

## Exhibit B

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## **DRAFT RESOLUTION**

### **Before the Planning Commission in and for the County of Monterey, State of California**

In the matter of the application of:

**Monterey Regional Water Pollution Control Agency (PLN160098)**

**RESOLUTION NO. \_\_\_\_**

Resolution by the Monterey County Zoning

Administrator:

- 1) Considering a Final Environmental Impact Report that was previously adopted by the Monterey Peninsula Water Pollution Control Agency Board of Directors; and
- 2) Approving Amendment No. 2 to a previously approved Use Permit (PC7784) and Design Approval to allow the construction and operation of an Advanced Water Treatment Facility at the Monterey Regional Treatment Plant.

[14811 Del Monte Boulevard, Marina, Greater Monterey Peninsula Area Plan (APN: 175-011-041-000)]

**The Monterey Regional Water Pollution Control Agency application (PLN160098) came on for public hearing before the Monterey County Planning Commission on February 22, 2017. Having considered all the written and documentary evidence, the administrative record, the staff report, oral testimony, and other evidence presented, the Planning Commission finds and decides as follows:**

### **FINDINGS**

1. **FINDING:** **CONSISTENCY** - The Project, as conditioned, is consistent with the applicable plans and policies which designate this area appropriate for development.  
**EVIDENCE:**
  - a) The proposed entitlement is Amendment No. 2 to a previously approved Use Permit (PC7784) and Design Approval to allow the construction and operation of an Advanced Water Treatment Facility (AWTF) at the Monterey Regional Treatment Plant (RTP), 14811 Del Monte Boulevard (APN 175-011-041-000), Marina, Greater Monterey Peninsula Area Plan. The facility would have a building area of approximately 22,560 square feet and would be constructed on approximately 5.69 acres west of the existing treatment facilities. The proposed colors and materials consist of Colonial Red metal roof panels, Almond metal upper roof panels and Brownstone metal lower (wainscot) wall panels.
  - b) In July 1990, MRWPCA applied for a Use Permit (PC-7748) to increase the operational capacity of the RPT to 27 million gallons per day (mgd). The County granted the use permit for 27 mgd of operational capacity in April 1992. In September 2007 the County approved Amendment No. 1 to the Use Permit (PLN060331) to increase the operational capacity of the regional wastewater treatment plant from 27 million gallons per day

to 29.6 million gallons per day. No physical improvements to the plant were needed to increase the capacity.

- c) The AWTF is a component of the proposed Pure Water Monterey Groundwater Replenishment (PWM/GWR) Project which would collect source water and include new and improved treatment and conveyance facilities to create the following: 1) purified water for recharge of the Seaside Groundwater Basin, and 2) recycled water to augment the existing Castroville Seawater Intrusion Project's (CSIP) agricultural irrigation supply. The PWM/GWR Project would recycle and reuse municipal wastewater, industrial wastewater, urban stormwater runoff, and surface water diversions. The PWM/GWR Project would be located within northern Monterey County and would include new facilities located within unincorporated areas of Monterey County and within the cities of Salinas, Marina, Seaside, Monterey, and Pacific Grove.
- d) An application for a Use Permit Amendment and Design Approval was submitted on August 31, 2016. Public notices of the application were sent to neighboring property owners, published in the newspaper and posted at the site.
- e) During the course of review of this application, the project has been reviewed for consistency with the text, policies, and regulations in:
  - 2010 Monterey County General Plan;
  - Greater Monterey Peninsula Area Plan; and
  - Monterey County Zoning Ordinance (Title 21).
- f) The property at 14811 Del Monte Boulevard (APN 175-011-041-000) is designated as Public Quasi Public in the Greater Monterey Peninsula Area Plan and is zoned PQP-D-S (Public Quasi Public/Design/Site Control) which allows the proposed use.
- g) 2010 General Plan Policy 3.1 requires proof of a long-term sustainable water supply for certain projects. This policy does not apply to specified development including water facilities and wastewater treatment facilities. Therefore, Policy 3.1 does not apply to the proposed project.
- h) 2010 General Plan Policy PS-3.6 states that "*The County shall coordinate and collaborate with all agencies responsible for the management of existing and new water sources.*" The Use Permit Amendment and Design Approval will allow the MRWPCA to recycle and reuse municipal wastewater, industrial wastewater, urban stormwater runoff, and surface water diversions.
- i) 2010 General Plan Policy PS-3.12 states that "*The County shall maximize the use of recycled water as potable water offset to manage water demands and meet regulatory requirements for wastewater discharge, by employing strategies including, but not limited to the following:*"
  - a. *Increase the use of treated water where the quality of recycled water is maintained, meets all applicable regulatory standards, is appropriate for the intended use, and re-use will not significantly impact beneficial uses of other water resources.*
  - b. *Work with the agricultural community to develop new uses for tertiary recycled water and increase the use of tertiary recycled water for irrigation of lands currently being irrigated by groundwater pumping.*



- c. *Work with urban water providers to emphasize use of tertiary recycled water for irrigation of parks, playfields, schools, golf courses and other landscape areas to reduce potable water demand.*
- d. *Work with urban water providers to convert existing potable water customers to tertiary recycled water as infrastructure and water supply become available.*

The Use Permit Amendment and Design Approval will allow the MRWPCA to recycle and reuse municipal wastewater, industrial wastewater, urban stormwater runoff, and surface water diversions.

- j) 2010 General Plan Policy PS-4.4 states that *“The County shall encourage groundwater recharge through the use of reclaimed wastewater, not including primary treated wastewater, in accordance with federal, state and local laws, regulations and ordinances.”*

The primary objective of the PWM/GWR Project is to replenish the Seaside Groundwater Basin with 3,500 acre feet per year (AFY) of purified recycled water to replace a portion of the California American Water Company’s (CalAm’s) water supply as required by State Water Resources Control Board (SWRCB) orders. This would reduce withdrawals of water from the Carmel River alluvial aquifer.

- k) Greater Monterey Peninsula Area Plan Policy 3.4 states that *“Plant materials shall be used to integrate manmade and natural environments, to screen or soften visual impact of new development, and to provide diversity in developed areas.”* Landscaping is proposed in the areas adjacent to the structures to provide screening. A total of 2,112 one-gallon shrubs would be planted. There will be no tree removal as part of this project.

## 2. **FINDING:**

**DESIGN** - The design of the project, as conditioned, assures protection of the public viewshed, consistency with the existing neighborhood character, and preserves visual integrity without imposing undue restrictions on private property.

- a) The new facility would have a total building area of approximately 22,560 square feet within the RTP site, west of the existing treatment facilities. The AWTF includes an Ozone Building, Liquid Oxygen Area, Ozone Contractor Area, Membrane Building, Wastewater Sump and PS Area, MF feed and MF Filtrate Tanks Area, Chemical Building and Stabilization Area PS Area, and a Product Water Pump Station. The tallest structures are approximately 19 feet in height. The proposed colors and materials consist of Colonial Red metal roof panels, Almond metal upper roof panels and Brownstone metal lower (wainscot) wall panels. The colors are neutral earth tones which is consistent with the existing color scheme at the MRWPCA facility. Landscaping is proposed in the areas adjacent to the structures to provide screening. A total of 2,112 one-gallon shrubs would be planted. There will be no tree removal as part of this project.
- b) The site is not located within a designated scenic vista or a scenic corridor as defined by the General Plan, and does not contain any visual features that are visually unique, therefore the visual quality of the site is considered low. In addition, the site is not visible from any public

roads, therefore the visual exposure of the site is low and the visual sensitivity is low due to the low visual quality of the site and the lack of visibility from any public roads.

- c) The EIR concluded that the impacts on the visual quality of the site and surrounding areas are less-than-significant. The AWTF would include several structures all less than 20 feet in height and all new pipes and pumps would be underground. The design of the AWTF paired with the low visual quality and low exposure conditions of the area, results in the AWTF having a less-than-significant impact on the visual character of the area and its surroundings due to the low visual sensitivity of the area.

3. **FINDING:**

**SITE SUITABILITY** – The site is suitable for the proposed use.

- a) The site is physically suitable for the use proposed and is the site of a pre-existing Regional Treatment Plant (RTP). Site Suitability analysis is based on research of the Monterey County GIS data base which indicates that the site, in relation to Environmentally Sensitive Habitats, Archaeological Sensitivity and Erosion Hazard Zones, is not considered high in sensitivity.
- b) The property is located at (Assessor's Parcel Number 175-011-041-000), in the GMP Area Plan. The parcel is zoned "PQP-D-S" The project conforms to the "PQP-D-S" zoning district. Public/Quasi-Public districts provide for land uses which serve the public at large like schools, parks, recreational areas and public and quasi-public land uses and infrastructure.
- c) The EIR did not identify any significant unavoidable impacts for the project.
- d) The project has been reviewed for site suitability by the following departments and agencies: RMA - Planning, Environmental Health Bureau, RMA-Public Works, RMA-Environmental Services, Marina Fire Protection Division and Water Resources Agency. There has been no indication from these departments/agencies that the site is not suitable for the proposed development. Conditions recommended by RMA-Planning, Environmental Health Division and RMA-Environmental Services have been incorporated.

4. **FINDING:**

**CEQA (PREVIOUSLY ADOPTED EIR)** – The Planning Commission has considered the Environmental Impact Report (SCH #2013051094) that was previously adopted by the Monterey Regional Water Pollution Control Agency (MPWPCA) for the Pure Water Monterey Groundwater Replenishment Project.

- a) A Final EIR for the project was adopted by the MPWPCA Board of Directors on October 8, 2015. The EIR assessed the current environmental conditions and evaluated the environmental effects associated with the construction and operation of all project components, including the AWTF. The EIR identifies significant unavoidable impacts for other components of the Pure Water Monterey Groundwater Replenishment Project but not for the proposed AWTF. None of the mitigation measures identified in the EIR apply to the AWTF.
- b) The County is a responsible agency under CEQA.

5. **FINDING:** **CEQA (NO SUPPLEMENTAL OR SUBSEQUANT EIR IS NEEDED).** No Supplemental or Subsequent EIR is needed pursuant to Public Resources Code Section 21166, or California Code of Regulations, Title 14, Sections 15162 or 15163 since adoption of the Final EIR.
- a) There have not been any substantial changes to the project which require major revisions to the previous EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified effects. The EIR analyzed exactly the same project for which MRWPCA is seeking a use permit amendment.
  - b) No substantial changes have occurred with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects.
  - c) No new information of substantial importance has been presented, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete. A Final EIR for the project was adopted by the MPWPCA Board of Directors on October 8, 2015. No new information has been presented since that time.
6. **FINDING:** **APPEALABILITY** - The decision on this project may be appealed to the Board of Supervisors.
- EVIDENCE:** Section 21.44.070 Monterey County Zoning Ordinance (Title 21).

### **DECISION**

**NOW, THEREFORE**, based on the above findings and evidence, the Planning Commission does hereby:

- 1) Consider a Final Environmental Impact Report that was previously adopted by the Monterey Peninsula Water Pollution Control Agency Board of Directors; and
- 2) Approve Amendment No. 2 to a previously approved Use Permit (PC7784) and Design Approval to allow the construction and operation of an Advanced Water Treatment Facility at the Monterey Regional Treatment Plant, in general conformance with the attached plans and subject to the conditions attached hereto.

Approval is subject to 17 conditions, attached hereto and incorporated herein by reference.

**PASSED AND ADOPTED** this 22<sup>nd</sup> day of February, 2017, upon motion of \_\_\_\_\_, seconded by \_\_\_\_\_, by the following vote:

AYES:  
NOES:  
ABSENT:  
ABSTAIN:

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Jacqueline R. Onciano, Planning Commission Secretary

COPY OF THIS DECISION MAILED TO APPLICANT ON \_\_\_\_\_.

THIS APPLICATION IS APPEALABLE TO THE BOARD OF SUPERVISORS.

IF ANYONE WISHES TO APPEAL THIS DECISION, AN APPEAL FORM MUST BE COMPLETED AND SUBMITTED TO THE CLERK TO THE BOARD ALONG WITH THE APPROPRIATE FILING FEE ON OR BEFORE \_\_\_\_\_.

This decision, if this is the final administrative decision, is subject to judicial review pursuant to California Code of Civil Procedure Sections 1094.5 and 1094.6. Any Petition for Writ of Mandate must be filed with the Court no later than the 90th day following the date on which this decision becomes final.

#### NOTES

1. You will need a building permit and must comply with the Monterey County Building Ordinance in every respect.

Additionally, the Zoning Ordinance provides that no building permit shall be issued, nor any use conducted, otherwise than in accordance with the conditions and terms of the permit granted or until ten days after the mailing of notice of the granting of the permit by the appropriate authority, or after granting of the permit by the Board of Supervisors in the event of appeal.

Do not start any construction or occupy any building until you have obtained the necessary permits and use clearances from Monterey County RMA-Planning and RMA-Building Services Department office in Salinas.

# Monterey County RMA Planning

## DRAFT Conditions of Approval/Implementation Plan/Mitigation Monitoring and Reporting Plan

PLN160098

### 1. PD001 - SPECIFIC USES ONLY

**Responsible Department:** RMA-Planning

**Condition/Mitigation Monitoring Measure:** This Amendment No. 2 to a previously approved Use Permit (PC7784) and Design Approval allow the construction and operation of an Advanced Water Treatment Facility at the Monterey Regional Treatment Plant (RTP). The property is located at 14811 Del Monte Boulevard (Assessor's Parcel Number 175-011-041-000), Greater Monterey Peninsula Area Plan. The facility would have a building area of approximately 22,560 square feet and would be constructed on approximately 5.69 acres west of the existing treatment facilities. The conditions herein do not modify the conditions that were previously approved for the Use Permit (PC7784) for the RTP or Amendment No. 1 to the Use Permit (PLN060331). Those conditions remain in effect. This permit was approved in accordance with County ordinances and land use regulations subject to the terms and conditions described in the project file. Neither the uses nor the construction allowed by this permit shall commence unless and until all of the conditions of this permit are met to the satisfaction of the Director of RMA - Planning. Any use or construction not in substantial conformance with the terms and conditions of this permit is a violation of County regulations and may result in modification or revocation of this permit and subsequent legal action. No use or construction other than that specified by this permit is allowed unless additional permits are approved by the appropriate authorities. To the extent that the County has delegated any condition compliance or mitigation monitoring to the Monterey County Water Resources Agency, the Water Resources Agency shall provide all information requested by the County and the County shall bear ultimate responsibility to ensure that conditions and mitigation measures are properly fulfilled. (RMA - Planning)

**Compliance or Monitoring Action to be Performed:** The Owner/Applicant shall adhere to conditions and uses specified in the permit on an ongoing basis unless otherwise stated.

