



STEERING COMMITTEE

Agenda Report

Administration Building
10844 Ellis Avenue
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File #: 2022-2659

Agenda Date: 12/15/2022

Agenda Item No: 2.

FROM: James D. Herberg, General Manager
Originator: Kathy Millea, Director of Engineering

SUBJECT:

GRANT OF EASEMENT TO SOUTHERN CALIFORNIA EDISON

GENERAL MANAGER'S RECOMMENDATION

RECOMMENDATION: Recommend to the Board of Directors to:

Authorize the Orange County Sanitation District to grant an easement to Southern California Edison (Document ID. TD1820057) for purposes of installation of underground electrical lines for the construction of the new pedestrian bridge to the Headquarters Complex at the corner of Ellis Avenue and Bandilier Circle in the City of Fountain Valley, APN No. 156-181-02, in a form approved by General Counsel.

BACKGROUND

Project P1-128A, Headquarters Complex at Plant No. 1, is constructing a new headquarters building across the street from Orange County Sanitation District (OC San) Plant No. 1. The new building includes a new bridge to provide pedestrian access between the new headquarters and Plant No. 1. The construction of this bridge requires Southern California Edison (SCE) electrical lines to be relocated from overhead utility poles to underground conduits. This work will be performed by SCE under the terms of the Facilities Relocation Agreement between the two agencies that was previously approved by OC San's Board of Directors. OC San staff worked with SCE to determine the best option for routing the conduits underground and determined that although the conduit would be located along Ellis Avenue, a portion of a utility vault used to access these utilities will extend onto OC San's property by about three feet. This utility vault will be outside the OC San perimeter wall on Ellis Avenue across from the intersection of Bandilier Circle. The new underground lines require an easement to allow for SCE to access and maintain their utilities.

RELEVANT STANDARDS

- Maintain collaborative and cooperative relationships with regulators, stakeholders, and neighboring communities
- Operate and maintain facilities to minimize impacts on surrounding communities, including odor, noise, and lighting

PROBLEM

SCE must relocate their electrical lines underground in order for the new headquarters pedestrian bridge to be constructed. There is inadequate space in the public right-of-way to transition the SCE electrical lines from overhead to underground without using OC San property. SCE cannot utilize OC San property without an easement.

PROPOSED SOLUTION

Grant an easement to SCE to relocate the electrical lines underground.

TIMING CONCERNS

The electrical lines must be relocated before the new headquarters pedestrian bridge can be constructed. An easement must be granted as soon as possible to allow SCE to complete the relocation and avoid construction delays on the new headquarters building.

RAMIFICATIONS OF NOT TAKING ACTION

Completion of the new headquarters could be delayed.

PRIOR COMMITTEE/BOARD ACTIONS

January 2022 - Approved and authorized the General Manager to execute a Facilities Relocation Agreement with Southern California Edison Company for Headquarters Complex at Plant No. 1, Project No. P1-128A, for an amount not to exceed \$310,000; and approved a contingency of \$31,000 (10%).

ADDITIONAL INFORMATION

N/A

CEQA

N/A

FINANCIAL CONSIDERATIONS

N/A

ATTACHMENT

The following attachment(s) may be viewed on-line at the OC San website (www.ocsan.gov) with the complete agenda package:

- Easement
- Facilities Relocation Agreement (Executed)