP NO.4
A23	1	1"					1#16 TSP			PUMP NO.5
A24	1	1"					1#16 TSP			PUMP NO.6
A25	1	1"					1#16 TSP			PUMP NO.7
A26	1	1"					1#16 TSP			PUMP NO.8
A27	1	1"					1#16 TSP			PUMP NO.9
A28	1	1"					1#16 TSP			PUMP NO.10
A29	1	1"					3#16 TSP	CP		SURGE TANK SWS
A30	1	1"					3#16 TSP	CP		SURGE TANK RWD
T01	1	2"						TEL		HV SWGR/SWBDS
T02	1	1 1/4"						TEL		SWBDS

* COAX ANTENNA CABLE

* FOR CONDUITS MARKED "C.O." OR "CONDUIT ONLY", CONTRACTOR SHALL INCLUDE PULL ROPE WITH 18" LOOP AT END.

RECORD DRAWINGS
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120/208 VOLTS 3 PH WIRE	PANEL: 'A'	BUILDING: PUMP STATION
MAIN BRK 80A/3P	LOCATION: MCC	
MAIN BUS 100A	SOURCE: 15 KVA XFMR MCC	MOUNTING: FLUSH
NEUT. BUS [X] GND BUS [X]	SHORT CIRCUIT RATING: 10,000 AMP 5YM	

DESCRIPTIONS	VOLT-AMPS			BKR	BUS	BKR	VOLT-AMPS			DESCRIPTIONS			
	NA	FB	PC				NA	FB	PC				
LIGHTS INTERIOR	1560		5	20	1	2	20	1	2	360	RECEPTACLES		
LIGHTS INTERIOR	800		5	20	1	3	4	20	1	3	840	RECEPTACLES	
MCS HEATERS				1	20	1	9	5	20	1	300	FT-101	
MCP HEATERS AND FAN	450		800	1	20	1	7	5	20	1	300	FT-102	
MCC-A HEATERS				1	20	1	9	10	20	1	300	FT-103	
PLC			400	1	20	1	11	12	20	1	1	200	SURGE CONTROL PANEL (SWS)
RESERVOIR TELEMETRY CAB.	800			1	20	1	13	14	20	1	1	200	SURGE CONTROL PANEL (RWD)
RESERVOIR PLUG	600			1	20	1	15	16	20	1	300	SPARE	
EXTERIOR LIGHTINGS	500		6	20	1	17	18	20	1	600	SPARE		
VOLT-AMPS > 2510 1560 1700			TOTAL VOLT-AMPS <			BUS 1140 1180			VOLT-AMPS				
TOTAL CONNECTED VOLT-AMPS: 9210			CALCULATED LOAD WITH LCL			CONNECTED LOAD:			VOLT AMPS				
TOTAL CONNECTED AMP: 25.58			LCL = 0 X 25 =			150			AMPS				
			DESIGN LOAD			28.08							

** FURNISH AND INSTALL IN SEPARATE BUCKETS LIGHTING CONTROLS. PROVIDE (12) TWELVE SPACES FOR A FULL 30 CIRCUIT PANEL.

RECORD DRAWING	05/09	
REVISIONS		



PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Laguna Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7089
 (949) 727-7087 FAX

SCALE: AS SHOWN
 DATE: APRIL 2006
 FILENAME: ESD01

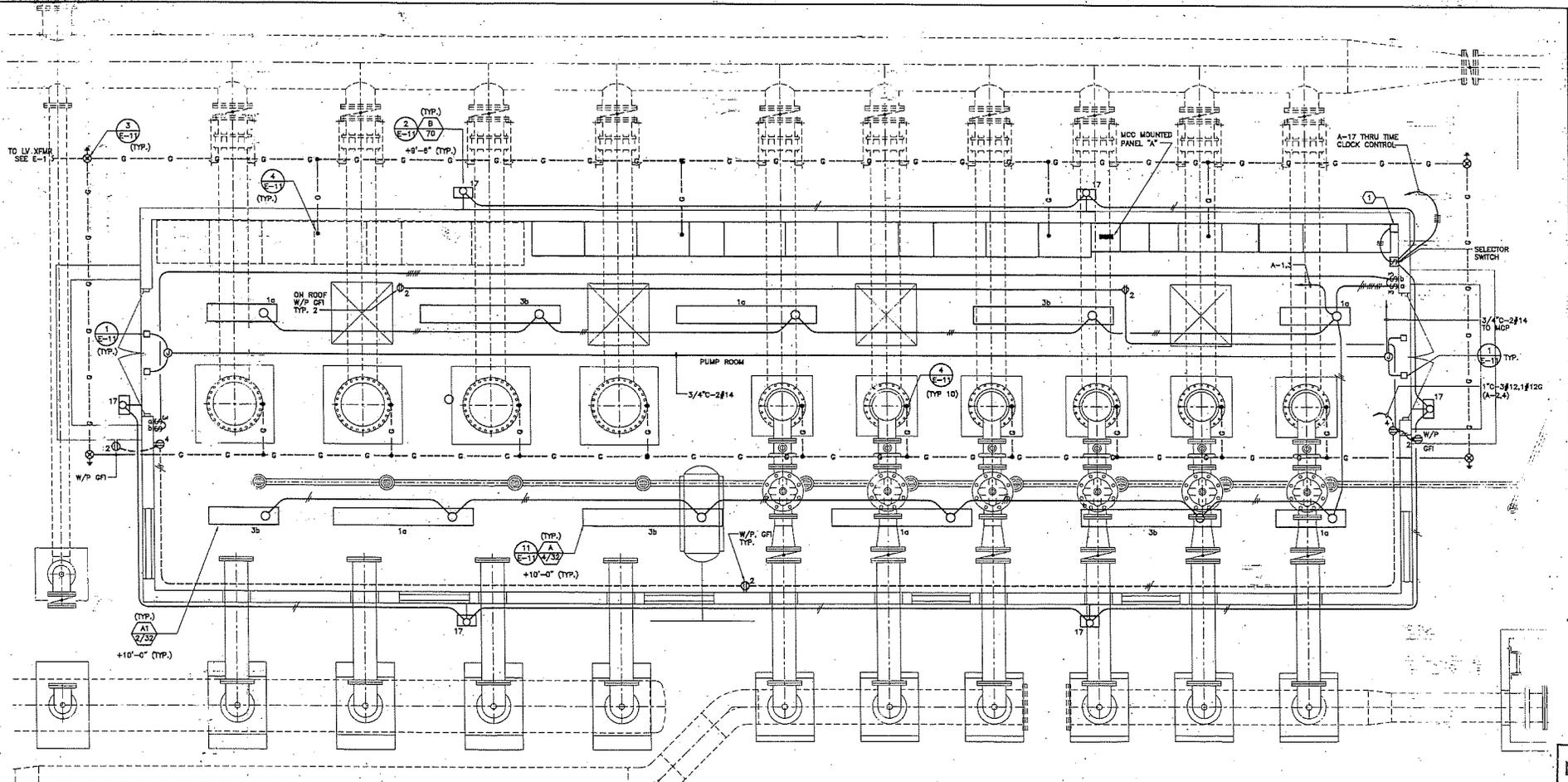
APPROVED BY:
[Signature]
 AGENT ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

CONDUIT & PANEL SCHEDULE

E-5
 IUDA CONTRACT NO. RW-0329
 DWG. NO.37 OF 53

AS-BUILT



LIGHTING & GROUNDING PLAN 1
 SCALE: 3/8" = 1'-0"

LIGHTING FIXTURE SCHEDULE						
FIXTURE TAG	CATALOG INFORMATION	VOLTS	FIXTURE WATTS	LAMP TYPE CITY WATTAGE	MOUNTING	REMARKS
47/32	IMPACT RESISTANT, PENDANT MOUNTED, 8 FOOT LONG, FLUORESCENT, UL LISTED FOR WET LOCATIONS LITHONIA CATG. #DWM 4-32 120 ES OR EQUAL.	120	150	FLOUR 4 32	SURFACE	-
A1 27/32	SAME AS TYPE "A" EXCEPT 4FT. LITHONIA DMW-2-32-120-ES OR EQUAL.	120	75	FLOUR 2 32	SURFACE	-
70	SURFACE WALL MOUNTED, 70W, HPS, CLEAR LAMP/ MODUL BASE LUMARK WAL-EYE CATG. #HPWP-70H-MT-V OR EQUAL.	120	70	HPS 1 70	WALL	-

NOTES:
 1 PHOTOCELL LOCATED ON ROOF, CROUSE-HINDS #DS-80 OR EQUAL IN FDC BOX.

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RECORD DRAWING	05/08	▲
DESIGNED BY	DATE	NO.
REVISED	DATE	NO.



PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Laguna Canyon Road, Suite 200
 Irvine, California 92618
 (949) 227-7039
 (949) 727-7037 FAX

SCALE: AS SHOWN
 DATE: APRIL 2008
 FILENAME: EELT01
 DESIGNED BY: EYR
 DRAWN BY: WYJ
 CHECKED BY: MJM

APPROVED BY:

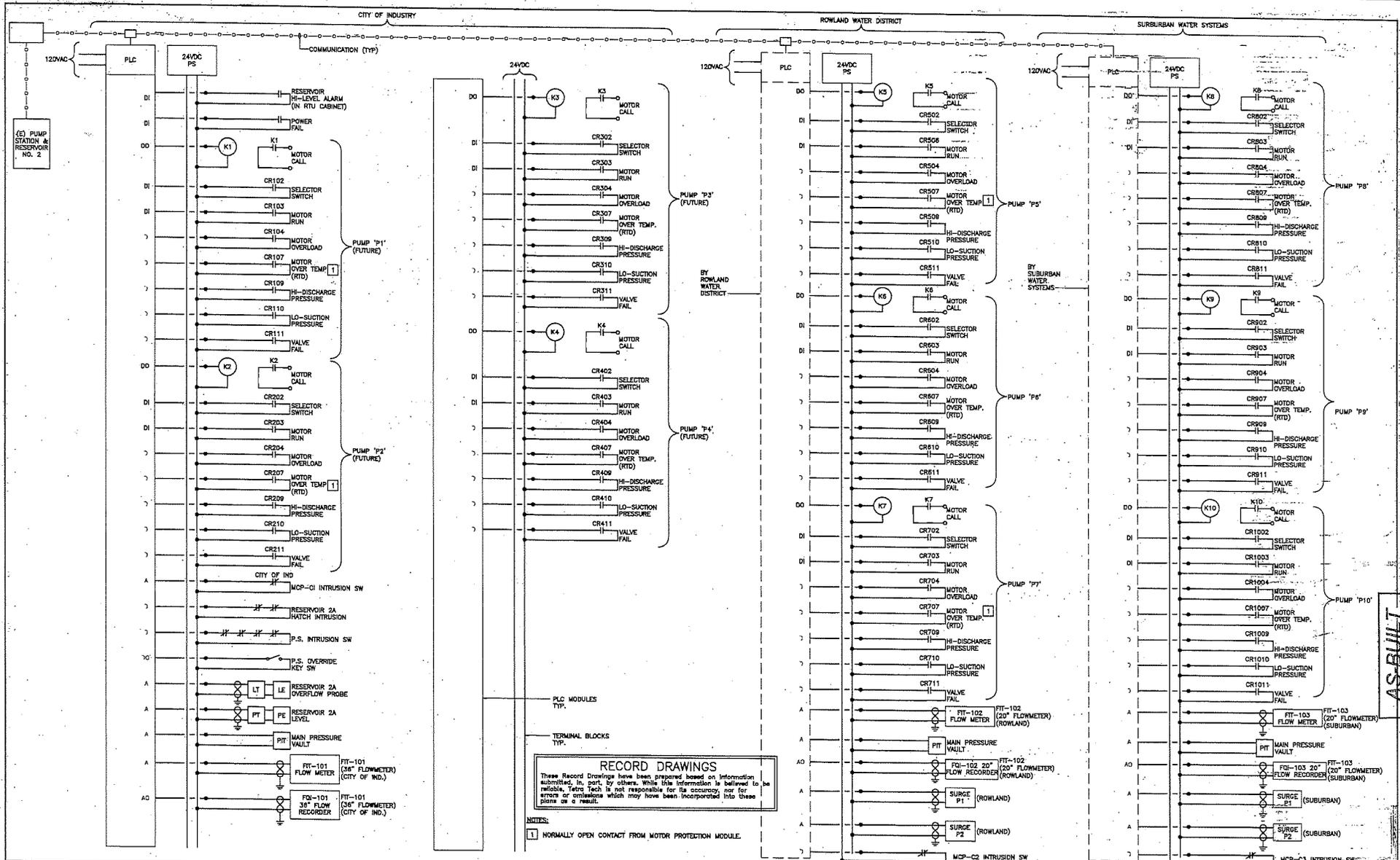
 AGENCY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

LIGHTING & GROUNDING PLAN

E-7
 USCA CONTRACT NO. RW-0329
 DWG. NO. 39 OF 55

AS-BUILT



RECORD DRAWINGS
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NOTES:
 1 NORMALLY OPEN CONTACT FROM MOTOR PROTECTION MODULE.

RECORD DRAWING	05/08	A
REVISIONS:	DATE	BY



PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Laguna Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7039
 (949) 727-7037 FAX

SCALE: AS SHOWN
 DATE: APRIL 2008
 FILENAME: EESD02
 DESIGNED BY: EVR
 DRAWN BY: WPFJ
 CHECKED BY: MLM

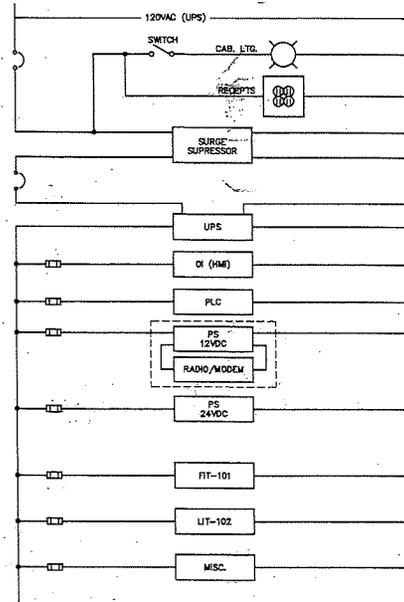
APPROVED BY:
[Signature]
 AGENCY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

PLC WIRING DIAGRAM & MAIN CONTROL PANEL MCP

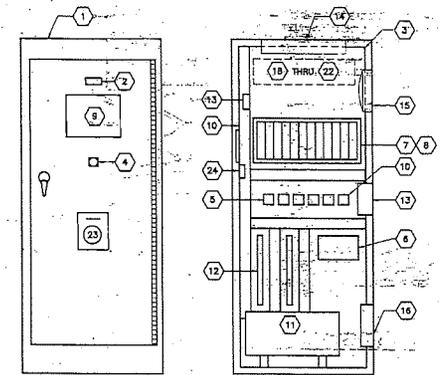
E-9
 LUDA CONTRACT NO. RW-0329
 DWG. NO. 41 OF 53

AS-BUILT

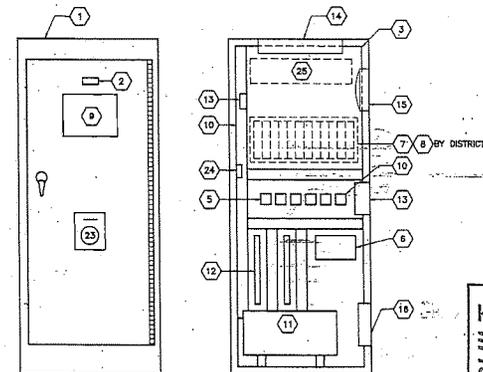


TYPICAL MCP POWER DISTRIBUTION 2
N.T.S.

EQUIPMENT LIST	
ITEM	DESCRIPTION
1	EQUIPMENT ENCLOSURE, MCP-C1 30"x72"x24"
2	NAME PLATE, TYP
3	BACK PLATE
4	INTRUSION OVERRIDE SWITCH (MCP-C1 ONLY)
5	ETHERNET SWITCH
6	DC POWER SUPPLY
7	PLC RACK
8	PROGRAMMABLE LOGIC CONTROLLER (PLC)
9	OPERATORS INTERFACE
10	WIRE WAY
11	UPS
12	TERMINAL BLOCKS/STRIPS WITH DISC. AND FUSES
13	DISCONNECT SWITCH, LIGHT SWITCH AND RECEPTACLE
14	FLUORESCENT LIGHT
15	VENTILATION FAN AND DIFFUSER
16	FILTER, RACK, AND GRILL
17	NOT USED
18	ETHERNET ROUTER
19	ETHERNET RADIO
20	HEATER W/CONTROLLER
21	THERMOSTAT
22	ETHERNET ACCESS PORT (RJ-45)
23	FLOW RECORDER
24	CONTROL PANEL INTRUSION SWITCH
25	INSTALL THE DISTRICT SUPPLIED PLC IN THE PLC CABINET ON THE BACK PANEL PROVIDE POWER SUPPLIES, AND TERMINAL BLOCKS. PROVIDE UPS, TELEPHONE BACKBOARDS FOR TELEPHONE EQUIPMENT PER VERIZON REQUIREMENTS AND SPACE FOR FUTURE RADIO EQUIPMENT AND ADDITIONAL TERMINAL BLOCKS AS REQUIRED.
C1	CITY OF INDUSTRY
C2	ROWLAND WATER DISTRICT
C3	SUBURBAN WATER SYSTEMS



MAIN CONTROL PANEL "MCP-C1" 1
N.T.S.



TYPICAL MAIN CONTROL PANELS "C2 & C3" 1
TYP. FOR 2 N.T.S.

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RECORD DRAWING	05/08	▲
DESIGNED BY		
DRAWN BY		
CHECKED BY		
DATE		



PLANS PREPARED BY:
TETRA TECH, INC.
10241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7029
(949) 727-7057 FAX

SCALE:
AS SHOWN
DATE:
APRIL 2006
FILENAME:
EEDT02
DESIGNED BY: EJR
DRAWN BY: WVFJ
CHECKED BY: MLW

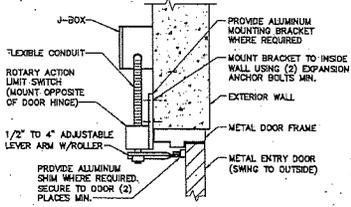
APPROVED BY:
John R. ...
AGENT ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

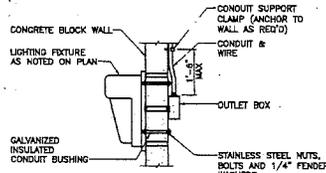
ELEVATION AND DETAILS

E-10
TUDW-CONTRACT-NO.
RW-0329
DWG. NO. 42 OF 53

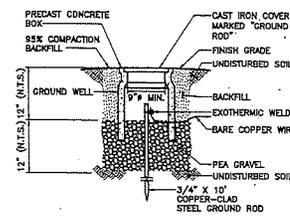
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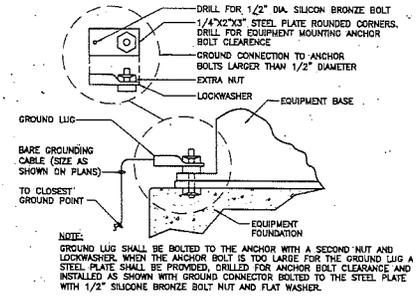
DOOR INTRUSION DETAIL 1
N.T.S.



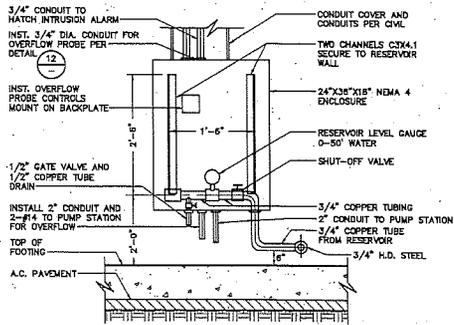
WALL LIGHT DETAIL 2
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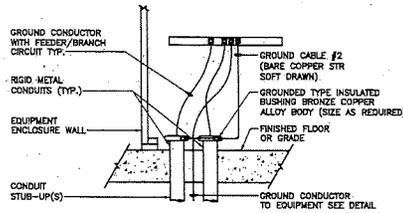
GROUND WELL DETAIL 3
N.T.S.



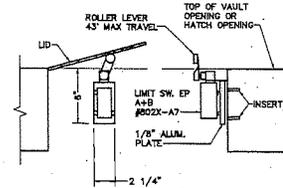
GROUNDING DETAIL - EQUIPMENT 4
N.T.S.



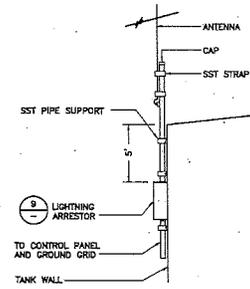
TELEMETRY CABINET DETAIL 5
N.T.S.



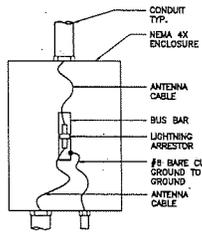
CONDUIT GROUNDING DETAIL 6
N.T.S.



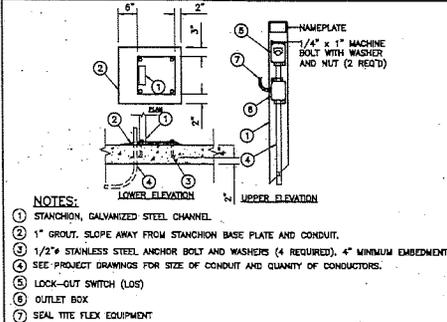
HATCH INTRUSION DETAIL 7
N.T.S.



ANTENNA DETAIL 8
N.T.S.

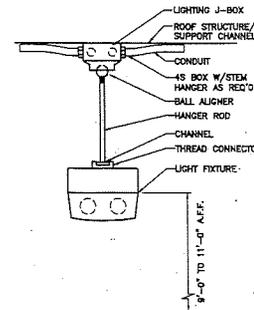


LIGHTNING ARRESTER PANEL 9
N.T.S.

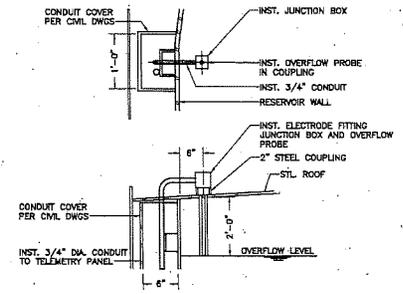


- NOTES:
- 1 STANCHION, GALVANIZED STEEL CHANNEL.
 - 2 1\"/>
 - 3 1/2\"/>
 - 4 SEE PROJECT DRAWINGS FOR SIZE OF CONDUIT AND QUANTITY OF CONDUCTORS.
 - 5 LOCK-OUT SWITCH (LOS)
 - 6 OUTLET BOX
 - 7 SEAL TITE FLEX EQUIPMENT

CONTROL STATION OR WIRING DEVICE MOUNTED ON STANCHION 10
N.T.S.



LIGHT FIXTURE DETAIL 11
N.T.S.



OVERFLOW PROBE DETAIL 12
N.T.S.

