

**GARBERVILLE SANITARY DISTRICT
BOARD OF DIRECTORS MEETING
AGENDA**

**There will be a regular meeting held by the Garberville Sanitary District Board of Directors at the
GSD District Office
919 Redwood DR. Garberville, CA**

Date of Meeting:

January 29th 2019

5:00 p.m. – Open Public Session

Any writings or documents that are public records and are provided to a majority of the governing board regarding an open session item on this agenda will be made available for public inspection in the District Office located at 919 Redwood Dr. during normal business hours.

I. REGULAR MEETING CALLED TO ORDER

II. ESTABLISHMENT OF QUORUM

Rio Anderson___, Linda Brodersen___, Doug Bryan___, Richard Thompson___, Julie Lyon_____

III. APPROVAL OF AGENDA - Action to add or delete items from any portion of the agenda or to discuss any consent agenda items must be taken prior to adoption of the agenda.

IV. THE BOARD WILL ENTER CLOSED SESSION AT END OF MEETING

V. OPEN SESSION

VI. COMMENTS AND QUESTIONS FROM THE AUDIENCE

Up to fifteen minutes of this portion of the meeting are reserved for members of the public to address the Board on items not listed on the agenda and within the jurisdiction of the GSD Board. Speakers are limited to 3 minutes. The GSD Board is prohibited by law from taking action on matters discussed that are not on the Agenda, and no adverse conclusions should be drawn if the GSD Board does not respond to public comment at this time.

Correspondence—Letters

General Public / Community Groups

VII. ANNOUNCEMENTS AND COMMUNICATIONS

REPORTS AND PRESENTATIONS – Routine report of activities, operations, meetings / conferences held and/or attended by Board members, Staff, and General Manager

Operations Staff-

Office Staff-

Board Members-

General Manager—Ralph Emerson Pg. 4

Government Code Section 54954.3 provides that the public will have an opportunity to address the Board on any item described on a regular or special meeting either before or during the consideration of that item. The Board reserves the right to limit the time of presentation by individuals and groups

VIII. REGULAR AGENDA ITEMS

A. CONSENT AGENDA

Notice to the Public

All matters listed under Consent Agenda are considered to be routine and all will be enacted by one motion and voice vote. There will be no separate discussion of these items unless the Board of Directors requests items to be removed from the Consent Agenda for separate action. Any items will be considered after the motion to approve the Consent Agenda.

A.1 Approve Financials Date – **Will include in Budget Update Discussion**

A.2 Approve Date: December 18, 2018 Regular Meeting Minutes - **pg. 5-7**

A.3 Operations Safety Report- **pg. 8-9**

Motion: **Second:** **Vote:**

A. GENERAL BUSINESS – Action items

Notice to the Public

The Board of Directors will allow public comment on agenda items although any person who wishes to speak on an agenda item must submit a request prior to the meeting being called to order. You will be given 5 minutes on each agenda item that you wish to comment and then the Board of Directors will discuss the item amongst themselves with no other public comment.

B.1 Budget update 2018/2019—Jennie Short Report **pg. 10-21**
(discussion-possible action)

Motion: **Second:** **Vote:**

B.2 Water Balance – Capacity - Efficiency Report **Pg. 22-44 (Handout at Meeting)**
(discussion-possible action)

Motion: **Second:** **Vote:**

B.3 Bank Building Renovation Project **pg. 45-75**

(discussion-possible action)

Motion: **Second:** **Vote:**

B.4 Rate Structure Presentation **pg. 76-88**

(discussion-possible action)

Motion: **Second:** **Vote:**

B.5 Chlorine Contact Chamber Update **pg. 89-91**

(discussion-possible action)

Motion: **Second:** **Vote:**

B.6 Project Completion Update **pg. 92**

IX. CLOSED SESSION

A. No Items for Closed Session

X. RETURN TO OPEN SESSION

Report of any actions taken in Closed Session

XI. ITEMS FOR NEXT BOARD MEETING

1. Rate Structure Process
2. Eel River Data
3. Southern Humboldt Community Health Care District Presentation
4. Form 700 Conflict of Interest Forms

XII. ADJOURNMENT

Posting of Notice at the District Office no later than Date: January 25, 2018. Agenda is emailed to the local newspapers and those who have requested an agenda in writing or e-mail.

In accordance with the Americans with Disabilities Act, if you need a special accommodation to participate, please contact the Garberville Sanitary District Office at (707)923-9566 at least 48 hours in advance.

**Garberville Sanitary District
PO Box 211
Garberville, CA. 95542
(707)923-9566**

GENERAL MANAGER REPORT

Date: January 29, 2019

January has been a test of our abilities as we have experienced many unforeseen obstacles such as high turbidity at unexpected times, staff limitations because of illness and personal necessity, water leaks, sewer spills, excessive rain related problems, project oversight and filling in for each other. We are very fortunate to have such dedicated staff that keep all the equipment running, meeting customer demands and providing safe potable water.

Governor Newsom presented his first budget and is once again introducing the water tax as a way to fund Water Districts that can't maintain their infrastructure with their own funds or property tax funds reimbursed from the County. This is absolutely a terrible misuse of public funds because it forces Districts like GSD to overcharge customers and give the money to the State to mismanage at their will while doing nothing for the customers being overcharged.

Thank You for allowing me to spend some time with my daughter having her baby and for assisting my daughter move back to California from Fairbanks. I worked every day and was in daily contact with staff and professional services to keep operations and the office running smoothly.

Respectfully Submitted:

Ralph Emerson

**GARBERVILLE SANITARY DISTRICT
BOARD OF DIRECTORS MEETING
MINUTES**

December 18, 2018
5:00 p.m. – Open Public Session

I. REGULAR MEETING CALLED TO ORDER

5:02 p.m.

II. ESTABLISHMENT OF QUORUM

**Rio Anderson-Present
Linda Brodersen
Doug Bryan
Richard Thompson
Julie Lyon**

III. APPROVAL OF AGENDA

Motion: Doug Bryan Second: Rio Anderson Vote: 4-0

IV. THE BOARD WILL ENTER CLOSED SESSION AT END OF MEETING

V. OPEN SESSION

VI. COMMENTS AND QUESTIONS FROM THE AUDIENCE

General Public / Community Groups

VII. ANNOUNCEMENTS AND COMMUNICATIONS

REPORTS AND PRESENTATIONS –

Operations Staff- 0

Office Staff- 0

Board Members-The Board is grateful for the GSD staff and all that they do.

General Manager—Ralph Emerson Pg. 4

Nothing to Report.

VIII. REGULAR AGENDA ITEMS

A. CONSENT AGENDA

A.1 Approve Financials – Amended Version

A.2 Approve 11/27/18 Regular Meeting Minutes

A.3 Operations Safety Report

Motion: Richard Thompson Second: Rio Anderson Vote: 4-0

A. GENERAL BUSINESS

Ralph Emerson Sworn the Board Members into Office.

B.1 Board Organization and Duties **pg. 22-30**

(action required)

Nomination of Chairperson

Linda Brodersen was nominated as Board Chairperson.

Motion: Richard Thompson Second: Doug Bryan Vote: 5-0

Nomination of Vice Chairperson

Doug Bryan was nominated as Vice Chairperson.

Motion: Rio Anderson Second: Julie Lyon Vote: 5-0

Nomination of Secretary

Ralph Emerson was nominated as Board Secretary.

Motion: Doug Bryan Second: Rio Anderson Vote: 5-0

Nomination of Treasurer

Richard Thompson was nominated as Treasurer.

Motion: Rio Anderson Second: Doug Bryan Vote: 5-0

Authorized Signatures to Sign for District

The Board decided to leave the District signatures the same.

Doug Bryan, Linda Brodersen, Mary Nieto, Ralph Emerson, Rio Anderson

B.2 Approve Board Calendar for 2018 **pg. 31**

Motion: Doug Bryan Second: Richard Thompson Vote: 5-0

B.3 Bank Building Remodel Project **pg. 32-35**
(discussion)

B.4 Draft Audit Presentation **pg. 36-71**

Motion: Rio Anderson Second: Richard Thompson Vote: 5-0

B.5 Southern Humboldt Park Projects and Request **pg. 72-75**

**The park can submit a letter to the board or follow the proper steps to get water.
The park has to initiate.**

B.6 Will Serve Water/Sewer Service Agreement and Application **pg. 76-80**

Motion: Doug Bryan Second: Julie Lyon Vote: 5-0

B.7 Rate Study Update

At the February 2019 meeting a presentation will be made to the board.

C. POLICY REVISION / ADOPTION

C.1 Personnel Policy—Employee Conduct Section 7.5--7.11 **pg. 81-87**
(discussion possible action) second reading

Motion: Rio Anderson Second: Richard Thompson Vote: 5-0

Motion: Richard Thompson Second: Doug Bryan Roll Call Vote: 5-0

IX. CLOSED SESSION

- A. **Conference with Legal Counsel – Existing Litigation (Government Code § 54956.9)**
Stillwell vs. Garberville Sanitary District, Humboldt County Superior Court Case No. DR180139.

X. RETURN TO OPEN SESSION

No Action Taken

XI. ITEMS FOR NEXT BOARD MEETING

1. Rate Study
2. Budget Update 2018-2019
3. Annual Water Balance Analysis
- 4.

Next meeting Tuesday January 29th, 2019

XII. ADJOURNMENT

@ 5:53 p.m



ATTENDANCE ROSTER

Safety Meeting

Date of Meeting: 1/8/19 Leader Name: Ralph Emerson

Instructions:

- a. Fill in the date of the meeting and the name of the safety meeting leader.
b. Have all safety meeting participants sign this roster.
c. File this roster and the associated documents as outlined in the Leader Discussion Guide.

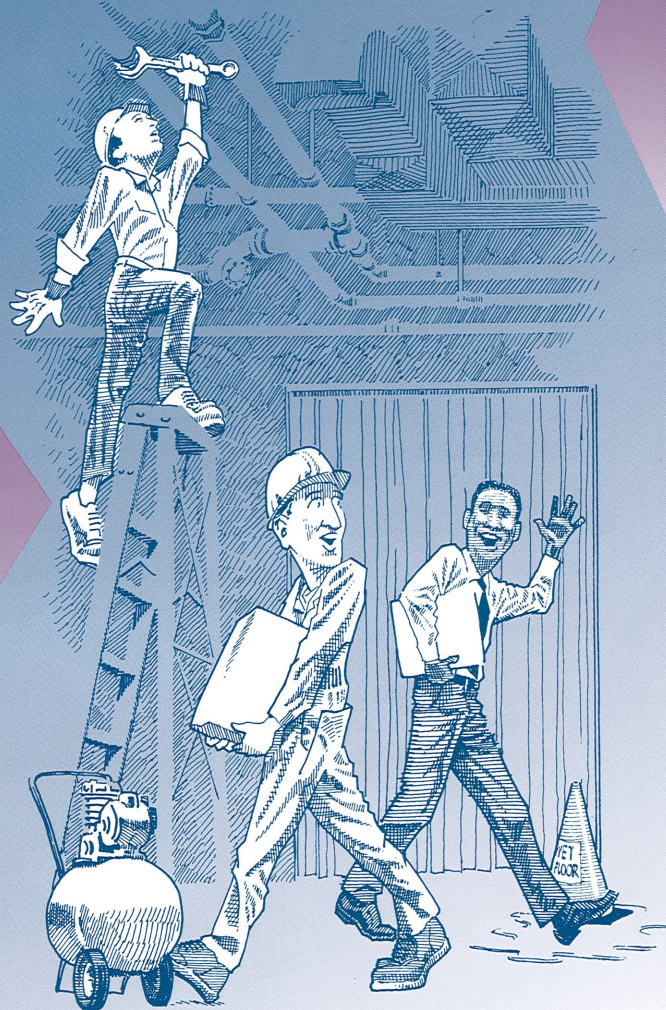
Name (print)

Name (signature)

Table with 2 columns: Name (print) and Name (signature). Rows 1-4 contain handwritten entries: 1. Ralph Emerson, 2. Brian Miller, 3. Dan Arreaga, 4. Jamie Laford.

Attachments: 1. Leader Discussion Guide 2. Safety Meeting Booklet

Slips, Trips and Falls





GARBERVILLE SANITARY DISTRICT

P.O. BOX 211 • GARBERVILLE, CA 95542 • (707) 923-9566

BOARD AGENDA MEMORANDUM

Meeting Date: January 29, 2019
To: Garberville Sanitary District Board of Directors
From: Jennie Short, Consultant Project Manager
Subject: November 2018 Financial Statements

GENERAL OVERVIEW AND FINANCIAL CONSIDERATIONS

The attached Financial Statements are for November 2018. As can be seen on the “Combined Revenue & Expense Report for Board” in the YTD Actual (first four months of year) column:

- The total revenue is \$ 397,268.00, which is \$ (21,308.60) under budget so far this year
- The total expenses are \$ 531,801.50, which is \$ (11,851.42) under budget
- The net income excluding depreciation is \$ 75,093.20, which is \$ (18,580.48) under budget

As can be seen on the “Statement of Cash Flows Report for Board - November 2018” and the “Balance Sheet Report for Board As of November 2018”:

- Net cash **DECREASE** for September is \$ (99,748.44) and the year to date cash **DECREASE** is \$ (184,009.83).
- Expenditures for fixed asset acquisition so far this year total \$ 290,079.30 which was for the replacement of the chlorine contact chamber and \$38,510 for Maple Lane sewer line replacement (this was an unbudgeted expenditure)
- As of December 31, 2018, the total reimbursement from the insurance company so far is \$314,607.42. SDRMA has been very efficient at reimbursing GSD for CCC-CL2 expenses.
- Total payments on long term debt so far this year total \$ 58,771.26.

The less than budgeted net income and the additional expenditure for Maple Lane will likely result in a net cash flow to the negative this year unless something changes in regards to spending all the expenses budgeted. This is because:

- the budgeted net cash increase was \$35,961
- the \$20,000 net income shortfall must be deducted from that amount
- the \$38,510 is then deducted for Maple Lane
- two budgeted asset expenditures occurred in June instead of July so they won't be included in this year (the budgeted amount was \$8,000 for Wallen Road Tank tie-in and the Alderpoint Tank tie-in at Arthur Road) which means this amount is added back
- this results in a (\$4,549) cash flow

Any unforeseen equipment replacement, waterline or sewerline replacement (beyond repair/maintenance) will make this deficit even more. Any decreases in expenditures would offset this anticipated net cash decrease.

ATTACHMENTS

1. Statement of Cash Flows - Current Month and Fiscal Year to Date
2. Balance Sheet with Comparison between Current month and Fiscal Year ending June 30, 2018
3. Revenue and Expense Report - Combined Report for Water & Sewer containing current month actual, fiscal year to date actual, and annual budget
4. Check Register Report for all checks issued in November 2018

Garberville Sanitary District
Statement of Cash Flows Report for Board
July through November 2018

	Nov 18	Jul - Nov 18
OPERATING ACTIVITIES		
Net Income	(17,715.08)	(134,533.50)
Adjustments to reconcile Net Income to net cash provided by operations:		
11000 · Accounts Receivable - Other	(816.00)	960.00
1100 · Accounts Receivable	(15,750.54)	1,408.27
1110 · Accts Receivable Over Payments	(170.48)	(420.39)
1450 · Prepaid Rent		835.00
1500 · Prepaid Insurance	4,793.46	(10,175.86)
1501 · Prepaid Workers Comp	710.31	(4,372.83)
1502 · Prepaid Expenses	556.04	(245.20)
1510 · Prepaid Licenses and Permits	293.63	(12,744.31)
1111 · Insurance Proceeds Receivable	16,500.00	96,363.19
2000 · Accounts Payable	(93,694.61)	13,319.73
20000 · *Accounts Payable	(17,100.00)	2,520.00
2210 · Accrued Federal PR Taxes		(0.07)
2300 · Service Deposits	100.00	2,300.00
Net cash provided by Operating Activities	(122,293.27)	(44,785.97)
INVESTING ACTIVITIES		
SEWER:Collection		(38,510.00)
Accumulated Depreciation-Water	27,202.63	136,013.15
Accumulated Depreciation-Sewer	14,722.71	73,613.55
CIP-CL2 Contact Chamber Replace	(15,043.74)	(251,569.30)
Net cash provided by Investing Activities	26,881.60	(80,452.60)
FINANCING ACTIVITIES		
2500 · N/P - SWRCB		(23,167.43)
2605 · RCAC Loan #6200-GSD-02	(4,252.02)	(21,084.41)
2655 · Lease Payable - Copier	(84.75)	(419.66)
2660 · Lease Payable - Ford Motor Cred		(14,099.76)
Net cash provided by Financing Activities	(4,336.77)	(58,771.26)
Net cash increase for period	(99,748.44)	(184,009.83)
Cash at beginning of period	866,700.07	950,961.46
Cash at end of period	766,951.63	766,951.63

Garberville Sanitary District
Balance Sheet Report for Board
As of November 30, 2018

PRELIMINARY UNTIL
AUDIT COMPLETED

	Nov 30, 18	Jun 30, 18	Difference	Notes
ASSETS				
Current Assets				
Checking/Savings				
1005 · Umpqua Checking - Operating	12,445.24	145,539.98	(133,094.74)	
1006 · Umpqua System Reserve - Water	25,685.98	53,000.76	(27,314.78)	
1007 · Umpqua System Reserve - Sewer	31,120.51	58,427.31	(27,306.80)	
1011 · Water Enterprise Fund	46,585.54	46,517.25	68.29	
1030 · County Treasury - Sewer Reserve	407,797.71	405,174.27	2,623.44	
1031 · County Treasury - Water Reserve	243,077.55	242,088.40	989.15	
1040 · Petty Cash	39.51	39.51	0.00	
1050 · Cash Drawer	199.59	173.98	25.61	
Total Checking/Savings	766,951.63	950,961.46	(184,009.83)	
Accounts Receivable				
11000 · Accounts Receivable - Other	1,991.00	2,951.00	(960.00)	
Total Accounts Receivable	1,991.00	2,951.00	(960.00)	
Other Current Assets				
1111 · Insurance Proceeds Receivable	49,285.81	145,649.00	(96,363.19)	
1100 · Accounts Receivable				
1110 · Accts Receivable Over Payments	(1,336.65)	(1,757.04)	420.39	
1100 · Accounts Receivable - Other	93,089.75	94,498.02	(1,408.27)	
Total 1100 · Accounts Receivable	91,753.10	92,740.98	(987.88)	
1450 · Prepaid Rent		835.00	(835.00)	
1500 · Prepaid Insurance	13,433.63	3,257.77	10,175.86	
1501 · Prepaid Workers Comp	4,462.13	89.30	4,372.83	
1502 · Prepaid Expenses	3,892.20	3,647.00	245.20	
1510 · Prepaid Licenses and Permits	12,786.37	42.06	12,744.31	
1550 · Allowance for Doubtful Accounts	(5,000.00)	(5,000.00)	0.00	
Total Other Current Assets	170,613.24	241,261.11	(70,647.87)	
Total Current Assets	939,555.87	1,195,173.57	(255,617.70)	
Fixed Assets				
CIP - CCC Replace - Insurance	(250,000.00)	(250,000.00)	0.00	
CIP-Meas-Z-Fire Hydrant Replace	70,000.00	70,000.00	0.00	
CIP-CL2 Contact Chamber Replace	310,983.02	59,413.72	251,569.30	Tank + Wahlund
CIP - SWTP Coag Project	4,806.26	4,806.26	0.00	
CIP - Leino Ln	585.00	585.00	0.00	
CIP - Bear Canyon Aerial	2,766.06	2,766.06	0.00	
WATER				
Land - Water	88,698.62	88,698.62	0.00	
Water Easements & Intangibles	177,397.11	177,397.11	0.00	
Treatment	65,382.17	65,382.17	0.00	
Distribution	2,712,614.17	2,712,614.17	0.00	
Pumps	2,909.87	2,909.87	0.00	
DWTP (Water) 2015	4,968,104.88	4,968,104.88	0.00	
Total WATER	8,015,106.82	8,015,106.82	0.00	
Water System	142,474.97	142,474.97	0.00	
SEWER				
Land - Sewer	129,810.68	129,810.68	0.00	
Collection	2,372,511.02	2,334,001.02	38,510.00	Upper Maple Sewer

Garberville Sanitary District
Balance Sheet Report for Board
As of November 30, 2018

PRELIMINARY UNTIL
AUDIT COMPLETED

	Nov 30, 18	Jun 30, 18	Difference	Notes
Treatment	507,552.59	507,552.59	0.00	
Pumps	13,908.96	13,908.96	0.00	
Sewer Project - 2011	2,792,451.91	2,792,451.91	0.00	
Total SEWER	5,816,235.16	5,777,725.16	38,510.00	
CIP - Wallan Road Tank	13,789.78	13,789.78	0.00	
Office Equipment	32,004.40	32,004.40	0.00	
Equipment	158,306.60	158,306.60	0.00	
Vehicles	81,171.66	81,171.66	0.00	
MSR/SOI and Annexation Project	157,367.08	157,367.08	0.00	
Accumulated Depreciation-Water	(1,668,404.41)	(1,532,391.26)	(136,013.15)	
Accumulated Depreciation-Sewer	(1,887,033.61)	(1,813,420.06)	(73,613.55)	
Total Fixed Assets	11,000,158.79	10,919,706.19	80,452.60	
TOTAL ASSETS	11,939,714.66	12,114,879.76	(175,165.10)	
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
2000 · Accounts Payable	45,912.00	32,592.27	13,319.73	
Total Accounts Payable	45,912.00	32,592.27	13,319.73	
Other Current Liabilities				
2300 · Service Deposits	3,000.00	700.00	2,300.00	
20000 · *Accounts Payable	2,520.00	0.00	2,520.00	
2205 · Accrued Simple	(41.46)	(41.46)	0.00	
2210 · Accrued Federal PR Taxes		0.07	(0.07)	
2220 · Accrued State PR Taxes		0.00	0.00	
2225 · Accrued Workers Comp		0.00	0.00	
2230 · Accrued Vacation	20,836.33	20,836.33	0.00	
2250 · Loans Payable - Current Portion	112,631.76	112,631.76	0.00	
Total Other Current Liabilities	138,946.63	134,126.70	4,819.93	
Total Current Liabilities	184,858.63	166,718.97	18,139.66	
Long Term Liabilities				
2500 · N/P - SWRCB	122,974.63	146,142.06	(23,167.43)	Annual Pmt
2605 · RCAC Loan #6200-GSD-02	107,537.20	128,621.61	(21,084.41)	5 of 12 pmts
2655 · Lease Payable - Copier	1,140.09	1,559.75	(419.66)	5 of 12 pmts
2660 · Lease Payable - Ford Motor Cred	0.00	14,099.76	(14,099.76)	Final Payment
2700 · SRF Loan - Water	1,264,515.10	1,264,515.10	0.00	
2900 · Less Current Portion	(112,631.76)	(112,631.76)	0.00	
Total Long Term Liabilities	1,383,535.26	1,442,306.52	(58,771.26)	
Total Liabilities	1,568,393.89	1,609,025.49	(40,631.60)	
Equity				
3000 · Contributed Capital	6,129,491.75	6,129,491.75	0.00	
3100 · Retained Earnings	4,376,362.52	4,562,718.96	(186,356.44)	
Net Income	(134,533.50)	(186,356.44)	51,822.94	
Total Equity	10,371,320.77	10,505,854.27	(134,533.50)	
TOTAL LIABILITIES & EQUITY	11,939,714.66	12,114,879.76	(175,165.10)	

Garberville Sanitary District
Combined Revenue Expense Report for Board
November 2018

	Nov. 2018 Actual	YTD Actual	YTD Budget	Difference YTD Actual to Budget
Ordinary Income/Expense				
Income				
Water Charges				
4100 · Residential	23,844.89	135,442.39	140,276.15	(4,833.76)
4110 · Commercial	18,990.75	96,615.07	101,602.15	(4,987.08)
4150 · Bulk Water Sales	816.00	7,500.00	13,000.00	(5,500.00)
Total Water Charges	43,651.64	239,557.46	254,878.30	(15,320.84)
4200 · Sewer Charges	36,889.66	144,925.08	155,573.33	(10,648.25)
4300 · Connection Fees	0.00	0.00	0.00	0.00
4650 · Late Charges	1,560.00	5,155.00	2,708.35	2,446.65
4700 · Other Operating Revenue	100.00	2,180.00	2,916.62	(736.62)
Total Income	82,201.30	391,817.54	416,076.60	(24,259.06)
Gross Profit	82,201.30	391,817.54	416,076.60	(24,259.06)
Expense				
Administrative and General				
5000 · Advertising	0.00	0.00	145.84	(145.84)
5005 · Bad Debts	156.71	300.72	1,458.34	(1,157.62)
5010 · Bank Charges				
5012 · Merchant Account Fees	231.16	1,016.30	958.38	57.92
5010 · Bank Charges - Other	119.96	665.24	583.38	81.86
Total 5010 · Bank Charges	351.12	1,681.54	1,541.76	139.78
5020 · Directors Fees	0.00	1,000.00	750.00	250.00
5030 · Dues and Memberships	0.00	4,036.00	1,833.38	2,202.62
5035 · Education and Training	0.00	2,652.95	833.38	1,819.57
5036 · Education and Training - B.O.D.	0.00	0.00	125.00	(125.00)
Insurance				
5040 · Liability	1,871.16	9,355.80	9,355.84	(0.04)
5050 · Workers' Comp	710.31	3,672.80	3,352.41	320.39
5055 · Health				
5055.1 · Employee Portion	(607.62)	(3,038.10)	(3,250.00)	211.90
5055 · Health - Other	3,257.77	16,288.85	17,650.00	(1,361.15)
Total 5055 · Health	2,650.15	13,250.75	14,400.00	(1,149.25)
Total Insurance	5,231.62	26,279.35	27,108.25	(828.90)
5060 · Licenses, Permits, and Fees	2,314.75	9,898.95	9,791.69	107.26
5065 · Auto	1,231.66	1,231.66	1,333.38	(101.72)
5070 · Miscellaneous	0.00	66.08	41.62	24.46
5080 · Office Expense	56.21	2,585.50	2,333.38	252.12
5085 · Outside Services	649.26	2,977.04	3,541.62	(564.58)
5090 · Payroll Taxes	2,000.82	10,046.14	11,181.62	(1,135.48)
5100 · Postage	208.99	997.58	1,166.62	(169.04)
5110 · Professional Fees	6,977.16	33,926.73	32,250.00	1,676.73
5120 · Property Taxes	0.00	30.42	5.00	25.42
5125 · Repairs and Maintenance	0.00	23.14	208.38	(185.24)
5130 · Rents	835.00	4,175.00	5,000.00	(825.00)
5135 · Retirement	640.48	3,159.25	3,187.50	(28.25)
5137 · Supplies	192.03	1,438.76	500.00	938.76
5140 · Telephone	746.04	4,483.25	3,166.62	1,316.63

Garberville Sanitary District
Combined Revenue Expense Report for Board
November 2018

	Nov. 2018 Actual	YTD Actual	YTD Budget	Difference YTD Actual to Budget
5145 · Tools	0.00	0.00	1,666.62	(1,666.62)
5150 · Travel and Meetings	0.00	115.19	625.00	(509.81)
5155 · Utilities	157.82	1,143.46	1,150.00	(6.54)
5160 · Wages				
5165 · Wages - Overtime	184.50	1,029.90	416.62	613.28
5160 · Wages - Other	10,463.43	52,870.76	66,793.38	(13,922.62)
Total 5160 · Wages	10,647.93	53,900.66	67,210.00	(13,309.34)
Total Administrative and General	32,397.60	166,149.37	178,155.00	(12,005.63)
Sewage Collection				
6010 · Fuel	311.34	1,168.51	1,341.69	(173.18)
6030 · Repairs and Maintenance	62.58	(203.13)	10,000.00	(10,203.13)
6040 · Supplies	3.33	2,747.13	833.31	1,913.82
6050 · Utilities	359.00	1,558.56	2,395.81	(837.25)
6060 · Wages				
6065 · Wages - Overtime Sewer Collecti	75.00	591.00	0.00	591.00
6060 · Wages - Other	2,218.47	13,350.14	12,045.44	1,304.70
Total 6060 · Wages	2,293.47	13,941.14	12,045.44	1,895.70
Total Sewage Collection	3,029.72	19,212.21	26,616.25	(7,404.04)
Sewage Treatment				
6075 · Fuel	311.34	1,168.52	1,245.81	(77.29)
6080 · Monitoring	155.00	735.00	5,833.31	(5,098.31)
6100 · Repairs and Maintenance	4.38	4,736.24	5,500.00	(763.76)
6110 · Supplies	0.00	1,934.19	3,166.69	(1,232.50)
6120 · Utilities	691.90	3,164.46	5,750.00	(2,585.54)
6130 · Wages				
6135 · Wages - Overtime Sewer Treatmen	0.00	481.50	0.00	481.50
6130 · Wages - Other	3,267.00	15,126.18	9,922.06	5,204.12
Total 6130 · Wages	3,267.00	15,607.68	9,922.06	5,685.62
Total Sewage Treatment	4,429.62	27,346.09	31,417.87	(4,071.78)
Water Trans and Distribution				
7075 · Fuel	311.36	1,168.58	1,197.94	(29.36)
7090 · Repairs and Maintenance	4,569.62	8,223.04	8,333.31	(110.27)
7100 · Supplies	0.00	12,481.35	1,666.69	10,814.66
7110 · Utilities	489.33	3,257.54	4,312.50	(1,054.96)
7120 · Wages				
7125 · Wages - Overtime Water Trans &	0.00	1,155.50	2,083.31	(927.81)
7120 · Wages - Other	3,143.62	16,057.74	12,522.06	3,535.68
Total 7120 · Wages	3,143.62	17,213.24	14,605.37	2,607.87
Total Water Trans and Distribution	8,513.93	42,343.75	30,115.81	12,227.94
Water Treatment				
7020 · Fuel	0.00	0.00	916.69	(916.69)
7010 · Monitoring	153.03	1,953.03	2,083.31	(130.28)
7015 · Outside Services	0.00	800.00		800.00
7030 · Repairs and Maintenance	624.98	6,063.27	5,416.69	646.58
7040 · Supplies	199.29	4,784.22	5,833.31	(1,049.09)
7050 · Utilities	3,513.57	19,582.01	19,166.69	415.32
7060 · Wages				

Garberville Sanitary District
Combined Revenue Expense Report for Board
November 2018

	Nov. 2018 Actual	YTD Actual	YTD Budget	Difference YTD Actual to Budget
7065 · Wages - Overtime Water Treatmen	1,311.00	4,299.75	2,500.00	1,799.75
7060 · Wages - Other	5,023.58	21,305.32	16,292.06	5,013.26
Total 7060 · Wages	6,334.58	25,605.07	18,792.06	6,813.01
Total Water Treatment	10,825.45	58,787.60	52,208.75	6,578.85
Total Expense	59,196.32	313,839.02	318,513.68	(4,674.66)
Net Ordinary Income	23,004.98	77,978.52	97,562.92	(19,584.40)
Other Income/Expense				
Other Income				
Property Tax Revenue				
8010 · Secured	9.31	9.31	0.00	9.31
8020 · Unsecured	969.42	969.42	0.00	969.42
8025 · Prior Years	0.00	0.00	0.00	0.00
8030 · Supplemental - Current	0.00	0.00	0.00	0.00
8035 · Supplemental - Prior Years	0.00	0.00	0.00	0.00
Total Property Tax Revenue	978.73	978.73	0.00	978.73
8060 · Interest Income	2,663.59	2,819.52	2,500.00	319.52
8070 · Other Non-Operating Revenue	0.00	1,652.21		1,652.21
9030 · Homeowners' Tax Relief	0.00	0.00	0.00	0.00
Total Other Income	3,642.32	5,450.46	2,500.00	2,950.46
Other Expense				
9040 · Depreciation	41,925.34	209,626.70	218,750.00	(9,123.30)
9050 · Interest Expense	465.79	6,364.53	6,389.24	(24.71)
9999 · Suspense	1,971.25	1,971.25		1,971.25
Total Other Expense	44,362.38	217,962.48	225,139.24	(7,176.76)
Net Other Income	(40,720.06)	(212,512.02)	(222,639.24)	10,127.22
Net Income	(17,715.08)	(134,533.50)	(125,076.32)	(9,457.18)
9040 · Depreciation	41,925.34	209,626.70	218,750.00	(9,123.30)
Net Income Excluding Depreciation	24,210.26	75,093.20	93,673.68	(18,580.48)

Garberville Sanitary District
Check Register Report for Board
November 2018

Date	Num	Memo	Amount
101 Netlink			
11/19/2018	9642		-332.97
Total 101 Netlink			-332.97
Anderson, Lucas, Somerville & Borges			
11/16/2018	9641		-1,500.00
Total Anderson, Lucas, Somerville & Borges			-1,500.00
Blue Star Gas			
11/19/2018	9646		-17.98
Total Blue Star Gas			-17.98
Branscomb Center			
11/28/2018	DBT		-269.32
11/29/2018	DBT		-64.63
Total Branscomb Center			-333.95
Candor Rock, LLP			
11/12/2018	09628		-380.00
Total Candor Rock, LLP			-380.00
Capital Bank & Trust			
11/01/2018	EFT	557880519	-807.33
11/01/2018	EFT	025158148	-341.24
11/16/2018	EFT	557880519	-712.83
11/16/2018	EFT	025158148	-299.24
Total Capital Bank & Trust			-2,160.64
Cash			
11/14/2018	9633		-8.28
Total Cash			-8.28
Crystal Springs Bottled Water			
11/12/2018	9629		-26.50
Total Crystal Springs Bottled Water			-26.50
Dazey's Building Center			
11/16/2018	9640		-247.83
Total Dazey's Building Center			-247.83
EDD			
11/01/2018	EFT	499-0538-3	-742.11
11/01/2018	EFT	499-0538-3	-23.80
11/16/2018	EFT	499-0538-3	-611.93
11/16/2018	EFT	499-0538-3	-12.01
Total EDD			-1,389.85
Humboldt County Dept. of Health & Human S			
11/07/2018	9618		-832.14
Total Humboldt County Dept. of Health & Human S			-832.14
IRS			
11/01/2018	EFT	68-0296323	-3,360.48
11/16/2018	EFT	68-0296323	-2,824.54
Total IRS			-6,185.02
Just Rent It, LLC			
11/19/2018	9643	VOID:	0.00
11/26/2018	9651		-705.56

Garberville Sanitary District
Check Register Report for Board
November 2018

Date	Num	Memo	Amount
Total Just Rent It, LLC			-705.56
LACO			
11/12/2018	9630		-312.50
Total LACO			-312.50
Lori Ruiz			
11/19/2018	9644		-200.00
Total Lori Ruiz			-200.00
Mitchell, Brisso, Delaney & Vrieze			
11/09/2018	9625		-573.50
Total Mitchell, Brisso, Delaney & Vrieze			-573.50
NALCO			
11/08/2018	9621		-2,559.46
Total NALCO			-2,559.46
North Coast Laboratories Ltd.			
11/12/2018	9631		-285.00
11/26/2018	9647		-450.00
Total North Coast Laboratories Ltd.			-735.00
PG&E			
11/08/2018	9622		-2,388.35
11/09/2018	9626		-3,382.14
Total PG&E			-5,770.49
Pitney Bowes Purchase Power			
11/19/2018	9645		-208.99
Total Pitney Bowes Purchase Power			-208.99
Ralph Emerson			
11/07/2018	9614		-50.00
Total Ralph Emerson			-50.00
Recology Humboldt County			
11/09/2018	9627		-18.10
Total Recology Humboldt County			-18.10
Redwood Merchant Services			
11/02/2018	09731		-66.19
11/30/2018			-128.95
Total Redwood Merchant Services			-195.14
RENNER			
11/10/2018	DBT		-934.04
Total RENNER			-934.04
Rural Community Assistance Program			
11/01/2018	DBT		-4,717.81
Total Rural Community Assistance Program			-4,717.81
SDRMA			
11/07/2018	9619		-8,766.90
11/07/2018	9620		-670.94
Total SDRMA			-9,437.84
State Board of Equalization			
11/27/2018	9652		-232.46

Garberville Sanitary District
Check Register Report for Board
November 2018

Date	Num	Memo	Amount
11/27/2018	9653		-255.66
Total State Board of Equalization			-488.12
Streamline			
11/07/2018	9615		-100.00
Total Streamline			-100.00
Umpqua Bank			
11/20/2018	09730		-146.70
Total Umpqua Bank			-146.70
US Cellular			
11/07/2018	9616		-288.69
Total US Cellular			-288.69
USABLUBOOK			
11/07/2018	9617		-407.09
Total USABLUBOOK			-407.09
Van Meter Construction			
11/08/2018	9623		-38,510.00
Total Van Meter Construction			-38,510.00
Wahlund Construction, Inc.			
11/26/2018	9648		-68,201.11
Total Wahlund Construction, Inc.			-68,201.11
Wells Fargo			
11/12/2018	9632		-90.51
Total Wells Fargo			-90.51
Wyatt & Whitchurch, E.A. Inc.			
11/08/2018	9624		-2,625.00
Total Wyatt & Whitchurch, E.A. Inc.			-2,625.00
WYCKOFF'S			
11/26/2018	9649	VOID:	0.00
11/26/2018	9650		-131.03
Total WYCKOFF'S			-131.03
Arreguin, Daniel J			
11/01/2018	9608		-2,605.60
11/16/2018	9634		-2,143.93
Total Arreguin, Daniel J			-4,749.53
Emerson, Ralph K			
11/01/2018	9609		-3,094.00
11/16/2018	9635		-3,094.00
Total Emerson, Ralph K			-6,188.00
LaFond, Jamie L			
11/01/2018	9610		-115.38
11/16/2018	9636		-177.04
Total LaFond, Jamie L			-292.42
Miller, Brian A			
11/01/2018	9611		-1,958.26
11/16/2018	9637		-1,560.59

3:00 PM

01/07/19

Accrual Basis

Garberville Sanitary District
Check Register Report for Board
November 2018

<u>Date</u>	<u>Num</u>	<u>Memo</u>	<u>Amount</u>
Total Miller, Brian A			-3,518.85
Nieto, Mary			
11/01/2018	9612		-1,310.29
11/16/2018	9638		-1,209.76
Total Nieto, Mary			-2,520.05
Ruiz, Ricardo			
11/01/2018	9613		-537.78
11/16/2018	9639		-178.14
Total Ruiz, Ricardo			-715.92
TOTAL			-168,806.61



GARBERVILLE SANITARY DISTRICT

P.O. BOX 211 • GARBERVILLE, CA 95542 • (707) 923-9566

BOARD AGENDA MEMORANDUM

Meeting Date: January 29, 2019
To: Garberville Sanitary District Board of Directors
From: Jennie Short, Consultant Project Manager
Subject: 2018 Annual Water Capacity Report

Attached are the 2018 Annual Water Capacity Analysis Report with Appendices in a separate document (the appendices likely won't change from year to year). The analysis provides an overview of the various water sources, infrastructure at those sources, treatment infrastructure, and historical water diversions from the sources. It identifies the various uses for the water diverted by calendar year. In the various tables are:

- a summary of the intrinsic development potential for the parcels within the place of use (either because they are currently undeveloped or because they are under-developed for the zoning)
- a listing of the various projects that are approved and underway that will require water in the future
- a summary of the projects that are being considered but are not yet approved by the GSD board

After evaluating the capacity of each water source, the water diversions over the past 40 years, the future development potential within the place of use, and the projects approved and under consideration, there are adequate water sources to serve all these purposes as well as possible additional development within the place of use or future annexations to the place of use and jurisdictional boundary. Projects under "consideration" **could** total 13,809,570 gallons per year and still stay under the 80 million gallon maximum. Some cushion needs to be maintained as this analysis is based upon AVERAGE annual flows. Conservatively keeping 5,000,000 gallons as a buffer would still leave **8.8M gallons of available water capacity per year** that could be diverted and sold to identified and/or unidentified future projects. We do not currently have any projects under consideration that will need nearly this quantity of water.

ATTACHMENTS

1. 2018 Annual Water Capacity Analysis Report with figures and graphs
2. 2018 Annual Water Capacity Analysis Report Appendices
3. Various Documents for Projects Under Consideration

2018 Annual Water Capacity Analysis

Prepared for:
Garberville Sanitary District
Board of Directors
January 29, 2019

Prepared by:
Jennie Short
Consultant Project Manager

Garberville Sanitary District
P.O. Box 211
Garberville, CA 95542
(707)923-9566



January 2019

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APPENDICES

	DESCRIPTION
A	License and Permit for South Fork Eel River Diversion
B	DFG Agreement for South Fork Eel River Diversion
C	Division of Drinking Water Inspection Report
D	Excerpts from Annexation IS/MND related to Water Capacity
E	December 2012 SWRCB Cease and Desist Order

HISTORY OF WATER SOURCES

In 2004 the Garberville Sanitary District (GSD) purchased the Garberville Water Company (GWC) from the Hurlbutt family. The GWC had a number of historical water sources which included:

- South Fork Eel River (SFER) Diversion
- Tobin Well
- Miller Well
- Unnamed Stream

In addition to these GWC water sources, GSD had the right to use water from an unnamed creek on Brisbin's property for the wastewater treatment plant. The right to this water source was relinquished as part of the lot line adjustment agreement for the acquisition of the new primary pond at the wastewater plant.

When the purchase of GWC was completed, only the South Fork Eel River diversion, Tobin well, and Miller well was transferred to GSD.

In recent history the GSD has used the water from the SFER and Tobin well. Some effort has been made to clean out the well casing on the Miller Street Well, but no water has been pumped from this well in the past 10 years.

INFRASTRUCTURE OF WATER SOURCES

The South Fork of the Eel River Infiltration Gallery provides collection of the main water source. It was originally installed in 1940. The water flows through a collection chamber into a corrugated metal pipe that is 4 feet in diameter by 55 feet in high. There are two 25 HP submersible pumps that supply up to 350 GPM to the system. The pump discharges to a 6" raw water pipeline that transports the raw water to the new surface water treatment plant (SWTP) on Tooby Ranch Road.

The SWTP consists of flocculation, direct filtration, chlorination, and finished water pumping system.

The water treatment plant utilizes Catfloc L Polymer as a coagulant and filter aid. The polymer is injected into the raw water line prior to entering the flocculation basin located upstream of the filters. The baffled flocculation tank is 5,500 gallons, 8 feet in diameter and 14 feet straight shell length, 150 psi pressure tank.

The filtration system is a duplex Loprest model and generally consists of two 108" diameter x 72" straight shell length, 150 psi pressure tanks with 18" filter sand and 12" anthracite with two grades media support gravel and associated piping, valves, controls, and accessories. The filtrations system requires occasional backwash of the filter medium. The spent backwash water is stored in a 35,000 gallon, 18 feet diameter by 18 feet side water depth with overall height of 22 feet, steel welded storage tank. The clearwater from the backwash storage tank will be recycled back into the treatment plant system and the sediment will periodically be pumped from the tank and disposed of by the pumping company. The backwash recycling pump allows the clearwater from the storage tank to be pumped back into the treatment plant.

The water is chlorinated using liquid sodium hypochlorite. The liquid sodium hypochlorite can be injected prior to flocculation and after the water has been filtered. After the sodium hypochlorite is injected, the chlorination detention time must be satisfied prior to the water being used. Originally the SWTP was constructed with an underground chlorine contact chamber of 30" serpentine pipe. That pipe failed in Nov. 2017 and had to be replaced. The construction of an above ground steel baffled pressure vessel was completed in 2018 to replace the underground chamber.

The finished water is pumped up Sprowel Creek Road, through town, and to the existing main storage tank on APN 032-211-012. These pumps are a duplex pumping system. The SWTP has a permanently mounted, diesel, 60 kW generator with a tank that will allow for 72 hours of continuous operation. This generator can power the entire SWTP facility during power outages.

Tobin Well is a groundwater source with a duplex pumping system with chlorination. From the January 25, 2013, report by SHN Engineers & Geologists entitled *Tobin Well Supplemental Project Report*, "The existing Tobin Well is located at 510 Pine Lane in Garberville, CA. The property is approximately 75 feet along Pine Lane and 150 feet deep. The well house is located along the front of the property with a storage building located at the rear of the property. The well is currently used to provide a backup water supply to the district during high turbidity events in the Eel River. The existing well produces approximately 45 GPM providing approximately 65,000 gallons per day. The well is housed in a 12-foot x 15-foot pump house. The existing pressure tank is functional but shows heavy signs of corrosion. The well is a 5 foot diameter well approximately 45 feet in depth with a concrete landing approximately 24 feet below the existing ground surface. The concrete landing has a 24 inch square access hatch. It appears the well draws water from an unconfined aquifer. Disinfection is provided through a chlorine drip into the well to provide a .5 to 1.0 mg/1 dose of sodium hypochlorite. The District's operations staff has conducted drawdown tests with the existing 45 gpm pump. After 12 hours of continuous pumping, the well stabilized at a depth of 36.4 with a drawdown of approximately 6 feet. The well reached a 95 percent recovery five hours after the pumps were turned off."

In 2014 the District installed duplex variable speed pumps sized to pump up to 100 gallons per minute (gpm) with level control. The specifics on the pumps are: Goulds model 95L07, 6" diameter, 5-stage submersible pump rated approximately 100 GPM @ 173' TDH, driven by a 7.5 HP, 3/60/230 volt motor. Pump has a 3" NPT discharge. The pumps can be controlled by the water level in the well and can vary the pump's output to maintain a preset water surface. The controller is a Goulds model CPC20311 Aquavar variable speed controller, 30.8 amp output with a Goulds model 9K396 submersible pressure transducer, 7.5 PSI with 100' cable. Most times this automation is not used since the cycle times for automated pumping are too short.

Miller Well is a groundwater source with no pumping system and is not currently operational. The Miller Street well is thirty-two feet deep with a water depth of fifteen feet. The well is 48" in diameter. In March of 2015 the water was tested and is safe for human consumption.

The existing system has adequate production, treatment, and storage capacities for the average peak daily demand. The maximum daily demand is 427,780 gpd recorded during the month of July in 1999. The total storage capacity for the system is approximately 500,000 gallons which is the sum of the four storage tanks in the system. This is sufficient to meet the average dry day water demand. The water treatment facility produces water that meets or exceeds the State regulations for drinking water and the Surface Water Treatment Regulations. The turbidity and

residual free chlorine levels comply with the maximum allowable levels. The existing system provides four pressure zones with adequate pressure throughout the District.

EXCERPTS FROM SWRCB AND CDFG AFFECTING DIVERSION

The District holds a water diversion permit from the State Water Resources Control Board for appropriation of water from the South Fork of the Eel River. The permit is number 20789. This permit allows the District to divert a maximum of 0.595 cubic feet per second (267 gpm) from the river, year round. The District also has a fixed license that allows the District to divert an additional 0.155 cfs. The total maximum instantaneous diversion allowed is 0.75 cfs (336 gpm). This would equate to a maximum daily diversion of approximately 484,700 gallons and 177 million gallons per year. Both documents were amended as of October 11, 2013, and can be found in Appendix A. In addition, GSD executed a Lake and Streambed Alteration Agreement with the California Department of Fish and Game dated June 26, 2012. This document can be found in Appendix B.

Some specific terms of the License are:

*#5. The water appropriated under this right shall be limited to the quantity which can be beneficially used and shall not exceed **0.155 cubic foot per second** by direct diversion to be diverted from January 1 to December 31 of each year. The maximum amount diverted under this right shall not exceed **112.2 acre-feet per year**.*

*#6. The total quantity of water diverted under this right and the right pursuant to Application 29981 shall not exceed **542.2 acre-feet per year**.*

*#7. The maximum simultaneous rate of diversion under this right and the right pursuant to Application 29981 shall not exceed **0.75 cubic foot per second**.*

Some specific terms of the Permit are:

*#5. The water appropriated under this right shall be limited to the quantity which can be beneficially used and shall not exceed **0.595 cubic foot per second** by direct diversion to be diverted from January 1 to December 31 of each year. The maximum amount diverted under this right shall not exceed **430 acre-feet per year**.*

#8. Construction work and complete application of the water to the authorized use shall be prosecuted with reasonable diligence and completed by December 31, 1999.

Some of the terms of the DFG Agreement for the diversion are:

2.15 The Permittee shall not divert more than 0.75 cfs or 10% of the streamflow as measured at the USGS Gauge Station No. 11476500 at Miranda.

This Agreement shall expire five years from execution, unless it is terminated or extended before then. All provisions in the Agreement shall remain in force throughout its term. Permittee shall remain responsible for implementing any provisions specified herein to protect fish and wildlife resources after the Agreement expires or is terminated, as FGC section 1605(a)(2) requires.

So in summary, GSD is allowed to divert at a rate up to **336 GPM** (0.75 cfs) with a maximum of up to 176 million gallons per year (442.2 acre-feet per year) limited to the maximum amount

diverted during the 5-year construction period ending December 31, 1999; which was **80 million gallons** in one year.

For assessment of the amount allowable under the SFER diversion, we use this 80 million gallons per year maximum annual diversion at a rate of up to 336 GPM. The new SWTP is capable of treating 350 GPM.

DIVERSION TRENDS AND WATER SALES

To follow are two graphs summarizing the District's water diversions, metered customer sales, and bulk water sales. Graph 1 on the following page depicts the annual diversions from the South Fork of the Eel River as reported to the SWRCB for the license plus the permit from 1977 to 2018. The average from 1977 to 2018 was **61,381,523** gallons per year. The average over the past 20 years was **63,164,126**. The average over the past 10 years was **57,463,390**. This 10-year average is lower than previous years in part because GSD implemented a new rate structure from 2009 - 2014 that increased rates and replaced the leaking Alderpoint Road Tank in 2014.

Graph 2 depicts the 2010 - 2018 diversions, metered customer sales, and bulk water sales.

The metered water sales are to 440 Customers. There are 304 residential and 136 commercial customers. In addition to metered water sales, historically the District had been selling bulk water to numerous water haulers.

In December of 2012, the District received a Cease and Desist Order from the State Water Resources Control Board (see appendix F). The CDO in part required that the District "*cease and desist the bulk sale and delivery of water under its permit and license to areas outside the authorized place of use, unless the water is needed for emergency domestic water supply*".

