

Appendix H

Service Provider Responses

Appendices

This page intentionally left blank.

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Fire Service Questionnaire

1. Confirm that NBFDD provides fire protection and medical response service to the City of Newport Beach? Do other jurisdictions provide mutual aid? If so, who are they?

NBFDD provides Fire, EMS, and Marine Lifeguard protection to all areas within its jurisdictional boundaries. Automatic aid is received from the cities of Costa Mesa, Huntington Beach, Laguna Beach, and the Orange County Fire Authority on an as needed basis.

2. Please **confirm or update** the following information reproduced from the 2006 General Plan EIR:

a. Stations and staffing –

Station	Location	Equipment	Staffing
1	Balboa Peninsula 110 E. Balboa Boulevard	1 Fire Engine	1 Captain 1 Engineer 1 Firefighter Paramedic*
2	Lido 475 32nd Street	1 Fire Engine 1 Ladder Truck 1 Paramedic Van	2 Captain 2 Engineer 3 Firefighters 2 Firefighter Paramedics
3	Fashion Island 868 Santa Barbara Drive	1 Fire Engine 1 Ladder Truck 1 Paramedic Van	2 Captain 2 Engineer 3 Firefighters 2 Firefighter Paramedics 1 Battalion Chief
4	Balboa Island 124 Marine Avenue	1 Fire Engine	1 Captain 1 Engineer 1 Firefighter Paramedic**
5	Corona Del Mar 410 Marigold	1 Fire Engine 1 Paramedic Van	1 Captain 1 Engineer 1 Firefighter 2 Firefighter Paramedics
6	Mariners 1348 Irvine Avenue	1 Fire Engine	1 Captain 1 Engineer 1 Firefighter Paramedic
7	Santa Ana Heights 20401 Acacia Street	1 Fire Engine	1 Captain 1 Engineer 1 Firefighter
8	Newport Coast 6502 Ridge Park Road	1 Fire Engine	1 Captain 1 Engineer 1 Firefighter Paramedic

* Implementation date 1/2014

** Implementation date 10/2014

- b. The NBFDD is staffed by 147 full-time employees including 117 full-time firefighters and 13 full-time lifeguards.

c. The NBFDD **travel response time performance objective for a priority incident requiring full personal protective equipment** is 5 minutes 20 seconds 90% of the time. The NBFDD **travel response time performance objective for a priority incident not requiring full personal protective equipment** is 5 minutes 90% of the time.

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Fire Service Questionnaire

- d. The Nbfd **average travel response time for priority incidents** is 5 minutes 44 seconds 90% of the time.
3. Are there any additional planned future fire stations in the City? None at this time.
- a. If so:
- i. Where?
- ii. How would the station(s) be equipped, staffed, and funded?
4. The 2006 General Plan EIR provided average response times for each station based on 2002 data. What are the average response times for all incident types for **each** of the stations based on data from calendar year 2012.

Station	Average Response Times
Station 1	6:52
Station 2	7:01
Station 3	5:41
Station 4	5:58
Station 5	6:54
Station 6	6:05
Station 7	6:13
Station 8	8:09

5. The following information was obtained from the Nbfd website.

In 2011, the Fire Department responded to 9,816 incidents. They are broken down in the following categories. Please **provide an update** with the most recent statistics below:

Incident	2011 Incidents	2013 Incidents
Fire	199	126
Medical Aid	6,584	6,686
Hazardous Materials	170	154
Other Emergencies	1,397	776
Non-emergency Service	805	684
Other	661	1,045

6. How are Nbfd facilities and equipment currently funded? How are personnel funded?
- The Newport Beach Fire Department is operating as a department within the City's

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Fire Service Questionnaire

General Fund. The fire department generates certain fees for service that provides specific revenue streams that are budgeted each year to partially offset the operate expenses. In the 2013/14 budgets, the specific revenue items contributed 20.6 percent¹ of the total fire budget; the City's general fund subsidized 79.4 percent.

7. Are there any existing deficiencies in the level of fire protection service currently provided to the City?

None that have been identified.

8. Are the existing equipment and personnel adequate to maintain a sufficient level of service for the areas that would be affected by the proposed project, which includes land use designation changes that would accommodate a build out of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional 'replacement' units in the Airport Area), 726 fewer hotel rooms, and 72 additional students?

The proposed changes are minor and incremental in scope relative to overall Fire Department service demand levels. Therefore increases in service demand are judged to not have substantial impact on the Fire Department's ability to adequately carry out its mission.

- a. If not, what additional facilities, personnel, and equipment would be needed?
b. What factors are used to project these needs?

9. What mitigation measures, if any, are required or recommended to reduce fire hazards and reduce potential impacts on fire service?

Mitigation measures will be required on a case by case basis through the entitlement and plan review process.

Response Prepared By:

Kevin Kitch	Assistant Chief
Name	Title
Newport Beach Fire Department	12/13/13
Agency	Date

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Recreation and Parks Questionnaire

1. The 2006 General Plan EIR states there are currently 286 acres of developed parks and approximately 90 acres of active beach recreation acreage, for a total of 376.8 acres of park and recreation space. Please **confirm or update** the information in the following table reproduced from the 2006 General Plan EIR.