RECORD DRAWINGS
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RECORD DRAWING	05/08	AS
EXEMPT		
REVISIONS		

PLANS PREPARED BY:
TETRA TECH, INC.
16241 Laguna Canyon Road, Suite 200
Irvine, California 92618
(949) 727-7099
(949) 727-7097 FAX

SCALE:	AS SHOWN
DATE:	APRIL 2006
FILENAME:	EDT03
DESIGNED BY:	EVR
DRAWN BY:	WVPU
CHECKED BY:	MLM

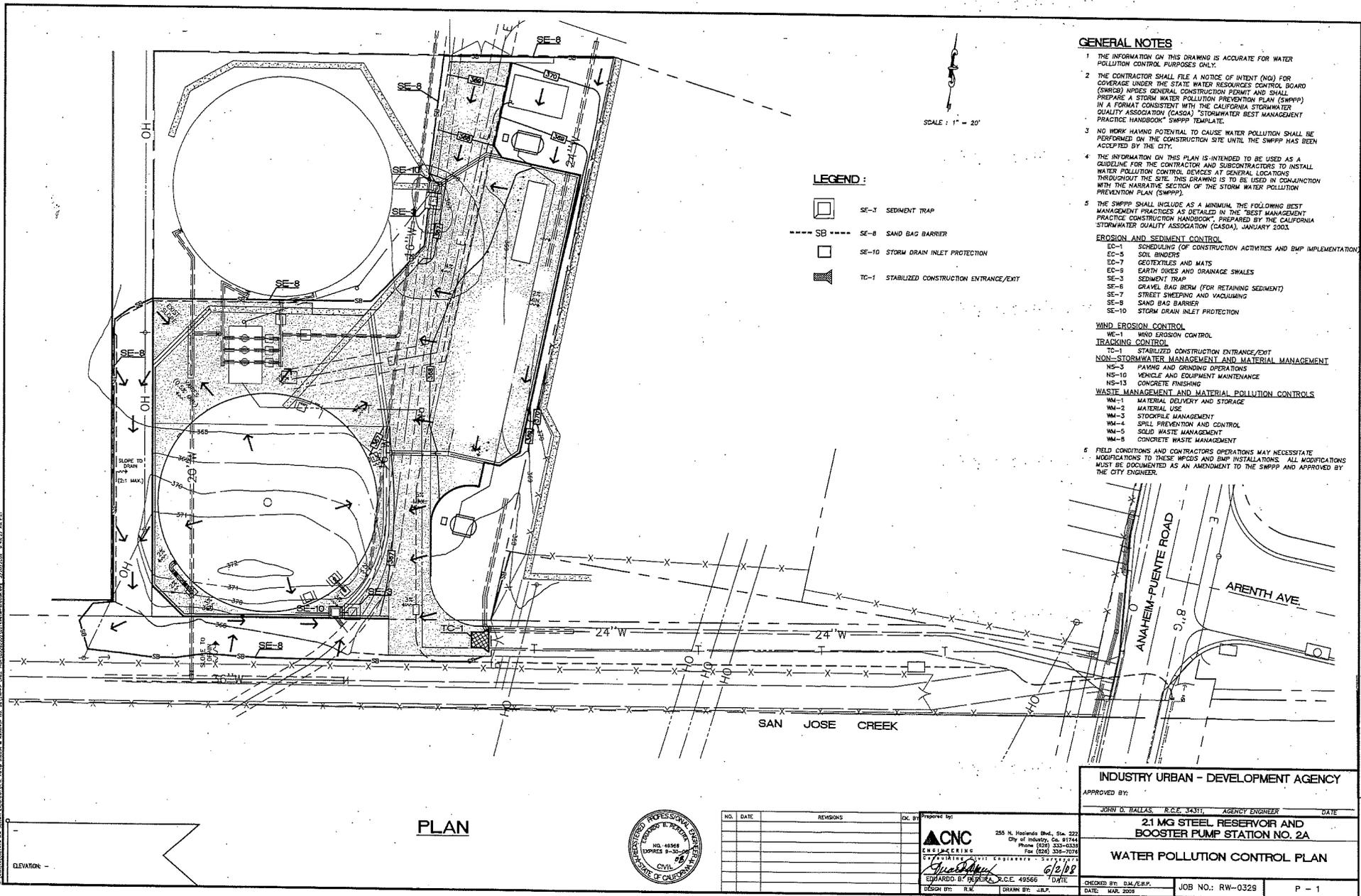
APPROVED BY:
John Rollins
AGENCY ENGINEER
INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

DETAILS

E-11
IUDA CONTRACT NO.
RW-0329
DWG. NO. 43 OF 53

AS-BUILT



- GENERAL NOTES**
- 1 THE INFORMATION ON THIS DRAWING IS ACCURATE FOR WATER POLLUTION CONTROL PURPOSES ONLY.
 - 2 THE CONTRACTOR SHALL FILE A NOTICE OF INTENT (NOI) FOR COVERAGE UNDER THE STATE WATER RESOURCES CONTROL BOARD (SWRCB) RIDGES GENERAL CONSTRUCTION PERMIT AND SHALL PREPARE A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IN A FORMAT CONSISTENT WITH THE CALIFORNIA STORMWATER QUALITY ASSOCIATION (CSQA) "STORMWATER BEST MANAGEMENT PRACTICE HANDBOOK" SWPPP TEMPLATE.
 - 3 NO WORK HAVING POTENTIAL TO CAUSE WATER POLLUTION SHALL BE PERFORMED ON THE CONSTRUCTION SITE UNTIL THE SWPPP HAS BEEN ACCEPTED BY THE CITY.
 - 4 THE INFORMATION ON THIS PLAN IS INTENDED TO BE USED AS A GUIDELINE FOR THE CONTRACTOR AND SUBCONTRACTORS TO INSTALL WATER POLLUTION CONTROL DEVICES AT GENERAL LOCATIONS THROUGHOUT THE SITE. THIS DRAWING IS TO BE USED IN CONJUNCTION WITH THE NARRATIVE SECTION OF THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP).
 - 5 THE SWPPP SHALL INCLUDE AS A MINIMUM, THE FOLLOWING BEST MANAGEMENT PRACTICES AS DETAILED IN THE "BEST MANAGEMENT PRACTICE CONSTRUCTION HANDBOOK", PREPARED BY THE CALIFORNIA STORMWATER QUALITY ASSOCIATION (CSQA), JANUARY 2003.
 - EROSION AND SEDIMENT CONTROL**
 - EC-1 SCHEDULING OF CONSTRUCTION ACTIVITIES AND BMP IMPLEMENTATION
 - EC-5 SOIL BINDERS
 - EC-7 GEOTEXTILES AND MATS
 - EC-9 EARTH DICES AND DRAINAGE SWALES
 - SE-3 SEDIMENT TRAP
 - SE-6 GRAVEL BAG BERM (FOR RETAINING SEDIMENT)
 - SE-7 STREET SWEEPING AND VACUUMING
 - SE-8 SAND BAG BARRIER
 - SE-10 STORM DRAIN INLET PROTECTION
 - WIND EROSION CONTROL**
 - WE-1 WIND EROSION CONTROL
 - TRACKING CONTROL**
 - TC-1 STABILIZED CONSTRUCTION ENTRANCE/EXIT
 - NON-STORMWATER MANAGEMENT AND MATERIAL MANAGEMENT**
 - NS-3 PAVING AND GRINDING OPERATIONS
 - NS-10 VEHICLE AND EQUIPMENT MAINTENANCE
 - NS-13 CONCRETE FINISHING
 - WASTE MANAGEMENT AND MATERIAL POLLUTION CONTROLS**
 - WM-1 MATERIAL DELIVERY AND STORAGE
 - WM-2 MATERIAL USE
 - WM-3 STOCKPILE MANAGEMENT
 - WM-4 SPILL PREVENTION AND CONTROL
 - WM-5 SOLID WASTE MANAGEMENT
 - WM-8 CONCRETE WASTE MANAGEMENT
 - 6 FIELD CONDITIONS AND CONTRACTORS OPERATIONS MAY NECESSITATE MODIFICATIONS TO THESE BMPs AND BMP INSTALLATIONS. ALL MODIFICATIONS MUST BE DOCUMENTED AS AN AMENDMENT TO THE SWPPP AND APPROVED BY THE CITY ENGINEER.

LEGEND :

- SE-3 SEDIMENT TRAP
- SB SAND BAG BARRIER
- SE-10 STORM DRAIN INLET PROTECTION
- TC-1 STABILIZED CONSTRUCTION ENTRANCE/EXIT

PLAN



NO.	DATE	REVISIONS	BY

Prepared by:
CNC 255 N. Hacienda Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone (626) 338-0216
 Fax (626) 338-7076
 EDUARDO B. PEREZ, R.C.E. 49566
 CIVIL ENGINEER
 DATE: 6/2/08
 DESIGN BY: E.W. DRAWN BY: J.R.P.

INDUSTRY URBAN - DEVELOPMENT AGENCY

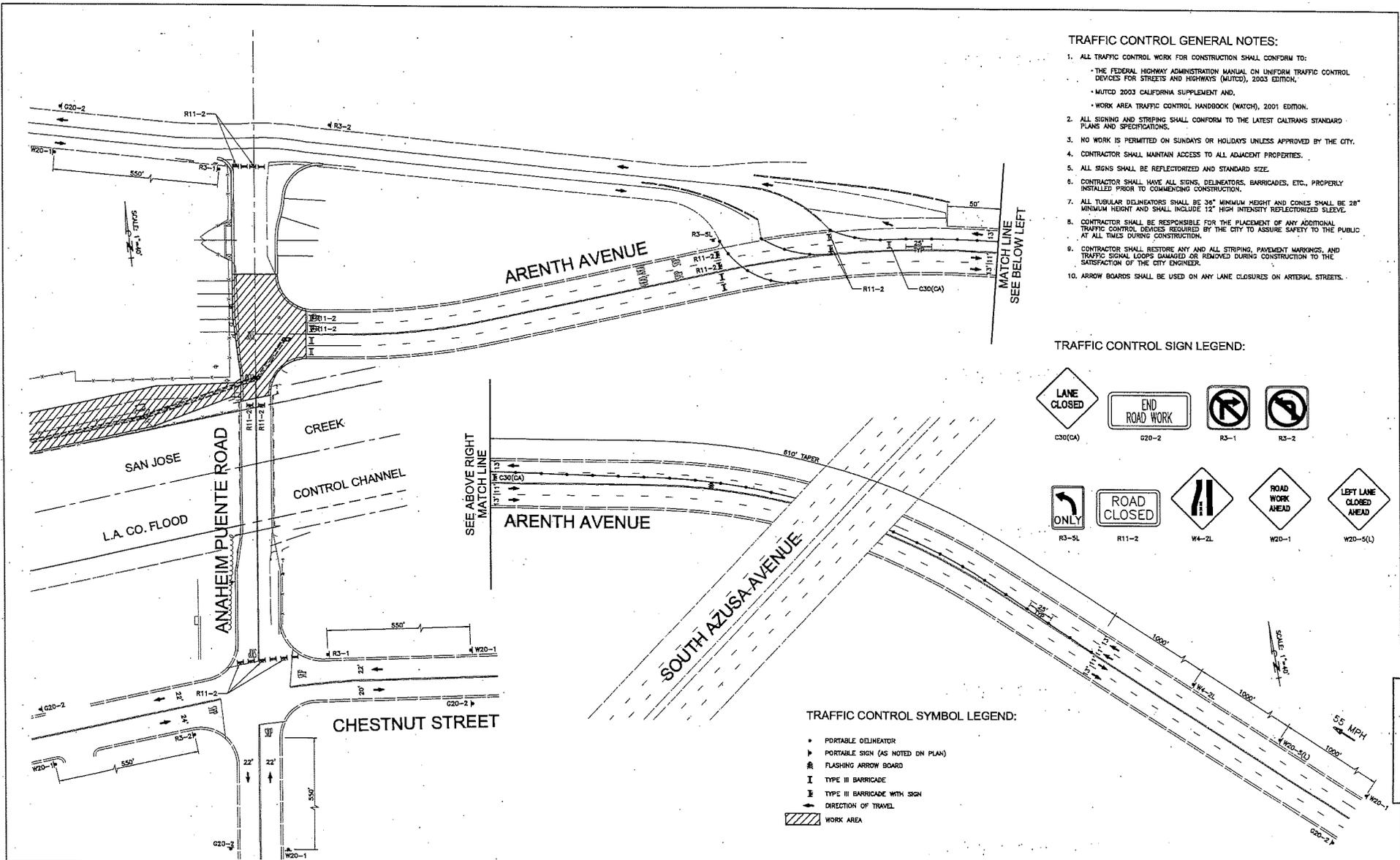
APPROVED BY: JOHN G. BALLAS, R.C.E. 34311, AGENCY ENGINEER DATE: _____

2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION NO. 2A

WATER POLLUTION CONTROL PLAN

DESIGNED BY: S.M./E.R.P. JOB NO.: RW-0329 P - 1
 DATE: MAR 2008

AS-BUILT



- TRAFFIC CONTROL GENERAL NOTES:**
- ALL TRAFFIC CONTROL WORK FOR CONSTRUCTION SHALL CONFORM TO:
 - THE FEDERAL HIGHWAY ADMINISTRATION MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS (MUTCD), 2003 EDITION,
 - MUTCD 2003 CALIFORNIA SUPPLEMENT AND,
 - WORK AREA TRAFFIC CONTROL HANDBOOK (MATCH), 2001 EDITION.
 - ALL SIGNING AND STRIPING SHALL CONFORM TO THE LATEST CALTRANS STANDARD PLANS AND SPECIFICATIONS.
 - NO WORK IS PERMITTED ON SUNDAYS OR HOLIDAYS UNLESS APPROVED BY THE CITY.
 - CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES.
 - ALL SIGNS SHALL BE REFLECTORIZED AND STANDARD SIZE.
 - CONTRACTOR SHALL HAVE ALL SIGNS, DELINEATORS, BARRICADES, ETC., PROPERLY INSTALLED PRIOR TO COMMENCING CONSTRUCTION.
 - ALL TUBULAR DELINEATORS SHALL BE 36" MINIMUM HEIGHT AND CONES SHALL BE 28" MINIMUM HEIGHT AND SHALL INCLUDE 12" HIGH INTENSITY REFLECTORIZED SLEEVE.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR THE PLACEMENT OF ANY ADDITIONAL TRAFFIC CONTROL DEVICES REQUIRED BY THE CITY TO ASSURE SAFETY TO THE PUBLIC AT ALL TIMES DURING CONSTRUCTION.
 - CONTRACTOR SHALL RESTORE ANY AND ALL STRIPING, PAVEMENT MARKINGS, AND TRAFFIC SIGNAL LOOPS DAMAGED OR REMOVED DURING CONSTRUCTION TO THE SATISFACTION OF THE CITY ENGINEER.
 - ARROW BOARDS SHALL BE USED ON ANY LANE CLOSURES ON ARTERIAL STREETS.



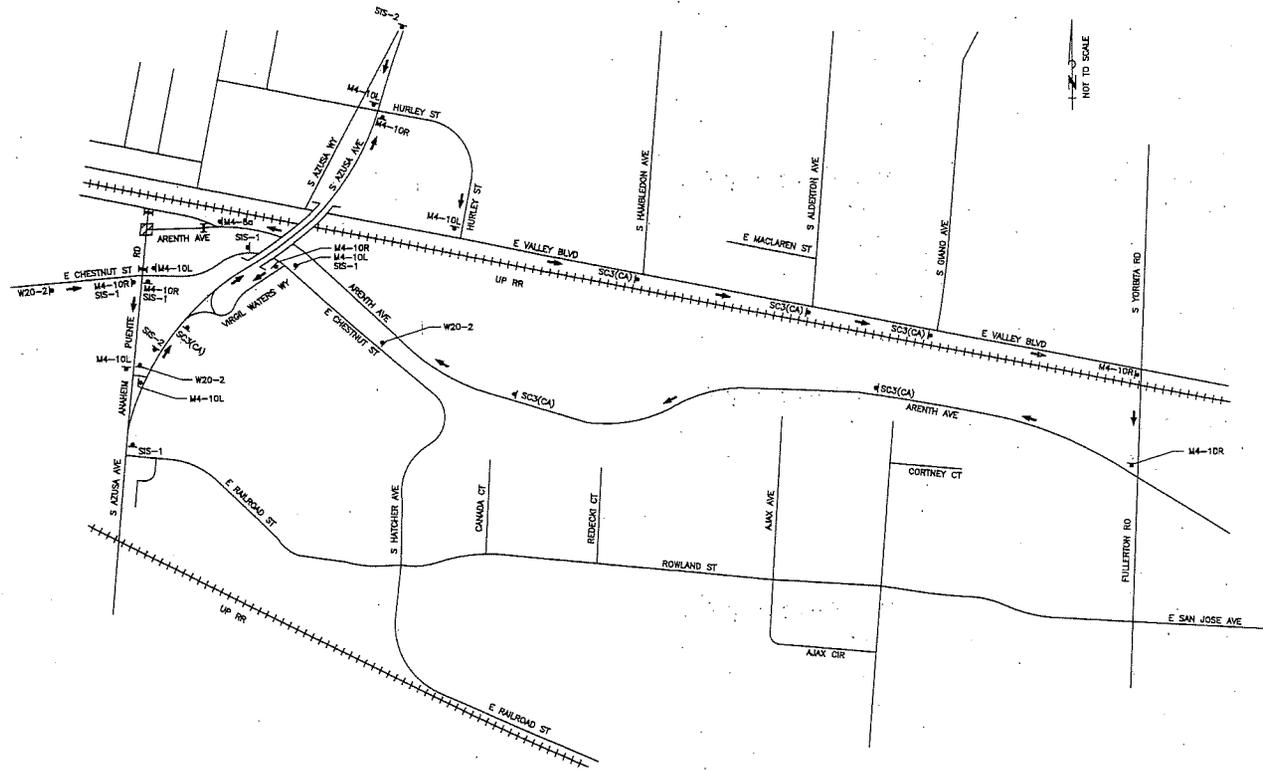
- TRAFFIC CONTROL SYMBOL LEGEND:**
- PORTABLE DELINEATOR
 - ▶ PORTABLE SIGN (AS NOTED ON PLAN)
 - ⚡ FLASHING ARROW BOARD
 - I TYPE III BARRICADE
 - ⊞ TYPE III BARRICADE WITH SIGN
 - ➔ DIRECTION OF TRAVEL
 - ▨ WORK AREA

REVISIONS DATE REVISIONS		PLANS PREPARED BY: TETRA TECH, INC. 16241 Laguna Canyon Road, Suite 200 Irvine, California 92618 (949) 727-7093 (949) 727-7097 FAX	SCALE: 1" = 40' DATE: APRIL 2009 FILENAME: TCDPL01	APPROVED BY: AGENCY ENGINEER INDUSTRY URBAN-DEVELOPMENT AGENCY	INDUSTRY URBAN-DEVELOPMENT AGENCY 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A	TRAFFIC CONTROL PLAN	TC-1 TUDA CONTRACT NO. RW-0329 DWG. NO. 45 OF 53
			DESIGNED BY: JOB DRAWN BY: JOB CHECKED BY: HYD	TUDA CONTRACT NO. RW-0329	DWG. NO. 45 OF 53		

AS-BUILT
 10/17/2008 10:25 AM
 \\SERVER\ASBUILT\ASBUILT\ASBUILT

TRAFFIC CONTROL SYMBOL LEGEND:

- ▬ PORTABLE DELINEATOR
- ▬ PORTABLE SIGN (AS NOTED ON PLAN)
- ⚡ FLASHING ARROW BOARD
- ⌵ TYPE III BARRICADE
- ⌵ TYPE III BARRICADE WITH SIGN
- DIRECTION OF TRAVEL
- ▨ WORK AREA



NOT TO SCALE

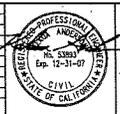
DETOUR PLAN SYMBOL LEGEND:

- NORTHBOUND ANAHEIM PUENTE CLOSED TO THRU TRAFFIC USE AZUSA
 S15-1
- NORTHBOUND ANAHEIM PUENTE CLOSED TO THRU TRAFFIC AT CHESTNUT
 S15-2
- DETOUR AHEAD
 W20-2
- END DETOUR
 M4-5a
- ← DETOUR
 M4-10L
- DETOUR
 M4-10R
- ↑ DETOUR
 SC3(CA)

DETOUR PLAN
NOT TO SCALE

AS-BUILT

DESCRIPTION	DATE	NO.



PLANS PREPARED BY:
TETRA TECH, INC.
 16241 Logans Canyon Road, Suite 200
 Irvine, California 92618
 (949) 727-7039
 (949) 727-7037 FAX

SCALE: NOT TO SCALE
 DATE: APRIL 2005
 FILENAME: TPCLO2
 DESIGNED BY: JEB
 DRAWN BY: JEB
 CHECKED BY: HYD

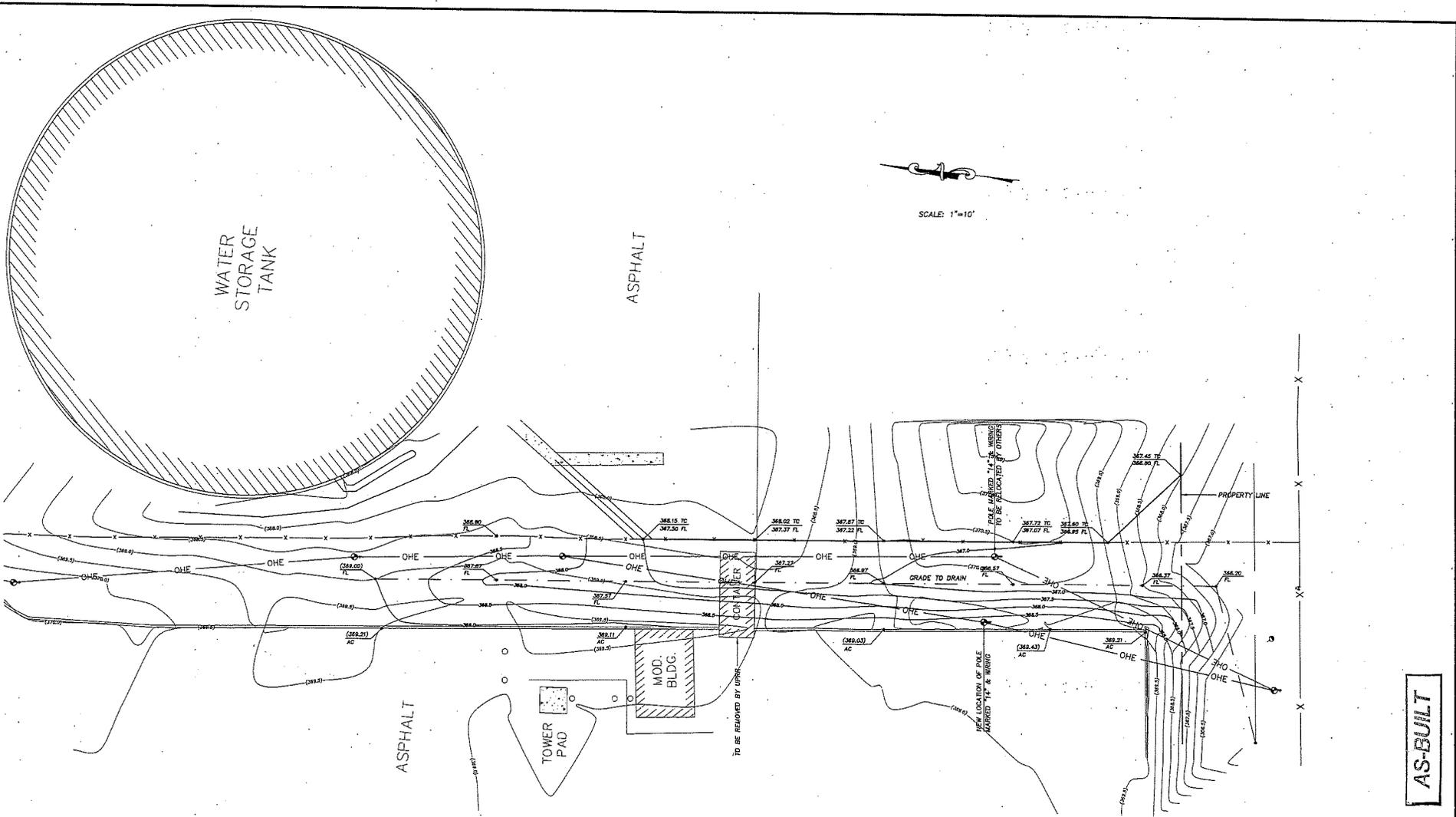
APPROVED BY:
John Baller 4/13/05
 AGENCY ENGINEER
 INDUSTRY URBAN-DEVELOPMENT AGENCY

INDUSTRY URBAN-DEVELOPMENT AGENCY
 2.1 MG STEEL RESERVOIR AND BOOSTER PUMP STATION 2A

TRAFFIC CONTROL PLAN

TC-2
 IUDA CONTRACT NO. RW-0326
 DWG. NO.46 OF 53

DATE PLOTTED: 04/11/05 10:41



K:\Projects\2004\14 - 21 MG Reservoir Expansion\URRIS_Shp_Cover\URRIS_Eng_Cover.dwg 4/13/06 10:35:15 AM PWT

B.M. SJ-28 ELEV. 373.656
 Brown Cap Monument in Southwest Corner of Bridge
 over San Juan Creek on Avenida-Puebla Road.
 Westside of Street @ Draw Station #339+30.



NO.	DATE	REVISIONS	DR. BY	APPROVED BY:

CNC
 ENGINEERING
 355 N. Horlands Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone (626) 333-0388
 Fax (626) 336-7076
 EDUARDO B. FERREL, P.E. 48566 DATE 4/13/06
 DESIGN BY: R.K. DRAWN BY: J.R.P.

CITY OF INDUSTRY
 APPROVED BY: *John Balla* 4/13/06
 JOHN D. BALLOUS, P.E., J.S. CITY ENGINEER DATE
2.1 MG RESERVOIR AND PUMP STATION 2A
UPRR GRADING PLAN
 CHECKED BY: E.B.P./J.M. DATE: MARCH 2006
 JOB NO.: RW-0329 SHT. G-1

AS-BUILT

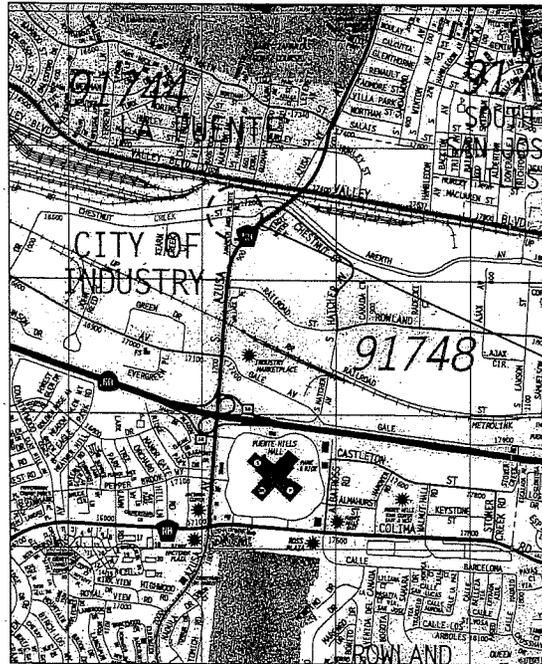
INDUSTRY URBAN - DEVELOPMENT AGENCY
IMPROVEMENT PROJECT NO. 329

GENERAL NOTES:

- UNLESS OTHERWISE NOTED, ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION WITH ALL CURRENT SUPPLEMENTS, PUBLISHED BY BUILDING NEWS INC., LOCATED AT 10801 NATIONAL BLVD., LOS ANGELES AND APPROPRIATE STANDARD DRAWINGS.
- PRIOR TO BEGINNING ANY WORK, THE CONTRACTOR SHALL OBTAIN A PERMIT FROM THE CITY OF INDUSTRY, 15651 E. STAFFORD STREET, CITY OF INDUSTRY, CA 91744, (626) 333-2211.
- ALL WORK COVERED BY THIS PLAN SHALL BE INSPECTED BY THE CITY ENGINEER. REQUEST FOR INSPECTION SERVICE SHALL BE MADE 24-HOURS IN ADVANCE AT (626) 333-0336.
- STREET IMPROVEMENT CONSTRUCTION SHALL BE DONE ACCORDING TO THE STANDARD PLANS OF THE CITY OF INDUSTRY, AVAILABLE AT THE OFFICE OF THE CITY ENGINEER AT 15651 E. STAFFORD STREET, CITY OF INDUSTRY, CA 91744.
- WORK IN EXISTING STREETS SHALL BE COMPLETED AS SOON AS POSSIBLE TO MINIMIZE INCONVENIENCE TO ADJACENT PROPERTY OWNERS AND THE TRAVELING PUBLIC. FAILURE TO COMPLY WITH THIS REQUIREMENT IS A VIOLATION OF CITY ORDINANCE.
- THE CONTRACTOR SHALL NOTIFY THE LOS ANGELES COUNTY FIRE DEPARTMENT (626) 854-3488 AND THE LOS ANGELES SHERIFF DEPARTMENT (626) 330-3322 AT THE CITY OF INDUSTRY SUBSTATION AT LEAST 48-HOURS PRIOR TO START OF WORK.
- 48-HOURS PRIOR TO ANY STREET WORK, THE CONTRACTOR SHALL CALL THE UNDERGROUND SERVICE ALERT AT 1 (800) 422-4133 AND OBTAIN AN INQUIRY IDENTIFICATION NUMBER.
- THE CONTRACTOR SHALL PROTECT AND RESTORE EXISTING UTILITIES AND IMPROVEMENTS AS PER SECTION 5-1, 5-2, AND 7-3 OF THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL UTILITIES OF EVERY NATURE, WHETHER SHOWN HEREON OR NOT, TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR THE TOTAL EXPENSE OF REPAIR OR REPLACEMENT OF SAID UTILITIES DAMAGED BY OPERATIONS IN CONNECTION WITH THE PROSECUTION OF THE WORK.
- THE FOLLOWING IS A LIST OF THE UTILITY COMPANIES AND THE PERSONS TO CONTACT REGARDING THE RESPECTIVE UTILITIES WITHIN THE LIMITS OF THIS PROJECT:

MS. ROSE GONZALEZ VERIZON	(909) 459-6338
MR. ED DAVIS SO. CALIFORNIA GAS COMPANY	(818) 701-2511
MR. MIKE CALLEN SO. CALIFORNIA EDISON COMPANY	(909) 394-2833
MS. SHERYL SHAW WALNUT VALLEY WATER DISTRICT	(909) 595-1268
MR. MARK SERNA ROWLAND WATER DISTRICT	(562) 697-1726
MR. TOMMY SUNG SANITATION DISTRICT OF L.A. COUNTY	(562) 689-7411
MR. JEFF FLACO ADELPHIA	(626) 855-3349
MR. FREDDY CHEUNG UNION PACIFIC RAILROAD CO.	(909) 879-6288
MR. DON BECKERMANN MCI WORLD COMMUNICATION	(626) 666-3526
- ANY CONTRACTOR OR SUBCONTRACTOR PERFORMING WORK ON THIS PROJECT SHALL FAMILIARIZE HIMSELF WITH THE SITE AND SHALL BE SOLELY RESPONSIBLE FOR ANY DAMAGE TO EXISTING FACILITIES RESULTING DIRECTLY OR INDIRECTLY FROM HIS OPERATIONS, WHETHER OR NOT SUCH FACILITIES ARE SHOWN ON THESE PLANS.

