

SAN LUIS OBISPO COUNTY FLOOD CONTROL AND WATER CONSERVATION
DISTRICT
ZONE 9 ADVISORY COMMITTEE

NOTICE IS HEREBY GIVEN that the Zone 9 Advisory Committee will hold a Regular Meeting at **1:30 PM on Wednesday, April 10, 2024** at the City of San Luis Obispo, Community Development Department in Conference Room #1 located at 919 Palm Street, San Luis Obispo, CA 93401.

AGENDA

1. Introductions and roll call
2. Approval of December 13, 2023 meeting minutes
3. Open Discussion of 2023-24 Storm Season
4. Waterway Management Plan Update
5. Review and discuss the Committee Bylaws
6. Ongoing Updates
 - a. Mid-Higuera Bypass Project
 - b. Creek Maintenance
 - c. Avila Beach First Street Drainage Study
7. Public comment
At this time, the public may address the Committee on any item not appearing on the agenda that is within the subject matter jurisdiction of the Committee.
8. Future agenda items

Next Regular Meeting

Wednesday, June 12, 2024 at 1:30 PM
City of San Luis Obispo, Community Development Department
919 Palm Street, San Luis Obispo, CA 93401

“The purpose of the Zone 9 Advisory Committee: SECTION 1: To advise the County Board of Supervisors concerning all policy decisions relating to Zone 9. The Committee shall determine the needs, desires, and financial capabilities of the property owners in Zone 9 and, upon deliberation, shall convey to the Board of Supervisors their recommendations with respect to the objectives of said zone. SECTION 2: To recommend to the Board of Supervisors specific programs to alleviate and control flood damage within Zone 9 with recognition of the ecological and aesthetic values of the programs. Further, to recommend to the Board of Supervisors other programs within Zone 9 concerning the objects and purposes of the Flood Control District Act. SECTION 3: To recommend methods of financing programs for Zone 9.” – Excerpts from the By-Laws adopted March 1, 2011

DECEMBER 2023 MINUTES PLACEHOLDER (INSERT PDF)

Agenda Item #5:

Review and Discuss the Committee Bylaws

Agenda Item #6:

Ongoing Updates

TO: Zone 9 Advisory Committee

FROM: Shelsie Moore, Supervising Civil Engineer, City of San Luis Obispo
Kate Shea, Principal Environmental Specialist, County Public Works

DATE: April 10, 2024

SUBJECT: Mid-Higuera Bypass Project Updates

During September 2021, the County of San Luis Obispo Water Conservation and Flood Control District (District), in coordination with the City of San Luis Obispo (City), applied for several permits in compliance with the provisions of the Clean Water Act. Listed below are the current statuses with each agency:

- California Department of Fish and Wildlife (CDFW), Section 1600
A final Streambed Alteration Agreement was issued 8/3/2023.
- Army Corps of Engineers (ACOE), Section 404
A final Nationwide Permit was issued on 12/20/23.
- Regional Water Quality Control Board (RWQCB), Section 401
This permit was issued 9/22/22.

The City is making progress on securing permanent easements and temporary construction easements. So far, the City with consultant services from Hamner, Jewell & Associates has presented twelve (12) offer packages to property owners for required easements. Of those 12 presented, six (6) of the easement agreements have been signed by the property owners. Two (2) easement offer packages remain to be issued to property owners, as they are being drafted by Hamner, Jewell & Associates. See the table below for a complete list of easements being pursued and their respective status.

Acquisition Type	APN	Address	Offer Packages Prepared	Offers Sent	Offer Signed
Permanent and Temporary Easements	002-482-007	304 Higuera Street	Final	Yes	No
Permanent and Temporary Easements	002-482-013	280 Higuera Street	Final	Yes	No
Permanent and Temporary Easements	002-482-017	284 Higuera Street	Final	Yes	Yes
Permanent and Temporary Easements	002-482-023	292 Higuera Street	Final	Yes	No
Permanent and Temporary Easements	002-482-027	306 Higuera Street	Final	Yes	Yes
Temporary Easement	002-482-015	300 Higuera Street	Final	Yes	No
Temporary Easement	002-482-021	390 Higuera Street	Final	Yes	No
Temporary Easement	003-711-024	264 Higuera Street	Final	Yes	No
Temporary Easement	004-741-001	23 South Street	Final	Yes	Yes

Temporary Easement	004-741-007	178 Brook Street	Final	Yes	Yes
Temporary Easement	004-741-008	180 Brook Street	Final	Yes	Yes
Temporary Easement	004-741-010	160 Brook Street	Final	Yes	Yes
Public Utility Easement	002-482-017	284 Higuera Street	Draft not complete	No	No
Public Utility Easement	002-482-024	286 Higuera Street	Draft not complete	No	No

A standard Caltrans Encroachment Permit Application was submitted on May 17, 2023, by City Staff for the portion of work that overlaps with Caltrans’ property and has been reviewed by Caltrans staff. The project plans are being revised to incorporate all of Caltrans’ comments.

In October of 2023, staff pursued additional negotiating authority from City Council to pursue public utility easements on the Madonna Property (284 Higuera) and the Jones Family Property (286 Higuera) to accommodate the relocation of overhead and buried utilities associated with the project. Staff also pursued additional negotiating authority to pursue a relocation agreement for the tenant at 306 Higuera (CoastRiders Powersports).

Additionally, on March 14, 2023, the City entered into a funding agreement with the State Department of Water Resources (DWR) to provide an amount of \$6,078,707 to be used for construction of the project through the end of 2024. Staff are working with DWR staff to extend the funding agreement through March of 2026 to accommodate delays in the construction timeline.

Wallace Group’s remaining final design work includes:

- Legal descriptions for property negotiations (in progress, additional legal descriptions are being drafted)
- Utility letters and coordination (in progress, letters have been sent by the City and staff are coordinating with utility companies)
- Building Permits: Grading and Demolition plan for building removal (in progress, PS&E are being revised based on comments)
- Final 100% contract documents (in progress, PS&E are being revised based on 95% comments)

TO: Zone 9 Advisory Committee
FROM: Freddy Otte, Biologist, City of San Luis Obispo
DATE: April 10, 2024
SUBJECT: Creek Maintenance Updates

The City has been monitoring key locations and addressed only minor concerns called in by the public on lands where the City holds drainage easements. All in all, the work completed after the 2023 debris removal has allowed for less issues to address.

A more detailed verbal update will be provided during the meeting.

TO: Zone 9 Advisory Committee
FROM: Brendan Clark, County of San Luis Obispo
DATE: April 10, 2024
SUBJECT: Avila Beach First Street Drainage Study

Update:

GHD has completed a review of the limited 2015 study and records of past flooding. The detailed survey & easement mapping is complete as well. The next step in the project is selecting a preferred pumping alternative and preparation of a 30% design of the preferred alternative.

Background:

The Flood Control and Water Conservation District (District) Staff is currently working with a consultant (GHD) on a drainage study to perform an alternatives analysis and identify a preferred solution to reduce the risk of flooding to homes, businesses, roads, and the public parking lot near First Street in Avila Beach. With the area being located at a low point, it experiences frequent flooding during storm events as well as nuisance water which tends to occur year-round. The in-depth study will identify a feasible solution to the problem and develop the scope and budget in order to seek funding and ideally move towards a project. The preferred solution will ideally aim to minimize O&M staff response and in turn, decrease operational costs for the County long term. The study is currently funded entirely by the American Rescue Plan Act (ARPA) and has received a total of \$200,000 in funds for design.