

check and on-site (See **Photograph B**). Another control measure is a machine we fabricated that is capable of controlling odors and dust by emitting a high intensity mist with a scented dilution ratio to quell odors (See **Photograph C**). Installed in the main tip floor and recycling operations areas are venturi devices. These use a misting application and an odor-eating enzyme that attaches itself to odors and neutralizes them (See **Photograph D**). Furthermore, we have in-house protocols regarding incoming odorous loads "hot loads" designed to minimize their impacts. These are dumped and transferred immediately off-site to the landfill. The BMP's center around all of the hand cleaning and hand sweeping that are performed daily in all areas of the facility (See **Photograph E**).

At the outset of September 2007, we were confronted with weather conditions that were quite extreme due to very high temperatures. The temperatures hovered at or above triple digits for several days. We were also faced with a higher incoming (tons) waste stream due to the Labor Day holiday. As a result, we were faced with very difficult conditions and we feel that we made every effort to control and mitigate odors during these conditions.

The AQMD inspector on September 5, 2007 was Mr. Richard Tambara. Mr. Tambara's visit was predicated upon (3) complaints he had received on September 5, 2007 coming from an area to the North of Rainbow. He had verified the odors himself and explained, that since he had only (3) complaints he was not able to issue a violation at the time. We understand the importance of Mr. Tambara's visit and took immediate actions to correct any issues, which may have resulted on this particular day. On September 7, 2007, we were visited again by the AQMD. This time, by AQMD inspection staff person Mr. Tran Nguyen. He stated that he had received (2) complaints, again coming from the residents to the North of the Rainbow facility. He could not verify the odors.

The following is a listing of the responses to the specific questions in your letter:

1. The number of operating days before the violation without incident is 2,040 days (May 15, 2001 – September 5, 2007). After the NOV there have been 130 days with no incidents (September 6, 2007 – present date).
2. Actions taken included: the processing and shipment of odorous materials off-site, and increased odor mitigating techniques and suppressants.
3. Compliance with the districts rules was achieved on September 6, 2007.
4. We feel that extreme weather conditions and significant increase in waste received were the main contributors to the odor problem. Based on the history of violations our record indicates almost no odor issues for many years prior to this event. The last NOV received from the AQMD for odors was May 15, 2001. The most recent violation did not cause harm to the environment or an extreme risk to public health.
5. Rainbow is a stand-alone business. We have no other business affiliations or facilities.
6. The number of employees who work at Rainbow currently stands at 320.

Rainbow is continually striving to achieve the best compliance possible for the waste handling and recycling activities conducted at our site. We continue to maintain a positive environment for our neighbors. We continue to cooperate with the AQMD and their inspection staff. We are respectfully asking that you take into consideration the information presented above and settle this violation appropriately. Please feel free to contact me at your earliest convenience by email or telephone at (714) 847-3581 X251 to discuss a resolution.

Sincerely,

Craig Campbell
Vice President



South Coast Air Quality Management District

21865 Copley Drive, Diamond Bar, CA 91765-4178
(909) 396-2000 • www.aqmd.gov

DISTRICT PROSECUTOR'S OFFICE
P.O. Box 4940
Diamond Bar, CA 91765-0940

Writer's Direct Dial:
(909) 396-3462 \ Fax: (909) 396-2961

March 20, 2008

Mr. Craig Campbell, V.P.
Rainbow Disposal Co., Inc.
P.O. Box 1026
17121 Nichols Street
Huntington Beach, CA 92647-1026

RE: Notice of Violation P13307
District Rule 402

Dear Mr. Campbell:

Thank you for your response to my request for information; that response was helpful in my evaluation of the violation. I suggest that we settle the matter at this early stage of the proceedings:

1. Rainbow Disposal Co., Inc. shall be released from any and all claims or penalties arising from the incident referred to in NOV P13307.
2. This settlement is the compromise of the above-referenced disputed claims and shall never be treated as an admission of liability by either party for any purpose.

ATTACHMENT NO. 6-104

Rainbow Disposal Co., Inc.

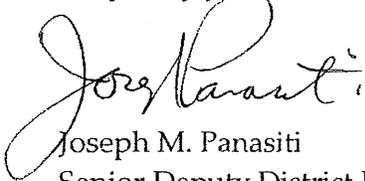
March 20, 2008

Page 2

3. Rainbow Disposal Co., Inc. shall pay the sum of \$3,500 to the District as and for civil penalties by **April 20, 2008**.
4. If timely payment is not made, the Agreement is void and the District may proceed on the underlying violations and seek the maximum penalties authorized by the Health and Safety Code.
5. The District reserves the right to rely upon the alleged violation and may offer proof thereof in connection with any future administrative or judicial proceeding.
6. This agreement is binding on any and all successors in interest to the owner/operator entering into this Settlement Agreement.

If these terms are acceptable to you, please have this letter signed and acknowledged by the appropriate person at Rainbow Disposal Co., Inc. and return this letter along with a check in the amount of \$3,500, made payable to SCAQMD by **April 20, 2008**. If I have not received your response by that date, this offer will be withdrawn, and I shall file a lawsuit.

Very truly yours,



Joseph M. Panasiti
Senior Deputy District Prosecutor

JMP:lmf

ATTACHMENT 7

Generation, Diversion and Disposal

Huntington Beach

| Year | Waste Generation Tons/Year | Waste Disposal Tons/Year | Waste Diverted Ton/Year | Population | Per Capita Generation Rate Pounds/Day | Per Capita Disposal Rate Pounds/Day | Per Capita Diversion Rate Pounds/Day | Percent Diverted |
|------|-------------------------------|-----------------------------|----------------------------|------------|---|---|--|------------------|
| 2003 | 703,311 | 245,498 | 457,813 | 196,900 | 19.6 | 6.8 | 12.8 | 65% |
| 2004 | 772,610 | 254,933 | 517,677 | 199,025 | 21.3 | 7.1 | 14.2 | 65% |
| 2005 | 793,717 | 261,074 | 532,643 | 200,023 | 21.7 | 7.2 | 14.5 | 67% |
| 2006 | 807,729 | 233,426 | 574,303 | 201,346 | 22.0 | 6.4 | 15.6 | 71% |

Note: The SB 1016 Per Capita Disposal Equivalent for 50% of average per capita generation from 2003 to 2006 is 10.6 lbs. per person per day.

ATTACHMENT 8

Arsenic Protocol

Protocol to Address Identified Low Levels of Arsenic in Soil at the Rainbow Disposal Facility at 17121 Nichols St., Huntington Beach

Key Reference Documents:

- Health Risk Characterization, Future Construction/Excavation Scenario, Exposure to Arsenic in Soil, Rainbow Disposal Co. Inc., 17121 Nichols Street, Huntington Beach, CA 92647 [Copeland/Fehling, 30 April 2007].
- Proposed Remedial Action Plan (RAP) [ESCI, 13 June 2007].
- Fire Department Conditional Approval of the Site Assessment Report and Soil Remediation Action Plan – Components 1a, 1b, 1c, Rainbow Disposal Facility Upgrade Project [HBFD, 21 June 2007].
- Response to Fire Department Conditional Approval of the Site Assessment Report and Soil Remediation Action Plan – Components 1a, 1b, 1c, Rainbow Disposal Facility Upgrade Project [ESCI, 28 June 2007].

Please Note:

- This protocol is intended to address only those on-site areas with identified arsenic issues. The project proponent must still abide by City Specification No. 431-92 (CS 431-92) for assessing non-arsenical compounds in soils at the site.
- If different conditions, areas of impact, or constituents of interest are suspected or detected during intrusive/remediation work at the site, the Huntington Beach Fire Department (HBFD) and Huntington Beach Public Works Department (HBPWD) shall be notified immediately and an appropriate course of action determined.
- Conformance with this protocol and CS 431-92 does not relieve the project proponent's responsibility regarding other concerned agency notification and/or approval.
- In the event of future amendments to this protocol, the most recent HBFD follow-up documentation shall supersede this protocol.

Protocol:

1. The HBFD has proposed a cleanup level of 10ppm of arsenic in soil for this site.
2. A Work Plan shall be submitted to the HBFD for approval in advance of each individual remediation effort undertaken at the site. This Work Plan should identify the location, depth, and number of soil samples collected during the site investigation work, soil sample results, proposed remedial actions, and the confirmation soil sampling program.

3. Soil samples should be analyzed for total arsenic by a State-licensed laboratory using US Environmental Protection Agency (EPA) Method 6010B.
4. Soil samples collected, regardless of depth, which report arsenic concentrations in excess of 20 ppm shall be reported to HBFD as soon as the data are available from the analytical laboratory. HBFD will evaluate the appropriateness, or not, of replacing this material on-site, regardless of depth.
5. Soil samples collected at depths of 9 feet below ground surface (bgs) or shallower which report arsenic concentrations greater than 10ppm but less than 20 ppm will be identified. This soil will be targeted for remediation on-site.
6. Overexcavation of the soil areas identified in No. 5 above will be to a suitable depth based on sample results such that all soil greater than 10 ppm, but less than 20 ppm, to depths of 9 feet bgs or shallower has been remediated. The overexcavation area is to be clearly delineated and documented. The total overexcavation depth and volume of soil shall be documented and reported to HBFD.
7. Remediation activities are to occur entirely within the specified and documented area. The remediation methodology is specified in the RAP prepared for the site. This includes the discing of the identified arsenic-impacted soil and mixing with on-site soil that has been identified to contain arsenic in concentrations that are less than 10 ppm.
8. Remediated soil is to be replaced and recompact within the delineated remediation area only. Once the soil is replaced and recompact, it will be tested in accordance with No. 9 below for confirmation of the remediation. Soils with arsenic concentrations greater than 20ppm will be overexcavated and placed in areas deeper than 18 inches and covered with clean remediated soil before recompact.
9. A confirmation sample will be collected from a depth of approximately 6 inches in each grid that has been remediated. The project proponent shall select, and document the rationale for, an appropriate number of soil samples based on the total volume of soil remediated. Prior to importing remediated soil or other clean soil to a grid for re-use, confirmation samples will be collected and analyzed for total arsenic concentrations to document that the soil is "verified clean" and that appropriate levels have been attained (arsenic concentrations below 10 ppm). Additionally, a confirmation sample will be collected and analyzed for total arsenic concentrations of the fill material once it is "in-place" on the receiving grid. Soil samples should be submitted for laboratory analysis of arsenic per No. 3 above.
10. Should the project proponent require import soil from an off-site source, the following protocol must be followed:

- a. Representative soil samples should be collected at the import source area while the potential import soil is still in place, and analyzed prior to its removal. Import soil that is not characterized at the source will need to be stockpiled either on or off-site until the appropriate analyses have been completed.
- b. The analysis and evaluation of the import soil should be based on the source of the material and knowledge of the prior land use. This approach will help to minimize the potential for introducing contaminated import soil to the project site through the selection and implementation of an appropriate laboratory analytical screening program.
- c. An appropriate number of samples should also be determined based on the approximate volume or area of soil to be imported.
- d. The project proponent shall provide HBFD with the information and documentation specified in No. 10 (a-c) above for approval prior to commencing any soil import operations.