INSTALLATION OF ELECTRICAL CONDUITS
AT ANAHEIM - PUENTE ROAD BRIDGE
OVER SAN JOSE CREEK
CONTRACT NO. RW-0329



VICINITY MAP
NOT TO SCALE

SHEET NO.	DESCRIPTION
1	TITLE SHEET, VICINITY MAP, GENERAL NOTES, INDEX OF DRAWINGS AND NOTICE TO CONTRACTOR
2	NOTES AND REFERENCES
3	GENERAL PLAN
4	DETAILS NO. 1
5	DETAILS NO. 2
6	DETAILS NO. 3

INDEX TO STANDARD PLANS
CALTRANS STD. PLANS, 2004

PLAN	TITLE
ES-9B	ELECTRICAL DETAILS, STRUCTURE INSTALLATIONS
A 10A	ABBREVIATIONS
A 10B	SYMBOLS
X	STANDARD PLAN SHEET NO.
X	DETAIL NO.

NOTICE TO CONTRACTOR

APPROVAL OF THIS PLAN BY THE ENGINEER AND CITY ENGINEER DOES NOT CONSTITUTE A REPRESENTATION AS TO THE ACCURACY OF THE LOCATION OF OR THE EXISTENCE OR NON-EXISTENCE OF ANY UNDERGROUND UTILITY PIPE OR STRUCTURE WITHIN THE LIMITS OF THIS PROJECT. THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS.

CITY OF INDUSTRY	
APPROVED BY: <i>John Ballas</i>	DATE: 4/13/06
JOHN A. BALLAS, R.C.E. 34311, CITY ENGINEER	
INSTALLATION OF ELECTRICAL CONDUITS AT ANAHEIM - PUENTE ROAD BRIDGE OVER SAN JOSE CREEK	
TITLE SHEET, VICINITY MAP, GENERAL NOTES, INDEX OF DRAWINGS AND NOTICE TO CONTRACTOR	
BR. SHEET 1	OF 6
DESIGNED BY: JNB	CHECKED BY:
DRAWN BY: SS	JOB NO. RW-0329
STATE BR. NO. 53C-1485	COUNTY BR. NO. 1544



Prepared by:



JAL N. BIRDY R.C.E. 41547 DATE 12/31/07

CITY OF INDUSTRY

INCORPORATED JUNE 16, 1857

P.O. Box 3388, City of Industry, California 91744
Administrative Office: 15651 E. Stafford Street
(626) 333-2211

NO.	DATE	REVISIONS	DR. BY
-	3/16/06	First Issued	JNB

U.S. MAIL SOLELY BY AIR MAIL TO INDUSTRY, CALIFORNIA 91744

A-BUILT

REFERENCES

1. STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION, APRIL 2000 (LFD), BRIDGE DESIGN SPECIFICATIONS MANUAL.

GENERAL CONSTRUCTION NOTES:

1. THE CONTRACTOR SHALL VERIFY ALL CONTROLLING FIELD DIMENSIONS BEFORE ORDERING OR FABRICATING ANY MATERIAL.
2. THE CONTRACTOR SHALL PROTECT EXISTING UTILITIES IN PLACE AND NOTIFY ALL AFFECTED UTILITY AGENCIES PRIOR TO CONSTRUCTION.
3. EXISTING CONCRETE SURFACES OF PIERS, BENTS, AND ABUTMENT MAY BE BATTERED, SLOPED, OR HAVE VARIATIONS. THE CONTRACTOR SHALL TAKE THESE INTO ACCOUNT BEFORE FABRICATING ANY MATERIAL.
4. SHOTCRETE WILL NOT BE PERMITTED ON THIS JOB UNLESS OTHERWISE SHOWN ON THE PLANS.
5. STATIONING AND ELEVATIONS FOR THE EXISTING STRUCTURE WERE OBTAINED FROM AS-BUILT PLANS. USE INFORMATION FOR REFERENCE ONLY.
6. WATER LEVEL IN SAN JOSE CREEK CHANNEL IS SUBJECT TO CHANGE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATION OF WATER LEVELS THAT WILL EXIST DURING CONSTRUCTION.
7. ACCESS TO SAN JOSE CREEK CHANNEL INVERT DOWNSTREAM OF THE BRIDGE AVAILABLE AT A POINT OPPOSITE CHESTNUT STREET APPROXIMATELY 225 FEET SOUTH OF THE BRIDGE.

STRUCTURAL NOTES

1. DIMENSIONS TO REINFORCING BARS ARE TO THE CENTER OF THE BAR WITH THE EXCEPTION OF CONCRETE COVER FOR REINFORCING BAR WHICH IS TO BE SHOWN AS A CLEAR DISTANCE. SEE NOTE 2.
2. CONCRETE COVER FOR STEEL REINFORCING BARS SHALL BE 2" UNLESS SHOWN OTHERWISE.
3. THE CONTRACTOR SHALL OBTAIN THE ACCEPTANCE OF THE ENGINEER BEFORE CUTTING ANY EXISTING REINFORCING BAR BY DRILLING OR OTHER MEANS UNLESS SPECIFIED OTHERWISE.
4. STRUCTURAL STEEL SHALL BE HOT DIPPED GALVANIZED.
5. BOLTS SHALL CONFORM TO ASTM A307, GRADE A OR B (GALVANIZED). USE 2-GALVANIZED WASHERS, ONE UNDER BOLT HEAD AND ONE UNDER NUT. LOCK THREADS USING THREAD LOCKING COMPOUND.
6. HOLES IN GIRDER WEB SHALL BE DRILLED. FLAME CUTTING OF HOLES WILL NOT BE ALLOWED.

DESIGN AND CONSTRUCTION CRITERIA

DESIGN: BRIDGE DESIGN SPECIFICATIONS, APRIL 2000 (LFD)
(1996 AASHTO WITH INTERIMS AND REVISIONS BY CALTRANS)

REINFORCED CONCRETE: $f_c = 3,625$ psi

BAR REINFORCEMENT: ASTM A615, $f_y = 60,000$ psi

CONSTRUCTION: CALTRANS STANDARD SPECIFICATIONS, JULY 1999.

STRUCTURAL STEEL: ASTM A36, $f_y = 36$ ksi

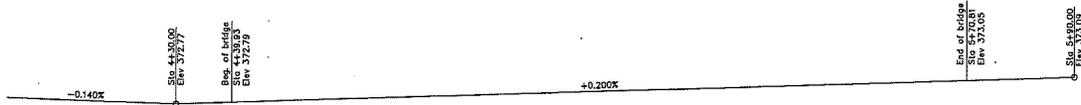
DRAWN BY: S. SALAZAR
 CHECKED BY: J. BIRDY
 CREDIT
 CLASS NAME: INSULDI
 INSURED BY



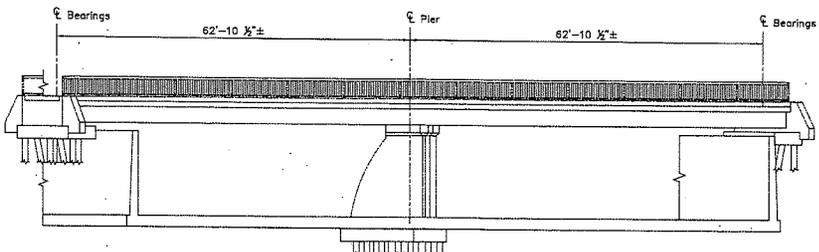
		CITY OF INDUSTRY	
		INSTALLATION OF ELECTRICAL CONDUITS AT ANAHEIM - PUENTE ROAD BRIDGE OVER SAN JOSE CREEK	
		NOTES AND REFERENCES	
3/16/06 -- First Issued DATE HC DESCRIPTION REVISIONS		 PROJECT ENGINEER: S. Salazar 12/31/07	
		BR. SHEET	2 OF 6
		CONTR. SHEET	48 OF 53
		STATE BR. NO. 53C-1465	

DRAWN BY: S. SALAZAR
 CHECKED BY: J. BIRDY
 CREDIT
 CLASS NAME: INSULDI
 INSURED BY

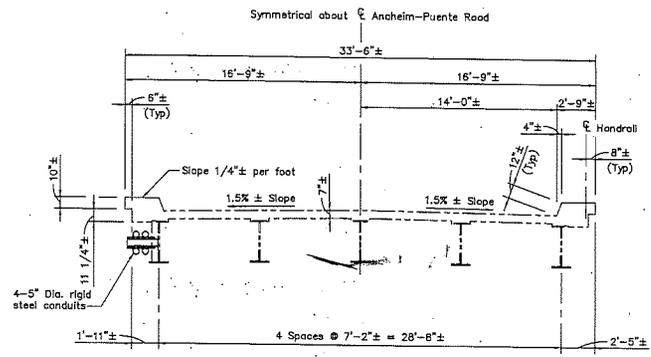
AS-BUILT



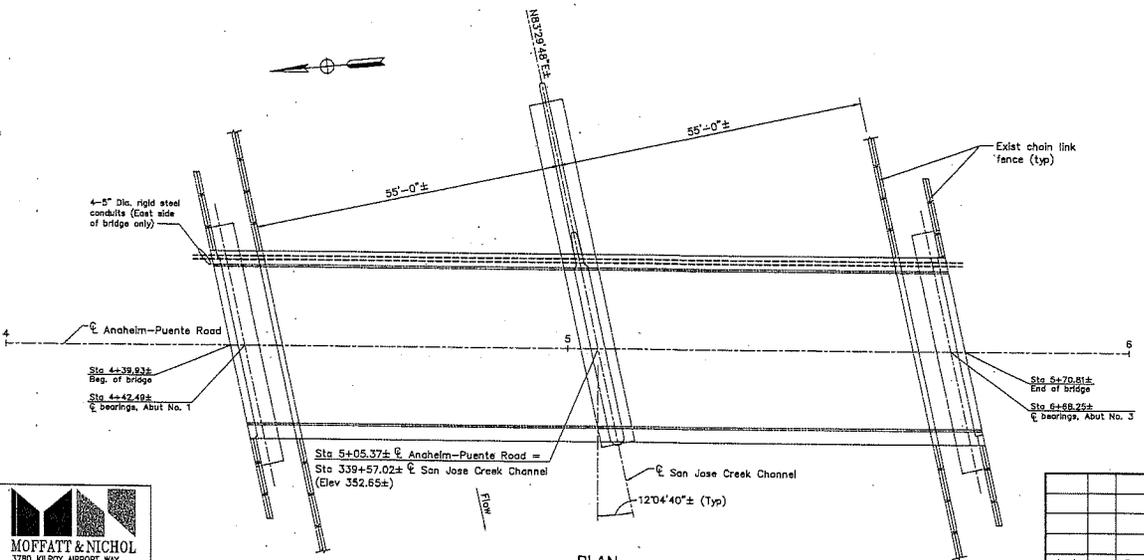
PROFILE
NOT TO SCALE



ELEVATION
1"=10'

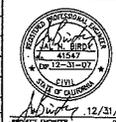


TYPICAL SECTION (LOOKING SOUTH)
1/4"=1'-0"



PLAN
1"=10'

DATE	REVISIONS	DESCRIPTION
3/16/06	-	First Issued



CITY OF INDUSTRY
**INSTALLATION OF ELECTRICAL CONDUITS
AT ANAHEIM - PUENTE ROAD BRIDGE
OVER SAN JOSE CREEK**

GENERAL PLAN

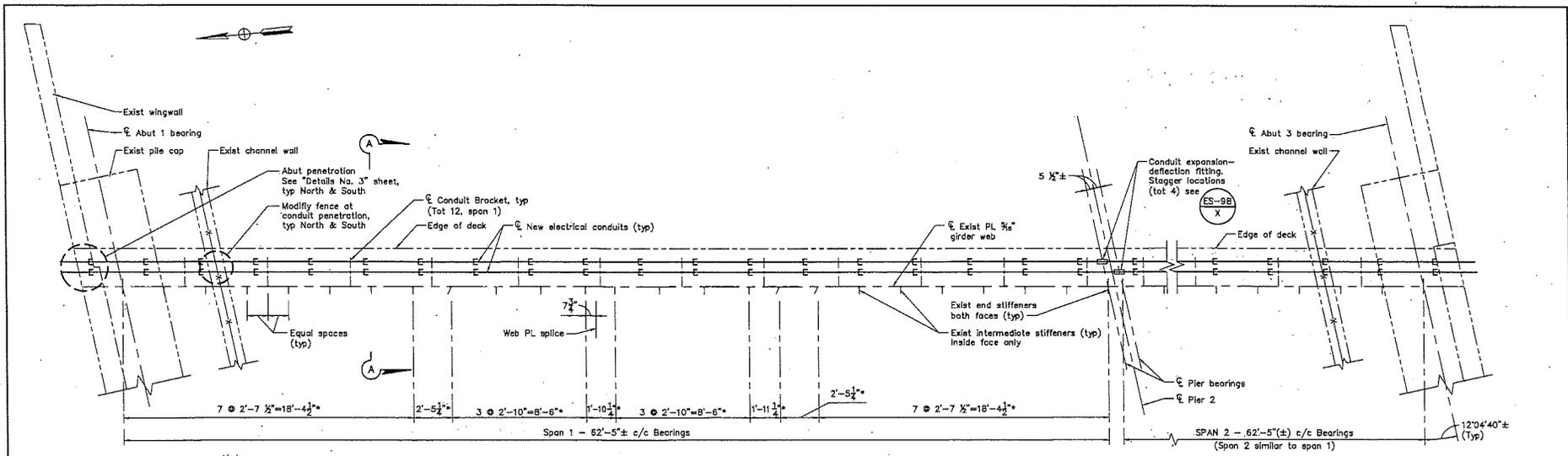
BR 1544 JOB RW-0329
STATE BR. NO. 530-1485

BR. SHEET 3 OF 6
CONTR. SHEET 56 OF 52

DRAWN BY: S. SALAZAR
 CHECKED BY: J. BIRDY
 DESIGNED BY: J. BIRDY
 PROJECT NO.: 1544
 DATE: 12/31/07

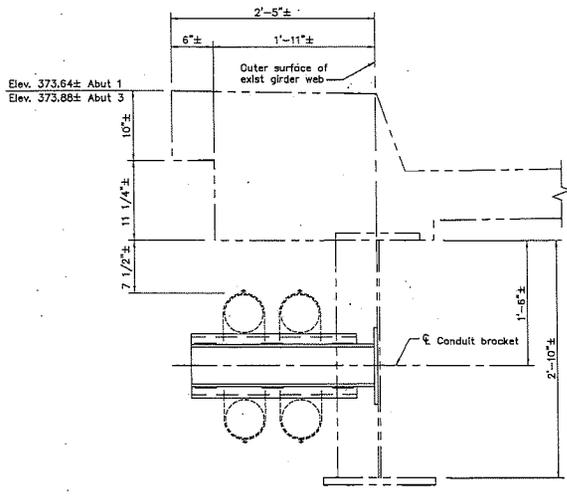
MOFFATT & NICHOL
3780 KELSOY AIRPORT WAY
SUITE 500
LONG BEACH, CA 90806
TEL. (562) 426-9551

DATE: 12/31/07
 PROJECT NO.: 1544
 JOB NO.: RW-0329
 STATE BR. NO.: 530-1485
 BR. SHEET: 3 OF 6
 CONTR. SHEET: 56 OF 52

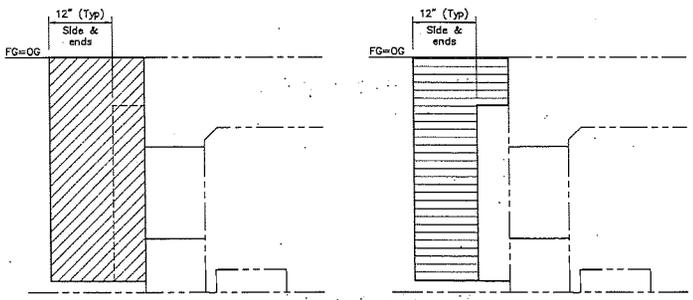


Note:
All existing dimensions are (±).

PLAN ON EAST EXTERIOR GIRDER
1"=3'-0"



SECTION A-A
1 1/2"=1'-0"



LIMITS OF PAYMENT FOR STRUCTURE EXCAVATION AND BACKFILL
NOT TO SCALE

DRAWN BY: S. SHALAZAR
 CHECKED BY: J. BRIDY
 REVISIONS: 1
 DATE: 12/31/07

MOFFATT & NICHOL
 3780 MILROY AIRPORT WAY
 SUITE 800
 LONG BEACH, CA 90806
 TEL. (562) 426-9551

DATE	BY	DESCRIPTION
3/16/06		First Issued



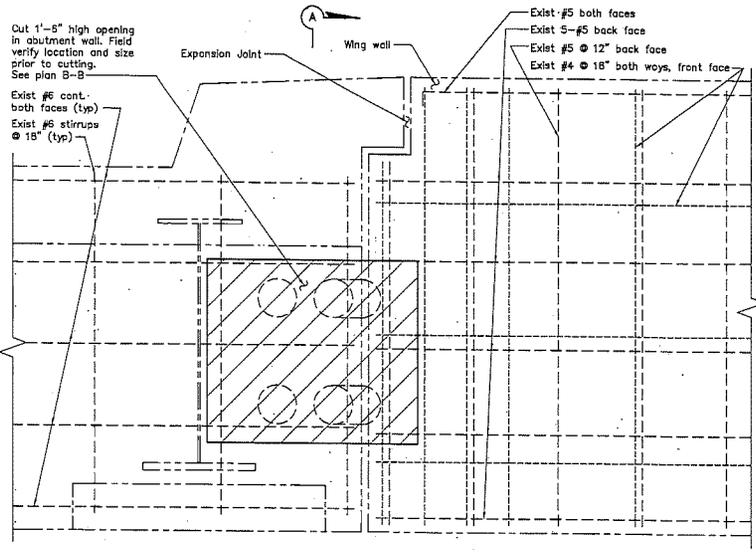
CITY OF INDUSTRY
INSTALLATION OF ELECTRICAL CONDUITS
 AT ANAHEIM - PUENTE ROAD BRIDGE
 OVER SAN JOSE CREEK
DETAILS NO. 1

BR. SHEET 4 OF 6
 CONTR. SHEET 56 OF 53

DATE: 12/31/07
 PROJECT ENGINEER: [Signature]
 DATE: BR 1544 JOB RW-0329
 STATE BR. NO. SSC-1485

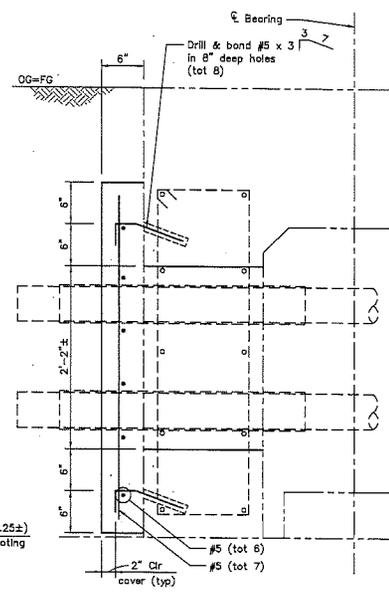
BRIDGE ENGINEER: S. SHALAZAR
 CIVIL ENGINEER
 LICENSE NO. 41547
 EXPIRES 12/31/07
 STATE OF CALIFORNIA

AS-BUILT

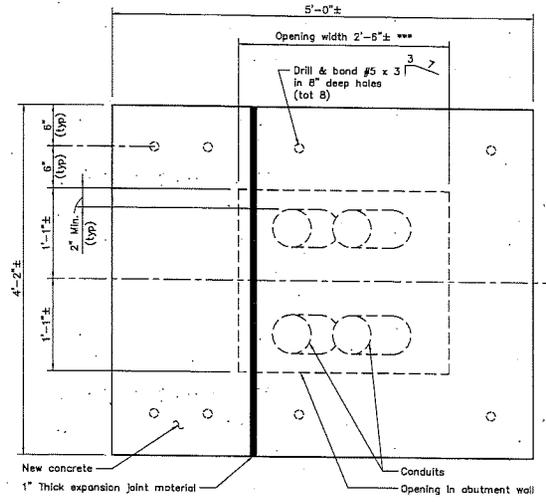


FRONT ELEVATION OF ABUTMENT WALL
1 1/2"=1'-0"

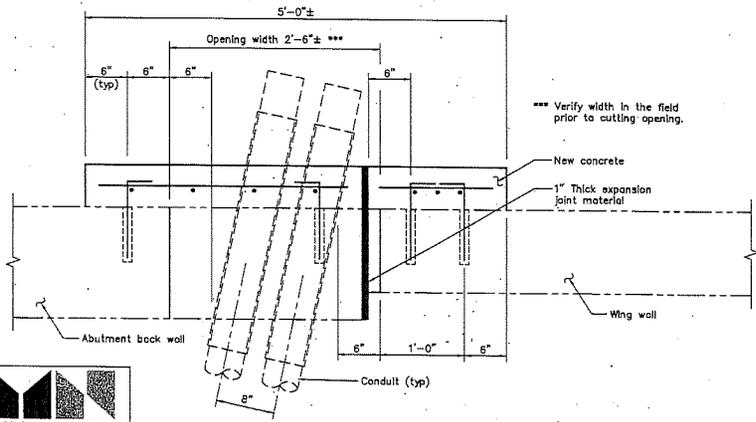
(Elev 368.25±)
Top of footing



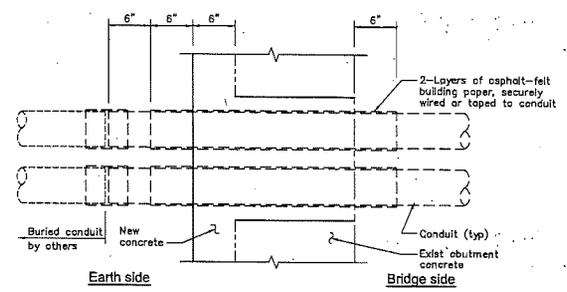
SECTION A-A
1 1/2"=1'-0"



ELEVATION ON BACK FACE OF NEW CONCRETE
1 1/2"=1'-0"



PLAN B-B
1 1/2"=1'-0"

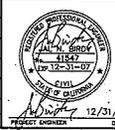


CONDUIT PENETRATION THROUGH ABUTMENT WALL
1 1/2"=1'-0"

CHECKED BY: S. SALAZAR
 DESIGNER: J. BIRDY
 CADD PART NUMBER:
 DRAWING NUMBER:

MOFFATT & NICHOL
 3780 KELROY AIRPORT WAY
 SUITE 600
 LONG BEACH, CA 90805
 TEL (562) 426-9551

DATE	HR	DESCRIPTION
3/16/06		First Issued

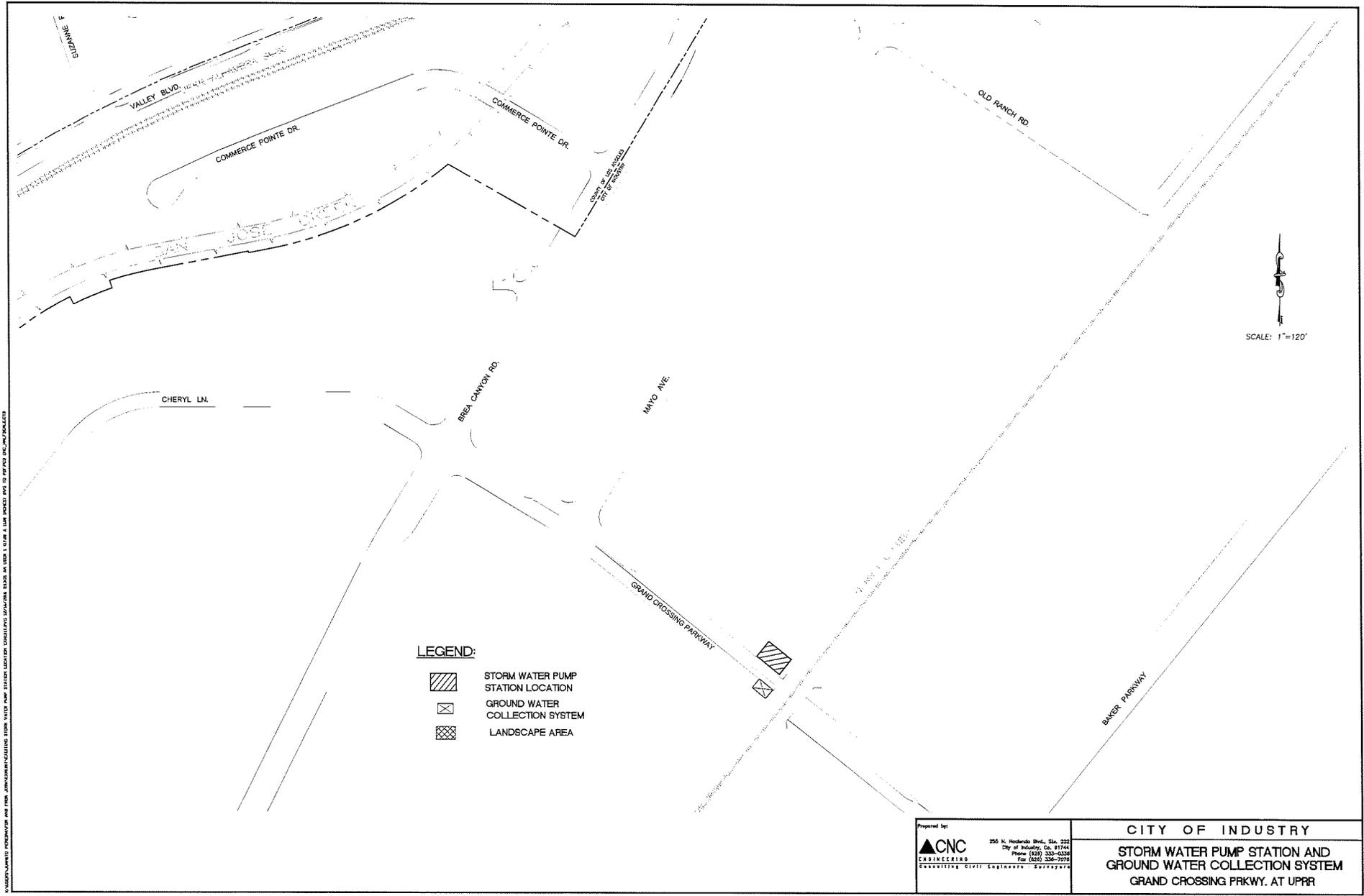


CITY OF INDUSTRY
INSTALLATION OF ELECTRICAL CONDUITS
 AT ANAHEIM - PUENTE ROAD BRIDGE
 OVER SAN JOSE CREEK
DETAILS NO. 3

BR 1544 JOB RW-0329
 STATE BR. NO. 530-1485
 BR. SHEET 6 OF 6
 CONTR. SHEET 63 OF 63

PLS. BRIDGE CONTRACTORS, 11533 AVE. SALAZAR, (C) MOFFATT AND NICHOL ENGINEERS

AS-BUILT



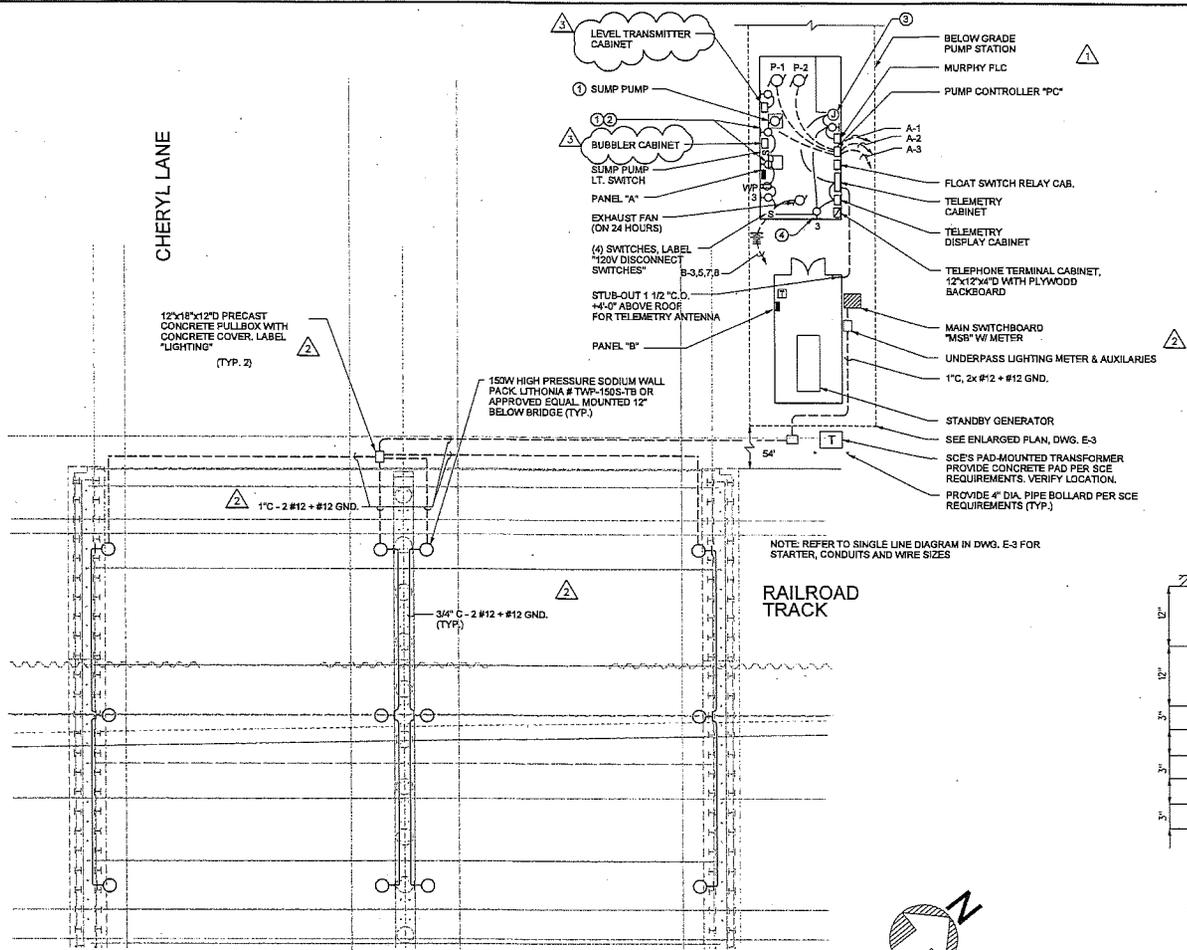
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Prepared by:
 **CNC**
 ENGINEERING
 REGISTERED CIVIL ENGINEERS - 201722274

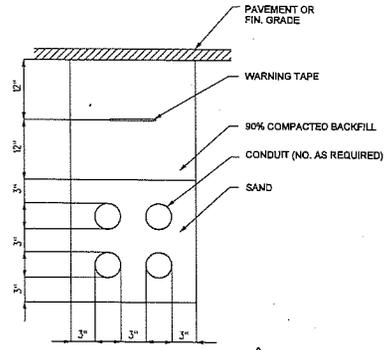
255 N. Modena Blvd., Ste. 222
 City of Industry, Ca. 91744
 Phone (626) 333-0326
 Fax (626) 338-7070

CITY OF INDUSTRY
STORM WATER PUMP STATION AND
GROUND WATER COLLECTION SYSTEM
GRAND CROSSING PRKWAY. AT UPRR

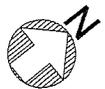
CHERYL LANE



- KEYED NOTES:**
- ELECTRICAL INSTALLATION IN SUMP ROOM SHALL BE FOR CLASS 1, DIVISION 2 HAZARDOUS LOCATION PER NEC ARTICLE 501. CONDUITS SHALL BE THREADED GALVANIZED RIGID CONDUIT WITH CONDUIT SEAL.
 - 150W INCANDESCENT LIGHT IN SUMP ROOM, UL LISTED FOR CLASS1, DIV. 2 AND WET LOCATION, APPLETON V-51 WITH GUARD #0BWWH0G. MOUNT LIGHTS 24" BELOW MANHOLE COVER.
 - DOOR SWITCH (FOR PUMP STATION LIGHTS) SQUARE D #XCKL OR APPROVED EQUAL.
 - 75W INCANDESCENT LIGHT, UL LISTED FOR WET LOCATION, LITHONIA #WGCW-100W-120-LP1, MTD, #5-4" A.F.F. (TYP. 4)



PUMP STATION/UNDERPASS ELECTRICAL PLAN
SCALE: 1" = 10'



PLAN REVISION NO. 1

PROJECT NO.	10289-08
DATE	05/20/01
DESIGNED BY	VM
DRAWN BY	ES
CHECKED BY	ES
APPROVED BY	ES
DATE	5/30/01

REV.	DATE	DESCRIPTION
3	5-30-01	REFERENCED LEVEL TRANSMITTER & BUBBLER
2	3-28-01	ADDED UNDERPASS LTG. SERVICE & CONTROL
1	3-5-01	ADDENDUM 1- LA COUNTY COMMENTS

DESIGNED BY: VM
 DRAWN BY: TB
 CHECKED BY: ES
 APPROVED BY: ES
 DATE: 5/30/01

PRITTEKSON & ASSOCIATES, INC.
 725 TOWN & COUNTRY ROAD, SUITE 100
 ORANGE, CA 92668

15660 EAST STAFFORD STREET
 POST OFFICE BOX 7089
 CITY OF INDUSTRY, CALIFORNIA 91744

URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL. 714.833.8888 FAX. 714.867.7147



INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
 CHERYL LANE GRADE SEPARATION
 UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
ELECTRICAL PUMP STATION & LIGHTING PLAN

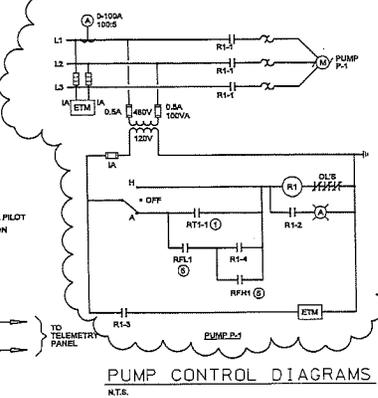
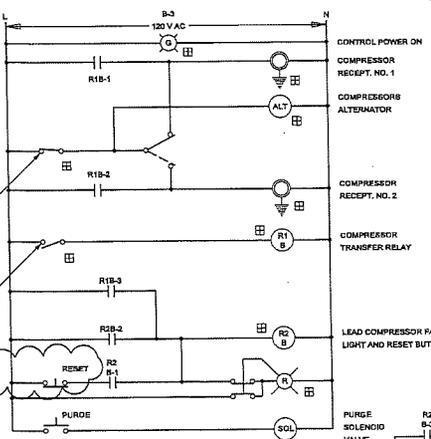
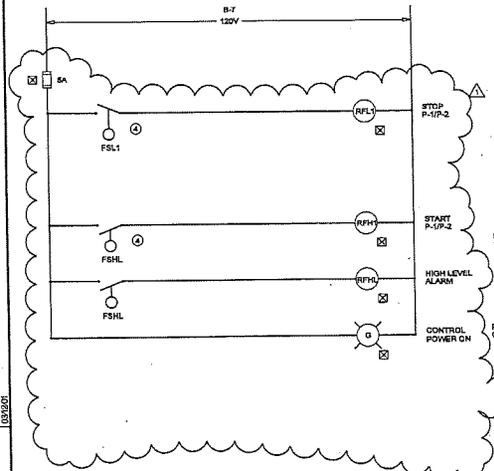
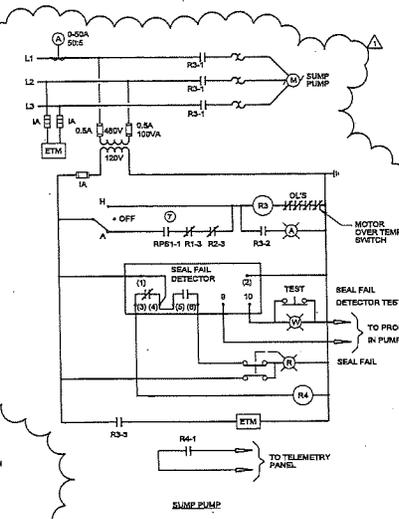
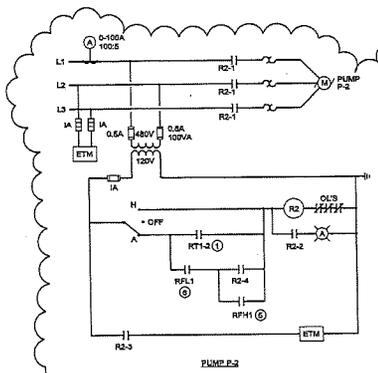
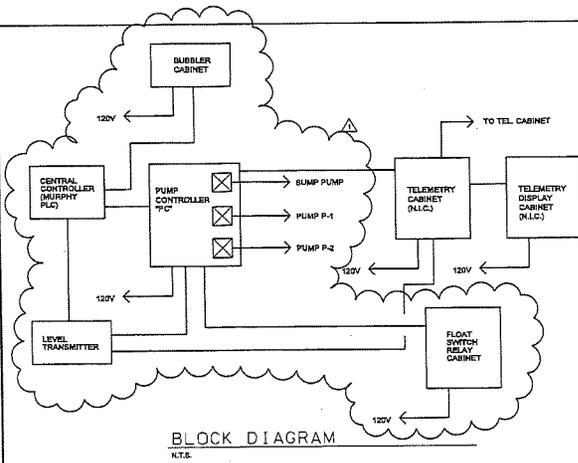
CONTRACT NO.	EEO-0295
DRAWING NO.	E-2
REVISION	SHEET NO. 38
SCALE	AS SHOWN

CONTROL DIAGRAMS

3

SYMBOL LIST

1



- TELEMETRY CABINET
- ⊕ TELEMETRY DISPLAY CABINET
- ⊞ BUBBLER LEVEL CONTROL CABINET
- ⊞ FUSE
- ⊞ RELAY COIL
- ⊞ INDICATING LIGHT, PUSH-TO-TEST COLOR AS NOTED:
R-RED
G-GREEN
W-WHITE
- ⊞ NORMALLY OPEN (N.O.) PUSH BUTTON
- ⊞ NORMALLY CLOSED (N.C.) PUSH BUTTON
- N.D. } RELAY, CONTACTOR OR STARTER CONTACT
- N.C. }
- ⊞ FLOAT SWITCH, CLOSE ON LOWERING LEVEL
- ⊞ FLOAT SWITCH, CLOSE ON RISING LEVEL
- ⊞ EMERGENCY FLOAT SWITCH RELAY CABINET
- ⊞ ANMETER
- ⊞ ETM GLASSED TIME METR., 0-99, 999.9 HOURS RANGE

KEYED NOTES

2

- ① RT1-1 AND RT1-2 SHALL OPEN AND CLOSE UPON RECEIVING A SIGNAL FROM THE CENTRAL CONTROLLER (MURPHY PLC) THROUGH LEVEL TRANSMITTER. RT1-1 AND RT1-2 SHALL OPEN AND CLOSE AT WATER LEVELS INDICATED IN THE MECHANICAL DRAWINGS.
- ② NOT USED.
- ③ NOT USED.
- ④ FLOAT SWITCHES SHALL BE BACK-UP TO LEVEL TRANSMITTER AND ALWAYS ACTIVE. FLOAT SWITCHES SHALL CLOSE AT THE WATER LEVELS INDICATED IN THE MECHANICAL DRAWINGS.
- ⑤ RPH (CONTROLLED BY FLOAT SWITCH FSH1) SHALL START PUMPS P-1 AND P-2.
- ⑥ FSL (CONTROLLED BY FLOAT SWITCH FSH2) SHALL STOP PUMPS P-1 AND P-2.
- ⑦ RPS1-1 SHALL OPEN AND CLOSE UPON RECEIVING A SIGNAL FROM THE CENTRAL CONTROLLER (MURPHY PLC).

ADDENDUM NO. 1

PROJECT NUMBER	13-5-01
CONTRACT ITEM	ADDENDUM 1 - LA COUNTY COMMENTS
PHYSICAL ENTITY	
CONTRACT DESTINATION	
WORK ELEMENT	
REVISION	

DESIGNED BY	VM
DRAWN BY	TB
CHECKED BY	ES
APPROVED BY	ES
DATE	19500

Inspector and install all piping, openings, electrical conduits, and all instrumentation furnished herein in strict accordance with the drawings of the Industry Urban Development Agency and shall be held responsible for any errors not reported for its compliance with the Industry Urban Development Agency.

15650 EAST STAFFORD STREET
PO BOX 7089
CITY OF INDUSTRY, CALIFORNIA 91744

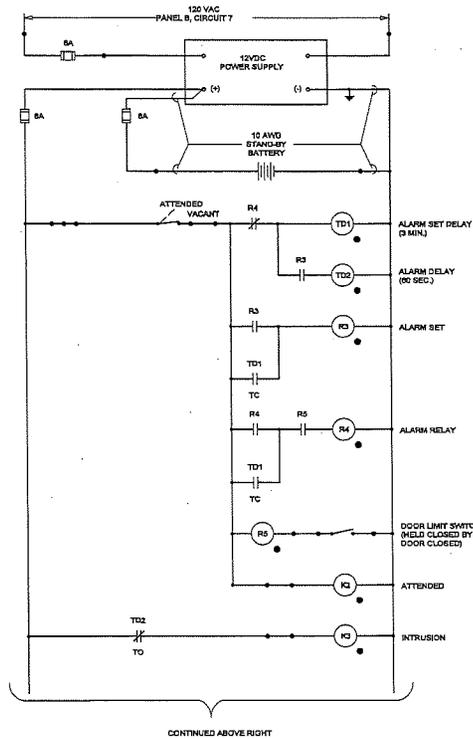
PATTERSON ASSOCIATES, INC.
725 TOWN & COUNTRY RD - SUITE 200
ORANGE, CA 92668

URS Corp.
2020 E. FIRST ST., SUITE 400
SANTA ANA, CA 92705
TEL. 714.833.6688 FAX 714.857.747



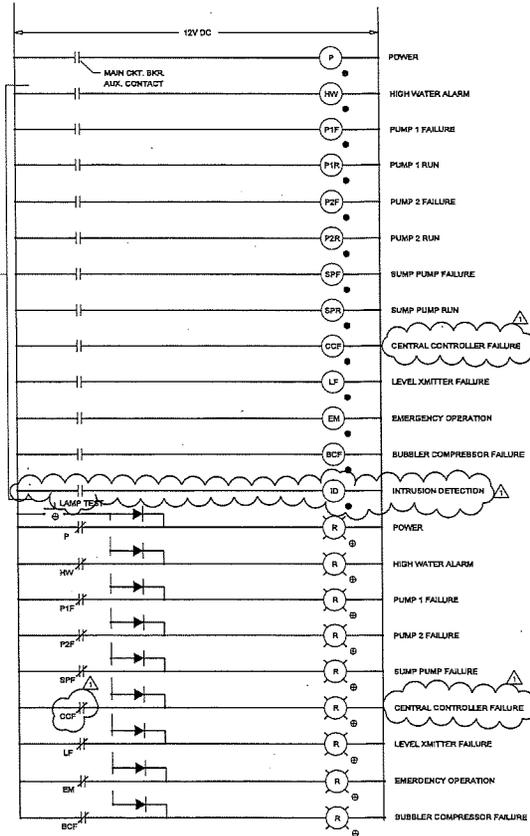
INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
ELECTRICAL CONTROL DIAGRAMS

CONTRACT NO.	EED-0295
DRAWING NO.	E-4
REVISION	SHEET NO. 40
SCALE	NO SCALE

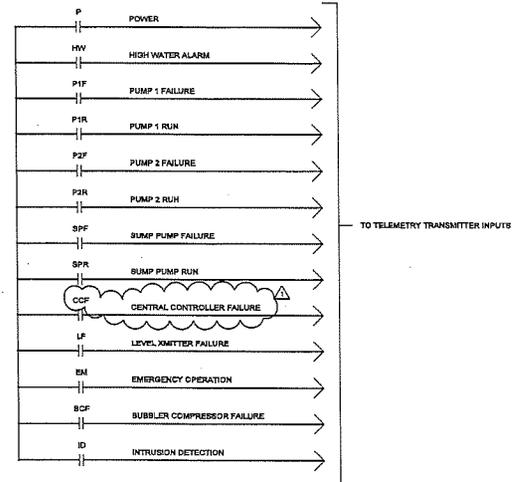


CONTINUED ABOVE RIGHT

SEE NOTE 3



TELEMETRY SYSTEM



TO TELEMETRY TRANSMITTER INPUTS

- NOTES:
1. TELEMETRY DISPLAY CABINET SHALL BE 18"x20"x12" WITH LOCKABLE HINGED DOOR, NEMA 12, 16 GAUGE STEEL BODY, 14 GAUGE STEEL DOOR, WHITE ENAMEL INSIDE FINISH AND ANS1 61 GRAY OUTSIDE FINISH OVER PRIME COAT APPLIED OVER PHOSPHATIZED SURFACE. PROVIDE RED INDICATING LIGHTS WITH ENGRAVED LAMINATED ACRYLIC PLASTIC NAMEPLATES AND TERMINAL BLOCKS.
 2. TELEMETRY CABINET SHALL BE 48"x36"x12" WITH LOCKABLE HINGED DOOR, NEMA 12, 16 GAUGE STEEL BODY, 14 GAUGE STEEL DOOR, WHITE ENAMEL INSIDE FINISH AND ANS1 61 GRAY OUTSIDE FINISH OVER PRIME COAT APPLIED OVER PHOSPHATIZED SURFACE. PROVIDE RED INDICATING LIGHTS WITH ENGRAVED LAMINATED ACRYLIC PLASTIC NAMEPLATES AND TERMINAL BLOCKS.
 3. ALL CONTACTS SHALL BE OPENED/CLOSED BY CENTRAL CONTROLLER. ALL "FAILURE" CONTACTS SHALL OPEN ON FAILURE. ALL "RUN" CONTACTS SHALL CLOSE ON RUN (OPERATION).
 4. TELEMETRY SYSTEM SHALL BE FURNISHED AND INSTALLED BY LA COUNTY DEPT. OF PUBLIC WORKS IT DIVISION. CONTRACTOR SHALL COORDINATE WORK WITH LA COUNTY.

ADDENDUM NO. 1

PROJECT CODE: 10055000-01E-5400
 CONTRACT: 10055000-01E-5400
 SHEET: 41 OF 41
 DATE: 3-5-01

LINE ITEM	DESCRIPTION	DATE	BY	APP.
1	ADDENDUM 1 - LA COUNTY COMMENTS	3-5-01		

DESIGNED BY: VM
 DRAWN BY: TB
 CHECKED BY: ES
 APPROVED BY: ES
 DATE: 10/20/00

12660 EAST STAFFORD STREET
 POST OFFICE BOX 7289
 CITY OF INDUSTRY, CALIFORNIA 91744

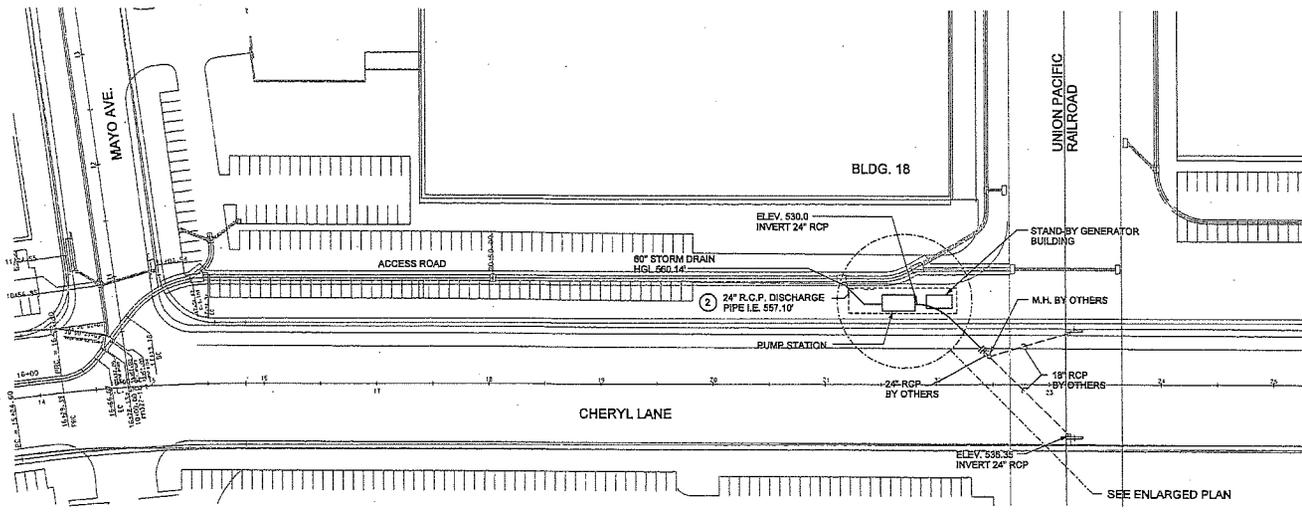
URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL: 714-835-8888 FAX: 714-867-7147

PRITZERSON & ASSOCIATES, INC.
 725 TOWN & COUNTRY ROAD - SUITE 100
 GRANVILLE, OHIO 43024



INDUSTRY URBAN-DEVELOPMENT AGENCY
 INDUSTRY EAST BUSINESS PARK
 CHERYL LANE GRADE SEPARATION
 UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
 TELEMETRY SYSTEM

CONTRACT NO.	EED-0295
DRAWING NO.	E-5
REVISION	SHEET NO. 41
SCALE	NO SCALE

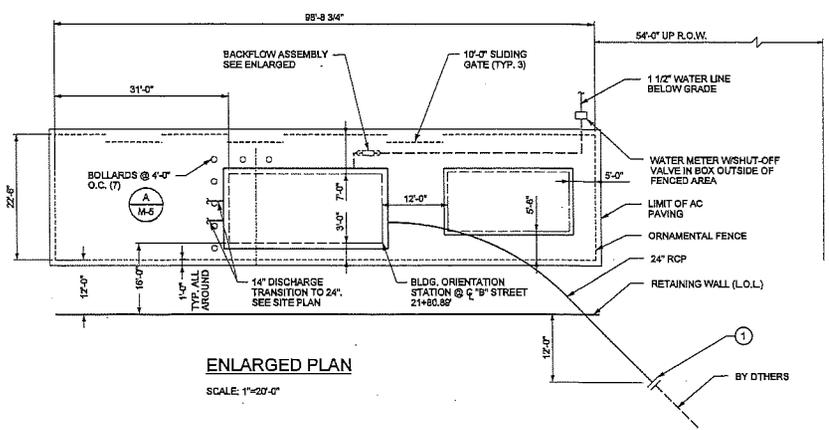


KEYED NOTES

- ① FLUG 24" RCP @ 12'-0" BEYOND RETAINING WALL I.E. 531.85
- ② JUNCTION STRUCTURE @ 90° BY OTHERS

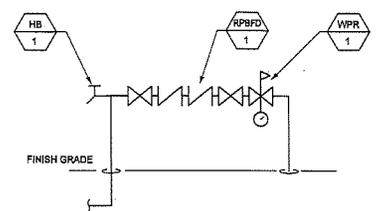
SHEET NOTES

- 1. ALL PUMPINGS SHALL BE OF SUITABLE CAPACITY FOR THE PURPOSES OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES AND AGENCIES OF THE STATE OF CALIFORNIA. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES AND AGENCIES OF THE STATE OF CALIFORNIA.