In an email from John O'Hagan, Manager of the SWRCB DWR Enforcement Unit dated Dec 03, 2012, responding to District staff inquiry on the definition of an "emergency domestic water supply" criteria, he states "*Our intent in providing an exception allowing for bulk water sales for Emergency Domestic Use is a limited and narrow exception available only in temporary circumstances where such deliveries are required for essential health and safety uses. State Water Board staff does not agree with your proposal to use the definition of Domestic use provided by section 660 of Title 23, California Code of Regulations to interpret the draft CDO. This section is the definition used by the State Water Board for a domestic beneficial uses of water when an applicant files for a water right permit. When referring to "emergency domestic", the draft CDO was intentionally narrowing this broad definition of Domestic use down to the essential uses necessary to sustain human and animal life, and for the water necessary for sanitation. Uses for outside irrigation of lawns, gardens and landscaping, even if within ½ acre, would not be an emergency need of water.*"

In 2015, bulk water was sold to CalFIRE to fill water tender type trucks out of the fire hydrant near their complex on Alderpoint Road to fight the Buck Fire on Alderpoint Road. This water was used directly on the fire and for the personnel housed as the Eel River Fire Base Camp just outside of our POU. We deemed this to be an emergency that met the criteria of the CDO.

In 2017, we sold bulk water for several emergency projects. In April 2017 a large slide covered all lanes of Hwy 101 and closed the road to southern Humboldt County. Caltrans issued an

emergency contract for the work with Mendocino Construction Services as a subcontractor. MCS needed water for the work to be done at the site. We also sold bulk water to Cox & Cox and Mercer Frasier for the work on the Garberville Airport.

In 2018 a complaint was filed, the District supplied the requested documents, and the SWRCB notified the District that bulk water sales for construction were a violation of the CDO.

Graph 3 shows the amount of “lost” water within our water system. That is the case with every water system, although the magnitude of the loss varies with the age of the system. This lost water was reduced with the replacement of the Alderpoint Road Tank.

From US EPA, Office of Water. 2013. Drinking Water Infrastructure Needs Survey and Assessment: Fifth Report to Congress. EPA 816-R-13-006, “The US EPA’s fifth national assessment of public water system infrastructure needs documents a 20-year capital improvement need of over \$384 billion between 2011 and 2030.” They also state, “Lost water from aging infrastructure is also costing local governments and utilities lost revenue or unrecovered costs of production. Thus, taxpayer and ratepayer dollars are being wasted along with the commodity itself. A positive return on investment is almost certain for many systems, and tools are available for determining the economic level of loss for an individual water supply system - the level at which the cost of investing in water loss management is less than the value of the lost water.”

EPA’s Document No EPA 816-F-13-002, dated July 2013, entitled “WATER AUDITS AND WATER LOSS CONTROL FOR PUBLIC WATER SYSTEMS” provides instructions and ideas for ways to identify unauthorized water consumption, leakage, by conducting a water audit of the system.

Some of the likely sources of the District’s lost water are:

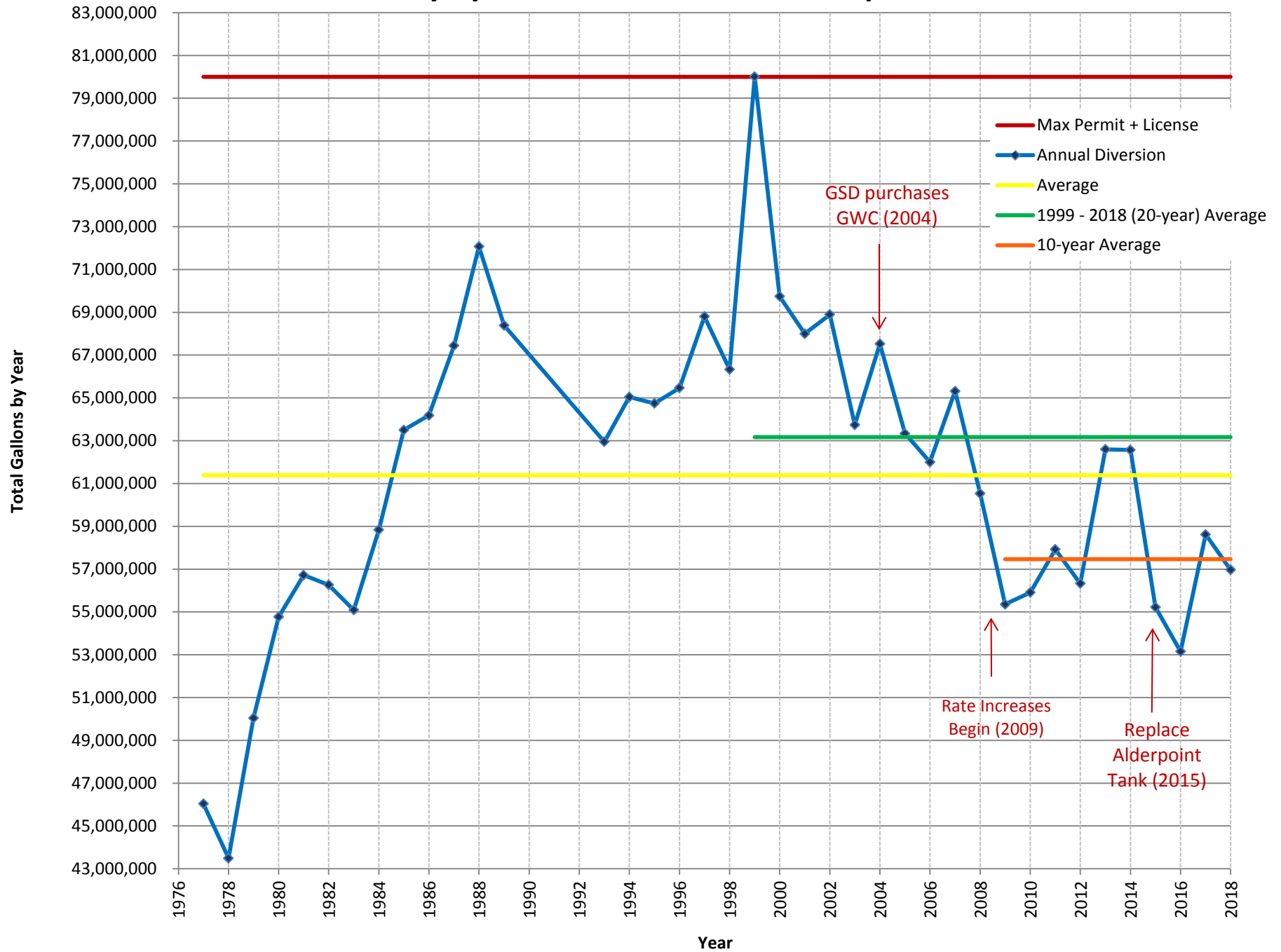
- Inaccurate (old) meters that do not record the total water actually coming through the meter
- Leaking waterlines (from old joints) and broken waterlines (cracks/holes in the waterline itself) especially with the amount of old clay and transite waterlines in the District’s system
- Leakage from fire hydrants and valves
- Leakage and overflows from storage tanks
- Leakage from service connections (laterals) or service meters
- Unauthorized consumption (theft)
- systematic data handling errors in the meter reading and billing processes

Should the Board desire to pursue adopting a policy on water loss or complete a Water Audit and/or Water Loss Control Plan staff can coordinate this effort.

The District has many miles of old waterline and replacement of this quantity of waterline for a small system is a massive undertaking. The District replaces sections as part of larger infrastructure projects. There are three older tanks in the system; one redwood tank and two in-ground concrete tanks. The District plans for eventual replacement of the three older tanks subject to funding availability.

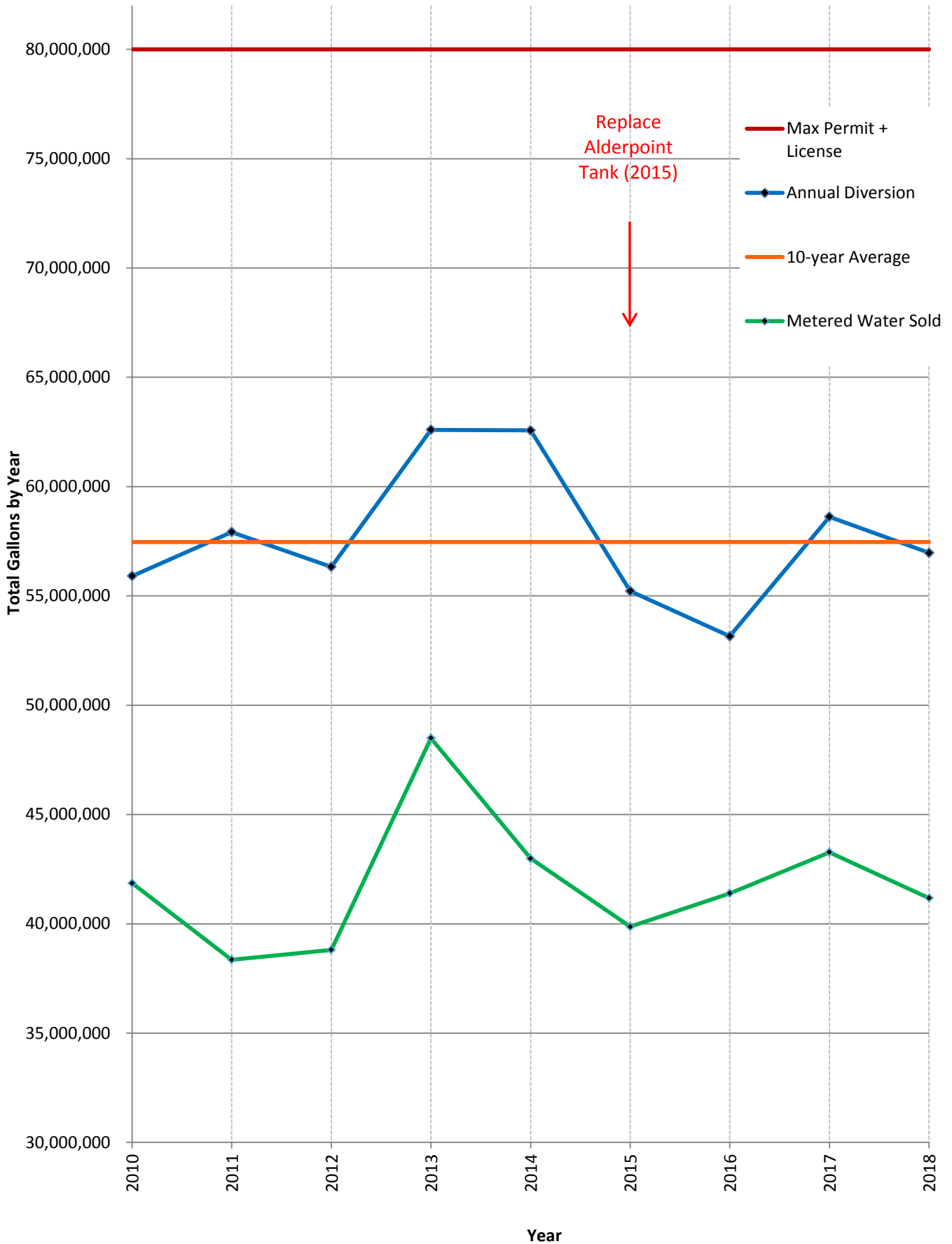
Graph 1.

Summary by Year of Water Diversion Reported

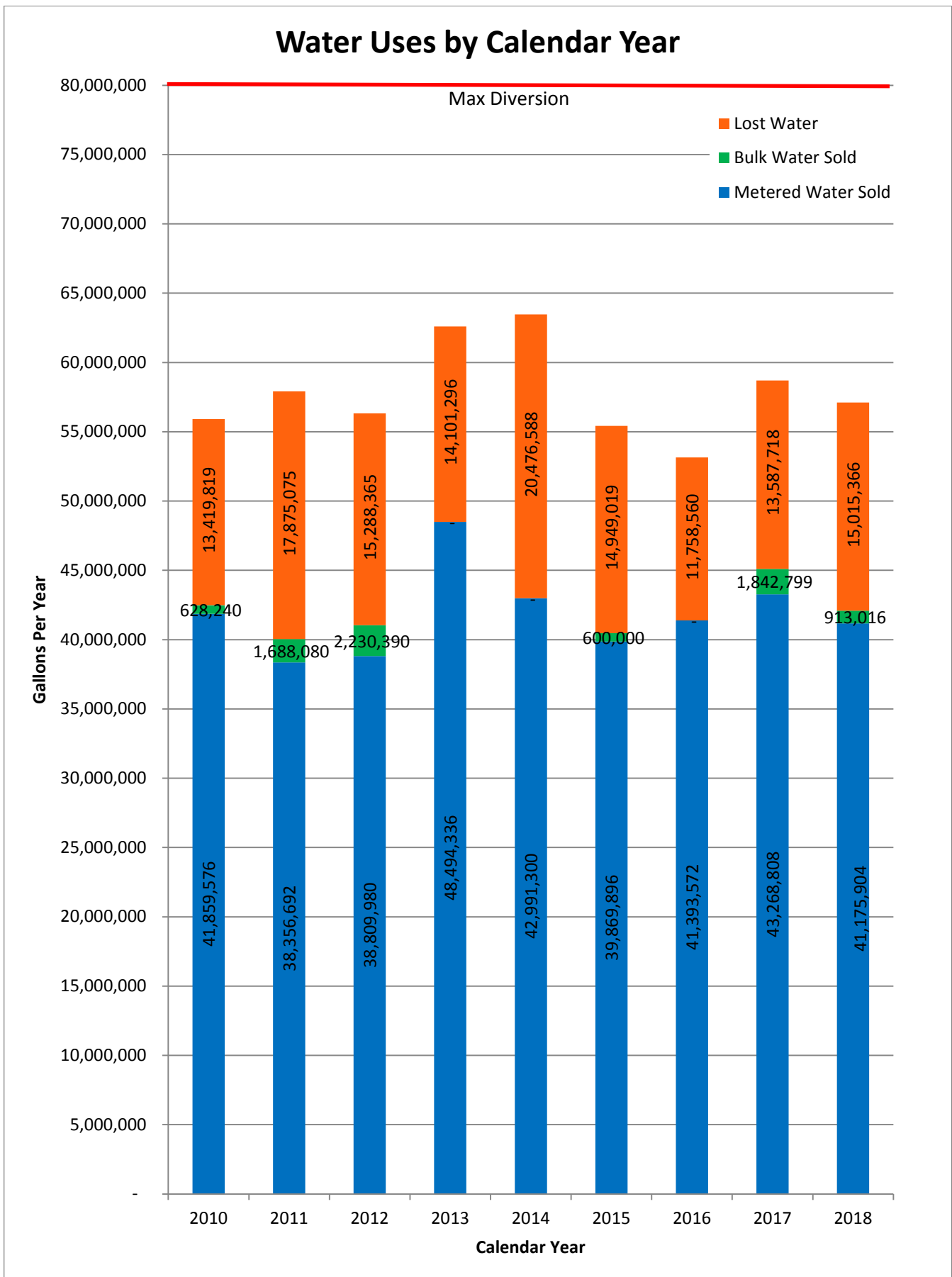


Graph 2.

Summary by Year of Water Diversion Reported



Graph 3



DEVELOPMENT POTENTIAL WITHIN PLACE OF USE

As stated in the Annexation IS/MND, in addition to the existing consumption, there are vacant APNs and/or APNs that are not GSD customers and are not consuming water within the existing permit and license POU. For the purposes of determining potential water consumption within the existing license and permit POU, the following table document (by APN) the potential water consumption in areas within the license POU and permit POU that may be realized in the future if the parcels not currently consuming water become GSD customers.

The potential water consumption in the table is based upon the customer type and zoning, then estimates the anticipated future consumption associated with each APN. The GSD customers' billing data was separated by billing code into two categories: residential and commercial /industrial. This separated data was then averaged. The average annual demand of the GSD commercial customers is 177,500 gallons or 237 units per year. This average has been applied to the properties that are commercially or industrially zoned. The average demand of the GSD residential customers is 70,500 gallons or 94 units per year, and this average has been applied to parcels that are residentially zoned.

Figure 1a and 1b (in Attachment 1) illustrate in turquoise, the APNs within the Place of Use that are not consuming water as of 2018.

There could be additional development as a result of "Housing Opportunity Zones" and second dwelling units, but this is considered unlikely due to the previous development history that does not include second dwelling units in the Garberville area. There are 14 APNs within "Housing Opportunity Zones," and 9 APNs that are allowed second dwelling units (these are all within the "Housing Opportunity Zones)," and one APN with Agriculture Exclusive zoning that allows 4 single detached dwelling units. For planning purposes, water supplies were identified to include potential second dwelling units. Assuming that most second dwellings units are equivalent to an apartment type user, Metcalf & Eddy's estimates that apartment flows are approximately 93% of the average residential house. Using this ratio, the equivalent consumption per second dwelling unit would be 65,465 gallons per year. These locations are shown in yellow on both Figure 1a and 1b in Attachment 1.

When the parcel is unconnected **and** has an HOZ/second dwelling unit possibility, both turquoise and yellow are applied and they appear green.

The table below lists those APNs and estimates the future potential water consumption for each parcel and a brief description of the type of development anticipated on the parcel.

Table 1. Potential Future Development within POU - unconnected as of 12/31/18

APN	Potential Development Description	Estimated Future Water Consumption (gallon/year)	Conn Fee Paid?	In IS/MND?
032-042-017	Commercial	177,500	N	Y
032-102-028	SFR	70,500	N	Y
032-121-019	Commercial	177,500	N	Y
032-121-020	Commercial	177,500	N	Y

032-171-015	RESIDENTIAL	70,500	N	Y
032-171-027	HOZ/Second Dwellings was 032-171-015, -017, and -025	65,465	N	Y
032-171-022	SFR	70,500	N	Y
032-171-023	SFR	70,500	N	Y
032-171-024	SFR	70,500	N	Y
032-211-003	HOZ/Second Dwellings	65,465	N	Y
032-211-010	HOZ/Second Dwellings	65,465	N	Y
032-211-012	HOZ/Second Dwellings	65,465	N	Y
032-211-034	SFR + HOZ/Second Dwellings Was 032-211-014	135,965	N	Y
032-211-015	HOZ/Second Dwellings	65,465	N	Y
032-211-018	SFR + HOZ/Second Dwellings	135,965	N	Y
032-211-021	SFR + HOZ/Second Dwellings	135,965	N	Y
032-231-016	RESIDENTIAL	70,500	N	Y
032-231-028	RESIDENTIAL	70,500	N	Y
032-231-043	RESIDENTIAL	70,500	N	Y
032-231-045	Has Shops	177,500	N	Y
032-231-053	RESIDENTIAL	70,500	N	Y
032-231-054	RESIDENTIAL	70,500	N	Y
032-231-056	RESIDENTIAL	70,500	N	Y
222-091-011	3 SFR	282,000	N	Y
222-091-014	SHCP	180,000	N	Y
222-156-014	SFR	70,500	N	Y
222-156-015	SFR	70,500	N	Y
222-156-016	2 SFR	141,000	N	Y
222-156-019	Con Crk using alt source	70,500	N	Y
223-061-025	SFR (was APN 222-156-012)	70,500	N	Y
223-061-034	HOZ/Second Dwellings	65,465	N	Y
223-171-002	COMMERCIAL	177,500	N	Y
223-171-003	Second Meter for Ag Use	115,005	Yes	Y
223-171-007	COMMERCIAL	177,500	N	Y
223-181-012	RESIDENTIAL	70,500	N	Y
223-181-017	RESIDENTIAL	70,500	N	Y
223-181-020	RESIDENTIAL	70,500	N	Y
223-181-031	HOZ/Second Dwellings	65,465	N	Y
223-181-043	HOZ/Second Dwellings	65,465	N	Y
223-181-044	HOZ/Second Dwellings	65,465	N	Y
223-183-010	RESIDENTIAL	70,500	N	Y
	Total for Section	4,119,585		

In addition to this potential development intensification due to existing zoning, there are property owners that sometimes inquire with GSD prior to submitting application documents for water connection or County permits. Projects that are commercial in nature or include four or more single family residential units will be reviewed by the Board prior to approval. The following table lists some projects that are still in the planning phases for their total development type, needed off-site infrastructure, and associated water consumption estimates. These projects have yet to be approved with a specific water consumption amount from GSD.

Table 2. Projects Under Consideration

APN	Potential Development Description	Estimated Future Water Consumption (gallon/year)	Conn Fee Paid?	In IS/MND?
032-141-010	17 Unit Hotel with Cannabis Dispensary	Requested	No	Y
032-044-008 & 09	Bank Remodel - 2 commercial units, office space, 2 studio apartments; + 3 connections	211,500	No	Existing
032-091-014	New Hospital at CR site	Requested	No	Existing
	Total for Section	211,500		

COUNTY REFERRAL PROJECTS

For all planning and building projects within the GSD place of use, Humboldt County is responsible for sending GSD a project referral asking for our input on whether the project will be served with GSD water and or sewer. As part of this referral process, GSD can and should enumerate any conditions that will be placed upon the applicant to receive or expand their service. When projects are at the planning stage, many applicants do not know exactly how much water and sewer capacity they will need. Staff works with the applicants to supply general information on our infrastructure and any concerns we have about connection so that the applicant can proceed with designing their project and eventually apply for new water or sewer services using our application. Future applicants can also contact GSD directly prior to applying for water or sewer service to receive information on possible service at a particular parcel.

GSD receives numerous County referrals each year. Many do not include new water service. They are electrical, mechanical, roofing, or other non-expansion building permits. Some are planning actions that do not have a specific water service component. The table below lists the projects that do or could have an effect on the water consumption. These project locations are illustrated in orange on Figure 2a and 2b in Attachment 1. Some are still in the preliminary stages of development so the specific amount of water consumption is not listed in the table if it has yet to be determined.

Table 3. Projects referred by County with potential water use increase- unconnected as of 12/31/18

APN	Potential Development Description	Estimated Future Water Consumption (gallon/year)	Conn Fee Paid?	In IS/MND?
032-011-010	Cannabis + SFR	177,500	No	
032-044-007	Church Rebuild + 2843 Sq Ft Expansion	17,952	N/A	Existing
032-111-019	Burn Down; 821 Locust St.	70,500	N/A	Existing
032-034-001	Remodel kitchen for new restaurant	89,012	N/A	Existing
032-012-007	Rehabilitate apartments	193,358	No	Existing
222-156-018	SFR in IS/MND - Ag meter	70,500	Yes	Y
222-231-012	Rezone - not in POU, in SOI	0	No	
223-191-006	2nd Dwelling Unit	70,500	Y (easement)	Existing
	Total for Section	689,322		

PROJECTS APPROVED AND CONNECTED AS OF DECEMBER 31, 2018

The following table lists various projects that have been approved by GSD within the last few years. It details the type of development and the annual water consumed by those customers in 2018. These consumption amounts are already included in the total water sold and diverted for 2018.

Table 4. Approved and Connected Projects

APN	Description	Actual 2018 Water Consumption (Gallon/year)	Conn Fee Paid?	In IS/MND?
032-111-024	16 unit Apartment Complex + 4 laundry	518,364	Yes	Y
20 APNs	Kimtu Subdivision	2,271,676	N/A	Y
032-012-001	Convert to Cannabis; Unit B	51,612	No	Existing
032-042-020	Town Square Restroom + Food Truck	233,376	Yes	Existing
032-011-015	Hospital - modular with CT scanner	0	No Discontinue	Existing
032-171-027	Cannabis grow (Was 032-171-015) No Structure; using existing meter	107,712	No	Existing
032-101-006	Add bathroom in converted pool house	55,352	N/A	Existing

223-191-014	Addition with rec room, bedroom, + 1 1/2 baths	117,436	No	Existing
223-171-003	Improvements for processing & packaging commercial cannabis	14,960	N/A	Existing
032-135-016	SFR	13,464	Yes	Y
	Total for Section	3,383,952		

OTHER PROJECTS WITH POTENTIAL FUTURE USE

Southern Humboldt Community Park.

In the area known as the SHCP, GSD & GWC water service has been previously provided to two residences and outbuildings, but they do not currently consume water. A previous water connection was extended to bring water to a caretaker's cottage and various other outbuildings on the former APN 222-091-006 from the yellow house. As a result of several lot line adjustments, the structures served by the GWC (and subsequently GSD) are now split between a portion of APN 222-091-014 and 222-091-011. When GSD processed the Change in Place of Use with SWRCB DWR and the annexation with LAFCo, the SHCP property was not included. It is within the GSD SOI.

The Humboldt County Planning and Building Department processed an application from the SHCP for a general plan amendment and rezone for APN 222-241-009 and APN 222-091-014. The EIR has been finalized. The EIR did not list GSD as a proposed water source.

In June 2018, the SHCP inquired with GSD staff about the possibility of receiving treated water from GSD. During the October 9, 2012 GSD board meeting, the GSD Board agreed to allow a new future connection for the SHCP when the State Water Resources Control Board and Humboldt Local Agency Formation Commission had both approved service to all or part of the Park property. The GSD Board adopted the following conditions on October 9, 2012 for this new connection:

- a. *"SHCP would be given one new connection (3/4" meter) to rectify the condition that both the yellow house and the park are served off the same meter. This condition was created in 2009 when the Lot Line Adjustment was recorded and the property line was moved so that the residential structures were split into two properties.*
- b. *The SHCP will make application for this new service connection. The application will stipulate at which location the park is proposing installation of the one new 3/4" meter. The three possible locations currently under consideration are:*
 - i. *On Tooby Ranch Road near the property line between APN 222-091-014 (SHCP) and 222-091-011 (Buck Mountain Ranch) on the existing 1" line that currently serves the park property. (not recommended by GSD)*
 - ii. *On Tooby Ranch Road off the 8" waterline that was constructed as part of the Drinking Water Improvement Project. A new meter would be set here for SHCP service.*
 - iii. *On Sprowel Creek Road off the existing 8" waterline that serves the Kimtu Subdivision. This location requires CDPH and LAFCo approval of the connection to the Kimtu waterline.*

- c. *No connection fee would be charged, but the SHCP would be responsible for all costs associated with the installation of the new meter, pressure reducer, and backflow preventer plus any associated appurtenances.*
- d. *The one new ¾" meter is for residential use only and is not intended to be used to serve future development on the Property contemplated by SHCP in the application for a General Plan Amendment (and associated applications for a conditional use permit, the Operational Plan, and the CEQA Initial Study Checklist as submitted to the Humboldt County Planning Department by SHCP) currently on file with the Humboldt County Planning Department.*
- e. *The usage for the connection is limited to **2,000 cubic feet per month**. The usage will be monitored monthly in conjunction with the reading of the meters. The SHCP will be notified each time the usage reading is in excess of the 2,000 cubic feet per month limit. The meter will be shut off if the usage is more than 1.5 times (3,000 cubic feet per month) the allowable quantity for any 2 months in a 12 month period. If the meter is shut off, the SHCP will have to petition the Board for reinstatement of service and obtain approval from LAFCo if necessary.*
- f. *As part of the application for the new connection, the SHCP will be required to enter into a legally binding agreement that will be recorded for the parcel agreeing to the stipulated types and quantities of use as well as the enforcement methods."*

The Final IS/MND prepared for the Annexation Project (State Clearinghouse No. 2012032025) identifies these circumstances described above and listed these conditions. As part of the impact analysis to determine sufficient water supplies, the CEQA document accounts for a future consumption quantity of up to 2,000 cubic feet per month (approximately 180,000 gallons per year) for APNs 222-091-014 and 222-241-009.

The SHCP would need to pay to have an amendment to the GSD SWRCB water diversion permit and license to add the SHCP properties to the Place of Use. In addition, some type of action by LAFCo would be required. This LAFCo action could conceivably be as simple as an Out of Agency Service or as involved as an Annexation of all or part of the property. Both LAFCo and SWRCB will require CEQA documentation before being able to take action. Since the SHCP EIR did not include an analysis of GSD treated water as a source, some form of CEQA analysis would need to be conducted.

The 2,000 cubic feet per month allocation has been included in Table 1 for APN 222-091-014.

ANALYSIS OF DIVERSIONS AND DEVELOPMENT POTENTIAL

Using 1977 - 2018 average of 61,381,523. Then adding the estimated water consumption for the potential development in Table 1 for undeveloped and under-developed parcels plus future water consumption for recent county referral projects from Table 3, the total estimated average annual water diversion would be 66,190,430. See Table 5 below for details.

Table 5. Total Estimated Annual Water Diversion Needs

DESCRIPTION	AMOUNT Gallons per Year
1977 - 2018 average water diversion	61,381,523
Undeveloped and under-developed	4,119,585
Referral Projects unconnected as of 12/31/18	689,322
Total estimated annual water diversion needed	66,190,430

This water diversion needed can be collected from any combination of the South Fork Eel River diversion and/or the Tobin Well. The total estimated annual water diversion needed can be easily diverted from the river with the Tobin well remaining as a backup water supply when river water quality is poorer than desirable for treatment at the new SWTP.

Projects under consideration could total 13,809,570 gallons per year and still stay under the 80 million gallon maximum. Some cushion needs to be maintained as this analysis is based upon AVERAGE annual flows. Conservatively keeping 5,000,000 gallons as a buffer would still leave 8.8M gallons of available water capacity for future projects.

FINAL SUMMARY

After evaluating the capacity of each water source, the water diversions over the past 40 years, the future development potential within the place of use, and the projects approved and under consideration, there is adequate water sources to serve all these purposes as well as possible additional development within the POU or future annexations to the place of use and jurisdictional boundary. There is an estimated 8.8M gallons per year that could be diverted and sold to identified and/or unidentified future projects.

ATTACHMENT 1

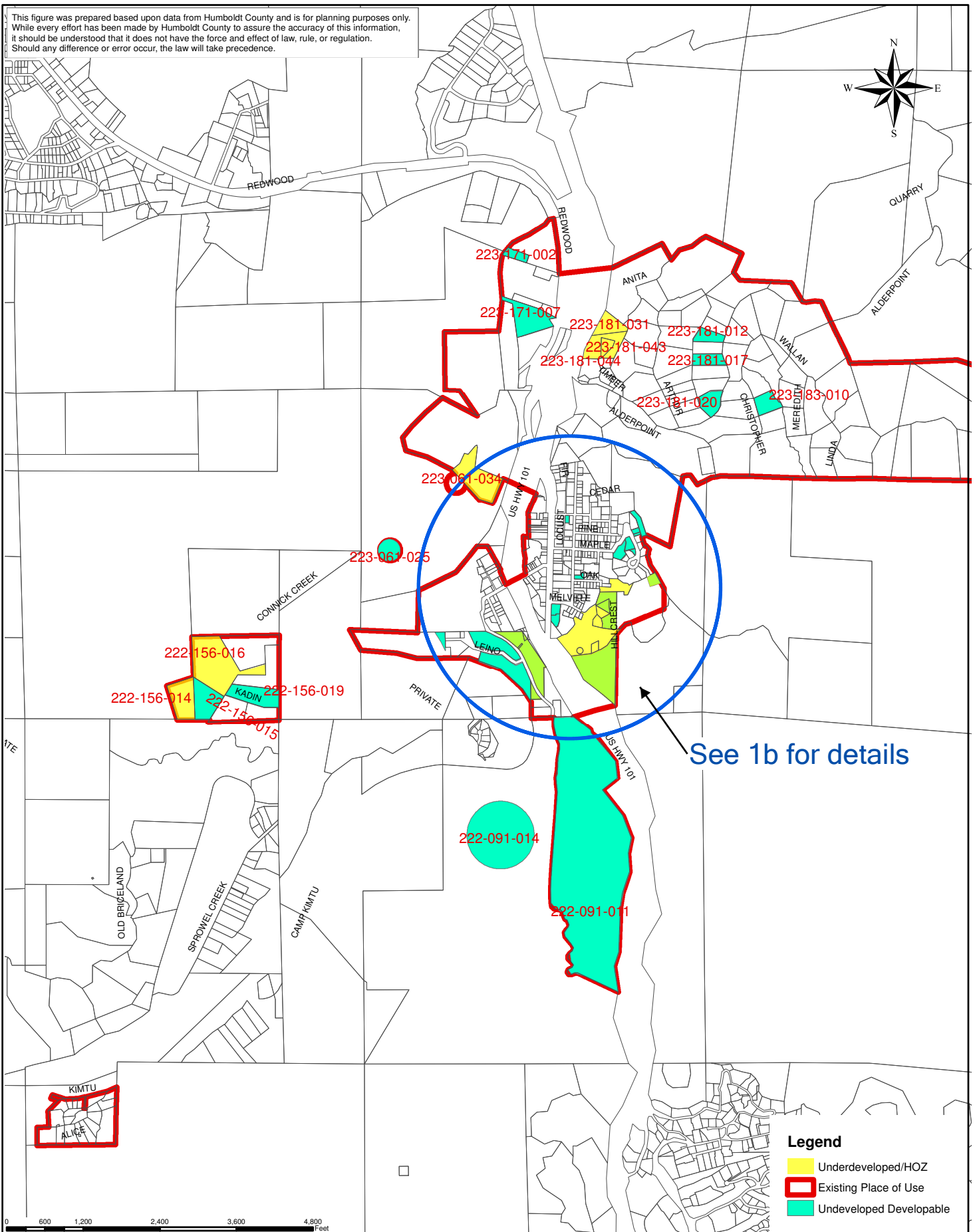
Figure 1a. Undeveloped or Under-developed Parcels - Overview

Figure 1b. Undeveloped or Under-developed Parcels - Downtown

Figure 2a. Recent Projects - Overview

Figure 2b. Recent Projects - Downtown

This figure was prepared based upon data from Humboldt County and is for planning purposes only. While every effort has been made by Humboldt County to assure the accuracy of this information, it should be understood that it does not have the force and effect of law, rule, or regulation. Should any difference or error occur, the law will take precedence.



Legend

- Underdeveloped/HOZ
- Existing Place of Use
- Undeveloped Developable

0 600 1,200 2,400 3,600 4,800 Feet



Water Capacity Report

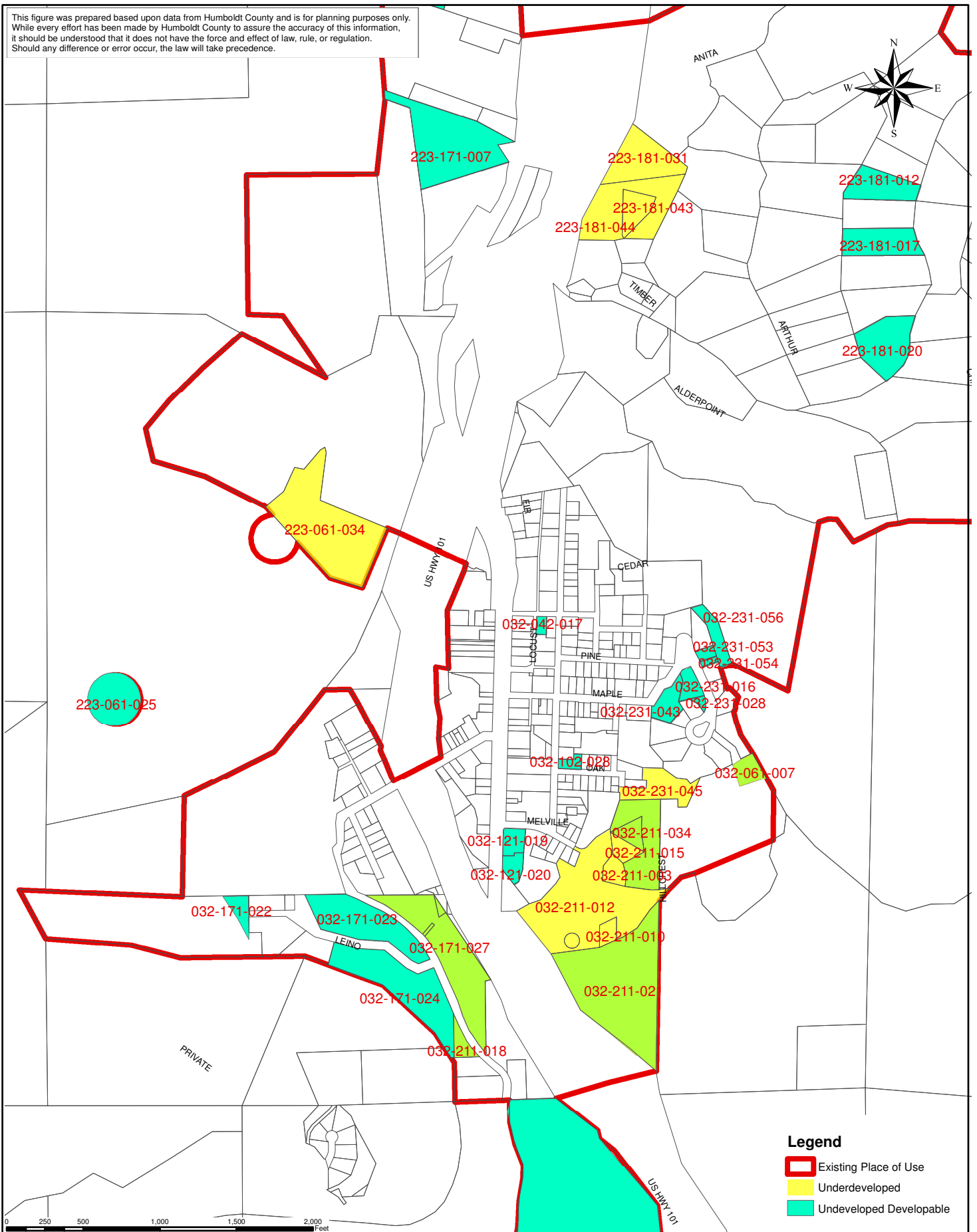
Garberville Sanitary District (707) 923-9566

Undeveloped or Under-developed Parcels

SCALE: 1:24,000 DRAWN BY: J. SHORT DATE: 01/22/2019

Figure
1a
41

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Legend

- Existing Place of Use
- Underdeveloped
- Undeveloped Developable



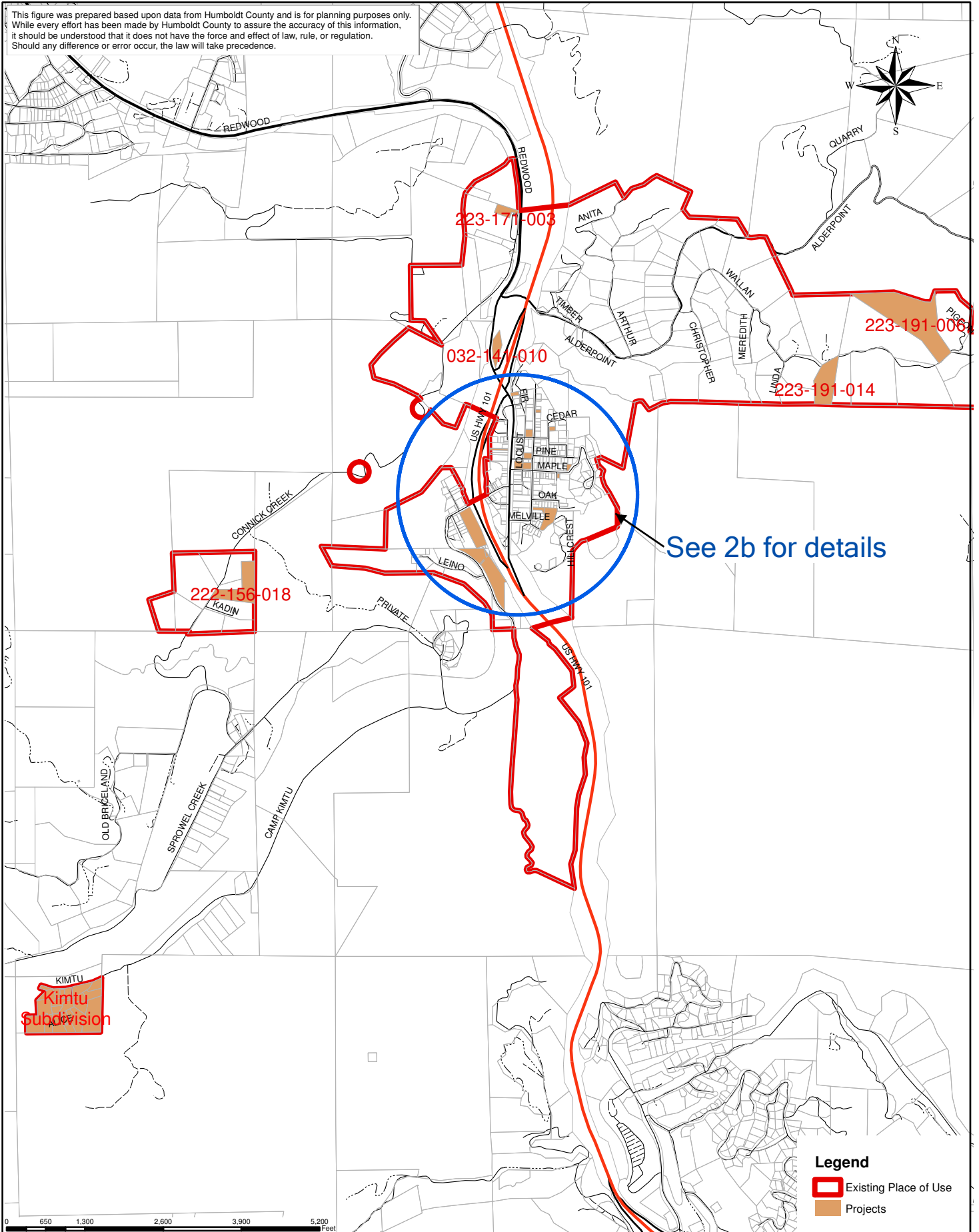
Water Capacity Report
 Garberville Sanitary District (707) 923-9566

Undeveloped or Under-developed Parcels
 SCALE: 1:10,000
 DRAWN BY: J. SHORT
 DATE: 01/17/2019

Figure
1b
 42

Path: C:\Users\Venmie\Documents\ArcGIS Data\Projects\WaterCapacity\WaterCap_Fig1b_Developable.mxd
 Date: 1/19/2019

This figure was prepared based upon data from Humboldt County and is for planning purposes only. While every effort has been made by Humboldt County to assure the accuracy of this information, it should be understood that it does not have the force and effect of law, rule, or regulation. Should any difference or error occur, the law will take precedence.



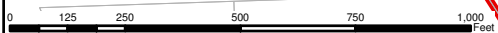
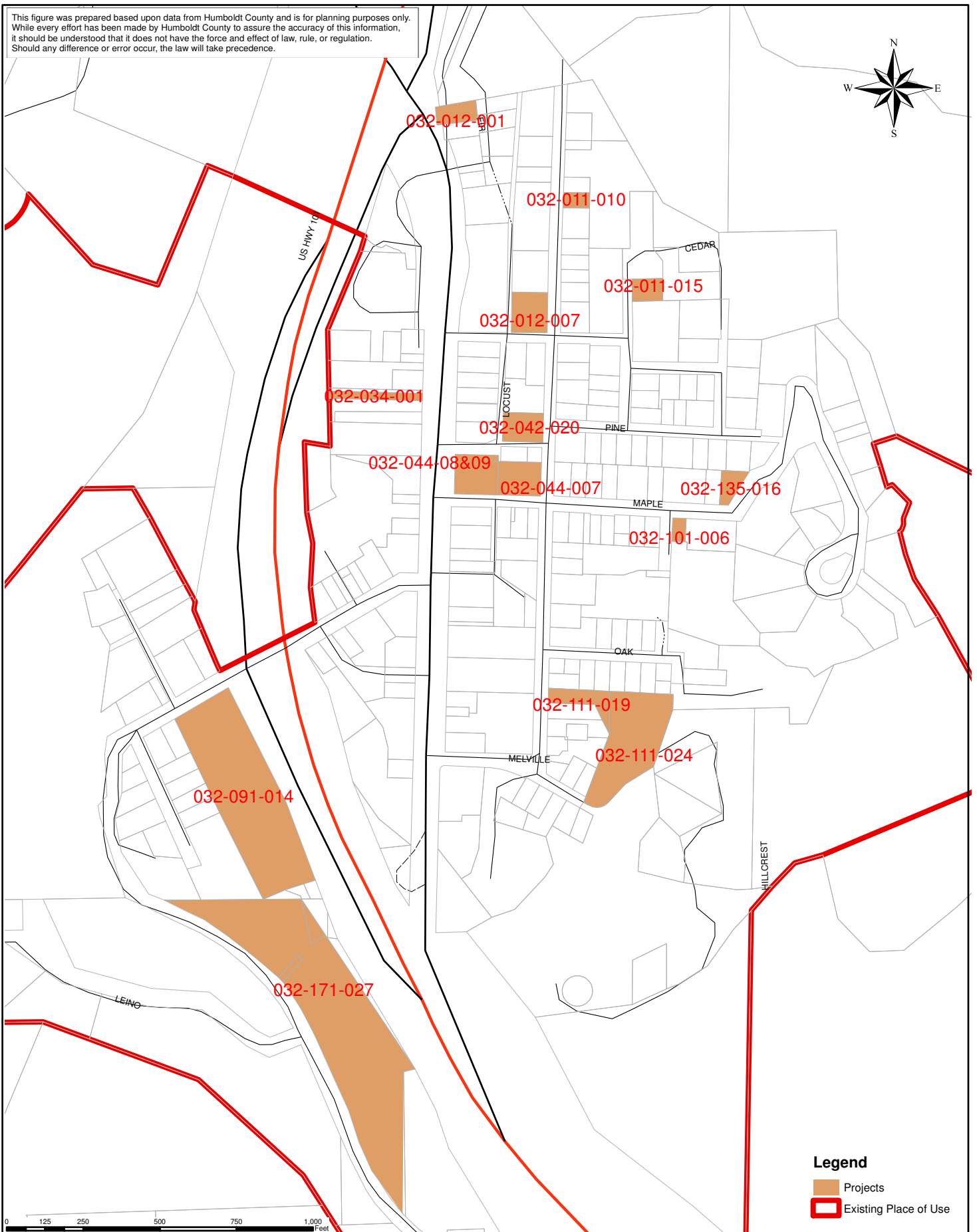
See 2b for details

Legend
 Existing Place of Use
 Projects



<h1>Water Capacity Report</h1>	<h1>Recent Projects</h1>	Figure 2a
Garberville Sanitary District (707) 923-9566	SCALE: 1:24,000	DRAWN BY: J. SHORT
		DATE: 01/14/2019

This figure was prepared based upon data from Humboldt County and is for planning purposes only. While every effort has been made by Humboldt County to assure the accuracy of this information, it should be understood that it does not have the force and effect of law, rule, or regulation. Should any difference or error occur, the law will take precedence.



Legend

- Projects
- Existing Place of Use



Water Capacity Report

Recent Projects

Figure

2b

Garberville Sanitary District (707) 923-9566

SCALE:
1:5,000

DRAWN BY:
J. SHORT

DATE:
01/14/2019

44



Garberville Sanitary District
PO Box 211
919 Redwood Dr.
Garberville, CA. 95542
Office(707)923-9566 Fax(707)923-3130

**BANK BUILDING RENNOVATION
RECOMMENDATION**

This project has come to you for the second month because we have adapted a new ordinance that requires all projects larger than a single-family residence to have input and be approved by the Governing Board.

This building has been abandoned or in non-use for approximately 3 years and has an infrastructure which was sufficient for the previous use but with the proposed improvements we have required the water and sewer mains be upgraded to meet the proposed demands as well as to better serve the building project now and in the future.

This project has been thoroughly looked at from many different directions including the ability to serve their needs with water and sewer service.

Based on the plans you have seen, there will be 2 studio apartments upstairs with an office and half bath. There will be a dining room, kitchen, office and retail space downstairs with common area restrooms. Based on the studio apartments, shared restrooms and similar dining room space with restaurant, the projected monthly water usage will be less than 6 units combined in the studio apartments and less than 20 units between the common restrooms and restaurant with all upgrades. Based on this data, 4 water meters will be more than adequate for the demand of this project and it will not put us in jeopardy with our water or sewer capacity.

The requirements we have given the building department, the owner and contractor is that this project will require increasing the main water line from Redwood drive to Town Square while adding valves at both ends. The pipe size will be increased to 6". There will be 3 additional water meters installed with one for each studio apartment, one for upstairs and the existing meter for the restaurant and downstairs.

The Sewer pipe is currently located at the east side of the project and goes in an alley between Radio Shack and Browns Sporting Goods while going under the Eel River Café. We are having the contractor re-route the main sewer line out the front of the building where all of the sidewalk will be replaced and then angle south to a connection at the Maple Lane and Redwood Drive manhole.

There will be 3 additional water and sewer connection fees due before project can be occupied and receive a final on their building permit.

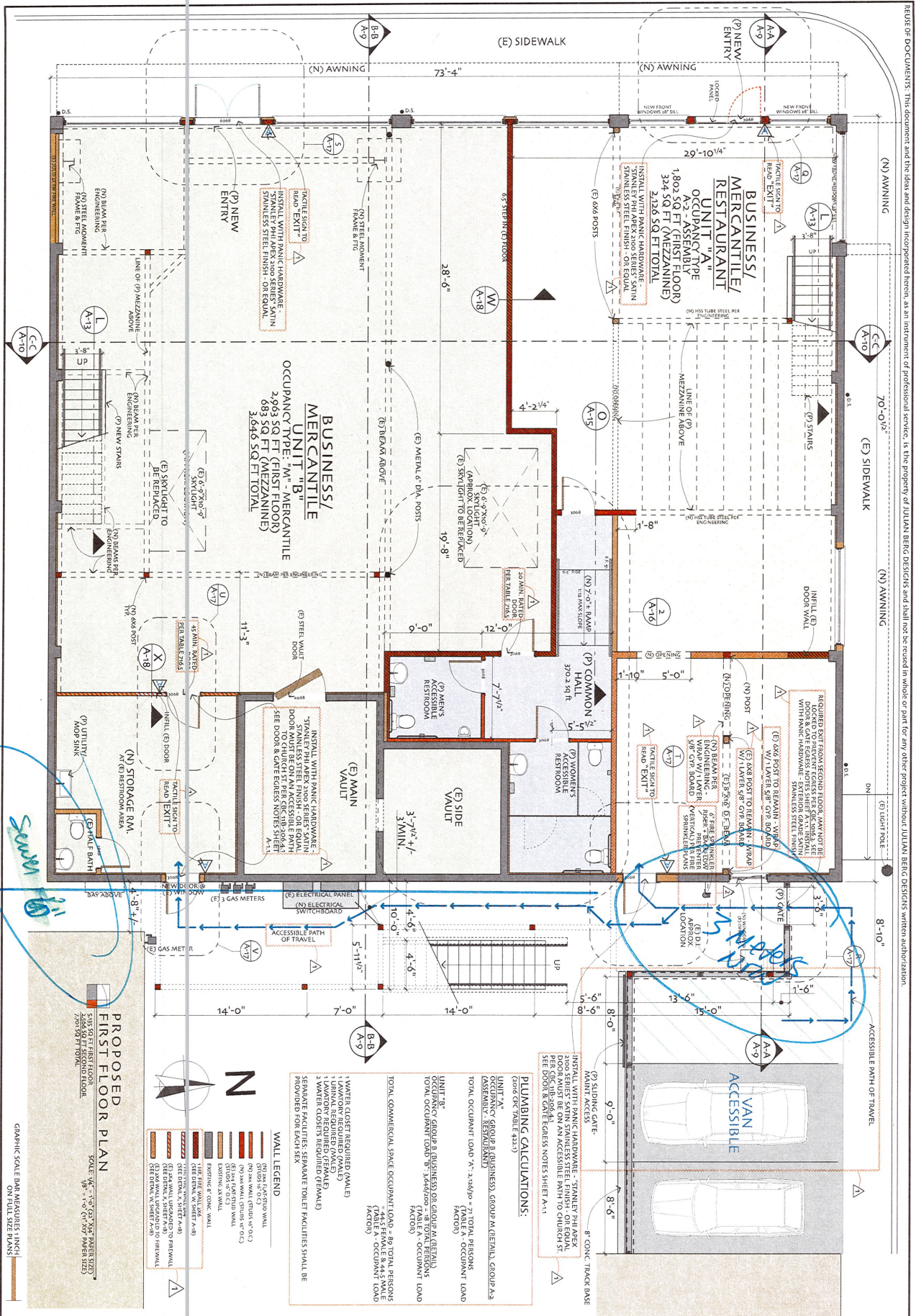
I recommend approval of this project and allow the construction to continue because as of now, we have shut the project down pending your approval.