ATTACHMENT 9

Arsenic Health Risk Assessment Supplement

Joan Valle

From: Ramos, Ricky [rramos@surfcity-hb.org]
Sent: Monday, February 02, 2009 2:10 PM
To: Joan Valle
Subject: FW: Question about Health Risk Assessment (HRA)

FYI.

-----Original Message-----

From: John McNamara [mailto:John@environstrategy.com]
Sent: Monday, February 02, 2009 11:45 AM
To: Ramos, Ricky; ClementsCC@aol.com; Jerry Moffatt
Subject: Question about Health Risk Assessment (HRA)

Hi Ricky,

Here's a response to your question about the HRA for the Rainbow site regarding arsenic in accordance with your request. As we discussed a 6 month duration of construction activities related to grading for the proposed new buildings at Rainbow's site was modeled in the HRA. The focus of the HRA is on exposure to arsenic from the soil that will be disturbed during the grading activities. We understand that you are concerned about sensitive receptors that live off-site during the grading for all the phases of construction that could be impacted by exposure to arsenic (mainly from the potential for dust from the site). You mentioned that there could be more than 6 months of construction when all of the grading events are add together. The main concern you have is the possibility of cumulative exposure from all the phases of construction that is modeled in the HRA.

First we believe that the construction related grading for the proposed improvements at the Rainbow site will be less than 6 months. This is based on the current proposed site improvement plans that have been submitted by Rainbow's architect to the City. Also the construction management company that is creating the project schedule evaluated the plans and came up with a preliminary schedule for planning and budgeting purposes. The result is that the amount of time anticipated for the grading of the various phases of construction is well under 6 months when added together. Therefore this is most likely a non-issue regarding the 6 month cumulative exposure since no one will likely ever be exposed to the grading for more than 6 months.

The other key issue related to this is the Rainbow has a dust control plan for both on-site waste processing operations and for the construction related activities, specifically soil work like the grading for the new buildings. The construction management company has a dust control plan specifically for the grading and has used it for the work that was recently completed. The dust control plan ensures that fugitive dust is controlled on-site and no visible dust is allowed to move off-site. Therefore the dust controls that are in place along with the dust control plan will likely result in almost no exposure for off-site receptors to dust and therefore no arsenic exposure.

The last part of the response is that there is not a cumulative effect from arsenic. Based on the current understanding of arsenic in the literature, arsenic does not accumulate in people at toxic levels. Instead any arsenic entering the body is expelled through normal functions such as releasing bodily fluids. Therefore the effects of arsenic should not be cumulative in people exposed to arsenic from the site soils. We believe that the risk to off-site receptors is very low to nil from exposure to arsenic in the soils on-site.

Please let me know if you have any questions or comments about this email.

Thanks, John

--

John McNamara, Vice President
Environ Strategy Consultants, Inc.
One Technology, Suite B-123
Irvine, CA 92618
Phone: 949.486.0884
Fax: 949.486.0885

john@environstrategy.com

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ATTACHMENT 10

Air Quality Modeling

Combined Summer Emissions Reports (Pounds/Day)

File Name: C:\Documents and Settings\mslavick\Application Data\Urbemis\Version9a\Projects\Rainbow Disposal OnSite Operation.urb924

Project Name: Rainbow Disposal Operation

Project Location: South Coast AQMD

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

AREA SOURCE EMISSION ESTIMATES

| | ROG | NOx | CO | SO2 | PM10 | PM2.5 | CO2 |
|-------------------------------|------|------|------|------|------|-------|--------|
| TOTALS (lbs/day, unmitigated) | 1.65 | 0.83 | 2.23 | 0.00 | 0.01 | 0.01 | 969.25 |

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

| | ROG | NOx | CO | SO2 | PM10 | PM2.5 | CO2 |
|-------------------------------|------|------|-------|------|------|-------|--------|
| TOTALS (lbs/day, unmitigated) | 1.39 | 2.95 | 20.31 | 0.00 | 0.26 | 0.09 | 402.75 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | ROG | NOx | CO | SO2 | PM10 | PM2.5 | CO2 |
|-------------------------------|------|------|-------|------|------|-------|----------|
| TOTALS (lbs/day, unmitigated) | 3.04 | 3.78 | 22.54 | 0.00 | 0.27 | 0.10 | 1,372.00 |

2/12/2009 4:13:30 PM

Area Source Unmitigated Detail Report:

AREA SOURCE EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| Source | ROG | NOx | CO | SO2 | PM10 | PM2.5 | CO2 |
|-------------------------------|------|------|------|------|------|-------|--------|
| Natural Gas | 0.06 | 0.81 | 0.68 | 0.00 | 0.00 | 0.00 | 966.44 |
| Hearth | | | | | | | |
| Landscape | 0.12 | 0.02 | 1.55 | 0.00 | 0.01 | 0.01 | 2.81 |
| Consumer Products | | | | | | | |
| Architectural Coatings | 1.47 | | | | | | |
| TOTALS (lbs/day, unmitigated) | 1.65 | 0.83 | 2.23 | 0.00 | 0.01 | 0.01 | 969.25 |

Area Source Changes to Defaults

Operational Unmitigated Detail Report:

OPERATIONAL EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| Source | ROG | NOX | CO | SO2 | PM10 | PM25 | CO2 |
|-------------------------------|------|------|-------|------|------|------|--------|
| General heavy industry | 1.39 | 2.95 | 20.31 | 0.00 | 0.26 | 0.09 | 402.75 |
| TOTALS (lbs/day, unmitigated) | 1.39 | 2.95 | 20.31 | 0.00 | 0.26 | 0.09 | 402.75 |

Operational Settings:

Does not include correction for passby trips

Does not include double counting adjustment for internal trips

Analysis Year: 2010 Temperature (F): 80 Season: Summer

Emfac: Version : Emfac2007 V2.3 Nov 1 2006

Summary of Land Uses

| Land Use Type | Acres | Trip Rate | Unit Type | No. Units | Total Trips | Total VMT |
|------------------------|-------|------------|-----------|-----------|-------------|-----------|
| General heavy industry | 2.29 | 1000 sq ft | 250.50 | 573.64 | 114.73 | 114.73 |
| | | | | 573.64 | | 114.73 |

Vehicle Fleet Mix

| Vehicle Type | Percent Type | Non-Catalyst | Catalyst | Diesel |
|-------------------------------------|--------------|--------------|----------|--------|
| Light Auto | 0.0 | 1.2 | 98.6 | 0.2 |
| Light Truck < 3750 lbs | 0.0 | 2.7 | 94.6 | 2.7 |
| Light Truck 3751-5750 lbs | 0.0 | 0.4 | 99.6 | 0.0 |
| Med Truck 5751-8500 lbs | 0.0 | 0.9 | 99.1 | 0.0 |
| Lite-Heavy Truck 8501-10,000 lbs | 0.0 | 0.0 | 81.2 | 18.8 |
| Lite-Heavy Truck 10,001-14,000 lbs | 0.0 | 0.0 | 60.0 | 40.0 |
| Med-Heavy Truck 14,001-33,000 lbs | 100.0 | 0.0 | 22.2 | 77.8 |
| Heavy-Heavy Truck 33,001-60,000 lbs | 0.0 | 0.0 | 0.0 | 100.0 |
| Other Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Urban Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Motorcycle | 0.0 | 67.9 | 32.1 | 0.0 |
| School Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Motor Home | 0.0 | 0.0 | 88.9 | 11.1 |

TravelConditions

| | Residential | | | | Commercial | | |
|---------------------------------------|-------------|-----------|------------|---------|------------|----------|--|
| | Home-Work | Home-Shop | Home-Other | Commute | Non-Work | Customer | |
| Urban Trip Length (miles) | 0.2 | 0.2 | 0.2 | 0.2 | 0.2 | 0.2 | |
| Rural Trip Length (miles) | 0.2 | 0.2 | 0.2 | 0.2 | 0.2 | 0.2 | |
| Trip speeds (mph) | 25.0 | 25.0 | 25.0 | 25.0 | 25.0 | 25.0 | |
| % of Trips - Residential | 32.9 | 18.0 | 49.1 | | | | |
| % of Trips - Commercial (by land use) | | | | 90.0 | 5.0 | 5.0 | |
| General heavy industry | | | | | | | |

Combined Summer Emissions Reports (Pounds/Day)

File Name: C:\Documents and Settings\mslavick\Application Data\Urbemis\Version9a\Projects\Rainbow Disposal Operation Revised2009.urb924

Project Name: Rainbow Disposal Operation Revision 02-2009

Project Location: South Coast AQMD

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

AREA SOURCE EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 1.65 | 0.83 | 2.23 | 0.00 | 0.01 | 0.01 | 969.25 |

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 4.34 | 38.13 | 16.24 | 0.27 | 12.97 | 3.16 | 28,380.28 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 5.99 | 38.96 | 18.47 | 0.27 | 12.98 | 3.17 | 29,349.53 |

2/12/2009 3:00:16 PM

Area Source Unmitigated Detail Report:

AREA SOURCE EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|--------------------------------------|-------------|-------------|-------------|-------------|-------------|--------------|---------------|
| Natural Gas | 0.06 | 0.81 | 0.68 | 0.00 | 0.00 | 0.00 | 966.44 |
| Hearth | | | | | | | |
| Landscape | 0.12 | 0.02 | 1.55 | 0.00 | 0.01 | 0.01 | 2.81 |
| Consumer Products | | | | | | | |
| Architectural Coatings | 1.47 | | | | | | |
| TOTALS (lbs/day, unmitigated) | 1.65 | 0.83 | 2.23 | 0.00 | 0.01 | 0.01 | 969.25 |

Area Source Changes to Defaults

Operational Unmitigated Detail Report:

OPERATIONAL EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOX</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM25</u> | <u>CO2</u> |
|--------------------------------------|-------------|--------------|--------------|-------------|--------------|-------------|------------------|
| General heavy industry | 4.34 | 38.13 | 16.24 | 0.27 | 12.97 | 3.16 | 28,380.28 |
| TOTALS (lbs/day, unmitigated) | 4.34 | 38.13 | 16.24 | 0.27 | 12.97 | 3.16 | 28,380.28 |

Operational Settings:

Includes correction for passby trips

2/12/2009 3:00:16 PM

Includes the following double counting adjustment for internal trips:

Residential Trip % Reduction: 0.00 Nonresidential Trip % Reduction: 0.00

Analysis Year: 2030 Temperature (F): 80 Season: Summer

Emfac: Version : Emfac2007 V2.3 Nov 1 2006

Summary of Land Uses

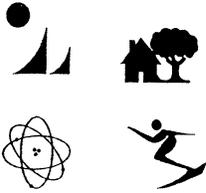
| Land Use Type | Acreage | Trip Rate | Unit Type | No. Units | Total Trips | Total VMT |
|------------------------|---------|-----------|------------|-----------|-------------|-----------|
| General heavy industry | | 2.29 | 1000 sq ft | 250.50 | 573.64 | 6,695.99 |
| | | | | | 573.64 | 6,695.99 |

Vehicle Fleet Mix

| Vehicle Type | Percent Type | Non-Catalyst | Catalyst | Diesel |
|-------------------------------------|--------------|--------------|----------|--------|
| Light Auto | 0.0 | 1.2 | 98.6 | 0.2 |
| Light Truck < 3750 lbs | 0.0 | 2.7 | 94.6 | 2.7 |
| Light Truck 3751-5750 lbs | 0.0 | 0.4 | 99.6 | 0.0 |
| Med Truck 5751-8500 lbs | 0.0 | 0.9 | 99.1 | 0.0 |
| Lite-Heavy Truck 8501-10,000 lbs | 0.0 | 0.0 | 81.2 | 18.8 |
| Lite-Heavy Truck 10,001-14,000 lbs | 0.0 | 0.0 | 60.0 | 40.0 |
| Med-Heavy Truck 14,001-33,000 lbs | 0.0 | 0.0 | 22.2 | 77.8 |
| Heavy-Heavy Truck 33,001-60,000 lbs | 100.0 | 0.0 | 0.0 | 100.0 |
| Other Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Urban Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Motorcycle | 0.0 | 67.9 | 32.1 | 0.0 |
| School Bus | 0.0 | 0.0 | 0.0 | 100.0 |
| Motor Home | 0.0 | 0.0 | 88.9 | 11.1 |

Travel Conditions

| | Residential | | | | Commercial | |
|---------------------------------------|-------------|-----------|------------|---------|------------|----------|
| | Home-Work | Home-Shop | Home-Other | Commute | Non-Work | Customer |
| Urban Trip Length (miles) | 12.7 | 7.0 | 9.5 | 13.3 | 7.4 | 8.9 |
| Rural Trip Length (miles) | 17.6 | 12.1 | 14.9 | 15.4 | 9.6 | 12.6 |
| Trip speeds (mph) | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 |
| % of Trips - Residential | 32.9 | 18.0 | 49.1 | | | |
| % of Trips - Commercial (by land use) | | | | 90.0 | 5.0 | 5.0 |
| General heavy industry | | | | | | |



City of Huntington Beach

2000 MAIN STREET

CALIFORNIA 92648

DEPARTMENT OF PLANNING

December 23, 2008

Richard Harlow
1724 Main St.
Huntington Beach, CA 92648

SUBJECT: MITIGATED NEGATIVE DECLARATION NO. 06-006/CONDITIONAL USE PERMIT NO. 06-030/VARIANCE NO. 08-011 (RAINBOW DISPOSAL) – 17121 NICHOLS ST. PROJECT IMPLEMENTATION CODE REQUIREMENTS

Dear Mr. Harlow,

In order to assist you with your development proposal, staff has reviewed the project and identified applicable city policies, standard plans, and development and use requirements, excerpted from the City of Huntington Beach Zoning & Subdivision Ordinance and Municipal Codes. This list is intended to help you through the permitting process and various stages of project implementation.

It should be noted that this requirement list is in addition to any "conditions of approval" adopted by the Planning Commission. Please note that if the design of your project or site conditions change, the list may also change.

The attached project implementation code requirements may be appealed to the Planning Commission as a matter separate from the associated entitlement(s) within ten calendar days of the approval of the project pursuant to the Huntington Beach Zoning and Subdivision Ordinance Section 248.24. The appeal fee is \$494.00.

If you would like a clarification of any of these requirements, an explanation of the Huntington Beach Zoning & Subdivision Ordinance and Municipal Codes, or believe some of the items listed do not apply to your project, and/or you would like to discuss them in further detail, please contact me at rramos@surfcity-hb.org or 714-536-5624 and/or the respective source department contact person below.

Sincerely,


Ricky Ramos
Senior Planner

Enclosure

cc: Jerry Moffatt, Rainbow Disposal
Jason Kwak, Building and Safety Department – 714-536-5278
Darin Maresh, Fire Department – 714-536-5531
Steve Bogart, Public Works – 714-374-1692
Herb Fauland, Planning Manager
Jason Kelley, Senior Planner
Project File

G:\Ramos\06-030 (17121 Nichols St) Rainbow Disposal\Dept Comments\Rainbow Code Requirements Cover.doc



HUNTINGTON BEACH PLANNING DEPARTMENT

PROJECT IMPLEMENTATION CODE REQUIREMENTS

DATE: DECEMBER 18, 2008
PROJECT NAME: RAINBOW DISPOSAL
PLANNING APPLICATION NO. PLANNING APPLICATION NO. 2006-180
ENTITLEMENTS: MITIGATED NEGATIVE DECLARATION NO. 2006-006/CONDITIONAL USE PERMIT NO. 2006-030/VARIANCE NO. 2008-011/DESIGN REVIEW NO. 2006-030
DATE OF PLANS: December 11, 2008
PROJECT LOCATION: 17121 NICHOLS ST.
PLAN REVIEWER: RICKY RAMOS, SENIOR PLANNER ^{RP}
TELEPHONE/E-MAIL: 714-536-5624 / RRAMOS@SURFCITY-HB.ORG

PROJECT DESCRIPTION: **EA** - To analyze the potential environmental impacts associated with the proposed project. **CUP** - To allow a phased expansion of the existing facilities to include approximately 193,150 square feet of new building area including two transfer stations, a secondary recycling building, office, and enclosure of existing MRF canopy. Rainbow's capacity is proposed to increase from the current 2,800 tons per day (TPD) to 4,000 TPD in a manner that would allow ongoing operations during construction. In addition, several functions that currently occur outdoors will be improved and enclosed, reducing noise and odor. **VAR** - To allow a building height of 50 feet measured from the top of the highest adjacent curb along Nichols Street (i.e. datum) to the roof peak/top of parapet in lieu of the maximum permitted height of 42 feet to the roof peak and 46 feet to the top of the parapet. **DRB** - To review the design, colors, and materials for the project.

The following is a list of code requirements deemed applicable to the proposed project based on plans stated above. The list is intended to assist the applicant by identifying requirements which must be satisfied during the various stages of project permitting and implementation. A list of conditions of approval adopted by the Planning Commission in conjunction with the requested entitlement(s), if any, will also be provided upon final project approval. If you have any questions regarding these requirements, please contact the Plan Reviewer.

CONDITIONAL USE PERMIT NO. 2006-030/VARIANCE NO. 2008-011:

1. The site plan, floor plans, and elevations approved by the Planning Commission shall be the conceptually approved design with the following modifications:
 - a. New parking spaces shall comply with Chapter 231 of the Zoning and Subdivision Ordinance including but not limited to striping, dimensions, aisle ways and Title 24, California Administrative Code.

- b. Depict all utility apparatus, such as but not limited to, back flow devices and Edison transformers on the site plan. Utility meters shall be screened from view from public right-of-ways. Electric transformers in a required front or street side yard shall be enclosed in subsurface vaults. Backflow prevention devices shall be prohibited in the front yard setback and shall be screened from view.
 - c. All exterior mechanical equipment shall be screened from view on all sides. Rooftop mechanical equipment shall be setback a minimum of 15 feet from the exterior edges of the building. Equipment to be screened includes, but is not limited to, heating, air conditioning, refrigeration equipment, plumbing lines, ductwork and transformers. Said screening shall be architecturally compatible with the building in terms of materials and colors. If screening is not designed specifically into the building, a rooftop mechanical equipment plan showing proposed screening must be submitted for review and approval with the application for building permit(s).
 - d. Depict the location of all gas meters, water meters, electrical panels, air conditioning units, mailboxes (as approved by the United States Postal Service), and similar items on the site plan and elevations. If located on a building, they shall be architecturally integrated with the design of the building, non-obtrusive, not interfere with sidewalk areas and comply with required setbacks.
 - e. All parking area lighting shall be energy efficient and designed so as not to produce glare on adjacent residential properties. Security lighting shall be provided in areas accessible to the public during nighttime hours, and such lighting shall be on a time-clock or photo-sensor system. **(HBZSO 231.18(C))**
 - f. New landscape areas shall comply with Chapter 232 including but not limited to required dimensions, step off area, and provision of two feet of landscaped parking overhang.
 - g. Bicycle parking facilities shall be provided in accordance with the provisions of HBZSO Section 231.20 – *Bicycle Parking*.
 - h. The project shall comply with HBZSO Section 230.36 – *Transportation Demand Management*.
 - i. All new walls and retaining walls shall comply with HBZSO Section 230.88. Deviations will require a Conditional Use Permit from the Zoning Administrator.
 - j. Site plan and building elevations shall include highest top of curb information along the front property line on Nichols (datum).
2. Prior to issuance of demolition permits, the following shall be completed:
- a. The applicant shall follow all procedural requirements and regulations of the South Coast Air Quality Management District (SCAQMD) and any other local, state, or federal law regarding the removal and disposal of any hazardous material including asbestos, lead, and PCBs. These requirements include but are not limited to: survey, identification of removal methods, containment measures, use and treatment of water, proper truck hauling, disposal procedures, and proper notification to any and all involved agencies.
 - b. Pursuant to the requirements of the South Coast Air Quality Management District, an asbestos survey shall be completed.
 - c. The applicant shall complete all Notification requirements of the South Coast Air Quality Management District.
 - d. The City of Huntington Beach shall receive written verification from the South Coast Air Quality Management District that the Notification procedures have been completed.
 - e. All asbestos shall be removed from all buildings prior to demolition of any portion of any building.

