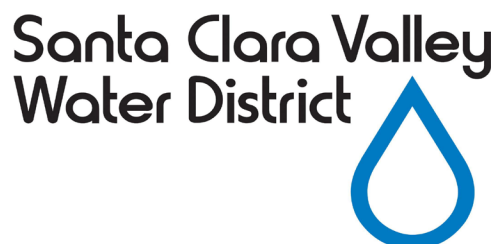


Pacheco/Santa Clara Conduit
Right of Way Acquisition Project
Project No. 92144001

Engineer's Report

December 2021

Water Utility Capital Division



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PACHECO/SANTA CLARA CONDUIT RIGHT-OF-WAY ACQUISITION PROJECT

PROJECT NO. 92144001

ENGINEER'S REPORT

Prepared By:

Todd Inman, P.E., Senior Engineer

Under the Direction of:

Heath McMahon, P.E.
Deputy Operating Officer
Water Utility Capital Division

Aaron Baker, P.E.
Chief Operating Officer
Water Utility Enterprise

Enrico Callender
Chief Executive Officer

The Engineer's Report has been prepared under the direct supervision of the undersigned, who hereby certifies that he is a Registered Civil Engineer in the State of California



DECEMBER 2021

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1. PROJECT DESCRIPTION

The Pacheco/Santa Clara Conduit Right of Way Acquisition Project (Project) site is located along the Pacheco and Santa Clara Conduits owned by the United States Bureau of Reclamation (USBR) in the unincorporated southern portion of Santa Clara County and San Benito County, California. See Figure 1 for Project location.

Under an agreement with the USBR, Valley Water is responsible for the maintenance of the Pacheco and Santa Clara Conduits that provide raw water from San Luis Reservoir to Santa Clara County and San Benito County. The project was initiated to provide improved access to the conduits and reduce conflicts with local land owners for the Pacheco and Santa Clara Conduits. This Project will reduce response time for emergency repairs and operations. Not doing this project requires Valley Water staff to request permission to access Valley Water property from landowners adjacent to the Pacheco and Santa Clara Conduits any time the Valley Water property needs to be accessed.

The objectives of the Project are to:

- Improve access to maintenance sites along the Pacheco and Santa Clara Conduits through formal agreements with landowners; and,
- Implement cost-effective physical improvements to vaults and above-ground maintenance sites along the Pacheco and Santa Clara Conduits.

During the Planning phase of the project, staff evaluated conceptual and feasible alternatives and identified a recommended project that includes the following major items of work:

- Obtain rights-of-way at key locations along the Santa Clara Conduit;
- Provide gates at key locations along the conduit to enable use of existing right-of-way, and;
- Install gravel collars at key vault locations to provide a location for vehicle parking at the vaults.

2. ZONE BENEFITS

The proposed Project work will benefit customers of Zone W-2 (North County) and Zones W-5 and W-7 (South County).

3. PROJECT RIGHT OF WAY

New easements are proposed to provide improved access to the Pacheco and Santa Clara Conduits as follows:

- a. Acquire right of way for improved access to Santa Clara Conduit vault SCC-17
- b. Acquire right of way for improved access to Santa Clara Conduit vault SCC-25

- c. Acquire right of way for improved access to Santa Clara Conduit vault SCC-29
- d. Acquire right of way for improved access to Santa Clara Conduit vault SCC-40
- e. Acquire right of way for improved access to Santa Clara Conduit vault SCC-44
- f. Acquire right of way for improved access to Santa Clara Conduit vaults SCC-54, 55 and 56
- g. Acquire right of way for improved access to Santa Clara Conduit vault SCC-57
- h. Acquire right of way for improved access to Santa Clara Conduit vault SCC-60

4. MAPS AND FIGURES

See attached Figures 1 through 9. Figure 1 shows the Project location. Figures 2 through 9 show the proposed right of way acquisition highlighted in yellow at various locations along the Santa Clara Conduit.