Service Area	Park Acreage	Beach Acreage	Combined Park/Beach Acreage
West Newport	9.1	34	43.1
Balboa Peninsula	6.5 ^{6.7}	44	50.5
Newport Heights/Upper Bay	50.2	0	50.2
Santa Ana Heights	6.8 ^{7.5}	0	6.8
Lower Bay	0.1	0	0.1
Balboa Island	0.3	1	1.3
Eastbluff	71.0	0	71.0
Big Canyon	0 ^{39.16}	0	0
Newport Center	19 ^{28.5}	0	19
Corona Del Mar	23.9	11.4	35.3
Harbor View	99.5 ^{353.5}	0	99.5
Newport Coast*	58.1 ^{69.3}	0	0
TOTAL	286.4¹ ^{659.26}	90.4²	376.8 ^{749.66}

Micamare Park .11
Lake St. Park
.07
MESA Birch Park .70
Civic Center Park
9.45
Upper Buck Gully 254
Coastal Park 11.17

*Newport Coast Private Park Area is 58.1 acres Newport Coast parks use and maintenance are subject to the terms of the Pre-Annexation Agreement.

1 83,120 x 5 ac. Per thousand = 415.6 ac.
 2 Includes beach area where active recreation takes place (i.e., typically within 100 feet of the water). In addition, there are 174 acres of passive beach open space, 136 acres of open spaceland in the Upper Bay Ecological Reserve, and an undetermined amount of water open space in the Upper Bay and Newport Harbor.

2. The 2006 General Plan EIR also identified parks planned for West Newport, Newport Center, and Newport Coast and a planned pocket park and a potential park site in Santa Ana Heights.

a. Have any of these parks been built? Which ones?
MESA Birch - Pocket Park in Santa Ana Heights from Figure R2
Civic Center Park - Newport Center Park from Figure R2
Coastal Park - Ridge Park Row Park from Figure R2
 b. If not, are there still plans to build these parks?
Newport Coast Community Center - was listed as renovation of existing facilities on Fig R2 - was new construction opened 2007.

3. What is the City's funding source for park and recreational facilities maintenance and improvements?
GENERAL FUND, BET FUNDS, GRANT FUNDS

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Recreation and Parks Questionnaire

4. Are the existing parks and recreational facilities in the City adequate to serve the demands of the residents? *NO.*

5. Are the existing parks and recreation facilities able to accommodate buildout of the proposed project, which includes land use designation changes that would accommodate a buildout of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional 'replacement' units in the Airport Area), 726 fewer hotel rooms, and 72 additional students? If not, what additional facilities would be needed and how will they be funded? *No.*

6. What mitigation measures, if any, would you recommend for the proposed project?

Park Fees for Active Sports Fields.

7. Please add any other comments you may wish to make regarding the proposed project.

Response Prepared By:

SEAN LEVIN

Name

Recreation Superintendent

Title

City of Newport Beach

Agency

12/11/13

Date

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Police Service Questionnaire

1. Confirm that NBPD provides police protection to the entire City of Newport Beach? Do other jurisdictions provide mutual aid? If so, who are they?

Yes, NBPD provides police protection to the entire city of Newport Beach. All other law enforcement agencies in Orange County provide mutual aid for each other.

2. Please **confirm or update** the following information obtained from the 2006 General Plan EIR:

a. NBPD currently employs a total of 280 personnel, including 1 Chief, 3 Captains, 7 Lieutenants, 22 Sergeants, 109 sworn officers, 85 civilian personnel, and 53 seasonal and part-time personnel.

Total=277

- 1 Chief
- 1 Deputy Chief
- 1 Captain
- 1 Support Services Administrator (civilian)

- 8 Lieutenants
- 22 Sergeants
- 103 Full Time Sworn Officers
- 78 Full Time Civilian

- 9 Sworn Reserve Officers (Seasonal + Part-Time)
- 20 non-sworn
- 33 volunteers
- = 62 total seasonal + part-time

b. NBPD has the following equipment at their disposal:

- 31 • 27 marked patrol units
- 49 • 34 unmarked vehicles
- 2 • 3 prison transport vans
- 16 • 14 motorcycles

- 0 • 3 beach squads ATVs
- 0 • 3 helicopters
- 2 • 3 K-9 units
- 9 • 15 bicycles
- 0 • 4 trailers

3. Please fill in the following:

a. NBPD's **current average response time** for **emergency calls** is 2 minutes 20 seconds

b. NBPD's **current average response time** for **non-emergency calls** is Depending on type of call - see attachment 3b.

c. NBPD's **goal response time** for **emergency calls** is immediate. Never over 5 minute response time.

d. NBPD's **goal response time** for **non-emergency calls** is within 15 minutes or less when resources are available. Anything held over 45 minutes is to have a watch commander's approval.

4. How many emergency calls are responded to on a yearly basis?

see attachment 4,
232 emergency calls

Attachment 3b.

The data below has been provided by the NBPD Computer Aided Dispatch (CAD) Vendor (Northrop Grumman Information Technology). The reports are for the year 2012

Priority levels for calls

- E Emergency: In progress violent crimes – any potentially life threatening calls in progress requesting a code 3 response. (answer 3a.)
- 2 Violent crimes just occurred – property crimes in progress – Domestic Violence
- 3 Property crimes just occurred
- 4 Routine calls: parties – noise disturbances – reports
- 5 Animal Control Officer and Parking Control Officer calls/status

Average CAD Event Response Times

Priority	2012
E	000: 02: 20
2	000: 04: 51
3	000: 07: 25
4	000: 12: 08
5	000: 04: 29

Attachment 4.