3. Prior to issuance of grading permits, the following shall be completed:
 - a. At least 14 days prior to any grading activity, the applicant/developer shall provide notice in writing to property owners of record and tenants of properties within a 500-foot radius of the project site as noticed for the public hearing. The notice shall include a general description of planned grading activities and an estimated timeline for commencement and completion of work and a contact person name with phone number. Prior to issuance of the grading permit, a copy of the notice and list of recipients shall be submitted to the Planning Department.
 - b. Blockwall/fencing plans (including a site plan, section drawings, and elevations depicting the height and material of all retaining walls, walls, and fences) consistent with the grading plan shall be submitted to and approved by the Planning Department for any new or replacement walls proposed. Double walls shall be avoided to the greatest extent feasible. Applicant shall coordinate with adjacent property owners and make reasonable attempts to construct one common property line wall. If coordination between property owners cannot be accomplished, the applicant shall construct proposed walls located entirely within the subject property and with a two (2) inch maximum separation from the property line. Prior to the construction of any new walls, a plan must be submitted identifying the removal of any existing walls located on the subject property. Any removal of walls on private residential property and construction of new common walls shall include approval by property owners of adjacent properties. The plans shall identify materials, seep holes and drainage.
4. Prior to submittal for building permits, the following shall be completed:
 - a. Zoning entitlement conditions of approval, code requirements identified herein and code requirements identified in separately transmitted memorandum from the Departments of Building & Safety, Fire and Public Works shall be printed verbatim on one of the first three pages of all the working drawing sets used for issuance of building permits (architectural, structural, electrical, mechanical and plumbing) and shall be referenced in the sheet index. The minimum font size utilized for printed text shall be 12 point.
 - b. Submit three (3) copies of the site plan and floor plans and the processing fee to the Planning Department for addressing purposes.
5. Prior to issuance of building permits, the following shall be completed:
 - a. An interim parking and building materials storage plan shall be submitted to the Planning Department to assure adequate parking and restroom facilities are available for employees, customers and contractors during the project's construction phase and that adjacent properties will not be impacted by their location. The plan shall also be reviewed and approved by the Fire Department and Public Works Department. The applicant shall obtain any necessary encroachment permits from the Department of Public Works.
 - b. All new commercial and industrial development and all new residential development not covered by Chapter 254 of the Huntington Beach Zoning and Subdivision Ordinance, except for mobile home parks, shall pay a park fee, pursuant to the provisions of HBZSO Section 230.20 – *Payment of Park Fee*. The fees shall be paid and calculated according to a schedule adopted by City Council resolution (*City of Huntington Beach Planning Department Fee Schedule*).
6. During demolition, grading, site development, and/or construction, the following shall be adhered to:
 - a. Construction equipment shall be maintained in peak operating condition to reduce emissions.
 - b. Use low sulfur (0.5%) fuel by weight for construction equipment.

- c. Truck idling shall be prohibited for periods longer than 10 minutes.
 - d. Attempt to phase and schedule activities to avoid high ozone days first stage smog alerts.
 - e. Discontinue operation during second stage smog alerts.
 - f. Ensure clearly visible signs are posted on the perimeter of the site identifying the name and phone number of a field supervisor to contact for information regarding the development and any construction/ grading activity.
 - g. All Huntington Beach Zoning and Subdivision Ordinance and Municipal Code requirements including the Noise Ordinance. All activities including truck deliveries associated with construction, grading, remodeling, or repair shall be limited to Monday - Saturday 7:00 AM to 8:00 PM. Such activities are prohibited Sundays and Federal holidays.
7. The structure(s) cannot be occupied, the final building permit(s) and Certificate of Occupancy cannot be approved, and utilities cannot be released until the following has been completed:
- a. All improvements must be completed in accordance with approved plans, except as provided for by conditions of approval.
 - b. The applicant shall obtain the necessary permits from the South Coast Air Quality Management District and submit a copy to Planning Department.
 - c. Compliance with all conditions of approval specified herein shall be verified by the Planning Department.
 - d. All building spoils, such as unusable lumber, wire, pipe, and other surplus or unusable material, shall be disposed of at an off-site facility equipped to handle them.
8. Only the uses described in the narratives dated July 25, 2006 and December 9, 2008 shall be permitted.
9. The Development Services Departments (Building & Safety, Fire, Planning and Public Works) shall be responsible for ensuring compliance with all applicable code requirements and conditions of approval. The Director of Planning may approve minor amendments to plans and/or conditions of approval as appropriate based on changed circumstances, new information or other relevant factors. Any proposed plan/project revisions shall be called out on the plan sets submitted for building permits. Permits shall not be issued until the Development Services Departments have reviewed and approved the proposed changes for conformance with the intent of the Planning Commission's action. If the proposed changes are of a substantial nature, an amendment to the original entitlement reviewed by the Planning Commission may be required pursuant to the provisions of HBZSO Section 241.18.
10. The applicant and/or applicant's representative shall be responsible for ensuring the accuracy of all plans and information submitted to the City for review and approval.
11. Mitigated Negative Declaration No. 2006-006/Conditional Use Permit No. 2006-030/Variance No. 2008-011 shall not become effective until the ten calendar day appeal period following the approval of the entitlements has elapsed.
12. Mitigated Negative Declaration No. 2006-006/Conditional Use Permit No. 2006-030/Variance No. 2008-011 shall become null and void unless exercised within one year of the date of final approval or such extension of time as may be granted by the Director pursuant to a written request submitted to the Planning Department a minimum 30 days prior to the expiration date.

13. The Planning Commission reserves the right to revoke Mitigated Negative Declaration No. 2006-006/Conditional Use Permit No. 2006-030/Variance No. 2008-011 pursuant to a public hearing for revocation, if any violation of the conditions of approval, Huntington Beach Zoning and Subdivision Ordinance or Municipal Code occurs.
14. The project shall comply with all applicable requirements of the Municipal Code, Building & Safety Department and Fire Department, as well as applicable local, State and Federal Fire Codes, Ordinances, and standards, except as noted herein.
15. Construction shall be limited to Monday – Saturday 7:00 AM to 8:00 PM. Construction shall be prohibited Sundays and Federal holidays.
16. The applicant shall submit a check in the amount of \$50.00 for the posting of the Notice of Determination at the County of Orange Clerk's Office. The check shall be made out to the County of Orange and submitted to the Planning Department within two (2) days of the Planning Commission's approval of entitlements.
17. All landscaping shall be maintained in a neat and clean manner, and in conformance with the HBZSO. Prior to removing or replacing any landscaped areas, check with the Departments of Planning and Public Works for Code requirements. Substantial changes may require approval by the Planning Commission.



**CITY OF HUNTINGTON BEACH
DEPARTMENT OF BUILDING & SAFETY
PROJECT IMPLEMENTATION CODE REQUIREMENTS**

DATE: December 11, 2008
PROJECT NAME: Rainbow Disposal
PLANNING APPLICATION NO: 2006-0180
ENTITLEMENTS: ENVIRONMENTAL ASSESSMENT NO. 2006-006/CONDITIONAL USE PERMIT NO. 2006—030
DATE OF PLANS: August 7, 2008
PROJECT LOCATION: 17121 Nichols St.
PROJECT PLANNER: Ricky Ramos, Senior Planner
PLAN REVIEWER: Jason Kwak, Plan Check Engineer
TELEPHONE/E-MAIL: (714) 536-5278 / jkwak@surfcity-hb.org

PROJECT DESCRIPTION: EA - To analyze the potential environmental impacts associated with the proposed project. CUP - To allow a phased expansion of the existing transfer station and material recovery facility (MRF) to include approximately 193,150 square feet of new building area including two transfer stations, a secondary recycling building, office, and enclosure of existing MRF canopy. Rainbow's capacity is proposed to increase from the current 2,800 tons per day (TPD) to 4,000 TPD in a manner that would allow ongoing operations during construction. In addition, several functions that currently occur outdoors will be improved and enclosed, reducing noise and odor.

The following is a list of code requirements deemed applicable to the proposed project based on plans received as stated above. The list is intended to assist the applicant by identifying requirements which must be satisfied during the various stages of project permitting and implementation. This list is not intended to be a full and complete list and serves only to highlight possible building code issues on the proposed preliminary plans. Electrical, plumbing, and mechanical items are not included in this review. If you have any questions regarding these comments, please contact the plan reviewer.

I. SPECIAL CONDITIONS:

1. None

II. CODE ISSUES BASED ON PLANS & DRAWINGS SUBMITTED:

1. Project shall comply with the 2007 California Building Code, 2007 California Mechanical Code, 2007 California Plumbing Code, 2007 California Electrical Code, 2007 California Energy Code and the Huntington Beach Municipal Code (HBMC). Compliance to all applicable state and local codes is required prior to issuance of building permit.
2. The previous comments from 8/15/06 still apply however please note that the applicable codes have changed to those listed above.



