

16007012

January 15, 2025

Mr. Gus Papagos, Project Manager
City of Lake Elsinore
130 S Main Street
Lake Elsinore, CA 92530

CITY OF LAKE ELSINORE – NEW LIBRARY
REQUEST FOR ADDITIONAL AUTHORIZATION NO. 1 – EVMWD SEWER/WATER STUDIES AND PROCESSING FEES

Dear Gus,

Engineering Resources of Southern California, Inc. (ERSC) has made contact with Elsinore Valley Municipal Water District (EVMWD/District) to initiate the process for constructing water and sewer services for the City's New Library Project. ERSC and the District held a Due Diligence meeting on November 18th, 2024 to discuss the District's water and sewer requirements for the project.

Per the attached EVMWD Service Requirements Letter, Project Specific Requirements Items 1 and 2 state that the City shall prepare and submit hydraulic water and sewer studies for the District's review and approval. These studies must be approved prior to submitting sewer and water plans for plan check. Because the City's project provides a public benefit, ERSC requested a waiver of the EVMWD study review fees (\$5,000 per study) and the District accepted our request.

ERSC requests additional design budget to provide the following deliverables:

Deliverables

1. Preparation and submission of hydraulic water and sewer studies. This includes time anticipated to address District review comments and obtain final approval of both studies.
2. EVMWD Reimbursable Expenses
 - a. Plan Check Fee Deposit
 - b. Will-Serve Application Fee

Fee Estimate

Fees and charges associated with the prosecution of the Deliverables outlined herein are provided below:

EVMWD Water and Sewer Studies_____	\$ 9,850
EVMWD Plan Check Fee_____	\$ 3,500
EVMWD Will Serve Application Fee_____	\$ 340
Total _____	\$ 13,690

Exclusions

EVMWD fees associated with the project's construction phase, such as Inspection Application Fees, listed in Attachment 1 are not included in this additional authorization request.

If you have any questions or comments regarding this proposal, please give me a call at (909) 890-1255.

Respectfully,

A handwritten signature in blue ink that reads "Benjamin R. Booth". The signature is fluid and cursive, with the first name "Benjamin" being more prominent than the last name "Booth".

Ben Booth, P.E.
Project Engineer

Attachments

- Attachment No. 1 EVMWD Due Diligence Letter "Service Requirements for City of Lake Elsinore Library APN 374-163-001, 002, 003, 004 – Application No. 2024-00572-DD" dated November 18, 2024.

**BOARD OF DIRECTORS**

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Greg Thomas

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November 18, 2024

Nathan Shea
1861 W. Redlands Blvd
Redlands, CA 92373

**SUBJECT: SERVICE REQUIREMENTS FOR CITY OF LAKE ELSINORE
LIBRARY APN 374-163-001, 002, 003, 004 – APPLICATION NO. 2024-00572-DD**

On November 18, 2024, a Due Diligence meeting was held with Elsinore Valley Municipal Water District (District) and the Owner/Developer and/or Engineer of the subject project to discuss the water and/or sewer requirements for this project. The project consists of construction of a new public library, parking lot, water quality bioretention basin, and botanical gardens located at APN 374-163-001, 002, 003, 004 and 374-162-039, 041, 043, 045, 047, and 049. The parcels will be reviewed and considered for merger to one parcel on each side of the street. The project site plan is attached herein.

The Owner/Developer shall comply with the following requirements to obtain water and/or sewer service from the District. A map of the existing water and/or sewer facilities is attached herein.

Project Specific Requirements:

1. The Owner/Developer shall provide a hydraulic water study that analysis average day demand, peak hour demand, max day demand and max day and fire flow demand per the Water Master Plan criteria. The study must be approved prior to plan check submittal. The static pressure at the pad elevations for each building shall have minimum 60 psi calculated from 10-ft of bottom of reservoir of tank.
2. The Owner/Developer shall provide a hydraulic sewer study that analysis that analysis demand per the Sewer Master Plan criteria. The study must be approved prior to plan check submittal.
3. The Owner/Developer shall construct public facilities as noted on the approved Water and/or Sewer Studies.
4. The Owner/Developer shall abandon the existing service not used for the development (if applicable).
5. The Owner/Developer shall receive capacity fee credit for any existing capacity owned by the parcels (if applicable).

General Requirements:

6. The Owner/Developer shall construct a public individual minimum 2-inch domestic water service with backflow device for each building.
7. The Owner/Developer shall construct a public individual minimum 2-inch irrigation water service with backflow device for each parcel.
8. The Owner/Developer shall construct a public fire service as directed by the Fire Department.
9. The Owner/Developer shall construct fire hydrants as directed by the Fire Department.