The data below has been provided by the NBPD Computer Aided Dispatch (CAD) Vendor (Northrop Grumman Information Technology). The reports are for the year 2012

Priority levels for calls

- E Emergency: In progress violent crimes – any potentially life threatening calls in progress requesting a code 3 response.
- 2 Violent crimes just occurred – property crimes in progress – Domestic Violence
- 3 Property crimes just occurred
- 4 Routine calls: parties – noise disturbances – reports
- 5 Animal Control Officer and Parking Control Officer calls/status

Total CAD Events

Priority	2012
E	232
2	17,197
3	24,254
4	15,548
5	34,701
Total	91,932

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Police Service Questionnaire

5. Are there any existing or near future plans for expansion of police facilities, staff, or equipment inventory? **NO - no specific or finalized plans.**
- a) If so,
- i. Where?
- ii. How would the facility be equipped, staffed, and funded?

6. Are the existing equipment and personnel adequate to maintain a sufficient level of service for the areas that would be affected by the proposed project, which includes land use designation changes that would accommodate a buildout of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional 'replacement' units in the Airport Area), 726 fewer hotel rooms, and 72 additional students? **NO**

- a. If not, what additional resources would be required to serve the project (i.e., facilities, equipment, staff)? **The full impact & scope of the proposed projects cannot be determined with the information given. It will likely require more staff, equipment, & resources. An increase in residential units could require more patrol presence than commercial units.**
- b. What factors are used to project these needs? **Generally an increase in population & buildings, whether residential or commercial requires an increase in police presence. Not knowing exactly what types, it is difficult to determine.**

7. What mitigation measures, if any, would you recommend for the proposed project?

None

8. Please provide any additional comments you may have regarding the proposed project.

Response Prepared By:

Heather Margulieux

PSO

Name

Title

Newport Beach Police Dept.

12/16/13

Agency

Date

Frances Ho

From: Pisani, Mike <MPisani@newportbeachca.gov>
Sent: Sunday, December 08, 2013 8:57 AM
To: Frances Ho
Cc: Hinckley, Keith
Subject: NB General Plan Land Use Element Amendment - Refuse Collection Questionnaire

- Please confirm that the City of Newport Beach General Services Department Refuse Division currently provide the City with refuse collection services? *Yes, the City Municipal Operations Department currently provides refuse collection services to single-family and small multi-family homes in the area of the City that existed as of 1996 (pre-annexations). Effective March 31, 2014, this service will be taken over by a private hauler (CR&R of Stanton).*
- Would the proposed project be serviced by the Department? *Of the locations listed on your attachment, only 813 E. Balboa Boulevard currently receives refuse collection from the City at this time and would in the future. It should be noted that if that parcel is changed to Mixed-Use Vertical, the only refuse that the City would collect would be residential. The property owner would need to arrange private solid waste collection for any business waste.*

If you have any further questions, do not hesitate to contact me.

Mike Pisani, Deputy Director
Municipal Operations Department
City of Newport Beach
949.644.3059
mpisani@newportbeachca.gov

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Laguna Beach Unified School District Questionnaire

1. Please **confirm or update** the following information we obtained from the District's website:

LBUSD schools serving the City of Newport Beach include:
 (Please enter enrollments and capacities in the table.)

<i>LBUSD Schools Serving Residents from the City of Newport Beach</i>				
<i>School</i>	<i>Grades</i>	<i>Location</i>	<i>Academic Year 2013-2014 Enrollment</i>	<i>Capacity</i>
Top of the World Elementary School	K-5	21601 Tree Top Lane Laguna Beach, CA 92651	655	
El Morro Elementary School	K-5	8681 North Coast Hwy Laguna Beach, CA 92651	562	
Thurston Middle School	6-8	2100 Park Avenue Laguna Beach, CA 92651	806	
Laguna Beach High School	9-12	625 Park Avenue Laguna Beach, CA 92651	989	

2. Does the District plan to build any new schools that would potentially serve the project area? If so, please provide grade levels, location, and capacity for each planned school.

<i>Grades</i>	<i>Location/Address</i>	<i>Capacity</i>	<i>Anticipated Opening Year</i>

N/A

3. Are there any existing shortages in the amount of classroom, athletic, recreational or other facilities available to serve the current number of students? If shortages exist, what is the basis for determining those shortages?

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Laguna Beach Unified School District Questionnaire

4. Please provide the following school impact fees for residential and commercial developments collected by the District in accordance with SB 50.
 - a. Residential development fee:

 - b. Commercial development fee:

 - c. Other land use development fee: *\$2.05 per sq ft*

5. Please indicate the District's student generation rates for elementary school, intermediate school, and high school students.
 - a. Grades K-6:

 - b. Grades 7-8:

 - c. Grades 9-12:

6. How would the proposed project, which includes land use designation changes that would accommodate a buildout of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional 'replacement' units in the Airport Area), 726 fewer hotel rooms, and 72 additional students, affect the existing LBUSD school services and facilities?