CITY OF HUNTINGTON BEACH

INTER-DEPARTMENT COMMUNICATION

TRANSMITTED TO APP.
VIA E-MAIL (PDF)
08-17-06

From: Jason Kwak (Building & Safety Dept.) **Extension:** 5278
To: Ron Santos **Dated:** 8/15/06

Project Location: 17121 Nichols St.
Comments for: To permit a master plan for various facility improvements at the Rainbow Disposal transfer station

Petition: CUP-2006-030 **File No.:** 2006-0180-B01

The following are comments to the file (petition) identified above. This list is not a plan check correction list. General information is provided to help facilitate the development by giving you up front information on building code issues, City policies, and other codes or laws as they apply to your project. Please review the comments below before you submit for plan check. Allow 15 working days for first corrections.

If you incorporated the information below, you must next submit for plan check of structural and building code requirements. You may obtain all required forms and information for plan check review and permit applications on the 3rd floor of City Hall.

M/E/P plan checking is a separate plan check process.

The approval of plans and specifications does not permit the violation of any section of the Building Code, or other local ordinance or state law.

Please include the following issues in the design of your project to reduce plan check corrections and improve turn around time.

Note to Planner: Please remind applicant to attach a copy of this list to the Plan Check Submittal Documents to help expedite plan check response and reduce corrections.

I. Special Conditions:

The following items need to be made apart of the Conditions of Approval for this project for plan check submittal documents:

- None

II. Code Issues:

General:

1. Plans are incomplete. Building code analysis per 2001 California Building Code is required to review compliance with allowable areas, allowable heights, setbacks and exiting for the new buildings. Please provide complete building code analysis for review.

We are available to meet with the designer to review project so that we can be assured that the project is build-able or will not necessitate major changes after the project is submitted to plan check.

2. Plan submittal documents must include "Conditions of Approval".
3. Project to comply with the 2001 CBC, CMC, CPC, 2004 CEC and the HBMC.
4. Sprinkling will be required when the total area exceeds 5000 SF.
5. Contact Fire Department for possible Methane Barrier requirements.
6. Plans must be prepared and stamped and wet signed by a California licensed Architect and Engineer.
7. All new areas must meet the Energy Standards of the State of California Building Code 2005 edition. Energy forms must be provided and reproduced on the plans. See California Building Code - 2001© section 310.11 for areas requiring heating.
8. A copy of the approved "Grading Plan" by Planning and Public Works must be attached to the approved sets of construction plans prior to issuance of building permits.
9. The **grading plan** shall be reviewed and approved by the architect for all site accessibilities. A statement, by the architect, shall be put on the grading plans stating that the plans have been reviewed and approved for all site accessibilities.
10. The minimum modified yard provided shall not impacted any new or existing building for:
 - 10.1. Exterior wall and opening protection requirements per CBC Section 503
 - 10.2. Eaves and projections per CBC Sections 503.2 and 705
 - 10.3. Allowable area increase per CBC Section 505
 - 10.4. Parapet requirements per CBC Section 709.4
 - 10.5. Exiting requirements per CBC Chapter 10

Information on Plans:

11. Provide Building Code Analysis on the plans (Title Sheet) to show compliance with California Building Code ©, 2001 edition for:
 - 11.1. Determine the OCCUPANCY CLASSIFICATION: Compute the floor area and occupant load of the buildings. Determine the occupancy group for each use. See Chapter 3.

- 11.2. Determine the ALLOWABLE FLOOR AREA: See Chapter 5.
 - 11.3. Determine the TYPE OF CONSTRUCTION: See Chapter 6.
 - 11.4. Determine LOCATION ON PROPERTY: See Chapters 5 and 6 and Table 5A.
 - 11.5. Determine HEIGHT AND NUMBER OF STORIES: See Section 209 and 220. See also Table 5B and Section 506.
 - 11.6. Conform with the occupancy requirements in Sections 303 through 312.
 - 11.7. Conform with the type of construction requirements in chapter 6.
 - 11.8. Conform with the exiting requirements in chapter 10 and any common and/or public areas in Chapters 11A and 11B.
 - 11.9. Conform with all other portions of the code including chapters 4, 7 through 11, 14, 15, 24 through 26, and 30 through 33 and the appendix.
 - 11.10. Analysis for meeting the setback requirements by California Building Code © Section 1633.2.11 for setback distance requirements to property line walls or distance between buildings on the same lot. Show provided setback distance meets or exceeds required minimum setback.
12. Provide on the plans required wall and opening protection and fire resistance of wall and parapet due to location on property. See California Building Code © Section 503 and Table 5-A.
 13. Clearly show distance to all interior property lines and centerline of streets.
 14. Show clear distance to other buildings on the same property and overhangs.
 15. Occupancy classification of all areas needs to be stated. Hazardous chemical storage must be designed for the concentrations stored and in use. Hazardous chemical amounts must be indicated on the plans for location. Provide information for quantity and the nature of the hazardous chemicals and containment measures required by both the fire codes and building codes. OSHA Safety Data sheets must be provided as a plan check document. Reactive chemicals must be separated and the separation requirement clearly indicated on the plans.

Accessibility Standards:

16. If project does not meet the General Exemption provisions of (CBC Section 1134B.2.1), plans and details shall show full compliance with all applicable accessibility provisions of the CBC Chapter 11B.
17. All areas of newly designed or newly constructed buildings and facilities shall be made accessible to persons with disabilities as required. California Building Code © T24 Sec. 1101B.1.
18. This facility needs to meet the disabled access requirements of the State Building Code © for access.

19. All existing buildings and facilities, when alterations, structural repairs or additions are made to such buildings or facilities, shall comply with all provision of Division 1, New Buildings.
20. Temporary buildings or facilities are not permanent construction but are extensively used or are essential for public use for a period of time. Such buildings or facilities are to be made accessible.
21. Show on the plans access for the disabled is provided and meets current code. Required access features or facilities not meeting the current requirements must be upgraded. Provide a complete disabled access plan and list all required items and status of meeting current compliance standards.

Soils Report Requirements:

22. Soils report required for this site and must include:
 - 22.1. Liquefaction analysis and recommendations
 - 22.2. Show distance to fault(s) and classify fault type and soil type used by the California Building Code © for seismic design
 - 22.3. Report for protection of buried pipe due to corrosion. Recommendations must provide specific method to install protective materials or devices

6. THE FOLLOWING CONDITIONS SHALL BE MET PRIOR TO ISSUANCE OF BUILDING PERMITS:

1. Proof of soil compliance or clean up is required. All soils shall conform to City Specification # 431-92 Soil Clean-Up Standards, and testing results must be submitted, and approved by the Fire Department prior to issuance of a grading or building permit. **(FD)**
2. Facility Fire Risk Evaluation shall be provided. A comprehensive evaluation or analysis of the proposed facility and all related processes, material handling/transfer/conveying apparatus and other equipment shall be compiled and an appropriate Fire Protection System Plan designed for the facility by a fire protection engineer. The plan shall include fire sprinklers, alarms, required fire flow, hydrants, smoke detection and removal, combustible gas detection, fireproofing, and appropriate area separations. **(FD)**
3. Commercial automatic fire sprinkler system required. Separate plans (three sets) shall be submitted to the Building Department for permits and Fire Department approval. The system shall provide water flow, tamper and trouble alarms, manual pull stations, interior and exterior horns and strobes, and 24-hour central station monitoring. Reference compliance with City Specification # 420 - Automatic Fire Sprinkler Systems in the plan notes. **(FD)**
4. Fire department connection (FDC) to the automatic fire sprinkler system shall be located to the front of the building within 150 feet of a properly rated fire hydrant. Portray FDC location on the site plan. **(FD)**
5. Fire hydrants must be portrayed on the site plan, and be installed/ in service before combustible construction begins. Shop drawings shall be submitted to the Public Works Department and approved by the Fire Department. **(FD)**
6. Fire extinguishers shall be installed and located in all areas to comply with Huntington Beach Fire Code standards found in City Specification #424. The minimum required dry chemical fire extinguisher size is 2A 10BC and shall be installed within 75 feet travel distance to all portions of the building. Extinguishers are required to be serviced or replaced annually. **(FD)**
7. Commercial dumpsters or containers (dumpsters in-use at the facility, not ones located on-site as a result of the operation) with an individual capacity of 1.5 cubic yards (40.5 cubic feet) or more shall not be stored in buildings or placed within 5 feet of combustible walls, openings or combustible roof eave lines unless protected by an approved fire sprinkler system. **(FD)**
8. Fire access roads shall be provided and maintained in compliance with City Specification # 401, Minimum Standards for Fire Apparatus Access. **(FD)**
9. Fire lanes, as determined by the Fire Department, shall be posted, marked, and maintained per City Specification #415, Fire Lanes Signage and Markings on Private, Residential, Commercial and Industrial Properties. The site plan shall clearly identify all red fire lane curbs, both in location and length of run. The location of fire lane signs shall be depicted. **(FD)**

10. Main secured building entries shall utilize a KNOX[®] Fire Department Access Key Box, installed and in compliance with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. Please contact the Huntington Beach Fire Department Administrative Office at (714) 536-5411 for information. **(FD)**
11. Fire sprinkler system controls access shall be provided, utilizing a KNOX[®] Fire Department Access Key Box, installed and in compliance with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. The approximate location of the system controls shall be noted on the plans. **(FD)**
12. Secured vehicle entries shall utilize KNOX[®] activated access switches (Knox switches for automated gates, Knox padlocks for manual gates), and comply with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. **(FD)**
13. Elevators shall be sized to accommodate an ambulance gurney. Minimum interior dimensions are 6 feet 8 inches (80") wide by 4 feet 3 inches (51") deep. Minimum door opening dimensions are 3 feet 6 inches (42") wide right or left side opening. Center opening doors require a 4 feet 6 inches (54") width. **(FD)**
14. Paint spray booth. Separate plans (three sets) shall be submitted to the Building Department for permits and Fire Department permits and approval. **(FD)**
15. CNG filling stations shall be designed by persons competent in the design of CNG facilities and shall be in conformance with HBFC Articles 74 and 52 and appropriate NFPA requirements. **(FD)**
16. Address numbers shall be installed to comply with City Specification #428, Premise Identification. Number sets are required on front and rear of the structure. **(FD)**
17. GIS Mapping Information shall be provided to the Fire Department in compliance with GIS Department CAD Submittal Guideline requirements. Final site plot plan shall be submitted in digital format via CD rom. **(FD)**
18. All Fire Department requirements shall be referenced and noted on the Building Department plans. **(FD)**

