

CITY OF SANTA ROSA
CITY COUNCIL

TO: MAYOR AND CITY COUNCIL
FROM: DONTE WATSON, DIRECTOR
RECREATION AND PARKS DEPARTMENT
DAN HENNESSEY, DIRECTOR
TRANSPORTATION AND PUBLIC WORKS DEPARTMENT
SUBJECT: APPROVAL OF GRANT OF EASEMENT TO PG&E OVER A
PORTION OF RINCON RIDGE PARK

AGENDA ACTION: RESOLUTION

RECOMMENDATION

It is recommended by the Transportation and Public Works and Recreation and Parks Departments, and Real Estate Services, that the Council, by resolution: 1) approve a grant of easement to Pacific Gas and Electric Company ("PG&E") over a portion of City owned property commonly known as Rincon Ridge Park located at 3960 Park Gardens Drive and 3950 Fountaingrove Parkway, Santa Rosa, APNs 173-480-058 and 173-480-059 (collectively, the "Property"); and 2) authorize the Director of Transportation and Public Works to execute the Easement Deed, in the form as approved by the City Attorney, and any additional documents necessary to accomplish these actions, in connection with the Fire Damaged Roadway Landscaping Project.

EXECUTIVE SUMMARY

A PG&E utility easement over a portion of Rincon Ridge Park is necessary for connecting existing and new utility infrastructure that will provide power to operate irrigation systems installed to maintain the landscaping planted as part of the Fire Damaged Roadway Landscaping Project. The resolution will approve the grant of an easement to PG&E for this purpose.

BACKGROUND

In October 2017, the destruction caused by the Tubbs Fire resulted in extensive damage to City-owned irrigation facilities and landscaping in the Coffey Park and Fountaingrove neighborhoods. Following damage assessments, staff determined nearly 5 miles of roadway irrigation systems and landscaping needed replacement.

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When Rincon Ridge Park was built in the 1990s, a PG&E transformer was installed on the Property. Following the Tubbs Fire, it was required that existing infrastructure be replaced to conform to current standards.

In order to provide enough power to run the newly installed irrigation systems, maintain the landscaping replaced as part of the Project, and as a cost-saving measure, PG&E will be installing additional infrastructure including an electric meter for a distribution line next to the existing infrastructure at the Property.

In order to do this, PG&E requires that the easement document must be in place prior to the completion of any field work. Staff has worked with PG&E to define this easement area and the next step is Council review and approval of the grant of an easement.

PRIOR CITY COUNCIL REVIEW

On November 5, 2019, City Council, by resolution, approved a professional services agreement with Callander Associates Landscape Architecture, Inc. to provide landscape architectural design services for the Fire Damaged Roadway Landscaping Project.

On February 22, 2022, City Council, by resolution: 1) approved the PG&E Settlement fund projects; 2) appropriated PG&E Settlement funds to the respective project accounts; and 3) delegated authority to the Assistant City Manager to shift funds between the approved projects as needed to cover actual costs.

On March 15, 2022, City Council, by resolution: (1) awarded Contract No. C02300, Fire Damaged Roadway Landscaping, in the amount of \$6,009,025.20 to the lowest responsible bidder, Bortolussi & Watkin, Inc. of San Rafael, California; 2) approved a 10% contract contingency for a total not-to-exceed contract amount of \$6,609,927.72; and 3) appropriated \$5,850,000.00 from the General Fund reserves for the Fire Damaged Roadway Landscaping project, and increased General Fund federal and state grant revenue by a total of \$5,850,000.00

ANALYSIS

As part of the construction of the Fire Damaged Roadway Landscaping Project, and to ensure continued utility service for irrigation to the Project areas, a new utility easement will need to be granted to PG&E. The City has worked together with PG&E to identify the proposed location of the utility easement as shown in Exhibit A to the Resolution attached.

FISCAL IMPACT

There is no fiscal impact to the General Fund from this action.

ENVIRONMENTAL IMPACT

This action is Statutorily Exempt from the California Environmental Quality Act (CEQA) requirements in accordance with CEQA Guidelines Section 15269(a). This action is necessary to restore public facilities destroyed as a result of a disaster in a disaster-stricken area in which a State of Emergency has been proclaimed by the Governor pursuant to the California Emergency Services Act, commencing with Section 8550 of the Government Code.

BOARD/COMMISSION/COMMITTEE REVIEW AND RECOMMENDATIONS

Not applicable.

NOTIFICATION

Not applicable.

ATTACHMENTS

- Resolution/Exhibit A – Legal Description and Depiction - Easement Area

PRESENTER

Jen Santos, Deputy Director, Recreation & Parks