I can find no reason for this project to be stalled because of the additional revenue and positive affect it will have on our downtown area.

Julian Berg Designs
 Church St
 6" @ 900 (Required)

6" @ 900 (Required)

6" @ 900 (Required)



Julian Berg
 505k Sweet
 Trent Sanders

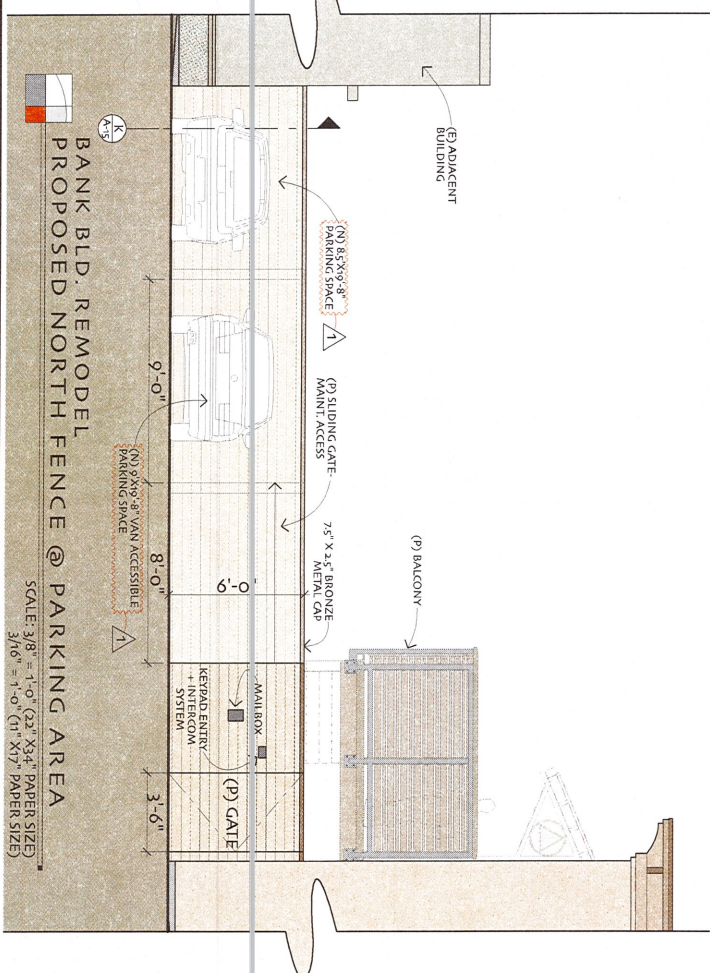
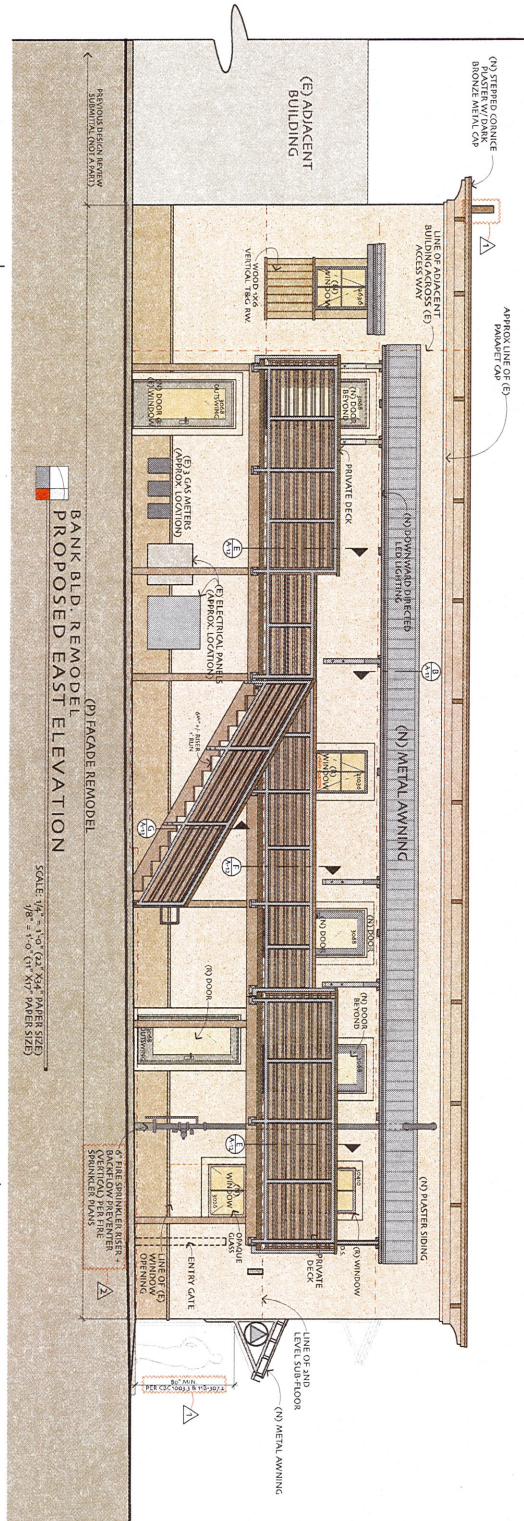
Bank Building
 Project

* Noted Karen
 at Planning Dept
 8/3/18

PLAN CHECK & CONSTRUCTION SET

SHEET # A-4	PROJECT NO. DRAWN BY: DATE: 6/25/2018	PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA JOSEPH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068	JULIAN BERG DESIGNS ARCHITECTURE & PLANNING 845 A STREET ARCATA, CALIFORNIA, 95521 TEL: (707) 407-8820 julianbergdsgns.com	REVISIONS: 49 1. 8/7/2018
	SHEET TITLE: PROPOSED FIRST FLOOR PLAN ASSessor'S PARCEL NUMBER: 032-044-008			

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PLAN CHECK & CONSTRUCTION SET

PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
 JOHNSON & SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PROPOSED EAST ELEVATION AND NORTH FENCE ELEVATION
 ASSessor'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GBR-1634
 DRAWN BY: [Signature]
 DATE: 8/25/2018

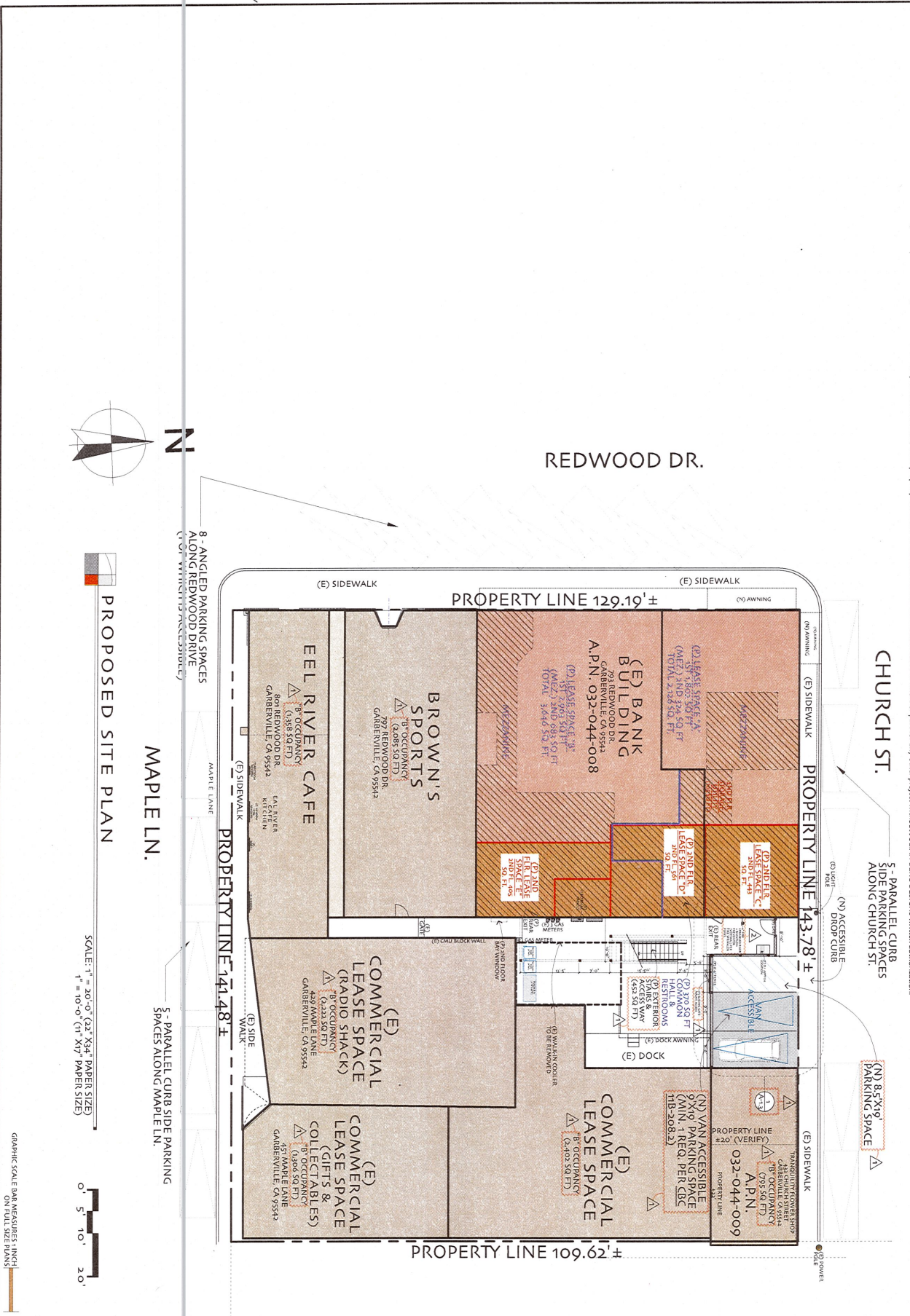
GRAPHIC SCALE BAR MEASURES INCH ON FULL SIZE PLANS

JULIAN BERG DESIGNS ARCHITECTURE & PLANNING
 846 A STREET
 ARCATA, CALIFORNIA, 95521
 TEL: (707) 407-8850
 julianbergdesigns.com

REVISIONS:
 1. 8/25/2018

SHEET #
A-8

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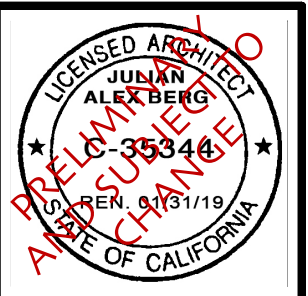


PLAN CHECK & CONSTRUCTION SET

<p>REVISIONS:  1  2</p>	<p>JULIAN BERG DESIGNS ARCHITECTURE & PLANNING 846 A STREET ARCATA, CALIFORNIA, 95521 TEL: (707) 460-8888 julianbergdsgns.com</p>	<p>PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA JOH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068</p>	<p>PROJECT TITLE: PROPOSED SITE PLAN SHEET #: ASSessor'S PARCEL NUMBER: 032-044-008</p> <p>DATE: 05/24/2018 PROJECT NO.: GFR-1636 DRAWN BY: CHECKED BY: DATE: 05/24/2018</p> <p>A-1.2</p>
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REVISIONS:

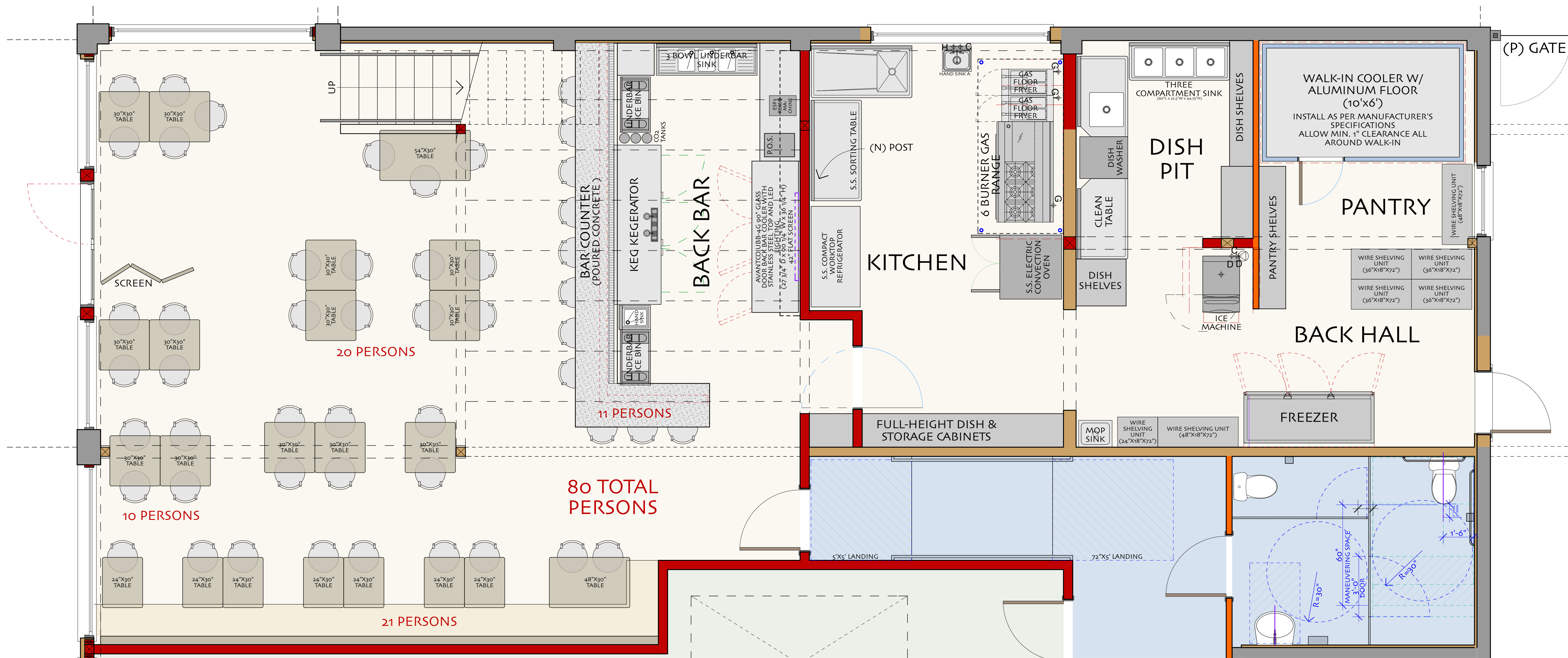
JULIAN BERG DESIGNS
 ARCHITECTURE & PLANNING
 84.6 A STREET
 ARCATA, CALIFORNIA, 95521
 TEL: (707) 407-8870
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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PRELIMINARY RESTAURANT PLAN
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 1/24/2018

SHEET # :
A-4.1

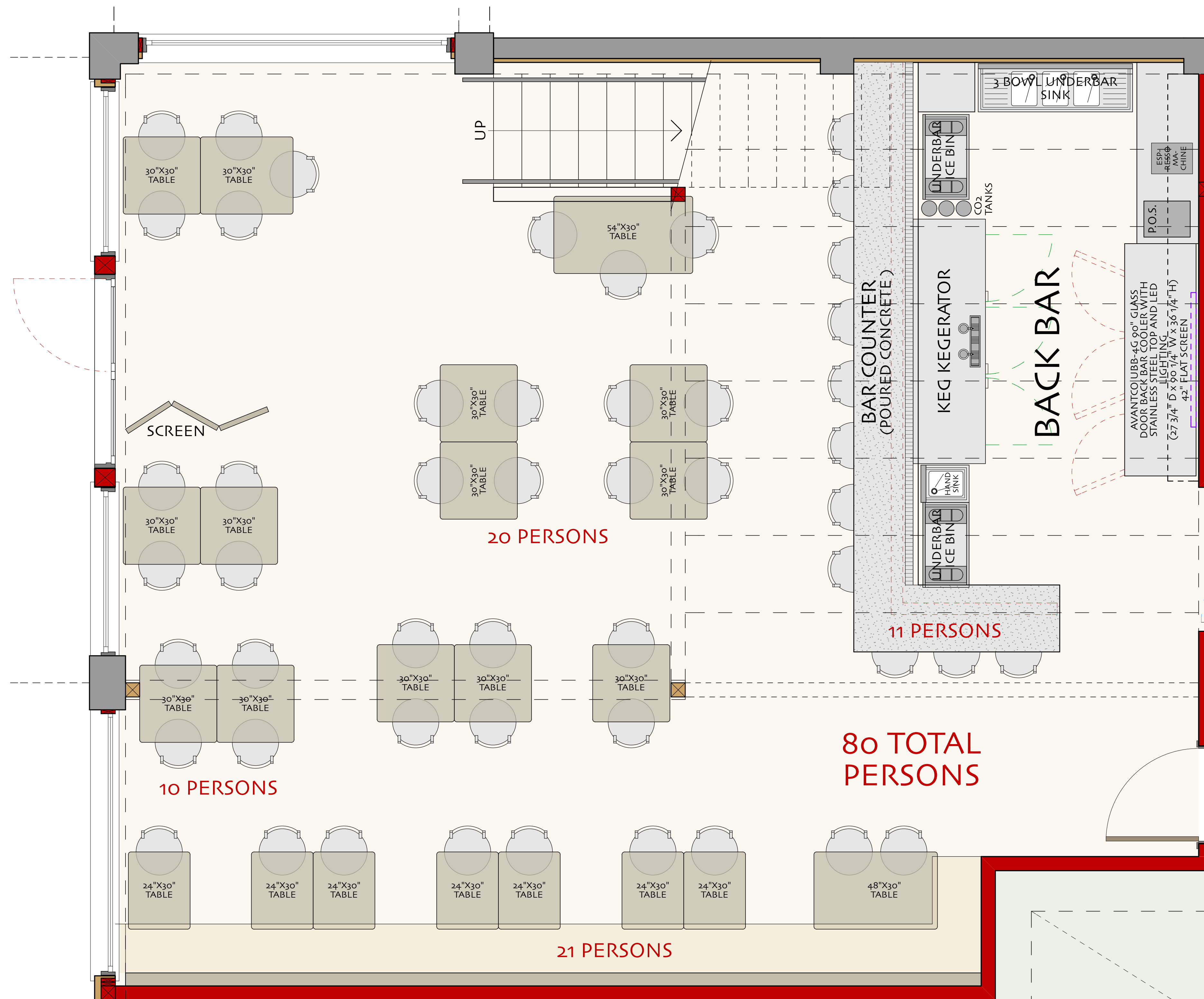


PRELIMINARY RESTAURANT PLAN

SCALE: 3/8" = 1'-0" (22" X34" PAPER SIZE)
 3/16" = 1'-0" (11" X17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

DRAFT - PLAN CHECK SET
 NOT FOR CONSTRUCTION



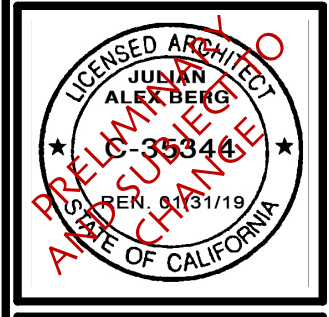
PRELIMINARY RESTAURANT DINING AREA DETAIL
 SCALE: 1/2" = 1'-0" (22" X 34" PAPER SIZE)
 1/4" = 1'-0" (11" X 17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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REVISIONS:

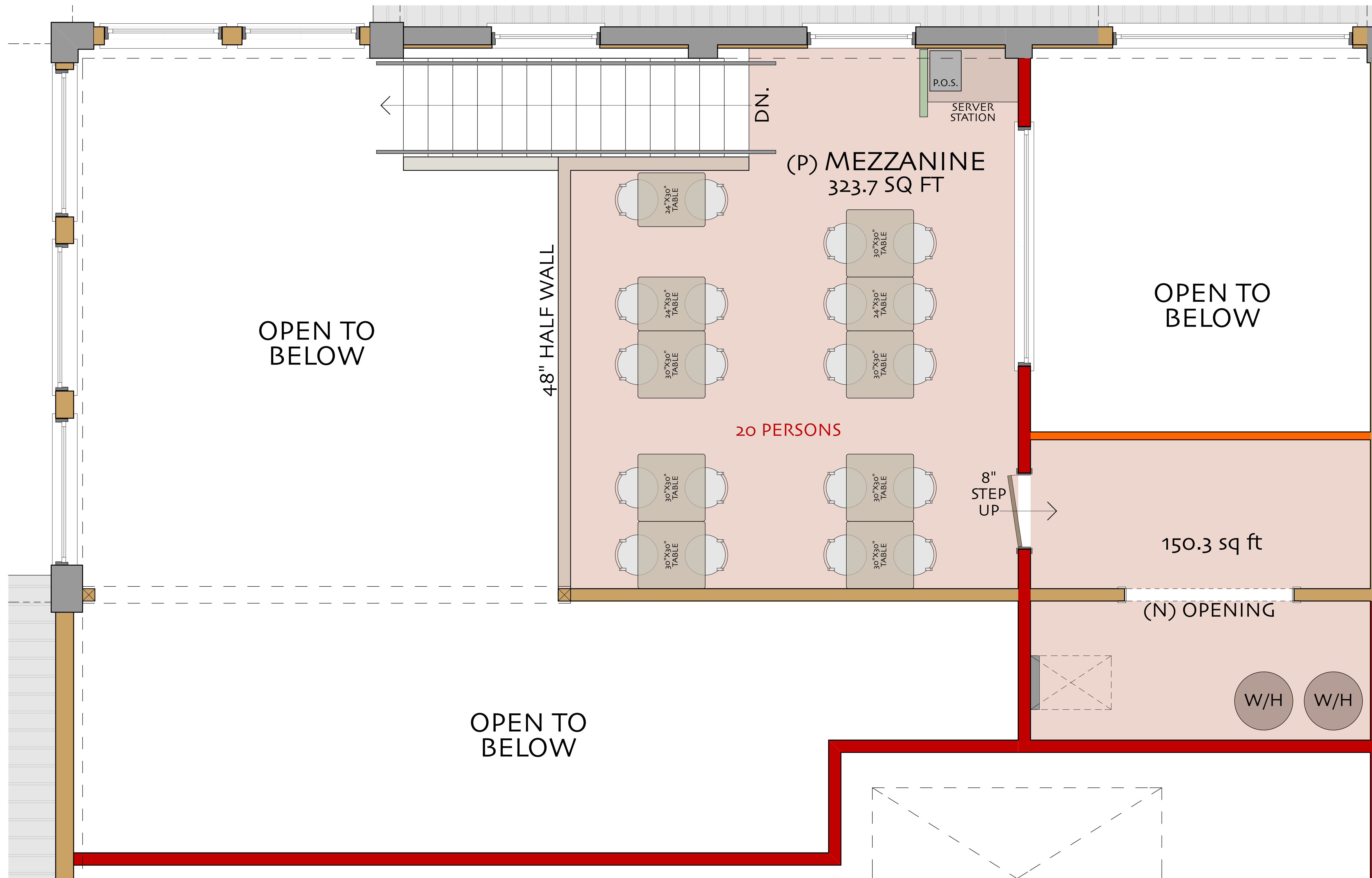
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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PRELIMINARY DINING AREA PLAN
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 1/24/2018

SHEET # : **A-4.2**



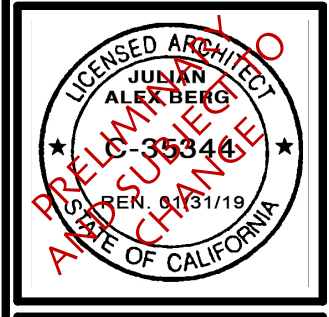
PRELIMINARY RESTAURANT MEZZANINE PLAN DETAIL

SCALE: 1/2" = 1'-0" (22" X34" PAPER SIZE)
 1/4" = 1'-0" (11" X17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

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 ARCATA, CALIFORNIA, 95521
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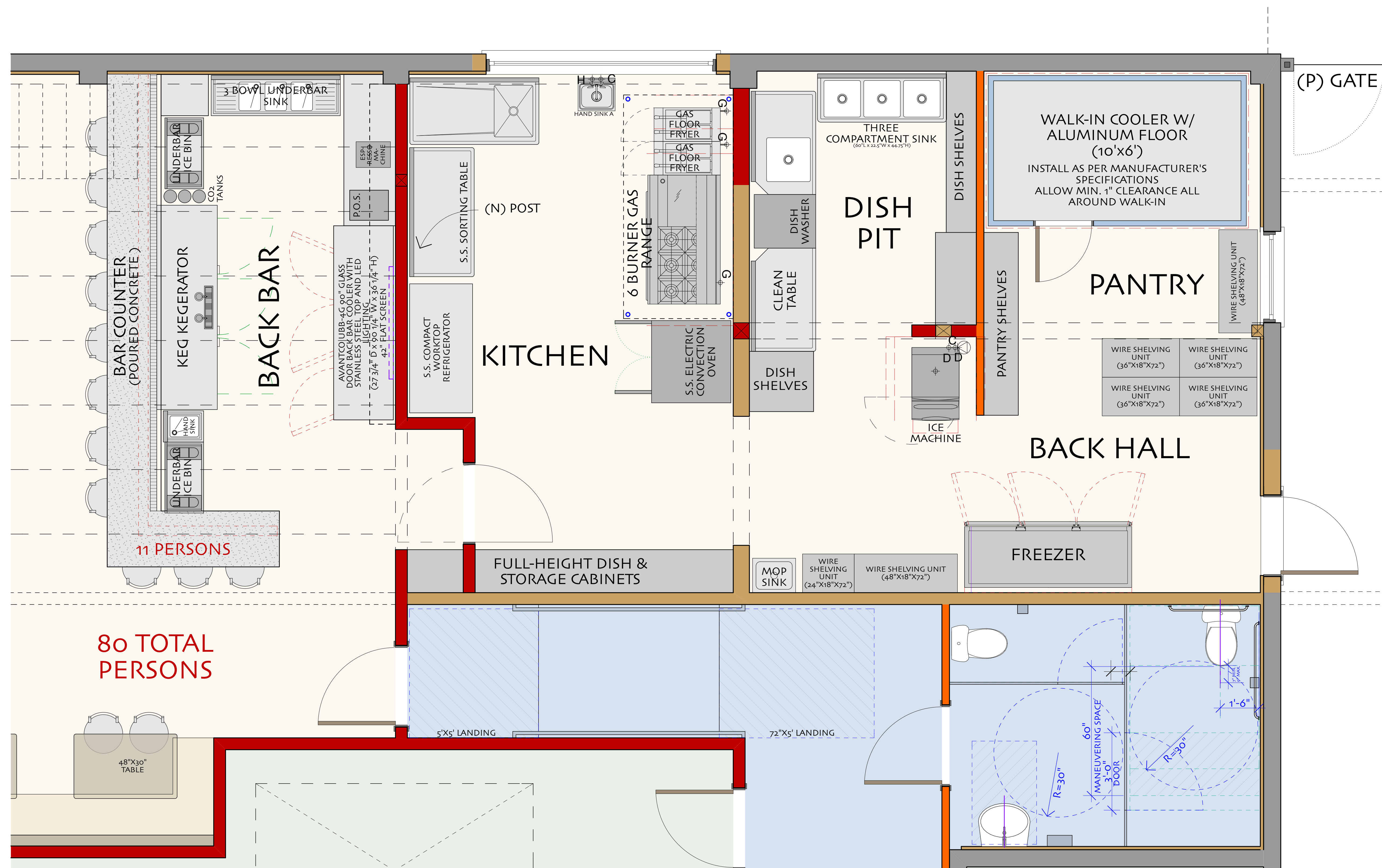


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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PRELIMINARY RESTAURANT MEZZANINE PLAN
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 1/24/2018

SHEET # : A-4.3

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80 TOTAL PERSONS

11 PERSONS

PRELIMINARY RESTAURANT KITCHEN PLAN DETAIL

SCALE: 1/2" = 1'-0" (22" X 34" PAPER SIZE)
1/4" = 1'-0" (11" X 17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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REVISIONS:

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JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: PRELIMINARY KITCHEN PLAN DETAIL
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 1/24/2018

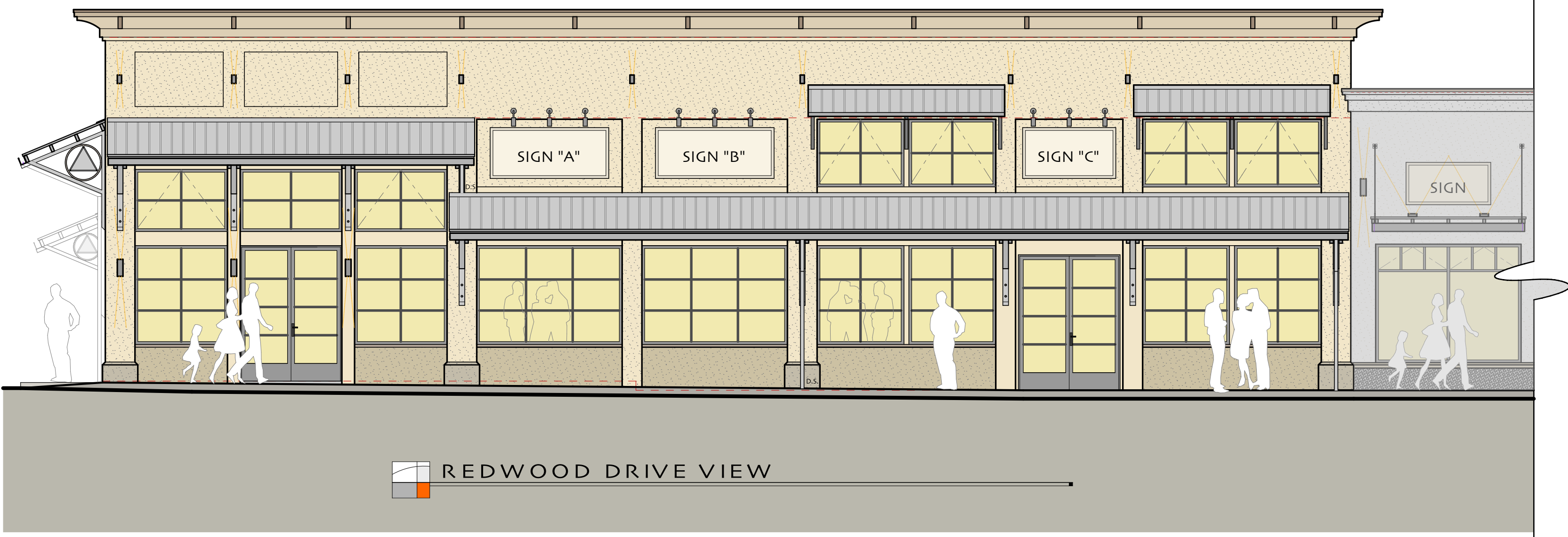
SHEET # :
A-4.4

ABBREVIATIONS:

A.B.	ANCHOR BOLT
ACCESS.	ACCESSIBLE
ARCH.	ARCHITECTURAL
ASPH.	ASPHALT
@	AT
BM	BEAM
BLDG.	BUILDING
CL	CENTER LINE
CLR.	CLEAR
CONT.	CONTINUOUS
CONSTR.	CONSTRUCTION
CTR.	CENTER
DBL	DOUBLE
DIM.	DIMENSION
D.F.	DOUGLAS FIR
DN.	DOWN
D.S.	DOWN SPOUT
DWG	DRAWING(S)
(E)	EXISTING
EA	EACH
ELEC.	ELECTRICAL
ELEV.	ELEVATION
E.N.	EDGE NAIL
EQ.	EQUAL
EQUIP.	EQUIPMENT
EXH.	EXHAUST
EXIST.	EXISTING
EXT.	EXTERIOR
EXP.	EXPOSED
EXP. AGG.	EXPOSED AGGREGATE
FIN.	FINISH
FL.	FLOOR
F.O.S.	FACE OF STUD
FOUND.	FOUNDATION
FRMG.	FRAMING
F.R.P.	FIBERGLASS REINFORCED PLASTIC PANELS
GAL.	GALVANIZED
G.B.	GRAB BAR
G.D.	GARBAGE DISPOSAL
GLB	GLUE LAM BEAM
GYP. BD.	GYPNUM BOARD
G.R.	GRADE
H.B.	HOSE BIB
H.C.	HOLLOW CORE
HDWD.	HARDWOOD
HOL. MTL.	HOLLOW METAL
HT.	HEIGHT
H.V.A.C.	HEATING, VENTILATION, AND AIR CONDITIONING
H.W.H.	HOT WATER HEATER
INCL.	INCLUDED
INFO.	INFORMATION
INSUL.	INSULATION
INT.	INTERIOR
JST.	JOIST
JUNC.	JUNCTION
LN.	LINEN
LOUV.	LOUVER (ED)
LTG.	LIGHTING
MANUF.	MANUFACTURER
MAS.	MASONRY
MAX.	MAXIMUM
M.B.	MACHINE BOLT
M.C.	MEDICINE CABINET
MECH.	MECHANICAL
MIN.	MINIMUM
MULL.	MULLION
(N)	NEW
N.I.C.	NOT IN CONTRACT
N.T.S.	NOT TO SCALE
NON-COMB.	NON-COMBUSTIBLE
O.C.	ON CENTER
O.D.	OUTSIDE DIAMETER
PLY.	PLYWOOD
P	PROPERTY LINE
REQD.	REQUIRED
REF.	REFRIGERATOR
REG.	REGISTER
REINF.	REINFORCED
RWD.	REDWOOD
SECT.	SECTION
SQ.	SQUARE
S.S.	STAINLESS STEEL
STRUCT.	STRUCTURAL
TEMP.	TEMPERED
T&B	TOP & BOTTOM
T.S.	TUBE STEEL
TYP.	TYPICAL
U.N.O.	UNLESS NOTED OTHERWISE
W.C	WATER CLOSET
W/	WITH
W.D.	WOOD

BANK BUILDING REMODEL
PROJECT SITE:
793 REDWOOD DRIVE
GARBERVILLE, CA 95542
APN: 032-044-008

CLIENT CONTACT:
JOSH SWEET & TRENT SANDERS
P.O. BOX 1126
REDWAY, CA 95560
TEL: (707) 986-7068



PROJECT DESCRIPTION:

THE EXISTING NORTH VALLEY BANK BUILDING WILL BE COMPLETELY REMODELED TO INCLUDE TWO NEW FIRST FLOOR LEASE SPACES, UNIT "A" (BUSINESS, MERCANTILE, OR RESTAURANT OCCUPANCY) AT 2,156 SQ FT AND UNIT "B" (BUSINESS/MERCANTILE OCCUPANCY) AT 3,609 SQ FT. NEW MEZZANINE SPACES WILL BE CREATED. AT THE EXISTING SECOND FLOOR, A NEW OFFICE LEASE SPACE, UNIT "C" AT 444 SQ FT, WILL BE CREATED AS WELL AS TWO NEW STUDIO APARTMENTS, UNITS "D" & "E" AT 562 SQ FT AND 405 SQ FT, RESPECTIVELY. A NEW REAR EXTERIOR ACCESS WAY AND STAIR WILL ALSO BE CREATED.

A FULLY NEW FACADE IS PROPOSED, INCLUDING NEW WINDOWS, NEW STUCCO, NEW LIGHTING, AND HARDIE PLANK SIDING AS WELL AS A NEW CORNICE DETAIL. THE EXISTING AWNING ROOF WILL BE REMOVED, AND REPLACED WITH NEW METAL AWNINGS. NEW EXTERIOR LIGHTING IS PROPOSED. WINDOWS WILL BE REPLACED WITH NEW UNITS WITH BLACK METAL FRAMES. NEW DOORS ARE ALSO PROPOSED - COLOR TO MATCH WINDOW FRAMES.

SHEET INDEX

- A-1 LOCATION MAP, PROJECT INFO., INDEX
- A-1.1 PROPOSED SITE PLAN
- A-2 EXISTING FIRST FLOOR PLAN
- A-3 EXISTING SECOND FLOOR PLAN
- A-4 PROPOSED FIRST FLOOR PLAN
- A-5 PROPOSED SECOND FLOOR PLAN
- A-6 PROPOSED ROOF PLAN
- A-7 PROPOSED NORTH & WEST ELEVATIONS
- A-8 PROPOSED EAST & FENCE ELEVATIONS
- A-9 SECTIONS A-A & B-B
- A-10 SECTION C-C
- A-11 DETAILS
- A-12 DETAILS
- A-13 DETAILS
- A-14 DETAILS
- A-15 DETAILS
- A-16 ACCESSIBLE RESTROOM DETAILS
- A-17 PATH OF TRAVEL & MANEUVERING CLEARANCE REQUIREMENTS
- A-18 GENERAL NOTES & SPECS
- A-19 GENERAL NOTES & SPECS
- E-1 FIRST FLOOR ELECTRICAL
- E-2 SECOND FLOOR ELECTRICAL
- SP-1 FIRE SPRINKLER PLANS
- S1.0 STRUCTURAL SPECS & DETAILS

CONSULTANTS:

STRUCTURAL ENGINEERING:
ATLAS ENGINEERING
 MIKE TAYLOR, CA LIC. NO. C68893
 252 G STREET
 ARCATA, CA 95521
 (707) 822-2822

ENERGY CALCULATIONS:

ABBAY TECHNICAL SERVICES
 ANNY McQUEENEY, CEA
 1125 16TH STREET, ROOM 216
 ARCATA, CA 95521
 (707) 826-1433



LOCATION MAP

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

JULIAN BERG DESIGNS
 ARCHITECTURE & PLANNING
 84.6 A STREET
 ARCATA, CALIFORNIA, 95521
 TEL: (707) 407-8870
 julianbergdsgns.com



PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: **PROJECT INFORMATION, LOCATION MAP, INDEX**
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # : **A-1**

DRAFT - PLAN CHECK SET
NOT FOR CONSTRUCTION

BUILDING SQ FT SUMMARY:

UNIT "A":
 1ST 1,802 SQ FT
 2ND 324 SQ FT
 TOTAL 2,130 SQ FT

UNIT "B":
 1ST 2,963 SQ FT
 2ND 683 SQ FT
 TOTAL 3,642 SQ FT

UNIT "C":
 TOTAL 2ND 444 SQ FT

UNIT "D":
 2ND 562 SQ FT

UNIT "E":
 TOTAL 405 SQ FT

UNIT "F"
(COMMON HALL & RESTROOMS):
 TOTAL 370 SQ FT

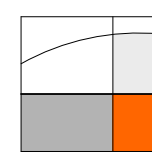
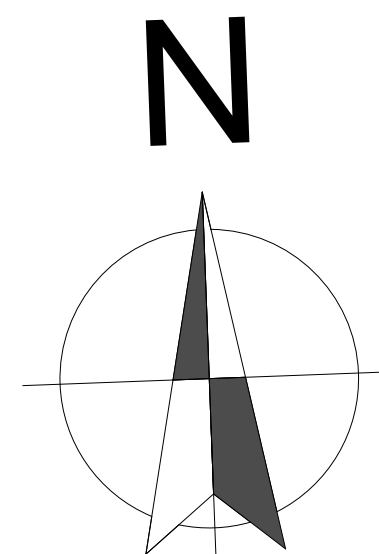
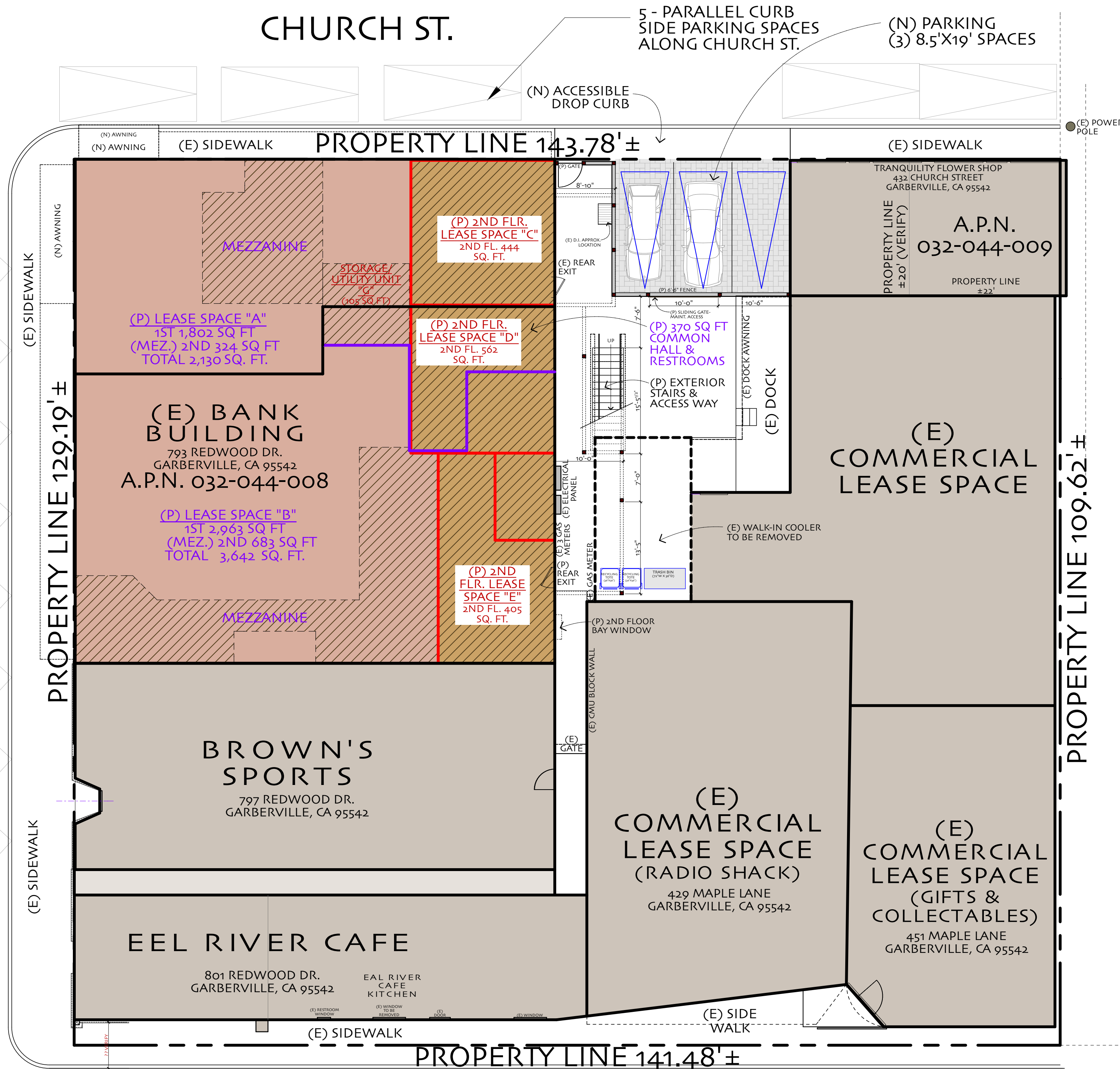
UNIT "G"
(STORAGE/ UTILITY):
 TOTAL 150 SQ FT

TOTAL EXISTING FLOOR AREA
 6,425 SQ FT

TOTAL ADDED FLOOR AREA:
 1,274 SQ FT

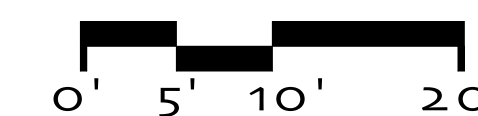
TOTAL BUILDING FLOOR AREA
(EXISTING + PROPOSED):
 7,703 SQ FT

REDWOOD DR.