7. THE STRUCTURE(S) CANNOT BE OCCUPIED, THE FINAL BUILDING PERMIT(S) CANNOT BE APPROVED, AND UTILITIES CANNOT BE RELEASED UNTIL THE FOLLOWING HAS BEEN COMPLETED:

1. Facility Fire Risk Evaluation provided and Fire Protection System Plan provided and implemented. **(FD)**
2. Commercial Automatic Fire Sprinkler System installed per City Specification # 420 - Automatic Fire Sprinkler Systems. **(FD)**
3. Fire Department Connection (FDC) to the automatic fire sprinkler system located to the front of the building within 150 feet of a properly rated fire hydrant. **(FD)**

4. Fire Hydrants installed/ in service. **(FD)**
5. Fire Extinguishers shall be installed and located in all areas to comply with Huntington Beach Fire Code standards found in City Specification #424. **(FD)**
6. Commercial Dumpsters or containers (in-use) with an individual capacity of 1.5 cubic yards (40.5 cubic feet) or more stored in buildings or placed within 5 feet of combustible walls, openings or combustible roof eave lines protected by an approved fire sprinkler system. **(FD)**
7. Fire Access Roads provided and maintained in compliance with City Specification # 401, Minimum Standards for Fire Apparatus Access. **(FD)**
8. Fire Lanes, as determined by the Fire Department, posted, marked, and maintained per City Specification #415, Fire Lanes Signage and Markings on Private, Residential, Commercial and Industrial Properties. **(FD)**
9. Main Secured Building Entries utilize a KNOX[®] Fire Department Access Key Box, installed and in compliance with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. **(FD)**
10. Fire Sprinkler System Controls access provided, utilizing a KNOX[®] Fire Department Access Key Box, installed and in compliance with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. **(FD)**
11. Secured Vehicle Entries utilize KNOX[®] activated access switches (Knox switches for automated gates, Knox padlocks for manual gates), and comply with City Specification #403, Fire Access for Pedestrian or Vehicular Security Gates & Buildings. **(FD)**
12. Elevators sized to accommodate an ambulance gurney. **(FD)**
13. Paint Spray Booth plans submitted and approved by the Building Department and Fire Department. **(FD)**
14. CNG filling stations in conformance with HBFC Articles 74 and 52. **(FD)**
15. Address Numbers installed to comply with City Specification #428, Premise Identification. **(FD)**
16. GIS Mapping Information provided to the Fire Department in compliance with GIS Department CAD Submittal Guideline requirements. **(FD)**
17. All Fire Department requirements shall be noted on the Building Department plans. **(FD)**
18. Discovery of soil contamination or underground pipelines, etc., must be reported to the Fire Department immediately and an approved work plan developed accordingly in compliance with City Specification #431-92 Soil Clean-Up Standards. **(FD)**

THE FOLLOWING CONDITIONS SHALL BE MAINTAINED DURING CONSTRUCTION:

1. Fire/Emergency Access And Site Safety shall be maintained during project construction phases in compliance with City Specification #426, Fire Safety Requirements for Construction Sites. (FD)

OTHER:

1. Outside City Consultants The Fire Department review of this project and subsequent plans may require the use of City consultants. The Huntington Beach City Council approved fee schedule allows the Fire Department to recover consultant fees from the applicant, developer or other responsible party. (FD)

Fire Department City Specifications may be obtained at:

Huntington Beach Fire Department Administrative Office
5th floor of City Hall
2000 Main Street
Huntington Beach, CA 92648
(714) 536-5411

or through the City's website at www.surfcity-hb.org

If you have any questions, please contact the Fire Prevention Division at (714) 536-5411.

SIGNED: _____ DATE: _____

S:\Prevention\1-Development\CUP's\Nichols 17121 Rainbow Disposal Master Plan PA# 2006-0180.doc

ATTACHMENT NO. 7.16



City of Huntington Beach

JAN 11 2008

HUNTINGTON BEACH PUBLIC WORKS DEPARTMENT

PROJECT IMPLEMENTATION CODE REQUIREMENTS

DATE: JANUARY 10, 2008
PROJECT NAME: RAINBOW DISPOSAL IMPROVEMENTS
ENTITLEMENTS: CUP 06-030
PLNG APPLICATION NO: 2006-0180
DATE OF PLANS: JULY 27, 2006
PROJECT LOCATION: 17121 NICHOLS STREET, HUNTINGTON BEACH
PROJECT PLANNER: RON SANTOS, ASSOCIATE PLANNER
TELEPHONE/E-MAIL: 714-536-5561 / RSANTOS@SURFCITY-HB.ORG
PLAN REVIEWER: JAMES WAGNER, SENIOR CIVIL ENGINEER *JRW*
TELEPHONE/E-MAIL: 714-536-5467 / JWAGNER@SURFCITY-HB.ORG

PROJECT DESCRIPTION: TO PERMIT A MASTER PLAN FOR VARIOUS FACILITY IMPROVEMENTS AT THE RAINBOW DISPOSAL TRANSFER STATION.

The following is a list of code requirements deemed applicable to the proposed project based on plans as stated above. The items below are to meet the City of Huntington Beach's Municipal Code (HBMC), Zoning and Subdivision Ordinance (ZSO), Department of Public Works Standard Plans (Civil, Water and Landscaping) and the American Public Works Association (APWA) Standards Specifications for Public Works Construction (Green Book), the Orange County Drainage Area management Plan (DAMP), and the City Arboricultural and Landscape Standards and Specifications. The list is intended to assist the applicant by identifying requirements which shall be satisfied during the various stages of project permitting, implementation and construction. If you have any questions regarding these requirements, please contact the Plan Reviewer or Project Planner.

This memo shall replace and supersede the memo dated August 23, 2006.
(Changes include the deletion of all "Prior to Demolition" requirements, the deletion of one "Prior to Grading Plan" requirement for the "relocation of on-site public water pipeline" since these items have been completed since the previous memo).

THE FOLLOWING DEVELOPMENT REQUIREMENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A GRADING PERMIT:

1. The site plan received and dated July 27, 2006 shall be the conditionally approved layout except for:

ATTACHMENT NO. 7.17

2. A Precise Grading Plan, prepared by a Licensed Civil Engineer, shall be submitted to the Public Works Department for review and approval. (MC 17.05/ZSO 230.84) The plans shall comply with Public Works plan preparation guidelines and include the following improvements on the plan:
 - a. Curb, gutter and sidewalk along the Nichols Street frontage shall be replaced at broken, gapped, uplifted or other locations that are of poor working condition as determined by Public Works inspection, per City Standard Plan Nos. 202 and 207. (ZSO 230.84)
 - b. The existing driveway approaches on Nichols Street shall be removed and replaced with an ADA compliant driveway approach per City Standard Plan No. 211. (ZSO 230.84)
 - c. A new sewer lateral(s) shall be installed connecting to the main in Nichols Street for any new facilities. If the new sewer lateral is not constructed at the same location as the existing lateral, then the existing lateral shall be severed and capped at the main or chimney. (ZSO 230.84)
 - d. All new water services proposed to serve the development shall connect to the 12-inch water line along Nichols Street.
 - i) A new domestic water service and meter shall be installed per Water Division Standards, and sized to meet the minimum requirements set by the California Plumbing Code (CPC). The water service shall be a minimum of 2-inch in size. (ZSO 230.84)
 - ii) A separate irrigation water service and meter shall be installed per Water Division Standards. The minimum service shall be 1-inch in size. (ZSO 230.84)
 - iii) If fire sprinklers are required by the Fire Department for the proposed development, a separate dedicated fire service line shall be installed. (ZSO 230.84)
 - e. A separate backflow protection device shall be installed per Water Division Standards for domestic, irrigation, and fire water services. (ZSO 255.04E)
 - f. The existing domestic and irrigation water services and meters shall be abandoned per Water Division Standards. (ZSO 230.84)
3. The developer shall submit to the Fire Department and Water Division for approval, a hydraulic water analyses to ensure that the fire service connection from the point of connection from the City water main in Nichols Street to the backflow protection device satisfies Water Division's standard requirements; and also to verify that the on-site pipeline diameter is adequately sized to satisfy the fire flow requirement.
4. The Property Owner shall quitclaim any existing water line easement dedicated to the City of Huntington Beach.
5. A new water utility easement shall be dedicated to and accepted by the City of Huntington Beach, covering the public water facilities and appurtenances located within the project site. The easement shall be a minimum total width of 10 feet clear (5 feet either side of the water pipeline or appurtenance), unobstructed paved or landscaped surface, pursuant to Water Division Standards. Where access is restricted or impacted by structures, walls, curbs, etc., the easement width shall be 20 feet to allow for equipment access and maintenance operations. No structures, parking spaces, trees, curbs, walls, sidewalks, etc., shall be allowed within the easement. No modifications to the water facilities and pavement located within the easement shall be allowed without proper notification and written approval from the City in advance. Such modifications may include, but are not limited to, connections to the water system, pavement overlay, parking lot re-