5. PROJECT COSTS

The estimated costs to plan, design and construct the proposed Project are as follows:

- Planning, design and environmental phase costs: \$2.4 million
- Construction and close-out phase costs: \$1.2 million
- Real Estate Acquisition cost: \$2.5 million
- Total project cost: \$6.0 million

There is a cost sharing agreement with San Benito County for work on the San Felipe Division Reach 1 portion of the project. San Benito County is responsible for 22% of the expenditures on Reach 1, and the Valley Water is responsible for the remaining 78% on Reach 1 and all other expenditures. For Valley Water, the proposed Project would be funded 100% by the Water Utility Enterprise Fund (Fund 61) and will benefit the customers of Zone W-2 (North County), Zones W- 5, and W-7 (South County).

6. PROJECT SCHEDULE

- Complete project design: September 2013
- Complete Environmental documentation: February 2022
- Complete Real Estate Acquisition: October 2023
- Close out project: June 2024

7. LIST OF MAPS AND FIGURES

Figure 1 – Project Location and Vicinity Map

Figure 2 – Right of Way acquisition near Santa Clara Conduit vault SCC-17
Figure 3 – Right of Way acquisition near Santa Clara Conduit vault SCC-25
Figure 4 – Right of Way acquisition near Santa Clara Conduit vault SCC-29
Figure 5 – Right of Way acquisition near Santa Clara Conduit vault SCC-40
Figure 6 – Right of Way acquisition near Santa Clara Conduit vault SCC-44
Figure 7 – Right of Way acquisition near Santa Clara Conduit vault SCC-54, 55 and 56
Figure 8 – Right of Way acquisition near Santa Clara Conduit vault SCC-57
Figure 9 – Right of Way acquisition near Santa Clara Conduit vault SCC-60

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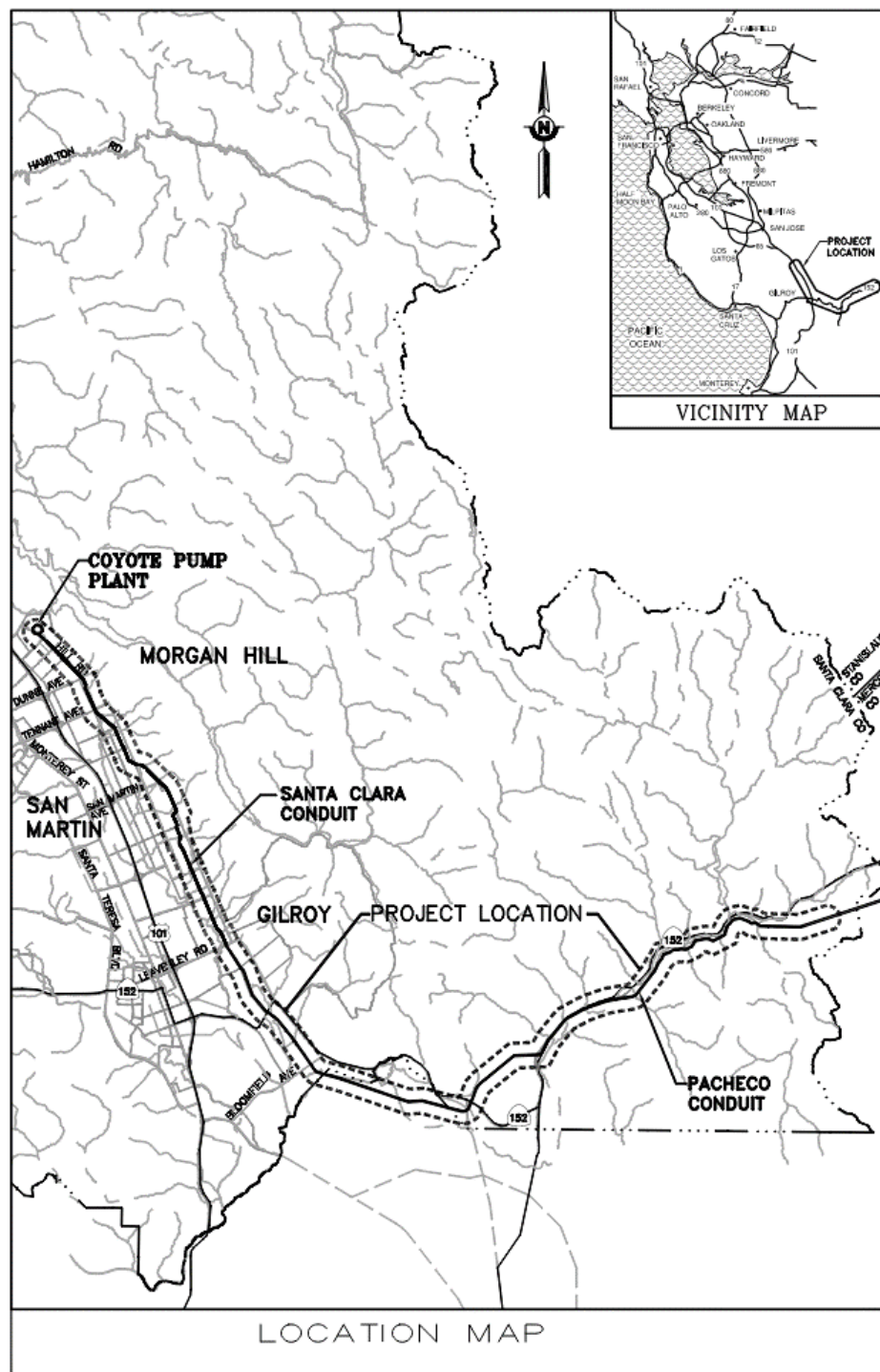