PROPOSED SITE PLAN

SCALE: 1" = 20'-0" (22" X34" PAPER SIZE)
 1" = 10'-0" (11" X17" PAPER SIZE)



GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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REVISIONS:

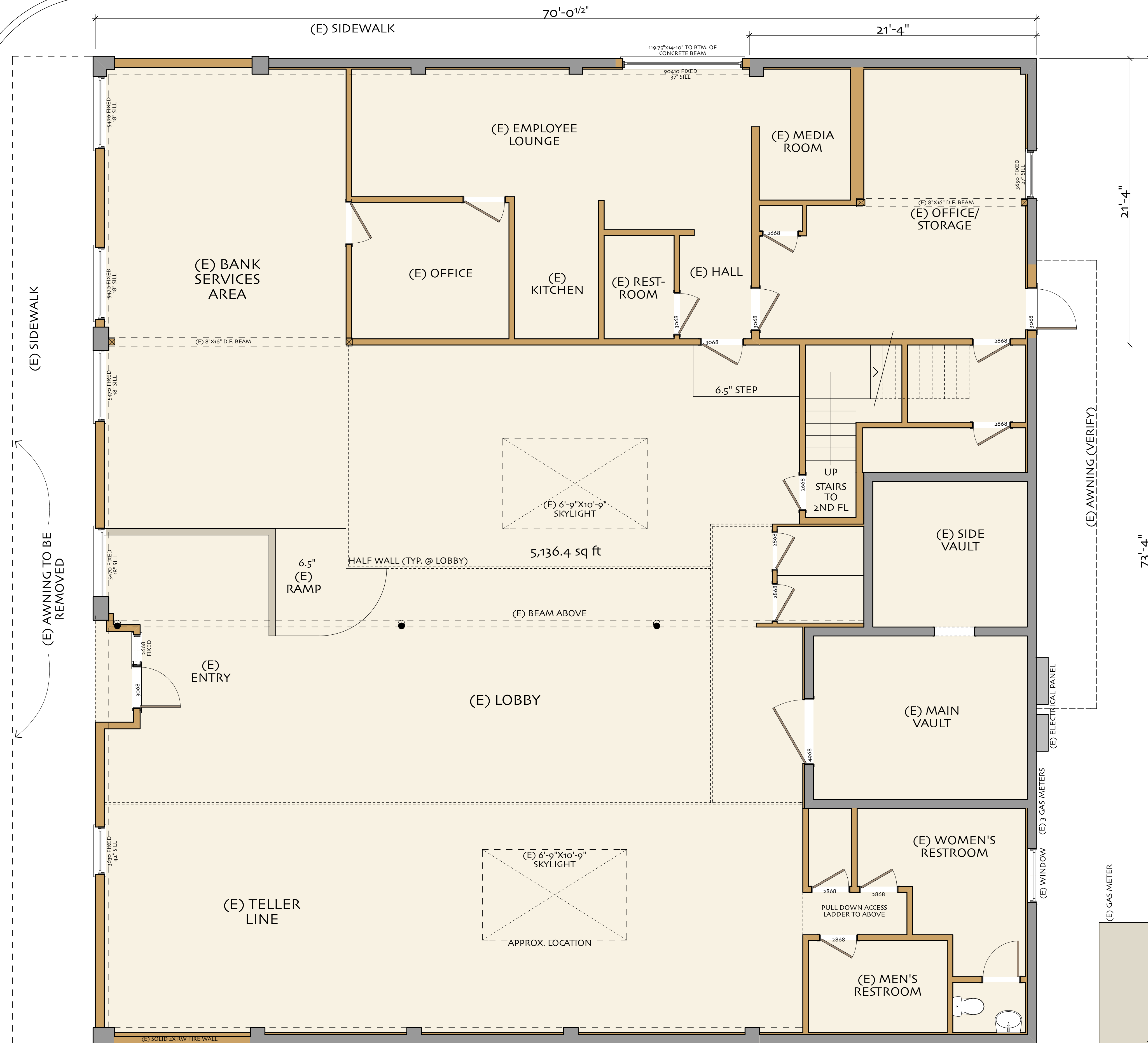
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 846 A STREET
 ARCATA, CALIFORNIA, 95521
 TEL: (707) 407-8870
 julianbergdesigns.com



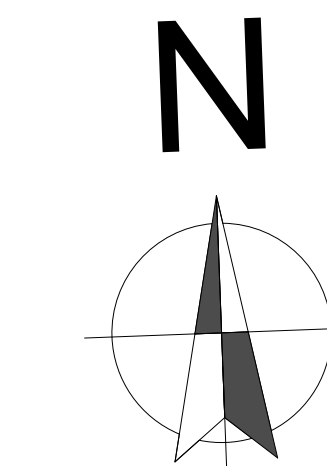
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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PROPOSED SITE PLAN
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # :
A-1.1



- WALL LEGEND**
- (N) 2x4 WALL (STUDS 16" O.C.)
 - (N) 2x6 WALL (STUDS 16" O.C.)
 - EXISTING 2X WALL
 - EXISTING 2X8 WALL



EXISTING FIRST FLOOR PLAN

5,136 SQ FT FIRST FLOOR
 1,289 SQ FT SECOND FLOOR
 6,425 SQ FT TOTAL

SCALE: 1/4" = 1'-0" (22" X 34" PAPER SIZE)
 1/8" = 1'-0" (11" X 17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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REVISIONS:

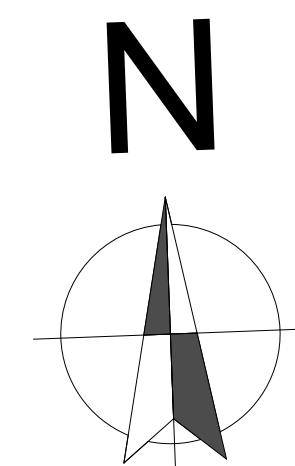
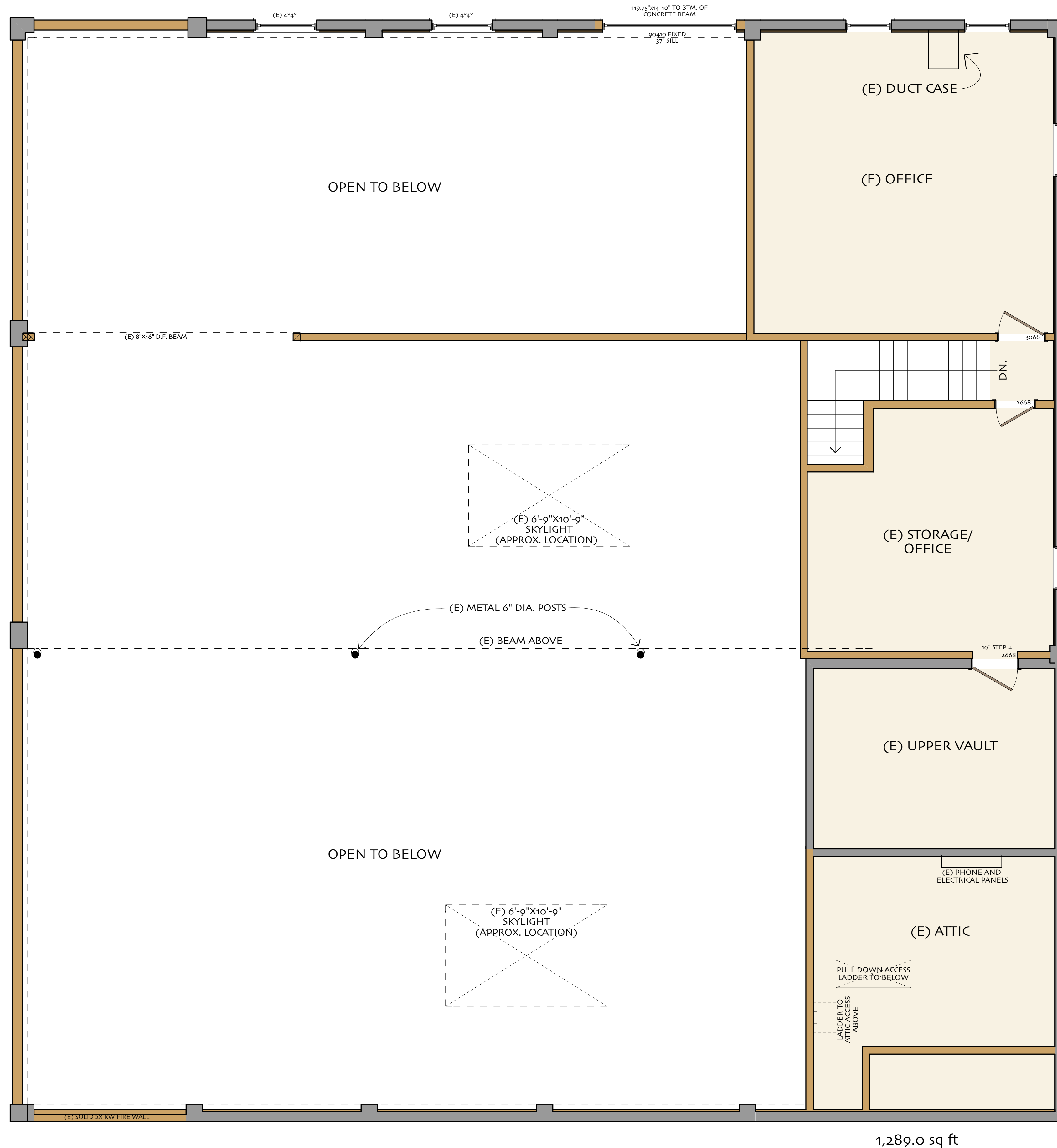
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 ARCATA, CALIFORNIA, 95521
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PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: **EXISTING FIRST FLOOR PLAN**
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # : **A-2**



- WALL LEGEND**
- (N) 2x4 WALL (STUDS 16" O.C.)
 - (N) 2x6 WALL (STUDS 16" O.C.)
 - EXISTING 2X WALL
 - EXISTING 2X8 WALL

EXISTING SECOND FLOOR PLAN

1,289 SQ FT SECOND FLOOR

SCALE: 1/4" = 1'-0" (22" X34" PAPER SIZE)
1/8" = 1'-0" (11" X17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

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84.6 A STREET
ARCATA, CALIFORNIA, 95521
TEL: (707) 407-8870
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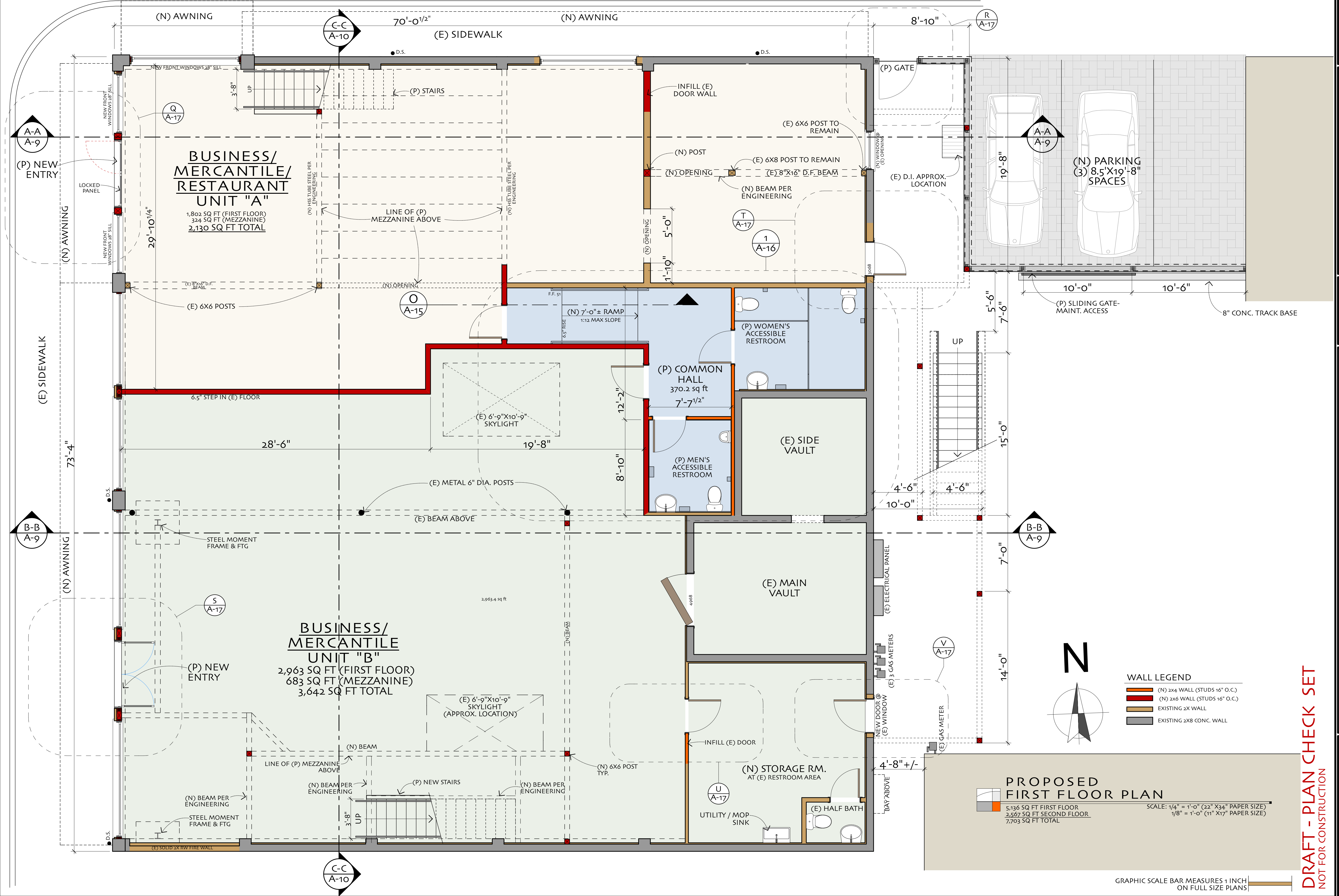


PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: **EXISTING SECOND FLOOR PLAN**
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **A-3**

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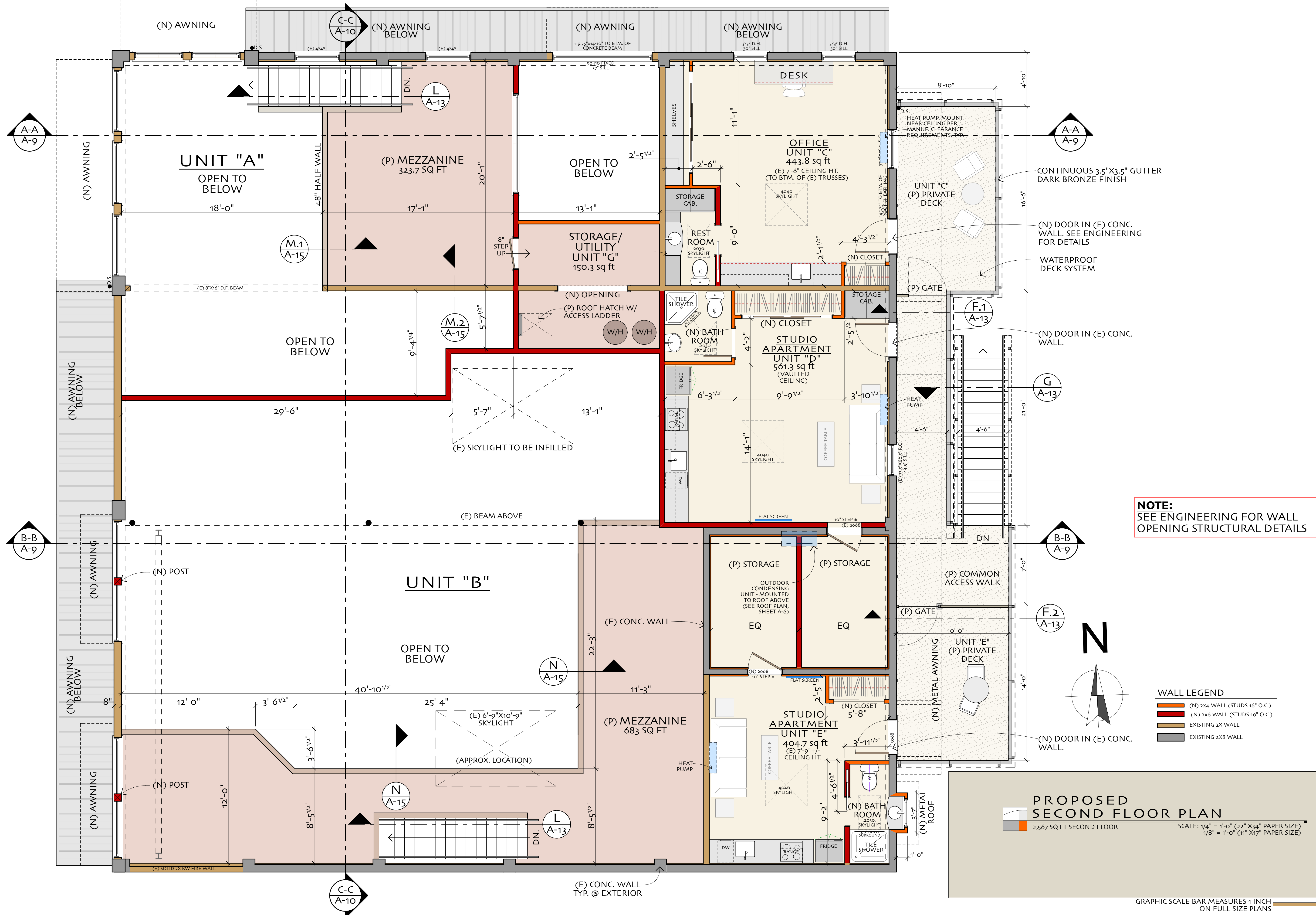


PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: **PROPOSED FIRST FLOOR PLAN**
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # : **A-4**

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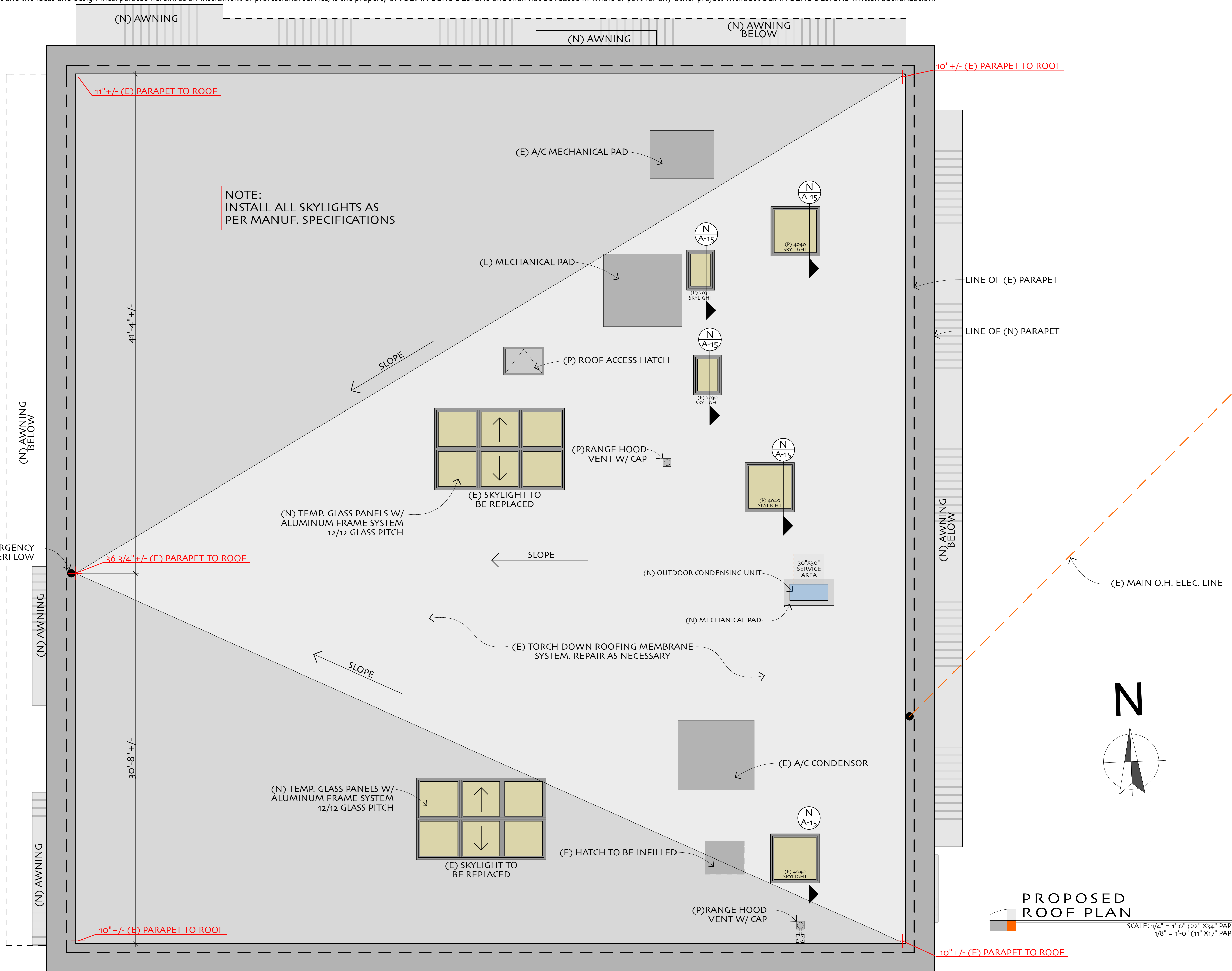


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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PROPOSED SECOND FLOOR PLAN
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

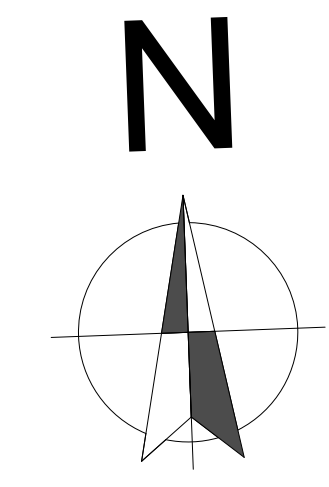
SHEET #:
A-5

DRAFT - PLAN CHECK SET
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NOTE:
INSTALL ALL SKYLIGHTS AS
PER MANUF. SPECIFICATIONS

PROPOSED ROOF PLAN
SCALE: 1/4" = 1'-0" (22" X34" PAPER SIZE)
1/8" = 1'-0" (11" X17" PAPER SIZE)



GRAPHIC SCALE BAR MEASURES 1 INCH
ON FULL SIZE PLANS

REVISIONS:

JULIAN BERG DESIGNS
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84.6 A STREET
ARCATA, CALIFORNIA, 95521
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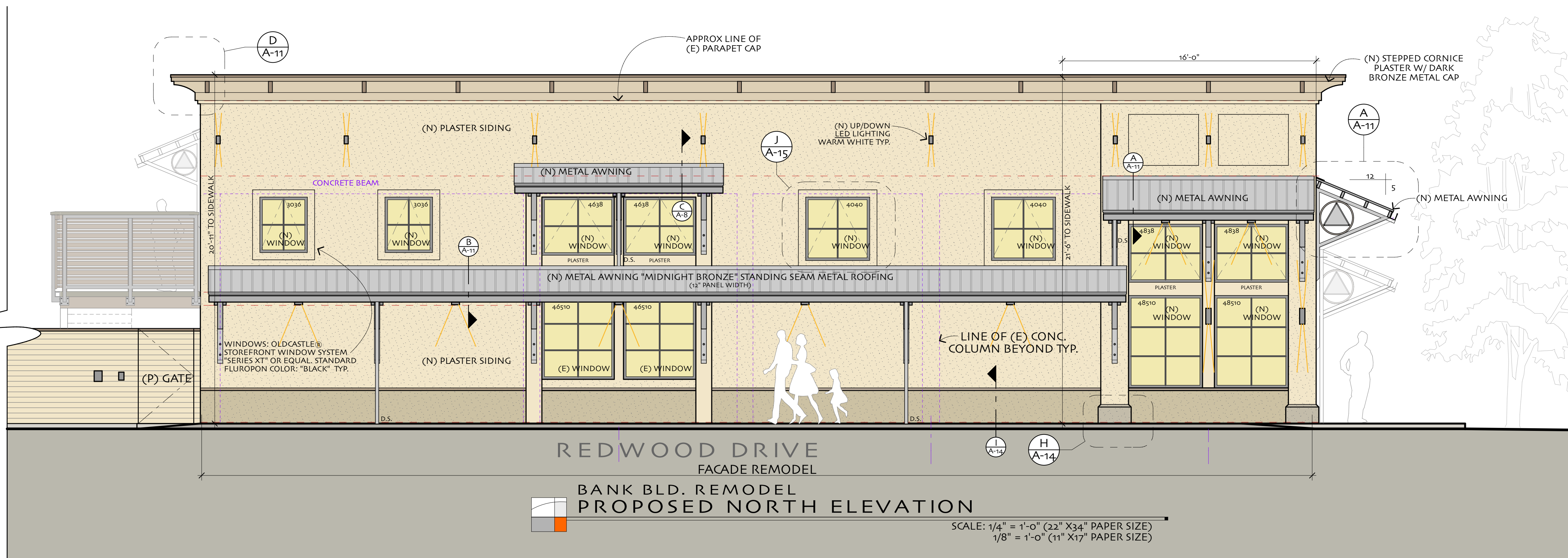
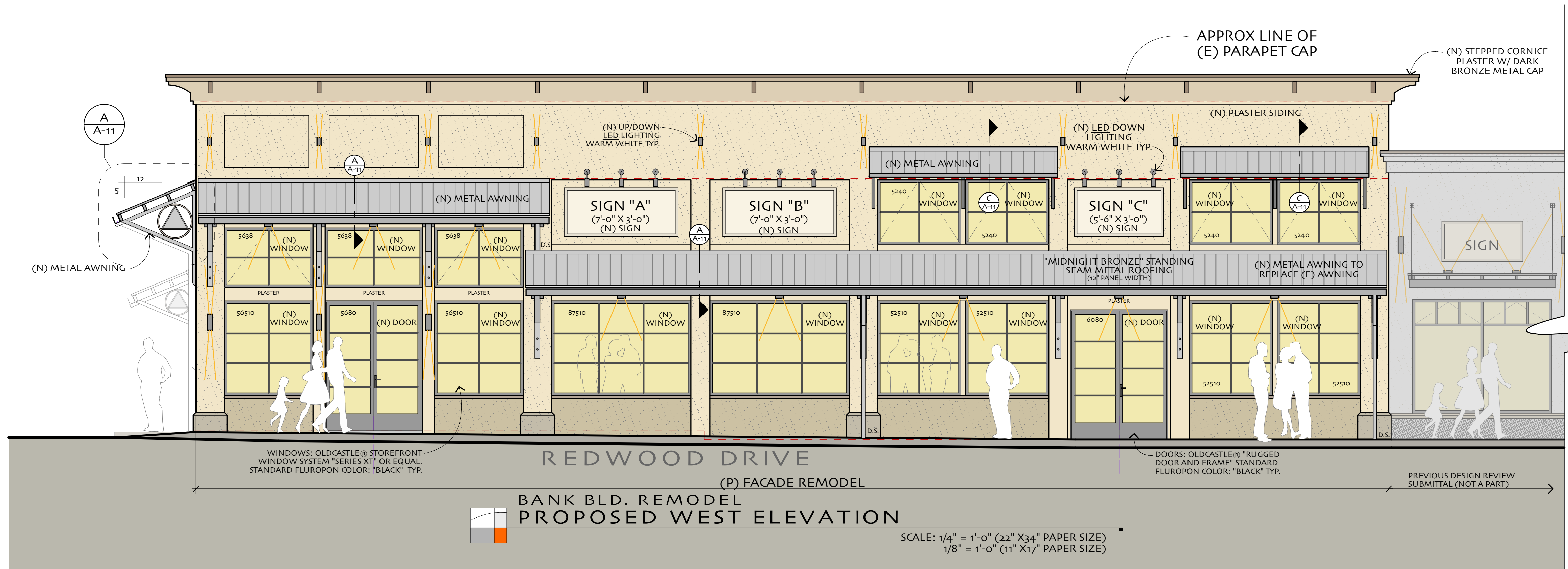


PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: PROPOSED ROOF PLAN
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # :
A-6

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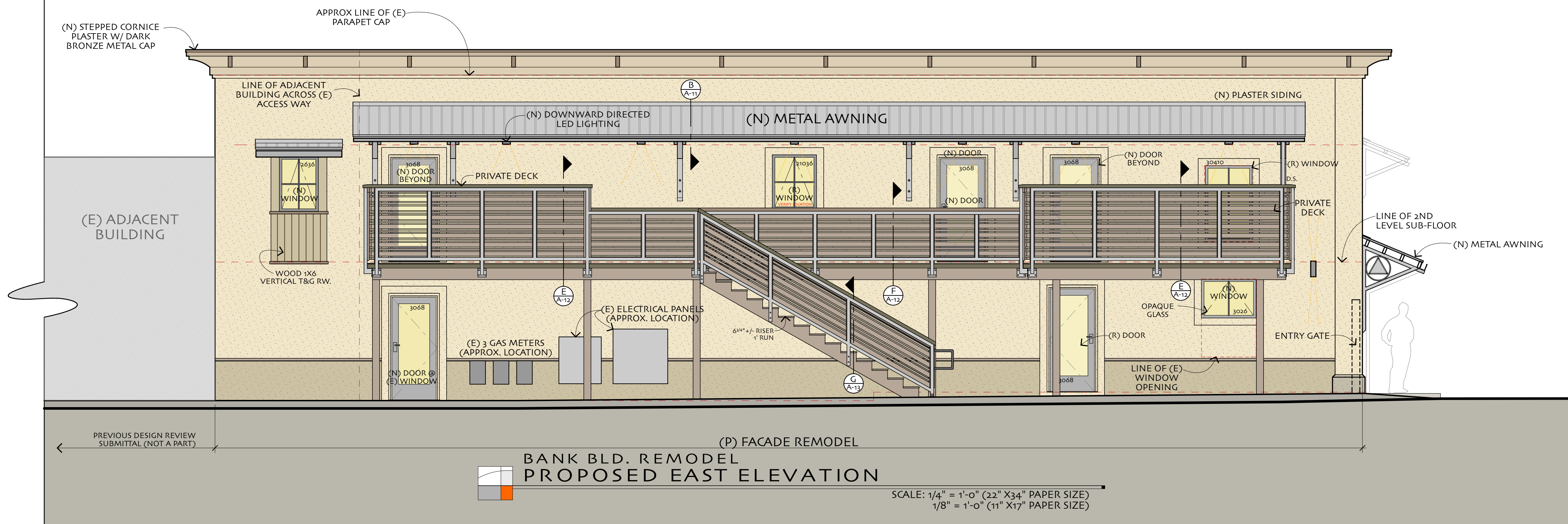
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 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: PROPOSED NORTH & WEST ELEVATIONS
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # :
A-7

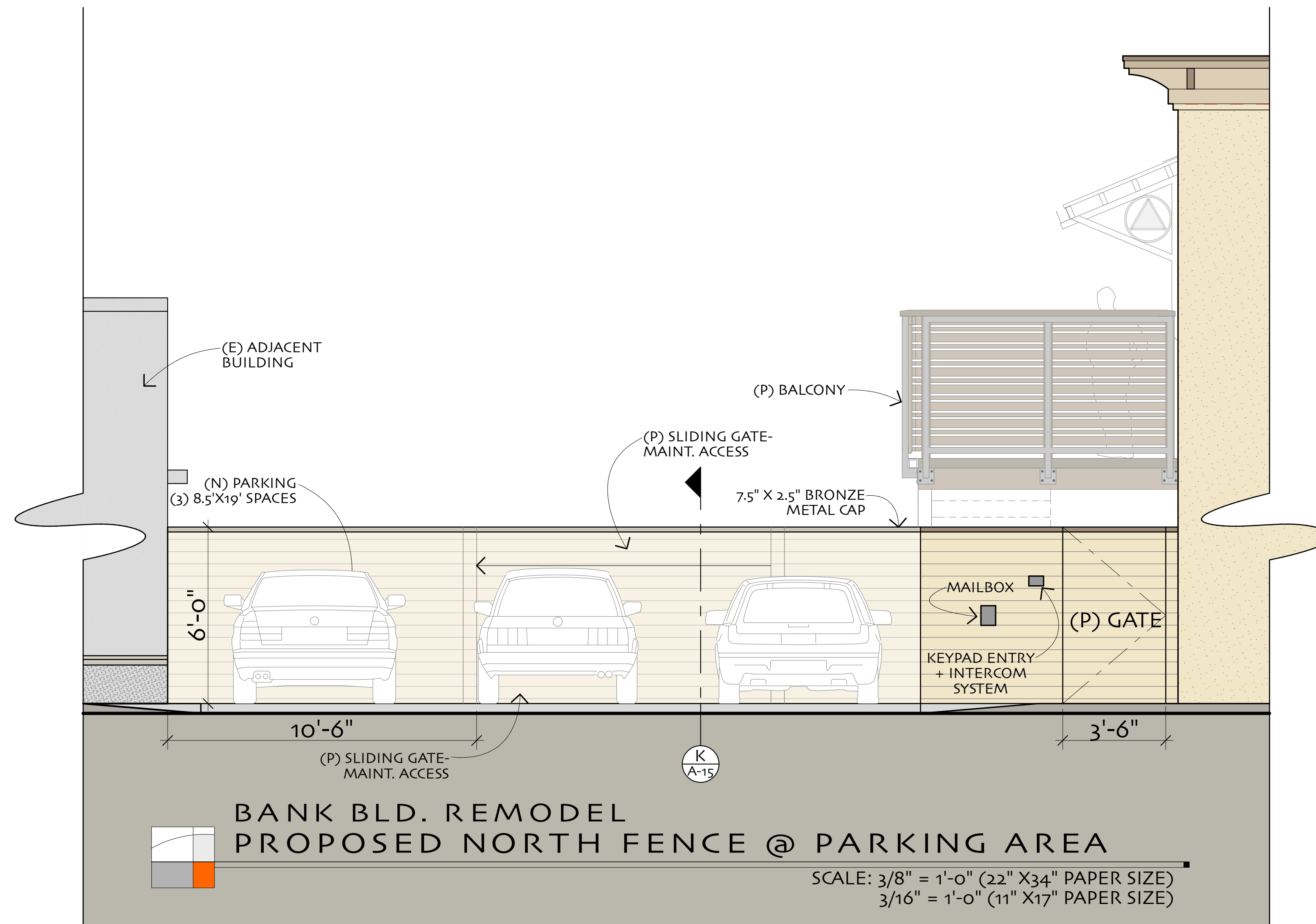
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GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS



(P) FACADE REMODEL
**BANK BLD. REMODEL
 PROPOSED EAST ELEVATION**

SCALE: 1/4" = 1'-0" (22" X 34" PAPER SIZE)
 1/8" = 1'-0" (11" X 17" PAPER SIZE)



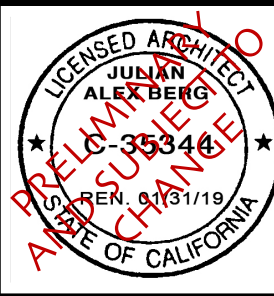
**BANK BLD. REMODEL
 PROPOSED NORTH FENCE @ PARKING AREA**

SCALE: 3/8" = 1'-0" (22" X 34" PAPER SIZE)
 3/16" = 1'-0" (11" X 17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

JULIAN BERG DESIGNS
 ARCHITECTURE & PLANNING
 846 A STREET
 ARCATA, CALIFORNIA, 95521
 TEL: (707) 407-8870
 julianbergdesigns.com

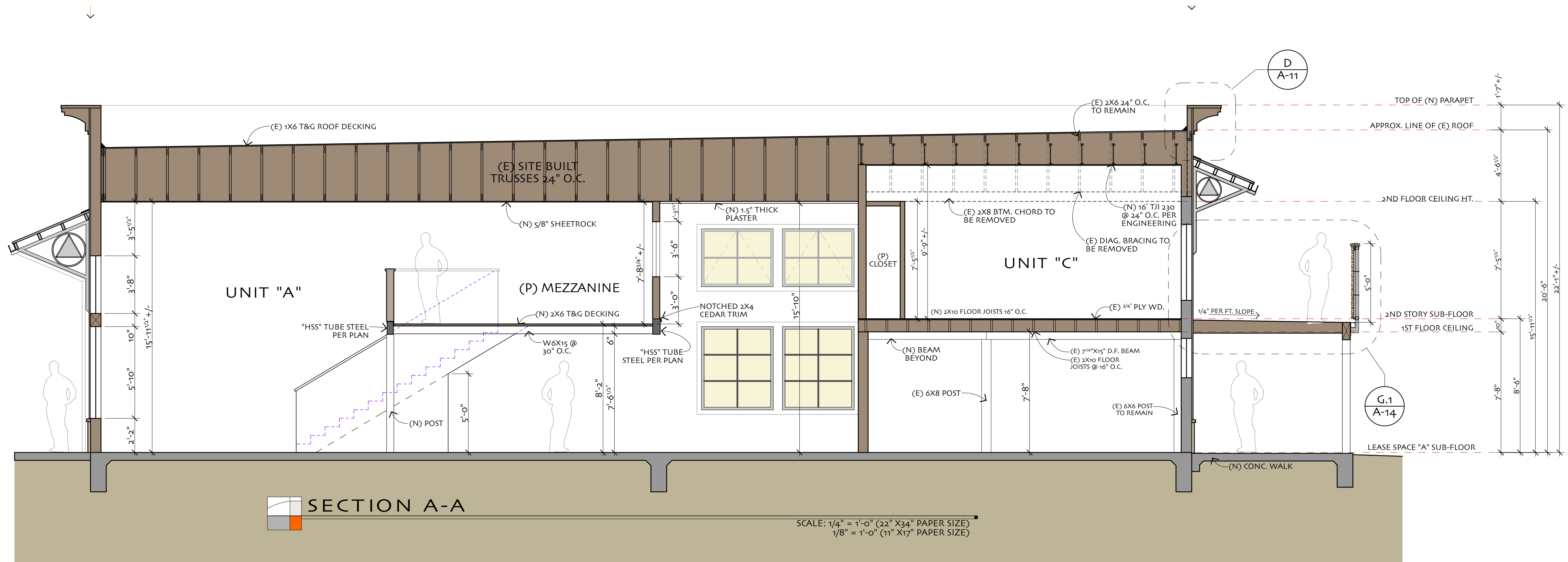


PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: **PROPOSED NORTH & EAST ELEVATIONS**
 ASSESSOR'S PARCEL NUMBER: 032-044-008

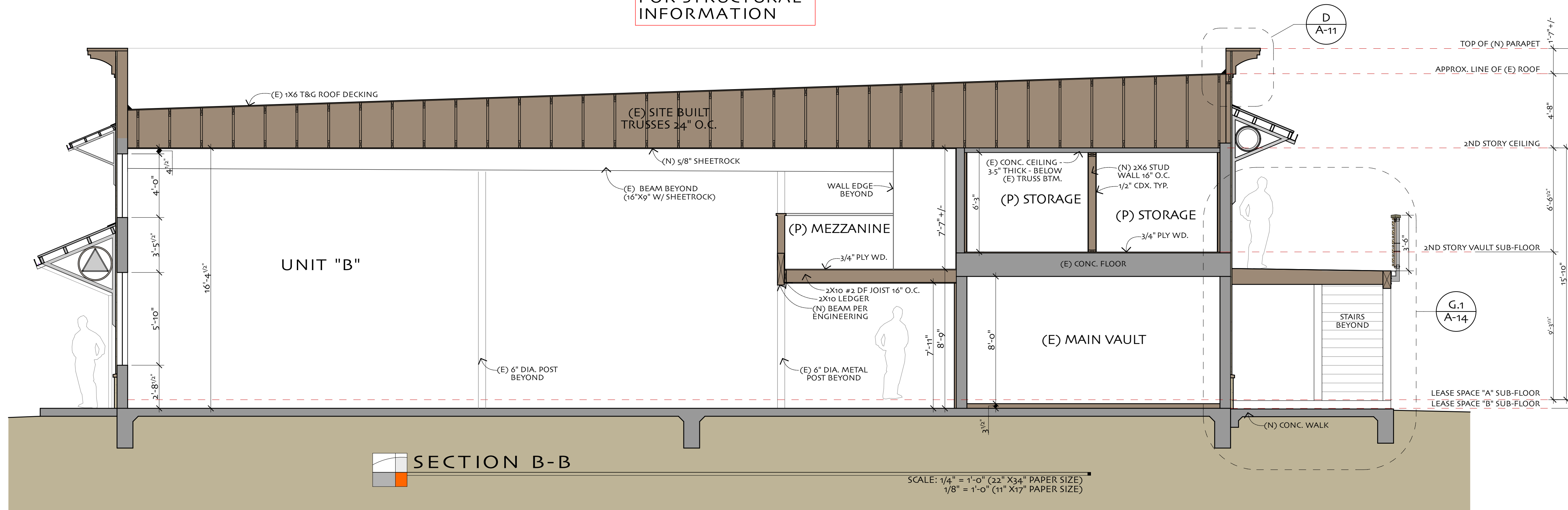
PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # :
A-8

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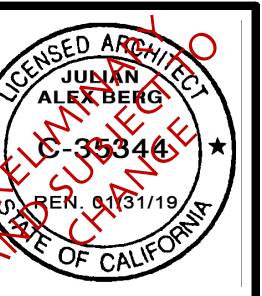
SEE ENGINEERING FOR STRUCTURAL INFORMATION



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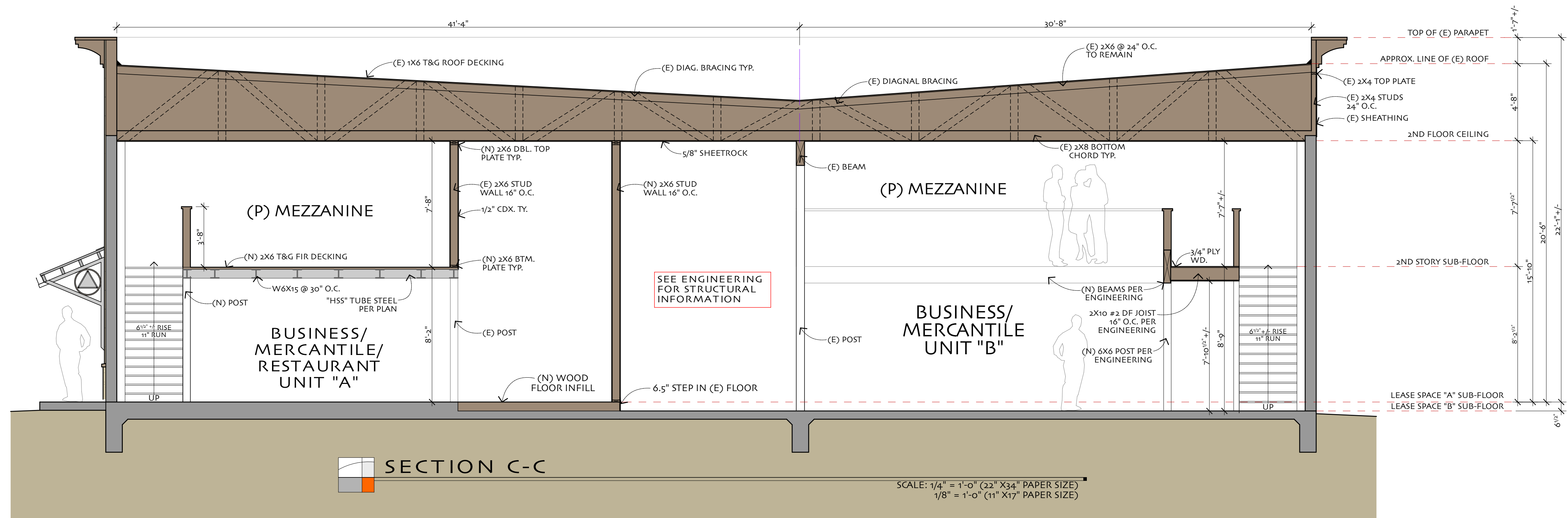


PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: **SECTIONS A-A & B-B**
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **A-9**

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

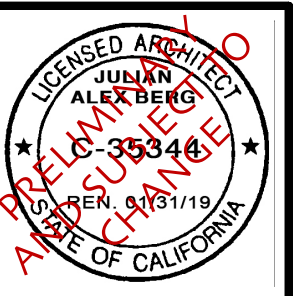


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GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

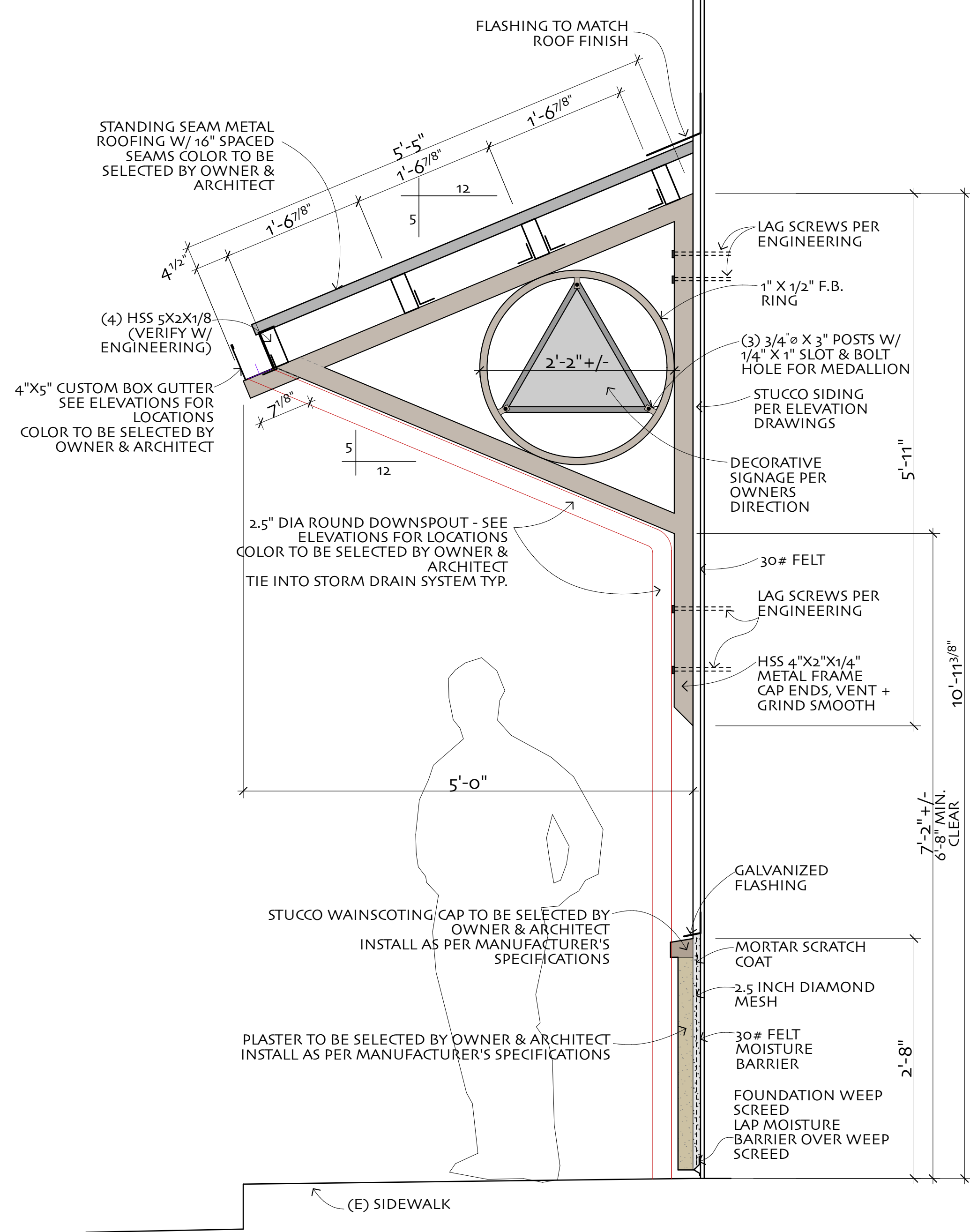
JULIAN BERG DESIGNS
ARCHITECTURE & PLANNING
846 A STREET
ARCATA, CALIFORNIA, 95521
TEL: (707) 407-8870
julianbergdsgns.com



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SHEET TITLE: **SECTION C-C**
ASSESSOR'S PARCEL NUMBER: 032-044-008

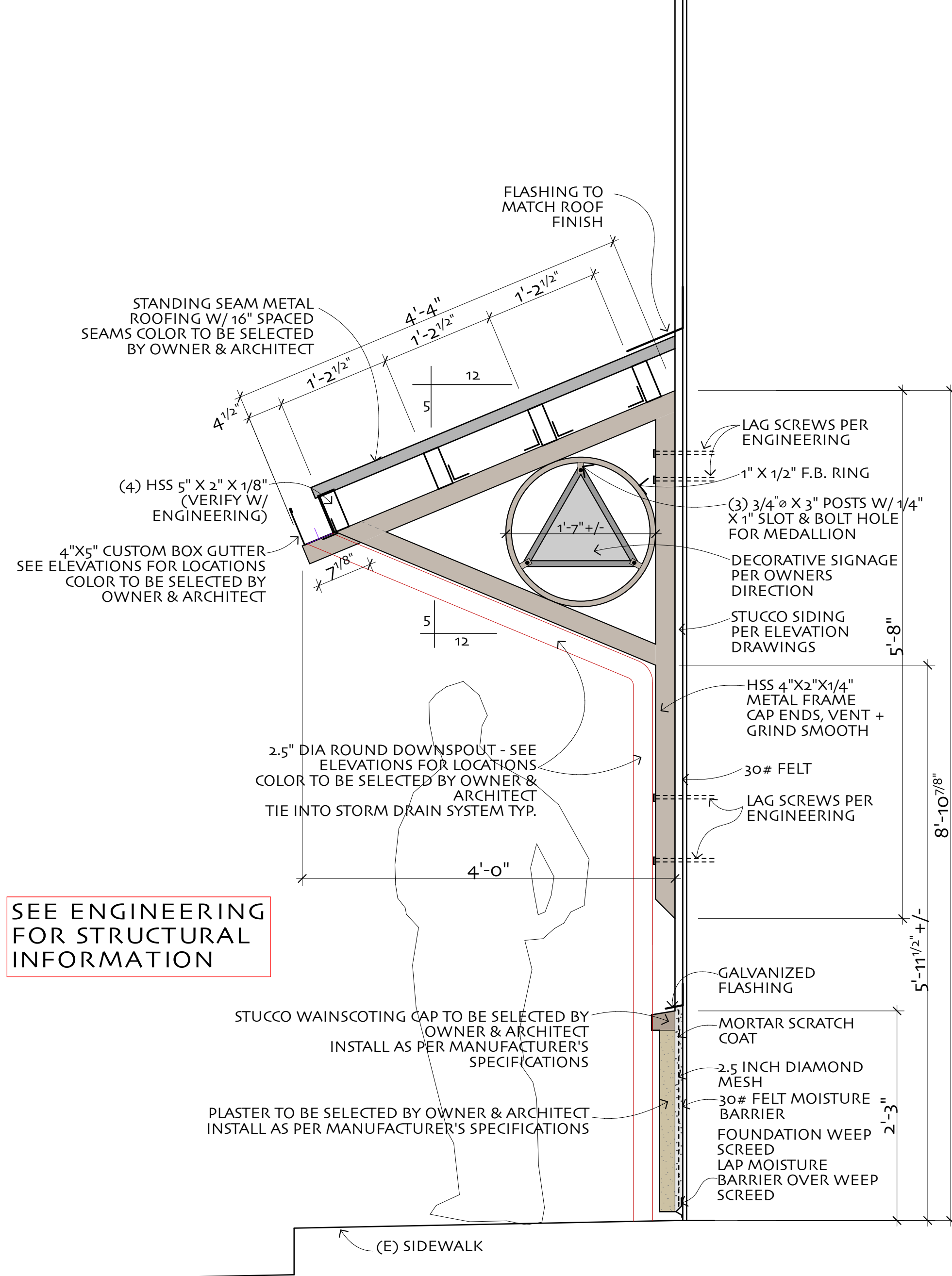
PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **A-10**



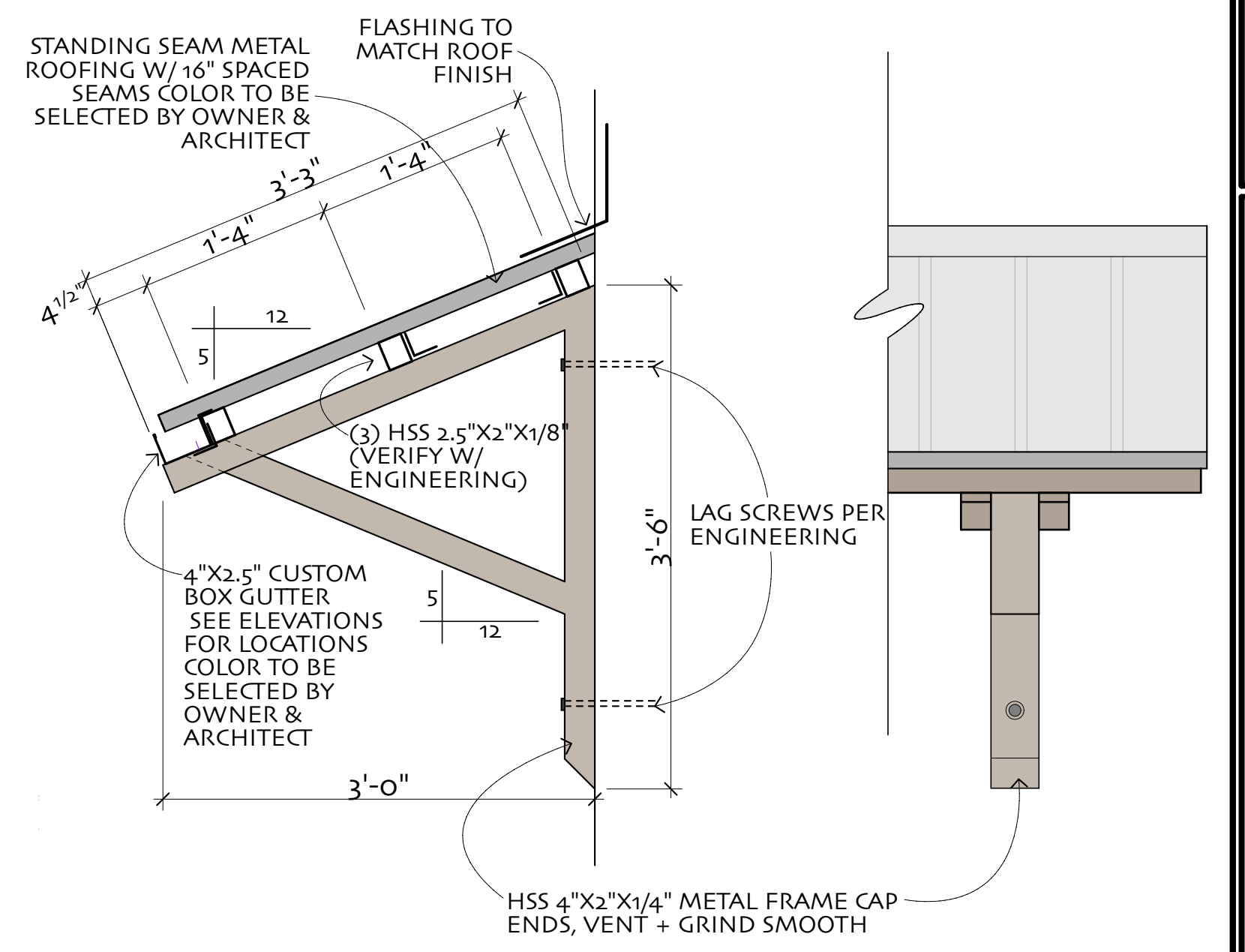
A METAL AWNING DETAIL

SCALE: 1" = 1'-0" (22"X34" PAPER SIZE)
SCALE: 1/2" = 1'-0" (11"X17" PAPER SIZE)