- striping, and parking lot reconfiguration. Utilities Division personnel shall have access to public water facilities and appurtenances at all times.
6. The Property Owner(s) shall enter into a Special Utility Easement Agreement with the City of Huntington Beach, for maintenance and control of the area within the public water pipeline easement, which shall address repair to any enhanced pavement, etc., if the public water pipelines and/or appurtenances require repair or maintenance. The Property Owner(s) shall be responsible for repair and replacement of any enhanced paving due to work performed by the City in the maintenance and repair of any water pipeline. (Resolution 2003-29)
 7. A Landscape and Irrigation Plan, prepared by a Licensed Landscape Architect shall be submitted to the Public Works Department for review and approval by the Public Works and Planning Departments. (ZSO 232.04)
 8. All landscape planting, irrigation and maintenance shall comply with the City Arboricultural and Landscape Standards and Specifications. (ZSO 232.04B)
 9. Landscaping plans should utilize native, drought-tolerant landscape materials where appropriate and feasible. (DAMP)
 10. Existing mature trees that are to be removed must be replaced at a 2 for 1 ratio with a 36" box tree or palm equivalent (13'-14' of trunk height for Queen Palms and 8'-9' of brown trunk).
 11. The Consulting Arborist (approved by the City Landscape Architect) shall review the final landscape tree planting plan and approve in writing the selection and locations proposed for new trees and the protection measures and locations of existing trees to remain. Said Arborist report shall be incorporated onto the Landscape Architect's plans as construction notes and/or construction requirements. The report shall include the Arborist's name, certificate number and the Arborist's wet signature on the final plan. (Resolution-4545)
 12. Storm Drain, Storm Water Pollution Prevention Plans (SWPPP) and Water Quality Management Plans (WQMP) conforming to the current National Pollution Discharge Elimination System (NPDES) requirements, prepared by a Licensed Civil Engineer, and shall be submitted to the Department of Public Works for review and approval. (DAMP)
 - a. A SWPPP shall be prepared and updated as needed during the course of construction to satisfy the requirements of each phase of the development. The plan shall incorporate all necessary Best Management Practices (BMPs) and other City requirements to eliminate polluted runoff until all construction work for the project is completed. The SWPPP shall include treatment and disposal of all de-watering operation flows and for nuisance flows during construction. (DAMP)
 - b. The applicant shall demonstrate that coverage has been obtained under California's General Permit for Stormwater Discharges Associated with Construction Activity by providing a copy of the Notice of Intent (NOI) submitted to the State Water Resources Control Board and a copy of the subsequent notification of the issuance of a Waste Discharge Identification (WDID) Number. (DAMP)
 13. A Project Water Quality Management Plan (WQMP) conforming to the City of Huntington Beach's Project WQMP Preparation Guidance Manual dated June 2006 and prepared by a Licensed Civil Engineer, shall be submitted to the Department of Public Works for review and acceptance and shall include the following:
 - a. Discusses regional or watershed programs (if applicable)

- b. Addresses Site Design BMPs (as applicable) such as minimizing impervious areas, maximizing permeability, minimizing directly connected impervious areas, creating reduced or "zero discharge" areas, and conserving natural areas
 - c. Incorporates the applicable Routine Source Control BMPs as defined in the Drainage Area Management Plan (DAMP)
 - d. Incorporates Treatment Control BMPs as defined in the DAMP
 - e. Generally describes the long-term operation and maintenance requirements for the Treatment Control BMPs
 - f. Identifies the entity that will be responsible for long-term operation and maintenance of the Treatment Control BMPs
 - g. Describes the mechanism for funding the long-term operation and maintenance of the Treatment Control BMPs
 - h. Includes an Operations and Maintenance (O&M) Plan for all structural BMPs
 - i. After incorporating plan check comments of Public Works, three final WQMPs (signed by the owner and the Registered Civil Engineer of record) shall be submitted to Public Works for acceptance. After acceptance, two copies of the final report shall be returned to applicant for the production of a single complete electronic copy of the accepted version of the WQMP on CD media that includes:
 - i) The 11" by 17" Site Plan in .TIFF format (400 by 400 dpi minimum).
 - ii) The remainder of the complete WQMP in .PDF format including the signed and stamped title sheet, owner's certification sheet, Inspection/Maintenance Responsibility sheet, appendices, attachments and all educational material.
 - j. The applicant shall return one CD media to Public Works for the project record file.
14. Indicate the type and location of Water Quality Treatment Control Best Management Practices (BMPs) on the Grading Plan consistent with the Project WQMP. The WQMP shall follow the City of Huntington Beach; Project Water Quality Management Plan Preparation Guidance Manual dated June 2006. The WQMP shall be submitted with the first submittal of the Grading Plan.
15. The Compressed Natural Gas (CNG) refueling station plan, when formalized at a later date, may have Traffic Department requirements.
16. A soils report, prepared by a Licensed Engineer shall be submitted for reference only. (MC 17.05.150)
17. If soil remediation is required, a remediation plan shall be submitted to the Planning, Public Works and Fire Departments for review and approval in accordance with City Specifications No. 431-92 and the conditions of approval. The plan shall include methods to minimize remediation-related impacts on the surrounding properties; details on how all drainage associated with the remediation efforts shall be retained on site and no wastes or pollutants shall escape the site; and shall also identify wind barriers around remediation equipment. (MC 17.05.150/FD Spec. 431-92)
18. The applicant's grading/erosion control plan shall abide by the provisions of AQMD's Rule 403 as related to fugitive dust control. (AQMD Rule 403)

**THE FOLLOWING DEVELOPMENT REQUIREMENTS SHALL BE COMPLIED WITH DURING
GRADING OPERATIONS:**

1. An Encroachment Permit is required for all work within the City's right-of-way. (MC 12.38.010/MC 14.36.030)
2. The developer shall coordinate the development of a truck haul route with the Department of Public Works if the import or export of material in excess of 5000 cubic yards is required. This plan shall include the approximate number of truck trips and the proposed truck haul routes. It shall specify the hours in which transport activities can occur and methods to mitigate construction-related impacts to adjacent residents. These plans must be submitted for approval to the Department of Public Works. (MC 17.05.210)
3. Water trucks will be utilized on the site and shall be available to be used throughout the day during site grading to keep the soil damp enough to prevent dust being raised by the operations. (California Stormwater BMP Handbook, Construction Wind Erosion WE-1)
4. All haul trucks shall arrive at the site no earlier than 8:00 a.m. or leave the site no later than 5:00 p.m., and shall be limited to Monday through Friday only. (MC 17.05)
5. Wet down the areas that are to be graded or that is being graded, in the late morning and after work is completed for the day. (WE-1/MC 17.05)
6. The construction disturbance area shall be kept as small as possible. (California Stormwater BMP Handbook, Construction Erosion Control EC-1) (DAMP)
7. All haul trucks shall be covered or have water applied to the exposed surface prior to leaving the site to prevent dust from impacting the surrounding areas. (DAMP)
8. Prior to leaving the site, all haul trucks shall be washed off on-site on a gravel surface to prevent dirt and dust from leaving the site and impacting public streets. (DAMP)
9. Comply with appropriate sections of AQMD Rule 403, particularly to minimize fugitive dust and noise to surrounding areas. (AQMD Rule 403)
10. Wind barriers shall be installed along the perimeter of the site. (DAMP)
11. Remediation operations, if required, shall be performed in stages concentrating in single areas at a time to minimize the impact of fugitive dust and noise on the surrounding areas.
12. All construction materials, wastes, grading or demolition debris and stockpiles of soils, aggregates, soil amendments, etc. shall be properly covered, stored and secured to prevent transport into surface or ground waters by wind, rain, tracking, tidal erosion or dispersion. (DAMP)

**THE FOLLOWING DEVELOPMENT REQUIREMENTS SHALL BE COMPLETED PRIOR TO
ISSUANCE OF A BUILDING PERMIT:**

1. A Precise Grading Permit shall be issued.
2. Traffic impact fees for non-residential developments shall be paid at a rate of \$154 per net new added daily trip. The rate is subject to an annual adjustment on December 1st. The traffic impact fee for this project shall be based on the Traffic Study, which has been completed. The fee will be determined at a later date. (MC 17.65)

**THE FOLLOWING DEVELOPMENT REQUIREMENTS SHALL BE COMPLETED PRIOR TO
ISSUANCE OF AN ENCROACHMENT PERMIT:**

1. Traffic Control Plans, prepared by a Licensed Civil or Traffic Engineer, shall be prepared in accordance with the latest edition of the City of Huntington Beach Construction Traffic Control Plan Preparation Guidelines and submitted for review and approval by the Public Works Department. (Construction Traffic Control Plan Preparation Guidelines)

**THE FOLLOWING DEVELOPMENT REQUIREMENTS SHALL BE COMPLETED PRIOR TO FINAL
INSPECTION OR OCCUPANCY:**

1. Complete all improvements as shown on the approved grading and landscape plans. (MC 17.05)
2. Existing street tree(s) shall be removed during removal of concrete and not replaced. (Resolution 4545)
3. All landscape irrigation and planting installation shall be certified to be in conformance to the City approved landscape plans by the Landscape Architect of record in written form to the City Landscape Architect prior to the final landscape inspection and approval. "Smart irrigation controllers" and/or other innovative means to reduce the quantity of runoff shall be installed. (ZSO 232.04D)
4. Applicant shall provide City with CD media TIFF images (in City format) and CD (AutoCAD only) copy of complete City Approved landscape construction drawings as stamped "Permanent File Copy" prior to starting landscape work. Copies shall be given to the City Landscape Architect for permanent City record.
5. Prior to grading or building permit close-out and/or the issuance of a certificate of use or a certificate of occupancy, the applicant shall:
 - a. Demonstrate that all structural Best Management Practices (BMPs) described in the Project WQMP have been constructed and installed in conformance with approved plans and specifications.
 - b. Demonstrate all drainage courses, pipes, gutters, basins, etc. are clean and properly constructed.
 - c. Demonstrate that applicant is prepared to implement all non-structural BMPs described in the Project WQMP.
 - d. Demonstrate that an adequate number of copies of the approved Project WQMP are available for the future occupiers.
6. The Water Ordinance #14.52, the "Water Efficient Landscape Requirements" apply for projects with 2500 square feet of landscaping and larger. (MC 14.52)
7. All new utilities shall be undergrounded. (MC 17.64)
8. All applicable Public Works fees shall be paid at the current rate unless otherwise stated, per the Public Works Fee Schedule adopted by the City Council and available on the city web site at http://www.surfcity-hb.org/files/users/public_works/fee_schedule.pdf. (ZSO 240.06/ZSO 250.16)



HUNTINGTON BEACH PUBLIC WORKS DEPARTMENT

PROJECT IMPLEMENTATION CODE REQUIREMENTS

DATE: JANUARY 10, 2008
PROJECT NAME: RAINBOW DISPOSAL TRAFFIC STUDY
ENTITLEMENTS: CUP 06-30
PLNG APPLICATION NO. 2006-0180
DATE OF PLANS: REVISED DECEMBER 18, 2007
PROJECT LOCATION: 17121 NICHOLS STREET
PROJECT PLANNER: RON SANTOS, ASSOCIATE PLANNER
TELEPHONE/E-MAIL: 714-536-5561 / RSANTOS@SURFCITY-HB.ORG
PLAN REVIEWER: JAMES WAGNER, SENIOR CIVIL ENGINEER *JRW*
TELEPHONE/E-MAIL: 714-536-5467 / JWAGNER@SURFCITY-HB.ORG
PROJECT DESCRIPTION: TRAFFIC IMPACT ANALYSIS TO PERMIT A MASTER PLAN FOR VARIOUS FACILITY IMPROVEMENTS AT THE RAINBOW DISPOSAL TRANSFER STATION.