## 2. PD002 - NOTICE PERMIT APPROVAL

**Responsible Department:** RMA-Planning

**Condition/Mitigation** The applicant shall record a Permit Approval Notice. This notice shall state:

**Monitoring Measure:** "A Use Permit and Design Approval (Resolution Number \*\*\*) was approved by the Planning Commission for Assessor's Parcel Number 175-011-041-000 on February 22, 2017. The permit was granted subject to 17 conditions of approval which run with the land. A copy of the permit is on file with Monterey County RMA - Planning."

Proof of recordation of this notice shall be furnished to the Director of RMA - Planning prior to issuance of grading and building permits, Certificates of Compliance, or commencement of use, whichever occurs first and as applicable. (RMA - Planning)

**Compliance or** Prior to the issuance of grading and building permits, certificates of compliance, or  
**Monitoring** commencement of use, whichever occurs first and as applicable, the Owner/Applicant  
**Action to be Performed:** shall provide proof of recordation of this notice to the RMA - Planning.

## 3. PD003(A) - CULTURAL RESOURCES NEGATIVE ARCHAEOLOGICAL REPORT

**Responsible Department:** RMA-Planning

**Condition/Mitigation** If, during the course of construction, cultural, archaeological, historical or  
**Monitoring Measure:** paleontological resources are uncovered at the site (surface or subsurface resources) work shall be halted immediately within 50 meters (165 feet) of the find until a qualified professional archaeologist can evaluate it. Monterey County RMA - Planning and a qualified archaeologist (i.e., an archaeologist registered with the Register of Professional Archaeologists) shall be immediately contacted by the responsible individual present on-site. When contacted, the project planner and the archaeologist shall immediately visit the site to determine the extent of the resources and to develop proper mitigation measures required for recovery.  
(RMA - Planning)

**Compliance or** The Owner/Applicant shall adhere to this condition on an on-going basis.  
**Monitoring**

**Action to be Performed:** Prior to the issuance of grading or building permits and/or prior to the recordation of the final/parcel map, whichever occurs first, the Owner/Applicant shall include requirements of this condition as a note on all grading and building plans. The note shall state "Stop work within 50 meters (165 feet) of uncovered resource and contact Monterey County RMA - Planning and a qualified archaeologist immediately if cultural, archaeological, historical or paleontological resources are uncovered."

When contacted, the project planner and the archaeologist shall immediately visit the site to determine the extent of the resources and to develop proper mitigation measures required for the discovery.

#### 4. PD004 - INDEMNIFICATION AGREEMENT

**Responsible Department:** RMA-Planning

**Condition/Mitigation Monitoring Measure:** The property owner agrees as a condition and in consideration of approval of this discretionary development permit that it will, pursuant to agreement and/or statutory provisions as applicable, including but not limited to Government Code Section 66474.9, defend, indemnify and hold harmless the County of Monterey or its agents, officers and employees from any claim, action or proceeding against the County or its agents, officers or employees to attack, set aside, void or annul this approval, which action is brought within the time period provided for under law, including but not limited to, Government Code Section 66499.37, as applicable. The property owner will reimburse the County for any court costs and attorney's fees which the County may be required by a court to pay as a result of such action. The County may, at its sole discretion, participate in the defense of such action; but such participation shall not relieve applicant of his/her/its obligations under this condition. An agreement to this effect shall be recorded upon demand of County Counsel or concurrent with the issuance of building permits, use of property, filing of the final map, recordation of the certificates of compliance whichever occurs first and as applicable. The County shall promptly notify the property owner of any such claim, action or proceeding and the County shall cooperate fully in the defense thereof. If the County fails to promptly notify the property owner of any such claim, action or proceeding or fails to cooperate fully in the defense thereof, the property owner shall not thereafter be responsible to defend, indemnify or hold the County harmless. (RMA - Planning)

**Compliance or Monitoring Action to be Performed:** Upon demand of County Counsel or concurrent with the issuance of building or grading permits, use of the property, recording of the final/parcel map, or recordation of Certificates of Compliance, whichever occurs first and as applicable, the Owner/Applicant shall submit a signed and notarized Indemnification Agreement to the Director of RMA-Planning for review and signature by the County.

Proof of recordation of the Indemnification Agreement, as outlined, shall be submitted to RMA-Planning .

## 5. PD014(A) - LIGHTING - EXTERIOR LIGHTING PLAN

**Responsible Department:** RMA-Planning

**Condition/Mitigation Monitoring Measure:** All exterior lighting shall be unobtrusive, down-lit, harmonious with the local area, and constructed or located so that only the intended area is illuminated and off-site glare is fully controlled. The lighting source shall be shielded and recessed into the fixture. The applicant shall submit three (3) copies of an exterior lighting plan which shall indicate the location, type, and wattage of all light fixtures and include catalog sheets for each fixture. The lighting shall comply with the requirements of the California Energy Code set forth in California Code of Regulations Title 24 Part 6. The exterior lighting plan shall be subject to approval by the Director of RMA - Planning.  
(RMA - Planning)

**Compliance or Monitoring Action to be Performed:** Prior to commencement of use, the Owner/Applicant shall submit three copies of the lighting plans to RMA - Planning for review and approval. Approved lighting plans shall be incorporated into final building plans.

Prior to final/occupancy, the Owner/Applicant/Contractor shall submit written and photographic evidence demonstrating that the lighting has been installed according to the approved plan.

On an on-going basis, the Owner/Applicant shall ensure that the lighting is installed and maintained in accordance with the approved plan.

## 6. EHSP01 – REGIONAL WATER QUALITY CONTROL BOARD PERMIT AMENDMENT (NON-STANDARD)

**Responsible Department:** Health Department

**Condition/Mitigation Monitoring Measure:** The Monterey Regional Water Pollution Control Agency currently holds Waste Discharge Requirements ("WDR", Order No. R3-2014-0013) and a National Pollutant Discharge Elimination System ("NPDES") permit (Permit No. CA0048551) through the Central Coast Regional Water Quality Control Board ("RWQCB"). As determined by the RWQCB, the existing WDR Order and NPDES permit shall be amended if required to reflect the proposed project.

**Compliance or Monitoring Action to be Performed:** Prior to commencement of operation, provide evidence that the Central Coast RWQCB has issued a revised WDR Order and/or NPDES permit with respect to the proposed project.

If the Central Coast RWQCB determines that amendment of the existing WDR Order and/or NPDES permit is not required, provide the Environmental Health Bureau documentation from the Central Coast RWQCB indicating that amendment of the existing WDR Order and/or NPDES permit is not required.

## 7. EHSP02 – GROUNDWATER REPLENISHMENT REUSE PROJECT PERMIT (NON-STANDARD)

**Responsible Department:** Health Department

**Condition/Mitigation Monitoring Measure:** The project shall be approved by the Central Coast Regional Water Quality Control Board (RWQCB) through issuance of a Waste Discharge Permit which includes Waste Discharge Requirements that must be complied with.

**Compliance or Monitoring Action to be Performed:** Prior to commencement of operations, the applicant shall provide documentation to the Environmental Health Bureau that the Central Coast RWQCB has approved the project.



#### 8. EHSP03 - HAZARDOUS MATERIALS: BUSINESS RESPONSE PLAN (NON-STANDARD)

**Responsible Department:** Health Department

**Condition/Mitigation Monitoring Measure:** The applicant shall maintain an up-to-date Business Response Plan that meets the standards found in the California Code of Regulations, Title 19, Division 2, Chapter 4 (Hazardous Material Release Reporting, Inventory, and Response Plans) and the California Health and Safety Code, Division 20, Chapter 6.95 (Hazardous Material Release Response Plans and Inventory), and the Monterey County Code Chapter 10.65.

**Compliance or Monitoring Action to be Performed:** Prior to commencement of operations, the applicant shall electronically update the existing Business Response Plan to reflect the proposed project via the California Environmental Reporting System (CERS). Submit evidence of the electronic update to the Environmental Health Bureau for review and acceptance.

#### 9. EHSP04 - HAZARDOUS WASTE CONTROL (NON-STANDARD)

**Responsible Department:** Health Department

**Condition/Mitigation Monitoring Measure:** The facility shall comply with the standards found in the California Code of Regulations, Title 22, Division 4.5 and the California Health and Safety Code, Division 20, Chapter 6.5, and the Monterey County Code Chapter 10.65 for the proper handling, storage and disposal of Hazardous Waste as approved by the Environmental Health Bureau (EHB).

**Compliance or Monitoring Action to be Performed:** Prior to commencement of operations, the applicant shall submit to the Hazardous Materials Management Services of the Environmental Health Bureau (EHB) an amended inventory of any hazardous waste expected to be generated by the proposed project and the existing facility for review and acceptance.

#### 10. EHSP05 – HAZARDOUS MATERIALS: RISK MANAGEMENT PLAN (NON-STANDARD)

**Responsible Department:** Health Department

**Condition/Mitigation Monitoring Measure:** Storage of acutely hazardous materials requires a Risk Management Plan that complies with the standards found in the California Code of Regulations Title 19, Chapter 4.5, and the California Health & Safety Code, Division 20, Chapter 6.95, Article 2.

**Compliance or Monitoring Action to be Performed:** Prior to commencement of operations, it may be necessary to prepare a Risk Management Plan (RMP) for the proposed project. Upon receipt of the construction permit application, the Hazardous Materials Management Service of Environmental Health Bureau (EHB) will determine if an RMP will be required.

If the EHB determines an RMP is required, prior to commencement of operations the applicant shall submit an RMP to EHB for review and approval.

If the EHB determines that an RMP is not required, no further action is necessary.

## 11. CALIFORNIA CONSTRUCTION GENERAL PERMIT

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall submit a Waste Discharger Identification (WDID) number certifying the project is covered under the California Construction General Permit. (RMA-Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to issuance of any grading or building permits, the applicant shall submit a WDID number certifying the project is covered under the California Construction General Permit or a letter of exemption from the Central Coast Regional Water Quality Control Board.

## 12. EROSION CONTROL PLAN

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall submit an erosion control plan in conformance with the requirements of Monterey County Code Chapter 16.12. The erosion control plan shall include a construction entrance, concrete washout, stockpile area(s), material storage area(s), portable sanitation facilities and waste collection area(s), as applicable. (RMA-Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to issuance of any grading or building permits, the applicant shall submit an erosion control plan to RMA-Environmental Services for review and approval.

## 13. GEOTECHNICAL CERTIFICATION

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall provide certification from a licensed practitioner that all development has been constructed in accordance with the recommendations in the project Geotechnical Evaluation. (RMA- Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to final inspection, the owner/applicant shall provide RMA-Environmental Services a letter from a licensed practitioner.

#### 14. GRADING PLAN

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall submit a grading plan, incorporating the recommendations from the project Geotechnical Evaluation prepared by Ninyo & Moore. The grading plan shall include contour intervals and cross-sections that identify the existing grade, proposed grade, and the extent of any proposed excavation and/or fill. The grading plan shall include the geotechnical inspection schedule that identifies when the inspections will be completed, who will conduct the inspection (i.e., PG, PE, and/or Special Inspector), a description of the required inspection, inspector name, and the completion date. The applicant shall also provide certification from the licensed practitioner that the grading plan incorporates their geotechnical recommendations. (RMA-Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to issuance of any grading or building permits, the applicant shall submit a grading plan to RMA-Environmental Services for review and approval.

Prior to issuance of any grading or building permits, the applicant shall submit certification from a licensed practitioner that they have reviewed the grading plan for conformance with the geotechnical recommendations.

#### 15. INSPECTION-DURING ACTIVE CONSTRUCTION

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall schedule an inspection with RMA-Environmental Services to inspect drainage device installation, review the maintenance and effectiveness of BMPs installed, and to verify that pollutants of concern are not discharged from the site. At the time of the inspection, the applicant shall provide certification that all necessary geotechnical inspections have been completed to that point. This inspection requirement shall be noted on the Erosion Control Plan. (RMA – Environmental Services)

**Compliance or Monitoring Action to be Performed:** During construction, the applicant shall schedule an inspection with RMA-Environmental Services.

#### 16. INSPECTION-FOLLOWING ACTIVE CONSTRUCTION

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall schedule an inspection with RMA-Environmental Services to ensure all disturbed areas have been stabilized and all temporary erosion and sediment control measures that are no longer needed have been removed. This inspection requirement shall be noted on the Erosion Control Plan. (RMA – Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to final inspection, the owner/applicant shall schedule an inspection with RMA-Environmental Services.

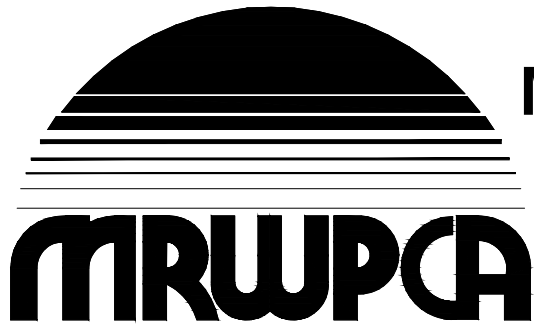
## 17. INSPECTION-PRIOR TO LAND DISTURBANCE

**Responsible Department:** Environmental Services

**Condition/Mitigation Monitoring Measure:** The applicant shall schedule an inspection with RMA-Environmental Services to ensure all necessary sediment controls are in place and the project is compliant with Monterey County regulations. This inspection requirement shall be noted on the Erosion Control Plan. (RMA – Environmental Services)

**Compliance or Monitoring Action to be Performed:** Prior to commencement of any land disturbance, the owner/applicant shall schedule an inspection with RMA-Environmental Services.