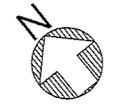
SITE PLAN

SCALE: 1"=50'-0"



BACKFLOW & REDUCED PRESSURE REGULATOR ASSEMBLY

SCALE: NONE

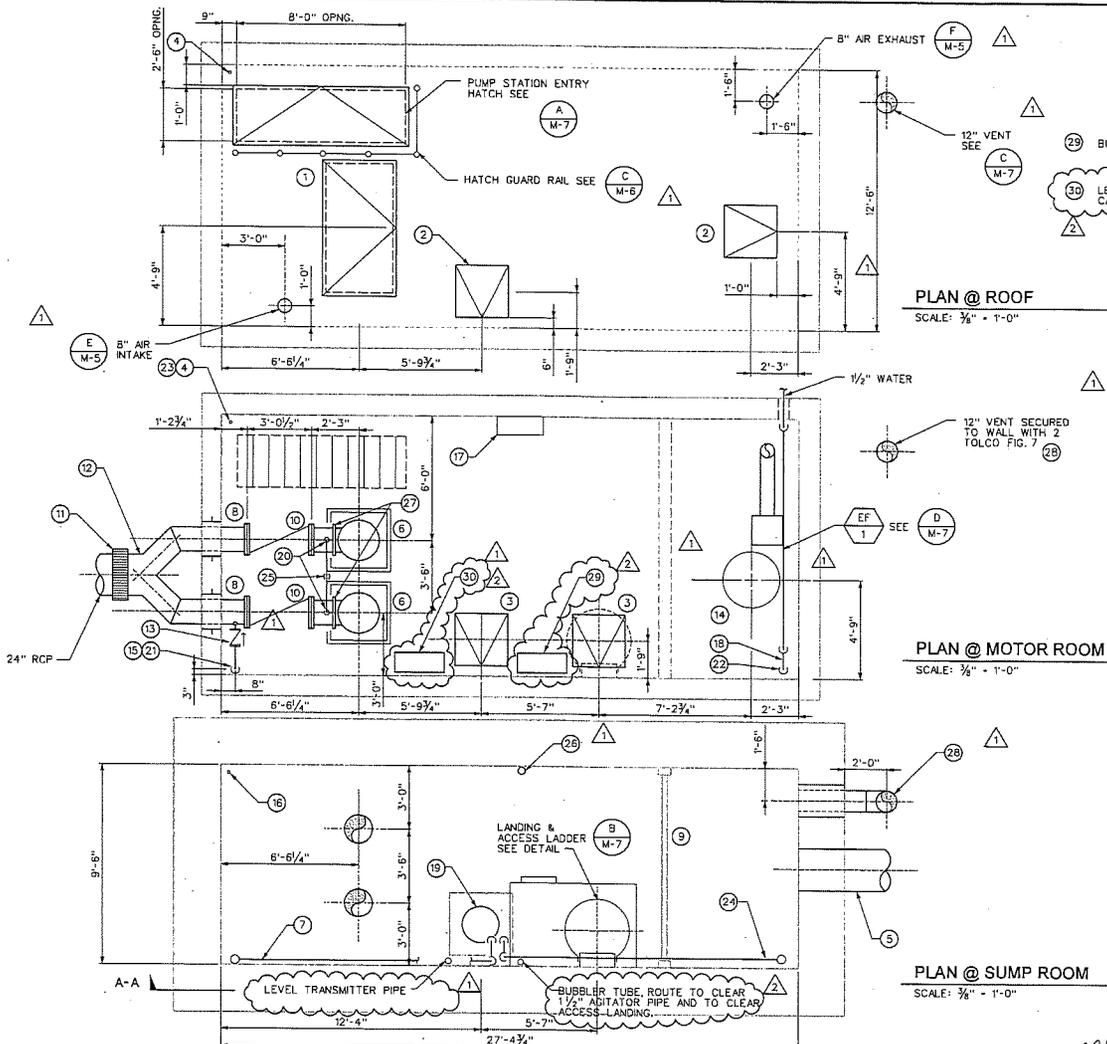


APPENDUM NO. 1

PROJECT NUMBER	13-5-01
DATE	02/28/00
DESCRIPTION	APPENDUM 1 - LA COUNTY COMMENTS

CONTRACT NO.	EED-0295
DRAWING NO.	M-2
REVISION	SHEET NO. 44
SCALE	NOTED

<p>DESIGNED BY: VM</p> <p>DRAWN BY: TB</p> <p>CHECKED BY: DB</p> <p>APPROVED BY: DB</p> <p>DATE: 02/28/00</p>	<p>15650 EAST STAFFORD STREET POST OFFICE BOX 7009 CITY OF INDUSTRY, CALIFORNIA 91744</p> <p>PATTERSON & ASSOCIATES, INC. 725 TOWN & COUNTRY ROAD, SUITE 100 ORANGE, CA 92668</p> <p>URS Corp. 2020 E. FIRST ST., SUITE 400 SANTA ANA, CA 92705 TEL: 714.835.0955 FAX: 714.857.7147</p>	<p>REGULATED PROFESSIONAL ENGINEER REGISTERED PROFESSIONAL ENGINEER No. M27031 Exp. 9-30-00 MECHANICAL STATE OF CALIFORNIA</p>	<p>INDUSTRY URBAN-DEVELOPMENT AGENCY INDUSTRY EAST BUSINESS PARK CHERYLL LANE GRADE SEPARATION UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51</p> <p>PUMP STATION SITE PLAN</p>
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SHEET NOTES

1. REFER TO SHT. M-1 FOR GENERAL NOTES.
- KEYED NOTES**
- ① 42"x78" CLEAR OPENING, HATCH SIM. TO (A M-7)
- ② 30"x30" CLEAR OPENING SQUARE MANHOLE COVER W/ HEAVY DUTY HASP & CONCEALED HINGES AS MANUFACTURED BY EAST JORDAN IRON WORKS, MODEL #8249.
- ③ 30"x30" CLEAR OPENING SQUARE MANHOLE COVER W/ CONCEALED HINGES AS MANUFACTURED BY EAST JORDAN IRON WORKS, MODEL #8249.
- ④ 1/2" SCHEDULE 40 PVC PIPE DOWN FROM HATCH DRAIN, SECURE TO WALL
- ⑤ 24" STORM DRAIN PIPE R.C.P.
- ⑥ 40 HP PUMPS P-1 & P-2, W/ 26" ROUND OPENING FOR PUMP BARREL.
- ⑦ 4" SUMP PUMP DISCHARGE LINE, ROUTE TO CLEAR 8" PRESSURE TRANSMITTER PIPE.
- ⑧ 14" DISCHARGE LINE WITH 24" WALL SLEEVE WITH WATER STOP, PROVIDE WITH "L" LINKSEAL WS-24-37-5-12 WITH LS-50D-S-X.
- ⑨ TRASH RACK - SEE DETAIL (A M-8)
- ⑩ 14" 150 LB FLANGED CHECK VALVE (TYP. 2).
- ⑪ 24" ROMAC INDUSTRIES TRANSITION COUPLING
- ⑫ 24"x14" FLANG END VICTAULIC FLANGE STYLE 741 STD. WT. STEEL FABRICATED W/ EPOXY LINED AND COATED WITH STAINLESS STEEL NUTS AND BOLTS.
- ⑬ 4" 150# FLANGED CHECK VALVE
- ⑭ ACCESS COVER, ALHAMBRA FOUNDRY A-1252. CLEAR OPENING 30"
- ⑮ 4" SUMP PUMP DISCHARGE UP FROM BELOW
- ⑯ 1/2" HATCH DRAIN, EXTEND TO 6" BELOW MOTOR ROOM FLOOR
- ⑰ FLOAT SWITCH RELAY CABINET
- ⑱ SUMP PUMP AGITATOR
- ⑲ SUMP PUMP, SEE DETAIL (A M-6)
- ⑳ 3" APCO MODEL DAT AIR/VACUUM RELIEF VALVE
- ㉑ 5" OPENING FOR 4" SUMP PUMP DISCHARGE PIPING
- ㉒ 1/2" WATER DOWN, 3" OPENING IN FLOOR
- ㉓ 3" OPENING FOR 1/2" HATCH DRAIN
- ㉔ 1/2" AGITATOR WATER DOWN FROM ABOVE, HANG BELOW MOTOR ROOM & DOWN INTO SUMP SEE (B M-6)
- ㉕ 4" DRAIN LINE FROM 3" AIR/VACUUM RELIEF VALVES
- ㉖ FLOAT SWITCHES SEE (D M-6)
- ㉗ 14" VICT STYLE COUPLING
- ㉘ 12" VENT PIPE, SEE (C M-7)

PLAN REVISION NO. 1

NO.	DATE	DESCRIPTION
2	5-30-01	ADDED & REFERENCED LEVEL TRANSMITTER & BUBBLER
1	3-5-01	ADDENDUM 1 - L.A. COUNTY COMMENTS

DESIGNED BY: BC
 DRAWN BY: TB
 CHECKED BY: DB
 APPROVED BY: DB
 DATE: 10/5/00

5660 EAST STAFFORD STREET
 POST OFFICE BOX 7089
 CITY OF INDUSTRY, CALIFORNIA 91744

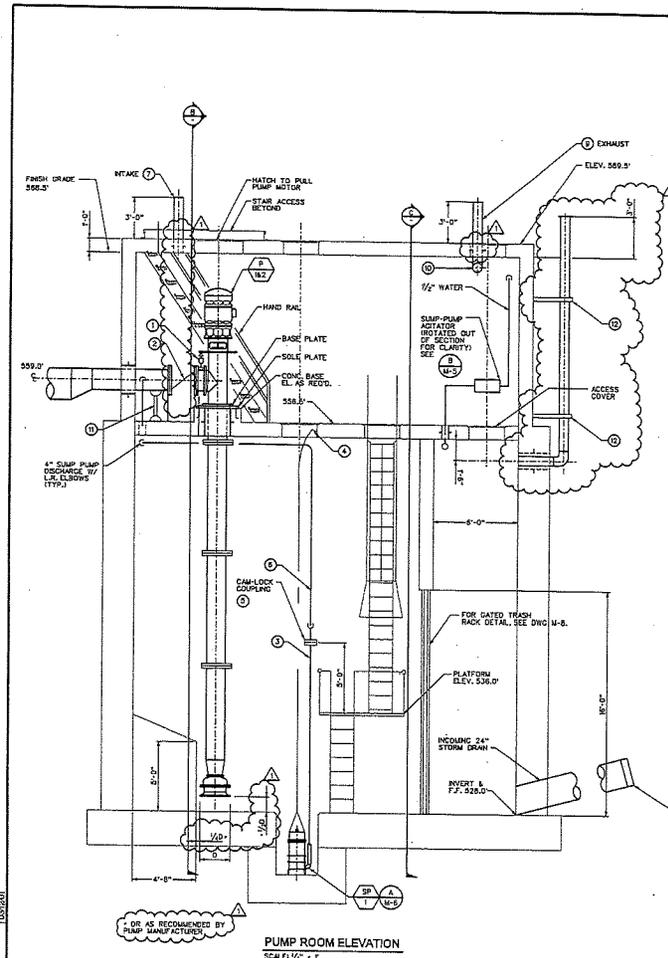
PRITEASON 725 TOWN & COUNTRY ROAD, SUITE 100
ASSOCIATES, INC.
 SAN FRANCISCO OFFICE
 ORANGE, CA 92668

URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL. 714.835.6885 FAX. 714.667.3747

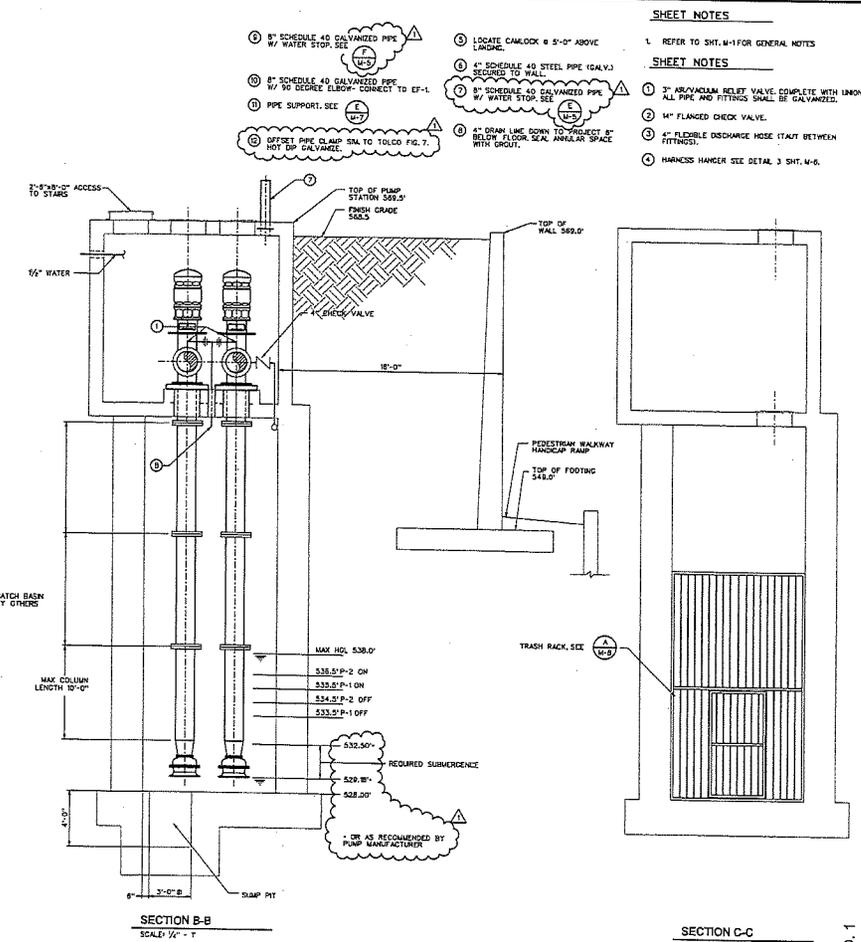


INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
PUMP STATION MECHANICAL PLANS

CONTRACT NO.	EED-0295
DRAWING NO.	M-3
REVISION	SHEET NO. 45
SCALE	3/8"=1'-0"



PUMP ROOM ELEVATION
SCALE: 1/4" = 1'-0"



SECTION B-B
SCALE: 1/4" = 1'-0"

SECTION C-C
SCALE: 1/4" = 1'-0"

- SHEET NOTES**
- REFER TO SHT. M-1 FOR GENERAL NOTES
 - 3" AIR/VACUUM RELIEF VALVE COMPLETE WITH 180WS. ALL PIPE AND FITTINGS SHALL BE GALVANIZED.
 - 1" FLANGED CHECK VALVE.
 - 4" FLEXIBLE DISCHARGE HOSE ITANT BETWEEN FITTINGS.
 - HARNES HANGER SEE DETAIL 3 SHT. M-6.
- SHEET NOTES**
- 8" SCHEDULE 40 GALVANIZED PIPE W/ WATER STOP. SEE (A) U-5.
 - 8" SCHEDULE 40 GALVANIZED PIPE W/ 90 DEGREE ELBOW CONNECT TO EF-1.
 - PIPE SUPPORT. SEE (A) U-7.
 - GRUES PIPE CLAMP SML TO TOLDO FIG. 7.
 - LOCATE CASK LOCK 6" 5'-0" ABOVE LANGE.
 - 4" SCHEDULE 40 STEEL PIPE (GALV.) SECURED TO WALL.
 - 8" SCHEDULE 40 GALVANIZED PIPE W/ WATER STOP. SEE (A) U-5.
 - 4" DRAIN LINE DOWN TO PROJECT 8" BELOW FLOOR SEAL ANGLER SPACE WITH GROUT.

PROJECT NUMBER	1	3-5-01	ADDENDUM 1 - LA COUNTY COMMENTS
REV. DATE			
DESCRIPTION			
APP			

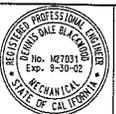
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without the written consent
of the Industry Urban Development
Agency and shall be held
confidentially confidential.
This information shall not
be used for any purpose not
permitted for in agreements
with the Industry Urban
Development Agency.

DESIGNED BY BC
DRAWN BY TS
CHECKED BY BC
APPROVED BY DB
DATE 10/5/00

15640 EAST STAFFORD STREET
POST OFFICE BOX 7059
CITY OF INDUSTRY, CALIFORNIA 91744

PITTEASON & ASSOCIATES, INC.
725 TOWN & COUNTRY ROAD, SUITE 300
ORANGE, CA 92668

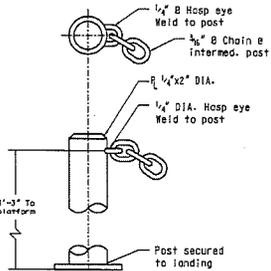
URS Corp.
2020 E FIRST ST., SUITE 400
SANTA ANA, CA 92705
TEL. 714.835.8886 FAX 714.857.7147



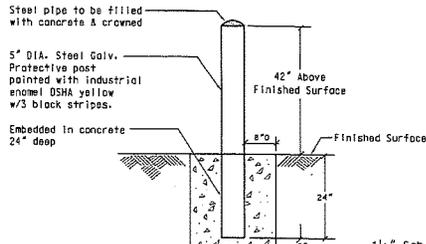
INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
MECHANICAL ELEVATION AND SECTIONS

CONTRACT NO.	EED-0295
DRAWING NO.	M-4
REVISION	SHEET NO. 46
SCALE	1/4"=1'-0"

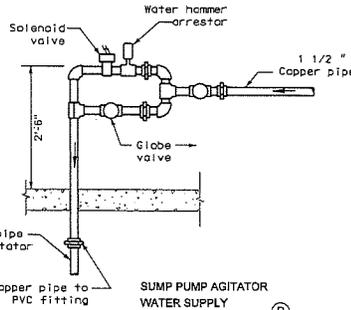
ADDENDUM NO. 1



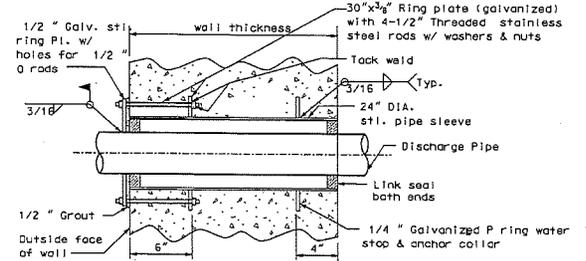
SAFETY CHAIN & POST
NOT TO SCALE



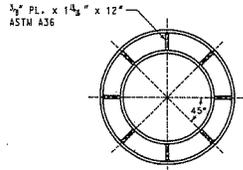
BOLLARD DETAIL
NOT TO SCALE



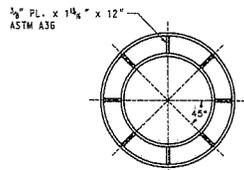
SUMP PUMP AGITATOR
WATER SUPPLY
NOT TO SCALE



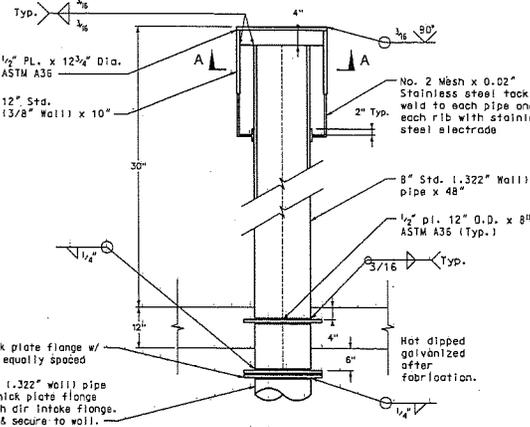
PIPE THROUGH WALL
NOT TO SCALE



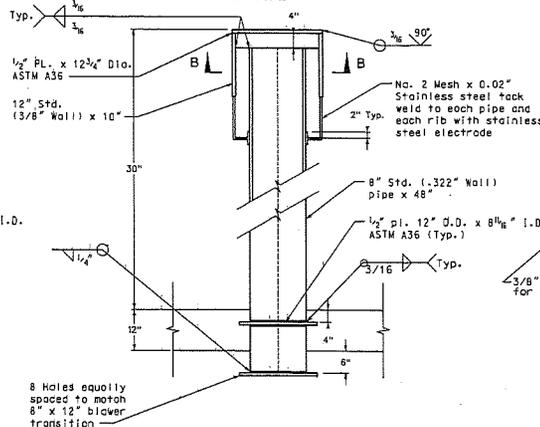
SECTION A-A
NOT TO SCALE



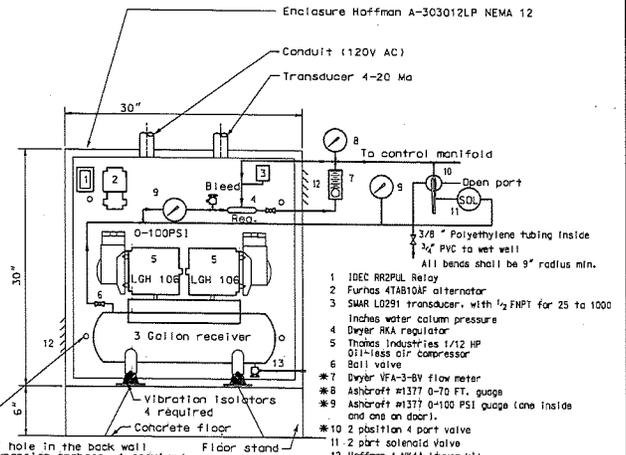
SECTION A-A
NOT TO SCALE



AIR INTAKE DETAIL
NOT TO SCALE



AIR EXHAUST DETAIL
NOT TO SCALE



BUBBLER CABINET LAYOUT
& SINGLE LINE DIAGRAM
NOT TO SCALE

NOTES:

- ITEMS 7, 8, 9 AND 10 ARE MOUNTED ON THE ENCLOSURE DOOR.
- THE TUBING TO WET WALL WILL BE INSIDE THE BUBBLER ENCLOSURE.

PROJECT NUMBER	10056004-01/14-Edm			
CONTRACT ELEMENT	BLACKBOX PM			
WORK ELEMENT	01/23/01			
PHYSICAL ENTITY				
LINE ITEM				
PROJECT COST ELEMENT				
REV#	DATE	DESCRIPTION	BY	APP

Information confidential
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DESIGNED BY BC
DRAWN BY TB
CHECKED BY DB
APPROVED BY DB
DATE 10/20/00

10660 EAST STAFFORD STREET
POST OFFICE BOX 7000
CITY OF INDUSTRY, CALIFORNIA 91744

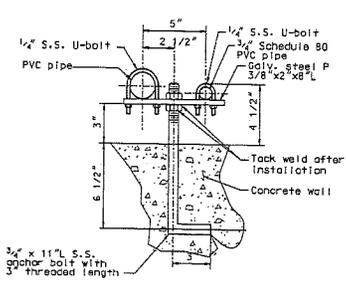
PATTERSON & ASSOCIATES, INC.
725 TOWN & COUNTRY
RD. - SUITE 100
ORANGE, CA 92668

URS Corp.
2020 E. FIRST ST., SUITE 400
SANTA ANA, CA 92705
TEL. 714.855.6556 FAX. 714.867.7147

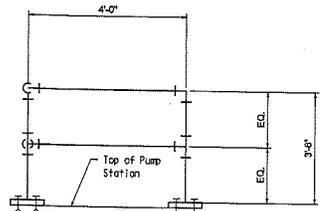


INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
MECHANICAL DETAILS

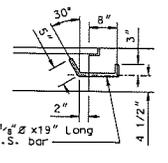
CONTRACT NO.	EED-0295
DRAWING NO.	M-5
REVISION	SHEET NO. 47
SCALE	NO SCALE



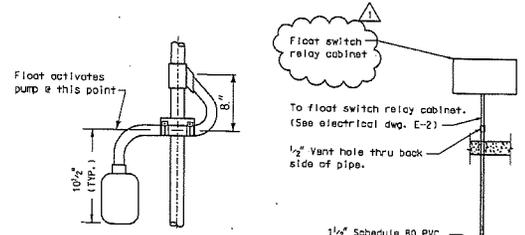
SECTION C
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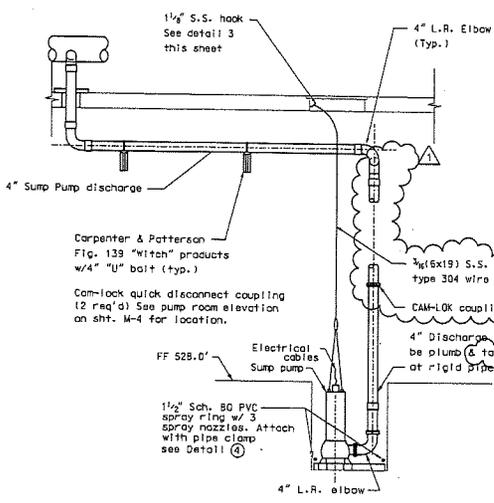
END VIEW



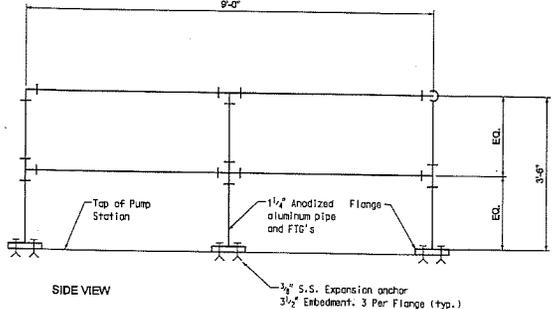
HARNES HANGER
NOT TO SCALE



FLOAT SWITCH
NOT TO SCALE

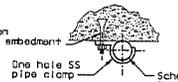


SECTION A
NOT TO SCALE

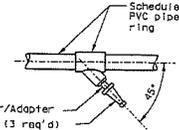


SIDE VIEW

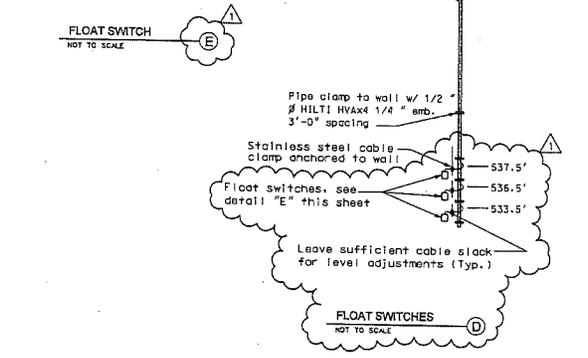
HATCH GUARD RAIL
NOT TO SCALE



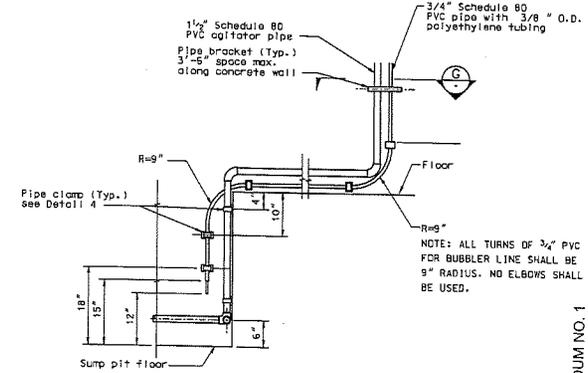
DETAIL 4
NOT TO SCALE



DETAIL 1
NOT TO SCALE



FLOAT SWITCHES
NOT TO SCALE



SECTION B
NOT TO SCALE

PROJECT NUMBER	13-5-01
DATE	10/5/00
DESIGNED BY	TC
DRAWN BY	TC
CHECKED BY	DB
APPROVED BY	DB
DATE	10/5/00

REV#	DATE	DESCRIPTION
1	3-5-01	ADDENDUM 1- LA COUNTY COMMENTS

Information furnished by this drawing is intended for the use of the contractor and is not to be used for any other purpose without the written consent of the Industry Urban Development Agency. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities.

