



## **CITY OF GLENDALE, CALIFORNIA REPORT TO THE CITY COUNCIL**

### **AGENDA ITEM**

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Report: The Western Reservoir and Bel Aire Electric Substation Improvements Project

1. Resolution adopting Specification No. 3879 and Plan No. 6936-E for the Western Reservoir and Bel Aire Electric Substation Improvements Project, and directing the City Clerk to Advertise for Bids.

### **COUNCIL ACTION**

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**Item Type:** Consent Calendar

**Approved for** March 30, 2021 **calendar**

### **ADMINISTRATIVE ACTION**

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**Submitted by:**

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**Prepared by:**

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**Reviewed by:**

Richard Ruyle, P.E., Water Services Administrator

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Michele Flynn, Director of Finance

Michael J. Garcia, City Attorney

**Approved by:**

Roubik R. Golanian, P.E., City Manager

## **RECOMMENDATION**

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Glendale Water & Power (GWP) staff respectfully recommends that the City Council adopt Specification No. 3879 and Plan No. 6936-E for the Western Reservoir and Bel Aire Electric Substation Improvements Project, and direct the City Clerk to advertise for bids. Specification No. 3879 and Plan No. 6936-E are on file and available at the Glendale Water & Power – Water Engineering Section.

## **BACKGROUND/ANALYSIS**

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The Western Reservoir is a 15-million-gallon potable water reservoir located within a 4.75-acre lot that fronts Western Avenue, Bel Aire Drive and Raymond Avenue. The reservoir was constructed in the 1920s. The floor and walls are constructed of reinforced concrete and the roof is constructed of wood. The top of the reservoir is at an elevation above street level with embankments along Western Avenue, Bel Aire Drive and Raymond Avenue. The reservoir received some site improvements in 1968 that included replacing some of the existing site drains and repaving of the roadway around the reservoir. In 1988, one of the site drains on the eastern side of the reservoir became plugged and so concrete riprap was constructed on top of the embankment to direct the storm water to flow into the sidewalk drain below. Lastly, in 1990, the roadway around the reservoir was repaved, some sections of roadway were removed and replaced, but most of the roadway improvement work was an asphalt concrete pavement grind and cap. Currently, most of the roadway around the reservoir has large cracks and the pavement is breaking apart along the edges due to the adjacent slope sloughing off due to erosion occurring over the years.

The reservoir site has had some minor changes made to its original landscape. In response to the drought a few years ago, all the turf in the parkway areas fronting the reservoir were removed and replaced with mulch in late 2015. As a result, GWP has received complaints from the public regarding the aesthetic appearance of the landscaping around the reservoir. The complaints were not only about the mulch, but also about the look of the landscape past the perimeter fence as well as the look of the fence itself. The turf removal just brought unwanted attention to the overall unappealing appearance of the areas around the reservoir. In response to these complaints, GWP is recommending that all the landscaping within the reservoir grounds and the parkway areas fronting the reservoir be improved to provide a cohesive design that will improve the overall aesthetic appearance around the reservoir.

Bel Aire Electric Substation is located north of Western Reservoir on Raymond Avenue. All the turf fronting this site was also removed in late 2015 and replaced with mulch. The project will also provide landscape improvements to this site in order to maintain a consistent landscape theme as Western Reservoir, and improve the aesthetic appearance of the electric substation.

The scope of work for the project generally includes the following:

- Slope stabilization and roadway repair around the reservoir;
- Site drainage repair and reconstruction;
- Retaining wall construction and repairs;
- Stairway reconstruction;
- Perimeter fence replacement;
- Tree removals, pruning and planting;
- Installation of new irrigation system with Smart Control with rain sensor equipment;
- Replacement of existing landscape with new landscape that meets the State Model Water Efficient Landscape ordinance.

### **Community Outreach**

Approximately 180 notifications were sent to property owners and residents in the vicinity of Western Reservoir and Bel Aire Electric Substation notifying them of the virtual community meeting presentation on August 19, 2020. The public was presented with the project conceptual package that showed artist renderings of the proposed trees and options for the landscaping and fencing. There were two options presented for the proposed shrub and understory landscape and three different fence options.

Participants had the opportunity to text message to provide comments and/or ask questions regarding the project and the options presented. After the meeting, all the participants were asked to take a survey to provide GWP feedback on which landscape, understory and fence options were preferred. On September 23, 2020, a letter providing the results of the survey and stating the options selected was sent to the participants in the meeting and to the rest of the property owners and residents that were sent a meeting notification.

### **Environmental Review**

The project is Categorically Exempt under the provisions of the California Environmental Quality Act a Class 1 Exemption pursuant to the California Code of Regulations, Title 14, Section 15301.

### **Availability of Plans and Specifications**

A copy of the plan and specifications is available for review in the GWP Water Engineering Division office, and available by email upon request.

### **Anticipated Project Schedule**

The construction of this project is anticipated to begin in August 2021 and is scheduled for completion by November 2021.

### **FISCAL IMPACT**

The engineer's estimate for the construction of this project is between \$1,750,000 and \$2,150,000. Funds for this project are currently available in the following accounts and amounts:

<b>Account Name</b>	<b>Account No.</b>	<b>Estimated Amount</b>
WS Facility Security and Landscaping Program	51200-5930-GWP-0020-P0000-T0000-F4000-0000-0000; PL: 31011-IMPROVMNTS-4040	\$ 780,000
Slope Repairs at Various Locations Program	52100-5930-GWP-0020-P0000-T0000-F4300-0000-0000; PL: W30052-CONSTRUCT-4301	\$ 450,000
ES Facility Security and Landscaping Program	51200-5830-GWP-0020-P0000-T0000-F3890-0000-0000; GL: GWP000079N-IMPROVMNT-3900	\$ 22,000
Total Available Funding		\$1,252,000

A request will be made to appropriate the additional funds needed at the time of project award.

## **ALTERNATIVES**

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The alternatives relating to the proposed resolution are as follows:

Alternative 1: The City Council may choose to adopt Specification No. 3879 and Plan No. 6936-E for the Western Reservoir and Bel Aire Electric Substation Improvements Project, and direct the City Clerk to advertise for bids as set forth in this Council report.

Alternative 2: The City Council may choose to not adopt Specification No. 3879 and Plan No. 6936-E for the Western Reservoir and Bel Aire Electric Substation Improvements Project, which will result in postponement of the project, and a continuation of a degraded appearance of City property within this neighborhood.

Alternative 3: The City Council may consider any other alternative not proposed by staff.

## **CAMPAIGN DISCLOSURE**

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Not applicable.

## **EXHIBIT(S)**

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Exhibit 1: Western Reservoir and Bel Aire Electric Substation Project Location Map.