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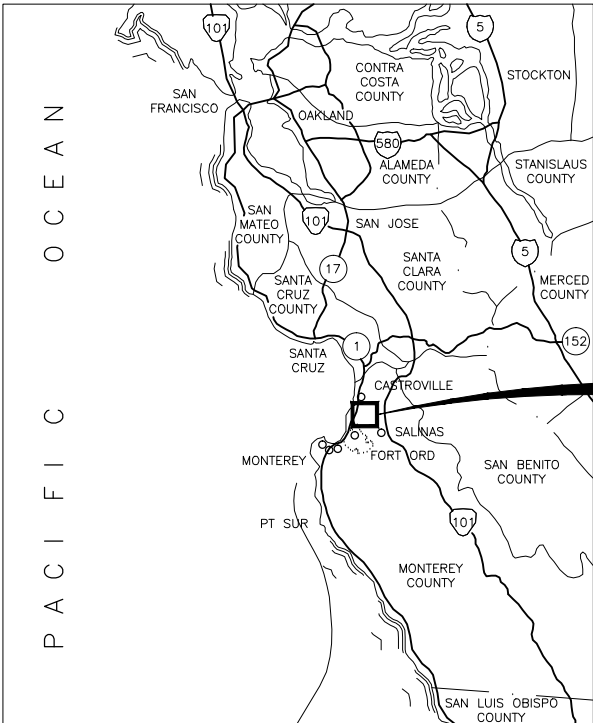


MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY  
MONTEREY, CA.



PURE WATER MONTEREY  
GROUNDWATER REPLENISHMENT PROJECT  
ADVANCED WATER PURIFICATION FACILITY AND  
PRODUCT WATER PUMP STATION

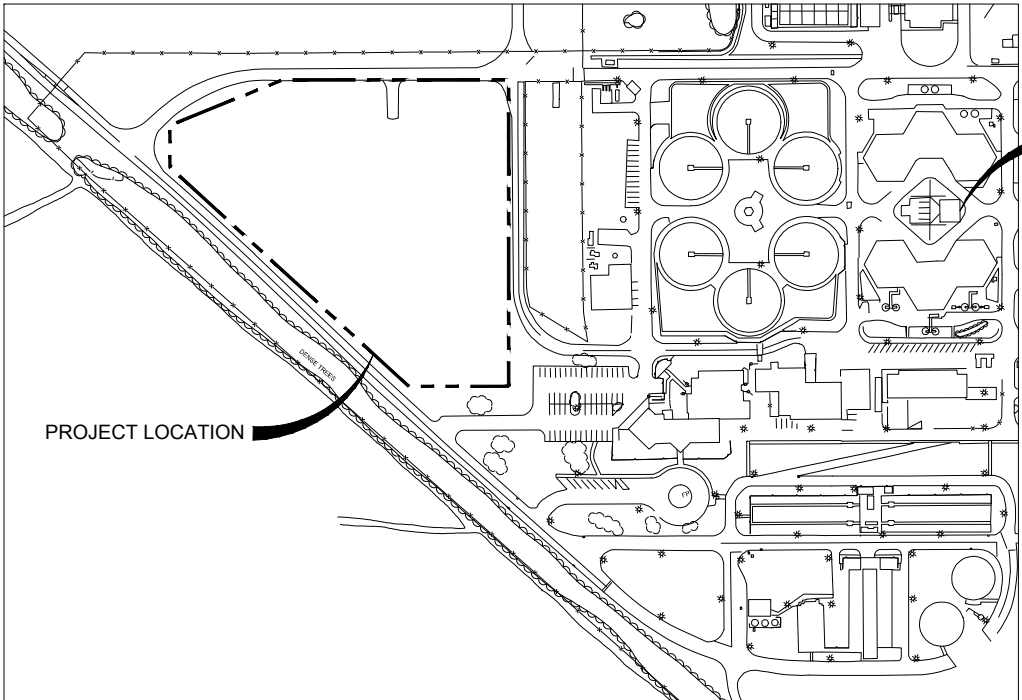
95% DESIGN SUBMITTAL



AREA MAP



VICINITY MAP







LOCATION MAP

MRWPCA REGIONAL  
TREATMENT PLANT  
14811 DEL MONTE BLVD  
MARINA, CA 93933

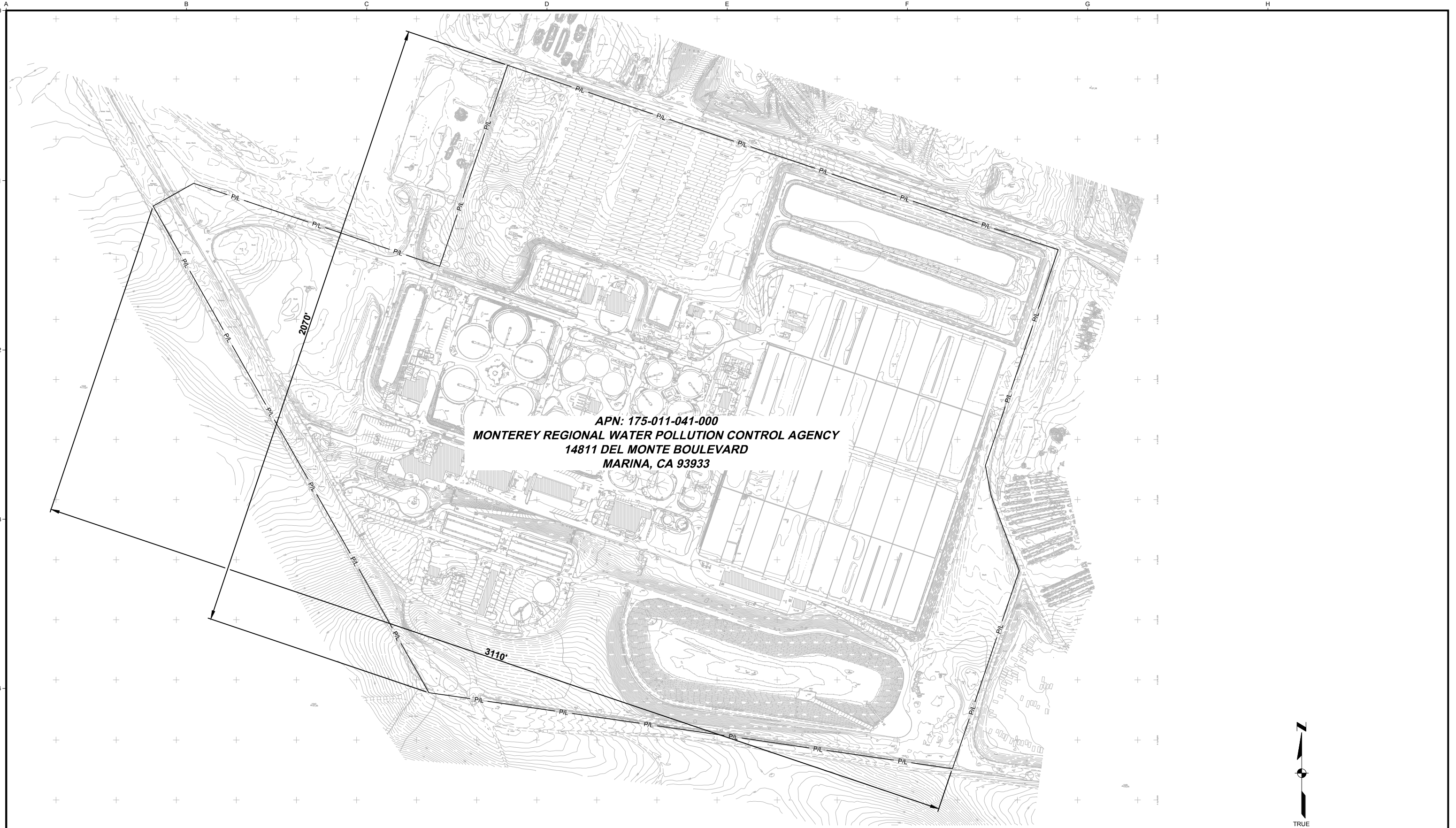
Kennedy/Jenks Consultants



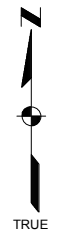
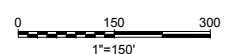
\*100% DESIGN - NOT FOR CONSTRUCTION\*

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	DM	1668001-G-1_1.DWG								
	DRAWN	JOB NO.								
	DM	1668001*02								
	CHECKED	DATE								
TKR									FEBRUARY 2017	
								<b>TITLE SHEET AND PROJECT LOCATION</b>	SHEET	
NO.	REVISION	DATE	BY						<b>G-1.1</b>	


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PLAN



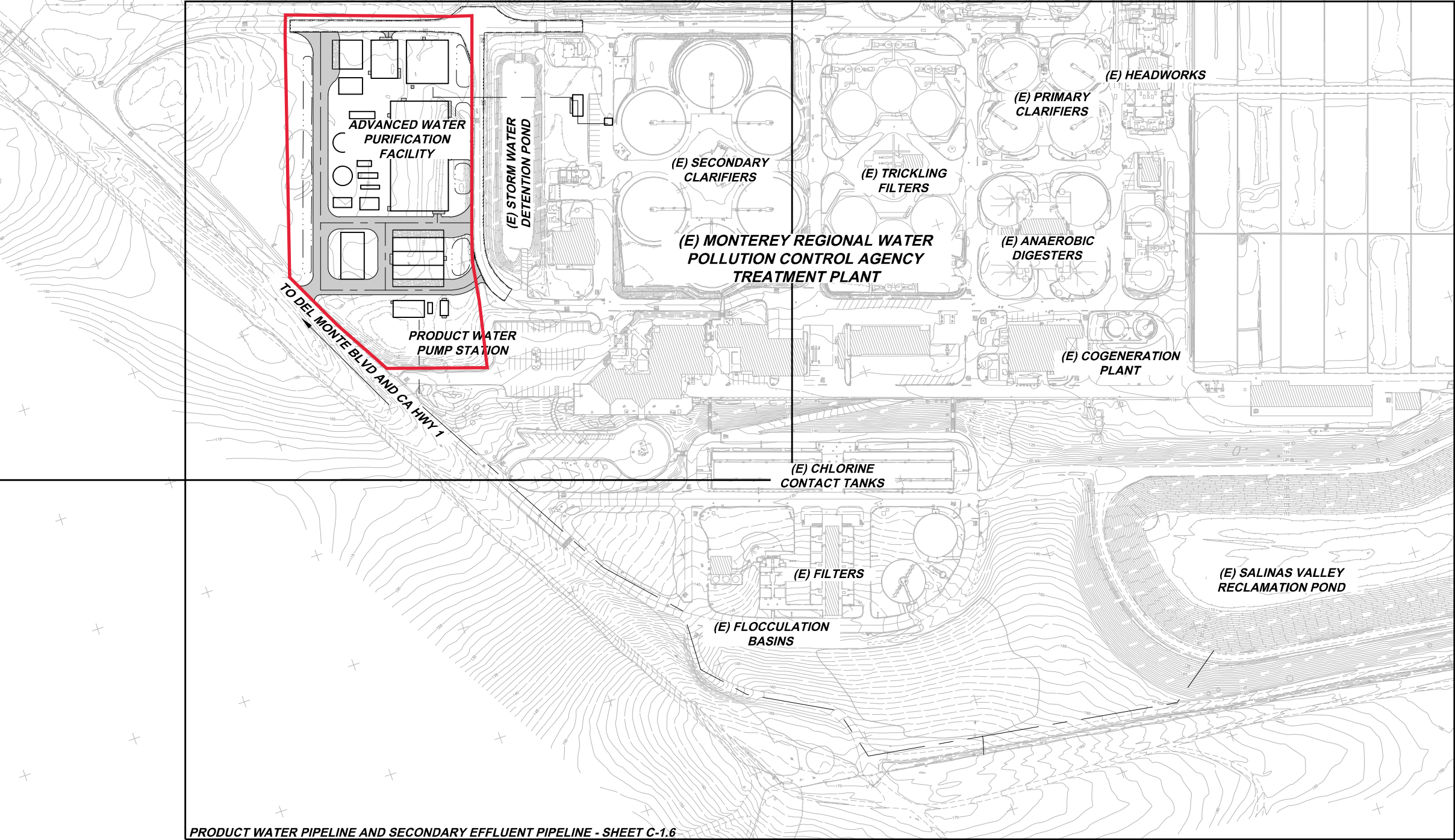
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	NO.	REVISION	DATE	BY					SITE PARCEL MAP APN: 175-011-041-000	JOB NO. 1668001*02