NEWPORT-MESA Unified School District

2985 Bear Street • Costa Mesa • California 92626 • (714) 424-5000

BOARD OF TRUSTEES

Dana Black • Dave Brooks • Walt Davenport

Martha Fluor • Katrina Foley • Judy Franco • Karen Yelsey

Frederick Navarro, Ed.D., Superintendent

January 22, 2014

Frances Ho
The Planning Center / DC&E
3 MacArthur Place, Suite 1100
Santa Ana, CA 92707

Subject: Request for Service Provider Information for Environmental Impact Report for Newport Beach General Plan Land Use Element Amendment (CNB-15.0)

Dear Francis:

In response to your letter requesting information for Environmental Impact Report for Newport Beach General Plan Land Use Element Amendment (CNB-15.0), please find each question 1 thru 6 answered as followed:

1. Eastbluff Elementary, K-6 located at 2627 Vista Del Oro, Newport Beach has an enrollment of 361. This does not include SDC which is a protected classroom. Capacity is 361.

Corona del Mar High School, 7-12 located at 2101 Eastbluff Dr. Newport Beach has an enrollment of 2548 with a capacity of 2741.

2. No, there are no plans for any new schools.
3. Developer fees are correct.
4. Student generation rates for elementary school, intermediate school, and high school students District wide:
 - a. Grades K-6: .131
 - b. Grades 7-8: .037
 - c. Grades 9-12: .078

5. Eastbluff currently has 0 open seats and would not be able to house all the anticipated students without adding classroom capacity.

Corona del Mar High School currently has 193 open seats and could accommodate the anticipated students without increasing the classroom capacity.

6. N/A

If I can be of any other assistance, please don't hesitate to ask.

Sincerely,

Ara Zareczny, Facilities Analyst
azareczny@nmusd.us
714.424.7522

From: [Mears, Jessica](#)
To: [Frances Ho](#)
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request
Date: Tuesday, March 11, 2014 1:24:04 PM

Yes, that is correct. Thanks

From: Frances Ho [mailto:fho@placeworks.com]
Sent: Tuesday, March 11, 2014 11:13 AM
To: Mears, Jessica
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request

Hi Ms. Mears,

Thanks for the clarifications. I think we had some miscommunication on confirmations in our previous emails (confirming UAP as the only property in SAUSD, or confirming only Congregate Care use on the property). Regardless, we will analyze the proposed project based on the four Airport Area properties being within the SAUSD boundary.

Using the 2013 SAUSD Facilities Master Plan and your current enrollment numbers, this is our existing table. Can you confirm this table is correct?

Table 5.10-7 Santa Ana Unified School District Schools Serving Newport Beach (2013–2014)

School Name	Location	Current Permanent Capacity*	2013–2014 Enrollment	Remaining Capacity
James Monroe Elementary School (Grades K–5)	417 E. Central Avenue Santa Ana, CA 92707	566	454	112
McFadden Intermediate (Grades 6–8)	2701 S. Raitt Street Santa Ana, CA 92704	1,014	1,461	(447)
Century High School (Grades 9–12)	1401 S. Grand Avenue Santa Ana, CA 92705	2,155	1,873	282
TOTAL		3,735	3,788	(56)

Source: Mears 2013; SAUSD 2013.

* Permanent building capacity only. Does not include relocatable classrooms.

Thanks!
Frances

From: Mears, Jessica [mailto:Jessica.Mears@SAUSD.US]
Sent: Tuesday, March 11, 2014 7:42 AM
To: Frances Ho
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request

My response was based on your confirmation that the only property within SAUSD boundaries was UAP (see your email from December). Now that you've shared Figure 3-4, I can see that yes those other projects are within our boundary.

From: Frances Ho [mailto:fho@placeworks.com]
Sent: Monday, March 10, 2014 4:32 PM
To: Mears, Jessica
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request
Importance: High

Hi Ms. Mears,

We are in the process of reviewing our Draft SEIR in preparation of the public review and I noticed a discrepancy between your service letter response (below) and what I see on the SAUSD website. I attached the original service letter and questionnaire I sent you back in November 2013, and an additional Airport Area close up figure for reference.

According to your response, the only property within the SAUSD boundary is UAP Companies. However, the SAUSD boundary map shows the entire Airport Area of Newport Beach is within SAUSD's boundary, which means there are 4 properties from the proposed project in SAUSD's school service area:

The Hangars
Saunders Properties
Lyon Communities
UAP Companies

Can you confirm that these properties are within SAUSD's boundary?

Thanks,
Frances

From: Mears, Jessica [<mailto:Jessica.Mears@SAUSD.US>]
Sent: Monday, December 02, 2013 4:23 PM
To: Frances Ho
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request

Responses to Newport Beach GP Land Use Amendment questionnaire:

1. The capacity listed does not include capacity from portable classrooms:

School	Current Enrollment	Current Permanent Capacity
Monroe Elementary	454	500
McFadden Intermediate	1,461	960
Century High	1,873	2,030

2. The district would like to build a school to serve the project area, but does not currently have the funds.
3. It's not clear if you mean shortages at the above schools, or shortages districtwide. But yes, we have shortages of classrooms and athletic/recreational facilities. For example, the district only has one football stadium for its 6 comprehensive high schools, and not all of the high schools have pools either even though all of the schools have swim teams.
4. The fees you have listed are still in effect.
5. The rates you have listed are still in effect.
6. The project would result 148,000 SF of Congregate Care within SAUSD boundaries, and no residential units. Therefore, the students generated from this project are anticipated to be minimal. However, the district does not currently have a school within the project vicinity and does not currently have the funds to build a new facility, therefore, any additional students generated within SAUSD boundaries

would impact the district and be served by the schools listed above.