DESIGNED BY: TC
 DRAWN BY: TC
 CHECKED BY: DB
 APPROVED BY: DB
 DATE: 10/5/00

PRATTENSON ASSOCIATES, INC.
 725 TOWN & COUNTRY ROAD, SUITE 100
 GRANGE, CA 92658

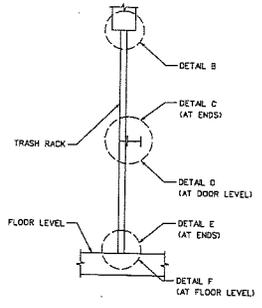
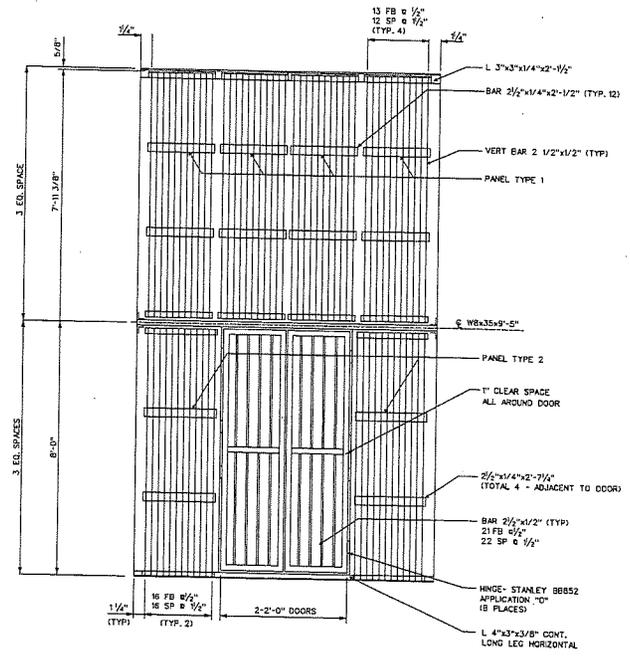
URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL. 714.855.8888 FAX. 714.657.7147



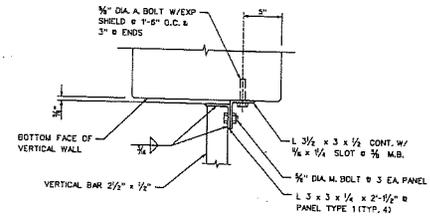
INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
MECHANICAL DETAILS

CONTRACT NO.	EED-0295
DRAWING NO.	M-6
REVISION	SHEET NO.
SCALE	NO SCALE

ADDENDUM NO. 1



SECTIONAL ELEVATION
SCALE: N.T.S.

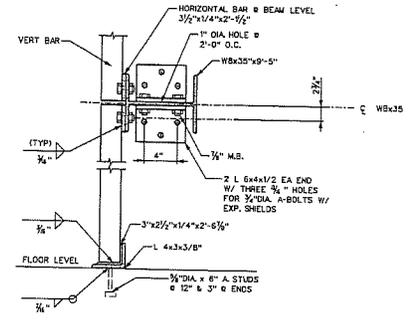


DETAIL
SCALE: N.T.S. (B)

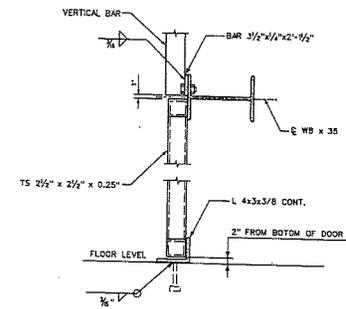
TRASH RACK
SCALE: N.T.S. (A)

- NOTE: 1. TRASH RACK TO BE CONSTRUCTED IN SUCH A MANNER THAT A SPHERE NO LARGER THAN 1/2\"/>

2. HASP-MASTER LOCK (MFG:2) GOLD GALVANIZE AFTER WELDING, IN PLACE.



DETAIL
SCALE: N.T.S. (C)



DETAIL
SCALE: N.T.S. (D)

PROJECT COST ELEMENT
 1 3-5-01 ADDENDUM 1- LA COUNTY COMMENTS
 REV. DATE DESCRIPTION

LINE NUMBER	REVISION	DATE	DESCRIPTION
1	3-5-01		ADDENDUM 1- LA COUNTY COMMENTS

DESIGNED BY: BC
 DRAWN BY: TB
 CHECKED BY: DE
 APPROVED BY: CR
 DATE: 10/5/00



PRITKERSON & ASSOCIATES, INC.
 723 TOWN & COUNTRY ROAD, SUITE 100
 ORANGE, CA 92668

15650 EAST STAFFORD STREET
 POST OFFICE BOX 7089
 CITY OF INDUSTRY, CALIFORNIA 91744

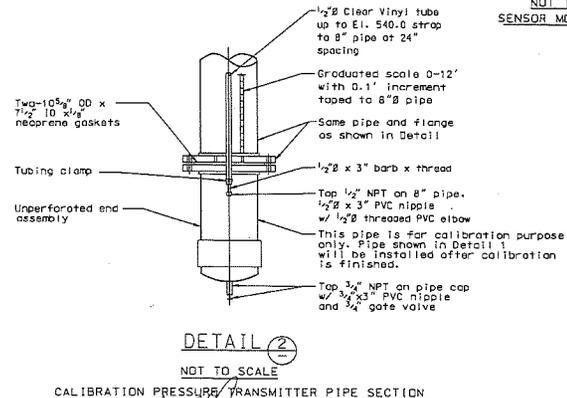
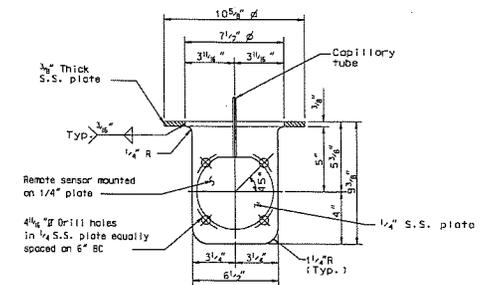
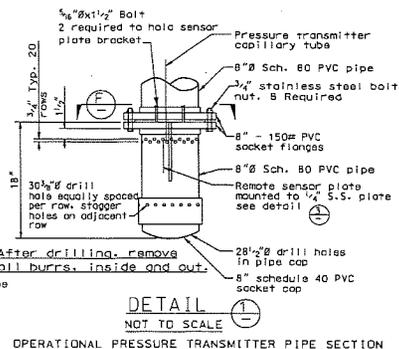
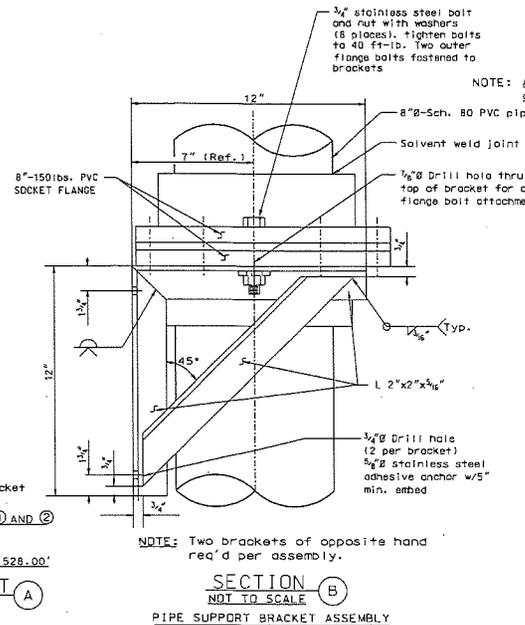
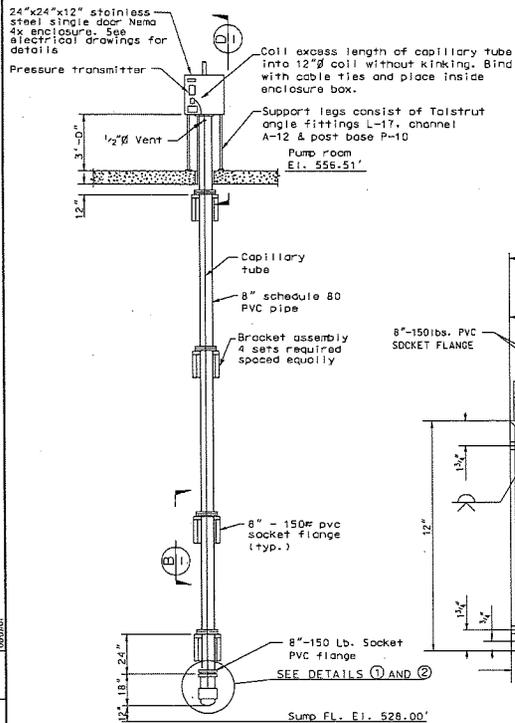
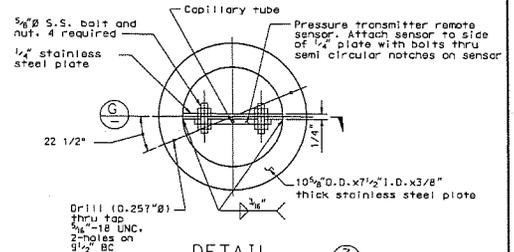
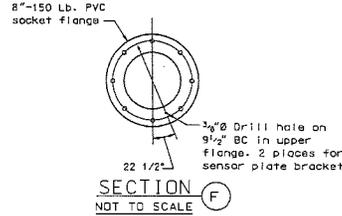
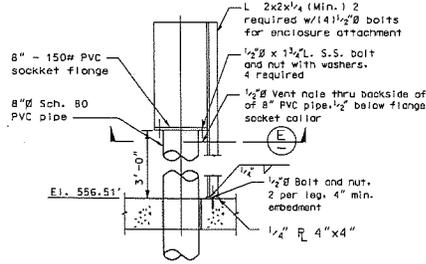
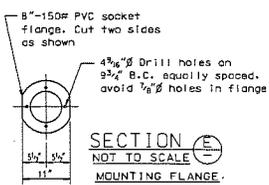
URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL: 714.833.0666 FAX: 714.867.7147



INDUSTRY URBAN-DEVELOPMENT AGENCY
 INDUSTRY EAST BUSINESS PARK
 CHERYL LANE GRADE SEPARATION
 UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
 MECHANICAL DETAILS

CONTRACT NO.	EED-0295
DRAWING NO.	M-8
REVISION	SHEET NO.
SCALE	NO SCALE

ADDENDUM NO. 1



PROJECT NUMBER	1	5-30-01	ADDED DETAIL SHEET TO CONTRACT DOCUMENTS
REV. DATE			DESCRIPTION

LINE	CONTRACT	PHYSICAL	CONTRACT	PHYSICAL	CONTRACT	PHYSICAL
TYPE	NO.	NO.	NO.	NO.	NO.	NO.

DESIGNED BY	BC
DRAWN BY	TR
CHECKED BY	DB
APPROVED BY	DB
DATE	10/6/00

15660 EAST STAFFORD STREET
POST OFFICE BOX 7089
CITY OF INDUSTRY, CALIFORNIA 91744

PRITTESSON & ASSOCIATES, INC.
725 TOWN & COUNTRY ROAD - SUITE 100
ORANGE, CA 92668

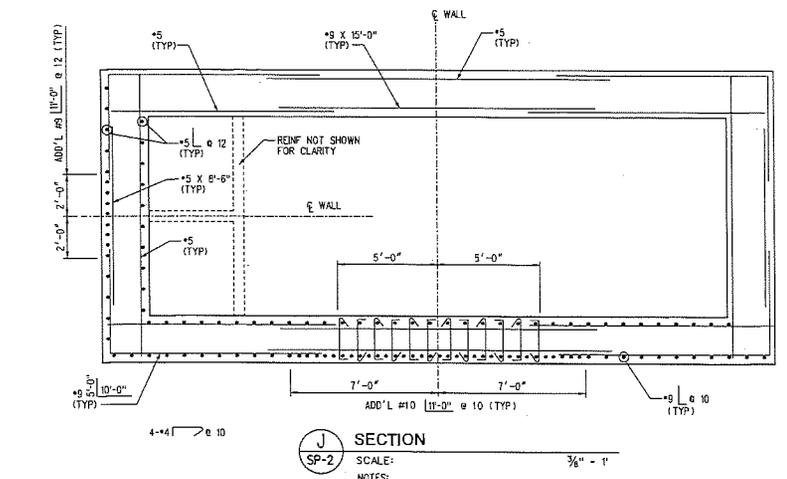
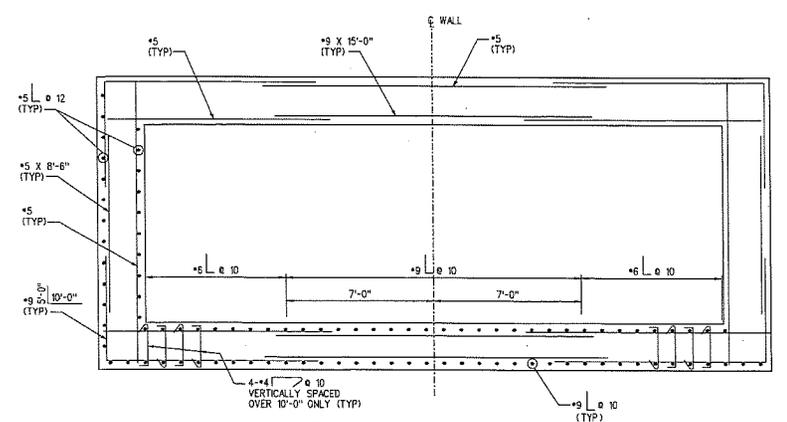
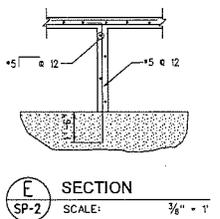
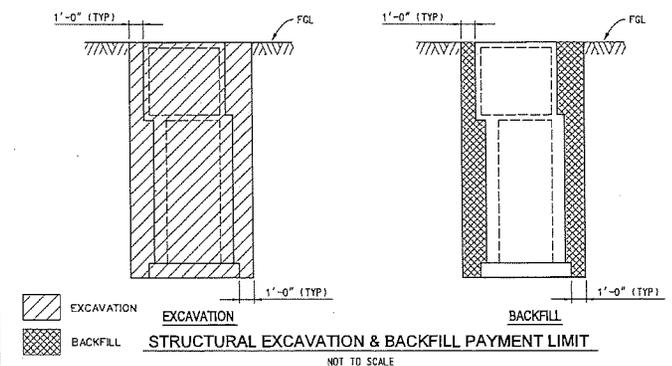
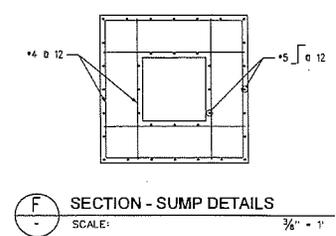
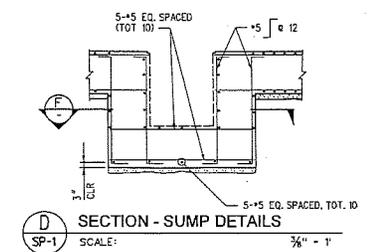
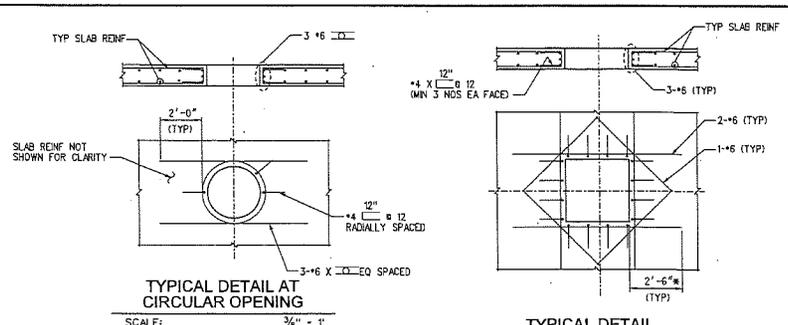
URS Corp.
2020 E. FRIEL ST., SUITE 400
SANTA ANA, CA 92705
TEL. 714.835.6886 FAX 714.857.7147

INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
CHERYL LANE GRADE SEPARATION
UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
MECHANICAL DETAILS

CONTRACT NO.	EED-0295
DRAWING NO.	M-9
REVISION	SHEET NO.
SCALE	NO SCALE

PLAN REVISION
NO. 1

PROJECTS (Industry/PumpStation)SP-4SHT
 12/07/00 PH
 02/28/01



REV.	DATE	DESCRIPTION	APP.

Information confidential:
 All drawings, documents, calculations, and/or information furnished hereunder, shall remain the property of the Industry Urban Development Agency and shall be held strictly confidential. Any disclosure of confidential information shall not be made for any purpose not provided for in agreement with the Industry Urban Development Agency.

DESIGNED BY: NP
 DRAWN BY: RL
 CHECKED BY: NP
 APPROVED BY: JLD
 DATE: 8/18/00

PETERSON & ASSOCIATES, INC.
 725 TOWN & COUNTRY ROAD, SUITE 100
 ORANGE, CA 92668

URS Corp.
 2020 E. FIRST ST., SUITE 400
 SANTA ANA, CA 92705
 TEL: 714.835.0888 FAX: 714.287.7147

REGISTERED PROFESSIONAL ENGINEER
 No. 03180281
 EXP. 12/31/02
 CIVIL
 STATE OF CALIFORNIA

INDUSTRY URBAN-DEVELOPMENT AGENCY
INDUSTRY EAST BUSINESS PARK
 18" STREET GRADE SEPARATION
 UNION PACIFIC RR LOS ANGELES SUBDIVISION - MP 25.51
 PUMP STATION STRUCTURAL PLANS

CONTRACT NO.	EED-0295
DRAWING NO.	SP-4
REVISION	SHEET NO. 54
SCALE	3/8"=1'-0"

THE INFORMATION ON THIS DRAWING IS THE PROPERTY OF URS CORP.

Attachment 3

Professional Services Agreement

CITY OF INDUSTRY

PROFESSIONAL SERVICES AGREEMENT

This PROFESSIONAL SERVICES AGREEMENT ("Agreement"), is made and effective as of **INSERT DATE** ("Effective Date"), between the City of Industry, a municipal corporation ("City") and **INSERT NAME OF CONSULTANT AND TYPE OF LEGAL ENTITY [i.e.-limited liability company, corporation, partnership, etc.]**("Consultant"). The City and Consultant are hereinafter collectively referred to as the "Parties".

RECITALS

WHEREAS, City desires to engage Consultant to perform the services described herein, and Consultant desires to perform such services in accordance with the terms and conditions set forth herein.

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions herein contained, City and Consultant agree as follows:

1. TERM

This Agreement shall commence on the Effective Date, and shall remain and continue in effect until tasks described herein are completed, but in no event later than **INSERT DATE**, unless sooner terminated pursuant to the provisions of this Agreement.

2. SERVICES

(a) Consultant shall perform the tasks ("Services") described and set forth in Exhibit A, attached hereto and incorporated herein as though set forth in full. ("Scope of Services"). Tasks other than those specifically described in the Scope of Services shall not be performed without prior written approval of the City. The Services shall be performed by Consultant, unless prior written approval is first obtained from the City. In the event of conflict or inconsistency between the terms of this Agreement and Exhibit A, the terms of this Agreement shall prevail.

(b) City shall have the right to request, in writing, changes to the Services. Any such changes mutually agreed upon by the Parties, and any corresponding increase or decrease in compensation, shall be incorporated by written amendment to this Agreement.

(c) Consultant shall perform all Services in a manner reasonably satisfactory to the City and in a first-class manner in conformance with the standards of quality normally observed by an entity providing **INSERT TYPE OF SERVICES**, serving a municipal agency.

(d) Consultant shall comply with all applicable federal, state, and local laws, regulations and ordinances in the performance of this Agreement, including but not limited to, the conflict of interest provisions of Government Code Section 1090 and the

Political Reform Act (Government Code Section 81000 *et seq.*). During the term of this Agreement, Consultant shall not perform any work for another person or entity for whom Consultant was not working on the Effective Date if both (i) such work would require Consultant to abstain from a decision under this Agreement pursuant to a conflict of interest statute or law; and (ii) City has not consented in writing to Consultant's performance of such work. No officer or employee of City shall have any financial interest in this Agreement that would violate California Government Code Sections 1090 *et seq.* Consultant hereby warrants that it is not now, nor has it been in the previous twelve (12) months, an employee, agent, appointee, or official of the City. If Consultant was an employee, agent, appointee, or official of the City in the previous twelve (12) months, Consultant warrants that it did not participate in any manner in the forming of this Agreement. Consultant understands that, if this Agreement is made in violation of Government Code §1090 *et. seq.*, the entire Agreement is void and Consultant will not be entitled to any compensation for Services performed pursuant to this Agreement, and Consultant will be required to reimburse the City for any sums paid to the Consultant. Consultant understands that, in addition to the foregoing, it may be subject to criminal prosecution for a violation of Government Code § 1090 and, if applicable, will be disqualified from holding public office in the State of California.

(e) Consultant represents that it has, or will secure at its own expense, all licensed personnel required to perform the Services. All Services shall be performed by Consultant or under its supervision, and all personnel engaged in the Services shall be qualified and licensed to perform such services.

3. MANAGEMENT

City's **INSERT STAFF RESPONSIBLE FOR THE PROJECT** shall represent the City in all matters pertaining to the administration of this Agreement, review and approval of all products submitted by Consultant, but shall have no authority to modify the Services or the compensation due to Consultant.

4. PAYMENT

(a) The City agrees to pay Consultant monthly, in accordance with the payment rates and terms and the schedule of payment as set forth in Exhibit B ("Rate Schedule"), attached hereto and incorporated herein by this reference as though set forth in full, based upon actual time spent on the above tasks. This amount shall not exceed **INSERT WRITTEN DOLLAR AMOUNT** dollars (\$) for the total Term of the Agreement unless additional payment is approved as provided in this Agreement.

(b) Consultant shall not be compensated for any services rendered in connection with its performance of this Agreement which are in addition to those set forth herein, unless such additional services are authorized in advance and in writing by the City. Consultant shall be compensated for any additional services in the amounts and in the manner as agreed to by City and Consultant at the time City's written authorization is given to Consultant for the performance of said services.

(c) Consultant shall submit invoices monthly for actual services performed. Invoices shall be submitted on or about the first business day of each month, or as soon thereafter as practical, for services provided in the previous month. Payment shall be made within thirty (30) days of receipt of each invoice as to all non-disputed fees. If the City disputes any of Consultant's fees it shall give written notice to Consultant within thirty (30) days of receipt of an invoice of any disputed fees set forth on the invoice. Any final payment under this Agreement shall be made within 45 days of receipt of an invoice therefore.

5. LABOR CODE AND PREVAILING WAGES

(a) Consultant represents and warrants that it is aware of the requirements of California Labor Code Section 1720, *et seq.*, and 1770, *et seq.*, as well as California Code of Regulations, Title 8, Section 16000, *et seq.*, ("Prevailing Wage Laws"), which require the payment of prevailing wage rates and the performance of other requirements on "Public Works" and "Maintenance" projects. If the Services are being performed as part of an applicable "Public Works" or "Maintenance" project, as defined by the Prevailing Wage Laws, and if the total compensation is \$15,000.00 or more, Consultant agrees to fully comply with such Prevailing Wage Laws. City shall provide Consultant with a copy of the prevailing rates of per diem wages in effect at the commencement of this Agreement. Consultant shall make copies of the prevailing rates of per diem wages for each craft, classification or type of worker needed to execute the Services available to interested parties upon request, and shall post copies at the Consultant's principal place of business and any location where the Services are performed. Consultant shall indemnify, defend and hold harmless, the City, its elected officials, officers, employees and agents, from and against any liability (including liability for claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind, whether actual, alleged or threatened, including legal counsel fees and costs, court costs, interest, defense costs, and expert witness fees), where the same arise out of, are a consequence of, or are in any way attributable to, in whole or in part, Consultant's or by any individual or agency for which Consultant is legally liable, including but not limited to officers, agents, employees or subcontractors of Consultant, failure or alleged failure to comply with Prevailing Wage Laws.

(b) In accordance with the requirements of Labor Code Section 1776, Consultant shall keep accurate payroll records which are either on forms provided by the Division of Labor Standards Enforcement or which contain the same information required by such forms. Consultant shall make all such records available for inspection at all reasonable hours.

(c) To the extent applicable, Consultant shall comply with the provisions of Section 1777.5 of the Labor Code with respect to the employment of properly registered apprentices upon public works.

(d) Consultant shall comply with the legal days work and overtime requirements of Sections 1813 and 1815 of the Labor Code.

(e) If the Services are being performed as part of an applicable Public works or Maintenance project, then pursuant to Labor Code Sections 1725.5 and 1771.1, the Consultant and all subconsultants performing such Services must be registered with the Department of Industrial Relations. Consultant shall maintain registration for the duration of the Agreement and require the same of any subconsultants, as applicable. This Services set forth in this Agreement may also be subject to compliance monitoring and enforcement by the Department of Industrial Relations. It shall be Consultant's sole responsibility to comply with all applicable registration and labor compliance requirements.

6. SUSPENSION OR TERMINATION OF AGREEMENT

(a) The City may at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any portion hereof, by serving upon the Consultant at least ten (10) days prior written notice. Upon receipt of said notice, the Consultant shall immediately cease all work under this Agreement, unless the notice provides otherwise. If the City suspends or terminates a portion of this Agreement such suspension or termination shall not make void or invalidate the remainder of this Agreement.

(b) In the event this Agreement is terminated pursuant to this Section, the City shall pay to Consultant the actual value of the work performed up to the time of termination, provided that the work performed is of value to the City. Upon termination of the Agreement pursuant to this Section, the Consultant shall submit an invoice to the City pursuant to Section 5 of this Agreement.

7. OWNERSHIP OF DOCUMENTS

(a) Consultant shall maintain complete and accurate records with respect to sales, costs, expenses, receipts, and other such information required by City that relate to the performance of services under this Agreement. Consultant shall maintain adequate records of services provided in sufficient detail to permit an evaluation of services. All such records shall be maintained in accordance with generally accepted accounting principles and shall be clearly identified and readily accessible. Consultant shall provide free access to the representatives of City or its designees at reasonable times to review such books and records; shall give City the right to examine and audit said books and records; shall permit City to make transcripts or copies therefrom as necessary; and shall allow inspection of all work, data, documents, proceedings, and activities related to this Agreement. Such records, together with supporting documents, shall be maintained for a period of three (3) years after receipt of final payment.

(b) Upon completion of, or in the event of termination or suspension of this Agreement, all original documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared in the course of providing the services to be performed pursuant to this Agreement shall become the sole property of the City and may be used, reused, or otherwise disposed of by the City without the permission of the Consultant. With respect to computer files, Consultant shall make available to the City, at the Consultant's office, and upon reasonable written request by the City, the necessary computer software and hardware for purposes of accessing, compiling, transferring, copying

and/or printing computer files. Consultant hereby grants to City all right, title, and interest, including any copyright, in and to the documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared by Consultant in the course of providing the services under this Agreement. All reports, documents, or other written material developed by Consultant in the performance of the Services pursuant to this Agreement, shall be and remain the property of the City.