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ADVANCED WATER PURIFICATION FACILITY - SHEET C-1.5



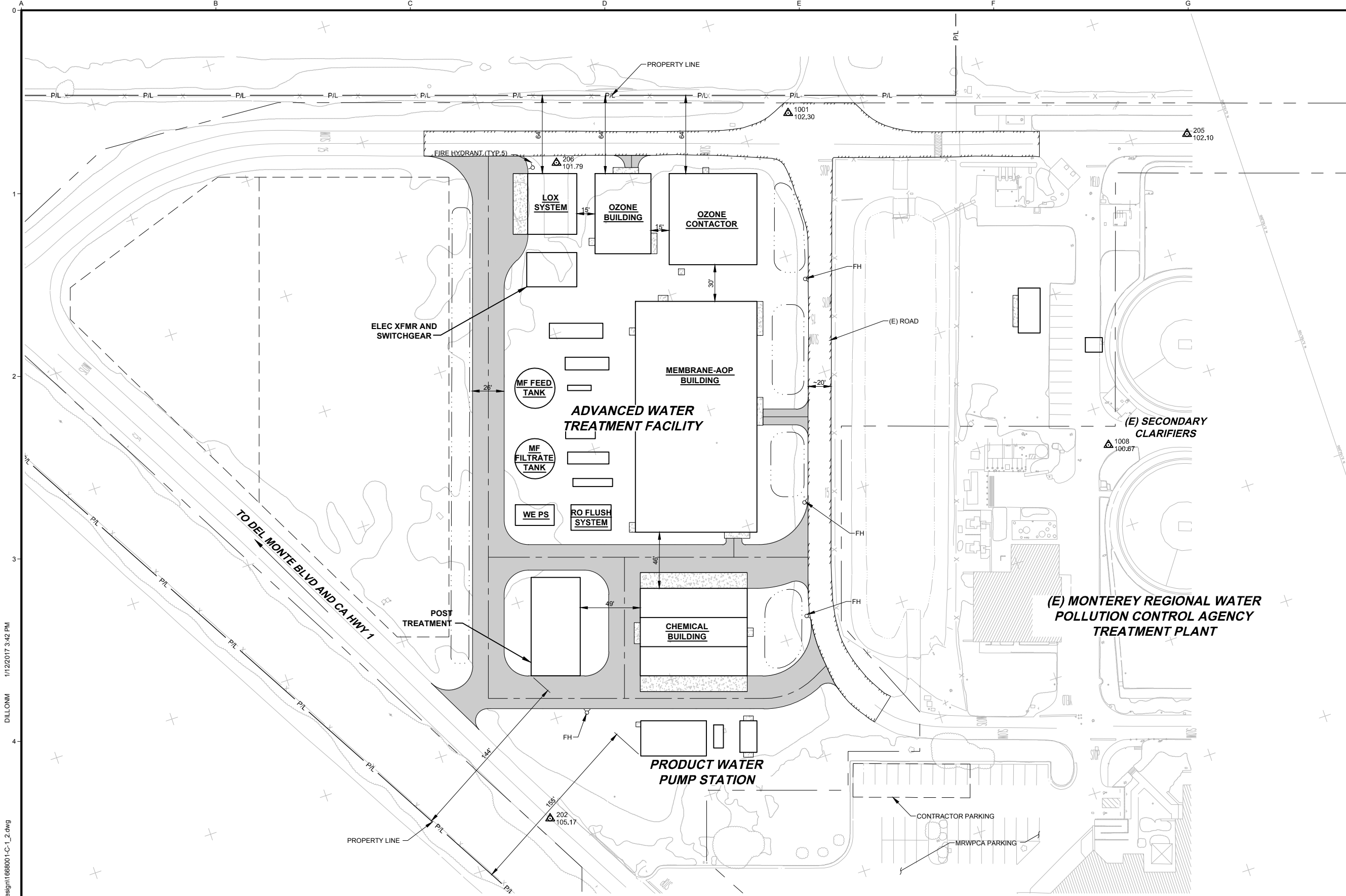
NOTES:  
1. ADD TEXT...

— New AWTF Facilities

PLAN  
0 100 200  
1"=100'

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	NO.	REVISION	DATE	BY					<div>OVERALL SITE PLAN</div>	



- NOTES:**
1. POTHOLE DATA SHOWN IS FROM BESS TEST LABS REPORT (DATED 28 MARCH 2016).
  2. GEOTECHNICAL DATA SHOWN IS FROM DRAFT GEOTECHNICAL EVALUATION MRWPCA ADVANCED WATER TREATMENT FACILITY (DATED 8 APRIL 2016).
  3. AVERAGE EXISTING GRADE IS APPROXIMATELY 101 FEET.
  4. EXCAVATION REQUIRED FOR BELOW GRADE PUMP STATION WET WELLS.
  5. FILL AND GRADING WILL BE PROVIDED TO RAISE PORTIONS OF SITE FOR DRAINAGE AWAY FROM BUILDINGS.





PROJECT DATA SUMMARY TABLE	
PARCEL SIZE	101.9 ACRES
PARCEL DIMENSIONS	2,065 FT. BY 3,109 FT. (SEE C-01)
GENERAL PLAN LAND USE DESIGNATION	PUBLIC/QUASI-PUBLIC AND AGRICULTURAL
ZONING DESIGNATION	POP-D-S
LOT SIZE	5.89 ACRES
TOTAL BUILDING AREA	22,560 SF (SEE A-1.1)
LOT COVERAGE (REQUIRED AND PROPOSED) CALCULATIONS SHOWING THE PERCENTAGE THAT THE BUILDING FOOTPRINT COVERS THE PARCEL	GROSS LOT AREA: 256,618 SF (5.89 ACRES) FLOOR AREA RATIO (FAR): 0.09 MAX ALLOWABLE FLOOR AREA RATIO: 0.25 THE PROPOSED BUILDING AREA IS WELL WITHIN THE 0.25 FAR REQUIREMENTS FOR THE ZONING DISTRICT
GRADING ESTIMATED AMOUNT OF CUT AND/OR FILL (CUBIC YARDS) INCLUDING THE AMOUNT OF SOIL TO BE IMPORTED/EXPORTED	CUT: 0 CY FILL: 4,500 CY
TREE REMOVAL (NUMBER AND TYPE OF TREE)	N/A: NO TREE REMOVAL IS PROPOSED AS PART OF THE AWTF PROJECT
IMPERVIOUS COVERAGE TWO CALCULATIONS SHOWING: 1) THE TOTAL AMOUNT OF AREA (SQUARE FEET) COVERED BY THE STRUCTURES; AND 2) THE TOTAL AMOUNT OF AREA (SQUARE FEET) COVERED BY THE IMPERVIOUS SURFACE	1) 50,062 SF 2) 68,600 SF
PARKING COUNTS	N/A: NO NEW PARKING IS PROPOSED AS PART OF THE AWTF PROJECT

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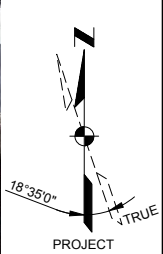
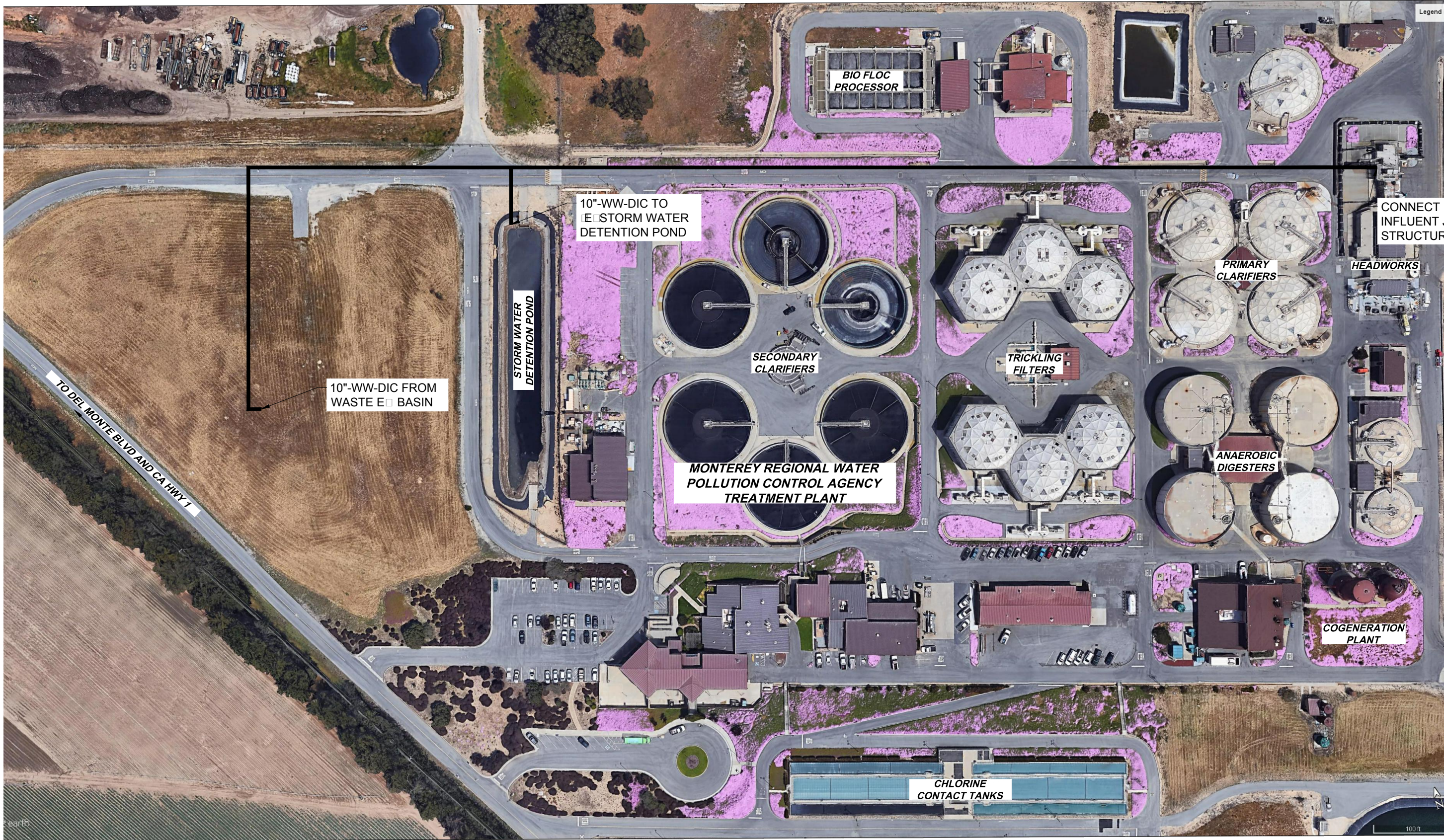
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0 20 40 60  
1"=40'

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							JOB NO. 1668001*02			
										DATE FEBRUARY 2017
										SHEET <b>C-1.2</b>
	NO.	REVISION	DATE	BY			CHECKED KCA	<p><b>Kennedy/Jenks Consultants</b></p> <p>303 2nd Street, Suite 300 South Tower, San Francisco, CA. 94107</p>	<p><b>GEOTECHNICAL AND PROJECT INFORMATION</b></p>	



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PLAN

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	DRAWN	JOB NO.								
	KVC	1668001*02								
	CHECKED	DATE								
KCA	FEBRUARY 2017									
								YARD PIPING INFLUENT JUNCTION STRUCTURE CONNECTION	SHEET	
NO.	REVISION	DATE	BY						C-1.16	



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\\SFOCAD\CADD\ygs2016\1668001.02\_MRWPCA\_AWPF\_Design\1668001-A-1\_1.dwg

BUILDING	BUILDING INFORMATION	
OZONE BUILDING	CONSTRUCTION TYPE	TYPE II-B, SPRINKLERED, ONE HOUR RATED EXTERIOR WALLS ON THREE SIDES
	OCCUPANCY CLASSIFICATION	OZONE GENERATION ROOM, STORAGE ROOM: H-4 - HIGH HAZARD (HEALTH) ELECTRICAL ROOM: F-1, MODERATE HAZARD FACTORY (PER CBC SECTIONS 306 AND 307)
	OCCUPANCY SEPARATIONS	FIRE SEPARATION: 1-HR SEPARATION H-4 AND F-1 OCCUPANCIES, (CBC TABLE 508.4).
	ALLOWABLE AREA	17,500 SF PER CBC TABLE 503
	ACTUAL AREA	FLOOR AREA - 3,036 SF
	ALLOWABLE HEIGHT	30' PER MONTEREY COUNTY CODE
	ACTUAL HEIGHT	18± FEET
	CHEMICAL STORAGE	NONE
	NFPA 820 ELECTRICAL CLASSIFICATION	UNCLASSIFIED PER NFPA 820
	FIRE PROTECTION REQUIREMENTS	AUTOMATIC WET-PIPE FIRE EXTINGUISHING SYSTEM, FIRE ALARM SYSTEM, FIRE EXTINGUISHERS AND HYDRANT PROTECTION
	ADDITIONAL SAFETY FEATURES	CONTINUOUS GAS DETECTION, CONTINUOUS VENTILATION, AUTOMATIC EMERGENCY (PROCESS) SHUTDOWN PROVISIONS
	ACCESSIBILITY	NOT REQUIRED PER CBC 11B-203.5
MEMBRANE - AOP BUILDING	CONSTRUCTION TYPE	TYPE II-B, SPRINKLERED
	OCCUPANCY CLASSIFICATION	TREATMENT ROOM, BLOWER ROOM: F-2 LOW HAZARD FACTORY ELECTRICAL ROOM: F-1 MODERATE HAZARD FACTORY (PER CBC SECTION 306)
	OCCUPANCY SEPARATIONS	1-HR FIRE SEPARATION BETWEEN F-2 AND F-1 OCCUPANCIES, (CBC TABLE 508.4).
	ALLOWABLE AREA	23,000 SF PER CBC TABLE 503
	ACTUAL AREA	FLOOR AREA - 19,000 SF
	ALLOWABLE HEIGHT	55 FEET
	ACTUAL HEIGHT	24± FEET
	CHEMICAL STORAGE	PROPRIETARY MEMBRANE CLEANING CHEMICALS - 55-GALLON DRUM OR TOTE BIN STORAGE. SHORT-TERM STORAGE FOR DIRECT USE AND REMOVAL.
	NFPA 820 ELECTRICAL CLASSIFICATION	UNCLASSIFIED PER NFPA 820
	FIRE PROTECTION REQUIREMENTS	AUTOMATIC WET-PIPE FIRE EXTINGUISHING SYSTEM, FIRE ALARM SYSTEM, FIRE EXTINGUISHERS AND HYDRANT PROTECTION
	ADDITIONAL SAFETY FEATURES	EMERGENCY EYEWASH / SHOWER UNITS
	ACCESSIBILITY	NOT REQUIRED PER CBC 11B-203.5
CHEMICAL BUILDING	CONSTRUCTION TYPE	TYPE II-B, SPRINKLERED
	OCCUPANCY CLASSIFICATION	CHEMICAL BUILDING: F-2 LOW HAZARD INDUSTRIAL OCCUPANCY (ADJACENT OUTDOOR CHEMICAL STORAGE AREAS: OUTDOOR HAZARDOUS MATERIAL STORAGE - CFC 5003, 5004)
	OCCUPANCY SEPARATIONS	FIRE SEPARATION: 2-HR RATED EXTERIOR WALLS SEPARATING F-2 AND OUTDOOR CHEMICAL STORAGE AREAS (CHAPTER 50, CFC)
	ALLOWABLE AREA	15,500 SF PER CBC TABLE 503
	ACTUAL AREA	FLOOR AREA - 2,288 SF
	ALLOWABLE HEIGHT	55 FEET
	ACTUAL HEIGHT	16± FEET
	CHEMICAL STORAGE	OUTDOOR STORAGE: SODIUM BISULFITE, 30% SOLUTION (NON-HAZARDOUS) - 2,500 GALLONS HYDROGEN PEROXIDE, 50% SOLUTION (CLASS 2 OXIDIZER, CORROSIVE, CLASS 1 UNSTABLE REACTIVE) - 1,600 GALLONS SODIUM HYDROXIDE, 25% SOLUTION (CORROSIVE) - 4,000 GALLONS SODIUM HYPOCHLORITE, 12.5% SOLUTION (CORROSIVE) - 20,600 GALLONS AMMONIUM SULFATE, 25% SOLUTION (NON-HAZARDOUS) - 900 GALLONS SULFURIC ACID, 93% SOLUTION (CLASS 2 WATER REACTIVE, CORROSIVE, TOXIC) - 18,000 GALLONS ANTISCALANT (NON-HAZARDOUS) - 900 GALLONS COAGULANT (CORROSIVE) - 1,600 GALLONS
	NFPA 820 ELECTRICAL CLASSIFICATION	UNCLASSIFIED PER NFPA 820
	FIRE PROTECTION REQUIREMENTS	AUTOMATIC WET-PIPE FIRE EXTINGUISHING SYSTEM, FIRE ALARM SYSTEM, FIRE EXTINGUISHERS AND HYDRANT PROTECTION
	ADDITIONAL SAFETY FEATURES	EMERGENCY EYEWASH / SHOWER UNITS, SECONDARY CONTAINMENT/SPILL CONTROL OF CHEMICAL SYSTEMS
	ACCESSIBILITY	NOT REQUIRED PER CBC 11B-203.5
LIME STABILIZATION AREA (OUTDOOR)	CONDITIONED SPACE	PROCESS SPACE (HEATED) PER CA ENERGY CODE
	REQUIRED SEPARATIONS	25-FOOT CLEARANCE FROM COMBUSTIBLE MATERIALS (CFC 5004.11) 20-FOOT CLEARANCE FROM NON-RELATED BUILDING EXPOSURES (CFC 5404.2.2)
	CHEMICAL STORAGE	OUTDOOR STORAGE: CALCIUM HYDROXIDE, 30% SOLUTION (CORROSIVE) - 20,000 GALLONS
	FIRE PROTECTION REQUIREMENTS	HYDRANT PROTECTION
	ADDITIONAL SAFETY FEATURES	EMERGENCY EYEWASH / SHOWER UNITS, SECONDARY CONTAINMENT/SPILL CONTROL
LIQUID OXYGEN (LOX) STORAGE (OUTDOOR)	REQUIRED SEPARATIONS	15-FOOT CLEARANCE FROM COMBUSTIBLE MATERIALS AND NON-RELATED BUILDING EXPOSURES (CFC 5504.3)
	CHEMICAL STORAGE	OUTDOOR STORAGE: CALCIUM HYDROXIDE, 30% SOLUTION (CORROSIVE) - 20,000 GALLONS
	FIRE PROTECTION REQUIREMENTS	HYDRANT PROTECTION
	ADDITIONAL SAFETY FEATURES	EMERGENCY EYEWASH / SHOWER UNITS AND AUTOMATIC EMERGENCY TANK SHUTDOWN
MCC-6 BUILDING	CONSTRUCTION TYPE	TYPE II-B, SPRINKLERED
	OCCUPANCY CLASSIFICATION	F-1 MODERATE HAZARD FACTORY
	BUILDING AREA	364 S.F.
	CONDITIONED SPACE	YES
	FIRE PROTECTION REQUIREMENTS	DRY CHEMICAL SUPPRESSION SYSTEM, FIRE ALARM AND FIRE EXTINGUISHERS