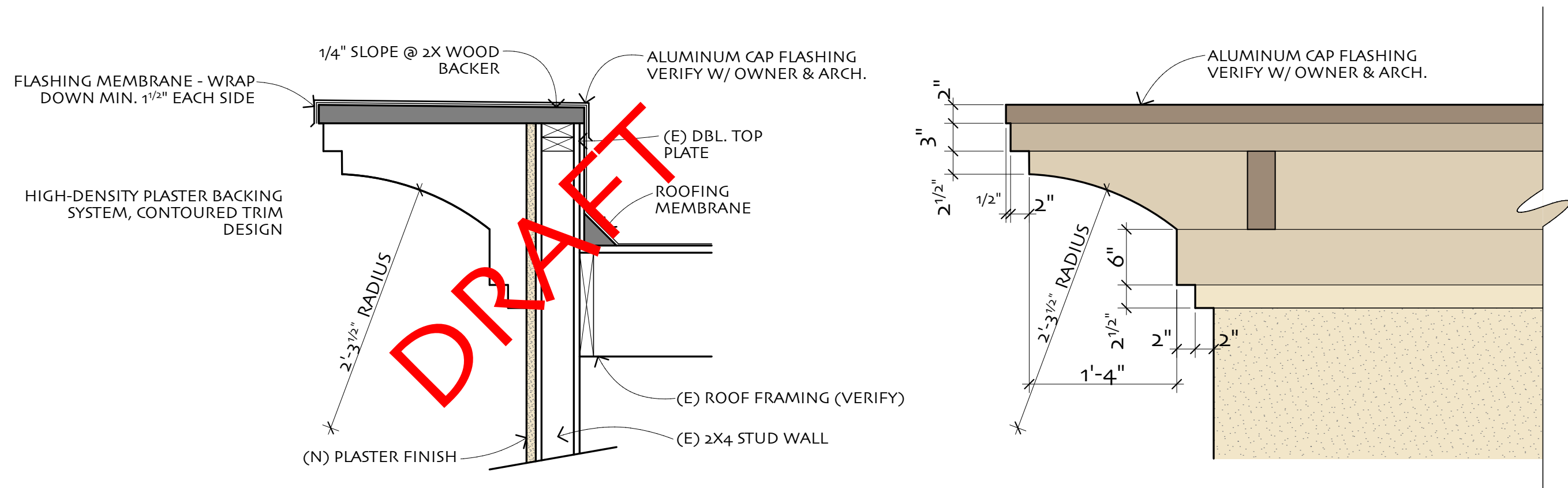
B METAL AWNING DETAIL

SCALE: 1" = 1'-0" (22"X34" PAPER SIZE)
SCALE: 1/2" = 1'-0" (11"X17" PAPER SIZE)



C UPPER METAL AWNING DETAIL

SCALE: 1" = 1'-0" (22"X34" PAPER SIZE)
SCALE: 1/2" = 1'-0" (11"X17" PAPER SIZE)



D PARAPET CAP PLASTER CORNICE DETAIL

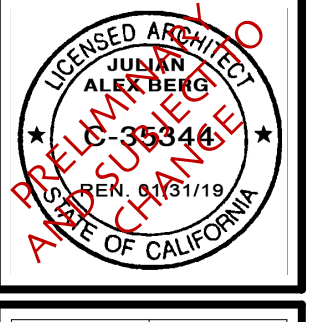
SCALE: 1" = 1'-0" (22"X34" PAPER SIZE)
SCALE: 1/2" = 1'-0" (11"X17" PAPER SIZE)

SEE ENGINEERING FOR STRUCTURAL INFORMATION

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REVISIONS:

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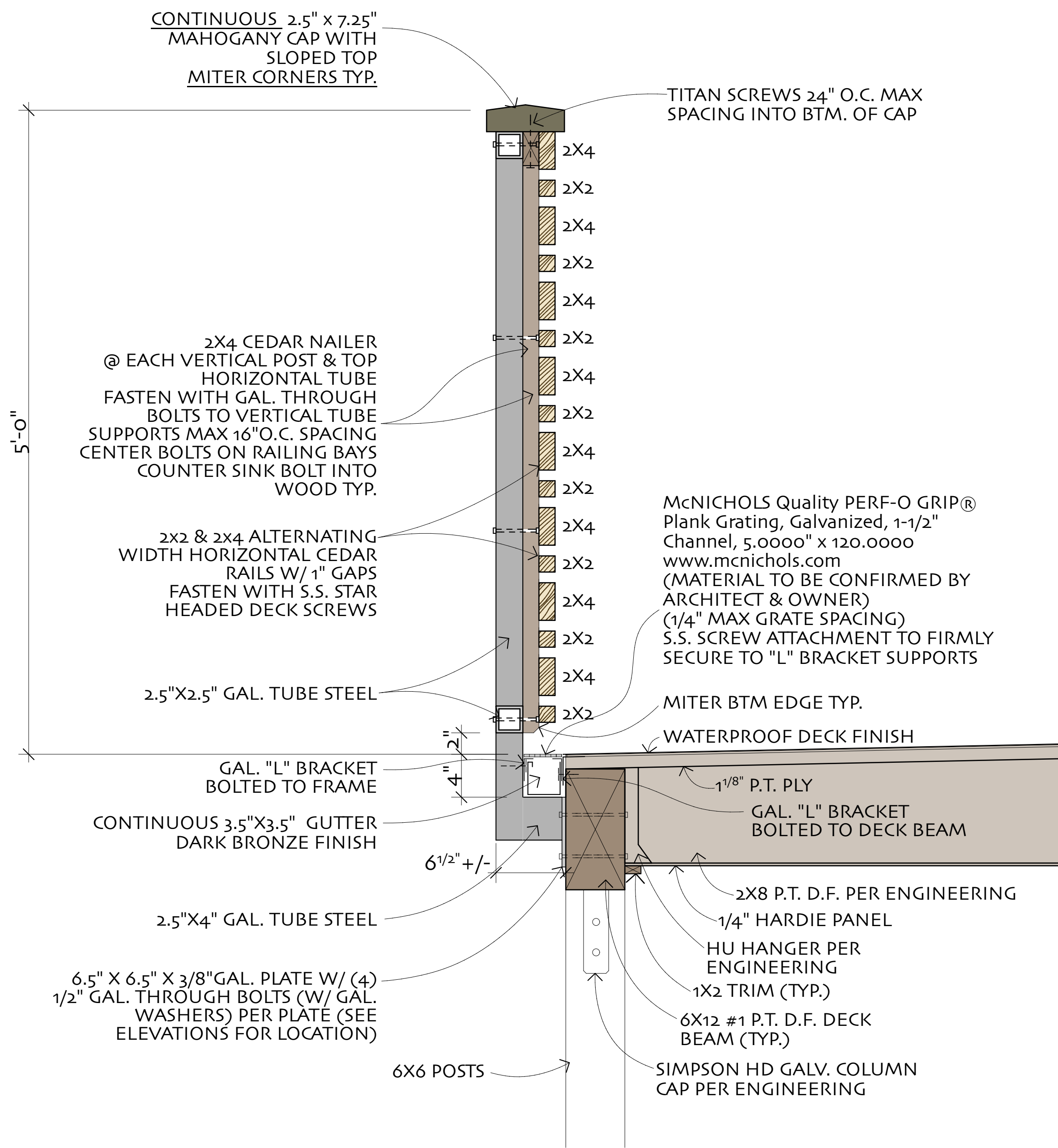
PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: **DETAILS**
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **A-11**

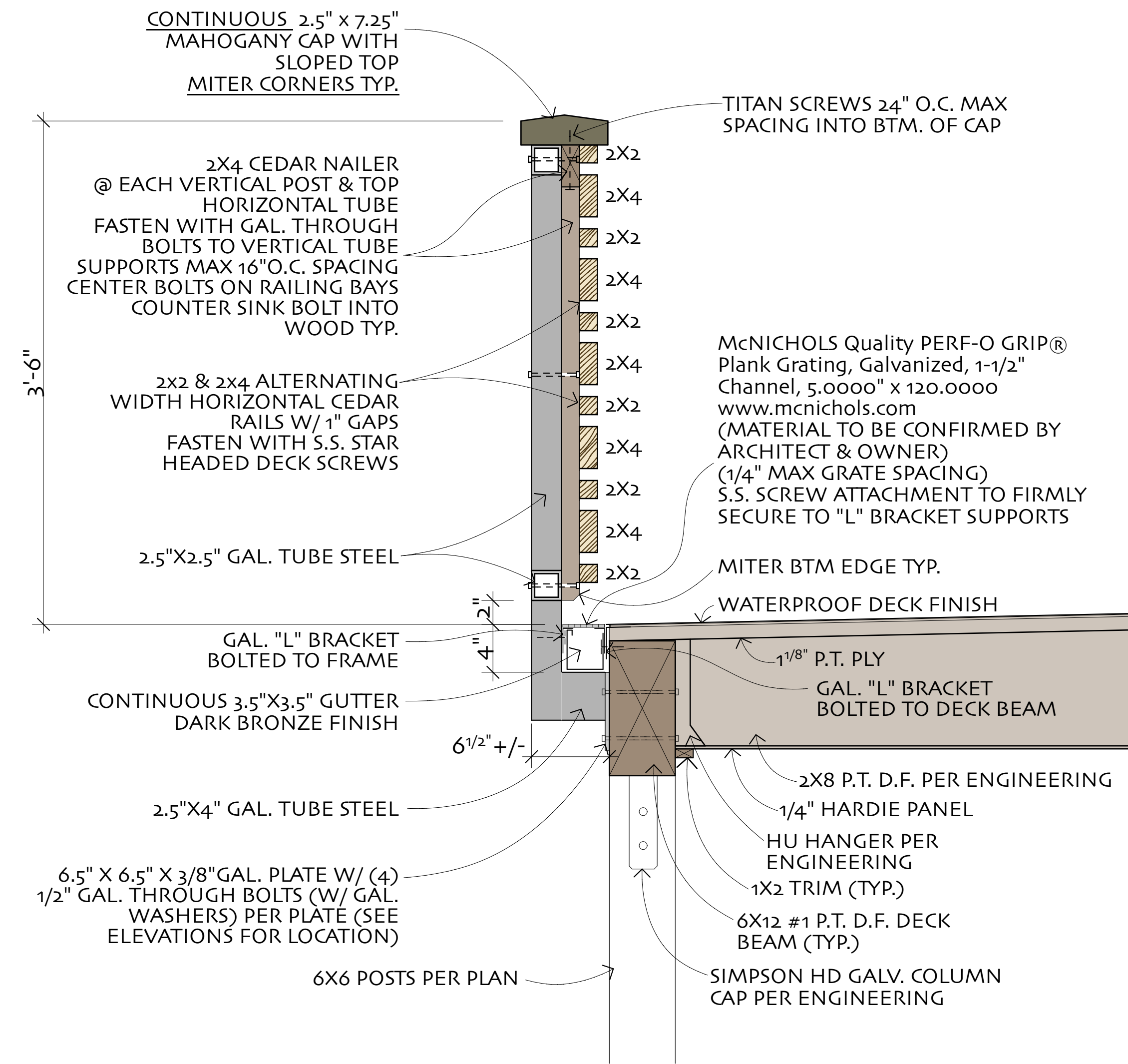
GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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E DECK RAILING

SCALE: 1" = 1'-0" (22" X34" PAPER SIZE)
1/2" = 1'-0" (11" X17" PAPER SIZE)



F DECK RAILING

SCALE: 1" = 1'-0" (22" X34" PAPER SIZE)
1/2" = 1'-0" (11" X17" PAPER SIZE)

- RAILING NOTES:**
1. ROUTE ALL WOOD EDGES WITH 3/16" QUARTER ROUND BIT
 2. OIL WITH MIN. TWO COATS CLEAR WATCO® OR EQUAL FINISH
 3. VERIFY ALL WOOD AND METAL DIMENSIONS IN FIELD
 4. CEDAR TO BE #1 SELECT TIGHT KNOW
 5. ALL EXTERIOR STEEL TO BE HOT DIPPED GALVANIZED

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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SHEET TITLE: DETAILS
ASSESSOR'S PARCEL NUMBER: 032-044-008

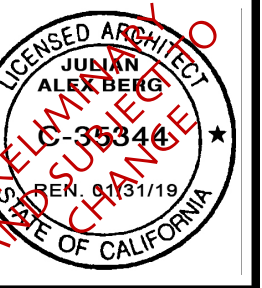
PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # :
A-12

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REVISIONS:

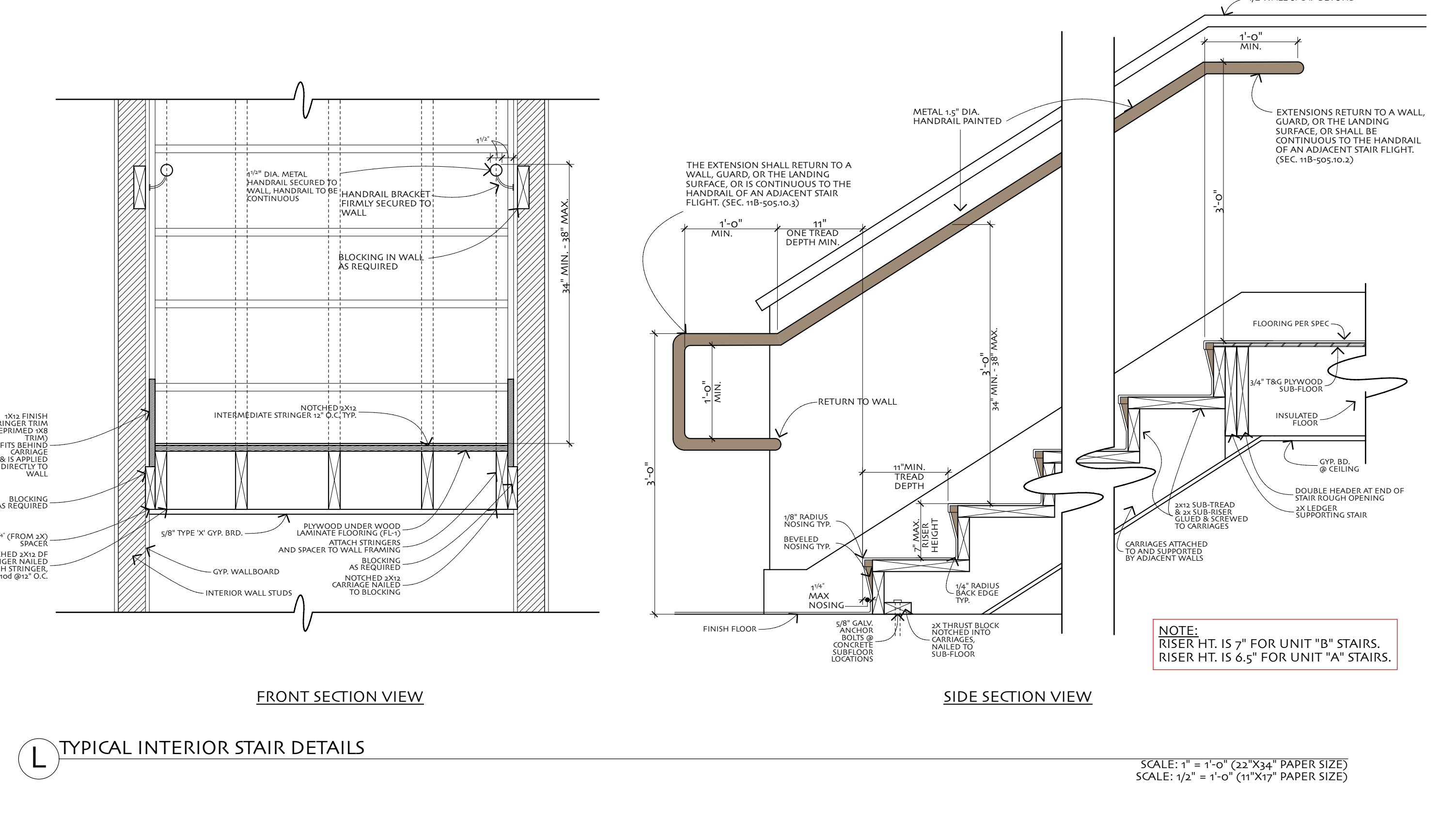
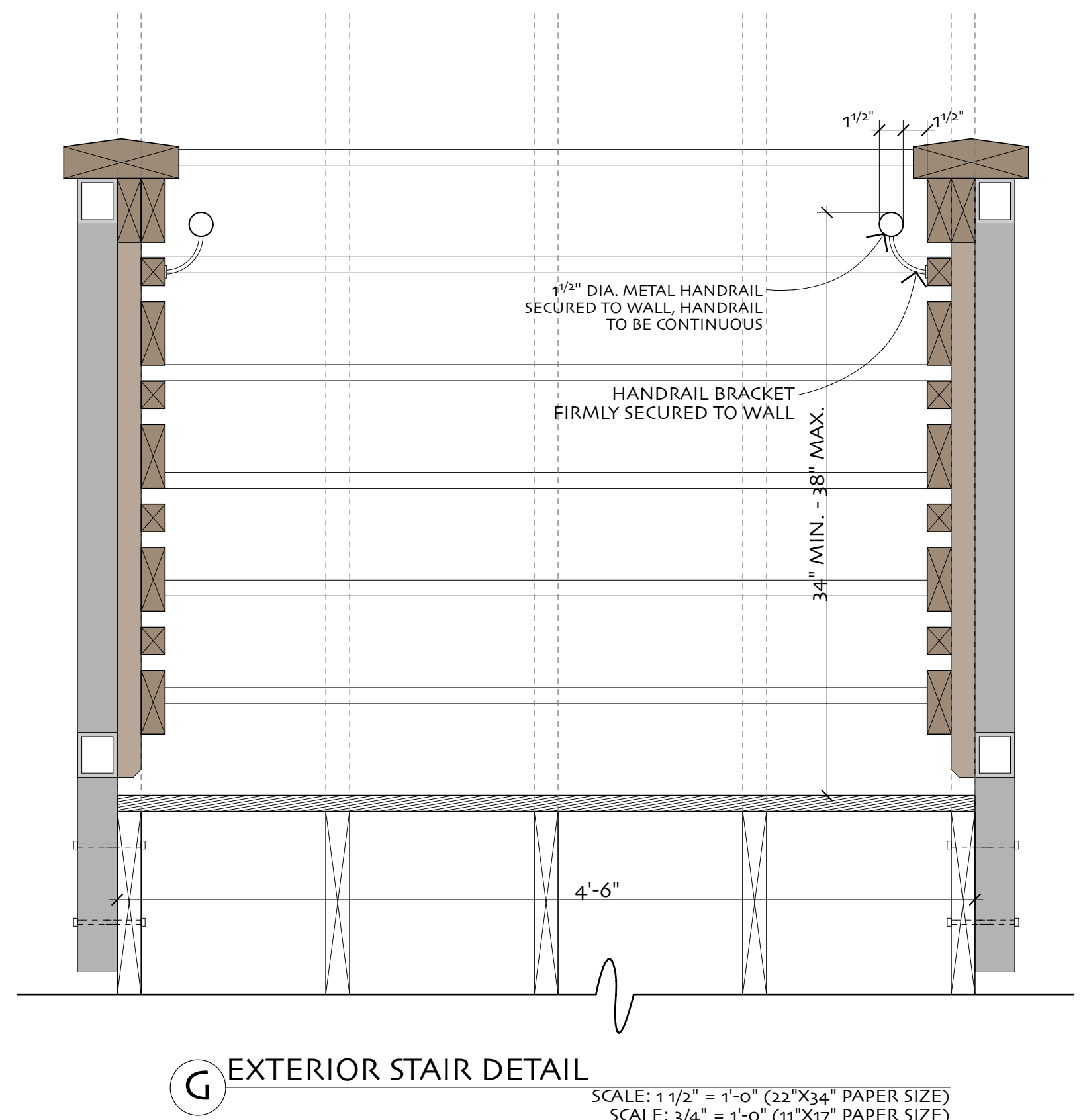
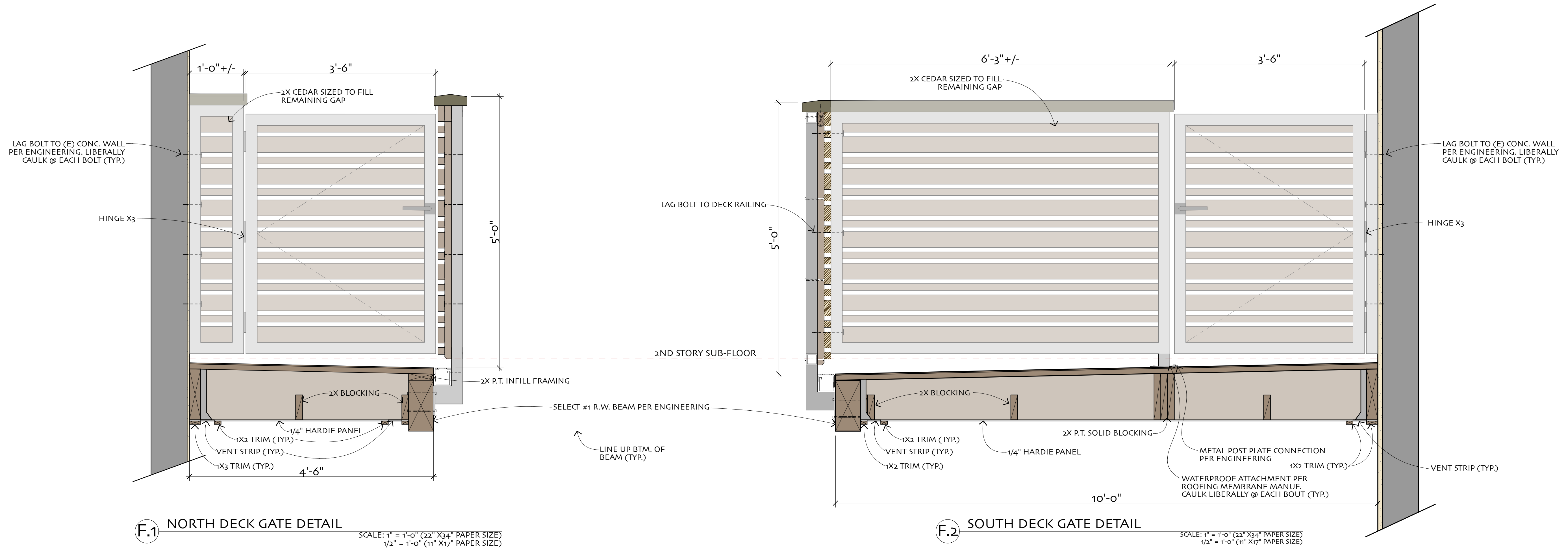
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SHEET TITLE: DETAILS
ASSESSOR'S PARCEL NUMBER: 032-044-008

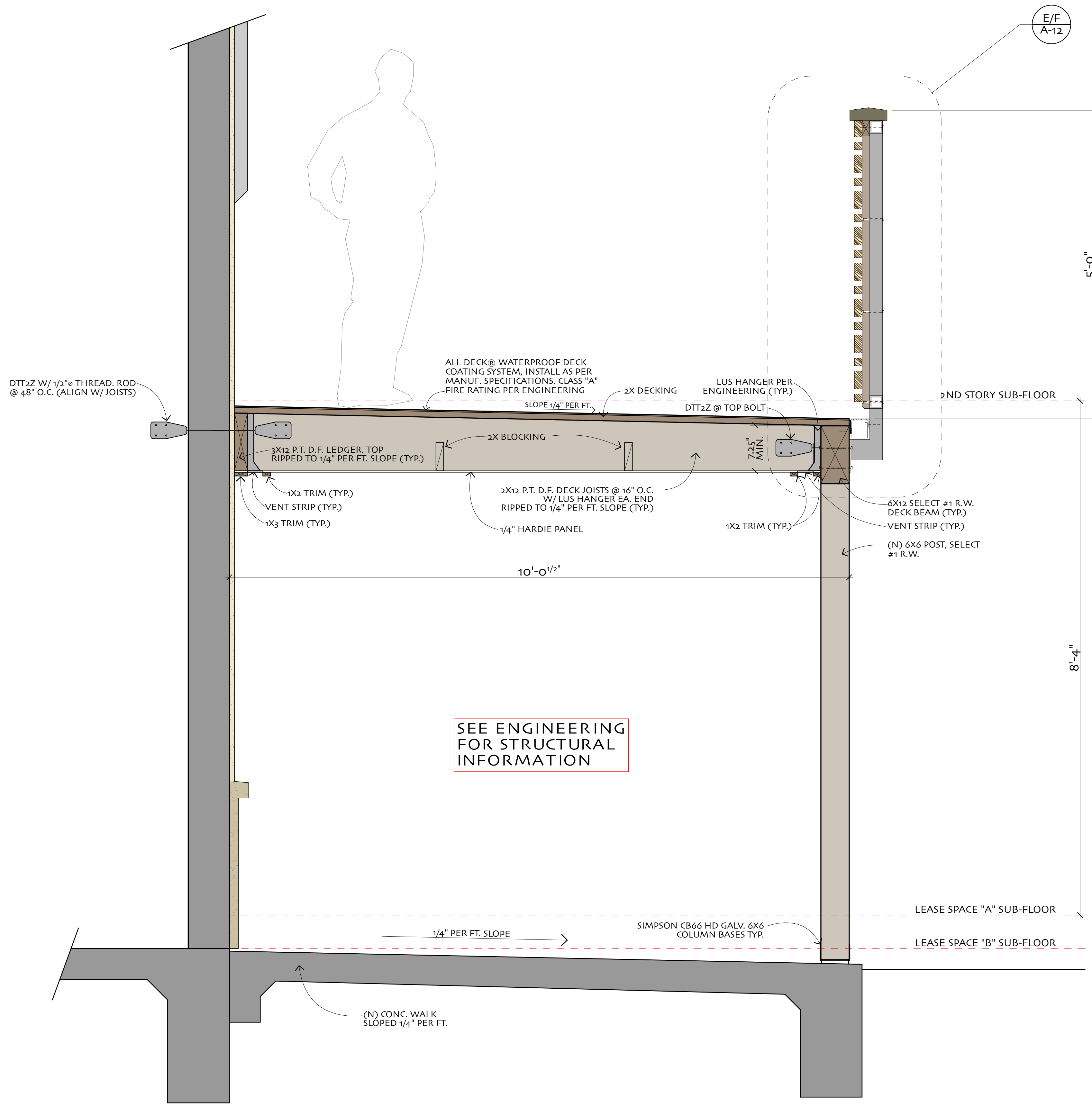
PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # :
A-13



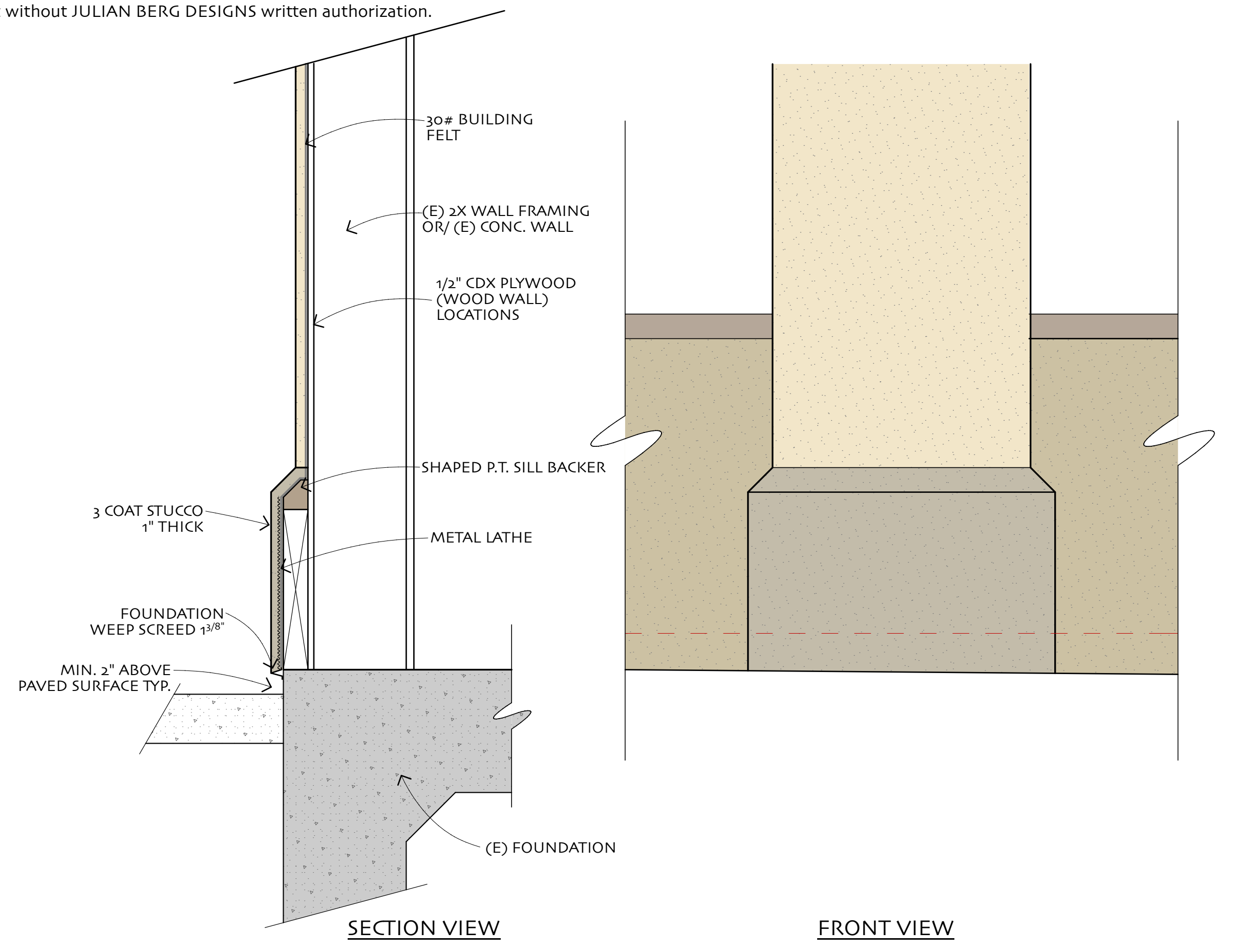
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GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS



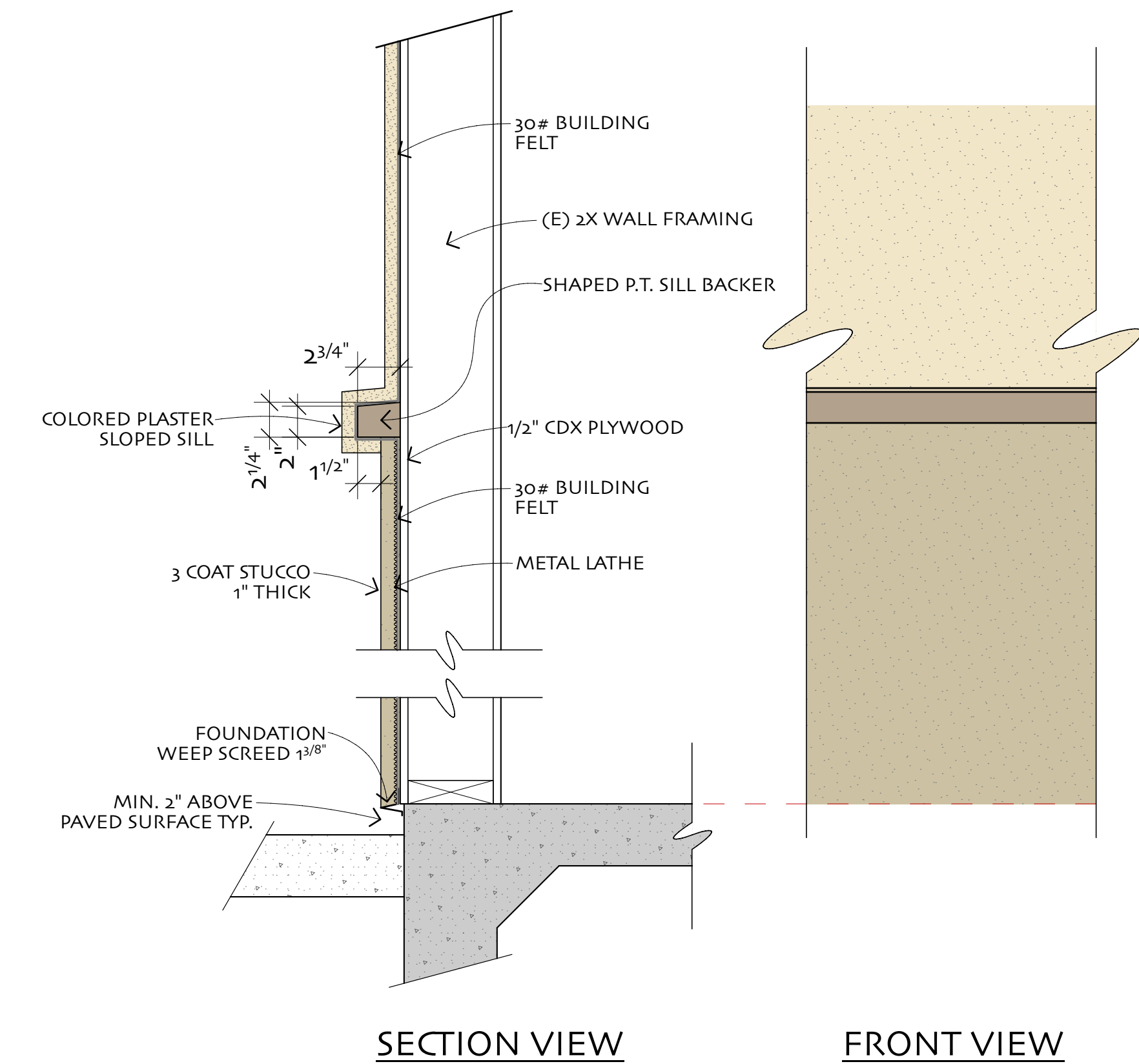
G.1 DECK FRAMING DETAIL

SCALE: 1" = 1'-0" (22" X34" PAPER SIZE)
1/2" = 1'-0" (11" X17" PAPER SIZE)



H TYPICAL COLUMN BASE DETAIL

SCALE: 1 1/2" = 1'-0" (22" X34" PAPER SIZE)
SCALE: 3/4" = 1'-0" (11" X17" PAPER SIZE)

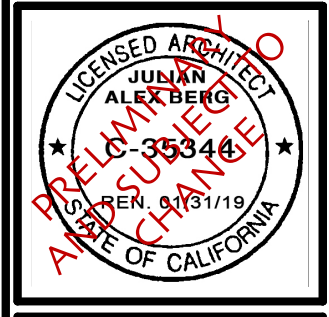


I TYPICAL PLASTER WANSCOTING + SIDING DETAIL

SCALE: 1 1/2" = 1'-0" (22" X34" PAPER SIZE)
SCALE: 3/4" = 1'-0" (11" X17" PAPER SIZE)
GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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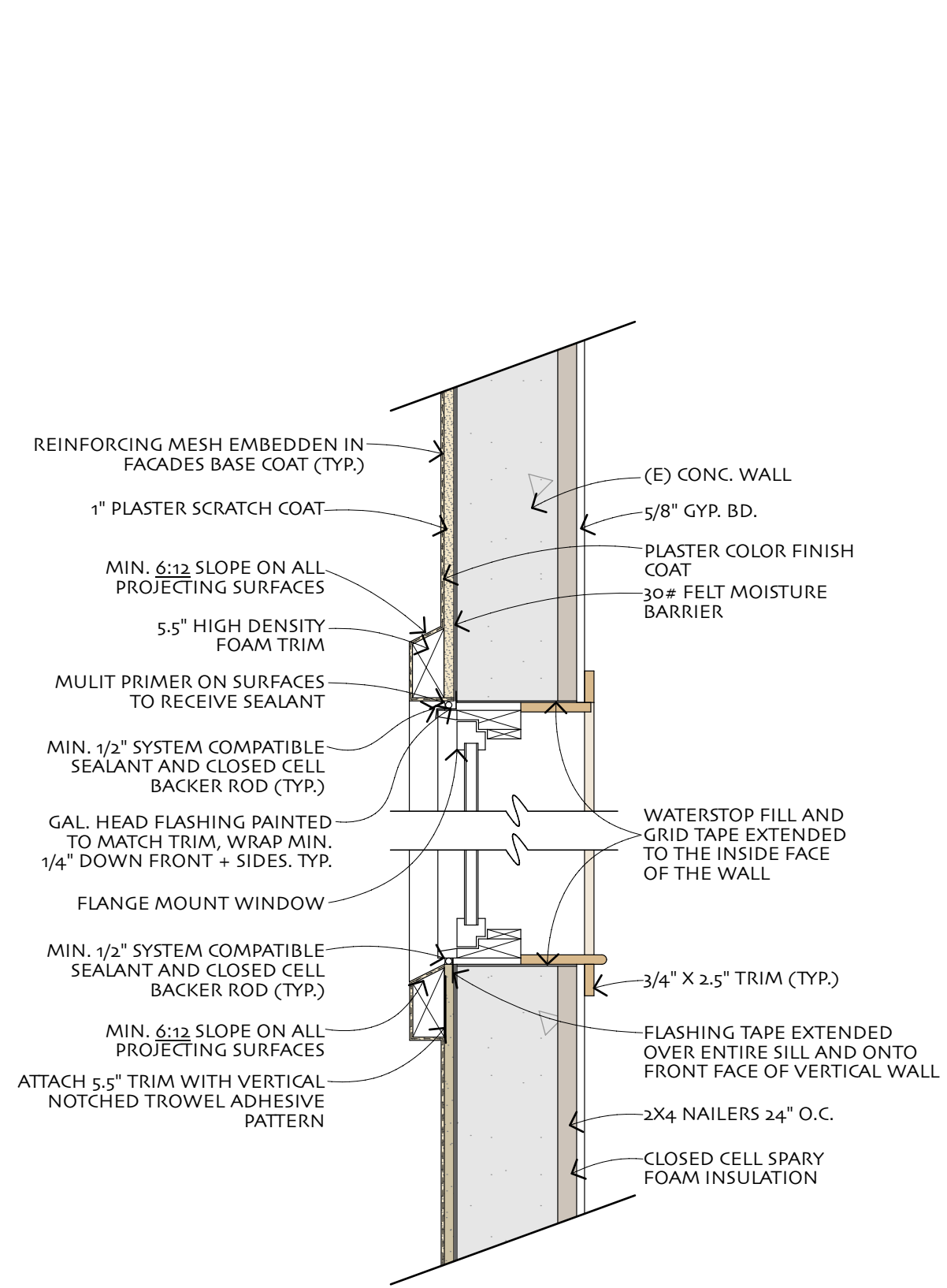


PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: **DETAILS**
ASSESSOR'S PARCEL NUMBER: 032-044-008

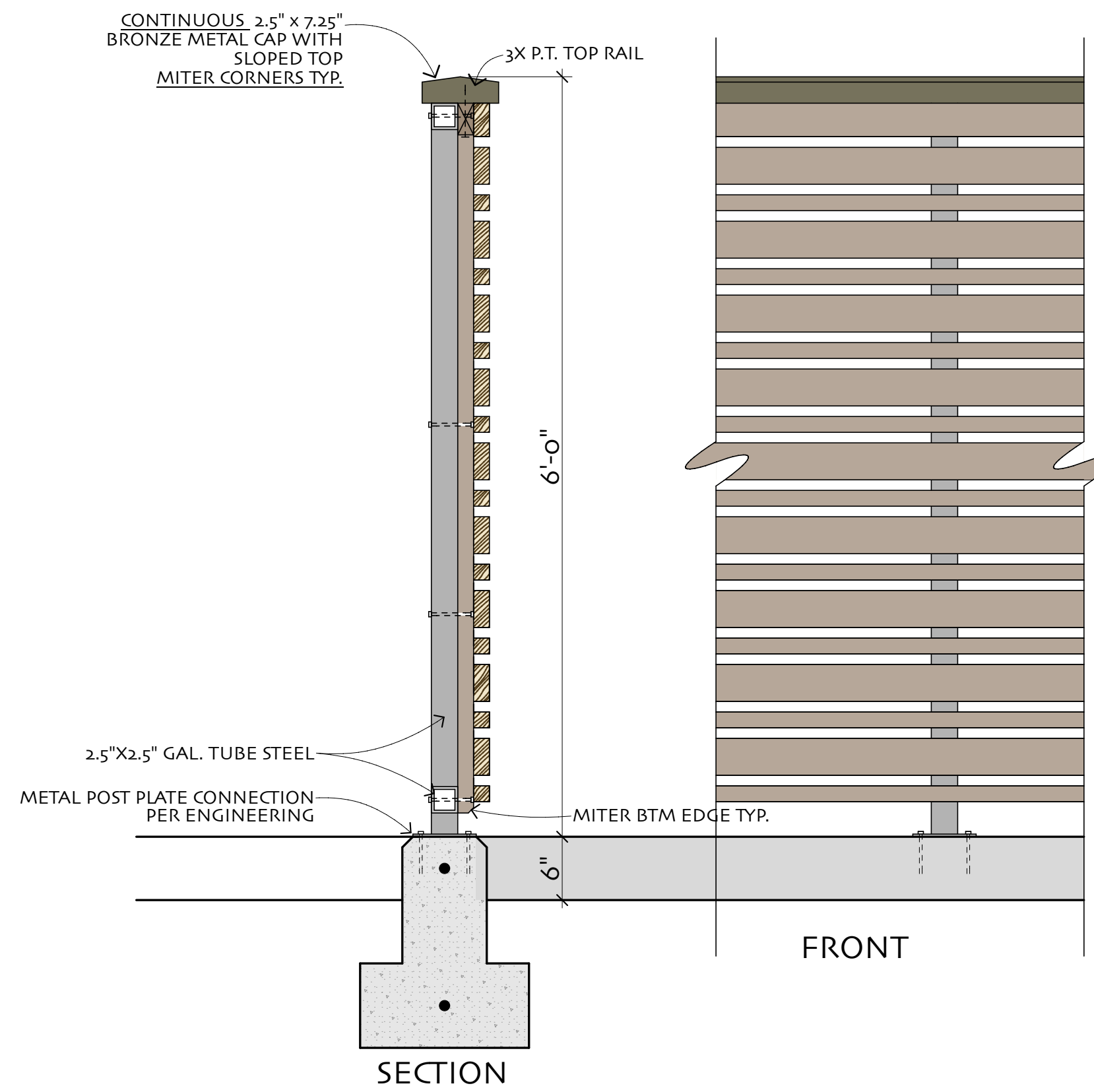
PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **A-14**

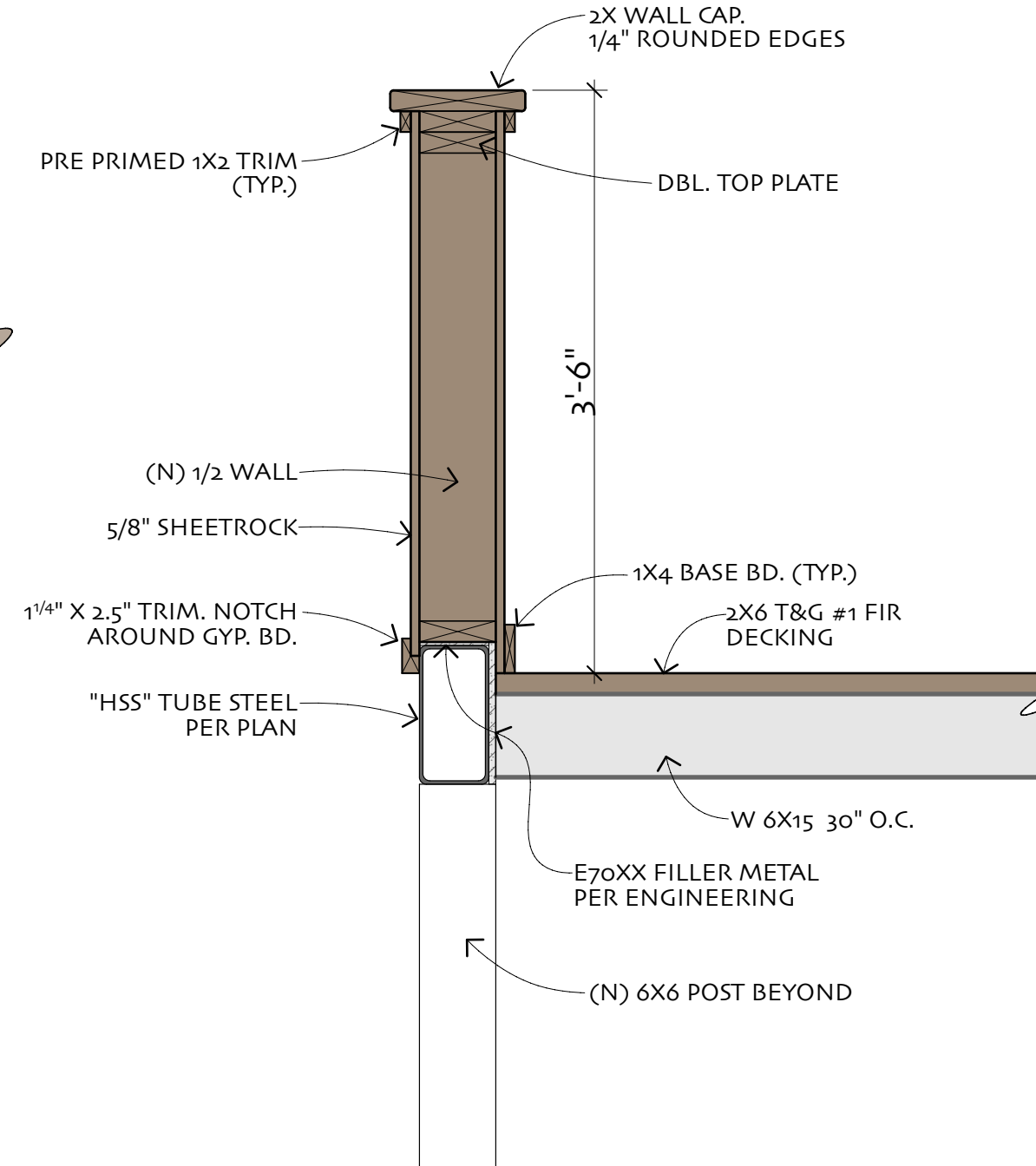
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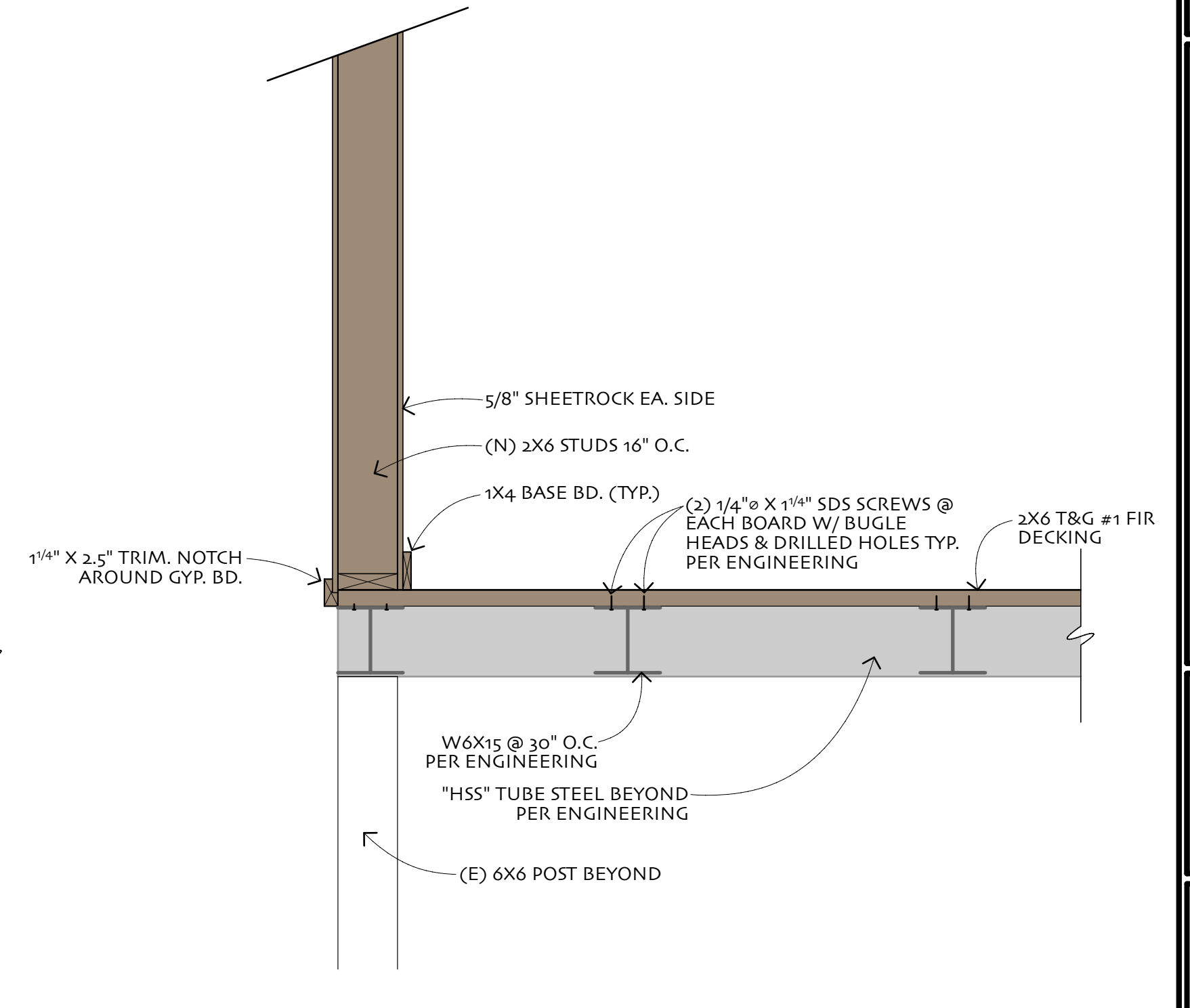
J (E) WINDOW TRIM DETAIL
 SCALE: 1\"/>