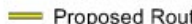




Figure 1 – Project Location and Vicinity Map



LEGEND

- | | | | |
|--|---|---|---|
|  Existing Route |  Pipeline Appurtenance |  Proposed Easment |  Creek |
|  Proposed Route |  Raw Water Pipeline |  USBR Right of Way | |

GIS themes are for illustration and general analysis purposes only and are not accurate to surveying or engineering standards. Information is not guaranteed to be accurate, current, or complete and use of this information is your responsibility.

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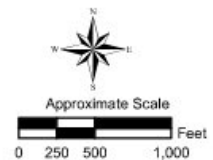
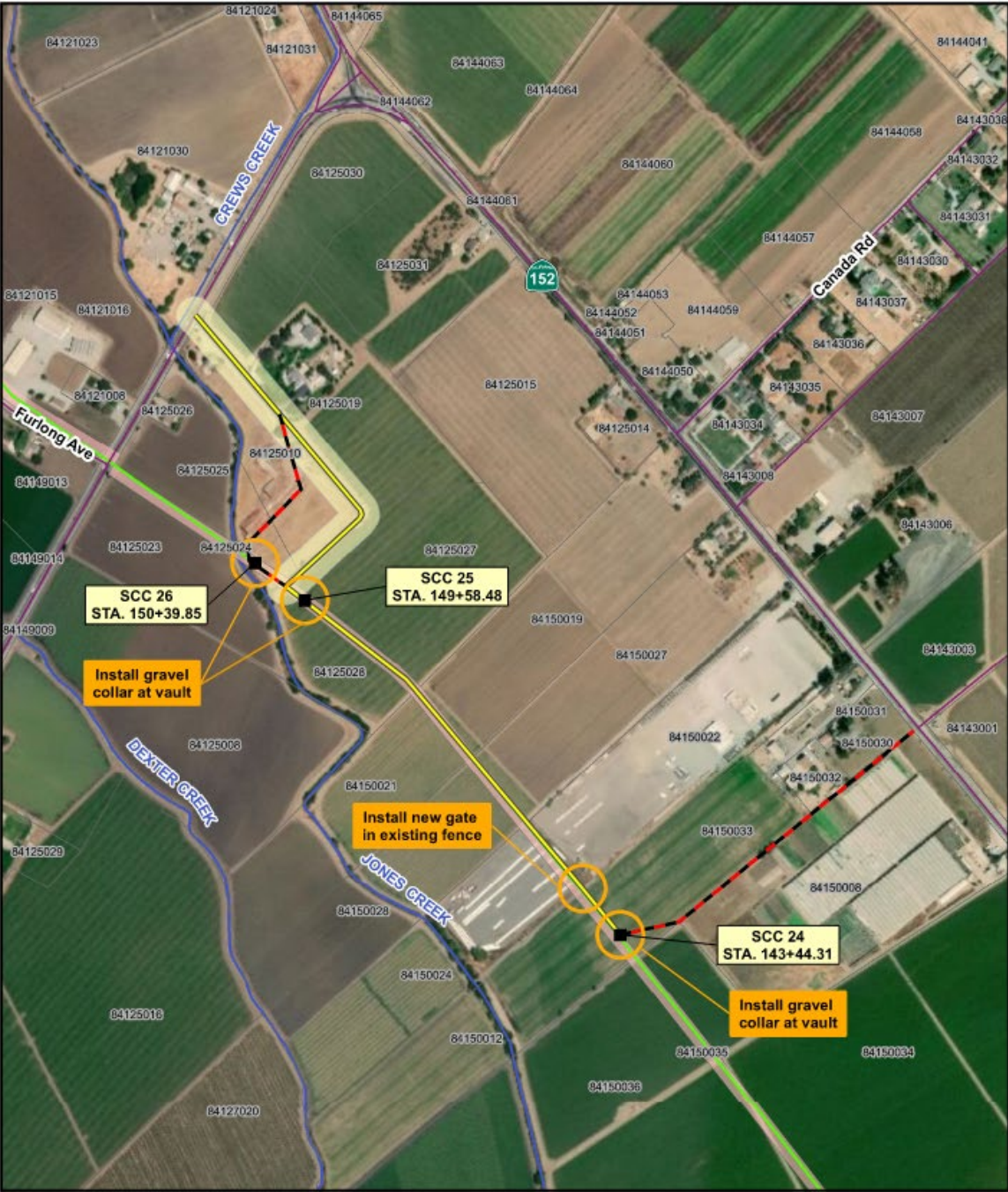


