



MEMORANDUM

TO: Mayor and City Council
FROM: June W. Catalano, City Manager
DATE: December 9, 2010
SUBJECT: **WEEKLY UPDATES**

GENERAL UPDATE

- Hospice Tree of Lights Ceremony – The annual Hospice Tree of Lights Ceremony and Reception will be held on Saturday, December 11th beginning at 5:30 pm in the large Community Room at City Hall. This event is a way of remembering, acknowledging and celebrating the lives of loved ones lost; it also provides an opportunity for family and friends to create a new tradition while remembering a loved one. For more information contact, Diane Kamrin at 944-0900.
- 3rd Annual Spelling Bee – The Foundation for Pleasant Hill Education is holding its 3rd Annual Spelling Bee also on Saturday, December 11th from 9:00 am to 5:00 pm in the Council Chambers at City Hall. Registration is open to grades K through 5 and all proceeds go to benefit Pleasant Hill schools. For more details, go to www.fphe.org.

PUBLIC WORKS AND COMMUNITY DEVELOPMENT

Building Division

- Valley Medical Center (401 Gregory Lane, Suite 136) – Tenant improvement plans have been submitted for review and approval for John Muir Health – Muirlab PSC (lab build-out).
- Pleasant Hill Library (1750 Oak Park Boulevard) – Plans have been submitted for review and approval to install a photovoltaic system on the roof top of the library.
- Pleasant Hill Shopping Center (570 Contra Costa Boulevard) – A permit has been issued for the new In-N-Out Burger restaurant.

Engineering Division

- Boulevard Apartment (2635 Contra Costa Boulevard) – Planning and Engineering staff met with a representative of the Boulevard Apartments to re-open discussions on the purchase of the City-owned property adjacent to their site. Please refer to page 4 for a summary of the meeting.
- Contra Costa Boulevard Signal Timing Modification – In preparation for the upcoming holiday shopping season, staff has monitored and made minor timing modifications along Contra Costa Boulevard near the various shopping centers to better accommodate the expected increase in left-turn traffic volumes into and out of the various driveways. Staff will continue to monitor the traffic flow throughout the City in the upcoming few weeks and make signal timing modifications as needed to accommodate the holiday shopping traffic.
- Pacific Gas and Electric Company (PG&E) Chilpancingo Parkway Electrical Reliability Improvement Project – PG&E has started electrical cable underground replacement along the south side of Chilpancingo Parkway starting at the Old Quarry Road/Chilpancingo Parkway intersection and ending west of Camelback Road. This work will include trenching in the street and sidewalk to place new conduits and electrical service boxes. Staff has increased the “green” time for west-bound traffic, which should help keep vehicles moving through the area, but delays are anticipated due to the construction work. PG&E has until December 20th to work on the street and then stop work until after the New Year. Engineering staff will continue on a daily basis to monitor PG&E work and have them make adjustments as appropriate to minimize the impact to the public. Work is expected to continue into February 2011.
- AT&T Work on Paso Nogal Road – AT&T finished trench and directional bore work to install new facilities and replace an existing 30" x 60" utility box with a 36" x 60" box on Paso Nogal Road, in addition to three 17" x 30" utility boxes on Skander Lane and Duffy Court. AT&T is pulling cables and upgrading utilities at these boxes.
- Encroachment Permits Underway

Private

Advanced Trenchless Sewer – Replace sewer lateral at 78 Del Vista Court

Darrin G. Stanley Engineering – Replace sewer lateral at 1014 Santa Monica Court

Evenflow Plumbing – Replace sewer lateral at 278 Betty Lane

Utilities

Diablo Vista Water System – Repair lateral pipeline on Soule Avenue near
201 Patterson Boulevard

PG&E – Replace anchor to pole at 202 Margie Drive

Maintenance Division

- **PG&E Streetlights** – PG&E recently installed four new streetlights located on Golf Club Road, Old Quarry Road and Oak Park Boulevard. These streetlights were knocked down during vehicle collisions and required new foundations/equipment.
- **Tree Removed** – A City-owned street tree needed to be removed on Contra Costa Boulevard near Woodsworth Lane. The tree had significant decay in the main trunk and was removed due to the potential for failure. A new Tulip tree will be installed in early January as a replacement.

Planning Division

- **Planning Commission**

No meeting scheduled this week.

- **Zoning Administrator**

No meeting scheduled this week.

- **Architectural Review Commission**

No meeting scheduled this week.

- **Code Compliance**

Selected highlights of weekly activity:

Training – Staff attended training for updating the current ACCELA data base system.

Playa Azul – The real estate company currently marketing the Playa Azul restaurant (foreclosed) has been contacted again regarding cleanup of the property, and they have responded accordingly. The property is currently in escrow as it has been sold to a sushi restaurant company.

Temporary Signs – Staff has been working with various businesses to bring them into compliance regarding temporary signage.

Number of Tasks Completed This Week – 46 (includes phone calls, emails, courtesy notices, investigations, site visits, area patrols, internal requests for service, attendance at training sessions and other miscellaneous activities).

- **Miscellaneous**

The Boulevard Apartments (2635 Contra Costa Boulevard) – Staff met with a representative from the management company for the apartment complex pertaining to possible development at the site. Currently, the City owns a portion of land between the apartment building and fronting Contra Costa Boulevard. Previously, the management company explored the possibility of building a gym and office for the apartments and purchasing the City-owned property. Since that time, the property owner has continued to consider other development opportunities for the site, including still purchasing City-owned property. Staff provided feedback and answered questions on various development options.