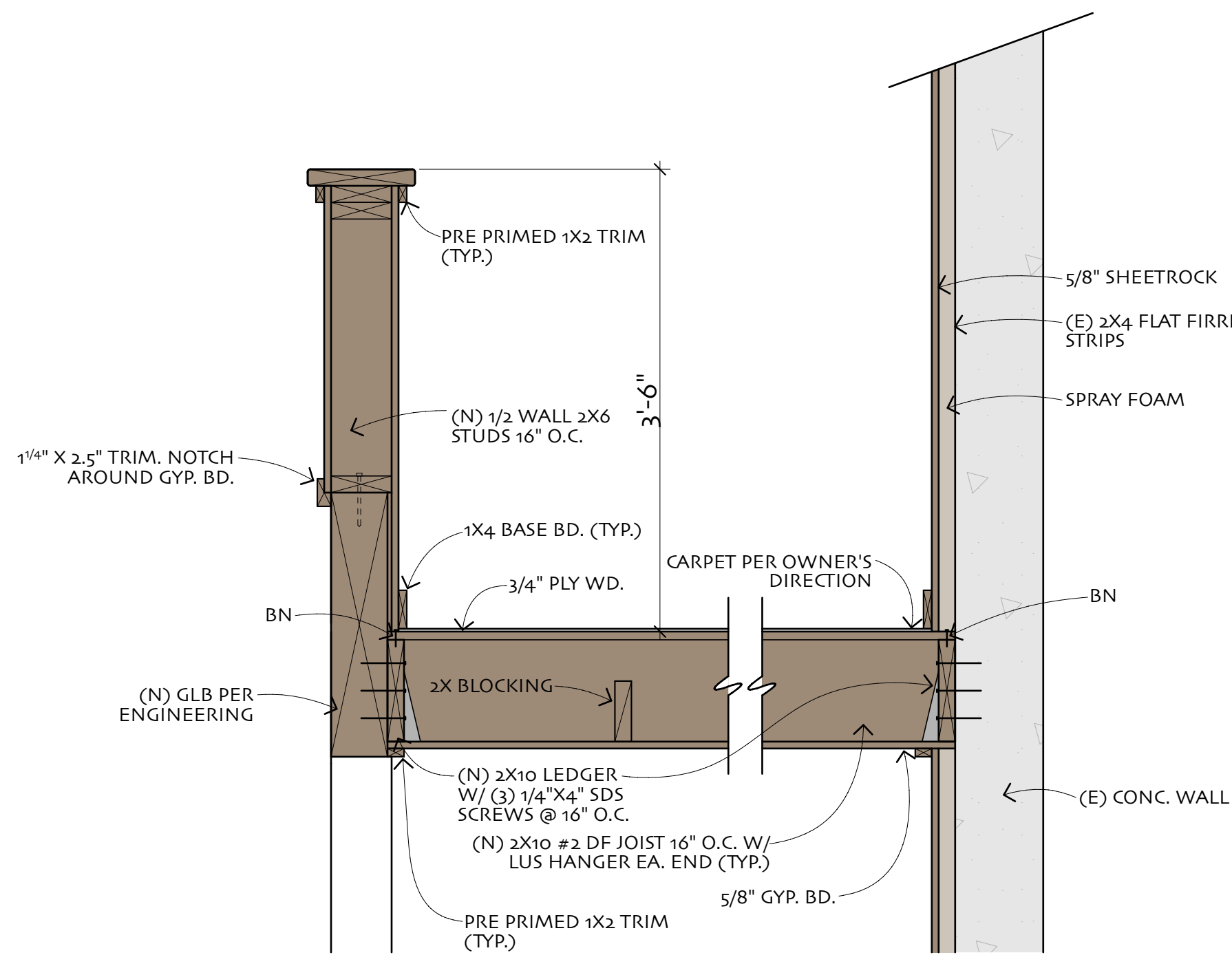
K PARKING FENCE DETAIL
 SCALE: 1\"/>



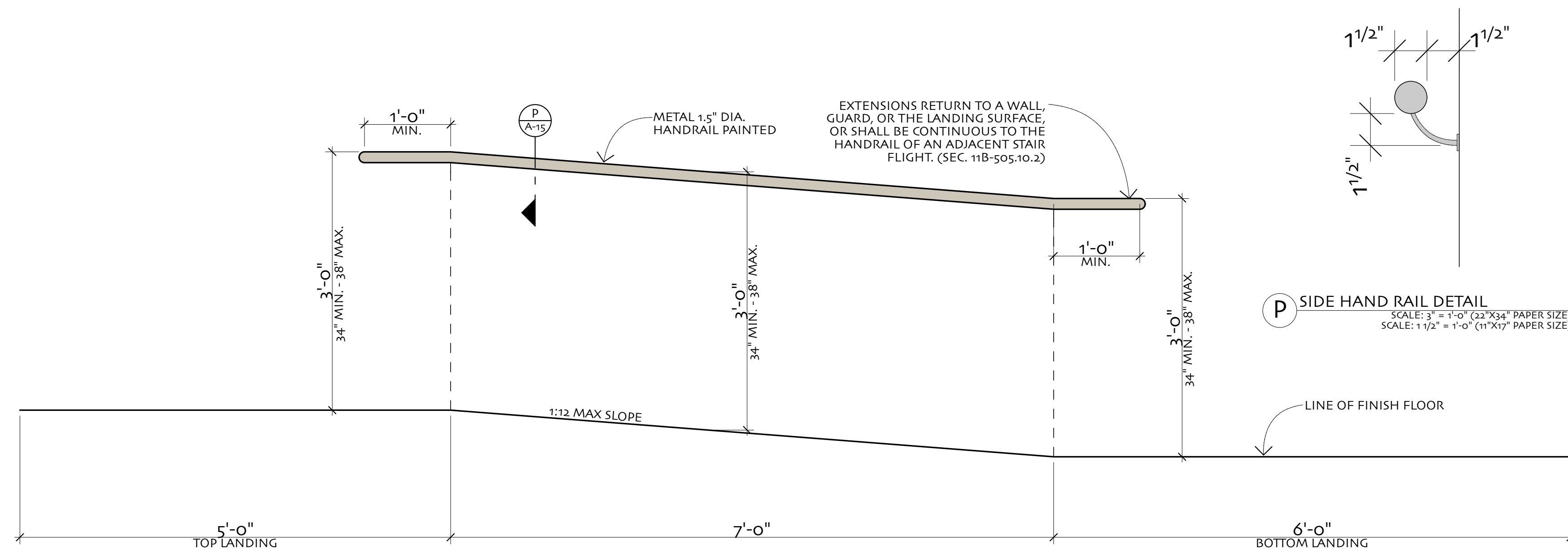
M.1 UNIT "A" MEZZANINE RAILING DETAIL
 SCALE: 1\"/>



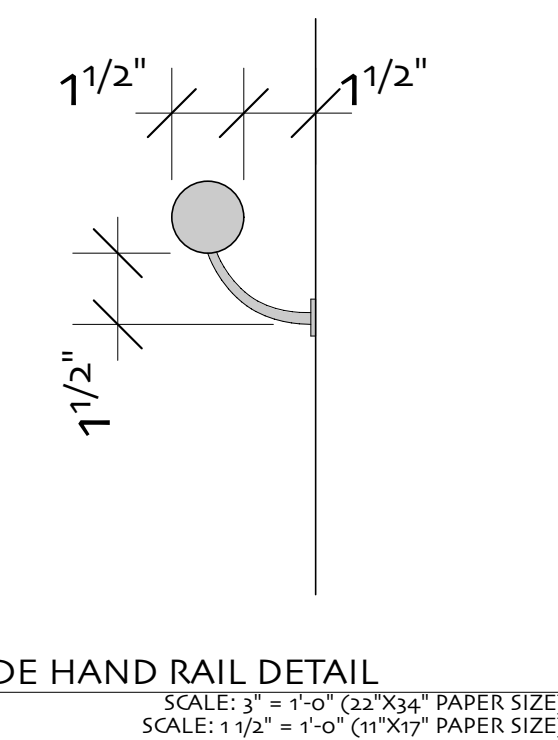
M.2 UNIT "A" MEZZANINE WALL DETAIL
 SCALE: 1\"/>



N UNIT "B" MEZZANINE RAILING DETAIL
 SCALE: 1\"/>



O COMMON HALL RAMP DETAIL
 SCALE: 1\"/>

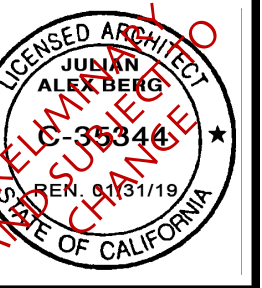


P SIDE HAND RAIL DETAIL
 SCALE: 3\"/>

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

REVISIONS:

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PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
 JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
 SHEET TITLE: DETAILS
 ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
 DRAWN BY: JAB/DHV
 DATE: 12/15/2017

SHEET # :
A-15

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REVISIONS:

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PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: ACCESSIBLE RESTROOM DETAIL
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET #: A-16

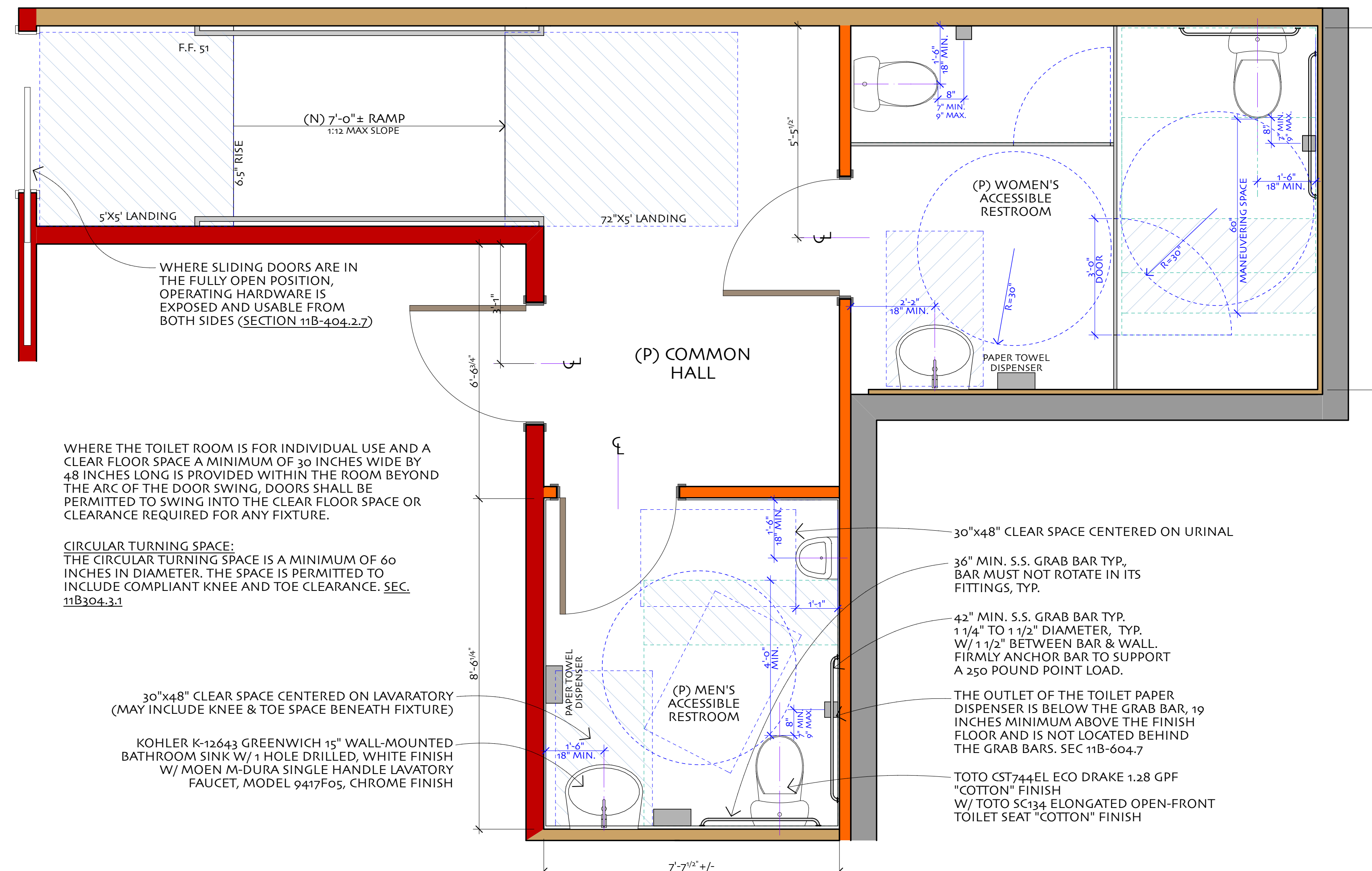
ACCESSIBLE RESTROOM REQUIREMENTS

ACCESSIBLE LAVATORIES:

1. FAUCET CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND IN ACCORDANCE WITH THIS CHAPTER AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5 LBF(22.2 N). LEVER-OPERATED, PUSH-TYPE AND ELECTRONICALLY CONTROLLED MECHANISMS (PREFERABLE) ARE EXAMPLES OF ACCEPTABLE DESIGNS. SELF-CLOSING VALVES ARE ALLOWED IF THE FAUCET REMAINS OPEN FOR AT LEAST 10 SECONDS.
2. LAVATORIES, WHEN LOCATED ADJACENT TO A SIDE WALL OR PARTITION, SHALL BE A MINIMUM OF 18 INCHES (457 MM) TO THE CENTERLINE OF THE FIXTURE. ALL LAVATORIES THAT ARE DESIGNATED TO BE ACCESSIBLE SHALL BE A MINIMUM 17 INCHES (432 MM) IN HORIZONTAL DEPTH AND MOUNTED WITH THE RIM OR COUNTER EDGE NO HIGHER THAN 34 INCHES (864 MM) ABOVE THE FINISHED FLOOR AND WITH VERTICAL CLEARANCE MEASURED FROM THE BOTTOM OF THE APRON OR THE OUTSIDE BOTTOM EDGE OF THE LAVATORY OF 29 INCHES (737 MM) REDUCING TO 27 INCHES (686 MM) AT A POINT LOCATED 8 INCHES (203 MM) BACK FROM THE FRONT EDGE. IN ADDITION, A MINIMUM 9-INCH-HIGH (230 MM) BY 30" WIDE X 17" DEEP AT THE BOTTOM TOE CLEARANCE MUST BE PROVIDED. THE TOE CLEARANCE SPACE MUST BE FREE OF EQUIPMENT OR OBSTRUCTIONS. SEC. 11B-606.6
3. A CLEAR FLOOR SPACE 30 INCHES BY 48 INCHES (762 MM BY 1219 MM) COMPLYING WITH SECTION 111B.4 SHALL BE PROVIDED IN FRONT OF A LAVATORY TO ALLOW FORWARD APPROACH. SUCH CLEAR FLOOR SPACE SHALL ADJOIN OR OVERLAP AN ACCESSIBLE ROUTE AND SHALL EXTEND A MAXIMUM OF 19 INCHES (483 MM) INTO KNEE AND TOE SPACE UNDERNEATH THE LAVATORY.
4. HOT WATER AND DRAINPIPPES ACCESSIBLE UNDER LAVATORIES SHALL BE INSULATED OR OTHERWISE COVERED. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES. 11B-606.5 & FIG. CD-26FA

ACCESSIBLE WATER CLOSETS:

1. THE CENTERLINE OF THE WATER CLOSET FIXTURE SHALL BE 18 INCHES (457 MM) FROM THE SIDE WALL OR PARTITION.
2. WHERE A WATER CLOSET IS NOT WITHIN A WATER CLOSET COMPARTMENT, CLEAR FLOOR SPACE AROUND THE WATER CLOSET SHALL BE 60 INCHES (1524 MM) MINIMUM MEASURED PERPENDICULAR FROM THE SIDE WALL CLOSEST TO THE WATER CLOSET AND 56 INCHES (1422 MM) MINIMUM MEASURED PERPENDICULAR FROM THE REAR WALL WITH A MINIMUM OF 60 INCHES WIDE BY 48 INCHES DEEP MANEUVERING SPACE IN FRONT OF THE TOILET.
3. GRAB BARS SHALL BE SECURELY ATTACHED 33" - 36" ABOVE THE FINISHED FLOOR, AND PARALLEL.
4. THE SPACE BETWEEN THE WALL AND THE GRAB BAR SHALL BE 1-1/2 INCHES. SEC. 11B 609.3
5. THE DIAMETER, OR WIDTH, OF THE GRAB BAR GRIPPING SURFACE IS $\geq 1/4"$ BUT $\leq 2"$, OR THE SHAPE SHALL PROVIDE AN EQUIVALENT GRIPPING SURFACE. SEC. 11B 609.2
6. THE SIDE GRAB BAR SHALL BE 42 INCHES (1067 MM) LONG MINIMUM, LOCATED 12 INCHES (305 MM) MAXIMUM FROM THE REAR WALL AND EXTEND 54 INCHES (1372 MM) MINIMUM FROM THE REAR WALL WITH THE FRONT END POSITIONED 24 INCHES (610 MM) MINIMUM IN FRONT OF THE WATER CLOSET. THE SIDE GRAB BAR SHALL BE SECURELY ATTACHED AND CENTERED 33 INCHES (838 MM) ABOVE AND PARALLEL TO THE FLOOR.
7. THE REAR GRAB BAR SHALL BE 36 INCHES (914 MM) LONG MINIMUM AND EXTEND FROM THE CENTERLINE OF THE WATER CLOSET 12 INCHES (305 MM) MINIMUM ON ONE SIDE AND 24 INCHES (610 MM) MINIMUM ON THE OTHER SIDE. THE REAR GRAB BAR SHALL BE SECURELY ATTACHED AND CENTERED 33 - 36 INCHES (838 MM) ABOVE AND PARALLEL TO THE FLOOR, EXCEPT THAT WHERE A TANK-TYPE TOILET IS USED WHICH OBSTRUCTS PLACEMENT AT 33 INCHES (838 MM), THE GRAB BAR MAY BE AS HIGH AS 36 INCHES (914 MM) AND THE SPACE BETWEEN THE GRAB BAR AND THE TOP OF THE TANK SHALL BE 1-1/2 INCHES (38 MM) MINIMUM.
8. THE HEIGHT OF ACCESSIBLE WATER CLOSETS SHALL BE A MINIMUM OF 17 INCHES (432 MM) AND A MAXIMUM OF 19 INCHES (483 MM) MEASURED TO THE TOP OF A MAXIMUM 2-INCH (51 MM) HIGH TOILET SEAT.
9. WHERE THE TOILET ROOM IS FOR INDIVIDUAL USE AND A CLEAR FLOOR SPACE A MINIMUM OF 30 INCHES WIDE BY 48 INCHES LONG IS PROVIDED WITHIN THE ROOM BEYOND THE ARC OF THE DOOR SWING, DOORS SHALL BE PERMITTED TO SWING INTO THE CLEAR FLOOR SPACE OR CLEARANCE REQUIRED FOR ANY FIXTURE.



WHERE SLIDING DOORS ARE IN THE FULLY OPEN POSITION, OPERATING HARDWARE IS EXPOSED AND USABLE FROM BOTH SIDES (SECTION 11B-404.2.7)

WHERE THE TOILET ROOM IS FOR INDIVIDUAL USE AND A CLEAR FLOOR SPACE A MINIMUM OF 30 INCHES WIDE BY 48 INCHES LONG IS PROVIDED WITHIN THE ROOM BEYOND THE ARC OF THE DOOR SWING, DOORS SHALL BE PERMITTED TO SWING INTO THE CLEAR FLOOR SPACE OR CLEARANCE REQUIRED FOR ANY FIXTURE.

CIRCULAR TURNING SPACE:
THE CIRCULAR TURNING SPACE IS A MINIMUM OF 60 INCHES IN DIAMETER. THE SPACE IS PERMITTED TO INCLUDE COMPLIANT KNEE AND TOE CLEARANCE. SEC. 11B304.3.1

30"x48" CLEAR SPACE CENTERED ON LAVATORY (MAY INCLUDE KNEE & TOE SPACE BENEATH FIXTURE)

KOHLER K-12643 GREENWICH 15" WALL-MOUNTED BATHROOM SINK W/ 1 HOLE DRILLED, WHITE FINISH W/ MOEN M-DURA SINGLE HANDLE LAVATORY FAUCET, MODEL 9417F05, CHROME FINISH

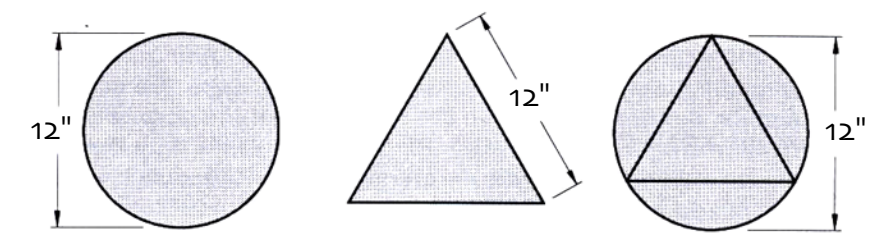
- 30"x48" CLEAR SPACE CENTERED ON URINAL
- 36" MIN. S.S. GRAB BAR TYP. BAR MUST NOT ROTATE IN ITS FITTINGS, TYP.
- 42" MIN. S.S. GRAB BAR TYP. 1/4" TO 1/2" DIAMETER, TYP. W/ 1 1/2" BETWEEN BAR & WALL. FIRMLY ANCHOR BAR TO SUPPORT A 250 POUND POINT LOAD.
- THE OUTLET OF THE TOILET PAPER DISPENSER IS BELOW THE GRAB BAR, 19 INCHES MINIMUM ABOVE THE FINISH FLOOR AND IS NOT LOCATED BEHIND THE GRAB BARS. SEC 11B-604.7
- TOTO CST744EL ECO DRAKE 1.28 GPF "COTTON" FINISH W/ TOTO SC134 ELONGATED OPEN-FRONT TOILET SEAT "COTTON" FINISH

DETAIL #1 ACCESSIBLE RESTROOM PLAN

SCALE: 1/2" = 1'-0" (22" X34" PAPER SIZE)
1/4" = 1'-0" (11" X17" PAPER SIZE)

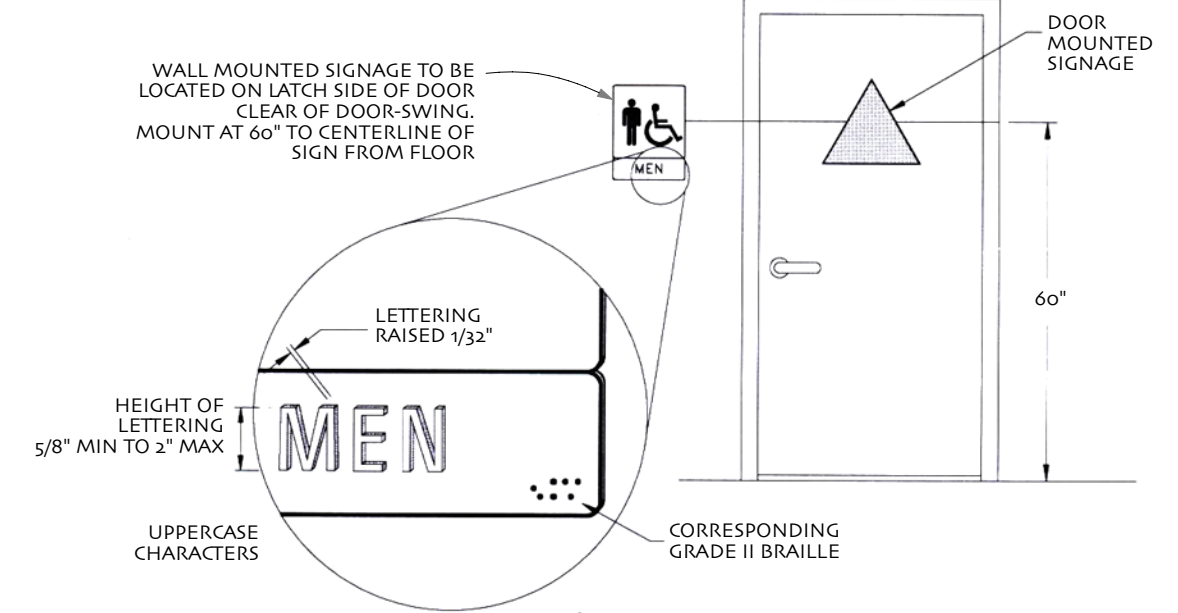


WALL SIGNAGE (TYP.)



DOOR MOUNTED SIGNAGE

NOTE: PICTOGRAMS AND/OR LETTERING ARE NOT REQUIRED ON DOOR-MOUNTED SIGNAGE.

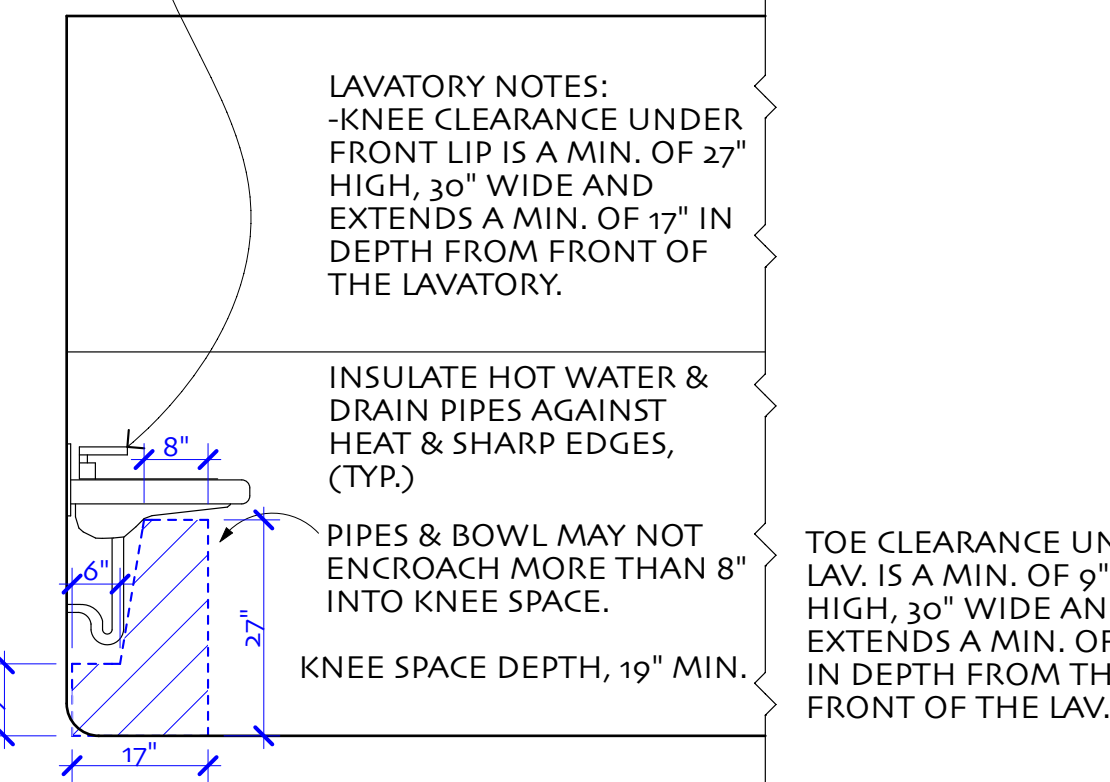


ACCESSIBLE RESTROOM DOOR SYMBOLS

N.T.S.

CONTROLS FOR FAUCETS ARE OPERABLE WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS IS NO GREATER THAN 5 POUNDS MAXIMUM. HAND-OPERATED CONTROLS FOR FAUCETS SHALL BE LOCATED WITHIN ACCESSIBLE REACH RANGES. SEC. 11B-309.4

ALL MIRRORS LOCATED ABOVE ACCESSIBLE LAVATORIES OR COUNTERTOPS SHALL BE INSTALLED WITH THE BOTTOM EDGE OF THE REFLECTING SURFACE 40 INCHES (1016 MM) MAXIMUM ABOVE THE FINISH FLOOR OR GROUND. SEC. 11B 603.5

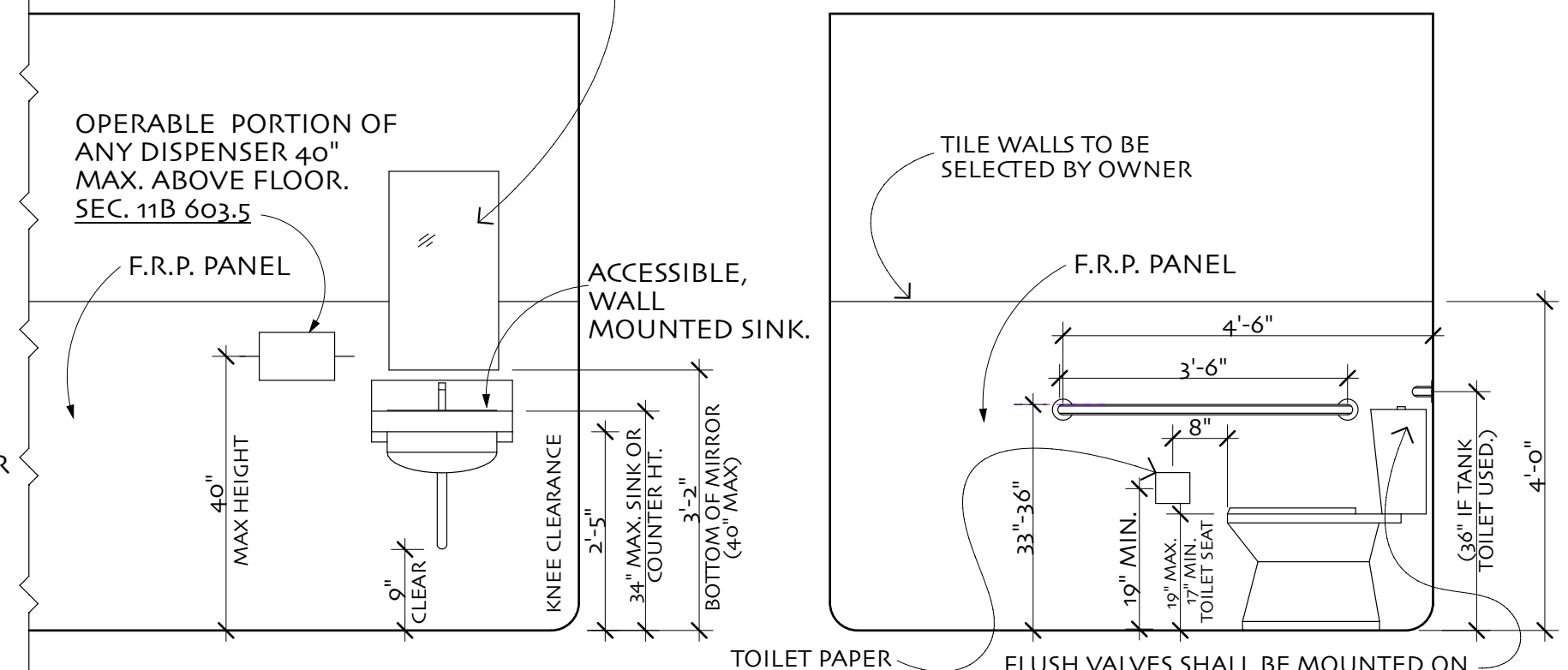


TYPICAL ACCESSIBLE RESTROOM FIXTURE & ACCESSORIES DETAILS

PAPER TOWEL DISPENSER, TOILET PAPER HOLDER & WASTE DISPOSAL CONTAINER, COAT HOOK & DOOR BUMPER TO BE SELECTED BY OWNER

NOTE: PROVIDE SOLID BLOCKING BEHIND ALL GRAB BARS

THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE PROVIDED AS PRESCRIBED IN CBC SECTION 1117.B.5.1. ALL ENTRANCES THAT ARE ACCESSIBLE TO AND USABLE BY PERSONS WITH DISABILITIES SHALL BE IDENTIFIED WITH A MINIMUM OF ONE INTERNATIONAL SYMBOL OF ACCESSIBILITY AND WITH ADDITIONAL DIRECTIONAL SIGNS, UTILIZING THE SYMBOL, AT JUNCTIONS WHERE THE ACCESSIBLE ROUTE OF TRAVEL DIVERGES FROM THE CIRCULATION PATH, TO BE VISIBLE TO PERSONS ALONG APPROACHING CIRCULATION PATHS. ENTRANCES WHICH ARE NOT ACCESSIBLE SHALL HAVE DIRECTIONAL SIGNAGE COMPLYING WITH SECTION 1115.B.5.1, ITEMS 2 & 3, WHICH INDICATE THE LOCATION OF AND ROUTE TO THE NEAREST ACCESSIBLE ENTRANCE.



FLOOR/WALL DETAIL

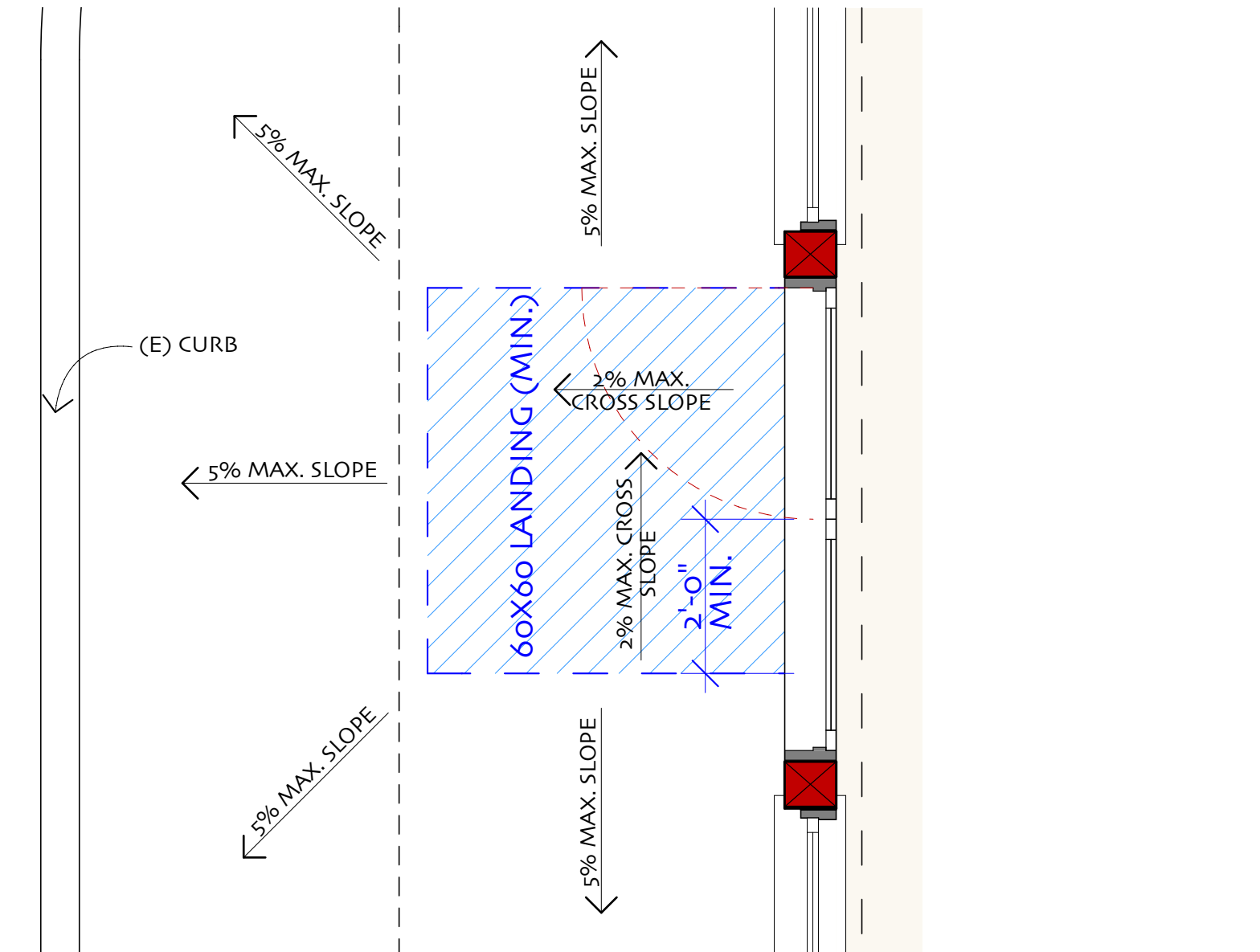
N.T.S.

FIBER REINFORCED PLASTIC (F.R.P.) OVER SHEETROCK OVER STUD WALL COLOR TO BE SELECTED BY OWNER
ARMSTRONG® COLOR INTEGRATED WALL BASE VINYL 1/8" GAUGE, 4" HEIGHT, "SHALE" COLOR, INSTALL AS PER MANUFACTURER'S SPECS.
VINYL OR MARMOLEUM FLOORING TO BE SELECTED BY OWNER

SCALE: 1/2" = 1'-0" (22" X34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11" X17" PAPER SIZE)

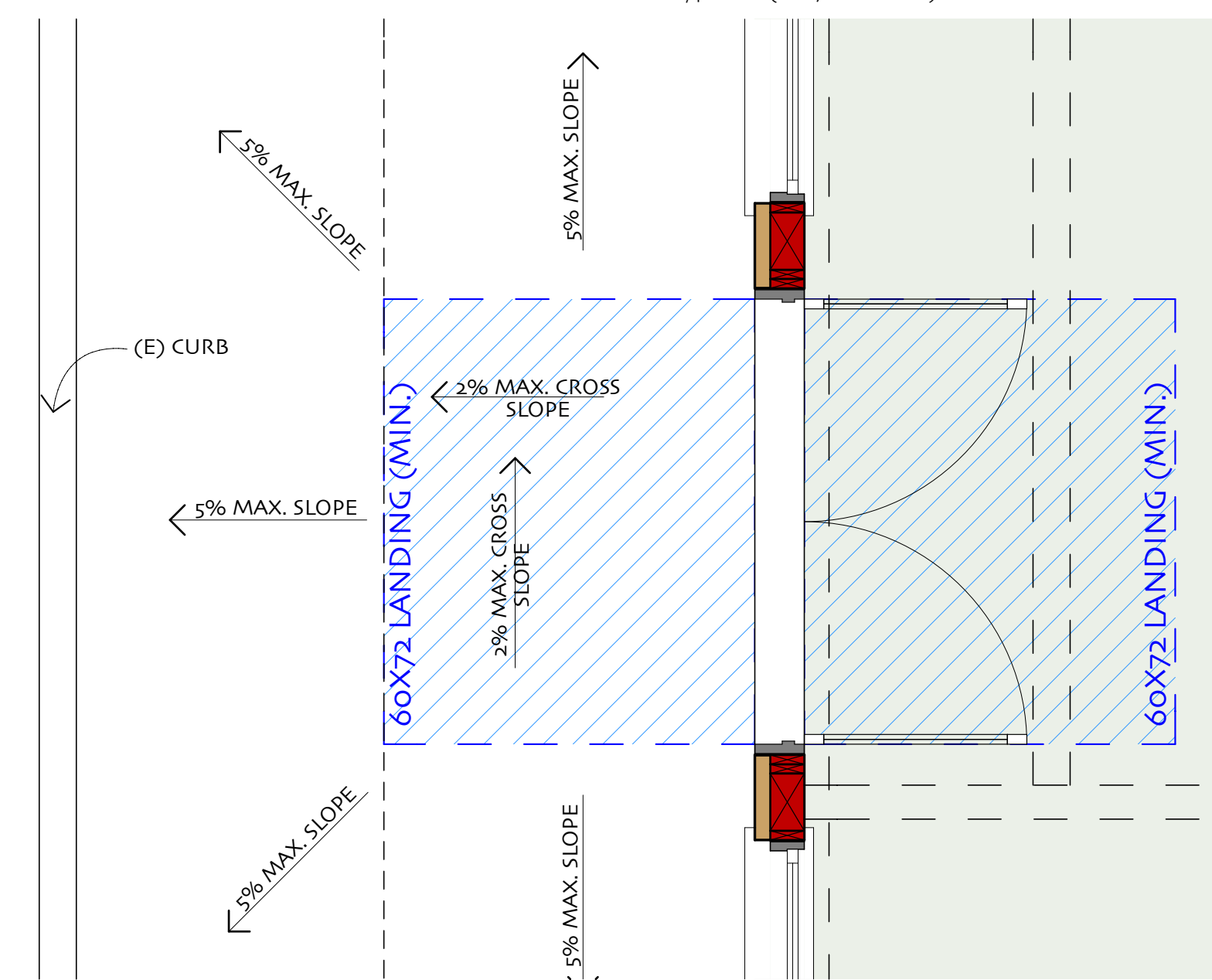
GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

DRAFT - PLAN CHECK SET
NOT FOR CONSTRUCTION



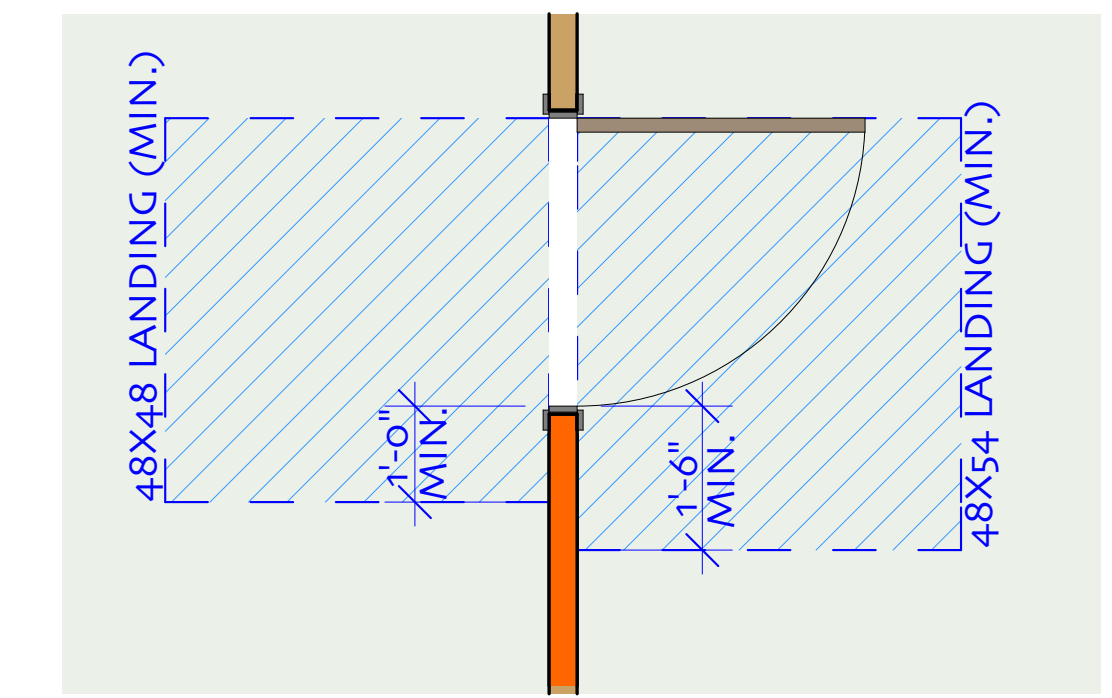
Q ACCESSIBLE MANEUVERING CLEARANCES DETAIL
@ UNIT "A" FRONT DOOR

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)



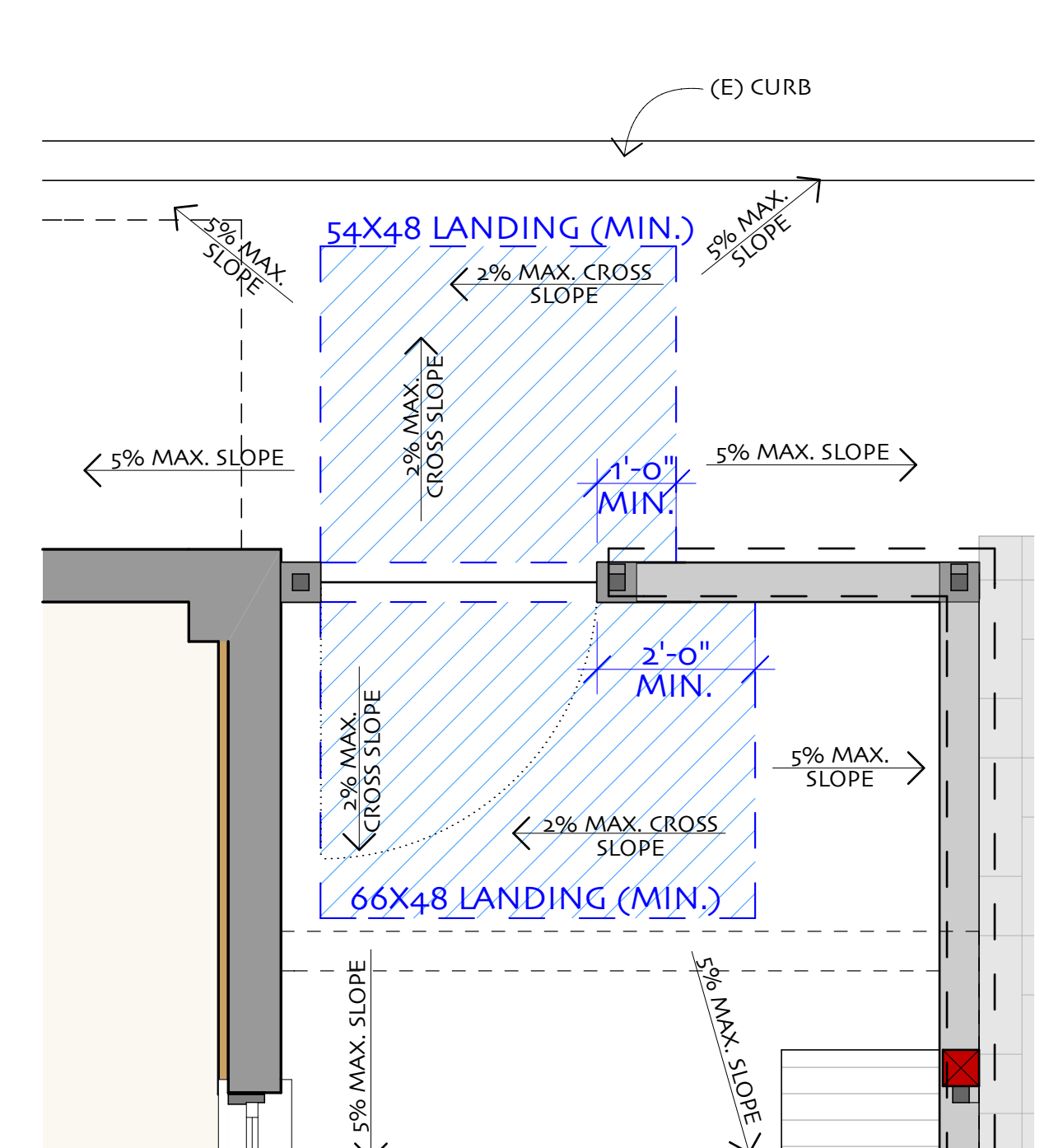
S ACCESSIBLE MANEUVERING CLEARANCES DETAIL
@ UNIT "B" FRONT DOOR

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)



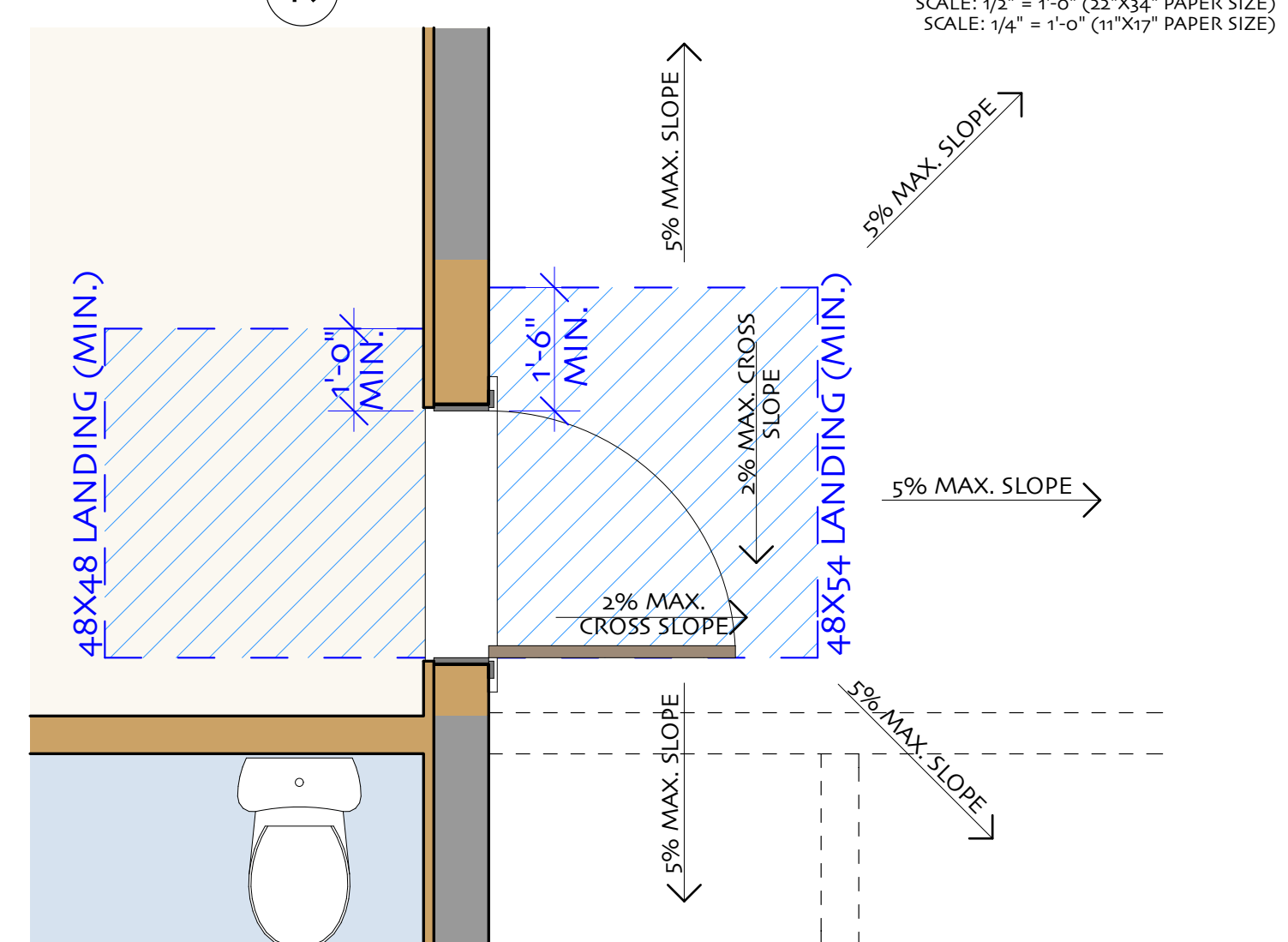
U ACCESSIBLE MANEUVERING CLEARANCES DETAIL
@ UNIT "B" STORAGE ROOM DOOR

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)



