

Project Status Report

February 7, 2012

Active Projects

	Project	Narrative	Estimated schedule (if available)
1	Atherton Drive Gap Closure – Main Street to Van Ryn	This project will complete Atherton Drive between South Main Street and Van Ryn Road, using Federal funds and Public Facilities Implementation (PFIP) funds.	<p>August 16, 2010: Environmental clearance Caltrans obtained.</p> <p>September 2, 2010: Federal authorization (E-76) obtained.</p> <p>May 3, 2011: Construction contract awarded.</p> <p>Sixty-day notification letters regarding access of temporary construction easements sent to property owners.</p> <p>September 1, 2011: Construction to begin.</p> <p><i>Relocation of SSJID irrigation line complete. Waiting for escrow to close on properties so PG&E can begin pole relocation.</i></p>
2	Austin Road Water Main – Phase 2	Project to install a 24-inch pipe in Austin Road from Yosemite Avenue to Moffat Boulevard, to convey surface water to southeast Manteca.	<p>Design 50% complete.</p> <p>Coordinating with Caltrans on the 24-inch water pipe crossing at Highway 99.</p> <p>March 2012: Design to be completed.</p> <p>May 2012: Solicit bids for construction.</p>
3	CenterPoint (Northwest Airport Way Master Plan)	Industrial project featuring 190 acres of development into an intermodal center with light industrial, warehouse, office and commercial uses. Master Plan for full 300 acres has been completed.	<p>December 10, 2010: LAFCo approves annexation.</p> <p>January 2011: Protest hearing held by LAFCo.</p> <p>March 2011: No written protest submitted. LAFCo adopts Resolution to authorize filing of Notice of Completion with State Board. Waiting for CenterPoint to meet its conditions of approval prior to final annexation as well as signing the Development Agreement.</p>

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4	Corporation Yard Consolidation	Acquire land adjacent to the current City Corporation Yard, construct new shops and operations buildings to allow the Building Maintenance, Water and Parks maintenance operations to relocate and consolidate.	<i>Construction of the Animal Control facility is complete, with final acceptance scheduled for the February 7 City Council meeting. The Vehicle Maintenance Shop slab has been poured and steelwork should begin the week of January 17. This project is on schedule for completion this summer. 30% design and bid documents for the Water Shop and Administration Building are nearing completion. MetroPCS is finalizing the antenna tower design, complete with a lighted flagpole. The financing plan and schedule for the project are under review due to the loss of RDA funds, and the overall completion date of December 2012 will likely be extended.</i>
5	Library Park Murals	City is working with the Manteca Mural Society on four murals depicting the history of Manteca, and a larger mural depicting Manteca's baseball history.	<i>April 2012 – Estimated completion date.</i>
6	Lincoln Park Parking Lot Rehabilitation	This project involves removing the existing asphalt paving, installing a new storm drain pump station and constructing a new parking lot. Project construction will start and finish during the late fall and winter months to minimize impacts to the public.	Council awarded construction contract to A.M. Stephens Construction Company. December 2011: Construction to begin. <i>Construction of the curb, gutter and sidewalks is complete. First lift of asphalt has been placed.</i> <i>March 2012: Construction to be complete.</i>