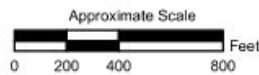
Figure 2 – Right of Way acquisition near Santa Clara Conduit vault SCC 17

Pacheco & Santa Clara Conduits - Right of Way Project
 Santa Clara Conduit Vaults: SCC 24, 25 & 26



LEGEND

- Existing Route ■ Pipeline Appurtenance Proposed Easment ~ Creek
- Proposed Route — Raw Water Pipeline USBR Right of Way



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Figure 3 – Right of Way acquisition near Santa Clara Conduit vault SCC 25

Pacheco & Santa Clara Conduits - Right of Way Project
Santa Clara Conduit Vaults: SCC 29

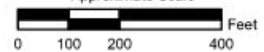


Figure 4 – Right of Way acquisition near Santa Clara Conduit vault SCC 29



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Approximate Scale



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Attachment 2
Page 12 of 16



Figure 6 – Right of Way acquisition near Santa Clara Conduit vault SCC 44



LEGEND

- Existing Route
- Proposed Route
- Raw Water Pipeline
- Pipeline Appurtenance
- Proposed Easment
- USBR Right of Way
- ~ Creek

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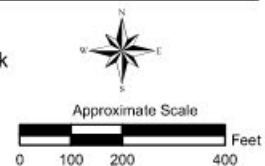









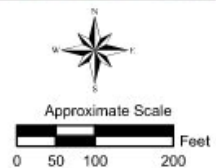
Figure 7 – Right of Way acquisition near Santa Clara Conduit vaults SCC 54,55 and 56