From: Frances Ho [<mailto:fho@planningcenter.com>]
Sent: Monday, December 02, 2013 8:55 AM
To: Mears, Jessica
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request

Hi Ms. Mears,

Thank you for your quick reply. I was out of the office last week and wasn't able to respond. Sorry for the delay!

I've attached Figure 1 to this email. And yes, the only additional capacity within the UAP Companies 4699 Jamboree Road and 5190 Campus Drive location would be the 148,000 SF of Congregate Care.

Thanks,
Frances

From: Mears, Jessica [<mailto:Jessica.Mears@SAUSD.US>]
Sent: Monday, November 25, 2013 11:21 AM
To: Frances Ho
Subject: RE: Newport Beach Land Use Element Amendment Project - Service Request

Frances,
Figure 1 was not attached in your email, as referenced in your letter.

Of the listed development projects, it appears only one is within SAUSD boundaries: UAP Companies 4699 Jamboree Road and 5190 Campus Drive. Please confirm this is correct and that the only additional capacity within SAUSD boundaries is a 148,000 sq ft Congregate Care facility?

I will do my best to get your questionnaire completed by the 9th.

Jessica Mears
Facilities Planner
Certified Playground Safety Inspector
Santa Ana Unified School District
1601 E. Chestnut Avenue, Santa Ana, Ca 92701
714.480.5359 direct; 714.936.0892 cell
jessica.mears@sausd.us

From: Frances Ho [<mailto:fho@planningcenter.com>]
Sent: Friday, November 22, 2013 4:23 PM
To: Mears, Jessica
Cc: JoAnn Hadfield
Subject: Newport Beach Land Use Element Amendment Project - Service Request

Hi Ms. Mears,

I'm writing in regards to the Newport Beach Land Use Element Amendment Project. The Planning Center|DC&E is working on the environmental impact report for this project and we are requesting your assistance in updating information regarding existing public services and utilities in the City and assessing the potential impacts that would be created by the proposed project.

I have attached a letter explaining the project more thoroughly and a questionnaire. Please review the attachment and respond to me no later than **December 9, 2013**. Your response will help us with preparing this environmental impact report so thank you in advance!

Frances Ho
Assistant Planner

THE PLANNING CENTER|DC&E
3 MacArthur Place Suite 1100 | Santa Ana CA 92707
714.966.9220 | 714.966.9221 (f)
fho@planningcenter.com
www.planningcenter.com

 **Think environment before printing.**

Santa Ana Unified School District E-MAIL CONFIDENTIALITY NOTICE: This e-mail communication and any attachments, including documents, files, or previous e-mail messages, constitute electronic communications within the scope of the Electronic Communications Privacy Act, 18 USCA 2510 et al. This e-mail communication may contain non-public, confidential or legally privileged information intended for the sole use of the designated recipient(s). The unauthorized and intentional interception, use, copy or disclosure of such information, or attempt to do so, is strictly prohibited and may be unlawful under applicable laws. If you have received this e-mail communication in error, please immediately notify the sender by return e-mail and delete the original e-mail from your system.

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Sewer Questionnaire

1. Please confirm that the City's Wastewater Division, Costa Mesa Sanitation District, and Irvine Ranch Water District are responsible for providing sewer service to the City of Newport Beach. Please confirm the service boundaries for each wastewater provider on the attached figure from the 2006 General Plan EIR (Figure 4.14-2 Wastewater Infrastructure and Service Areas).



Yes, Costa Mesa Sanitation District, Irvine Ranch Water District and the City's Wastewater Division provide sewer service to the City of Newport Beach.

The service areas have changed in one section in which some services were transferred from IRWD to Costa Mesa Sanitation District. Please see the updated map attached.

2. The 2006 General Plan EIR references a Master Plan of Sewers dated August 1996. Is there an **updated** sewer master plan available? If so, please provide a URL link or PDF file.

The City of Newport Beach with help from a consultant completed a Sewer Master Plan in 2010. A PDF file of the document is attached.

3. The following wastewater generation factors were obtained from the City's Master Plan of Sewers (August 1996). Please **confirm or update** these factors:

- a. Single Family Residential: 370 gallons per day/dwelling unit (gpd/du)
- b. Multi-Family Residential: 213 gpd/du Residential (both SF, and MF measured  
- c. Commercial: 200 gpd/1,000 square feet (sf) Per the Sewer Master Plan commercial, industrial, public facilities, and private institutions: 2,500 gpd/acre(ac)
- d. Visitor Serving (hotels): 150 gpd/room
- e. Industrial: 60 gpd/1,000 sf
- f. Schools: 10 gpd/student
- g. Office: ? Parks and Recreation: 200 gpd/ac

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Sewer Questionnaire

4. Our estimate for proposed land use changes in Table 1 for wastewater generation is **556,413 gallons per day** (including the 850 'replacement' units without an adjustment for decrease in office space for a more conservative approach). The estimate was calculated using the above wastewater generation factors for single family residential, commercial, visitor serving (hotels), and schools.
- a. Would the installation of new facilities, such as upgraded or new sewer lines, be required to serve the proposed project, which includes land use designation changes that would accommodate a buildout of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional 'replacement' units in the Airport Area), 726 fewer hotel rooms, and 72 additional students that were not previously considered in the 2006 General Plan EIR? How would new facilities be funded?