CODE SUMMARY

APPLICABLE CODES:

2016 CALIFORNIA BUILDING CODE (CBC)  
2016 CALIFORNIA FIRE CODE (CFC)  
2016 CALIFORNIA PLUMBING CODE (CPC)  
2016 CALIFORNIA MECHANICAL CODE (CMC)  
2016 CALIFORNIA ENERGY CODE (CEC)  
ELECTRICAL CODE - NEC 2014  
2015 CAL / OSHA REGULATIONS  
NFPA 820 - STANDARD FOR FIRE PROTECTION IN  
WASTEWATER AND COLLECTION FACILITIES  
MONTEREY COUNTY CODE - TITLE 18 - BUILDINGS AND  
CONSTRUCTION

ZONING:

PQP - PUBLIC / QUASI-PUBLIC

CLIMATE ZONE:

3

GROSS LOT AREA:

256,618 S.F. (5.89 ACRES)

TOTAL BUILDING AREA:

22,560 S.F.

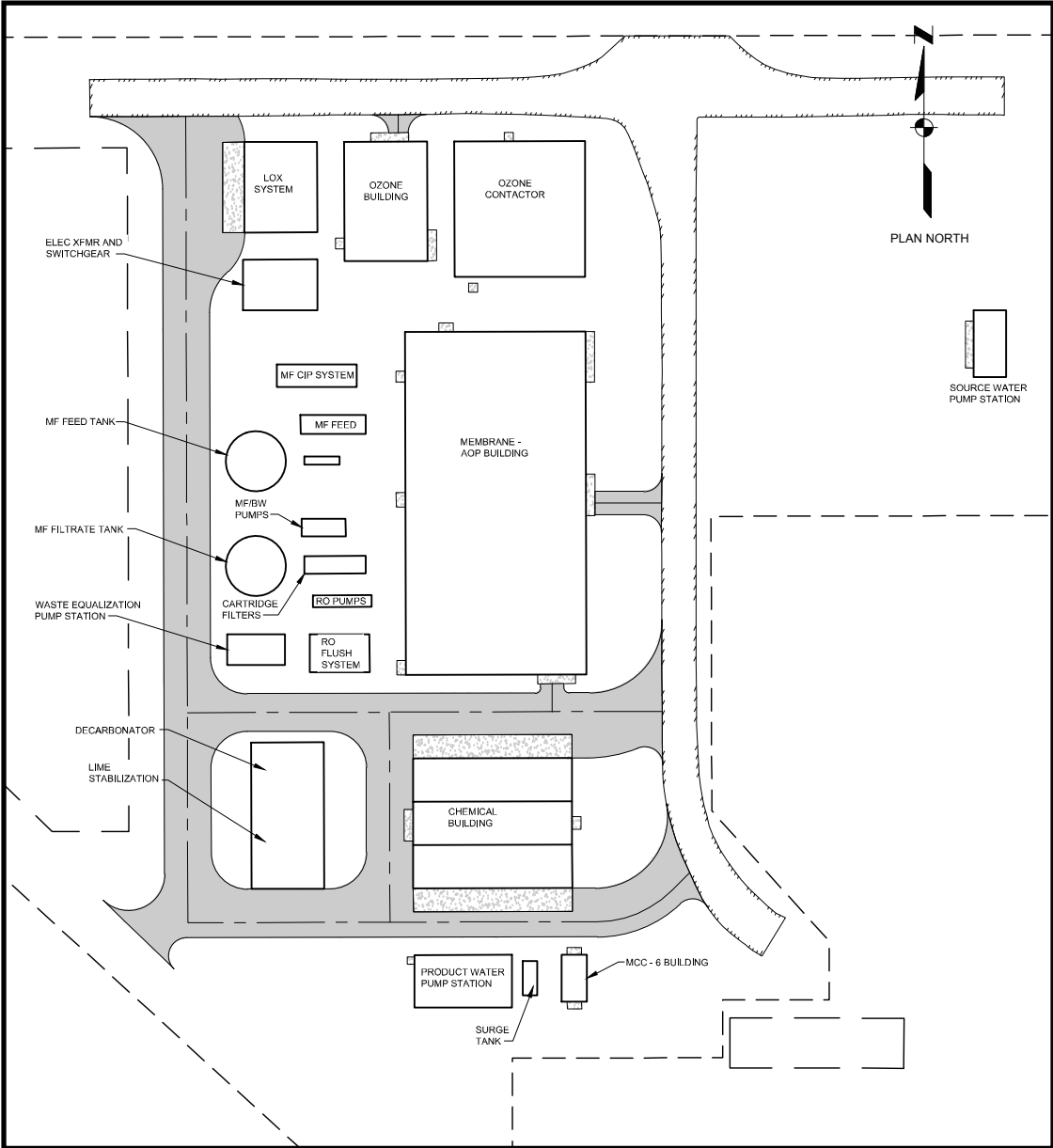
FLOOR AREA RATIO: 0.09 (MAX. 0.25 ALLOWED)

JURISDICTION:

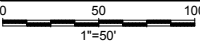
MONTEREY REGIONAL WATER  
POLLUTION CONTROL AGENCY (MRWPCA)  
14811 DEL MONTE BOULEVARD  
MARINA, CA 93933

GENERAL NOTES

- HYDRANT FIRE FLOW & FIRE SPRINKLER REQUIREMENT: 1,500 GPM  
REQUIRED FOR A DURATION OF 2 HOURS.
- FIRE HYDRANT LOCATED WITHIN 250 FEET OF ALL BUILDINGS.
- EXITS: REQUIRED EXIT DOORS SHALL BE 36 INCHES WIDE BY  
80-INCHES HIGH AT A MINIMUM. BASED ON THE OCCUPANCY LOAD,  
ALL BUILDINGS REQUIRE A MINIMUM OF ONE EXIT DOOR.
- CONTAINMENT SPILL CONTROL: PROVIDED IN CHEMICAL STORAGE  
AREAS. ALL CHEMICAL SPILLS FLOW INTO THE WASTEWATER  
TREATMENT SYSTEM.
- INSULATION: PROVIDED IN HEATED AND COOLED AREAS
- EXIT ILLUMINATION IS REQUIRED AT ONE-FOOT CANDLE
- EMERGENCY EYEWASH/SHOWER STATION PROVIDED IN AREAS  
STORING HAZARDOUS CHEMICALS.
- THIS DRAWING PERTAINS TO CODE REVIEW SUMMARY ONLY.



BUILDING/STRUCTURE KEY PLAN



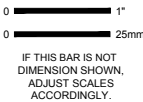
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NO.	REVISION		DATE	BY	

SCALES



DESIGNED

MP

DRAWN

MP

CHECKED

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MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY  
MONTEREY, CA

PURE WATER MONTEREY  
GROUNDWATER REPLENISHMENT PROJECT

Kennedy/Jenks Consultants

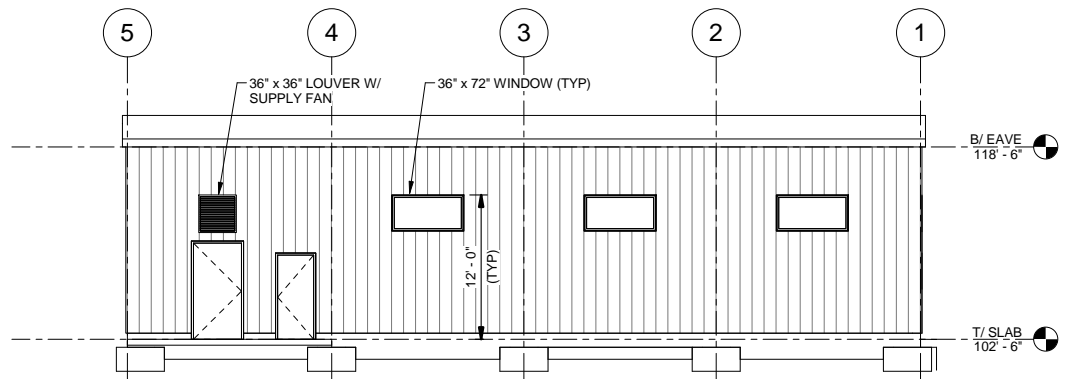
303 2nd Street, Suite 300 South Tower, San Francisco, CA. 94107

ADVANCED WATER PURIFICATION FACILITY AND  
PRODUCT WATER PUMP STATION

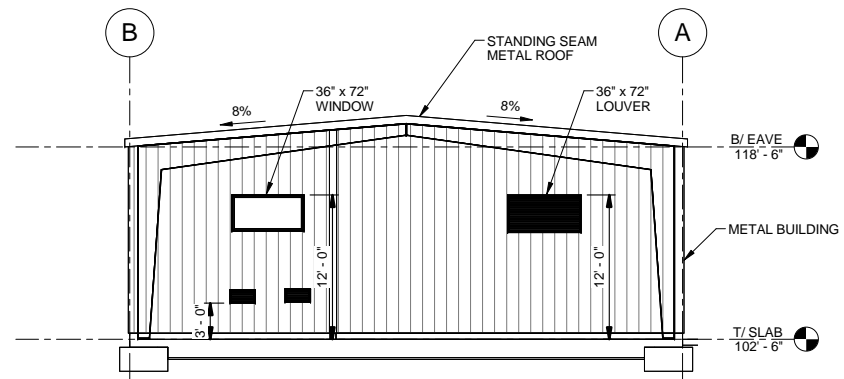
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JOB NO.	1668001*02
DATE	FEBRUARY 2017
SHEET	A1.1

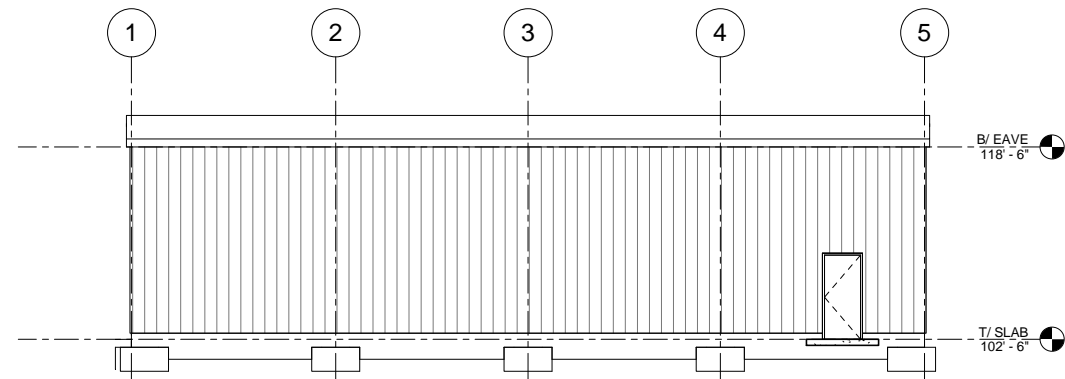
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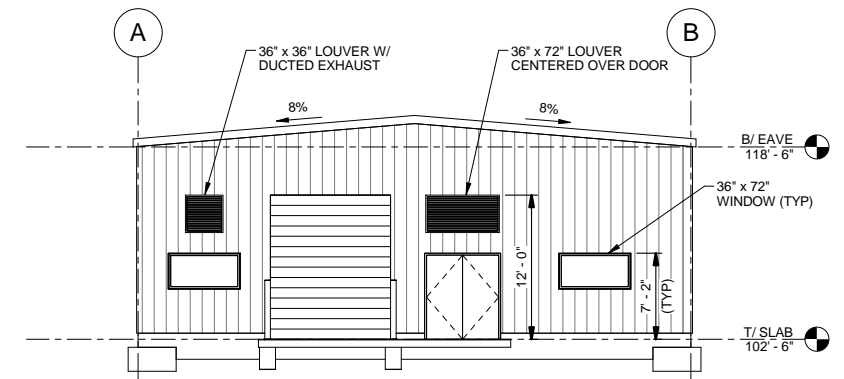
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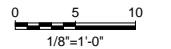
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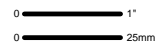
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NO.	REVISION	DATE	BY