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7	Louise Avenue Water Main Project	Installation of a 12-inch water pipeline on Louise Avenue from Austin Road to approximately Pestana Avenue, to complete a water loop in the City's water distribution system.	County Encroachment Permit obtained. Design is 100% complete. October 4, 2011: Council to authorize call for bids. Bid Opening: November 3, 2011 Apparent Low Bidder: Carl Crutchfield Construction, Inc. Award Contract: 12/6/11
8	Multimodal Station/ Transit Plan	Design/Build phase of the Multimodal Station on Moffat Boulevard.	August 2011: 30% design is complete. September 2011: Release Request for Proposals for Design/Build contract. January 2012: Contract awarded to Diede Construction for final design and construction. June 2012: Groundbreaking April 2013: Anticipated completion.
9	North Sewer Trunk Links 51/52/53/ 90/91	Installation of a 54-inch sewer pipeline from the WQCF to Airport Way. Design was 95% complete, but changes in development activity caused staff to assess other pipeline alignments to confirm the most cost-effective route. Staff has held discussions with several property owners to assess willingness to provide right-of-way.	No estimated schedule for completion. Staff is continuing to discuss right-of-way issues with affected property owners.
10	PFF/PFIP Update	Conversion of PFIP (Public Facilities Implementation Plan) to PFF (Public Facilities Fee). Meet with development representatives to review the various components.	Consultant underway with developing PFF water, sewer and storm documents. Draft PFF sewer document expected by January 31.
11	Promenade Shops/Outlets	The Promenade Shops at Orchard Valley continues to be developed.	Bass Pro Shops, Best Buy, JC Penney, Theater, Red Robin, Hampton Inn & Suites, Matsu Sushi, Subway, Vans and Guess open. Remaining outlet building west of Best Buy yet to be constructed.

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12	Stadium Center	The Stadium Center shopping center at Highway 120 and Airport Way continues to plan for undeveloped pad sites. Revisions to the previously approved Site Plan for Phase 3 (Stadium Square), east of Airport Way, south of Daniels Street, to accommodate two new fast-food restaurants and possibly a drug store.	March 2010: Dress Barn opens. April 2010: JoAnn's Fabrics opens. GameStop opened between Jamba Juice and Starbuck's. Chilaberries frozen yogurt also opened between Round Table Pizza and Subway Sandwiches. October 4, 2011: Stadium Square development site plan modification, use permit and parcel map public hearing with the City Council. Approved.
13	State Route 99 Widening	This project involves widening State Route 99 from Highway 120 to Arch Road, by adding two additional lanes within the existing median. Interchange modifications are also proposed for the Main Street/Lathrop Road interchange.	Spring 2010: Environmental review completed. Summer 2011: Interior widening construction to begin. Summer 2012: Right-of-Way certification and acquisition to be completed, and interchange construction contract to be awarded.
14	Standby Generator Improvements Project	Improvements include installation of standby generators at Surface Water Turnouts M2 and M3, and installation of sound attenuating enclosures for standby generators at Wells 24 and 25.	Sept 8, 2011: Bid opening. Oct 4, 2011: Award contract Cabar Electrical. Contract documents sent to Cabar Electric for signature. Jan. 2012: Issue Notice to Proceed. April 2012: Project to be completed.
15	Storm Drain Master Plan Update	Update the City's storm drain master plan to document the 96-hour approach and the dual-use approach with SSJID facilities.	Incorporating comments from development community on second draft. Submit final draft to BIA for review by January 20.
16	Streetlight Retrofit Project – Phase 1	Retrofit of streetlights with high-efficiency lamps in the low-to-moderate income areas of Manteca. Project funded with Federal CDBG-R funds.	December 21, 2010: Council awards contract to Deco Lighting. January 31, 2011: Notice to proceed to be issued. June 2011: First shipment of lights arrives. September 2011: Installation of lights to begin as manpower is available.