Depending on the development, additional wastewater flow could require larger service lines and infrastructure. Typically the development is required to fund the upgrades.

5. Does the City charge development impact fees for impacts to sewers apart from connection fees (currently \$250 per new connection) listed on the City fee schedule, adopted October 22, 2013?
- a. If so, what are the amounts of the fees?
- i. Per single-family attached residential unit?
- ii. Per square foot of commercial/office use?

At this time the City does not charge development impact fee for impacts to sewer apart from the connection fees.

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Sewer Questionnaire

6. Please provide any additional comments you may have regarding the proposed project.

Response Prepared By:

George Murdoch

Name

Utilities General Manager

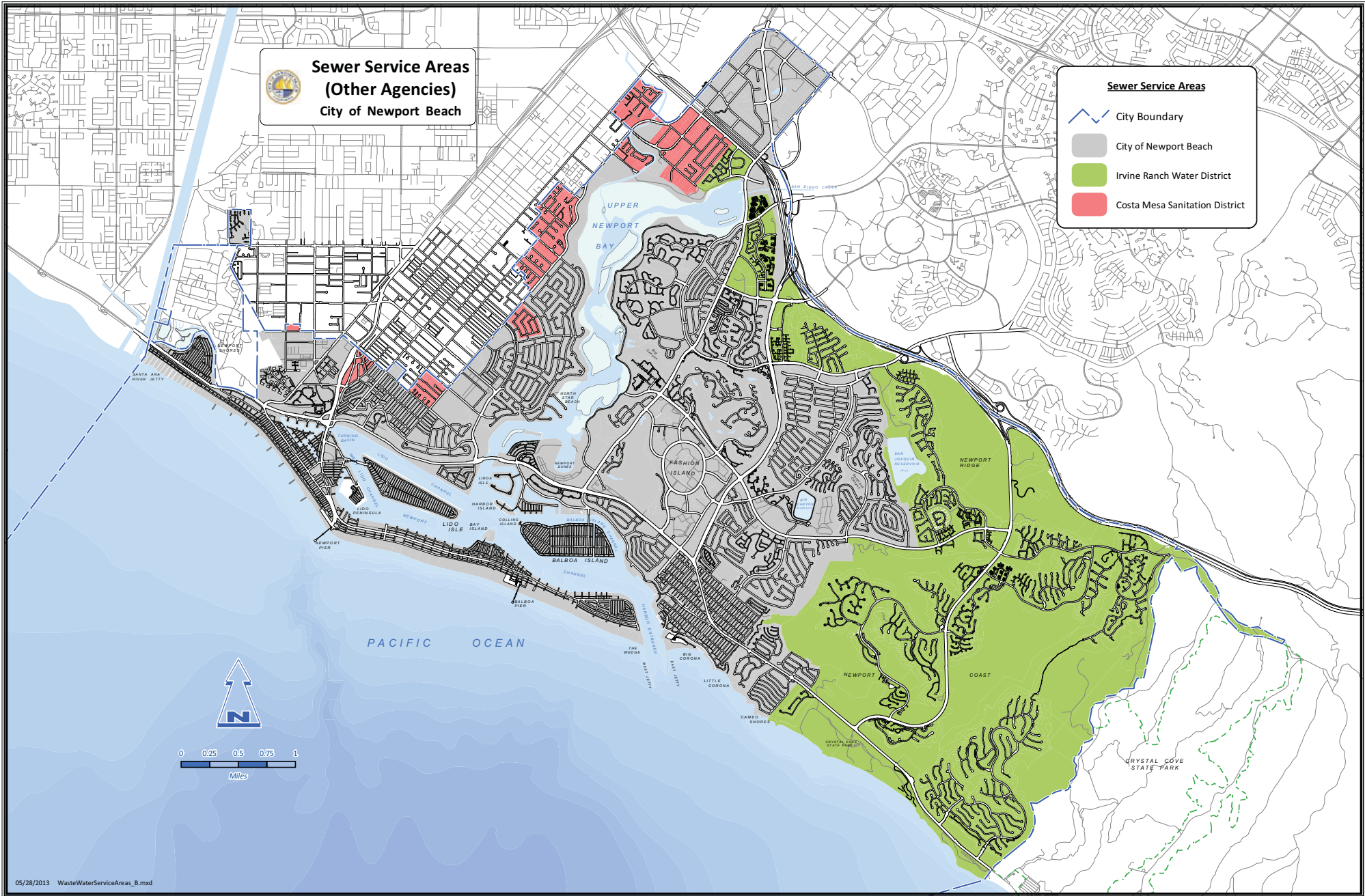
Title

City of Newport Beach

Agency

12/17/2013

Date





Costa Mesa Sanitary District

...an Independent Special District

December 17, 2013

Ms. Frances Ho
Assistant Planner
The Planning Center/DC&E
3 MacArthur Place, Suite 1100
Santa Ana, CA 92707

RE: Newport Beach EIR for General Plan Land Use Element Amendment

Dear Ms. Ho:

Thank you for your letter dated December 3, 2013 requesting information for the proposed EIR. In the future, please address inquiries regarding Newport Beach General Plan Land Use to Rob Hamers, District Engineer, instead of Steve Cano, Maintenance Supervisor.