SCALES



IF THIS BAR IS NOT  
DIMENSIONS SHOWN,  
ADJUST SCALES  
ACCORDINGLY



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SCS  
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MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY  
MONTEREY, CA

**PURE WATER MONTEREY  
GROUNDWATER REPLENISHMENT PROJECT**

Kennedy/Jenks Consultants  
303 2nd Street, Suite 300 South Tower, San Francisco, CA. 94107

**ADVANCED WATER PURIFICATION FACILITY AND  
PRODUCT WATER PUMP STATION**

**OZONE BUILDING - ELEVATIONS**

FILE NAME

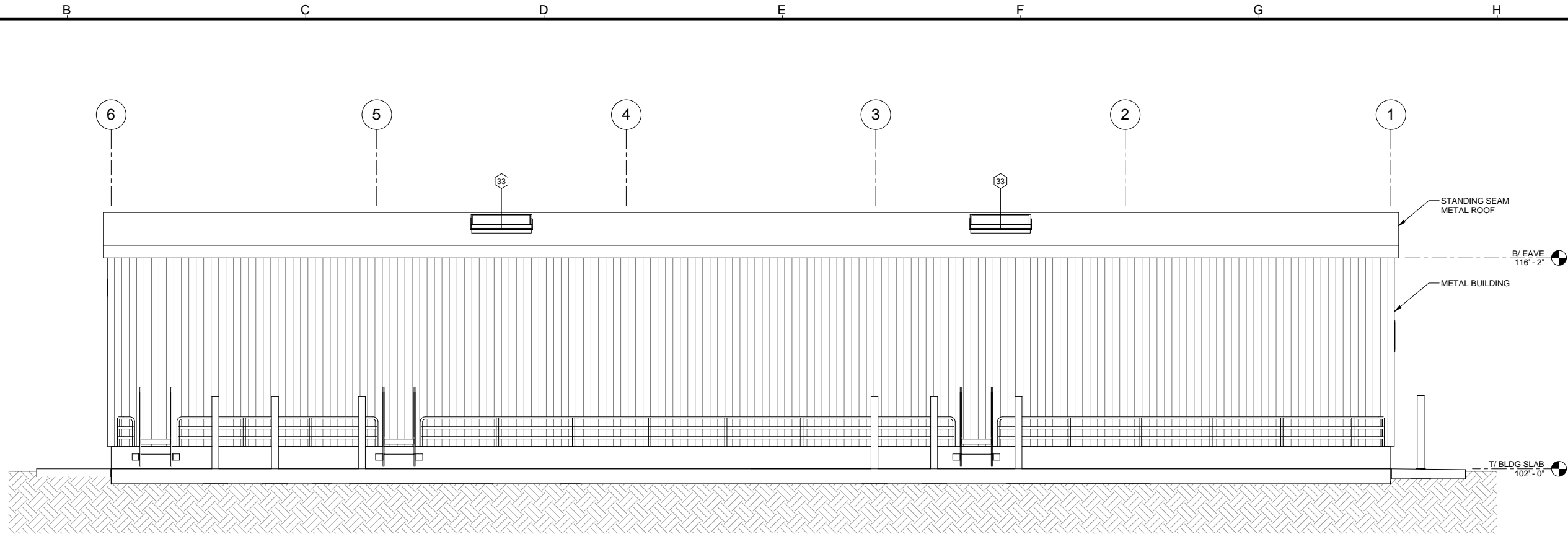
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1668001\*02

DATE  
FEBRUARY 2017

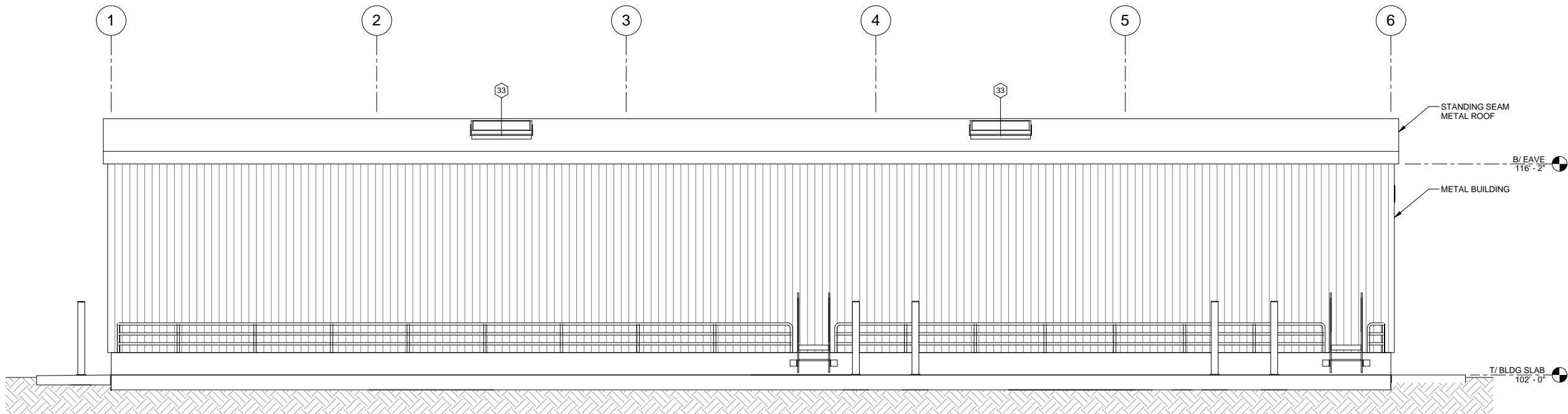
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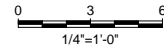
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North  
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South  
SCALE: 1/4" = 1'-0"

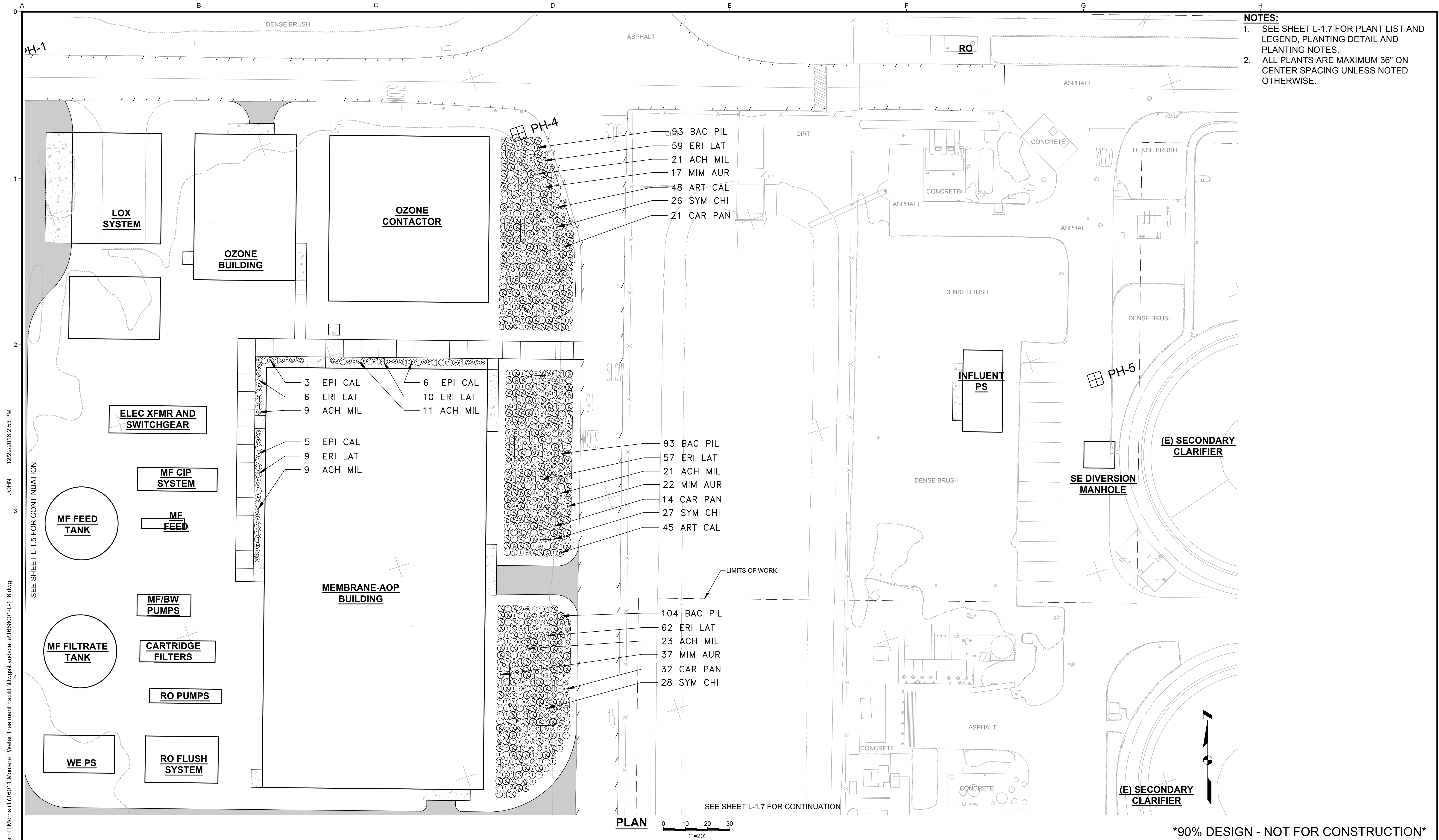


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	MP	JOB NO. 1668001*02									
	DRAWN	SCS	DATE FEBRUARY 2017								
	CHECKED	TKR	SHEET A-5.2								
NO.	REVISION	DATE	BY								



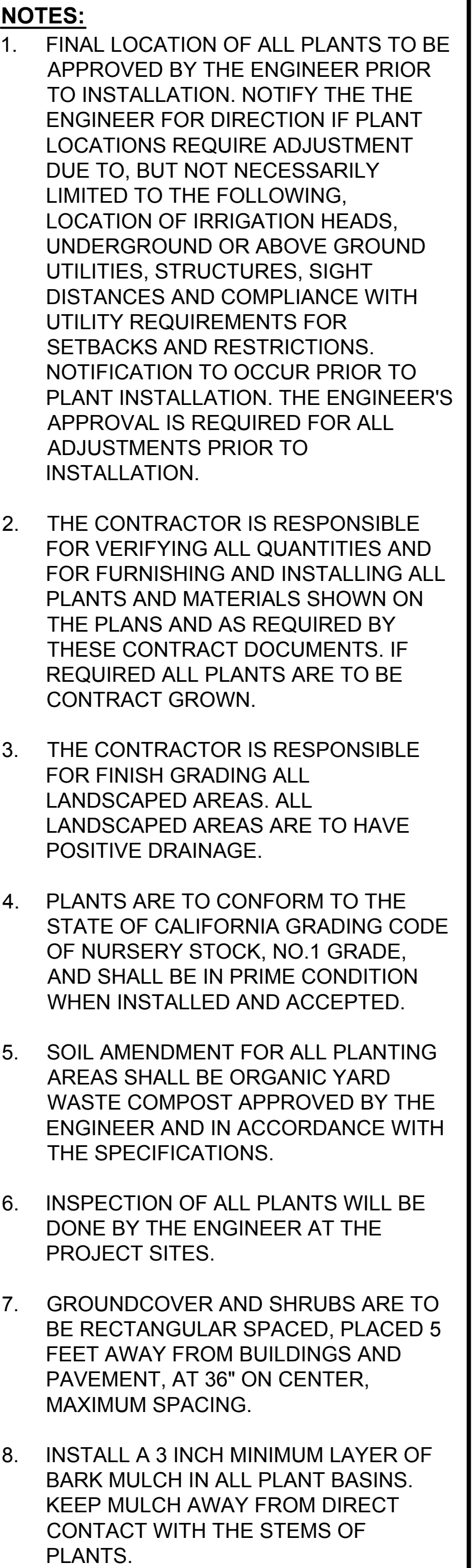
USE OF DOCUMENTS  THIS DOCUMENT, INCLUDING THE INCORPORATED DESIGNS, IS AN INSTRUMENT OF SERVICE FOR THIS PROJECT AND SHALL NOT BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF KENNEDY/JENKS CONSULTANTS AND MERRILL MORRIS PARTNERS.					<div>SCALES</div> <div><div><div>0</div><div></div><div>1"</div></div><div><div>0</div><div></div><div>25mm</div></div></div> <div>IF THIS BAR IS NOT DIMENSION SHOWN, ADJUST SCALES ACCORDINGLY.</div>	<div>The original CADD plot of this drawing issued or use in construction is stamped and signed by a registered engineer.</div>	DESIGNED	<div><div>MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY MONTEREY, CA</div><div>PURE WATER MONTEREY GROUNDWATER REPLENISHMENT PROJECT</div></div>	ADVANCED WATER PURIFICATION FACILITY AND PRODUCT WATER PUMP STATION	FILE NAME	1668001-L-1_5.DWG
	JJP	JOB NO.	1668001*02								
	DRAWN	DATE	OCTOBER 2016								
	JJP	SHEET	L-1.5								
	CHECKED										
	CLM										
	NO.	REVISION	DATE	BY			<div>Merrill Morris Partners 249 Front Street, San Francisco, CA. 94111</div>	PLANTING PLAN AREA A			