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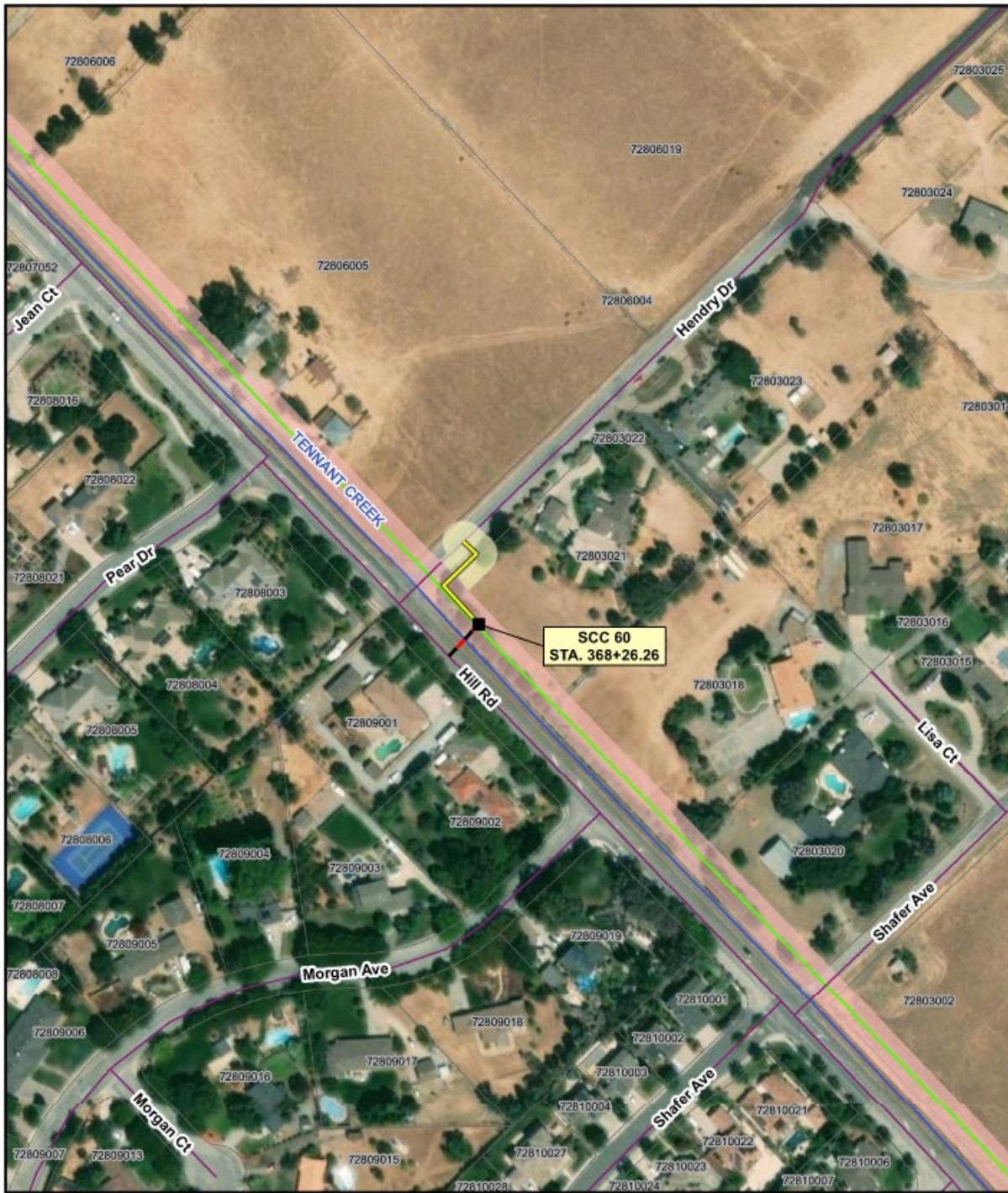
- | | | | |
|--|---|---|---|
|  Existing Route |  Pipeline Appurtenance |  Proposed Easment |  Creek |
|  Proposed Route |  Raw Water Pipeline |  USBR Right of Way | |

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Figure 8 – Right of Way acquisition near Santa Clara Conduit vault SCC 57



LEGEND

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|--|---|---|---|
|  Existing Route |  Pipeline Appurtenance |  Proposed Easment |  Creek |
|  Proposed Route |  Raw Water Pipeline |  USBR Right of Way | |



Approximate Scale



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Figure 9 – Right of Way acquisition near Santa Clara Conduit vault SCC 60