On Figure 4.14-2 attached to your letter, please note our name should be Costa Mesa 'Sanitary' District, not 'Sanitation' District. Also, the District boundaries include East Santa Ana Heights, which is generally southwest of Bristol Street, easterly of Irvine Avenue. Please see the attached boundary map of the District.

Most importantly, based on the maps attached to your letter, none of the Newport Beach parcels proposed for density increases are in the portions of Newport Beach served by the Costa Mesa Sanitary District. Therefore, there is no impact to the District for the proposal as it now stands.

Thank you again for the opportunity to comment. Please contact me at (714) 293-2727 or robh2@cox.net if you have any questions.

Sincerely,

Robin B. Hamers
District Engineer

cc: Scott Carroll, General Manager
Steve Shaffer, EEC

www.cmsdca.gov



District of Distinction
2009-2012

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Solid Waste Disposal Questionnaire

1. Please **confirm** that solid waste services to the City of Newport Beach are provided by OC Waste & Recycling.

Solid waste landfill capacity is provided by the County of Orange, OC Waste & Recycling Department.

2. Please **confirm** that the disposal sites used for the City's solid waste are the Frank R. Bowerman Landfill in Irvine, Prima Deshecha Landfill in San Juan Capistrano, and Olinda Alpha Landfill in Brea.

Solid waste generated in the City of Newport Beach is disposed at the Frank R. Bowerman Landfill, located at 11002 Bee Canyon Access Road, Irvine, CA 92602.

- a. What additional sites, if any, are planned for solid waste disposal in the future?

None.

3. Please **confirm or update** the information in Table 4.14-13, reproduced from the 2006 General Plan EIR regarding the three landfill's location, current remaining capacity, maximum capacity, estimated close date, maximum daily load, and annual usage.

Table 4.14-3 Landfill Capacity

Landfill	Location	Remaining Airspace Capacity as of 6/30/13 (cubic yards)	Total Airspace Capacity as of 6/30/13 (cubic yards)	Estimated Closure Date	Maximum Daily Permitted Tonnage (tons per day)	Annual Usage (tons)
Frank R. Bowerman	11002 Bee Canyon Road Irvine, CA 92602	192,300,000	266,000,000	2053	11,500	1,505,757
Olinda Alpha	1942 North Valencia Avenue Brea, CA 92823	43,900,000	148,800,000	2021	8,000	1,571,903
Prima Deshecha	32250 La Pata Avenue San Juan Capistrano, CA 92675	139,700,000	171,600,000	2067	4,000	350,898

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Solid Waste Disposal Questionnaire

4. What generation rates are used to estimate solid waste service requirements for various land uses (residential, commercial, industrial) in pounds/day or tons/year?

See attached solid waste generation rates from the California Department of Resources Recovery and Recycling.

5. Is Orange County currently meeting AB 939 goals?

Yes.

6. Please provide any additional comments you may have regarding the proposed project.

Please contact the City of Newport Beach Recycling Coordinator regarding any City requirements for Construction and Demolition Waste Recycling during the construction phase and waste diversion and recycling programs after the construction phase.

Response Prepared By:

NEWPORT BEACH GENERAL PLAN LAND USE ELEMENT AMENDMENT
Solid Waste Disposal Questionnaire

John J. Arnau

CEQA & Habitat Program Manager

Name

Title

OC Waste & Recycling

12/2/13

Agency

Date

Estimated Solid Waste Generation Rates by Land Use Type

Land Use Type	Estimated Solid Waste Generation Rate
Residential	12.23 lbs./household/day
Offices	0.084 lb./sq. ft./day
Commercial/Retail	3.12 lbs./100 sq. ft./day
Restaurants	.005 lb./s.f./day
Industrial/Warehouse	1.42 lb./100 sq. ft./day
Schools	1 lb./student/day
Hotel/Motel	4 lbs./room/day
Public/Institutional	.007 lb./sq. ft./day

Source: CalRecycle, 2013

From: [Leon, Richard](#)
To: [Frances Ho](#)
Cc: [Covarrubias, Daisy](#)
Subject: Newport Beach Land Use Element Amendment Project - Service Request
Date: Tuesday, December 17, 2013 10:49:46 AM

Frances,

Below are the response to your questionnaire regarding the Newport Beach Land Use Element Amendment Project. Please let me know if you have any questions.

1. Based on the 2006 EIR, wastewater treatment services for the City of Newport Beach are provided by both OCSD and Irvine Ranch Water District. Please confirm or update.

The majority of wastewater generated within Newport Beach is treated by OCSD will a small minority going to IRWD's reclamation plant.

2. Please confirm or update the following information provided to us in December 2011 by Daisy Covarrubias of OCSD in a response to our inquiry for another Newport Beach project.

a. Plant No. 1 in the City of Fountain Valley:

i. has a maximum capacity, for advanced primary and secondary treatment, of 204 million gallons per day (mgd). Correct for primary only, secondary is 182 mgd

ii. treats an average of 95 mgd. Correct

iii. About 66 mgd of effluent from Plant No. 1 are sent to the OCWD for further treatment in the groundwater replenishment system (GWRS) facility in Fountain Valley, which has a capacity of 70 mgd. Correct

iv. GWRS-treated water is used for injection into the Main Orange County Groundwater Basin to control saltwater intrusion, or for recharging the basin via percolation basins. Correct

v. An additional 3.3 mgd of effluent from Plant No. 1 are sent to the OCWD for tertiary treatment in a separate facility; this water is then delivered to customers for irrigation use. Correct

vi. The balance of effluent from Plant No. 1, roughly 25.7 mgd, is sent to Reclamation Plant No. 2 in the City of Huntington Beach, and is subsequently discharged through the ocean outfall system. Correct

b. Plant No. 2, which receives wastewater from several major sewers in addition to Plant No. 1:

i. has an average treatment flow rate of 112 mgd. Correct

ii. a maximum treatment capacity of 168 mgd. Correct for primary treatment, secondary is 150 mgd

3. Are there currently any deficiencies in the OCSD wastewater treatment systems?

There are no plant treatment deficiencies that would affect the proposed changes in the general plan.