**\*90% DESIGN - NOT FOR CONSTRUCTION\***

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							JOB NO.			1668001*02	
							DATE			OCTOBER 2016	
							SHEET			L-1.6	
	NO.	REVISION	DATE	BY			DRAWN	<div>Merrill Morris Partners</div> <div>249 Front Street, San Francisco, CA. 94111</div>	<div>PLANTING PLAN AREA B</div>		
						JOB NO.	1668001*02				
						DATE	OCTOBER 2016				
						SHEET	L-1.6				





**\*90% DESIGN - NOT FOR CONSTRUCTION\***

<div>USE OF DOCUMENTS</div> <div>THIS DOCUMENT, INCLUDING THE INCORPORATED DESIGNS, IS AN INSTRUMENT OF SERVICE FOR THIS PROJECT AND SHALL NOT BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF KENNEDY/JENKS CONSULTANTS AND MERRILL MORRIS PARTNERS.</div>					<div>SCALES</div> <div><div>01"025mm</div></div> <div>IF THIS BAR IS NOT DIMENSION SHOWN, ADJUST SCALES ACCORDINGLY.</div>	<div>The original CADD plot of this drawing issued or used in construction is stamped and signed by a registered engineer.</div>	DESIGNED	<div><div></div><div>MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY MONTEREY, CA</div><div>PURE WATER MONTEREY GROUNDWATER REPLENISHMENT PROJECT</div><div>Merrill Morris Partners 249 Front Street, San Francisco, CA. 94111</div></div>	ADVANCED WATER PURIFICATION FACILITY AND PRODUCT WATER PUMP STATION				FILE NAME 1668001-L-1_7.DWG
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							JPP		DATE OCTOBER 2016				
							CHECKED		SHEET L-1.7				
							CLM						
	NO.	REVISION	DATE	BY				PLANTING PLAN, LEGEND AND DETAIL AREA C					



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MONTEREY COUNTY RMA PLANNING - FIRE DEPARTMENT NOTES

1. SITE EMERGENCY ACCESS KEYBOX

EMERGENCY ACCESS KEY BOX ("KNOX BOX") SHALL BE INSTALLED AND MAINTAINED. THE TYPE AND LOCATION SHALL BE APPROVED BY THE FIRE DEPARTMENT. THE FIRE DEPARTMENT SHALL BE NOTIFIED WHEN LOCKS ARE CHANGED SO THAT THE EMERGENCY ACCESS KEY BOX CAN BE MAINTAINED WITH CURRENT KEYS OR ELECTRONIC ACCESS CARD.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

2. FIRE ACCESS ROADS

ACCESS ROADS SHALL BE REQUIRED FOR EVERY BUILDING WHEN ANY PORTION OF THE EXTERIOR WALL OF THE FIRST STORY IS LOCATED MORE THAN 150 FEET FROM FIRE DEPARTMENT ACCESS. ALL ROADS SHALL BE CONSTRUCTED TO PROVIDE A MINIMUM OF TWO NINE-FOOT TRAFFIC LANES WITH AN UNOBSTRUCTED VERTICAL CLEARANCE OF NOT LESS THAN 15 FEET. THE ROADWAY SURFACE SHALL PROVIDE UNOBSTRUCTED ACCESS TO CONVENTIONAL DRIVE VEHICLES INCLUDING SEDANS AND FIRE APPARATUS AND SHALL BE AN ALL-WEATHER SURFACE DESIGNED TO SUPPORT THE IMPOSED LOAD OF FIRE APPARATUS (22 TONS). EACH ROAD SHALL HAVE AN APPROVED NAME.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

3. FIRE HYDRANTS

HYDRANTS FOR FIRE PROTECTION SHALL BE PROVIDED AT LOCATIONS APPROVED BY THE FIRE CODE OFFICIAL AND SHALL CONFORM TO THE FOLLOWING REQUIREMENTS:

- a. FIRE FLOW - PURSUANT TO CALIFORNIA FIRE CODE APPENDIX B, THE MINIMUM FIRE FLOW REQUIREMENT FOR COMMERCIAL FACILITIES UNDER 5,900 SQUARE FOOT AREA BUILT WITH TYPE II-B CONSTRUCTION (OZONE BUILDING, CHEMICAL BUILDING, AND PWPS ELECTRICAL BUILDING) IS 1,500 GALLONS PER MINUTE WITH A RESIDUAL PRESSURE OF 20 PSI UNDER NORMAL OPERATING CONDITIONS FOR A DURATION OF 2 HOURS. THE MINIMUM FIRE FLOW REQUIREMENT FOR A 19,000 SQUARE FOOT COMMERCIAL FACILITY BUILT WITH TYPE II-B CONSTRUCTION (MEMBRANE BUILDING) IS 3,000 GALLONS PER MINUTE WITH A RESIDUAL OPERATING PRESSURE OF 20 PSI UNDER NORMAL OPERATING CONDITIONS FOR A DURATION OF 3 HOURS.
- FIRE FLOW FOR FACILITIES PROTECTED WITH AUTOMATIC FIRE SPRINKLER SYSTEMS MAY BE REDUCED TO 1,000 GALLONS PER MINUTE WITH A RESIDUAL PRESSURE OF 20 PSI UNDER NORMAL OPERATING CONDITIONS FOR THE PRESCRIBED DURATION OF NOTED IN THE PREVIOUS PARAGRAPH.
- b. TIMING OF INSTALLATION - APPROVED FIRE PROTECTION WATER SUPPLY SYSTEMS MUST BE INSTALLED AND MADE SERVICEABLE PRIOR TO THE TIME OF FACILITY OPERATION.
- c. HYDRANT/FIRE VALVE (ADDITION) - NEW HYDRANT(S) SHALL BE INSTALLED AS DETERMINED BY THE FIRE CODE OFFICIAL.
- d. HYDRANT/FIRE VALVE (LOCATION) - THE HYDRANT OR FIRE VALVE SHALL BE 18 INCHES ABOVE GRADE, 8 FEET FROM FLAMMABLE VEGETATION, NO CLOSER THAN 4 FEET NOR FURTHER THAN 12 FEET FROM A ROADWAY, AND IN A LOCATION WHERE FIRE APPARATUS USING IT WILL NOT BLOCK THE ROADWAY.
- e. FIRE HYDRANTS - HYDRANTS SHALL BE INSTALLED IN ACCORDANCE WITH SPACING SET FORTH IN CALIFORNIA FIRE CODE APPENDIX B AND IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:
- f. HYDRANT SIZE - THE HYDRANT SHALL HAVE A MINIMUM OF TWO (2) 4 INCH OUTLETS NST AND ONE (1) 6 INCH OUTLET NST. THE RISER SHALL BE A MINIMUM OF SIX (6) INCHES AND SHALL BE WET BARREL TYPE WITH A COEFFICIENT OF 0.9.
- g. SIGNING OF WATER SOURCES - HYDRANT OR FIRE VALVE IDENTIFICATION MAY BE ALLOWED AS SPECIFIED IN THE STATE FIRE MARSHAL'S GUIDELINES FOR FIRE HYDRANT MARKINGS ALONG STATE HIGHWAYS AND FREEWAYS, MAY 1988.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

4. FIRE SUPPRESSION SYSTEMS

ANY BUILDING HAVING A TOTAL FLOOR AREA GREATER THAN 500 SQUARE FEET SHALL BE FULLY PROTECTED WITH AUTOMATIC FIRE SPRINKLER SYSTEM(S). INSTALLATION SHALL BE IN ACCORDANCE WITH THE APPLICABLE NFPA STANDARD. A MINIMUM OF FOUR (4) SETS OF PLANS FOR FIRE SPRINKLER SYSTEMS MUST BE SUBMITTED TO THE FIRE DISTRICT BY A CALIFORNIA LICENSED C-16 CONTRACTOR AND APPROVED PRIOR TO INSTALLATION. THIS REQUIREMENT IS NOT INTENDED TO DELAY ISSUANCE OF A BUILDING PERMIT. A ROUGH SPRINKLER INSPECTION MUST BE SCHEDULED BY THE INSTALLING CONTRACTOR AND APPROVED PRIOR TO REQUESTING A FRAMING INSPECTION.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

5. FIRE ALARM SYSTEMS (BUILDINGS < 10,000 SF)

(OZONE BUILDING, CHEMICAL BUILDING, AND PWPS ELECTRICAL BUILDING)

THE BUILDING(S) SHALL BE FULLY PROTECTED WITH AN APPROVED CENTRAL STATION, PROPRIETARY STATION, OR REMOTE STATION AUTOMATIC FIRE ALARM SYSTEM AS DEFINED BY NFPA STANDARD 72. PLANS AND SPECIFICATIONS FOR THE FIRE ALARM SYSTEM SHALL BE SUBMITTED BY A CALIFORNIA LICENSED C-10 CONTRACTOR AND APPROVED PRIOR TO REQUESTING A ROUGH SPRINKLER OR FRAMING INSPECTION.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

6. FIRE ALARM SYSTEMS (BUILDINGS > 10,000 SF)

(MEMBRANE BUILDING)

ANY FIRE SPRINKLER SYSTEM WITH 20 OR MORE FIRE SPRINKLERS SHALL BE MONITORED BY A STATION, PROPRIETARY STATION, OR REMOTE STATION AUTOMATIC FIRE ALARM SYSTEM AS DEFINED BY NFPA STANDARD 72. A FIRE ALARM SYSTEM SHALL BE PROVIDED WITH AUDIBLE AND VISUAL NOTIFICATION DEVICES IN ANY BUILDING WITH A FIRE SPRINKLER SYSTEM CONTAINING MORE THAN 100 SPRINKLERS OR WITH MORE THAN ONE TENANT SPACE. PLANS AND SPECIFICATIONS FOR THE FIRE ALARM SYSTEM SHALL BE SUBMITTED BY A CALIFORNIA LICENSED C-10 CONTRACTOR AND APPROVED PRIOR TO REQUESTING A ROUGH SPRINKLER OR FRAMING INSPECTION.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

7. FIRE EXTINGUISHERS

PORTABLE FIRE EXTINGUISHERS SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH CALIFORNIA FIRE CODE CHAPTER 9 AND TITLE 19 OF THE CALIFORNIA CODE OF REGULATIONS.

RESPONSIBLE LAND USE DEPARTMENT: MARINA FIRE DISTRICT

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NO.	REVISION	DATE	BY

SCALES

0 1"  
0 25mm

IF THIS BAR IS NOT  
DIMENSION SHOWN,  
ADJUST SCALES  
ACCORDINGLY.



DESIGNED

ZDH

DRAWN

DWM

CHECKED

TKR



MONTEREY REGIONAL WATER POLLUTION CONTROL AGENCY  
MONTEREY, CA

PURE WATER MONTEREY  
GROUNDWATER REPLENISHMENT PROJECT

Kennedy/Jenks Consultants

303 2nd Street, Suite 300 South Tower, San Francisco, CA. 94107

ADVANCED WATER PURIFICATION FACILITY AND  
PRODUCT WATER PUMP STATION

FIRE DEPARTMENT NOTES

FILE NAME 1668001-D-1_6.DWG
JOB NO. 1668001*02
DATE FEBRUARY 2017
SHEET D-1.6



## COLOR CHART

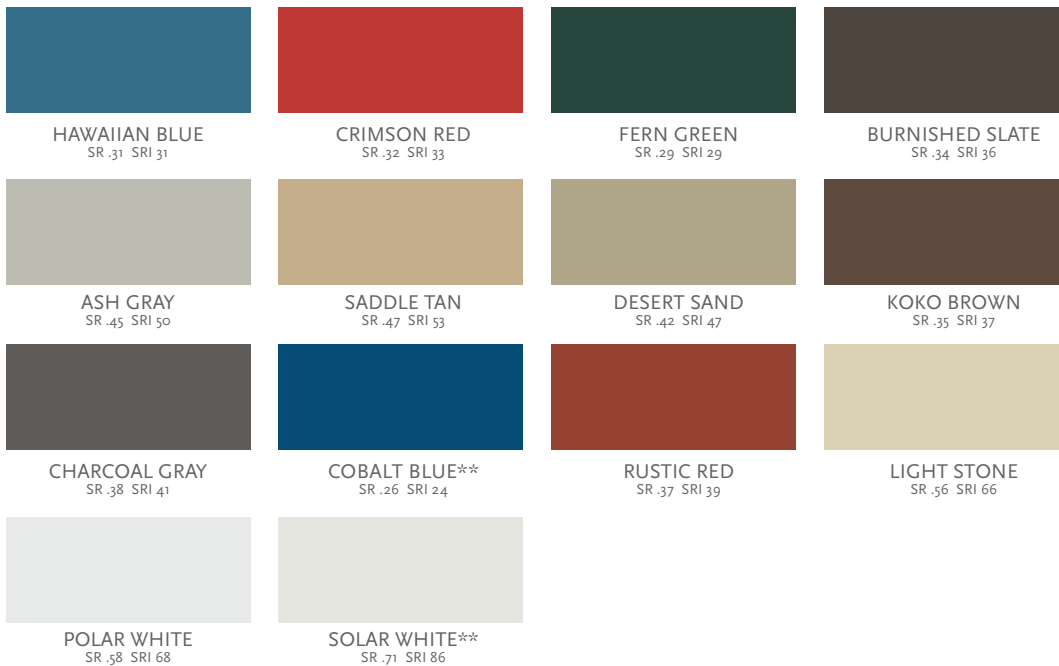




### SIGNATURE® 200

STANDARD COLORS  
26 AND 24 GAUGE MATERIAL

Siliconized Polyester  
Polar White is a Straight Polyester.