8. INDEMNIFICATION

(a) Indemnity for professional liability

When the law establishes a professional standard of care for Consultant's Services, to the fullest extent permitted by law, Consultant shall indemnify, protect, defend and hold harmless the City and any and all of its officials, employees and agents ("Indemnified Parties") from and against any and all losses, liabilities, damages, costs and expenses, including legal counsel's fees and costs caused in whole or in part by any negligent or wrongful act, error or omission of Consultant, its officers, agents, employees or Subconsultants (or any agency or individual that Consultant shall bear the legal liability thereof) in the performance of professional services under this Agreement.

(b) Indemnity for other than professional liability

Other than in the performance of professional services and to the full extent permitted by law, Consultant shall indemnify, defend and hold harmless City, and any and all of its employees, officials and agents from and against any liability (including liability for claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind, whether actual, alleged or threatened, including legal counsel fees and costs, court costs, interest, defense costs, and expert witness fees), where the same arise out of, are a consequence of, or are in any way attributable to, in whole or in part, the performance of this Agreement by Consultant or by any individual or agency for which Consultant is legally liable, including but not limited to officers, agents, employees or subcontractors of Consultant.

(c) DUTY TO DEFEND. In the event the City, its officers, employees, agents and/or volunteers are made a party to any action, claim, lawsuit, or other adversarial proceeding arising from the performance of the services encompassed by this Agreement, and upon demand by City, Consultant shall have an immediate duty to defend the City at Consultant's cost or at City's option, to reimburse the City for its costs of defense, including reasonable attorney's fees and costs incurred in the defense of such matters.

Payment by City is not a condition precedent to enforcement of this indemnity. In the event of any dispute between Consultant and City, as to whether liability arises from the sole negligence of the City or its officers, employees, or agents, Consultant will be obligated to pay for City's defense until such time as a final judgment has been entered adjudicating the City as solely negligent. Consultant will not be entitled in the absence of such a determination to any reimbursement of defense costs including but not limited to attorney's fees, expert fees and costs of litigation.

9. INSURANCE

Consultant shall maintain prior to the beginning of and for the duration of this Agreement insurance coverage as specified in Exhibit C attached hereto and incorporated herein by reference.

10. INDEPENDENT CONSULTANT

(a) Consultant is and shall at all times remain as to the City a wholly independent consultant and/or independent contractor. The personnel performing the services under this Agreement on behalf of Consultant shall at all times be under Consultants exclusive direction and control. Neither City nor any of its officers, employees, or agents shall have control over the conduct of Consultant or any of Consultant's officers, employees, or agents, except as set forth in this Agreement. Consultant shall not at any time or in any manner represent that it or any of its officers, employees, or agents are in any manner officers, employees, or agents of the City. Consultant shall not incur or have the power to incur any debt, obligation, or liability whatever against the City, or bind the City in any manner.

(b) No employee benefits shall be available to Consultant in connection with the performance of this Agreement. Except for the fees paid to Consultant as provided in the Agreement, City shall not pay salaries, wages, or other compensation to Consultant for performing services hereunder for City. City shall not be liable for compensation or indemnification to Consultant for injury or sickness arising out of performing services hereunder.

11. LEGAL RESPONSIBILITIES

The Consultant shall keep itself informed of State and Federal laws and regulations which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this Agreement. The Consultant shall at all times observe and comply with all such laws and regulations. The City, and its officers and employees, shall not be liable at law or in equity occasioned by failure of the Consultant to comply with this Section.

12. UNDUE INFLUENCE

Consultant declares and warrants that no undue influence or pressure was used against or in concert with any officer or employee of the City in connection with the award, terms or implementation of this Agreement, including any method of coercion, confidential financial arrangement, or financial inducement. No officer or employee of the City has or will receive compensation, directly or indirectly, from Consultant, or from any officer, employee or agent of Consultant, in connection with the award of this Agreement or any work to be conducted as a result of this Agreement. Violation of this Section shall be a material breach of this Agreement entitling the City to any and all remedies at law or in equity.

13. NO BENEFIT TO ARISE TO LOCAL OFFICERS AND EMPLOYEES

No member, officer, or employee of City, or their designees or agents, and no public official who exercises authority over or responsibilities with respect to the Project during his/her tenure or for one year thereafter, shall have any interest, direct or indirect, in any agreement or sub-agreement, or the proceeds thereof, for work to be performed in connection with the Project performed under this Agreement.

14. RELEASE OF INFORMATION/CONFLICTS OF INTEREST

(a) All information gained by Consultant in performance of this Agreement shall be considered confidential and shall not be released by Consultant without City's prior written authorization. Consultant, its officers, employees, agents, or subconsultants, shall not without written authorization from the City, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories, or other information concerning the work performed under this Agreement or relating to any project or property located within the City, unless otherwise required by law or court order. (b) Consultant shall promptly notify City should Consultant, its officers, employees, agents, or subconsultants be served with any summons, complaint, subpoena, notice of deposition, request for documents, interrogatories, request for admissions, or other discovery request ("Discovery"), court order, or subpoena from any person or party regarding this Agreement and the work performed there under or with respect to any project or property located within the City, unless Consultant is prohibited by law from informing the City of such Discovery, court order or subpoena. City retains the right, but has no obligation, to represent Consultant and/or be present at any deposition, hearing, or similar proceeding as allowed by law. Unless City is a party to the lawsuit, arbitration, or administrative proceeding and is adverse to Consultant in such proceeding, Consultant agrees to cooperate fully with the City and to provide the opportunity to review any response to discovery requests provided by Consultant. However, City's right to review any such response does not imply or mean the right by City to control, direct, or rewrite said response.

15. NOTICES

Any notices which either party may desire to give to the other party under this Agreement must be in writing and may be given either by (i) personal service, (ii) delivery by a reputable document delivery service, such as but not limited to, Federal Express, which provides a receipt showing date and time of delivery, or (iii) mailing in the United States Mail, certified mail, postage prepaid, return receipt requested, addressed to the address of the party as set forth below or at any other address as that party may later designate by notice:

To City: City of Industry
15625 E. Stafford, Suite 100
City of Industry, CA 91744

Attention: City Manager

With a Copy To: James M. Casso, City Attorney
Casso & Sparks, LLP
13200 Crossroads Parkway North, Suite 345

To Consultant:

16. ASSIGNMENT

The Consultant shall not assign the performance of this Agreement, nor any part thereof, nor any monies due hereunder, without prior written consent of the City.

Before retaining or contracting with any subconsultant for any services under this Agreement, Consultant shall provide City with the identity of the proposed subconsultant, a copy of the proposed written contract between Consultant and such subconsultant which shall include an indemnity provision similar to the one provided herein and identifying City as an indemnified party, or an incorporation of the indemnity provision provided herein, and proof that such proposed subconsultant carries insurance at least equal to that required by this Agreement or obtain a written waiver from the City for such insurance.

Notwithstanding Consultant's use of any subconsultant, Consultant shall be responsible to the City for the performance of its subconsultant as it would be if Consultant had performed the Services itself. Nothing in this Agreement shall be deemed or construed to create a contractual relationship between the City and any subconsultant employed by Consultant. Consultant shall be solely responsible for payments to any subconsultants. Consultant shall indemnify, defend and hold harmless the Indemnified Parties for any claims arising from, or related to, the services performed by a subconsultant under this Agreement.

17. GOVERNING LAW/ATTORNEYS' FEES

The City and Consultant understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement and also govern the interpretation of this Agreement. Any litigation concerning this Agreement shall take place in the municipal, superior, or federal district court in Los Angeles County, California. If any action at law or suit in equity is brought to enforce or interpret the provisions of this Agreement, or arising out of or relating to the Services provided by Consultant under this Agreement, the prevailing party shall be entitled to reasonable attorneys' fees and all related costs, including costs of expert witnesses and consultants, as well as costs on appeal, in addition to any other relief to which it may be entitled.

18. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the Parties relating to the obligations of the Parties described in this Agreement. All prior or contemporaneous agreements, understandings, representations, and statements, oral or written and pertaining to the subject of this Agreement or with respect to the terms and conditions of this Agreement, are merged into this Agreement and shall be of no further force or effect. Each

party is entering into this Agreement based solely upon the representations set forth herein and upon each party's own independent investigation of any and all facts such party deems material.

19. SEVERABILITY

If any term or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, then such term or provision shall be amended to, and solely to, the extent necessary to cure such invalidity or unenforceability, and in its amended form shall be enforceable. In such event, the remainder of this Agreement, or the application of such term or provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected thereby, and each term and provision of this Agreement shall be valid and be enforced to the fullest extent permitted by law.

20. COUNTERPARTS

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which taken together shall constitute one and the same instrument.

21. CAPTIONS

The captions appearing at the commencement of the sections hereof, and in any paragraph thereof, are descriptive only and shall have no significance in the interpretation of this Agreement.

22. WAIVER

The waiver by City or Consultant of any breach of any term, covenant or condition herein contained shall not be deemed to be a waiver of such term, covenant or condition or of any subsequent breach of the same or any other term, covenant or condition herein contained. No term, covenant or condition of this Agreement shall be deemed to have been waived by City or Consultant unless in writing.

23. REMEDIES

Each right, power and remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise shall be cumulative and shall be in addition to every other right, power, or remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise. The exercise, the commencement of the exercise, or the forbearance of the exercise by any party of any one or more of such rights, powers or remedies shall not preclude the simultaneous or later exercise by such party of any of all of such other rights, powers or remedies.

24. AUTHORITY TO EXECUTE THIS AGREEMENT

The person or persons executing this Agreement on behalf of Consultant represents and warrants that he/she has the authority to execute this Agreement on behalf of the Consultant and has the authority to bind Consultant to the performance of its obligations hereunder.

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed as of the Effective Date.

“CITY”
City of Industry

“CONSULTANT”
INSERT NAME OF COMPANY

By: _____
Paul J. Philips, City Manager

By _____
Name, Title

Attest:

By: _____
Diane M. Schlichting, Chief Deputy City Clerk

Approved as to form:

By: _____
James M. Casso, City Attorney

Attachments:	Exhibit A	Scope of Services
	Exhibit B	Rate Schedule
	Exhibit C	Insurance Requirements

EXHIBIT A

SCOPE OF SERVICES

EXHIBIT B

RATE SCHEDULE

EXHIBIT C

INSURANCE REQUIREMENTS

Without limiting Consultant's indemnification of City, and prior to commencement of the Services, Consultant shall obtain, provide and maintain at its own expense during the term of this Agreement, policies of insurance of the type and amounts described below and in a form satisfactory to Agency.

General liability insurance. Consultant shall maintain commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than \$1,000,000.00 per occurrence, \$2,000,000.00 general aggregate, for bodily injury, personal injury, and property damage. The policy must include contractual liability that has not been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

Automobile liability insurance. Consultant shall maintain automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of the Consultant arising out of or in connection with Work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than \$1,000,000.00 combined single limit for each accident.

Professional liability (errors & omissions) insurance. Consultant shall maintain professional liability insurance that covers the Services to be performed in connection with this Agreement, in the minimum amount of \$1,000,000 per claim and in the aggregate. Any policy inception date, continuity date, or retroactive date must be before the effective date of this agreement and Consultant agrees to maintain continuous coverage through a period no less than three years after completion of the services required by this agreement.

Workers' compensation insurance. Consultant shall maintain Workers' Compensation Insurance (Statutory Limits) and Employer's Liability Insurance (with limits of at least \$1,000,000.00).

Consultant shall submit to City, along with the certificate of insurance, a Waiver of Subrogation endorsement in favor of Agency, its officers, agents, employees and volunteers.

Proof of insurance. Consultant shall provide certificates of insurance to City as evidence of the insurance coverage required herein, along with a waiver of subrogation endorsement for workers' compensation. Insurance certificates and endorsement must be approved by City's Risk Manager prior to commencement of performance. Current certification of insurance shall be kept on file with City at all times during the term of this contract. City reserves the right to require complete, certified copies of all required insurance policies, at any time.

Duration of coverage. Consultant shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property, which may

arise from or in connection with the performance of the Services hereunder by Consultant, his agents, representatives, employees or subconsultants.

Primary/noncontributing. Coverage provided by Consultant shall be primary and any insurance or self-insurance procured or maintained by City shall not be required to contribute with it. The limits of insurance required herein may be satisfied by a combination of primary and umbrella or excess insurance. Any umbrella or excess insurance shall contain or be endorsed to contain a provision that such coverage shall also apply on a primary and non-contributory basis for the benefit of City before the City's own insurance or self-insurance shall be called upon to protect it as a named insured.

City's rights of enforcement. In the event any policy of insurance required under this Agreement does not comply with these specifications or is canceled and not replaced, City has the right but not the duty to obtain the insurance it deems necessary and any premium paid by City will be promptly reimbursed by Consultant, or City will withhold amounts sufficient to pay premium from Consultant payments. In the alternative, City may cancel this Agreement.

Acceptable insurers. All insurance policies shall be issued by an insurance company currently authorized by the Insurance Commissioner to transact business of insurance in the State of California, with an assigned policyholders' Rating of A- (or higher) and Financial Size Category Class VI (or larger) in accordance with the latest edition of Best's Key Rating Guide, unless otherwise approved by the City's Risk Manager.

Waiver of subrogation. All insurance coverage maintained or procured pursuant to this agreement shall be endorsed to waive subrogation against City, its elected or appointed officers, agents, officials, employees and volunteers or shall specifically allow Consultant or others providing insurance evidence in compliance with these specifications to waive their right of recovery prior to a loss. Consultant hereby waives its own right of recovery against City, and shall require similar written express waivers and insurance clauses from each of its subconsultants.

Enforcement of contract provisions (non estoppel). Consultant acknowledges and agrees that any actual or alleged failure on the part of the City to inform Consultant of non-compliance with any requirement imposes no additional obligations on the Agency nor does it waive any rights hereunder.

Requirements not limiting. Requirements of specific coverage features or limits contained in this Section are not intended as a limitation on coverage, limits or other requirements, or a waiver of any coverage normally provided by any insurance. Specific reference to a given coverage feature is for purposes of clarification only as it pertains to a given issue and is not intended by any party or insured to be all inclusive, or to the exclusion of other coverage, or a waiver of any type. If the Consultant maintains higher limits than the minimums shown above, the City requires and shall be entitled to coverage for the higher limits maintained by the Consultant. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

Notice of cancellation. Consultant agrees to oblige its insurance agent or broker and insurers to provide to City with a thirty (30) day notice of cancellation (except for nonpayment for which a ten (10) day notice is required) or nonrenewal of coverage for each required coverage.

Additional insured status. General liability policies shall provide or be endorsed to provide that City and its officers, officials, employees, and agents, and volunteers shall be additional insureds under such policies. This provision shall also apply to any excess liability policies.

Prohibition of undisclosed coverage limitations. None of the coverages required herein will be in compliance with these requirements if they include any limiting endorsement of any kind that has not been first submitted to City and approved of in writing.

Separation of Insureds. A severability of interests provision must apply for all additional insureds ensuring that Consultant's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the insurer's limits of liability. The policy(ies) shall not contain any cross-liability exclusions.

Pass Through Clause. Consultant agrees to ensure that its subconsultants, subcontractors, and any other party involved with the project who is brought onto or involved in the project by Consultant, provide the same minimum insurance coverage and endorsements required of Consultant. Consultant agrees to monitor and review all such coverage and assumes all responsibility for ensuring that such coverage is provided in conformity with the requirements of this section. Consultant agrees that upon request, all agreements with consultants, subcontractors, and others engaged in the project will be submitted to City for review.

City's right to revise specifications. The City reserves the right at any time during the term of the contract to change the amounts and types of insurance required by giving the Consultant ninety (90) days advance written notice of such change. If such change results in substantial additional cost to the Consultant, the City and Consultant may renegotiate Consultant's compensation.

Self-insured retentions. Any self-insured retentions must be declared to and approved by the City. The City reserves the right to require that self-insured retentions be eliminated, lowered, or replaced by a deductible. Self-insurance will not be considered to comply with these specifications unless approved by the City.

Timely notice of claims. Consultant shall give the City prompt and timely notice of claims made or suits instituted that arise out of or result from Consultant's performance under this Agreement, and that involve or may involve coverage under any of the required liability policies.

Additional insurance. Consultant shall also procure and maintain, at its own cost and expense, any additional kinds of insurance, which in its own judgment may be necessary for its proper protection and prosecution of the work.

CITY COUNCIL

ITEM NO. 7.5



CITY OF INDUSTRY

P.O. Box 3366 • 15625 E. Stafford St. • City of Industry, CA 91744-0366 • (626) 333-2211 • FAX (626) 961-6795

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager *Paul J. Philips*

STAFF: Alex Gonzalez, Director of Development Services and Administration
Clement Calvillo, President, CNC Engineering *CC*
Joshua Nelson, Vice President, CNC Engineering *JN*

DATE: November 9, 2017

SUBJECT: Supplement No. 1 to Contract Change Order No. 10 submitted by Caltrans for an increase of \$40,200.97 for the installation of irrigation system and maintenance of mature oak trees at the LA-60 Grand Avenue Westbound Off-Ramp Project (MP 99-31 #26)

Background:

Caltrans is currently the lead agency for construction on the Successor Agency's Grand Avenue off-ramp project. An opportunity was presented to the City at the January 26, 2017 meeting to partner with Caltrans for the transportation of up to seven (7) mature oak trees to the future Diamond Bar Creek habitat area. At that meeting, Staff was directed to attempt to save the trees and relocate them to the Diamond Bar Creek habitat area across Grand Avenue. The City Council was aware that it could cost up to \$120,000.00. Caltrans later negotiated with the contractor to relocate 5 of them for \$100,000.00 paid on a time and materials basis.

Discussion:

The City also had a biologist providing oversight and direction to the contractor as the relocations occurred. Various additional items of work came up through this process including the installation of an irrigation system that wasn't in the original scope. In addition, hand watering was required prior to the irrigation system being installed.

Fiscal Impact:

At the January 26, 2017 meeting Council gave direction to Staff to relocate the trees and approved as much as \$120,000.00 in expenditures for this work. Caltrans has submitted

a total of \$140,200.97 in fees for this work. This would require an additional \$20,200.97 in General Funds to be allocated.

Recommendation:

Approve Supplement No. 1 in the amount of \$40,200.97 and appropriate the additional \$20,200.97 from the General Fund.

Exhibits:

- A. Contract Change Order No. 10 Supplement 1 Memorandum
- B. Contract Change Order No. 10 Supplement 1
- C. March 2, 2017 Letter from CNC Engineering
- D. Oak Tree Report by Sage Environmental

PJP/AG/CC/JN:jv

EXHIBIT A

Contract Change Order No. 10 Supplement 1 Memorandum

[Attached]

CONTRACT CHANGE ORDER MEMORANDUM

CEM-4903 (REV 06/2006)

Date

October 25, 2017

To Karl M. Lindquist, Chief, Office of Construction – North			File	
From Martin Sandoval, Resident Engineer			E. A.: 07-279114	
			Co-Rte-PM: 07-LA-60-R24.4/R25.3	
			Fed No.: TTDG-6207(076)	
CCO No. 10	Supplement No. 1	CCO Category Code AXZZ	Contingency Balance (including this change): \$479,280.81	
CCO Amount \$40,200.97			Headquarters Approval Required? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
			<input checked="" type="checkbox"/> Increase <input type="checkbox"/> Decrease	
Supplemental Funds Provided \$0.00			Is this request in accordance with environmental documents? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Original Contract Working Days: 400	Time Adjustment this Change: 0 Day(s)	Previously-Approved CCO Time Adjustments: 0 Day(s)	Percentage Time Adjusted to Date (Including this change) 0 %	Total Number of Unreconciled Deferred-Time CCO'S (Including this change) 0

This Change order provides:

This change order is requesting additional funds for the work authorized under CCO No. 10, "Remove and Relocate Five (5) Oak Trees," which is in progress.

The amount of work has been determined by the Engineer to be more extensive than originally planned and the original allotment is not sufficient. This change order is requesting \$40,200.97 of additional funds for a total of \$140,200.97.

EXTRA WORK AT FORCE ACCOUNT:

For the work of this change, the Contractor will be paid at Extra Work at Force Account in accordance with Section 4-1.05, "Changes and Extra Work," and Section 9-1.04, "Force Account," of the 2010 Standard Specifications and Section 9, "Payment," of the Revised 2010 Standard Specifications.

Estimated Cost: \$140,200.97 (Increase)

No Adjustment in Contract Time is due for this change.

CONCURRED BY:		ESTIMATE OF COST	
Construction Engineer/Bridge Engineer	Date	<u>This Request</u>	<u>Total to Date</u>
YANINA BASHOURA		Items:	
Project Engineer	Date	Force Account: \$40,200.97	\$140,200.97
		Agreed Price:	
Project Manager	Date	Adjustment:	
		Total: \$140,200.97	\$140,200.97
FHWA Representative	Date	FEDERAL PARTICIPATION	
		<input checked="" type="checkbox"/> Participating <input type="checkbox"/> Participating in Part <input type="checkbox"/> None	
Environmental	Date	<input type="checkbox"/> Non-Participating (Maintenance) <input type="checkbox"/> Non-Participating	
Other (specify)	Date	FEDERAL SEGREGATION (If more than one funding source or P.I.P. type)	
		<input checked="" type="checkbox"/> CCO Funded per Contract <input type="checkbox"/> CCO Funded as Follows	
	Date	<u>Federal Funding Source</u>	<u>Percent</u>
HQ Or District Prior Approval by	Date		
Resident Engineer Signature	Date		
Martin Sandoval	10/25/17		

ADA Notice	For individuals with sensory disabilities, this document is available in alternate formats. For information call (916) 654-6410 or TDD (916) 654-3880 or write Records and Forms Management, 1120 N Street, Sacramento, CA 95814
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EXHIBIT B

Contract Change Order No. 10 Supplement 1

[Attached]

CONTRACT CHANGE ORDER

CEM-4900 (REV 05/2001) CT# 7541-3501-0

Sheet 1 of 1

CCO NUMBER ~SUPPL. NUMBER CONTRACT NUMBER ROAD

Change Requested by: Engineer Contractor

CCO NUMBER	SUPL. NUMBER	CONTRACT NUMBER	ROAD	FEDERAL NUMBER(S)
10	1	07-279114	07-LA-60-R24.4/25.3	TTDG-6207(076)

TO

Ortiz Enterprises Inc., Contractor

You are directed to make the following changes from *the* plans and specifications or do the following described work not included in the plans and specifications for this contract. *NOTE: This change order is not effective until approved by the engineer.*

Description of work to be done, estimate of quantities and prices to be paid. (Segregate between additional work at contract price, agreed price and force account.) Unless otherwise stated, rates for rental of equipment cover only such time as equipment is actually used and no allowance will be made for idle time. The last percentage shown is the net accumulated increase or decrease from the original quantity in the engineer's estimate.

EXTRA WORK AT FORCE ACCOUNT

This change order is requesting additional funds for the work authorized under CCO No. 10, "Remove and Relocate Five (5) Oak Trees," which is in progress.

For the work of this change, the Contractor will be paid at Extra Work at Force Account in accordance with Section 4-1.05, "Changes and Extra Work," and Section 9-1.04, "Force Account," of the 2010 Standard Specifications and Section 9, "Payment," of the Revised 2010 Standard Specifications.

Estimated Cost: \$40,200.97 (Increase)

No adjustment in contract time is due for this change.

Estimated Cost: Decrease \$ _____ Increase \$ 40,200.97

By reason of this order the time of completion will be adjusted as follows: **NO ADJUSTMENT**

SUBMITTED BY

SIGNATURE	(PRINT NAME & TITLE)	DATE
	MARTIN H. SANDOVAL, Resident Engineer	10/25/17

APPROVAL RECOMMENDED BY

SIGNATURE	(PRINT NAME & TITLE)	DATE
	YANINA BASHOURA, Construction Engineer	

ENGINEER APPROVAL BY

SIGNATURE	(PRINT NAME & TITLE)	DATE
	KARL M. LINDQUIST, Chief, Office of Construction – North	

We, the undersigned contractor, have given careful consideration to the change proposed and agree, if this proposal is approved, that we will provide all equipment, furnish the materials, except as may otherwise be noted above, and perform all services necessary for the work above specified, and will accept as full payment therefor the prices shown above. **NOTE: If you, the contractor, do not sign acceptance of this order, your attention is directed to the requirements of the specification as to proceeding with the ordered work and filing a written protest within the time therein specified.**

CONTRACTOR ACCEPTANCE BY

SIGNATURE:	(PRINT NAME & TITLE)	DATE
NOT REQUIRED		

CONTRACT CHANGE ORDER MEMORANDUM

CEM-4903 (REV 06/2006)

Date

October 25, 2017

To Karl M. Lindquist, Chief, Office of Construction – North			File	
From Martin Sandoval, Resident Engineer			E. A.: 07-279114	
			Co-Rte-PM: 07-LA-60-R24.4/R25.3	
			Fed No.: TTDG-6207(076)	
CCO No. 10	Supplement No. 1	CCO Category Code AXZZ	Contingency Balance (including this change): \$479,280.81	
CCO Amount \$40,200.97		<input checked="" type="checkbox"/> Increase <input type="checkbox"/> Decrease	Headquarters Approval Required? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Supplemental Funds Provided \$0.00		Is this request in accordance with environmental documents? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
Original Contract Working Days: 400	Time Adjustment this Change: 0 Day(s)	Previously-Approved CCO Time Adjustments: 0 Day(s)	Percentage Time Adjusted to Date (Including this change) 0 %	Total Number of Unreconciled Deferred-Time CCO'S (Including this change) 0

This Change order provides:

This change order is requesting additional funds for the work authorized under CCO No. 10, "Remove and Relocate Five (5) Oak Trees," which is in progress.

The amount of work has been determined by the Engineer to be more extensive than originally planned and the original allotment is not sufficient. This change order is requesting \$40,200.97 of additional funds for a total of \$140,200.97.

EXTRA WORK AT FORCE ACCOUNT:

For the work of this change, the Contractor will be paid at Extra Work at Force Account in accordance with Section 4-1.05, "Changes and Extra Work," and Section 9-1.04, "Force Account," of the 2010 Standard Specifications and Section 9, "Payment," of the Revised 2010 Standard Specifications.

Estimated Cost: \$140,200.97 (Increase)

No Adjustment in Contract Time is due for this change.