	Project	Narrative	Estimated schedule (if available)
17	Streetlight Retrofit Project – Phase 2	Retrofit additional streetlights with high-efficiency lamps throughout Manteca. Project funded with Federal Energy Efficiency funds.	February 17, 2011: Bid opening. March 15, 2011: Contract awarded to Republic ITS. First delivery arrived in July 2011. Additional lights to be delivered as project proceeds.
18	Wastewater Collection System Master Plan Update	Update the City’s wastewater collection system master plan to document reductions to infrastructure sizing.	Working on different sewer conveyance systems in relation to the Lathrop Road/Highway 99 Interchange.
19	Woodward Avenue Utilities & Street Improvements	Previously known as the South Sewer Trunk Project – Links 7/8/9. Project involves installation of a 30- to 36-inch sewer pipeline and a 54-inch storm drainage pipeline in Woodward Avenue from Main Street to Galleria Drive.	This project is linked with the PFF/PFIP Update. May 17, 2011: Council awards construction contract to Floyd Johnston. Staff will finalize development fees and bring them back to Council for approval at a future meeting. Contractor has installed approximately 2,575 feet of 36” pipe and 1,265 feet of 54” pipe.
20	WQCF North-Side Secondary Clarifier Flow Equalization Project	Construction of a junction structure at the end of the north-side aeration basins at the WQCF to equalize flow to the secondary clarifiers. Construction is complete on the 1W line, and the flow equalization concrete structure is almost complete.	May 17: City Council awards construction contract to Conco West. July 6, 2011: Notice to Proceed issued. January, 2012: Final Completion.
21	Wells 12, 15, 22 Blending Project	Installation of 8,000 feet of water line on Union Road and Northgate Drive, creating a network of pipes to convey surface water to the three well sites to comply with revised drinking water standards.	August 2010: Award of construction contract. October 4, 2010: Notice to proceed issued and construction work started. May 2011: Project substantially complete. Contractor still working on punch list. January 2012: Contractor has completed punch list work and project close out can begin.

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22	Yosemite Square	The project includes a General Plan Amendment, Rezone and Tentative Map for the development of approximately 144.3 acres into 17 lots for the future development of 761 residential units and up to 475,675 square feet of business industrial park uses, consistent with the proposed Mater Plan. Project is located east of Highway 99.	Traffic study has been completed and a consultant has been selected for the environmental work. June 23, 2011: Kickoff meeting for environmental work. Staff is currently reviewing Administrative Draft of the environmental document. Staff submitted the Mitigated Negative Declaration to the State Clearing House for the 30-day review. At the close of the public comment period on December 5 th , staff will schedule the project for Planning Commission and City Council hearings.
23	Union Road/ UPRR Grade Crossing Safety Improvement Project	Improve safety at the Union Road / Union Pacific Railroad Grade Crossing by extending the north and south medians by 50-feet, and install detectable warning (tactile strips) on the sidewalk approaches.	Approve Agreement with Caltrans: July 5, 2011 Design is 50% complete. January 17, 2012: Council to authorize call for bids.
24	Wells 13, 19 & 21 Central Treatment Landscaping Project	Installation of landscaping around the exterior of the water treatment facility in order to screen back the facility's equipment.	Design is 100% complete. October 4, 2011: Council to authorize a call for bids. Bid Opening: November 3, 2011 Apparent Low Bidder: Grover Landscape. Award Contract: 12/6/11

Pending Projects

	Project	Narrative	Estimated schedule (if available)
25	Austin Road Business Industrial Park and Residential Community	Proposed mixed-use development of a national distribution center, to include an industrial park of between 100 and 200 acres. Staff is coordinating infrastructure and entitlements. The project area is officially within the jurisdiction of the City of Manteca. The Austin Road Business Park and Residential Community Master Plan was approved by the City Council, as well as certification of the Final EIR.	Project moved to "Pending Projects" section, since no specific time frame is available for development of the project.
26	Austin Road Interchange Project	Planning and engineering required to obtain funding for a future interchange at Austin Road at Highway 99.	Project on hold pending identification of funding.
27	Dog Park	Preliminary planning and research has been completed. Report prepared by Recreation and Parks Commission and presented to Council on May 19, 2009.	<p>March 26, 2009: Recreation and Parks Commission meeting to solicit public input.</p> <p>May 19, 2009: Recommendation forwarded from Recreation and Parks Commission to City Council to consider dog park funding in the 2009-10 budget cycle based upon preliminary design and projected costs.</p> <p>July 7, 2009: Council defers action on dog park, until sufficient funds are available for both construction and annual maintenance.</p>
28	East Yosemite Avenue Sidewalk Improvements	Addition of 5 feet of sidewalk along north side of East Yosemite Avenue between Spreckels/Cottage and Powers. First phase included initial 5 feet of sidewalk along newly widened street. Phase 2 to expand the sidewalk another 3 feet to the north and provide street trees.	<p>September 2008: Phase 1 (initial 5' sidewalk) complete.</p> <p>Phase 2: Staff acquiring necessary right-of-way to complete sidewalk and street tree improvements.</p> <p>Project on hold pending identification of funding for project and additional staff.</p>

