



REPORT TO CITY COUNCIL

To: Honorable Mayor and Members of the City Council

From: Jason Simpson, City Manager

Prepared by: Remon Habib, City Engineer

Date: May 13, 2025

Subject: KB Home Coastal Tract 36557 Terracina Haul Route

Recommendation

Approve a request for the haul route including hours of operation for the Terracina project and authorize the Mayor and City Manager to execute the haul route construction agreement.

Background

In August of 2010, the City Council passed Ordinance 1271. The ordinance requires all projects with transportation of earth materials in excess of 5,000 cubic yards to have their haul routes approved by the City Council. KB Homes Coastal (KB Homes) is requesting approval of a haul route to be used during the subject's development's import phase.

Discussion

Grading work has commenced for the Terracina project site. Import of material is required to elevate the site. KB Homes will import approximately 40,000 cubic yards of material from a project site in the unincorporated County of Corona. Richard Lopez Construction, Inc. has been contracted with KB Homes to conduct the import. There will be one (1) haul route:

Travel from Export Site (Loaded) Trucks:

- Left on De Palma Road
- Right on Indian Truck Trail
- Right on Interstate 15 (Southbound)
- Right on Nichols Road
- Left on Terra Cotta Road to the project site

Terracina Haul Route

Travel to Export Site (Unloaded) Trucks:

- Left on Terra Cotta Road
- Right on Nichols Road
- Left onto Interstate 15 (Northbound)
- Left on Indian Truck Trail
- Left onto De Palma Road to the project site

The approved hours of work will be from 8:00 am to 4:00 pm, Monday through Friday, to minimize the impact on rush hour traffic. Once commenced, the import will continue for up to 29 working days. Richard Lopez Construction, Inc. has provided a video log of the condition of the haul route. KB Homes Coastal Inc. has posted a \$5,000 cash deposit that is refundable upon the successful completion of hauling and cleanup activities.

Conditions for this hauling process are as follows:

1. Provide equipment in the form of a front-end load or two (2) skid steer loaders, including operator, trailer and tow vehicle, street sweeper, and dump truck to respond within 30 minutes of any report spill along the haul route.
2. Distribute the haul route and hours of operations to all haul truck operators prior to hauling operations.
3. Provide "Slow Trucks" signs at designated locations as approved by the City Engineer.
4. Provide a flagman to aid with traffic control at the entrance to the project site.
5. Provide dust control measures, including water trucks at receiving locations.
6. Daily sweeping of all impacted roads at the discretion of the City Engineering Inspector.
7. Provide documentation that the trucks being used have passed CHP and/or DMV inspections within the past 12 months.
8. Violations of any of these conditions will result in the stoppage of work until a Safety and Compliance meeting with the inspector and city engineer can be held.
9. It is the Developer's responsibility to file and obtain a grading permit with the proper jurisdiction(s) at the borrow site.
10. The City reserves the right to modify hours of operation, restrict the number of daily trips, or a combination thereof, should hauling interfere with school traffic to avoid drop-off and pick-up times or should the hauling adversely impact peak hour travel.

Fiscal Impact

KB Homes, pursuant to the plans and specifications, will be responsible for any damage occurring to the city streets, and will place security with the City to guarantee such.

Attachments

Attachment 1 - Haul Route Agreement
Exhibit A - Haul Route Map
Exhibit B - Haul Route Questionnaire