CONCURRED BY:		ESTIMATE OF COST	
Construction Engineer/Bridge Engineer	Date	<u>This Request</u>	<u>Total to Date</u>
YANINA BASHOURA		Items:	
Project Engineer	Date	Force Account:	\$40,200.97
		Agreed Price:	\$140,200.97
Project Manager	Date	Adjustment:	
		Total:	\$140,200.97
FHWA Representative	Date	FEDERAL PARTICIPATION	
		<input checked="" type="checkbox"/> Participating <input type="checkbox"/> Participating in Part <input type="checkbox"/> None	
Environmental	Date	<input type="checkbox"/> Non-Participating (Maintenance) <input type="checkbox"/> Non-Participating	
Other (specify)	Date	FEDERAL SEGREGATION (If more than one funding source or P.I.P. type)	
		<input checked="" type="checkbox"/> CCO Funded per Contract <input type="checkbox"/> CCO Funded as Follows	
	Date	<u>Federal Funding Source</u>	<u>Percent</u>
HQ Or District Prior Approval by	Date		
Resident Engineer Signature	Date		
Martin Sandoval	10/25/17		

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EWB Status Report

Contract No: 07 279114

CCO: 010

RE Rpt No	Corr No	Contr Rpt No	Rev No	Received Date	Est No	Performed Date	Work Performed By	Description of Work	Status Date	Status	Amount
0002	0	0003.0	1	08/07/2017	9	04/11/2017	Diversified Landscape Co.	Remove Duff; Relocate/Prune Oak Trees; Cut/Chip Branches; Box Trees For Relocation; Hand Water	08/24/2017	CASPD	\$10,807.30
0003	0	0004.0	1	08/07/2017	9	04/12/2017	Diversified Landscape Co.	Continue Tree Removal/Boxing Of Trees; Chip Tree Branches	08/24/2017	CASPD	\$6,112.14
0005	0	0006.0	0	05/10/2017	6	04/14/2017	Diversified Landscape Co.	Apply Water; Clean Up Area; Inspect Trees; Prep For Maintenance	05/25/2017	CASPD	\$436.24
0006	0	0007.0	0	05/10/2017	6	04/14/2017	Diversified Landscape Co.	Pick Up Equipment; Water Trees	05/25/2017	CASPD	\$2,266.79
0007	0	0008.0	1	08/07/2017	9	04/24/2017	Diversified Landscape Co.	Water Trees	08/24/2017	CASPD	\$914.31
0008	0	0009.0	1	08/07/2017	9	04/20/2017	Diversified Landscape Co.	Water Trees	08/24/2017	CASPD	\$478.06
0009	0	0010.0	1	08/07/2017	9	04/27/2017	Diversified Landscape Co.	Water Trees	08/24/2017	CASPD	\$478.06
0016	0	0017.0	0	08/08/2017	9	06/05/2017	Diversified Landscape Co.	Watered 5 Trees	08/24/2017	CASPD	\$1,018.00
0017	0	0018.0	0	08/08/2017	9	06/09/2017	Diversified Landscape Co.	Delivered Equip For Monday's Work	08/24/2017	CASPD	\$727.74
0026	0	0027.0	0	08/08/2017	9	06/29/2017	Diversified Landscape Co.	Continue Trenching For 1 1/2" Mainline	08/24/2017	CASPD	\$2,278.66

EWB Status Report

Contract No: 07 279114

CCO: 010

RE Rpt No	Corr No	Contr Rpt No	Rev No	Received Date	Est No	Performed Date	Work Performed By	Description of Work	Status Date	Status	Amount
0038	0	0039.0	0	08/16/2017	10	07/18/2017	Diversified Landscape Co.	Oak Trees: Place Soil Separation Fabric, Perforated Pipe, Solid Pipes & Gravel, Excavate Pits	09/27/2017	CASPD	\$3,845.69
0043	0	0044.0	0	08/16/2017	10	07/17/2017	Diversified Landscape Co.	Material Only - Unbilled From Rpt. 37	09/27/2017	CASPD	\$648.51
0045	0	0002.1	0	10/10/2017	0	04/11/2017	Diversified Landscape Co.	Mobilize To Site; Begin Process Of Boxing Trees; Trim, Begin Removal; Layout Location For Reinstall	10/20/2017	CASAP	\$671.83
0046	0	0005.1	0	10/10/2017	0	04/13/2017	Diversified Landscape Co.	Continue Boxing Trees; Complete Tree Removal; Install Orange Safety Fence; Water	10/20/2017	CASAP	\$12,686.76
0047	0	0011.1	0	10/10/2017	0	05/01/2017	Diversified Landscape Co.	Water Trees	10/20/2017	CASAP	\$905.97
0048	0	0012.1	0	10/10/2017	0	05/08/2017	Diversified Landscape Co.	Water Trees	10/20/2017	CASAP	\$905.97
0050	0	0014.1	0	10/10/2017	0	05/22/2017	Diversified Landscape Co.	Water Trees	10/18/2017	CASAP	\$1,004.76
0051	0	0015.1	0	10/10/2017	0	05/30/2017	Diversified Landscape Co.	Water Trees	10/18/2017	CASAP	\$438.52
0052	0	0016.1	0	10/10/2017	0	04/17/2017	Diversified Landscape Co.	Water Oak Trees As Directed	10/18/2017	CASAP	\$478.06
0053	0	0019.1	0	10/10/2017	0	06/12/2017	Diversified Landscape Co.	Put Bottoms O Boxed Oak Trees In Preparation Of Relocation Of Oak Trees	10/18/2017	CASAP	\$6,570.91

EWB Status Report

Contract No: 07 279114

CCO: 010

RE Rpt No	Corr No	Contr Rpt No	Rev No	Received Date	Est No	Performed Date	Work Performed By	Description of Work	Status Date	Status	Amount
0054	0	0020.1	0	10/10/2017	0	06/13/2017	Diversified Landscape Co.	Continue To Box Trees, Moved Tree#7 Out Of Hold And Backfilled	10/20/2017	CASAP	\$5,467.15
0055	0	0021.1	0	10/10/2017	0	06/14/2017	Diversified Landscape Co.	Continue To Box Bottom Of Trees Etc.	10/18/2017	CASAP	\$4,323.26
0056	0	0022.1	0	10/10/2017	0	06/15/2017	Diversified Landscape Co.	Continue To Box Trees	10/18/2017	CASAP	\$3,511.74
0057	0	0023.1	0	10/10/2017	0	06/16/2017	Diversified Landscape Co.	Continue To Box Trees	10/18/2017	CASAP	\$5,215.94
0058	0	0024.1	1	10/19/2017	0	06/19/2017	Diversified Landscape Co.	Finish Boxing Bottoms Of 5 Oaks. Used Crane To Lift From Holes To Temp Location Etc.	10/20/2017	ORASU	\$9,377.01
0059	0	0025.1	0	10/10/2017	0	06/22/2017	Diversified Landscape Co.	Water Five Trees	10/20/2017	CASAP	\$478.06
0060	0	0026.1	0	10/10/2017	0	06/26/2017	Diversified Landscape Co.	Watered Five Trees	10/20/2017	CASAP	\$905.97
0061	0	0028.1	0	10/10/2017	0	06/30/2017	Diversified Landscape Co.	Install The 6" Sleeve Glued Pipe, 1 1/2" Conduit Installed Slurry, Prepare Mainline For Pressure Tes	10/20/2017	CASAP	\$3,989.59
0062	0	0029.1	0	10/10/2017	0	07/03/2017	Diversified Landscape Co.	Worked On 1 1/2" Mainline. Prepared Pressure Test On Mainline. Backfilled Open Trench.	10/17/2017	CASAP	\$2,596.23
0063	0	0030.1	0	10/10/2017	0	07/05/2017	Diversified Landscape Co.	Water Oak Trees At New Location. Install Irrig Lateral At New Tree Site	10/17/2017	CASAP	\$3,099.16

EWB Status Report

Contract No: 07 279114

CCO: 010

RE Rpt No	Corr No	Contr Rpt No	Rev No	Received Date	Est No	Performed Date	Work Performed By	Description of Work	Status Date	Status	Amount
0064	0	0031.1	0	10/10/2017	0	07/10/2017	Diversified Landscape Co.	Water Oak Trees. Check On The Health Of The Trees	10/17/2017	CASAP	\$916.95
0065	0	0032.1	0	10/10/2017	0	06/28/2017	Diversified Landscape Co.	Trenching For Main Line; Install Gate Valve	10/17/2017	CASAP	\$5,088.60
0066	0	0033.1	0	10/10/2017	0	06/29/2017	Diversified Landscape Co.	Relocate Trees From ONR @Grand To Location Per Caltrans	10/17/2017	CASAP	\$9,416.84
0067	0	0037.1	0	10/10/2017	0	07/13/2017	Diversified Landscape Co.	Water Oak Trees	10/17/2017	CASAP	\$489.04
0068	0	0038.1	1	10/18/2017	0	07/17/2017	Diversified Landscape Co.	Tree #2: Excavate, Place Soil Separator Fabric, Place Perforated/Solid Pipe; Tree #6,7: Excavate Pit	10/18/2017	ORASU	\$4,289.76
0069	0	0040.1	0	10/10/2017	0	07/19/2017	Diversified Landscape Co.	Move Trees To Final Location; Set Trees; Prepare Planting Pits	10/20/2017	CASHL	\$14,823.48
0070	0	0041.1	0	10/10/2017	0	07/20/2017	Diversified Landscape Co.	Remove Wooden Form From 5 Oak Trees; Backfill Tree Pits; Water Oak Trees	10/20/2017	CASAP	\$2,773.89
0071	0	0042.1	0	10/10/2017	0	07/24/2017	Diversified Landscape Co.	Water 5 Oak Trees; Install Battery Clock In RCV	10/17/2017	CASAP	\$489.04
0072	0	0043.1	0	10/10/2017	0	07/27/2017	Diversified Landscape Co.	Inspect/Water Oak Trees	10/17/2017	CASAP	\$1,083.23
0073	0	0065.1	0	10/10/2017	0	06/29/2017	Ortiz Enterprises Inc.	Close Ramp To Relocate Oak Trees	10/17/2017	CASAP	\$1,408.09

EWB Status Report

Contract No: 07 279114

CCO: 010

RE Rpt No	Corr No	Contr Rpt No	Rev No	Received Date	Est No	Performed Date	Work Performed By	Description of Work	Status Date	Status	Amount
0074	0	0075.0	0	10/10/2017	0	07/21/2017	Diversified Landscape Co.	Install Lateral Line Sprinklers Etc.	10/10/2017	ORASU	\$3,016.53
0075	0	0076.0	0	10/10/2017	0	07/31/2017	Diversified Landscape Co.	Water Oak Trees	10/10/2017	ORASU	\$535.58
0076	0	0077.0	0	10/10/2017	0	08/03/2017	Diversified Landscape Co.	Dispatch From Wildomar To Pick Up Backhoe & Return To Main Office	10/10/2017	ORASU	\$809.18
0077	0	0078.0	0	10/10/2017	0	08/04/2017	Diversified Landscape Co.	Inspect Oak Trees, Modify Irrigation And Water	10/10/2017	ORASU	\$520.01
0078	0	0079.0	0	10/10/2017	0	08/14/2017	Diversified Landscape Co.	Installed Watering 5 Oak Trees	10/10/2017	ORASU	\$926.31
0079	0	0080.0	0	10/10/2017	0	08/21/2017	Diversified Landscape Co.	Water Trees	10/10/2017	ORASU	\$497.64
0080	0	0081.0	0	10/10/2017	0	08/28/2017	Diversified Landscape Co.	Water Trees	10/10/2017	ORASU	\$478.41
Report Total Amount for CCO 010 \$											140,200.97
Approved CCO Total for CCO 010 \$											104,927.06

EXHIBIT C

March 2, 2017 Letter from CNC Engineering

[Attached]



Consulting Civil Engineers • Surveyors

March 2, 2017

Mr. Alex Gonzalez
Director of Development Services and Administration
City of Industry
15625 E. Stafford Avenue, Ste. 100
City of Industry, CA 91767

RE: Relocation of Mature Oak Trees at the LA-60 Grand Avenue Westbound Off-Ramp Project (MP 99-31 #26)

Dear Mr. Gonzalez:

At the January 26, 2017 City Council meeting, the City council provided direction to staff to attempt to save and relocate the mature oak trees at the SR-60 westbound off-ramp project. The project plans called for removing them as part of the clearing and grubbing operations. However, the City is in the process of restoring native habitat to the Diamond Bar Creek area just across Grand Avenue from the mature oak trees and we thought the short trip across the street could be a way to provide mature oak trees to that area relatively cost effectively.

So we have coordinated with Caltrans to see what the change order would cost the City to have them relocated. There are 7 trees that City could relocate. As you can see in the attached quote, the relocation would be over \$200,000 with the two largest trees accounting for half of that cost. Please note that the quote reflects three 108" diameter trees but really there are only two. We have consulted with numerous experts on relocating oak trees and the risk of the two largest ones not surviving the move is much higher than the other 5 so we are recommending the City proceed with only relocating the smallest 5 trees. Caltrans is in the process of getting revised quotes for just the 5 trees but based on my markup of the quote I believe the price should come in around \$95,000 for the five trees.

In addition, Caltrans has noted that they can proceed with issuing a change order for this work if the City will send a letter committing to pay for the associated cost while the cooperative agreement is amended to include this work. I have attached a draft letter for your use. We have also emailed you the word document separately. Let me know if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Clement N. Calvillo", with a long horizontal flourish extending to the right.

Clement N. Calvillo
President

CC/JN:af

cc: Joshua Nelson, CNC Engineering
Alissa Cope, Sage Environmental

GENERAL ENGINEERING CONTRACTOR

ORTIZ

LICENSE NO. 467088

ENTERPRISES, INC.

6 CUSHING, SUITE 200, IRVINE, CA 92618-4221
PHONE (949) 753-1414 FAX (949) 753-1477

February 20, 2017

State of California, Department of Transportation
721 Brea Canyon Road, Suite 6
Walnut, CA 91789

Attn: Martin Sandoval, R. E.

RE: Route 60 at Grand Ave
Contract No. 07-279114; Letter Log No. 010
Relocating Oak Trees Proposal

Dear Mr. Sandoval,

Attached is our quote proposal for the relocation of the Oak trees. Our proposal only includes one month of maintenance for a total of **\$213,346.03**. Each additional month of maintenance will be added to the costs of \$4,135 per each additional month. However, if a known amount months of maintenance is required we could adjust our rate.

We will do our best to relocate the Oak trees. However, we will not warrant the survival of the trees.

Also, our subcontractor proposal on terms of conditions and notes will be in the Change Order.

If you should have any questions please give me a call at (949) 753-1414 extension 106.

Sincerely,

ORTIZ ENTERPRISES, INC.


Cary B. Purves
Project Manager

Item No	LABOR	Hours		Rate		Total	
		No.	Reg O.T.	Reg	O.T.	Reg.	O.T.
1	-			0	0	\$0.00	\$0.00
2	- Labor Flagging	1	64	0	51.58	\$3,301.12	\$0.00
3	-			0	0	\$0.00	\$0.00
4	-			0	0	\$0.00	\$0.00
5	-			0	0	\$0.00	\$0.00
6	-			0	0	\$0.00	\$0.00
7	-			0	0	\$0.00	\$0.00
8	-			0	0	\$0.00	\$0.00
9	-			0	0	\$0.00	\$0.00
10	-			0	0	\$0.00	\$0.00
Subtotal						\$3,301.12	\$0.00
						\$0.00	\$0.00
						\$3,301.12	\$0.00
Surcharge 12%						\$ 396.13	\$ -
Total Labor							\$3,697.25

No	Equipment	Hours		Rate		Total
		No.	Reg O.T.	Reg	O.T.	
1	-					\$0.00
2	-			0	0	\$0.00
3	-			0	0	\$0.00
4	-			0	0	\$0.00
5	-			0	0	\$0.00
6	-			0	0	\$0.00
7	-			0	0	\$0.00
8	-			0	0	\$0.00
9	-			0	0	\$0.00
10	-			0	0	\$0.00
11	-			0	0	\$0.00
12	-			0	0	\$0.00
13	-			0	0	\$0.00
Total						\$0.00

No	Name	Description	UC	Units	Total
1					\$0.00
2		Diversified	\$198,100.00	1	\$198,100.00
3					\$0.00
4					\$0.00
5					\$0.00
Total					\$ 198,100.00

Material No	Vender	Materials Description	UC	Units	Total
1					\$0.00
2		Water Meter	\$300.00	1	\$300.00
3		Water	\$150.00	1	\$150.00
4					\$0.00
5					\$0.00
Subtotal					\$450.00
Tax 8%					\$36.00
Total					\$486.00

Total Labor		\$3,697.25
Labor Markup 30%		\$1,109.18
Total Equipment		\$0.00
Equipment Markup 10%		\$0.00
Total Subcontract		\$198,100.00
Subcontract Mark up 5%		\$9,905.00
Total Material		\$486.00
Material Markup 10%		\$48.60
Bond (1%)		\$0.00
Total		\$213,346.03

Cary Purves

From: James Angelosanto [James@diversifiedlandscape.com]
Sent: Thursday, February 16, 2017 3:58 PM
To: cpurves@ortizent.com
Subject: 60/Grand - Oak Tree Proposal
Attachments: Ortiz Enterprises, Inc..pdf; image001.jpg

Follow Up Flag: Follow up
Flag Status: Flagged

Cary,

See attached proposal for relocation of the Oaks. Please note the following:

1. The trees will need to be trimmed and side boxed which will take a few weeks to complete and then sit in the hole with the box sides in place for 10-12 weeks. At that point they should be able to cut the bottom, box and relocate. This is a very important step in relocation of large oak trees. Not sure if your schedule can accommodate this so I wanted to make sure you were aware.
2. No warranty for the trees is provided. All care will be taken to relocate the trees successfully but it can take many years for a tree to fail or in some cases the tree defoliates due to shock only to come back at a later date. In most cases these trees are too big to be replaced in kind but it is common to replace with smaller trees at a 2 to 1, 3 to 1 or even 5 to 1 ratio. If they require a replacement clause let me know what it is they desire and we will requote as needed.
3. We have no idea how long they wish for maintenance of the trees to go on. The maintenance rate includes inspection of and hand watering of the trees. In the event the maintenance period is more than a year we may be able to reduce the monthly rate.
4. The City already has quotes for the relocation but my guess is that it is a non-union and non-prevailing wage contractor.

James Angelosanto
Diversified Landscape Co.
Project Manager
(714)936-7456 cell
(714)464-5427 fax

Certified Erosion, Sediment and Storm Water Inspector CESSWI #2832 Qualified SWPPP Practitioner QSP #22922

Email: jim@diversifiedlandscape.com

Diversified Landscape Co.
21730 Bundy Canyon Road
Wildomar, CA. 92595
(951)245-1686 Office
(951)245-1847 Fax

Please Visit our Website!!
Website: www.diversifiedlandscape.com

Diversified Landscape Co.

21730 Bundy Canyon Road
Wildomar, CA 92595

Phone: 951-245-1686
Fax: 800-783-4197

DBE 8022 SBE 12567 Union Contractor Lic. 576183 DIR 1000009249

To: Ortiz Enterprises, Inc.	Contact: Estimating
Address: 6 Cushing, Suite 200 Irvine, CA 92618-4221	Phone: (949) 753-1414 Fax: (949) 753-1477
Project Name: 07-279114 CCO Relocate Oak Trees	Bid Number: 3190
Project Location: Route 60 & Grand, Diamond Bar, CA	Bid Date: 2/17/2017

Line #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
1	Relocate Oak Tree - 108" Box	2.00	EACH	\$18,500.00	\$37,000.00
2	Relocate Oak Tree - 120" Box	1.00	EACH	\$23,100.00	\$23,100.00
3	Relocate Oak Tree - 156" Box	1.00	EACH	\$43,300.00	\$43,300.00
4	Relocate Oak Tree - 108" Box	1.00	EACH	\$18,500.00	\$18,500.00
5	Relocate Oak Tree - 168" Box	1.00	EACH	\$50,200.00	\$50,200.00
6	Relocate Oak Tree - 96" Box	1.00	EACH	\$15,300.00	\$15,300.00
7	Relocate Oak Tree - 72" Box	1.00	EACH	\$7,060.00	\$7,060.00
8	Maintenance	1.00	MO	\$3,640.00	\$3,640.00

Total Bid Price: \$198,100.00

Notes:

- No Bond.
- Night work is excluded.
- Work to be performed under the supervision of the project biological monitor.
- Trees to be side boxed and then left in place for 12 weeks prior to bottom boxing and relocation to new site.
- Flat, firm access required adjacent to tree locations for equipment and transportation of trees.
- Temporary ramp closures (10min max) needed to move trees - est. 8 days
- Shoulder closures needed for all other work - est. 20 days
- Onsite water source needed for maintenance of trees
- No warranty.
- **Contact James Angelosanto with any questions regarding this proposal.**
Cell: (714) 936-7456
Email: jim@diversifiedlandscape.com

Payment Terms:

Payment to be made within 7 days of progress payment to contractor.

ACCEPTED:

The above prices, specifications and conditions are satisfactory and are hereby accepted.

Buyer: _____

Signature: _____

Date of Acceptance: _____

CONFIRMED:

Diversified Landscape Co.

Authorized Signature: _____

Estimator: Daniel Cano

(951) 245-1686 estimating@diversifiedlandscape.com

EXHIBIT D

Oak Tree Report by Sage Environmental

[Attached]

SR60 Grand Avenue Off-ramp Project

Oak Tree Locations



Google earth

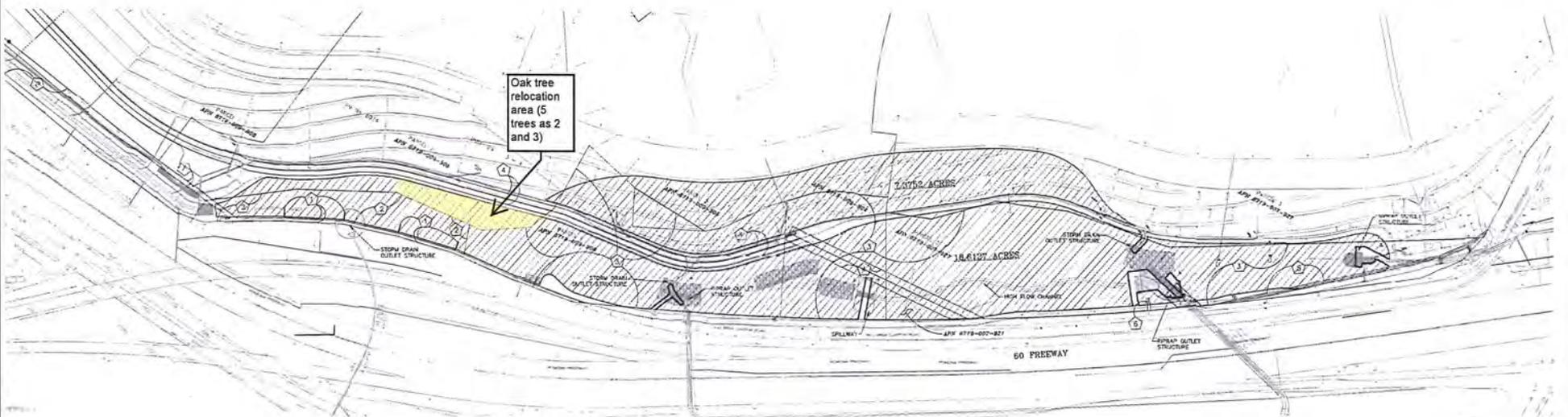
© 2016 Google

900 ft



MITIGATION EASEMENT

SCALE: 1" = 150'



EXISTING EASEMENTS

#	GRANTEE	PURPOSE	REFERENCE
1	SCE	POLES, WIRES AND CONDUITS AND INCIDENTAL PURPOSES	RECORDED AUGUST 30, 1968, NSTR No. 4418
2	STATE OF CALIFORNIA	SPRINKLE PURPOSES	RECORDED AUGUST 30, 1968, NSTR No. 4418, PG. 604 O.P. APPROVED BY FINAL DECREE OF 102 ANGELES COUNTY SUPERIOR COURT CASE No. 7374 RECORDED NOVEMBER 17, 1969, NSTR No. 4557, PG. 11 O.P.
3	CITY OF LOS ANGELES	SPRINKLE PURPOSES	REF PARCEL MAP No. 8024, P.M.B. 39, 3 - 4
4	SCE	OVERHEAD AND UNDERGROUND ELECTRIC LINES, POLES, GUY-WIRES AND ANCHORS	NSTR No. 2014026802, O.P., RECORDED MARCH 11, 2016
5	SCE	OVERHEAD AND UNDERGROUND ELECTRIC SUPPLY AND COMMUNICATION SYSTEMS	NSTR No. 2015101802, O.P., RECORDED AUGUST 19, 2015
6	SCE	ELECTRIC LINE, POLES, GUY, PHOTOORS	NSTR No. 12293 PG 194, I&R

MITIGATION EASEMENT EXHIBIT

DIAMOND BAR CREEK
CITY OF INDUSTRY

SEPTEMBER 2016

OWNER: SUCCESSOR'S AGENCY TO THE URBAN DEVELOPMENT AGENCY
15725 STAFFORD STREET
CITY OF INDUSTRY, CA 91744
(626) 333-2281



Photo 1: Initial boxing of mature oak trees in preparation for relocation.



Photo 2: Careful watering to ensure no moisture occurs at the base of the trunk.



Photo 3: Trees are side boxed and left in place to allow development of new feeder roots prior to relocation.

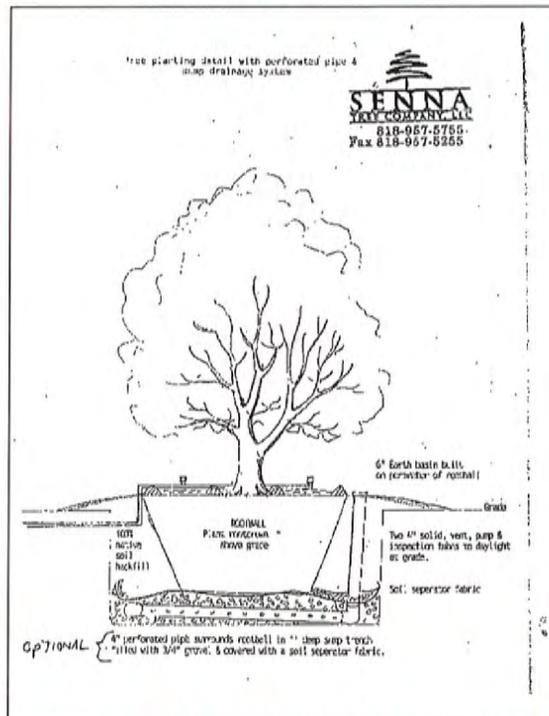


Photo 4: Tree planting detail showing the layout for the perforated pipe, gravel, filter fabric.



Photo 5: Tree relocation performed at night to avoid traffic congestion.



Photo 6: Trees moved to a temporary staging area west of Grand Avenue to allow further hardening off. The trees had to be laid down to cross under existing electrical power lines to enter the mitigation area.



Photo 7: Preparation of the planting holes per the Senna specification.



Photo 8: Planting Day...! Trees relocated to the Diamond Bar Creek Habitat Mitigation Site.



Photo 9 and 10: Relocated trees continue to respond well.
Deep watering performed bi-weekly/weekly as warranted.