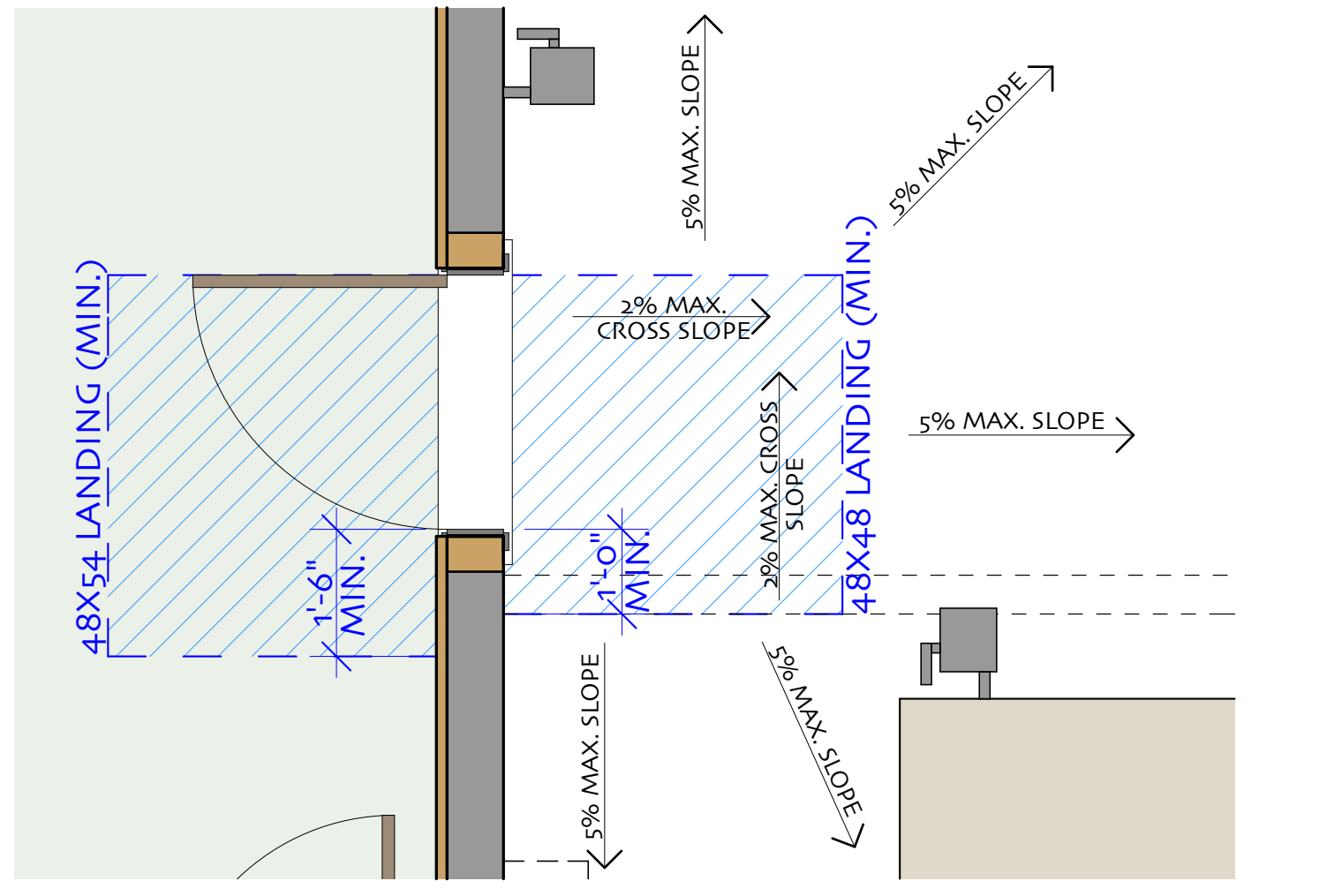
R ACCESSIBLE MANEUVERING CLEARANCES DETAIL
@ SIDE GATE

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)



T ACCESSIBLE MANEUVERING CLEARANCES DETAIL

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)



V ACCESSIBLE MANEUVERING CLEARANCES DETAIL

SCALE: 1/2" = 1'-0" (22"x34" PAPER SIZE)
SCALE: 1/4" = 1'-0" (11"x17" PAPER SIZE)

PATH OF TRAVEL REQUIREMENTS:

1. THE RUNNING SLOPE OF A WALKING SURFACE IS NOT STEEPER THAN 1:20 (5%). SECTION 11B-403.3
 2. THE CROSS SLOPE OF A WALKING SURFACE IS NOT STEEPER THAN 1:48 (2.08%). SECTION 11B-403.3
 3. EXCEPT AS OTHERWISE SPECIFIED, THE CLEAR WIDTH OF WALKING SURFACES IS 36 INCHES MINIMUM. SECTION 11B-403.5.1
- EXCEPTIONS:**
1. THE CLEAR WIDTH SHALL BE PERMITTED TO BE REDUCED TO 32 INCHES MINIMUM FOR A LENGTH OF 24 INCHES MAXIMUM PROVIDED THAT REDUCED WIDTH SEGMENT ARE SEPARATED BY SEGMENTS THAT ARE 48 INCHES LONG MINIMUM AND 36 INCHES WIDE MINIMUM.
 2. THE CLEAR WIDTH FOR WALKING SURFACES IN CORRIDORS SERVING AN OCCUPANT LOAD OF 10 OR MORE SHALL BE 44 INCHES MINIMUM.
 3. THE CLEAR WIDTH FOR SIDEWALKS AND WALKS SHALL BE 48" MINIMUM. WHEN, BECAUSE OF RIGHT-OF-WAY RESTRICTIONS, NATURAL BARRIERS OR OTHER EXISTING CONDITIONS, THE ENFORCING AGENCY DETERMINES THAT COMPLIANCE WITH THE 48 INCH CLEAR SIDEWALK WOULD CREATE AN UNREASONABLE HARDSHIP, THE CLEAR WIDTH MAY BE REDUCED TO 36 INCHES.
 4. THE CLEAR WIDTH FOR AISLES SHALL BE 36 INCHES MINIMUM IF SERVING ELEMENTS ON ONLY ONE SIDE, AND 44 INCHES MINIMUM IF SERVING ELEMENTS ON BOTH SIDES.
4. WHERE THE ACCESSIBLE ROUTE MAKES A 180-DEGREE TURN AROUND AN ELEMENT WHICH IS LESS THAN 48 INCHES WIDE, THE CLEAR WIDTH IS 42 INCHES MINIMUM APPROACHING THE TURN, 48 INCHES MINIMUM AT THE TURN AND 42 INCHES MINIMUM LEAVING THE TURN. SECTION 11B-403.5.2
- EXCEPTION:**
WHEN THE CLEAR WIDTH AT THE TURN IS 60 INCHES MINIMUM, COMPLIANCE WITH THE INCREASED ROUTE WIDTHS DETAILED ABOVE ARE NOT REQUIRED.
5. PASSING SPACES: AN ACCESSIBLE ROUTE WITH A CLEAR WIDTH LESS THAN 60 INCHES PROVIDES PASSING SPACES AT INTERVALS OF 200 FEET MAXIMUM. THE PASSING SPACES ARE EITHER A SPACE 60 INCHES MINIMUM BY 60 INCHES MINIMUM, OR AN INTERSECTION OF TWO WALKING SURFACES THAT PROVIDE A COMPLIANT T-SHAPED TURNING SPACE WHERE THE BASE AND ARMS OF THE T-SHAPED SPACE EXTEND 48 INCHES MINIMUM BEYOND THE INTERSECTION. SECTION 11B-403.5.3
 6. WHERE HANDRAILS ARE PROVIDED ALONG WALKING SURFACES WITH RUNNING SLOPES NOT STEEPER THAN 1:20 (5%), THEY COMPLY WITH SECTION 24, "HANDRAILS". SECTION 11B-403.6
 7. ALL WALKS WITH CONTINUOUS GRADIENTS HAVE LEVEL RESTING AREAS, 5 FEET IN LENGTH, AT INTERVALS OF 400 FEET MAXIMUM. SECTION 11B-403.7
 8. VERTICAL CLEARANCE IS A MINIMUM OF 80 INCHES HIGH ABOVE THE FINISH FLOOR OR GROUND. SECTION 11B-307.4
 9. FLOOR AND GROUND SURFACE IS STABLE, FIRM AND SLIP RESISTANT. SECTION 11B-302.1, 11B-303.1
 10. CHANGES IN LEVEL: WHERE CHANGES IN LEVEL ARE PERMITTED IN FLOOR OR GROUND SURFACES, THEY SHALL COMPLY AS DETAILED IN SECTION 11B-303.1, 11B-303.2.

11B-303.2 Vertical. Changes in level of 1/4 inch (6.4 mm) high maximum shall be vertical and without edge treatment.

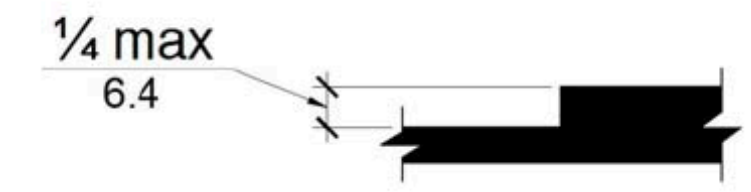


FIGURE 11B-303.2
VERTICAL CHANGE IN LEVEL

11B-303.3 Beveled. Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (12.7 mm) high maximum shall be beveled with a slope not steeper than 1:2.

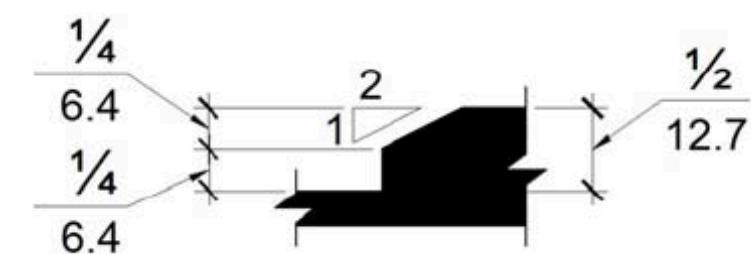
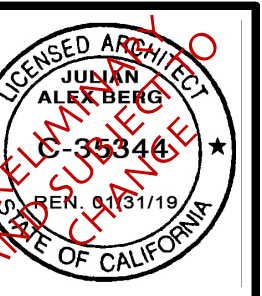


FIGURE 11B-303.3
BEVELED CHANGE IN LEVEL

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: ACCESSIBLE MANEUVERING CLEARANCES DETAILS
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET #:

A-17

DRAFT - PLAN CHECK SET
NOT FOR CONSTRUCTION

GENERAL NOTES AND SPECIFICATIONS

- THESE NOTES SHALL APPLY TO ALL DRAWINGS UNLESS OTHERWISE NOTED OR SHOWN.
- ALL WORK AND CONSTRUCTION SHALL COMPLY WITH ALL CURRENT APPLICABLE BUILDING CODES, REGULATIONS AND SAFETY REQUIREMENTS INCLUDING THE 2016 EDITIONS OF THE CALIFORNIA BUILDING CODE (C.B.C.), CALIFORNIA MECHANICAL CODE (C.M.C.), CALIFORNIA PLUMBING CODE (C.P.C.), CALIFORNIA ELECTRICAL CODE (C.E.C.), CALIFORNIA ENERGY CODE.
- THE DESIGNER IS NOT RESPONSIBLE FOR FABRICATION, ERECTION AND/OR JOB SAFETY. THE CONTRACTOR SHALL COMPLY WITH ALL SAFETY REGULATIONS.
- THE DIMENSIONS AND SPECIFICATIONS OF THESE PLANS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE DESIGNER.
- THE CONTRACTOR SHALL COMPARE THE STRUCTURAL, ARCHITECTURAL, PLUMBING, MECHANICAL AND ELECTRICAL DRAWINGS AS TO ALL LAYOUTS, DIMENSIONS, AND ELEVATIONS. ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER / DESIGNER PRIOR TO PROCEEDING WITH CONSTRUCTION.
- ALL WORK SHALL BE THE BEST OF THEIR RESPECTIVE TYPES AND CONTRACTORS SHALL BE RESPONSIBLE FOR OBSERVANCE OF ALL STATE, COUNTY, AND LOCAL BUILDING CODES.
- THE JOB SHALL BE LEFT BROOM CLEAN, WITH WINDOWS AND FIXTURES WASHED AND ALL DEBRIS REMOVED BY CONTRACTOR.
- THE CONTRACTOR SHALL GIVE THE ENGINEER & DESIGNER 48 HOURS NOTICE MINIMUM WHEN SITE OBSERVATIONS ARE NECESSARY.
- WHERE EAVE OR CORNICE VENTS ARE INSTALLED, A MINIMUM OF 1" AIRSPACE SHALL BE PROVIDED BETWEEN INSULATION AND ROOF SHEATHING.
- ALL SUBSIDING SHALL BE 1/2" CDX PLYWOOD UNLESS OTHERWISE SPECIFIED.
- IN EXTERIOR WALLS AND BEARING PARTITIONS ANY WOOD STUD MAY BE CUT OR NOTCHED TO A DEPTH NOT TO EXCEED 25% OF ITS WIDTH. CUTTING, NOTCHING OF STUDS IN NON-BEARING WALL CAN NOT EXCEED 40% OF STUD WIDTH.
- A BORED HOLE CAN NOT EXCEED 40% OF THE STUD WIDTH. BORED HOLES NOT GREATER THAN 60% ON NON BEARING WALLS.
- INSTALL ALL SIMPSON BRACKETS/CONNECTORS AS PER MANUFACTURES SPECIFICATIONS.
- ALL GAS APPLIANCES SHALL BE ELEVATED 18" ABOVE IGNITION SOURCE.
- FIRE STOPPING AND DRAFT STOPS SHALL BE PROVIDED TO COMPLY WITH CURRENT BUILDING CODES. FIRE BLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS VERTICALLY AT THE CEILING AND FLOOR LEVELS; HORIZONTALLY AT INTERVALS NOT EXCEEDING 10 FEET.
- GUARDRAILS 42" HEIGHT, MEASURED VERTICALLY ABOVE THE LEADING EDGE OF THE TREAD OR ADJACENT WALKING SURFACE.
- ALL WOOD EXPOSED TO WEATHER TO BE PRESSURE TREATED, CEDAR OR A TYPE OF WOOD THAT WILL RESIST DECAY
- ALL WOOD MEMBERS IN DIRECT CONTACT WITH CONCRETE TO BE PRESSURE TREATED D.F, CEDAR OR A TYPE OF WOOD THAT WILL RESIST DECAY
- CONNECTORS USED IN CONJUNCTION WITH P.T. LUMBER MUST BE HOT-DIPPED ZINC COATED GALVANIZED, STAINLESS STEEL, SILICON BRONZE, OR COPPER - UNLESS NOTED OTHERWISE
- ALL LUMBER AND PLYWOOD SHALL BE PRESSURE-PRESERVATIVE TREATED AND DRIED AFTER TREATMENT IN ACCORDANCE WITH AWPA U1 (COMMODITY SPECIFICATION A, USE CATEGORY 4B AND SECTION 5.2), AND SHALL BEAR THE LABEL OF AN ACCREDITED AGENCY. WHERE LUMBER AND/OR PLYWOOD IS CUT OR DRILLED AFTER TREATMENT, THE TREATED SURFACE SHALL BE FIELD TREATED WITH COPPER NAPHTHENATE, THE CONCENTRATION OF WHICH SHALL CONTAIN A MINIMUM OF 2 PERCENT COPPER METAL, BY REPEATED BRUSHING, DIPPING OR SOAKING UNTIL THE WOOD ABSORBS NO MORE PRESERVATIVE.
- IN THE EVENT OF A CONFLICT OR INCONSISTENCY BETWEEN ITEMS INDICATED ON THE PLANS AND/OR SPECIFICATION THE CODE WHICH PRESCRIBES AND ESTABLISHES THE MORE COMPLETE JOB OR THE HIGHER STANDARD SHALL PREVAIL.
- ALL WEATHER-EXPOSED SURFACES SHALL HAVE A WEATHER-RESISTIVE BARRIER TO PROTECT THE INTERIOR SURFACES PER C.B.C. BUILDING PAPER AND FELT SHALL BE FREE OF HOLES AND BREAKS.
- PROVIDE APPROVED FLASHINGS FOR EXTERIOR OPENINGS PER U.B.C. INSTALL METAL FLASHING AT HEAD OF WALL OPENINGS AND SET IN SEALANT.
- METHODS OF FLASHING AND COUNTER FLASHING OF CHIMNEYS, ROOF TO WALL, ROOF TO ROOF AND OTHER CONNECTIONS TO COMPLY WITH C.B.C.
- METAL FLASHING AND TRIM FLASHINGS: ALL FLASHINGS AND COUNTER FLASHINGS TO BE INSTALLED PER C.B.C. CHAPTER 14 WITH MIN. 24 GAUGE GALVANIZED SHEET METAL, AT ALL HEAD OF WALL OPENINGS AND HORIZONTAL JOINTS OF SHEET MATERIAL. INSTALL DRIP EDGE FLASHING.
- EXTEND CONCRETE MIN. 7" ABOVE GRADE WHEN SUPPORTING WOOD.
- THE CONTRACTOR SHALL FURNISH ALL PERMITS AND PAY ALL ASSOCIATED FEES - INCLUDING THOSE RELATED TO ELECTRICAL IMPROVEMENTS.
- 2x BLOCKING OR DBL 2x F.J. SHALL BE PROVIDED UNDER ALL WALLS

TITLE 24:

- IN EACH ROOM THAT CONTAINS A WATER CLOSET, ONE LIGHTING FIXTURE THAT COMPLIES WITH THE MINIMUM EFFICIENCY STANDARDS SHALL BE PROVIDED. (I.E., 40 LUMEN PER WATT (FLUORESCENT TYPE).
- OTHER ROOMS LIGHTING SHALL BE HIGH EFFICACY -OR- CONTROLLED BY A MANUAL-ON MOTION SENSOR -OR- DIMMER SWITCH. CLOSETS THAT ARE LESS THAN 70 SQ. FT. ARE EXEMPT FROM THIS REQUIREMENT.
- ALL OUTSIDE LUMINAIRES MOUNTED TO THE BUILDING OR TO OTHER BUILDINGS ON THE SAME LOT SHALL BE HIGH EFFICACY -OR- CONTROLLED BY MOTION SENSOR WITH INTEGRAL PHOTOCONTROL.
- RECESSED LIGHT CANS MUST BE IC RATED FOR DIRECT CONTACT OF INSULATION AND BE AIR TIGHT TO PRECLUDE INFILTRATION FROM ATTIC INTO THE CONDITIONED SPACE.
- LUMINAIRES IN BATHROOMS, GARAGES, LAUNDRY ROOMS AND UTILITY ROOMS SHALL BE HARD WIRED AND SHALL BE HIGH EFFICACY -OR- CONTROLLED BY A MANUAL-ON MOTION SENSOR.
- ALL BRANCH CIRCUITS THAT SUPPLY 125 VOLT, SINGLE PHASE, 15- AND 20-AMPERE OUTLETS (INCLUDING RECEPTACLE OUTLETS, LIGHTING AND SMOKE DETECTOR CIRCUITS) INSTALLED IN DWELLING UNIT BEDROOMS SHALL BE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER(S).
- ELECTRICAL LIGHTING FIXTURES IN CLOTHES CLOSETS SHALL BE EITHER 1) SURFACE MOUNTED INCANDESCENT FIXTURES WITH A COMPLETELY ENCLOSED LAMP MAY BE INSTALLED ON WALL ABOVE THE DOOR OR ON THE CEILING PROVIDED THERE IS A MINIMUM CLEARANCE OF 12" BETWEEN THE FIXTURE AND STORAGE AREA, OR 2) SURFACE MOUNTED FLUORESCENT FIXTURES INSTALLED ON THE WALL ABOVE THE DOOR OR ON THE CEILING. RECESSED INCANDESCENT FIXTURES WITH A COMPLETELY ENCLOSED LAMP OR RECESSED FLUORESCENT FIXTURES INSTALLED IN THE WALL OR CEILING MAY BE INSTALLED PROVIDED THERE IS A MINIMUM CLEARANCE OF 6" FROM THE STORAGE AREA.
- SEE ENERGY CALCS. FOR T-24 REQ.

WINDOW, GLAZING AND VENTILATION NOTES:

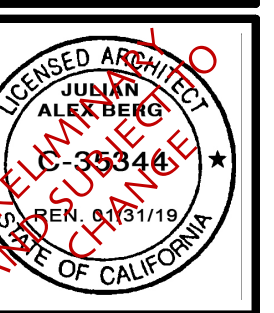
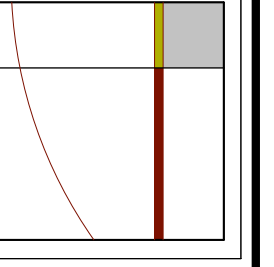
- ENERGY FENESTRATION U & SHGC VALUES MUST BE VERIFIED FOR EACH WINDOW PRIOR TO FINAL.
- GLAZING WITHIN A 24-INCH ARC OF EITHER VERTICAL EDGE OF A DOOR IN THE CLOSED POSITION SHALL BE TEMPERED.
- SAFETY GLAZING SHALL BE APPLIED TO ALL DOORS AND WINDOWS WITHIN EIGHTEEN INCHES OF THE FLOOR.
- GLAZING IN DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS WHERE THE BOTTOM EDGE IS LESS THAN 60 INCHES ABOVE THE DRAIN INLET OR WALKING SURFACE, ARE REQUIRED TO BE TEMPERED.
- GUEST ROOMS AND HABITABLE ROOMS SHALL BE PROVIDED WITH NATURAL LIGHT BY MEANS OF EXTERIOR GLAZED OPENINGS WITH A TOTAL AREA NOT LESS THAN 1/10TH OF THE FLOOR AREA, OR 10 SQ. FT., WHICHEVER IS GREATER.
- GUEST ROOMS AND HABITABLE ROOMS SHALL BE PROVIDED WITH NATURAL VENTILATION BY MEANS OF OPERABLE EXTERIOR GLAZED OPENINGS WITH A TOTAL VENTILATED AREA NOT LESS THAN 1/20TH OF THE FLOOR AREA, OR 5 SQ. FT., WHICHEVER IS GREATER.
- ATTIC VENTILATION REQUIRED TO HAVE 1 SQ. FT. OF OPENING TO 150 SQ. FT. OF ATTIC AREA. U.N.O.
- EXTERIOR WALL VENTS SHALL BE SCREENED WITH CORROSION RESISTANT, NON COMBUSTIBLE WIRE MESH WITH 1/4-INCH OPENINGS.
- GLAZING WITHIN A 24 INCH ARC OF EITHER EDGE OF A DOOR IN THE CLOSED POSITION, WITHIN 5 FEET OF TOP AND BOTTOM OF STAIRS AND WITHIN STAIRWAY ENCLOSURES WHERE THE BOTTOM EDGE OF THE GLASS IS LESS THAN 60" ABOVE A WALKING SURFACE, ARE REQUIRED TO BE TEMPERED.
- GLAZING SUBJECT TO HUMAN IMPACT SHALL COMPLY WITH C.B.C.
- GLAZING SUBJECT TO HUMAN IMPACT SHALL COMPLY WITH C.B.C.
- FOUNDATION VENTILATION: THE UNDER-FLOOR SPACE BETWEEN THE BOTTOM OF THE FLOOR JOISTS AND THE EARTH UNDER ANY BUILDING (EXCEPT SPACE OCCUPIED BY A BASEMENT) SHALL HAVE VENTILATION OPENINGS THROUGH FOUNDATION WALLS OR EXTERIOR WALLS. THE MINIMUM NET AREA OF VENTILATION OPENINGS SHALL NOT BE LESS THAN 1 SQUARE FOOT (0.0929 M²) FOR EACH 150 SQUARE FEET (14 M²) OF UNDER-FLOOR SPACE AREA, UNLESS THE GROUND SURFACE IS COVERED BY A CLASS 1 VAPOR RETARDER MATERIAL. WHEN A CLASS 1 VAPOR RETARDER MATERIAL IS USED, THE MINIMUM NET AREA OF VENTILATION OPENINGS SHALL NOT BE LESS THAN 1 SQUARE FOOT (0.0929 M²) FOR EACH 1,500 SQUARE FEET (140 M²) OF UNDER-FLOOR SPACE AREA. ONE SUCH VENTILATING OPENING SHALL BE WITHIN 3 FEET (914 MM) OF EACH CORNER OF THE BUILDING. (SEC. R408.1)

ELECTRICAL AND LIGHTING GENERAL NOTES:

- ALL WORK SHALL COMPLY WITH THE 2016 EDITION OF THE CALIFORNIA ELECTRICAL CODE AND ALL OTHER APPLICABLE FEDERAL, STATE AND LOCAL CODES, WHERE THE PLANS SHOW MORE RESTRICTIVE REQUIREMENTS, THE PLANS SHALL GOVERN BUT NOTHING ON THESE PLANS SHALL BE INTERPRETED AS AUTHORITY TO VIOLATE ANY CODE OR REGULATION.
- OUTLETS SHALL BE PLACED EVERY 12 FEET OF WALL LENGTH AND AT EACH WALL THAT IS 2 FEET AND LONGER.
- ALL EXTERIOR OUTLETS SHALL BE GFCI PROTECTED AND WATERPROOF.
- ALL OUTLETS, LIGHTS AND SWITCHES IN SLEEPING ROOMS SHALL BE AFCI PROTECTED.
- ALL CIRCUIT BREAKER, FUSES AND ELECTRICAL EQUIPMENT SHALL HAVE AN INTERRUPTING RATING NOT LESS THAN THE MAXIMUM SHORT CIRCUIT CURRENT TO WHICH THEY MAY BE SUBJECTED.
- ALL MATERIALS AND EQUIPMENT SHALL BE NEW AND SHALL BEAR THE UNDERWRITERS' LABEL (UL) AND SHALL BE INSTALLED IN THE MANNER FOR WHICH THEY ARE DESIGNED AND APPROVED.
- ALL DEVICES INSTALLED OUTSIDE OR IN DAMP LOCATIONS SHALL BE APPROVED WEATHERPROOF.
- UNLESS NOTED OTHERWISE, ALL WIRE SHALL BE COPPER. ALL WIRE SHALL BE UL LISTED.
- THE CONTRACTOR SHALL INSTALL ALL CONDUITS AND WIRE WITH A MINIMUM NUMBER OF BENDS.
- THE CONTRACTOR SHALL NOT BORE, NOTCH OR IN ANY WAY CUT INTO ANY STRUCTURAL MEMBER WITHOUT WRITTEN APPROVAL FROM THE STRUCTURAL ENGINEER.
- THE CONTRACTOR SHALL PROVIDE SUPPORT FOR ALL FIXTURES AND ELECTRICAL EQUIPMENT TO COMPLY WITH THE SEISMIC REQUIREMENTS OF THE CALIFORNIA BUILDING CODE AND ALL LOCAL ORDINANCES.
- THE ENTIRE ELECTRICAL INSTALLATION SHALL BE GROUNDED AS REQUIRED BY ALL APPLICABLE CODES AND THE SERVING UTILITY. EARTH RESISTANCE TESTS SHALL BE CONDUCTED ON ALL MAIN GROUND CONDUCTORS.
- THE ENTIRE WIRING SYSTEM SHALL BE TESTED BY THE CONTRACTOR FOR SHORT CIRCUITS, GROUNDS AND INSULATION RESISTANCE BETWEEN CONDUCTORS AND TO GROUND. THE RESULTS OF THESE TESTS SHALL BE INCORPORATED IN A WRITTEN REPORT AND SUBMITTED AT THE CONCLUSION OF THE PROJECT.
- THE CONTRACTOR SHALL FURNISH AND INSTALL ALL CONDUIT AND WIRE REQUIRED FOR A COMPLETE AND OPERATIONAL ELECTRICAL SYSTEM.
- VERIFY EXISTING SITE CONDITIONS, SERVICE REQUIREMENTS AND EXACT LOCATIONS OF SERVICE FACILITIES BEFORE SUBMITTING BID.
- THE CONTRACTOR SHALL RECEIVE, STORE AND INSTALL ALL ELECTRICAL ITEMS FURNISHED BY THE OWNER.
- THE CONTRACTOR SHALL FURNISH AND INSTALL TEMPORARY CONSTRUCTION LIGHTS IN ALL SPACES REQUIRED.
- PROVIDE ENGRAVED NAMEPLATES TO IDENTIFY LOADS SERVED BY FEEDER SWITCHES IN THE MAIN SWITCHGEAR.
- THE CONTRACTOR SHALL PROVIDE A SET OF AS-BUILT DRAWINGS SHOWING THE LOCATIONS OF ALL UNDERGROUND CONDUITS AND INDICATING ALL CHANGES MADE DURING CONSTRUCTION AND ANY DEVIATIONS FROM THE ELECTRICAL DRAWINGS.
- PROVIDE PULL ROPE IN ALL EMPTY CONDUITS.
- ALL CONDUITS IN CONCRETE AND UNDERGROUND SHALL BE SCHEDULE 40 PVC WITH ALL TURNS, BENDS, AND RISERS OF RIGID GALVANIZED STEEL WITH 40 MIL PVC COATING.
- EXPOSED CONDUITS SHALL BE MOUNTED SECURELY BY SUITABLE HANGERS OR STRAPS WITH THE MAXIMUM SPACING OF POINTS OF SUPPORTS NOT GREATER THAN INDICATED BY NEC ARTICLE 344-30 (SUPPORTING OF CONDUIT).
- THE PROPOSED SYSTEM SHALL BE EFFECTIVELY GROUNDED PER NEC ARTICLE 250.
- ARCHITECT & OWNER TO VERIFY ALL SWITCH, OUTLET, AND LAMP LOCATIONS.
- SWITCHES AND DIMMERS TO BE "LEVITON DECORA" OR EQUAL. - COLOR WHITE
- ALARM SYSTEM: TO BE SELECTED BY OWNER
- MANUFACTURED LIGHTING CONTROL DEVICES AND SYSTEMS TO BE CERTIFIED

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julianbergdesigns.com



PROJECT TITLE: BANK BUILDING REMODEL, GARBERVILLE, CA
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: GENERAL NOTES & SPECIFICATIONS
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.:
GFR - 1636
DRAWN BY:
JAB/DHV
DATE:
12/15/2017

SHEET # :

A-18

GRAPHIC SCALE BAR MEASURES 1 INCH
ON FULL SIZE PLANS

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GENERAL NOTES AND SPECIFICATIONS - CONTINUED

DOOR NOTES:

- SUPPLIERS FOR BUTTS, LOCKSETS, DEAD BOLTS, LATCHES, AND CYLINDERS ARE SCHLAGE, STANLEY OR EQUIVALENT.
- WEATHER-STRIPPING: STANLEY "JAMB-UP" OR EQUIVALENT.
- DOOR STOPS & BOLTS HARDWARE: STANLEY OR EQUIVALENT. U.N.O.
- THRESHOLDS: PEMCO OR EQUIVALENT.
- KEYING TO BE VERIFIED WITH OWNER.
- FINISHES ARE TO BE SATIN CHROME - EXTERIOR AND INTERIOR - ON ALL HARDWARE INCLUDING HINGES, LOCK SETS, DOORSTOPS, ETC. UNLESS NOTED OTHERWISE AND VERIFIED BY THE OWNER
- VERIFY THAT DOORS AND FRAMES ARE READY TO RECEIVE WORK AND DIMENSIONS ARE AS INDICATED.
- INSTALL HARDWARE IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

MOISTURE PROTECTION & INSULATION

- FLASHING PAPER AROUND WINDOWS: INSTALL 9" MOISTOP® FLASHING AT SILL AND JAMBS OF WINDOW OPENINGS. APPLY MOISTOP® SEALANT TO BACK OF WINDOW FLANGES BEFORE INSTALLATION. APPLY 9" MOISTOP® E-Z SEAL® FLASHING OVER THE WINDOW FLANGES AT SILL, JAMBS AND HEAD.
- FLASHING PAPER AT DOORS: APPLY (9") STRIPS OF MOISTOP® FLASHING AROUND DOOR OPENINGS.
- FLASHING MANUFACTURED BY FORTIFIBER® BUILDING PRODUCTS SYSTEMS (800) 773-4777 - OR EQUAL. INSTALL PER MANUFACTURE'S INSTRUCTIONS.
- EXTERIOR WALLS: 30# FELT (NO TYVEK TYPE BUILDING WRAP) WRAP BUILDING CORNERS WITH 2 LAYERS 15# FELT
- INSTALL QUICKFLASH® WEATHER PROOFING PRODUCTS AT ALL EXTERIOR ELECTRICAL PENETRATIONS TYP. (800) 963-6886. INSTALL PER MANUFACTURE'S INSTRUCTIONS.
- ALL EXTERIOR FLASHING: GALVANIZED METAL & PAINT TO MATCH ADJACENT SURFACE - UNLESS NOTED OTHERWISE
- INSULATE TO MEET TITLE 24 ENERGY REQUIREMENTS
- INSULATE ALL INTERIOR WALLS, TYP.

MECHANICAL / PLUMBING:

- COMBUSTION AIR SHALL BE PROVIDED TO ALL GAS BURNING APPLIANCES AT A RATE OF 50 CUBIC FEET PER 1000 BTU/HR OF AGGREGATE APPLIANCE INPUT RATINGS. WATER HEATER AND FURNACE CLOSETS (IF PRESENT) SHALL HAVE MINIMUM 100 SQ. INCHES OF VENTILATION, 50 PERCENT WITHIN UPPER AND LOWER 12 INCHES OF ENCLOSURE.
- ALL WATER HEATERS, HVAC UNITS, AND/OR AIR HANDLING UNITS (INCLUDING DUCTS) SHALL BE ANCHORED TO THE BUILDING STRUCTURE TO RESIST EARTHQUAKE MOTION.
- IF DRYER IS TO BE INSTALLED, DRYER VENT SHALL TERMINATE TO OUTSIDE OF BUILDING. MAXIMUM LENGTH OF DRYER VENT IS 14 FEET OR AS OTHERWISE SPECIFIED BY MANUFACTURER.
- ALL WOOD/PALLET/GAS STOVES (IF PRESENT) SHALL BE LISTED BY AN APPROVED AGENCY AND APPROVED FOR USE IN CALIFORNIA.
- PRESSURE TEMPERATURE RELIEF VALVES SHALL TERMINATE OUTSIDE THE BUILDING WITHIN 7" TO 24" ABOVE GRADE, OR AT ANOTHER APPROVED LOCATION.
- MATERIALS USED FOR DRAINAGE AND WASTE SHALL BE AS SPECIFIED IN PLUMBING MATERIAL SCHEDULE.
- ALL EXTERIOR WATER PIPES SHALL BE INSULATED.
- NEW OR RELOCATED WATER CLOSETS AND ASSOCIATED FLUSH METER VALVES, IF ANY, SHALL USE NO MORE THAN 1.6 GALLONS PER FLUSH, UPC, SECTIONS 402.1 & 402.2; AND SHALL MEET PERFORMANCE STANDARDS, ESTABLISHED BY THE AMERICAN NATIONAL STANDARDS INSTITUTE STANDARD A112.19.2, H&S CODE, SECTION 17921.3(b)
- ALL WATER PIPES INSTALLED IN UNCONDITIONED SPACES TO BE INSULATED W/ R4 MINIMUM.
- PROVIDE APPROVED NON-REMOVABLE BACK-FLOW PREVENTION DEVICES ON HOSE BIBS.
- FROST FREE HOSE BIBS TO BE USED AT EXTERIOR.

PLUMBING MATERIAL SCHEDULE

PLUMBING SYSTEM PIPING SHALL CONFORM TO THE FOLLOWING:

- POTABLE HOT AND COLD WATER PIPING INSIDE BUILDING PERIMETER:
PEX PIPE AND FITTINGS BY UPONOR OR EQUAL
SUPPORT HORIZONTAL PEX PIPING NOT GREATER THAN 2 FT CENTERS. SUPPORT VERTICAL PEX PIPING AT EACH FLOOR, WITH MID STORY GUIDES. PROVIDE PLASTIC THIMBLES AT EACH POINT WHERE PEX PIPING PASSES THROUGH METAL STUDS, TOP OR BOTTOM CHANNELS, OR BRACES.
- POTABLE COLD WATER PIPING OUTSIDE OF BUILDING PERIMETER:
PVC SCHEDULE 40 PRESSURE PIPE AND FITTINGS
- GAS PIPING INSIDE OF BUILDING FRAME:
SCHEDULE 40 ASTM A-120 BLACK THREADED STEEL
WHERE SPACE IS LIMITED - MALLEABLE FITTINGS CORRUGATED STAINLESS STEEL PIPE AND APPROVED FITTINGS
- GAS PIPING OUTSIDE OF BUILDING FRAME ABOVE GROUND:
SCHEDULE 40 ASTM A-120 BLACK THREADED STEEL, PRIMED AND PAINTED WITH TWO COATS OF EXTERIOR ENAMEL, COLOR TO MATCH WALL, CEILING OR ROOF SURFACE.
- SUPPORT GAS ABOVE GRADE GAS PIPING ON 6 FT CENTERS FOR 1/2", 8 FT CENTERS FOR 3/4" AND 1", AND 10 FT CENTERS FOR 1 1/4" AND LARGER. PROVIDE 3/8" ROD AND CLEVIS HANGERS, OR PIPE CLIPS ON FRAMING CHANNEL FOR HORIZONTAL INSTALLATIONS, AND RISER CLAMPS OR PIPE CLIPS ON FRAMING CHANNELS FOR VERTICAL INSTALLATIONS.
- GAS PIPING OUTSIDE OF BUILDING BELOW GRADE:
SDR 11 PLASTIC PIPE AND APPROVED ADAPTORS LISTED FOR GAS SERVICE
WITH MINIMUM 12 GAGE INSULATED COPPER TRACER WIRE EXTENDED AND WRAPPED AROUND PIPE AT EACH END ABOVE GRADE, FOR BELOW GRADE INSTALLATION

ROOF DRAINS:
RECTANGULAR 3"x4" GALVALUME DOWNSPOUTS - FINISH COLOR TO BE VERIFIED BY OWNER & ARCHITECT.

ADDITIONAL NOTES:
1. INSTALL ALL HOT AND COLD WATER PIPING CONCEALED EXCEPT IN THOSE AREAS WHERE FRAMED WALL STRUCTURES ARE NOT AVAILABLE TO CONCEAL THE PIPING.

STORM DRAINAGE SYSTEMS:

- PROVIDE FOR CONTROL AND DRAINAGE OF SURFACE WATER AROUND AND AWAY FROM BUILDINGS AND FOUNDATIONS BY SLOPING GROUND IMMEDIATELY ADJACENT TO FOUNDATIONS NOT LESS THAN 1 UNIT VERTICAL IN 20 UNITS HORIZONTAL (5% SLOPE) FOR A MINIMUM DISTANCE OF 10 FEET MEASURED PERPENDICULAR TO FACE OF WALL PER C.B.C.
- RAINWATER COLLECTION SYSTEM: 4" PERF. DRAIN PIPE CONNECTED TO EACH DOWNSPOUT. USE PLASTIC COLLECTOR @ EACH DOWNSPOUT WITH TOP EDGE NO MORE THAN 8" ABOVE FINISH GRADE. SEE CIVIL ENGINEERING PLANS

FINISH CARPENTRY:

- FINISH CARPENTRY MOISTURE CONTENT TO BE BETWEEN 6% TO 12%, CONSISTENT WITH ATMOSPHERIC CONDITIONS AT PROJECT LOCATION.
- EXPOSED EXTERIOR WOOD TRIM:
A. AS SHOWN ON ELEVATIONS & DETAILS.
- EXTERIOR INSTALLATION INFORMATION:
A. NAIL TO AN ALIGNED PATTERN. BLIND NAIL EXCEPT ON OVER TRIM.
B. LOCATE ALL BOARD ENDS OVER BEARING FRMG.
C. INSTALL METAL FLASHING AT HEAD OF WALL OPENINGS AND HORIZONTAL JOINTS OF SHEET MATERIALS.
D. INSTALL SEALANT TO PREVENT WEATHER PENETRATION. MAINTAIN NEAT APPEARANCE.
E. BACK PRIME/TREAT ALL TRIM & FASCIAS
F. ALL SURFACES, EDGES AND ENDS OF WOOD TO BE PAINTED, SHALL BE PRIMED WHILE MOISTURE CONTENT IS WITHIN ALLOWABLE LIMITS.
G. PRIME ALL EDGES OF WOOD CUT ON JOB BEFORE INSTALLATION.
H. INSTALL ALL REDWOOD IN CONFORMANCE W/ CALIFORNIA REDWOOD ASSOC., DATA SHT. 4A1-1.
I. INSTALL ALL CLEAR REDWOOD IN CONFORMANCE W/ REDWOOD LUMBER ASSOC. GUIDELINES
I. INSTALL ALL CLEAR CEDAR IN CONFORMANCE W/ CEDAR LUMBER ASSOC. GUIDELINES
- INTERIOR CASING AND TRIM:
A. DOOR & WINDOW CASINGS: SEE SHEET A-20
B. MISC. PAINTED TRIM: TO BE SELECTED BY OWNER
- SIDING: AS SHOWN ON EXTERIOR ELEVATIONS. INSTALL AS PER MANUFACTURES SPECIFICATIONS.
- ACCESSORIES:
A. NAILS: AS RECOMMENDED BY MANUF.
B. BUILDING PAPER: 30 LB. FELT.
C. FLASHING: GALVANIZED METAL - UNLESS NOTED OTHERWISE

GYP BOARD NOTES:

- INSTALL STANDARD 5/8" THICK GYPSUM BOARD AT ALL INTERIOR CEILING & 1/2" THICK GYP. BD. AT WALL SURFACES UNLESS NOTED OTHERWISE
- INSTALL 5/8" MOISTURE RESISTANT (MR) GYPSUM BOARD AT WALLS AND CEILINGS OF SPACES EXPOSED TO MOISTURE.
- METAL TRIM: INRYCO "MILCOR" OR EQUAL, VERTICAL CORNERS NOT ADJACENT TO WOOD FINISH TO HAVE SQUARE CORNER BEAD.
- FINISH: ALL JOINTS AND INTERIOR ANGLES SHALL HAVE TAPE EMBEDDED IN JOINT COMPOUND AND THREE SEPARATE COATS OF JOINT COMPOUND APPLIED OVER ALL JOINTS, ANGLES, FASTENER HEADS, AND ACCESSORIES. ALL JOINT COMPOUND SHALL BE SMOOTH AND FREE OF TOOL MARKS AND RIDGES. NOTE: IT IS RECOMMENDED THAT THE PREPARED SURFACE TO BE COATED WITH A PRIMER/SEALER PRIOR TO THE APPLICATION OF FINAL FINISHES.
- TEXTURE: LIGHT, SEMI-SMOOTH "OLD WORLD" HAND TROWEL TEXTURE (WALLS & CEILING)
VERIFY W/ OWNER

PAINTING NOTES:

- FINISH HARDWARE AND SIMILAR ITEMS ALREADY IN PLACE SHALL BE REMOVED PRIOR TO PAINTING OPERATIONS AND REPOSITIONED UPON COMPLETION OF PAINTING. ALL SURFACES TO BE TREATED SHALL BE CLEAN, SMOOTH AND DRY.
- METAL: CLEAN THOROUGHLY. NEW GALVANIZED METAL SHALL BE CLEANED WITH "GALVAPRIME" OR EQUAL. NO FINISH ON COPPER OR FACTORY FINISHED METAL.
- EXTERIOR WOOD:
A. CLEAN SURFACES THOROUGHLY BEFORE PRIMING. AFTER FIRST COAT OF PAINT ON ALL TRIM PIECES AND SIDING, SET NAILS AND FILL NAIL HOLES ON PAINTED SURFACES.
B. WHEN PAINTING REDWOOD COMPLY WITH REQUIREMENTS OF CALIFORNIA REDWOOD ASSOCIATION (C.R.A.) DATA SHEET 4A1.
C. BACK PRIME ALL EXTERIOR NON-PRE-PRIMED TRIM AND SIDING.
- INTERIOR WOOD: SANDPAPER TO SMOOTH, EVEN SURFACES AND DUST OFF (EXCEPT WHERE ROUGH WOOD IS SPECIFIED). PUTTY NAIL HOLES, CRACKS, ETC., AFTER FIRST COAT OF PAINT WITH PUTTY MATCHING FINAL COAT. PITCH STREAKS AND SAPPY PLACES SHALL BE TOUCHED-UP WITH SHELLAC BEFORE PAINTING.
- WORKMANSHIP SHALL BE OF THE VERY BEST, ALL MATERIALS EVENLY SPREAD AND SMOOTHLY FLOWED ON WITHOUT RUNS OR SAGS, CRAWLING, OR OTHER DEFECTS. ONLY SKILLED MECHANICS SHALL BE EMPLOYED ON THE WORK. SANDPAPER BETWEEN EACH COAT OF INTERIOR VARNISH OR LAQUER, SANDPAPER BETWEEN COATS OF PAINT ON INTERIOR WOOD.
- APPLY PAINTING AND FINISHING MATERIALS IN ACCORDANCE WITH MANUFACTURER'S DIRECTIONS. USE APPLICATORS, AND TECHNIQUES BEST SUITED FOR MATERIALS AND SURFACES TO WHICH APPLIED.
- APPLY ADDITIONAL COATS WHEN UNDERCOATS, STAINS, OR OTHER CONDITIONS SHOW THROUGH FINAL PAINT COAT, UNTIL PAINT FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE.
- TOPS, BOTTOMS AND EDGES OF DOORS SHALL BE FINISHED SAME AS BALANCE OF DOORS AFTER THEY ARE FITTED BY THE CARPENTER.
- ALL EXPOSED ROOF VENTS, FLUES, AND ROOF EQUIPMENT SHALL BE PAINTED.
- PAINT INTERIOR SURFACES OF DUCTS (COLOR) IF VISIBLE AT REGISTERS.
- INSTALL FINISH MATERIALS IN STRICT ACCORDANCE WITH MANUFACTURER'S PUBLISHED SPECIFICATIONS.
- INTERIOR PAINT: APPLY A MINIMUM OF 1 PRIME COAT AND 2 FINISH COATS OF GLIDDEN® COLLECTION LATEX PAINT OR APPROVED EQUAL, SATIN FINISH OR EQUIVALENT. APPLY ADDITIONAL COATS WHERE UNDERCOATS, STAINS OR OTHER CONDITIONS SHOW THROUGH FINAL PAINT COAT, UNTIL PAINT FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE. APPLY AS PER MANUFACTURER'S SPECIFICATIONS.
- FOR PRIMER/SEALER ON GYPSUM BOARD: APPLIED AS A FIRST COAT TO THE ENTIRE PREPARED GYPSUM BOARD SURFACE WITH BRUSH, ROLLER, OR SPRAY, PRIOR TO DECORATION. WHERE FINAL APPEARANCE IS CRITICAL, THE APPLICATION OF AN APPROPRIATE PRIMER/SEALER WILL MINIMIZE MOST DECORATING PROBLEMS.
- EXTERIOR PAINT: APPLY A MINIMUM OF 1 PRIME COAT AND 2 FINISH COATS OF GLIDDEN® PREMIUM LATEX PAINT OR APPROVED EQUAL. GLOSS TO BE SELECTED BY OWNER. APPLY ADDITIONAL COATS WHERE UNDERCOATS, STAINS OR OTHER CONDITIONS SHOW THROUGH FINAL PAINT COAT, UNTIL PAINT FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE. APPLY AS PER MANUFACTURER'S SPECIFICATIONS.
- EXTERIOR STAIN: APPLY 2 COATS STAIN SELECTED BY OWNER TO ALL EXPOSED WOOD ELEMENTS U.N.O.. CONTRACTOR TO VERIFY COLOR WITH OWNER. APPLY ADDITIONAL COATS WHERE UNDERCOATS, STAINS OR OTHER CONDITIONS SHOW THROUGH FINAL PAINT COAT, UNTIL STAIN FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE. APPLY AS PER MANUFACTURER'S SPECIFICATIONS.

STAIRWAY NOTES:

- ALL STEPS ON A FLIGHT OF STAIRS SHALL HAVE UNIFORM RISER HEIGHTS AND UNIFORM TREAD DEPTHS. (SEC. 11B-504.2)
- RISERS SHALL BE 4 INCHES HIGH MINIMUM AND 7 INCHES HIGH MAXIMUM. (SEC. 11B-504.2)
- TREADS SHALL BE 11 INCHES DEEP MINIMUM. (SEC. 11B-504.2)
- INTERIOR STAIRS SHALL HAVE THE UPPER APPROACH AND LOWER TREAD MARKED BY A STRIPE PROVIDING CLEAR VISUAL CONTRAST. STRIPE SHALL BE AT LEAST 2" WIDE, BUT NOT MORE THAN 4" WIDE, AND PLACED PARALLEL TO AND NOT MORE THAN 1" FROM THE NOSE OF THE STEP OR LANDING. (SEC. 11B-504.4.1)
- THE STRIPE SHALL EXTEND THE FULL WIDTH OF THE STEP OR UPPER APPROACH AND SHALL BE OF A MATERIAL THAT IS AT LEAST AS SLIP-RESISTANT AS THE OTHER TREADS OF THE STAIR. A PAINTED STRIPE SHALL BE ACCEPTABLE. GROOVES SHALL NOT BE USED TO SATISFY THIS REQUIREMENT. (SEC. 11B-504.4.1)
- NOSING: THE RADIUS OF CURVATURE AT THE LEADING EDGE OF THE TREAD SHALL BE 1/2 INCH MAXIMUM. (SEC. 11B-504.5)
- NOSINGS THAT PROJECT BEYOND RISERS SHALL HAVE THE UNDERSIDE OF THE LEADING EDGE CURVED OR BEVELED. RISERS SHALL BE PERMITTED TO SLOPE UNDER THE TREAD AT AN ANGLE OF 30 DEGREES MAXIMUM. (SEC. 11B-504.5)
- THE PERMITTED PROJECTION OF THE NOSING SHALL EXTEND 1-1/4 INCHES MAXIMUM OVER THE TREAD BELOW. (SEC. 11B-504.5)
- STAIRS SHALL HAVE HANDRAILS THAT COMPLY WITH SECTION 24, "HANDRAILS". (SEC. 11B-504.6)
- THE HANDGRIP PORTION OF ALL HANDRAILS SHALL BE NOT LESS THAN 1-1/4 INCHES NOR MORE THAN 2 INCHES IN CROSS-SECTIONAL DIMENSION. IF THE HANDRAIL IS NOT CIRCULAR, IT SHALL HAVE A PERIMETER DIMENSION OF AT LEAST 4 INCHES AND NOT GREATER THAN 6-1/4 INCHES WITH A MAX. CROSS-SECTION DIMENSION OF 2-1/4 INCHES (SEC. 1012.3.1)
- HANDRAILS PROJECTING FROM WALLS SHALL HAVE AT LEAST 1-1/2 INCHES BETWEEN THE WALL AND THE HANDRAIL. (SEC. 1012.7)
- HANDRAILS SHALL BE CONTINUOUS, WITHOUT INTERRUPTION BY NEWEL POSTS OR OTHER OBSTRUCTIONS.