4. Would the existing OCSD wastewater treatment capacity be sufficient for estimated project wastewater treatment capacity, or would construction of new or expanded wastewater treatment facilities be required?

a. Our estimate for project wastewater generation is 556,413 gallons per day (including the 850

'replacement' units without an adjustment for decrease in office space for a more conservative approach). The estimate was calculated using the City's Master Plan of Sewers (August 1996) wastewater generation factors for single family residential, commercial, visitor serving (hotels), and schools.

Total added flow would not necessitate new or expanded treatment facilities.

5. Please provide any additional comments you may have regarding the proposed project.

Regional conveyance of the additional sewer flows through OCSD sewer lines/pump stations should also fall within the current OCSD design guidelines.

Rich Leon, P.E.
Orange County Sanitation District
Planning Division | Engineer
10844 Ellis Ave.
Fountain Valley, CA 92708
714.593.7242 ph





IRVINE RANCH WATER DISTRICT

15600 Sand Canyon Ave., P.O. Box 57000, Irvine, CA 92619-7000 (949) 453-5300

December 13, 2013

Ms. Frances Ho
Assistant Planner
The Planning Center|DC&E
3 MacArthur Place, Suite 1100
Santa Ana, CA 92707

Re: Request of Service Provider Information for EIR for Newport Beach General Plan Land Use Element Amendment (CNB-15.0)

Dear Ms. Ho:

The Irvine Ranch Water District (IRWD) has received The Planning Center|DC&E's letter relative to the Request of Service Provider Information for the Environmental Impact Report for Newport Beach General Plan Land Use Element Amendment (CNB-15.0). The following responses have been prepared to answer the questions posed in the Newport Beach General Plan Land Use Element Amendment Water Questionnaire, which accompanied the subject letter:

1. Please confirm that the Irvine Ranch Water District (the District) would provide water services to the City of Newport Beach.

IRWD is the purveyor of water services for development within the IRWD service area. IRWD does not supply water to the entire City of Newport Beach. For those developments within IRWD's service area, appropriate planning documentation, development services agreements, and water supply documentation must be completed successfully prior to establishing service.

2. Does the District have an adopted Urban Water Management Plan?

The 2010 Urban Water Management Plan is the most recent plan prepared by IRWD. This plan can be found in the Engineering & Planning section of the "Doing Business" tab of www.irwd.com.

3. Are there currently any deficiencies in the water system within the City?

IRWD operates and maintains its facilities in accordance with all local, state, and federal regulations.

4. From what sources does the District obtain its water supply and in what quantities? Please identify the percentage of water that comes from imported sources and from groundwater sources.

Metropolitan Water District, groundwater and recycled water are IRWD's primary sources of water supply. The water supply sources are typically described in a Water Supply Assessment (WSA). The General Plan Land Use Element Amendment (CNB-15.0) does not identify specific projects nor provide enough detail to determine if a WSA is required at this time. The EIR should note that when specific projects are identified and project level CEQA documents are completed, a WSA may be necessary.

5. What are the size and the location of existing water mains serving the City? What new facilities, if any, are necessary to serve the proposed project, which includes land use designation changes that would accommodate a build-out of 875,415 additional nonresidential square feet, 473 additional dwelling units (and potentially 850 additional "replacement" units in the Airport Area), 726 fewer hotel rooms and 72 additional students?

IRWD completed a Sub-Area Master Plan (SAMP) in February 2008 for land use changes envisioned by the Irvine Business Complex including a portion of these proposed changes in the City of Newport Beach. For any areas served by IRWD, IRWD would request that the developer meet with IRWD staff to determine the necessity of a SAMP update or SAMP addendum as specifics of the projects become known. Please contact Eric Akiyoshi at (949) 453-5552 regarding the SAMP update with respect to the land use changes proposed by the project.

6. What are the average water consumption and sewer generation rates for all land uses within the City?

IRWD cannot provide water consumption and sewer generation rates for areas outside IRWD's service area.

7. Will any new facilities, such as sizing requirements or new lines, be required to serve the proposed project? How are new facilities funded?

Please refer to the answer to question number 5 above.

8. The questionnaire does not include a question eight.
9. Please provide any comments you may have regarding the proposed project.

N/A.

Ms. Frances Ho
The Planning Center|DC&E
December 13, 2013
Page 3

IRWD appreciates the opportunity to provide information on the Newport Beach Land Use Element Amendment Project Water Questionnaire. Should you have any questions, or require additional information, please contact the undersigned at (949) 453-5326.

Sincerely,



Jo Ann Corey
Engineering Technician III

cc: Mike Hoolihan, IRWD
Eric Akiyoshi, IRWD