10. The Owner/Developer shall construct a private minimum 6-inch sewer lateral per parcel.
11. The Owner/Developer shall submit a Fire Flow Test Application if required by the Fire Department.
12. The Owner/Developer shall submit a Will Serve Application to quote the water and sewer capacity fees.
13. The Owner/Developer shall dedicate to the District an easement for all public water and sewer facilities constructed within the private property. A minimum 20-ft wide easement is required for one utility. No building, fences, walls or other structures of any kind, or trees, shall be installed, constructed, erected, placed planted or maintained in any portion of the easement area, and no shrubs or other plants or vegetation shall be placed, planted or maintained in the portion of easement area. (if applicable)
14. The Owner/Developer shall record a Water Rights Grant Deed to grant the water rights to the District.
15. The Owner/Developer shall execute a Bill of Sales to dedicate to the District the public water and/or sewer facilities in the public right of way upon acceptance of the project.
16. The Owner/Developer shall submit a Plan Check application for the review of the Water and Sewer Improvement Plans for the project.
17. The Owner/Developer shall submit an Inspection Application for the inspection of the facilities to be constructed.

The District has assigned the subject application number to this project. All future correspondence to this project must include the application number provided.

This service requirements letter is valid for 2 years from the date issued.

Attached as **Exhibit A** is a list of forms, application and fees required to comply with the requirements mentioned above.

If you have any questions, please contact the Engineering Department at (951) 674-3146 Ext. 6705, engservices@evmwd.net.

EVMWD offers a variety of rebates and resources to help our customers save water. For more information, visit our Water Efficiency page at www.evmwd.com/conservation or contact our Water Efficiency Specialist at 951-674-3146 x8247.

Respectfully,



Julianna Zaleski
Senior Civil Engineer – Development Services

CC:File

Attachments: Forms, Applications and Fees
 Site Plan
 Water and Sewer Map

Forms, Applications and Fees

The list below details all the typical forms, application and fees that are submitted to Engineering Department. **ONLY THE CHECKED ITEMS ARE REQUIRED FOR THIS PROJECT.**

Req. Items	Name	Description	Fees/Deposit ¹
Plan Review			
<input checked="" type="checkbox"/>	Utility Request Form	This form is required to obtain existing record drawings.	No Fee Duration – 3-5 days
<input checked="" type="checkbox"/>	Studies (Plan Check Application)	This application is required to initiate the review of water and sewer studies. Use the following templates: Water Study Template Sewer Study Template	Deposit – min. \$5,000.00 Duration – 4 weeks
<input checked="" type="checkbox"/>	Plans (Plan Check Application)	This application is required to initiate the plan review of the water, sewer and or recycled water improvement plans. The plans must conform to the District's Standards and Title Block requirements. Use the following templates:	Deposit - 3% of Engineers Cost Estimate (min. \$3,500.00) Duration – 4 weeks
<input type="checkbox"/>	Easement	Easement Template – Required for all public facilities within private property.	Deposit - Time is billed with Plan Check Deposit Duration – 4 weeks
<input checked="" type="checkbox"/>	Water Rights Grant Deed	Water Rights Grant Deed Template – Required for all multi-family, commercial, and industrial projects.	Deposit - Time is billed with Plan Check Deposit Duration – 4 weeks
<input checked="" type="checkbox"/>	Fire Flow Application	This application is required to request Fire Flow information from a specific hydrant within the water system.	Application Fee - \$125.00 Fire Flow Credit Card Form Duration – 3 weeks
<input checked="" type="checkbox"/>	Will Serve Application	This application is required to determine the water and sewer capacity fees for residential developments. These capacity fees will be due prior to water meter installation.	Application Fee - \$170.00 for Single Family Residence or \$340.00 for Tract Fee – Refer to Capacity Fee Schedule Duration – 4 weeks
<input type="checkbox"/>	Commercial Industrial Information Form	This application initiates the review of regulatory environmental compliance of discharges into the sewer system for commercial and industrial developments.	No initial fees. Fees will be determined after application had been reviewed.
Construction			
<input checked="" type="checkbox"/>	Inspection Application	This application initiates the inspection for the construction of the project.	Deposit – 16.5% of Engineers Cost Estimate (15% for inspection services and 1.5% fee for mapping services) (min. \$7,000.00) Duration – 3 weeks (Materials Submittals)
<input checked="" type="checkbox"/>	Bill of Sales	The Bill of Sales is required to grant the public facilities in the right-of-way to the District.	Deposit – Time is billed to the Inspection Deposit Duration – 3 weeks
<input checked="" type="checkbox"/>	Notice of Completion	The Notice of Completion is required for all projects to begin the one-year warranty period.	Deposit – Time and fees are billed to the Inspection Deposit Duration – 3 weeks

¹ The fees and deposits noted are the rates at issuance of this letter. The Owner/Developer will be responsible to pay the most current rates published by the District at the time of payment.