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29	Fire Station: Union Ranch, Lathrop Road	Construction of a new fire station at 1420 W. Lathrop Road, to serve the Northwest area of Manteca to meet the five-minute response goal for all emergencies. Construction drawings complete; permit ready to be issued.	Construction schedule undetermined, due to lack of available funding.
30	Library Expansion	Manteca Library Advisory Board to continue consideration of library building options and city funding priorities.	Project on hold pending receipt of additional funding. No specific time frame is available for actual development of project.
31	Police/Courts Building	Staff continues to work toward approval of a Police/Superior Court/District Attorney/Public Defender building, on the site purchased by the Redevelopment Agency.	The Redevelopment Agency now owns the site. No specific funding/completion schedule is available at this time.
32	Police Department Relocation to 555 Industrial Park Drive	Purchase agreement approved April 17, 2006. Escrow closed May 11, 2006.	Project on hold while continued feasibility of this site and funding are evaluated.
33	Union Crossing	Proposed commercial center at the southwest quadrant of Union Road and the Highway 120 Bypass. Project would include approximately 47 acres with approximately eight major retailers and space and pads for smaller retailers.	September 2009: EIR presented to Planning Commission. October 20, 2009: Final EIR and all other entitlements approved by City Council. December 2009: LAFCo approves annexation. February 22, 2010: Property officially annexed to the City. No specific construction schedule available.
34	Union/120 Interchange Improvements	Widen the existing overcrossing to provide access to planned development south of SR120. Prepare Project Study Report, project report, environmental documents, plans, specifications and estimates. Working on final right-of-way acquisition and utility relocation issues.	Plans are 65% complete. Project has been suspended until additional funding is identified.

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35	Woodward Park Improvements	<p>Improvements include perimeter walkways, exercise stations, walkway lighting, group picnic shelter and water play feature with the addition of a regulation-style baseball field as funds allow over a three-year period.</p> <p>Water Play Park: Adjustments to schedule based upon review of technical design and approval process of water play feature, including Public Health Department. Design of water play feature is pending due to application of Public Swimming Pool regulations by Health Dept. to zero-depth water play features. State and County Health Department committees currently discussing issues and proposed new regulations. Full application of current swimming pool regulations would at least double cost of water play park feature.</p>	<p>March 2008: Award contract to construct walkways. June 2008: Walkway project complete. Pending: Design of water play park feature. Water Play feature on hold due to stringent and costly Public Health Department regulations. Fiscal Year 2011-12: Construction of picnic shelter and Bridewell parking lot improvements to be completed.</p>

Projects Completed in Last 6 Months

	Project	Narrative	Accomplishments
A	General Plan Circulation Element	Draft Circulation Element and Draft Environmental Impact Report.	April 5, 2011: City Council certifies EIR and approves Circulation Element.
B	Library Park Expansion	This project involved the expansion and improvement of downtown Library Park consistent with the adopted Master Plan.	September 26, 2011: Library Park Expansion dedicated.
C	Moffat Blvd / East Yosemite Avenue Rehabilitation Project		Completed October 18, 2011
C	West Yosemite Prop 1B Rehab Project (Capital Improvement Plan Project No. 09802C)		Completed October 18, 2011
E	Wells 13, 19 & 21 Central Treatment Project - Phase 1 (CIP Project No. 10008C)		Completed December 20, 2011
F	Quail Ridge Park & Giles Memorial Park Playground Renovation Project (CIP Project No. 09102)		Completed December 20, 2011
G	Zoning Ordinance Update		Adopted December 20, 2011.