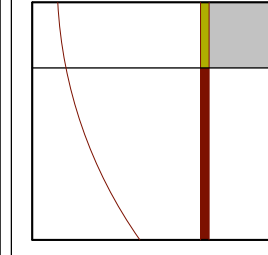
STAIRWAY LANDINGS:

- THERE SHALL BE A FLOOR OR LANDING AT THE TOP AND BOTTOM OF EACH STAIRWAY. THE WIDTH OF LANDINGS SHALL NOT BE LESS THAN THE WIDTH OF STAIRWAYS THEY SERVE. EVERY LANDING SHALL HAVE A MINIMUM DIMENSION MEASURED IN THE DIRECTION OF TRAVEL EQUAL TO THE WIDTH OF THE STAIRWAY. SUCH DIMENSION NEED NOT EXCEED 48 INCHES (1219 MM) WHERE THE STAIRWAY HAS A STRAIGHT RUN. DOORS OPENING ONTO A LANDING SHALL NOT REDUCE THE LANDING TO LESS THAN ONE-HALF THE REQUIRED WIDTH. WHEN FULLY OPEN, THE DOOR SHALL NOT PROJECT MORE THAN 7 INCHES (178 MM) INTO A LANDING. WHEN WHEELCHAIR SPACES ARE REQUIRED ON THE STAIRWAY LANDING IN ACCORDANCE WITH SECTION 1007.6.1, THE WHEELCHAIR SPACE SHALL NOT BE LOCATED IN THE REQUIRED WIDTH OF THE LANDING AND DOORS SHALL NOT SWING OVER THE WHEELCHAIR SPACES. (SEC. 1009.5)
- VERTICAL RISE. A FLIGHT OF STAIRS SHALL NOT HAVE A VERTICAL RISE GREATER THAN 12 FEET (3658 MM) BETWEEN FLOOR LEVELS OR LANDINGS. (SEC. 1009.7)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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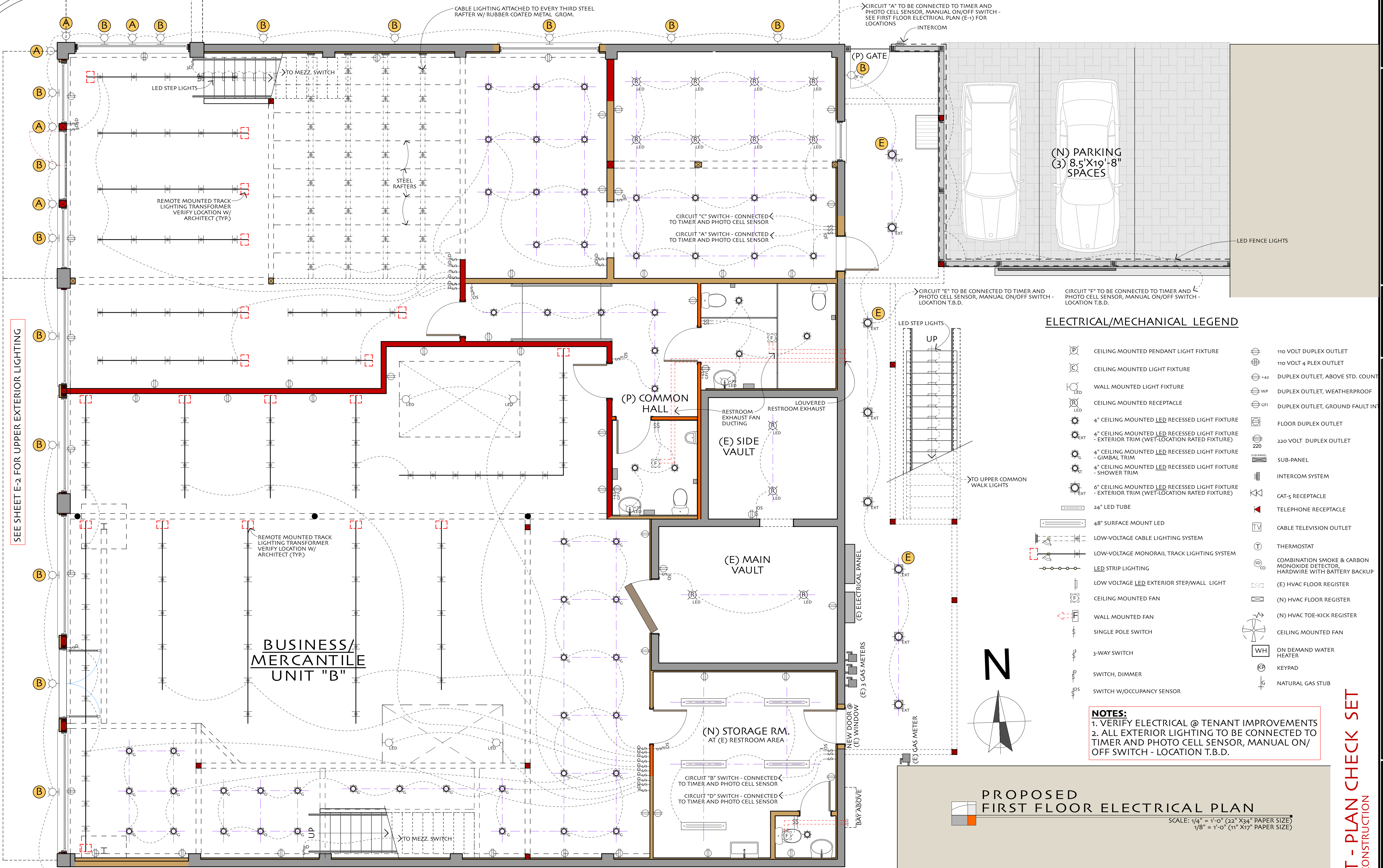
PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # :

A-19

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ELECTRICAL/MECHANICAL LEGEND

	CEILING MOUNTED PENDANT LIGHT FIXTURE		110 VOLT DUPLEX OUTLET
	CEILING MOUNTED LIGHT FIXTURE		110 VOLT 4 PLEX OUTLET
	WALL MOUNTED LIGHT FIXTURE		DUPLEX OUTLET, ABOVE STD. COUNT
	CEILING MOUNTED RECEPTACLE		DUPLEX OUTLET, WEATHERPROOF
	4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE		DUPLEX OUTLET, GROUND FAULT IN
	4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - EXTERIOR TRIM (WET-LOCATION RATED FIXTURE)		FLOOR DUPLEX OUTLET
	4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - GIMBAL TRIM		220 VOLT DUPLEX OUTLET
	4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - SHOWER TRIM		SUB-PANEL
	6" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - EXTERIOR TRIM (WET-LOCATION RATED FIXTURE)		INTERCOM SYSTEM
	24" LED TUBE		CAT-5 RECEPTACLE
	48" SURFACE MOUNT LED		TELEPHONE RECEPTACLE
	LOW-VOLTAGE CABLE LIGHTING SYSTEM		CABLE TELEVISION OUTLET
	LOW-VOLTAGE MONORAIL TRACK LIGHTING SYSTEM		THERMOSTAT
	LED STRIP LIGHTING		COMBINATION SMOKE & CARBON MONOXIDE DETECTOR, HARDWARE WITH BATTERY BACKUP
	LOW VOLTAGE LED EXTERIOR STEP/WALL LIGHT		(E) HVAC FLOOR REGISTER
	CEILING MOUNTED FAN		(N) HVAC FLOOR REGISTER
	WALL MOUNTED FAN		(N) HVAC TOE-KICK REGISTER
	SINGLE POLE SWITCH		CEILING MOUNTED FAN
	3-WAY SWITCH		ON DEMAND WATER HEATER
	SWITCH, DIMMER		KEYPAD
	SWITCH W/OCCUPANCY SENSOR		NATURAL GAS STUB

NOTES:
 1. VERIFY ELECTRICAL @ TENANT IMPROVEMENTS
 2. ALL EXTERIOR LIGHTING TO BE CONNECTED TO TIMER AND PHOTO CELL SENSOR, MANUAL ON/OFF SWITCH - LOCATION T.B.D.

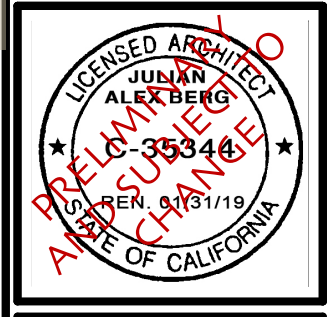
PROPOSED FIRST FLOOR ELECTRICAL PLAN

SCALE: 1/4" = 1'-0" (22" X34" PAPER SIZE)
 1/8" = 1'-0" (11" X17" PAPER SIZE)

GRAPHIC SCALE BAR MEASURES 1 INCH ON FULL SIZE PLANS

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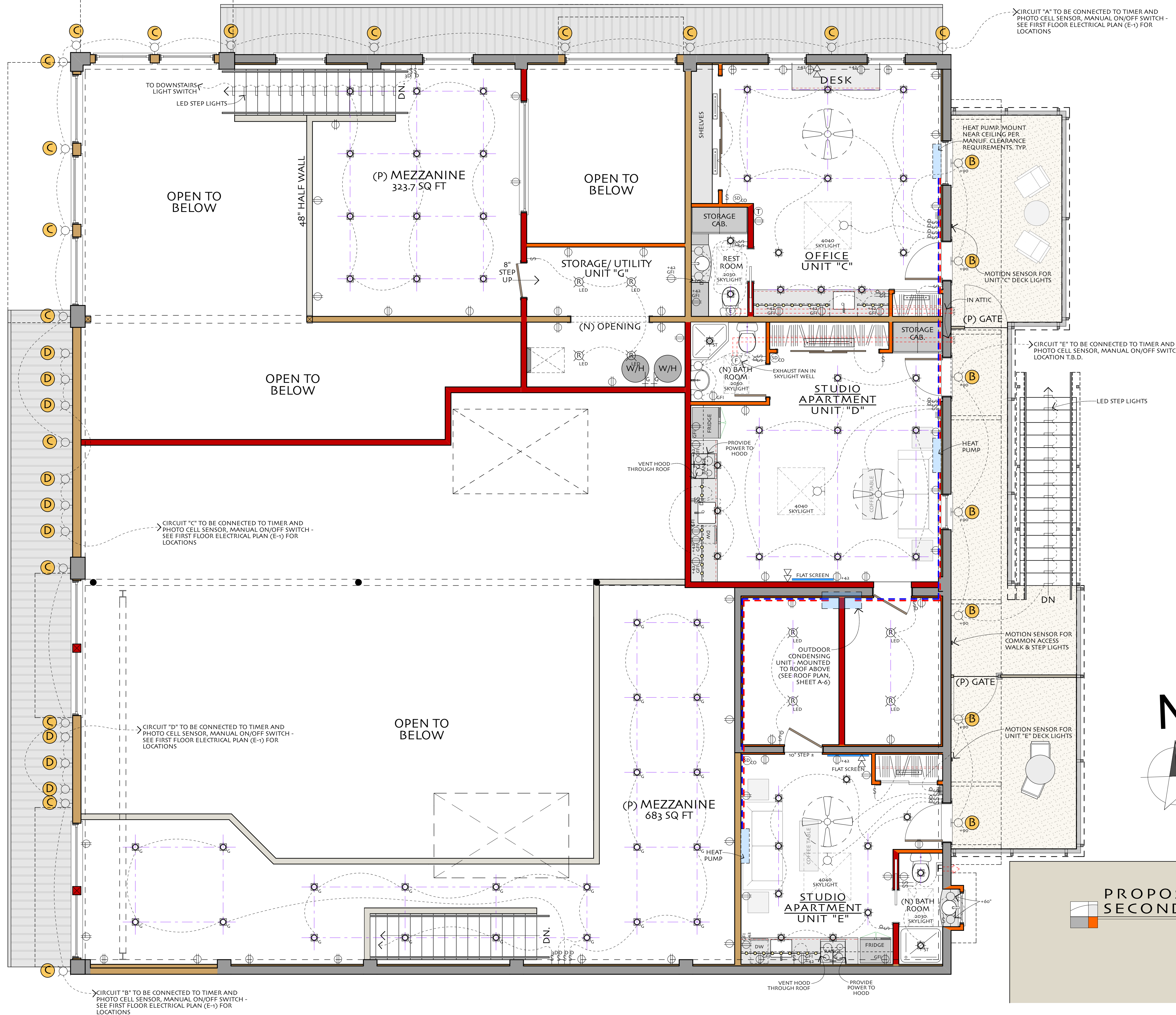
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SHEET # : **E-1**

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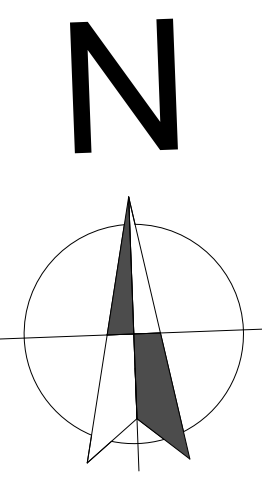
SEE SHEET E-2 FOR UPPER EXTERIOR LIGHTING

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ELECTRICAL/MECHANICAL LEGEND

- CEILING MOUNTED PENDANT LIGHT FIXTURE
- CEILING MOUNTED LIGHT FIXTURE
- WALL MOUNTED LIGHT FIXTURE
- CEILING MOUNTED RECEPTACLE
- 4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - EXTERIOR TRIM (WET-LOCATION RATED FIXTURE)
- 4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - GIMBAL TRIM
- 4" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - SHOWER TRIM
- 6" CEILING MOUNTED LED RECESSED LIGHT FIXTURE - EXTERIOR TRIM (WET-LOCATION RATED FIXTURE)
- 24" LED TUBE
- 48" SURFACE MOUNT LED
- LOW-VOLTAGE CABLE LIGHTING SYSTEM
- LOW-VOLTAGE MONORAIL TRACK LIGHTING SYSTEM
- LED STRIP LIGHTING
- LOW VOLTAGE LED EXTERIOR STEP/WALL LIGHT
- CEILING MOUNTED FAN
- WALL MOUNTED FAN
- SINGLE POLE SWITCH
- 3-WAY SWITCH
- SWITCH, DIMMER
- SWITCH W/OCCUPANCY SENSOR
- 110 VOLT DUPLEX OUTLET
- 110 VOLT 4 PLEX OUTLET
- DUPLEX OUTLET, ABOVE STD. COUNTER HEIGHT
- DUPLEX OUTLET, WEATHERPROOF
- DUPLEX OUTLET, GROUND FAULT INTERRUPTER
- FLOOR DUPLEX OUTLET
- 220 VOLT DUPLEX OUTLET
- SUB-PANEL
- INTERCOM SYSTEM
- CAT-5 RECEPTACLE
- TELEPHONE RECEPTACLE
- CABLE TELEVISION OUTLET
- THERMOSTAT
- COMBINATION SMOKE & CARBON MONOXIDE DETECTOR, HARDWARE WITH BATTERY BACKUP
- (E) HVAC FLOOR REGISTER
- (N) HVAC FLOOR REGISTER
- (N) HVAC TOE-KICK REGISTER
- CEILING MOUNTED FAN
- ON DEMAND WATER HEATER
- KEYPAD
- NATURAL GAS STUB



PROPOSED SECOND FLOOR ELECTRICAL PLAN

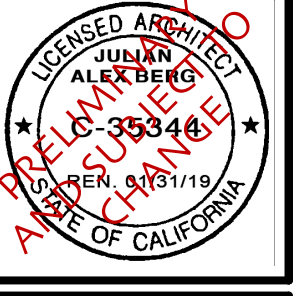
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PROJECT TITLE: **BANK BUILDING REMODEL, GARBERVILLE, CA**
JOSH SWEET & TRENT SANDERS • P.O. BOX 1126 • REDWAY, CA 95560 • TEL: (707) 986-7068
SHEET TITLE: **SECOND FLOOR ELECTRICAL**
ASSESSOR'S PARCEL NUMBER: 032-044-008

PROJECT NO.: GFR - 1636
DRAWN BY: JAB/DHV
DATE: 12/15/2017

SHEET # : **E-2**



GARBERVILLE SANITARY DISTRICT

P.O. BOX 211 • GARBERVILLE, CA 95542 • (707) 923-9566

BOARD AGENDA MEMORANDUM

Meeting Date: January 29, 2019
 To: Garberville Sanitary District Board of Directors
 From: Jennie Short, Consultant Project Manager
 Subject: Water and Sewer Rates

HISTORICAL INFORMATION AND DISCUSSION

In July 2009 the Board of Directors adopted residential and commercial water and sewer rates for the District. These rates were set up to be implemented in stages over a five year period from September 2009 to July 2013. Since July 2013 the rates have remained the same.

The commercial and residential sewer base rate is based upon an average of previous periods' consumption. Each year the District staff needs to re-average the customers' accounts so that this base rate is adjusted for the next 12 months.

Since the residential sewer base rate is based upon the consumption during January, February and March, this re-averaging has historically been completed shortly after April.

Water charges for both residential and commercial customers are set based upon the meter size and the consumption charge is for the actual monthly usage.

Table 1. Water Rates for Residential and Commercial Customers

Description	Rate/mo.
Base Rate by meter size (\$/mo.)	
5/8" and 3/4"	60.22
1"	120.43
1.5"	240.87
2"	361.30
Upper Zone Surcharge -Meadows (\$/mo.)	7.00
Residential Tier 1: 0-500 cu ft. (\$/hcf)	0.70
Residential Tier 2: Over 500 cu ft. (\$/hcf)	3.85
Non-Single Family Residential/Commercial (\$/hcf)	2.67
Upper Zone Variable Surcharge (\$/hcf)	0.56

Table 2. Sewer Rates for **Residential** Customers

Description	Rate/mo.
Base Monthly Charge	34.99
Consumption Charge (\$/hcf)	2.90

For all sewer base rates, the minimum per month is \$34.99. The residential monthly consumption charge is calculated once a year using an average of the consumption during the months of January, February and March times the consumption charge rate (\$2.90/hcf) and that charge is then used for a 12 month period until the next time January, February and March useage is known and the accounts are re-averaged.

Table 3. Sewer Rates for **Commercial** Customers

Description	Rate/mo.
Base Monthly Charge = Average Useage X 0.9 X \$5.35	varies
Consumption Charge (\$/hcf)	
Low:	2.13
Domestic	2.66
Medium	3.98
High	5.31

The strength of the wastewater discharge is based on California State Water Resources Control Board Sewer Strength Guidelines:

Waste Strength	Typical Customers
Low	Laundromat, schools, offices
Domestic	Residential, commercial, hospital, hotel
Medium	Mixed use with restaurant
High	Restaurant, bakery, mortuary

The non-single family residential and commercial sewer base rate calculation is a bit more complicated than the residential. The average of the useage for a 12 month period is used to determine the base rate for the next 12 months. This useage average is multiplied by 90% and then multiplied by \$5.35. The consumption charge for non-single family residential and commercial customers is calculated by taking the month's useage, times 90%, times the rate for the strength of the wastewater for the customer.

Example: A bakery with a 1" water meter uses 10, 12, 12, 9, 14, 13, 12, 12, 10, 11, 14, 15 units for the months January through December.

The sewer base rate would be calculated as:

$$\frac{(10 + 12 + 12 + 9 + 14 + 13 + 12 + 12 + 10 + 11 + 14 + 15)}{12 \text{ months}} \times 0.90 \times \$5.35 = \$57.78 \text{ per month}$$

The sewer consumption charge for January would be: 10 units X \$5.31/unit = \$53.10

The charge for water would be: \$120.43 + 10 units X \$2.67/unit = \$147.13

So the total January bill would be: \$57.78 + \$53.10 + 147.13 = \$258.01

RATE COMMITTEE RECOMMENDATIONS

The Board created a rate committee to meet over the past year or two to delve into options for revising the methodology of charging rates to simplify it for the average customer and equalize sewer rates for residential customers. Numerous options have been considered by this committee with one recommendation to the Board for conceptual rates coming out of these meetings. The recommended conceptual methodology for the rate structure is as follows:

Table 4. Conceptual **Residential** Water Rates

Description	Rate/mo.
Base Rate - all meter sizes (\$/mo.)	65.00
Upper Zone Surcharge -Meadows (\$/mo.)	7.00
Consumption Charges:	
Residential Tier 1: 0-8 units (\$/hcf)	0.00
Residential Tier 2: 9-20 units (\$/hcf)	3.00
Residential Tier 3: 21 + units (\$/hcf)	11.00
Upper Zone Variable Surcharge (\$/hcf)	1.00
Sewer Charge	

Table 5. Conceptual **Commercial** Water Rates

Description	Rate/mo.
Base Rate - Tier 1 - 0-8 units average (\$/mo.)	
Tier 1 - 0-8 units annual average	65.00
Tier 2 - 9-40 units annual average	120.00
Tier 3 - 41 + units annual average	240.00
Upper Zone Surcharge -Meadows (\$/mo.)	7.00
Commercial Tier 1: 0-40 units (\$/hcf)	3.00
Commercial Tier 2: 41 + units (\$/hcf)	2.65
Upper Zone Variable Surcharge (\$/hcf)	1.00

The average consumption will be calculated based upon the previous calendar year's data and can be recalculated no more frequently than once a year. If tenants or ownership changes and the water consumption changes within the first 6 months of occupancy, re-averaging can be completed more frequently as the General Manager deems necessary.

Table 6. Conceptual **Residential and Commercial** Sewer Rates

Description	Rate/mo.
Base Rate - per ERU (\$/mo.)	43.00
Residential Consumption per unit (\$/mo.)	1.00
Commercial Consumption per unit (\$/hcf) Times the consumption strength factor	3.50

Attached is the table of WASTEWATER EQUIVALENT RESIDENTIAL UNIT (ERU) DETERMINATION that explains how ERUs are calculated and the consumption strength multiplier (CSM) for each type of establishment. As part of the Cost of Service Analysis document that will be prepared, staff recommends that a table of every commercial sewer account be prepared showing the ERU and CSM for each account. ERUs will initially be calculated utilizing the past 12 months of consumption records. Single family residential is one ERU and a CSM of 1.0.

Examples

Residential Customer; Downtown, uses an average of 7 units per month

Table 7. Existing Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.) - average	34.99
Sewer Consumption \$2.90/unit (\$/mo.)	20.30
Water Base Rate - ¾" meter (\$/mo.)	60.22
Water Consumption Tier 1: 0-5 units; \$0.70/unit x 5 units	3.50
Water Consumption Tier 2: 6 + units; \$3.85/unit x 2 units	7.70
Total Monthly Bill	126.71

Table 8. Proposed Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.) x 1 ERU	43.00
Sewer Consumption \$1.00/unit (\$/mo.) x 7 units	7.00
Water Base Rate - Residential (\$/mo.)	65.00
Water Consumption Rate 0-8 units; \$0.00/unit x 7 units	0.00
Total Monthly Bill	115.00

Difference: (\$11.71) (9.24%)

Commercial Office Customer; Downtown, 1.0 CSM uses an average of 7 units per month

Table 9. Existing Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.)	34.99
Sewer Consumption \$2.13/unit (\$/mo.) x 7 units	14.91
Water Base Rate - ¾" meter (\$/mo.)	60.22
Water Consumption, \$2.67/unit x 7 units	18.69
Total Monthly Bill	128.81

Table 10. Proposed Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.) x 1 ERU	43.00
Sewer Consumption \$3.50/unit (\$/mo.) x 1.0 CSM x 7 units	24.50
Water Base Rate - Tier 1 (\$/mo.)	65.00
Water Consumption Rate 0-40 units, \$3.00/unit x 7 units	21.00
Total Monthly Bill	153.50

Difference: \$24.69 19.17%

Commercial Hotel; Downtown, 1.2 CSM uses an average of 100 units per month (12.5 ERU)

Table 11. Existing Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.)	481.50
Sewer Consumption, \$ 2.66/unit (\$/mo.) x 100 units	266.00
Water Base Rate - 2" meter (\$/mo.)	361.30
Water Consumption, \$2.67/unit x 100 units	267.00
Total Monthly Bill	1,375.80

Table 12. Proposed Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.) x 12.5 ERU	537.50
Sewer Consumption \$3.50/unit (\$/mo.) x 1.2 CSM x 100 units	420.00
Water Base Rate - Tier 3 (\$/mo.)	240.00
Water Consumption Rate 0-40 units, \$3.00/unit x 40 units	120.00
Water Consumption Rate 41 + units, \$2.65/unit x 60 units	159.00
Total Monthly Bill	1,476.50

Difference: \$100.70 7.32%

Commercial Restaurant; Downtown, 1.4 CSM uses an average of 25 units per month (2.6 ERU)

Table 13. Existing Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.)	120.37
Sewer Consumption, \$ 5.31 per unit (\$/mo.) x 25 units	132.75
Water Base Rate - 1" meter (\$/mo.)	120.43
Water Consumption, \$2.67/unit x 25 units	66.75
Total Monthly Bill	440.30

Table 14. Proposed Rates:

Description	Rate/mo.
Sewer Base Rate (\$/mo.) x 2.6 ERU	111.80
Sewer Consumption \$3.50/unit (\$/mo.) x 1.4 CSM x 25 units	122.50
Water Base Rate - Tier 2 (\$/mo.)	120.00
Water Consumption Rate 0-40 units, \$3.00/unit x 25 units	75.00
Total Monthly Bill	429.30

Difference: (\$11.00) (2.50%)

RECOMMENDATIONS FOR BOARD ACTION

1. Authorize preparation of a Cost of Service Analysis document consistent with AWWA's "M54 Developing Rates for Small Systems" for water fees and "Financing and Charges for Wastewater Systems, WEF Manual of Practice No. 27" for sewer fees. This document will meet the requirements of Article XIII D, section 6 of the California Constitution to
 - (a) Identify the parcels upon which a fee or charge is proposed for imposition
 - (b) Calculate the amount of the fee proposed to be imposed on each parcel
2. Adopt Resolution 2019-01 "APPROVAL OF GUIDELINES FOR THE SUBMISSION AND TABULATION OF PROTESTS IN CONNECTION WITH RATE HEARINGS CONDUCTED PURSUANT TO ARTICLE XIID, SECTION 6 OF THE CALIFORNIA CONSTITUTION"
3. Authorize proceeding with Prop 218 process for rate adoption.

ATTACHMENTS

Resolution 2019-01
DRAFT ERU and CSM Table



GARBERVILLE SANITARY DISTRICT

P.O. BOX 211 • GARBERVILLE, CA 95542 • (707) 923-9566

RESOLUTION NO. 19-001

APPROVAL OF GUIDELINES FOR THE SUBMISSION AND TABULATION OF PROTESTS IN CONNECTION WITH RATE HEARINGS CONDUCTED PURSUANT TO ARTICLE XIID, SECTION 6 OF THE CALIFORNIA CONSTITUTION

WHEREAS, Article XIID, Section 6 of the California Constitution requires the Board of Directors to consider written protests to certain proposed increases to utility charges; and

WHEREAS, this constitutional provision does not offer specific guidance as to who may submit protests, how written protests are to be submitted, or how the District is to tabulate protests.

WHEREAS, upon adoption of this resolution, any and all resolutions, or rules or regulations of this District in conflict with it, shall be repealed and shall have no further force or effect. This resolution supersedes all prior resolutions of the District to the extent that such resolutions established guidelines for the submission and tabulation of protests in connection with rate hearings conducted by the District pursuant to Article XIID, Section 6 of the California Constitution.

IT IS, THEREFORE, RESOLVED by the Board of Directors of the Garberville Sanitary District that when notice of a public hearing with respect to the adoption or increase of Wastewater or Water charges has been given by the District pursuant to Article XIID, Section 6(a) of the California Constitution, the following shall apply:

SECTION 1: Definitions.

Unless the context plainly indicates another meaning was intended, the following definitions shall apply in construction of these guidelines.

- A. "Parcel" means a County Assessor's parcel the owner or occupant of which is subject to the proposed charge that is the subject of the hearing.
- B. "Record customer" and "customer of record" mean the person or persons whose name or names appear on the District records as the person who has contracted for, or is obligated to pay for, utility services to a particular utility account.

- C. "Record owner" or "parcel owner" means the person or persons whose name or names appear on the County Assessor's latest equalized assessment roll as the owner of a parcel.
- D. A "fee protest proceeding" is not an election, but the District Clerk will maintain the confidentiality of protests as provided below and will maintain the security and integrity of protests at all times.

SECTION 2: Notice Delivery.

Notice of proposed rates and public hearing shall be as follows:

- A. The District shall give notice of proposed charges via U.S. mail to all record owners and customers of record served by the District.
- B. The District will post the notice of proposed charges and public hearing at its official posting sites.

SECTION 3: Protest Submittal.

- A. Any record owner or customer of record who is subject to the proposed utility charge that is the subject of the hearing may submit a written protest to the District Clerk, by:
 - (i) Delivery to the District Clerk's Office at 919 Redwood Drive, Garberville, CA 95542 during published business hours, or
 - (ii) Mail to District Clerk at P.O. Box 211, Garberville, CA 95542, or
 - (iii) Personally submitting the protest at the public hearing.
- B. Protests must be received by the end of the public hearing, including those mailed to the District. No postmarks will be accepted; therefore, any protest not physically received by the close of the hearing, whether or not mailed prior to the hearing, shall not be counted.
- C. Because an original signature is required, emailed, faxed and photocopied protests shall not be counted.
- D. Although oral comments at the public hearing will not qualify as a formal protest, unless accompanied by a written protest, the Board of Directors; welcomes input from the community during the public hearing on the proposed charges.

SECTION 4: Protest Requirements.

- A. A written protest must include:
 - (i) A statement that it is a protest against the proposed charge that is the subject of the hearing.
 - (ii) Name of the record owner or customer of record who is submitting the protest;

- (iii) Identification of assessor's parcel number, street address, or utility account number of the parcel with respect to which the protest is made;
- (iv) Original signature and legibly printed name of the record owner or customer of record who is submitting the protest.

B. Protests shall not be counted if any of the required elements (i thru iv) outlined in the preceding subsection "A." are omitted.

SECTION 5: Protest Withdrawal.

Any person who submits a protest may withdraw it by submitting to the District Clerk a written request that the protest be withdrawn. The withdrawal of a protest shall contain sufficient information to identify the affected parcel and the name of the record owner or customer of record who submitted both the protest and the request that it be withdrawn.

SECTION 6: Multiple Record Owners or Customers of Record.

- A. Each record owner or customer of record of a parcel served by the District may submit a protest. This includes instances where:
- (i) A parcel is owned by more than one record owner or more than one name appears on the District's records as the customer of record for a parcel, or
 - (ii) A customer of record is not the record owner, or
 - (iii) A parcel includes more than one record customer, or
 - (iv) Multiple parcels are served via a single utility account, as master-metered multiple family residential units.
- B. Only one protest will be counted per parcel or account as provided by Government Code Section 53755(b).

SECTION 7: Transparency, Confidentiality, and Disclosure.

- A. To ensure transparency and accountability in the fee protest tabulation while protecting the privacy rights of record owners and customers of record, protests will be maintained in confidence until tabulation begins following the public hearing.
- B. Once a protest is opened during the tabulation, it becomes a disclosable public record, as required by state law and will be maintained in District files for two years.

SECTION 8: District Clerk.

The District Clerk shall not accept as valid any protest if he or she determines that any of the following is true:

- A. The protest does not state its opposition to the proposed charges.
- B. The protest does not name the record owner or record customer of the parcel identified in the protest as of the date of the public hearing.
- C. The protest does not identify a parcel served by the District that is subject to the proposed charge.
- D. The protest does not bear an original signature of the named record owner of, or record customer with respect to, the parcel identified on the protest. Whether a signature is valid shall be entrusted to the reasonable judgment of the District Clerk, who may consult signatures on file with the County Elections Official.
- E. The protest was altered in a way that raises a fair question as to whether the protest actually expresses the intent of a record owner or a customer of record to protest the charges.
- F. The protest was not received by the District Clerk before the close of the public hearing on the proposed charges.
- G. A request to withdraw the protest was received prior to the close of the public hearing on the proposed charges.

SECTION 9: District Clerk's Decisions Final.

The District Clerk's decision that a protest is not valid shall constitute a final action of the District and shall not be subject to any internal appeal.

SECTION 10: Majority Protest.

- A. A majority protest exists if written protests are timely submitted and not withdrawn by the record owners of, or customers of record with respect to, a majority (50% plus one) of the parcels subject to the proposed charge.
- B. While the District may inform the public of the number of parcels served by the District when a notice of proposed rates is mailed, the number of parcels with active customer accounts served by the District on the date of the hearing shall control in determining whether a majority protest exists.

SECTION 11: Tabulation of Protests.

At the conclusion of the public hearing, the District Clerk shall tabulate all protests received, including those received during the public hearing, and shall report the result to the Board of Directors. If the number of protests received is insufficient to constitute a majority protest, the District Clerk may determine the absence of a majority protest without validating the protests received, but may instead deem them all valid without further examination. Further, if the number of protests received is obviously substantially fewer than the number required to constitute a majority protest, the

District Clerk may determine the absence of a majority protest without opening the envelopes in which protests are returned.

SECTION 12: Report of Tabulation.

If at the conclusion of the public hearing, the District Clerk determines that he or she will require additional time to tabulate the protests, he or she shall so advise the Board of Directors, which may adjourn the meeting to allow the tabulation to be completed on another day or days. If so, the Board of Directors shall declare the time and place of tabulation, which shall be conducted in a place where interested members of the public may observe the tabulation, and the Board of Directors shall declare the time at which the meeting shall be resumed to receive and act on the tabulation report of the District Clerk.

SECTION 13: This resolution will become effective immediately upon adoption.

Passed and adopted by the Garberville Sanitary District's Board of Directors on January 29, 2019 during a regular business meeting, by the following vote:

AYES: Directors _____

NOES: Directors _____

EXCUSED: Directors _____

_____, Chairperson

ATTEST:

_____,
Ralph Emerson
Clerk of Board of Directors

WASTEWATER EQUIVALENT RESIDENTIAL UNIT DETERMINATION

Information presented below is subject to revision based upon passage, revision or amendment to any applicable GSD ordinance or resolution. The District will, by ordinance or resolution, specify the current wastewater capital charge per Equivalent Residential Unit (E.R.U.) and the wastewater base rate monthly charge per ERU. For the purpose of calculating and imposing the wastewater capital charge, and for the purpose of calculating the consumption charge for commercial wastewater service, the ERU factor and consumption strength factor for any particular connection shall be calculated and imposed in the following manner:

Establishment	Unit	ERU Factor	Consumption Strength Multiplier
Single Family Residence (includes manufactured homes and mobile homes that are on private lots)	Per Dwelling Unit	1.000	N/A
Multifamily - (0-2 bedrooms per unit) Multifamily - (3 or more bedrooms per unit)	Per Individual Living Unit	0.800 1.000	1.0
Apartments, Condominiums, or accessory units without separate meters	Per Individual Living Unit	0.800	1.0
Mobile home and trailer parks (Any accessory facilities such as laundry, dining, residences, etc. shall be considered separately in addition to trailer spaces as per this table.)			
Mobile home or trailer park	Space	0.500	1.0
Recreational Vehicle Park (occupied or not)	Space	0.500	1.4
Hotel, Motel, lodging house, boarding house, or other multiple dwelling designed for sleeping accommodations for one or more individuals (not including food service, dining, meeting rooms, or laundries for boarder's use)			
Without Cooking Facilities (can include in room fridge)	Room	0.600	1.2
With Cooking Facilities (i.e. stove, microwave, and refrigerator)	Room	1.000	1.4
Churches, theaters, and Auditoriums (does not include office spaces, school rooms, day care facilities, food prep areas, etc.) See other sections in table to add for those uses.	Seat	0.017	1.0
Barber/Beauty Salon	Opr. Station	0.300	2.0
Theater	Per Seat	0.010	1.0
Theater (Dinner)	Per Seat	0.067	1.4

Establishment	Unit	Factor	Consumption Strength Multiplier
Food Service: Base plus add for: Restaurant/Cafeteria Restaurant (24 hours) Restaurant ("fast food") Bar/Cocktail Lounge	Base Seat Seat Seat Seat	2.500 0.011 0.167 0.050 0.067	1.4
Industrial Building (not including food service; not including industrial waste flows): Without Showers With Showers	Employee Employee	0.050 0.117	1.0
Laundry/Self-Service	Per Machine	1.333	2.0
Office Building (add food service and retail space)	First 1,000 Sq Ft Each addit. 1,000 sq. ft.	1.000 0.500	1.0
Dentist Office	Per Dentist Per Wet Chair	0.833 0.667	1.4
Doctor Office	Per Doctor	0.833	1.4
Veterinarian Office	Per Veterinarian Per Operating Room	0.833 0.667	1.4
Hospital	Per Bed	0.833	1.4
Nursing Home, extended care facilities, other similar uses	Per Bed	0.500	1.4
Warehouse space excluding office space, etc.	Per 1,000 sq. ft.	0.334	1.0
Meeting and/or Banquet Rooms (total sq. ft./15 sq. ft./person x .017 x # of seats)	Per Seat	0.017	1.0
Grocery Store with Deli	Per 1,000 sq. ft.	1.000	1.4
Town Square Vendors	Per Trailer?	1.000	1.4
Bowling Alley	Lane	0.333	1.4
Automotive Repair & Maintenance	Per Bay	0.250	2.0
Service Station Add: Add:	Per Bay Per Wash Bay Per Toilet Room	1.000 3.200 1.000	2.0
Retail Store with Self Service Gas Pumps & Restroom	Per Restroom	1.000	1.4
Convenience Store without Gas Pump or Restrooms With Restrooms	Per 1,000 sq. ft. Per Toilet Room	1.000 1.000	1.0 1.4

Establishment	Unit	Factor	Consumption Strength Multiplier
Retail Store without Restrooms	Per 1,000 sq. ft.	1.000	1.0
With Restrooms	Per Toilet Room	1.000	1.4
Cannibas	Dependent upon Specific Use		2.0
Schools, Middle & High	Per Student	0.050	1.4
Schools, Elementary & Nursery including day care facilities	Per Student	0.025	1.4

GENERAL NOTES

1. ONE (1) equivalent residential unit (ERU) shall, for the purposes of this Section, have an assigned value of 1.000. One (1) ERU is hereby established and determined to be equal to a flow of **two hundred (200) gallons per day (GPD)**. The "total equivalent residential unit value" for an establishment shall be calculated by multiplying the ERU factor listed above times the number of units. A developer may request a calculation in lieu of selecting directly from the list. The District may at its discretion require additional information as it deems necessary to support any calculations provided.

2. The General Manager shall be responsible for determining the number of equivalent residential units for various building, structures or uses in accordance with the provisions of this section. For proposed new construction, the General Manager shall review the building plans and ascertain the use of the proposed structure and then determine the number of equivalent dwelling units required by an application of the tables listed above. For an existing structure and use, the General Manager shall apply this table to that structure and use. For the alteration, remodeling or expansion of an existing structure or use, the General Manager shall determine the number of equivalent dwelling units being used by the existing structure or use by applying this section. The General Manager shall then determine, in the same manner as new construction, the number of equivalent dwelling units required after completion of the alteration, remodeling or expansion. The equivalent dwelling units in such cases shall be the amount of the increase in such units, if any. The general manager's determinations under this section may be appealed to the board of directors, whose decision shall be final.

3. During initial implementation of this ordinance, the General Manager shall use historical data on actual flows for each commercial customer to determine the initial ERU calculation. Each commercial customer shall be informed of the ERU determined for their property and shall be provided with this table. Each customer may choose to provide to the General Manager data sufficient to recalculate the appropriate ERU for their property. If no data is supplied, then the account will be billed based upon the initial ERU until such time as there is sufficient data to revise the initial ERU calculation.

4. In no event shall the total ERU for any separate establishment be less than 1.000.

5. The Strength Consumption Factor shall be used by multiplying by the commercial sewer unit price to determine the monthly sewer consumption rate.

Example: (Unit price) X (Consumption Strength Multiplier) X (Units Consumed) = Monthly Charge
 \$5.00 X 1.4 X 15 = \$105



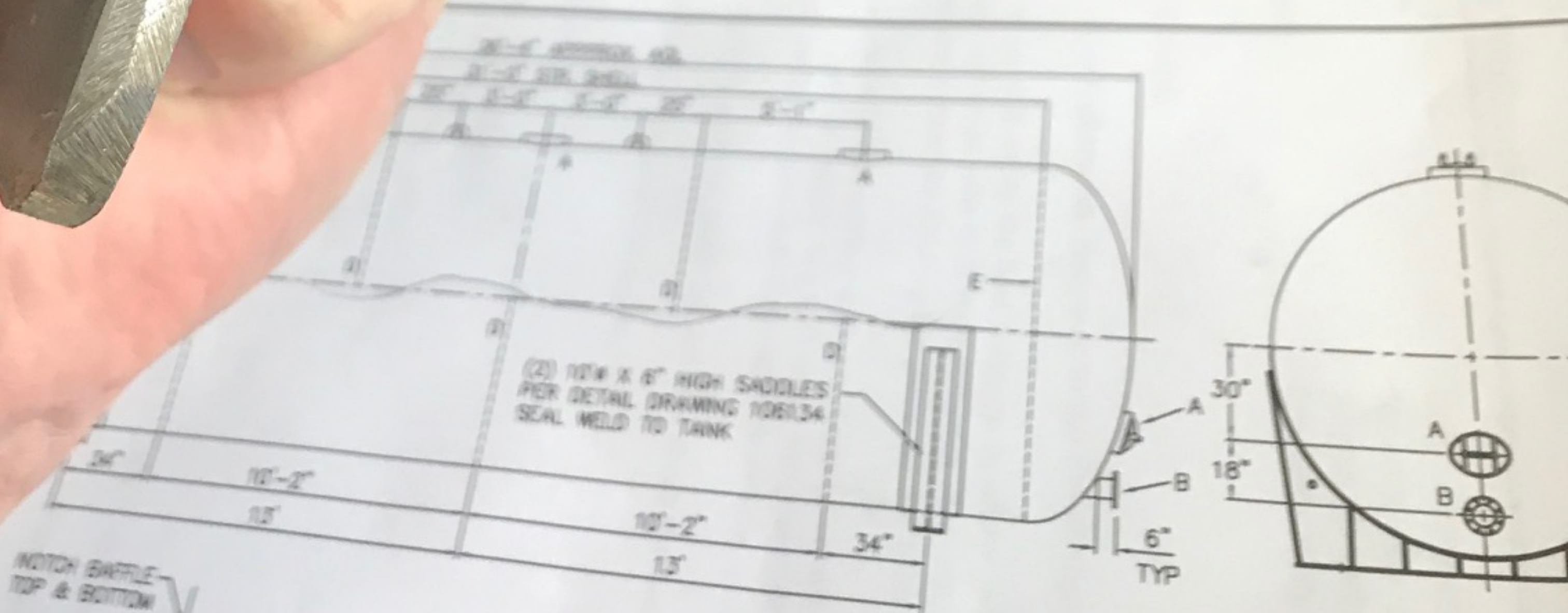
(2) 1/2" x 6" HIGH SADDLES
PER DETAIL DRAWING 106134
SEAL WELD TO TANK

NOTCH ENRILE
TOP & BOTTOM

6" TYP



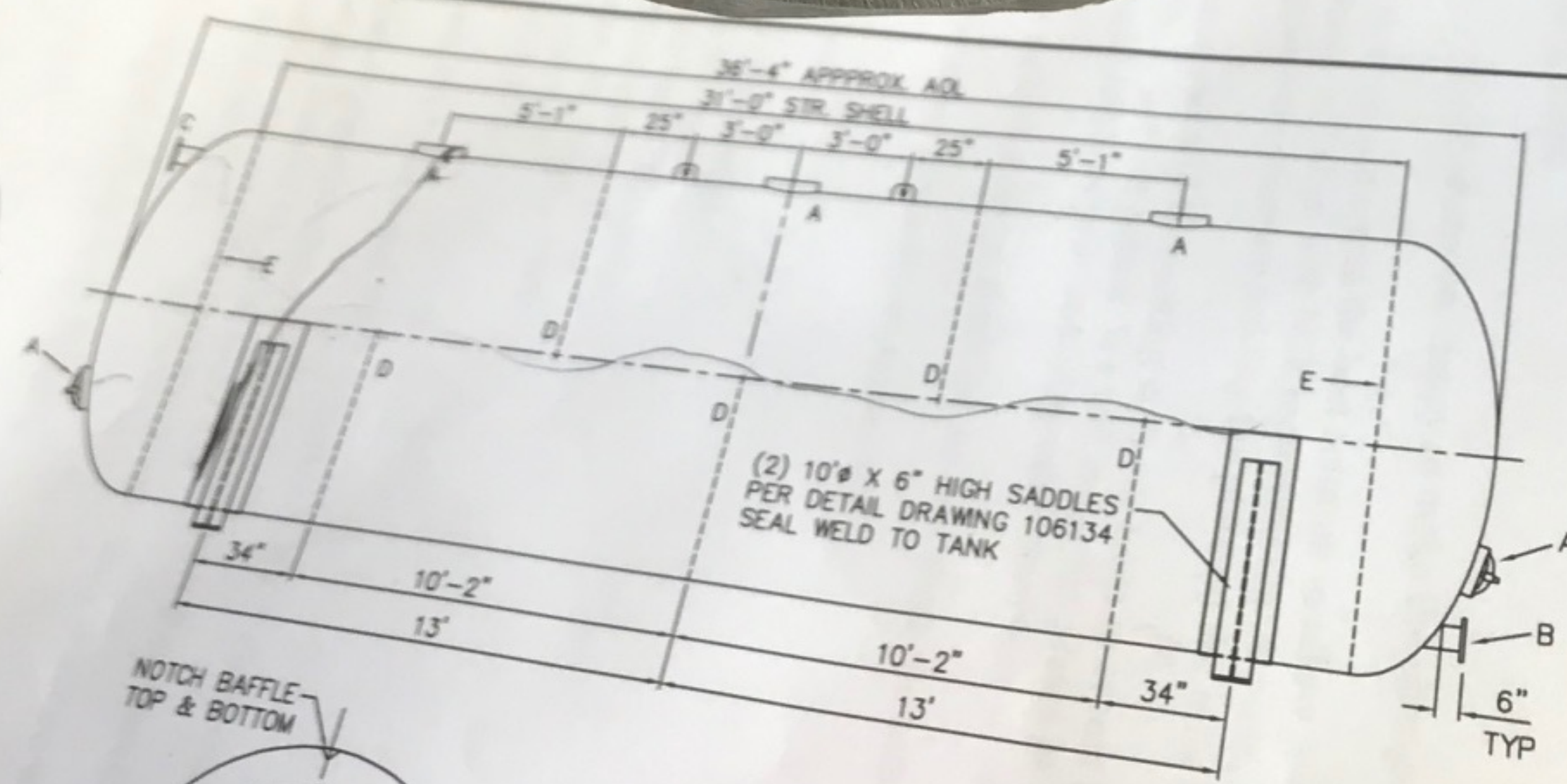
AT-A-G
MON
PLA
12 MS





AT-A-G
MON
PLA
12 MO

GROUNDING LUG
WITH 1/2" HOLE



(2) 10" X 6" HIGH SADDLES
PER DETAIL DRAWING 106134
SEAL WELD TO TANK

NOTCH BAFFLE
TOP & BOTTOM



DESIGN DATA

Capacity	20,000 GALLON
Orientation	HORIZONTAL PRESSURE VESSEL
Working Pres.	125 PSIG @ 140 °F
Internal W.P.	125 PSIG @ 140 °F
Design Temp.	-20° F @ 125 PSIG
Design Pressure	125 PSIG

NOTE: ALL RIGHTS RESERVED
DRAWING MUST NOT BE REPRODUCED
IN ANY FORM WITHOUT THE WRITTEN
PERMISSION OF HIGHLAND TANKS
HIGHLAND TANKS SHALL BE RESPONSIBLE
ONLY FOR ITEMS INDICATED IN THIS
FABRICATION DRAWING UNLESS
OTHERWISE NOTED. CUSTOMER IS RESPONSIBLE
FOR VERIFYING CORRECTNESS OF
DIMENSIONS AND LOCATION OF FITTINGS.

3" HOLES - 5



Garberville Sanitary District
PO Box 211
919 Redwood Dr.
Garberville, CA. 95542
Office(707)923-9566 Fax(707)923-3130

PROJECT—REPAIRS--UPDATE 2018-2019

We started off the 2018-2019 budget with several smaller projects along with completion of the chlorine contact chamber. I wanted to give you an update which was discussed during the budget update but this will give you a more detailed description of the work done and why it was done.

1. The chlorine contact chamber was our priority project which has been installed and providing safe potable water. We have been reimbursed 100% on this project which I cant thank Jennie, Mary and SDRMA for providing the documents needed to be reimbursed for all costs incurred by GSD.
2. We were able to connect our backup 10,000 gallon tank to a valved manifold system at the Wallen Road tank site. This allows us to have backup storage as well as providing a tank for the future when it will be required to install a new welded steel tank or bolted steel tank.
3. We replaced another part of the failing water and sewer main line on Maple Lane which was leaching out of the ground. We did not expect to replace the water line but after trenching for the sewer line began, we realized that the water line was also failing in multiple places. We have another section of sewer main to replace but it will not be on the priority list until we identify leaks.
4. We had John Neil work to make a water manifold with valves on Arthur Road and Wallen Road. We wanted this tie in made because there are two pipes in parallel with one going to the Wallen Road water tank and one going to the Robinson tank above Arthur Road. We wanted to be able to use either pipe to fill both tanks and provide a distribution alternative but we infringed so deeply into the road, I had them stop for now.
5. Repairs to the Locust Street water leak at Town Square which Brett VanMeter repaired with his equipment
6. We replaced and upgraded the flow measuring device at the headworks and upgraded our chemical feed pumps for the water treatment plant.

Ralph Emerson