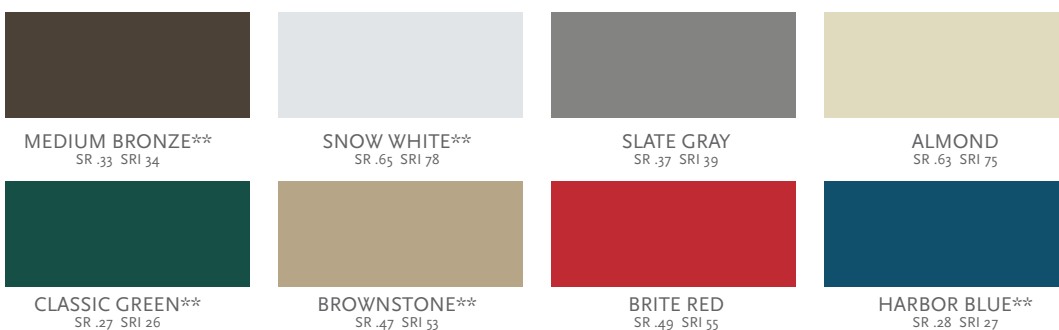


- Final color selection should be made from actual color chips.
- For the most current information available, visit our website at [www.cecobuildings.com](http://www.cecobuildings.com).
- All products are available in smooth or embossed finish.
- Trim is available in all colors.
- A 25-year limited paint warranty is available upon written request. Please review our sample warranty for complete performance attributes and terms and conditions.
- All colors shown are Energy Star Qualified through our Energy Star partner MBCI.

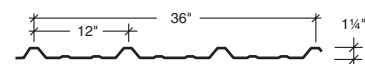
### SIGNATURE® 300

STANDARD COLORS  
26 AND 24 GAUGE MATERIAL

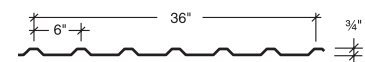
70% PVDF  
Resin-based Coating or Finish, Low Gloss



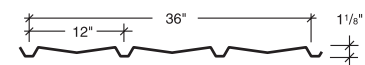
#### "PBR" PANEL



#### "PBU" PANEL



#### "AVP" PANEL



\*\* Minimum quantities and/or extended lead times required for 24 gauge. Please inquire.

Signature® is a registered trademark of NCI Building Systems. PVDF-Polyvinylidene Fluoride.



ENERGY STAR® Qualified

## SIGNATURE® 200

STANDARD COLORS  
24 GAUGE MATERIAL

Siliconized Polyester  
Polar White is a Straight Polyester.



## SIGNATURE® 300

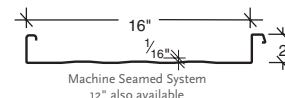
STANDARD COLORS  
24 GAUGE MATERIAL

70% PVDF  
Resin-based Coating or Finish, Low Gloss

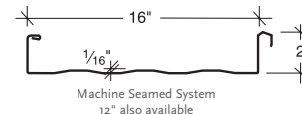
Roof Panels



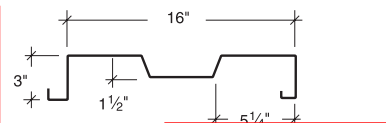
### BATTENLOK® HS



### SUPERLOK®

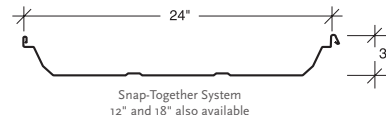


### SHADOWRIB™



Lower (Wainscot)  
Wall Panels

### ULTRA-DEK



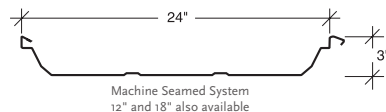
## SIGNATURE® 300 METALLIC

24 GAUGE MATERIAL

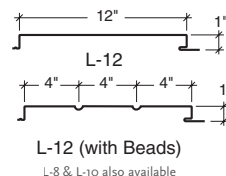
70% PVDF  
Resin-based Coating or Finish, Low Gloss



### DOUBLE-LOK®



### ARTISAN® SERIES



ENERGY STAR® Qualified

Metallic coatings are directional. Panels and trim must be installed oriented in the same direction to prevent perceived shade variances. Please inquire for special pricing.

\*\* Minimum quantities and/or extended lead times required for 24 gauge. Please inquire.

Signature® is a registered trademark of NCI Building Systems. PVDF-Polyvinylidene Fluoride.

Signature® 200 SPECIFICATIONS

**Product Name**  
Signature® 200, a premium coating with proven, proprietary polymer and premium pigments.

**Product Description**  
**Uses:** Signature® 200 is a factory-applied and oven-baked protective coating used on GALVALUME®, galvanized steel or aluminum substrate. Signature® 200 combines excellent physical characteristics and aesthetic values for metal panels and components. Its uses in architectural, industrial, commercial, residential and institutional metal construction are numerous. Signature® 200 coatings are formulated for hardness and flexibility, making it a versatile and durable coating system when applied over a proprietary, corrosion-resistant primer.

**Limitations:** Since Signature® 200 coatings require baking to cure, they cannot be field applied. Signature® 200 coatings are not approved for use on hot or cold rolled bare steel substrates intended for exterior exposure.

**Composition and Materials:** Signature® 200 is a thermoset coating consisting of a proprietary polyester resin modified by silicone resin intermediate. Signature® 200 uses premium, proven-durability ceramic pigments which give superior exterior protection and resistance to chemical corrosion and ultraviolet radiation.

**Color:** Signature® 200 coatings are available in a wide range of standard, field-proven colors. Special colors are available (minimum quantity requirements may apply) if approved by manufacturer. Polar White may not meet these specifications – please inquire.

**Installation**  
The Signature® 200 system is factory applied over metal substrates using the coil coating process. Surfaces shall be chemically cleaned and pretreated according to manufacturers’ specifications to remove contaminants and provide acceptable corrosion resistance. Total dry film thickness of topcoat (Signature® 200 protective coating and primer) is within the 0.9 - 1.05 range for coil coated applications. The pretreated substrate is primed with 0.2 - 0.25 mil of a high performance primer. The Signature® 200 protective coating is applied over the primed substrate at 0.7 - 0.8 mil. The Signature® 200 systems

incorporate outstanding exterior durability, while affording superior coil line application and post-forming capabilities.

**Warranty**  
The Signature® 200 warranty is backed by the strictest production specifications and is one of the strongest in the industry. Details and further information are available by contacting the manufacturer.

**Maintenance**  
The factory applied finish of Signature® 200 is baked-on coating designed to give trouble-free performance for years with little service required. However, mild detergents and/or mineral spirits are recommended for removal of surface dust and airborne chemical deposits. Air-dry touch-up paints are also available for repair of minor scratches.

**Technical Assistance**  
Complete technical information and literature is available from manufacturer.

Signature® is a registered trademark of NCI Group, Inc.  
GALVALUME® is a registered trademark of BIEC International Inc.

TECHNICAL DATA–PHYSICAL PROPERTIES			
PROPERTY	VALUE	TEST DESIGNATION	
<b>Gloss @ 60°</b> <b>Film Hardness</b> <b>Impact Resistance, 3x Metal Thickness</b>	20-80 F-Min (Eagle Turq.) No Adhesion Loss	ASTM D523 ASTM D3363 ASTM D2794	(1) 2T to 4T, No loss of adhesion. (2) No field blisters.
<b>Cross-Hatch Adhesion</b>	No Adhesion Loss	ASTM D3359	(3) ≤¼ inch creep from scribe, few blisters, rating of 8.
<b>Formability: T-Bend</b> <b>Abrasion Resistance, Falling Sand</b>	(1) Acceptable 35 ± 5 Liters	ASTM D4145 ASTM D968	(4) Chalk rating no less than 8. Color change, no more than 5ΔE Hunter units.
<b>ACCELERATED TESTS:</b> <b>Humidity, 1,000 hrs.</b> <b>Dew Cycle Weatherometer, 200 Total Hours</b> <b>Salt Spray, 1,000 hrs.</b> <b>Chemical Spot Test</b>	(2) Acceptable (4) Acceptable (3) Acceptable (5) Acceptable	ASTM D2247 ASTM D3361 ASTM B117 ASTM D1308	(5) 10% Hydrochloric acid solution 24 hours no visible changes. 25% sodium hydroxide 1 hour test no visible change.

Signature® 300 and Signature® 300 Metallic SPECIFICATIONS

**Product Name**  
Signature® 300 and Signature® 300 Metallic, a premium fluoropolymer low gloss coating, produced with 70% PVDF resin.

**Product Description**  
**Basic Uses:** Signature® 300 coatings are specified by leading architects and used by manufacturers of metal curtain wall and other building products as a long-life exterior finish for aluminum, galvanized steel and Galvalume®. The liquid coating is factory applied and oven baked on properly prepared and primed substrates. Signature® 300 coatings typically are used as exterior finishes for metal roofing, siding, louvers, fascia, curtain wall, spandrel paneling and column covers. The building components can be post-formed from pre-coated coil stock.

**Limitations:** Since Signature® 300 coatings require baking to cure, they cannot be field applied. Signature® 300 coatings are not approved for use on hot or cold rolled bare steel substrates intended for exterior exposure.

**Composition and Materials:** Signature® 300 coatings are based on 70% PVDF resin. They also are formulated with highly durable pigments and solvents blended for optimum application properties.

**Color:** Signature® 300 coatings are available in a wide range of standard, field-proven colors. Special colors are available (minimum quantity requirements may apply) if approved by manufacturer.

**Technical Data**  
See Chart Below.

**Installation**  
Signature® 300 coatings may be coil coated on HDG steel, Aluminum or Galvalume® substrates that have been pretreated and primed according to manufacturer specifications. The entire system is applied in the factory and oven baked. Topcoat dry film thicknesses are within the 0.9-1.1 mil range (Note: which refers to the combination of primer and the Signature® 300 protective coating) for coil coated applications. The pretreated substrate is primed with 0.2 - 0.30 mil of a high performance primer. The Signature® 300 protective coating is applied over the primed substrate at 0.7 - 0.8 mil. The flexibility of the system permits coil-coated stock to be post-formed by either a roll former or press brake. All applicators of Signature® 300 coatings must have the approval of manufacturer. A list of approved applicators is available upon request.

**Warranty**  
The Signature® 300 warranty is backed by the strictest production specifications and is one of the strongest in the industry. Details and further information are available by contacting manufacturer.

**Maintenance**  
Signature® 300 coatings are virtually maintenance free and non-staining. If necessary, surface residue may be removed by conventional cleaning solvents or detergents. Minor scratches may be touched-up with a specially formulated, field-applied coating of the same color.

Signature® 300 coatings can be used in conjunction with conventional sealants and caulking compounds. Mortar, plaster, etc. will neither adhere to nor stain the surface.

**Technical Assistance**  
Complete technical information and literature is available from manufacturer.

Signature® is a registered trademark of NCI Group, Inc.  
GALVALUME® is a registered trademark of BIEC International Inc.

TECHNICAL DATA–PHYSICAL PROPERTIES			
PROPERTY	VALUE	TEST DESIGNATION	
<b>Gloss @ 85°</b> <b>Film Hardness</b> <b>Impact Resistance, .5" Ball Indenter, 3x Metal Thickness</b>	8-15 HB-Min (Eagle Turq.) (8) Acceptable	ASTM D523 ASTM D3363 (NCCA II-12) (2) ASTM D2794	(1) No evidence of cracking, and no loss of adhesion to the point of metal rupture.
<b>Formability:</b> <b>180° bend around 1/8" mandrel</b> <b>Adhesion</b> <b>Abrasion Resistance, Falling Sand</b>	(1) Acceptable (2) Acceptable 67 Liters	ASTM D522 ASTM D3359 (NCCA II-5) ASTM D968	(2) No removal of finish after 1/16-inch cross-hatching to bare metal, to impact limits or point of metal rupture.
<b>Accelerated Weathering, 5,000 hrs. exposure</b> <b>Humidity, 3,000 hrs.</b> <b>Salt Spray, 2,000 hrs.</b>	(3) Acceptable (4) Acceptable (5) Acceptable	ASTM D4587, G53, or G154 ASTM D2247, Apparatus A1 ASTM B117 (NCCA III-2)	(3) No cracking, peeling, blistering, loss of adhesion or corrosion of base metal. Chalk rating of 8 per ASTM D4214. Color change less than 5ΔE per ASTM D2244.
<b>Cyclic Salt Fog/UV exposure, 3,000 hrs.</b> <b>Chemical Spot Test</b>	(6) Acceptable (7) Acceptable	ASTM D5894 ASTM D1308	(4) Rating of 10, no blistering, cracking, creepage or corrosion per ASTM D1654. (5) No more than 5/32-inch average creepage from scribed line rating of 7, field test rating of 8 per ASTM D1654. (6) No more than 1/32-inch creepage from scribed line, rating of 8. No blistering, rating of 10 per ASTM D1654. (7) 10% Hydrochloric acid solution 24 hours no visible changes. 25% sodium hydroxide 1 hour test no color change, no blistering. (8) Reverse impact and direct impact, no cracking or loss of adhesion.

Descriptions and specifications contained herein were in effect at the time this publication was approved for printing. In a continuing effort to refine and improve products, Ceco reserves the right to discontinue products at any time or change specifications and/or designs without incurring obligation. To ensure you have the latest information available, please inquire or visit our website at [www.cecobuildings.com](http://www.cecobuildings.com).

SOLAR REFLECTIVITY (SR)

Solar reflectivity or reflectance (SR) is the ability of a material to reflect solar energy from its surface back into the atmosphere. The SR value is a number from 0 to 1.0. A value of 0 indicates that the material absorbs all solar energy and a value of 1.0 indicates it is all reflected. Energy Star® requires SR testing of both new and aged roof products. New products must have an SR value of 0.25 or higher for steep slope (above 2:12) roofing and an SR value of 0.65 or higher for low slope (2:12 or less) roofing. Aged testing takes three years to complete, so not all products that meet the initial requirements are qualified. For more information, please visit [www.energystar.gov](http://www.energystar.gov).

SOLAR REFLECTANCE INDEX (SRI)

The SRI is used to determine compliance with LEED requirements and is calculated according to ASTM E 1980 using values for reflectance and emissivity. Emissivity is a material's ability to release absorbed energy. To meet LEED requirements, a roofing material must have an SRI of 29 or higher for steep slope (above 2:12) roofing and an SRI value of 78 or higher for low slope (2:12 or less) roofing. For more information, please visit [www.usgbc.org](http://www.usgbc.org).

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