The following is a list of code requirements deemed applicable to the proposed project based on plans as stated above. The items below are to meet the City of Huntington Beach's Municipal Code (HBMC), Zoning and Subdivision Ordinance (ZSO), Department of Public Works Standard Plans (Civil, Water and Landscaping) and the American Public Works Association (APWA) Standards Specifications for Public Works Construction (Green Book), the Orange County Drainage Area management Plan (DAMP), and the City Arboricultural and Landscape Standards and Specifications. The list is intended to assist the applicant by identifying requirements which shall be satisfied during the various stages of project permitting, implementation and construction. If you have any questions regarding these requirements, please contact the Plan Reviewer or Project Planner.

This memo supersedes the memo dated September 17, 2007.

Public Works has reviewed and approved the revised study as submitted for the subject project traffic study received and dated December 18, 2007.

City of Huntington Beach

JAN 10 2008

ATTACHMENT NO. 7-23

City of Huntington Beach Mitigation Monitoring and Reporting Program for the Rainbow Disposal Transfer Station and Material Recovery Facility Improvements Project Conditional Use Permit No. 06-030

Introduction

The California Public Resources Code, Section 21081.6, requires that a lead or responsible agency adopt a Mitigation Monitoring and Reporting Program (MMRP) when approving or carrying out a project when a Mitigated Negative Declaration (MND) identifies measures to reduce potential adverse environmental impacts to less-than-significant levels. As lead agency for the proposed project, the City of Huntington Beach is responsible for adoption and implementation of the MMRP.

An IS/MND has been prepared for the project that addresses the potential environmental impacts, and, where appropriate, recommends measures to mitigate these impacts. As such, an MMRP is required to ensure that adopted mitigation measures are successfully implemented. This document plan lists each mitigation measure, describes the methods for implementation and verification, and identifies the responsible party or parties.

Monitoring and Reporting Procedures

The MMRP for the proposed project will be in place through all phases of the project, including design, construction, and operation. The City will be responsible for administering the MMRP and ensuring that all parties comply with its provisions. The City may delegate monitoring activities to staff, consultants, or contractors. The City will also ensure that monitoring is documented through periodic reports and that deficiencies are promptly corrected. The designated environmental monitor will track and document compliance with mitigation measures, note any problems that may result, and take appropriate action to rectify problems.

MITIGATION MONITORING AND REPORTING PROGRAM

PROJECT NAME

Rainbow Disposal Transfer Station and Material Recovery Facility Improvements Project
Conditional Use Permit No. 06-030

PROJECT LOCATION

Rainbow Disposal Company, Inc.
17121 Nichols Street
Huntington Beach, CA 92647

PROJECT DESCRIPTION

Rainbow Disposal proposes to construct a phased addition of 193,150 square feet of new building area and expand the capacity of the existing transfer station and material recovery facility (MRF) from the current 2,800 tons per day (TPD) to 4,000 TPD in a manner that would allow ongoing operations during construction and buildout. The new buildings and operations would enable Rainbow to continue to process curbside recyclables, construction and demolition debris, green waste, and commercial municipal solid waste and to do so while improving environmental conditions around the facility.

LEAD AGENCY

City of Huntington Beach
2000 Main Street
Huntington Beach, CA 92648
Contact: Ricky Ramos, Senior Planner
Phone: (714) 536-5271

APPLICANT

Rainbow Disposal Company, Inc.
17121 Nichols Street
Huntington Beach, CA 92647
Contact: Jerry Moffat
Phone: (714) 847-3581

ATTACHMENT NO. 8-2

Summary of Mitigation Measures

| No. | Mitigation Measure | Time Frame for Implementation & Monitoring | Responsible Enforcement Agency | Responsible Monitoring Agency | Verification of Compliance | |
|--------------------|--|---|---|--|----------------------------|------|
| | | | | | Initials | Date |
| Air Quality | | | | | | |
| AQ-1 | Grading Limitation. For each phase of the project, the project will not disturb more than 1-acre per day. | Prior to issuing a grading permit, the City will verify that grading will not disturb more than 1-acre per day. | City of Huntington Beach Public Works Department | City of Huntington Beach Planning Department | | |
| AQ-2 | Fleet Modernization for Construction Equipment. The following types of measures are required on construction equipment (including on-road trucks): 1) Use diesel oxidation catalysts and catalyzed diesel particulate traps. 2) Maintain equipment according to manufacturers' specifications. 3) Restrict idling of construction equipment to a maximum of 5 minutes when not in use. 4) Install high-pressure fuel injectors on construction equipment vehicles. 5) Equipment Tier Specifications: All off-road diesel-powered construction equipment greater than 50 hp shall meet the Tier 4 emission standards, where available. In addition, all construction equipment shall be outfitted with Best Available Control Technology (BACT) devices certified by the California Air Resources Board (CARB). Any emissions control device used by the contractor shall achieve emissions reductions that are no less than what could be achieved by a Level 3 diesel emissions control strategy for a similarly sized engine as defined by CARB regulations. A copy of each unit's certified tier specification, BACT documentation, and CARB or SCAQMD operating | Prior to issuing a grading permit, the City will verify that the construction plans satisfy this measure. This measure applies to each phase of construction. | City of Huntington Beach Building and Safety Department and Public Works Department | City of Huntington Beach Planning Department | | |

ATTACHMENT NO. 8.3

| No. | Mitigation Measure | Time Frame for Implementation & Monitoring | Responsible Enforcement Agency | Responsible Monitoring Agency | Verification of Compliance | |
|------|--|--|---|---|----------------------------|------|
| | | | | | Initials | Date |
| AQ-3 | <p>permit shall be provided at the time of mobilization of each applicable unit of equipment.</p> <p>Fugitive Dust Controls. The calculation of fugitive dust (PM10) from unmitigated proposed project earth-moving activities assumes a 75% reduction from uncontrolled levels to simulate rigorous watering of the site and use of other measures (listed below) to ensure proposed project compliance with SCAQMD Rule 403.</p> <p>The following measures, at minimum, must be part of the contractor Rule 403 dust control plan:</p> <ul style="list-style-type: none"> • Active grading sites shall be watered one additional time per day beyond that required by Rule 403; • Contractors shall apply approved nontoxic chemical soil stabilizers to all inactive construction areas or replace groundcover in disturbed areas; • Construction contractors shall provide temporary wind fencing around sites being graded or cleared; • Trucks hauling dirt, sand, or gravel shall be covered or shall maintain at least 2 feet of freeboard in accordance with Section 23114 of the California Vehicle Code; • Construction contractors shall install wheel washers where vehicles enter and exit unpaved roads onto paved roads or wash off tires of vehicles and any equipment leaving the construction site; • The grading contractor shall suspend all soil disturbance activities when winds exceed 25 mph or when visible dust plumes emanate from a site; disturbed areas shall be stabilized if construction | <p>Prior to issuing a grading permit, the City will verify that the construction plans satisfy this measure. This measure applies to each phase of construction.</p> | <p>City of Huntington Beach Public Works Department</p> | <p>City of Huntington Beach Planning Department</p> | | |

ATTACHMENT NO. 84

| No. | Mitigation Measure | Time Frame for Implementation & Monitoring | Responsible Enforcement Agency | Responsible Monitoring Agency | Verification of Compliance | | |
|--------------------------|--|--|---|--|----------------------------|------|---------|
| | | | | | Initials | Date | Remarks |
| | <ul style="list-style-type: none"> is delayed; and Trucks hauling materials such as debris or fill shall be fully covered while operating off the proposed project property | | | | | | |
| Geology and Soils | | | | | | | |
| GEO-1 | All new structures and site preparation (i.e. grading, trenching, fill, etc.) shall be designed and constructed in accordance with the geotechnical recommendations presented in the January 16, 2006 Geotechnical Assessment Report and any addendum thereto prepared for the project. Rainbow shall submit building plans for review and approval to the City of Huntington Beach Building and Safety Department and shall submit and gain approval of utility plans with the Public Works Department prior to issuance of a grading permit. | Prior to issuing a grading permit. | City of Huntington Beach Public Works Department | City of Huntington Beach Planning Department | | | |
| | | Prior to issuing a building permit. | City of Huntington Beach Building and Safety Department | City of Huntington Beach Planning Department | | | |

| No. | Mitigation Measure | Time Frame for Implementation & Monitoring | Responsible Enforcement Agency | Responsible Monitoring Agency | Verification of Compliance | |
|--|--|---|---|-------------------------------|----------------------------|------|
| | | | | | Initials | Date |
| <p>Noise</p> <p>NOI-1</p> <p>Prior to issuing grading permits, the construction foreman shall submit a signed affidavit to the Public Works Department that states that he/she will comply with the following restrictions:</p> <ul style="list-style-type: none"> All equipment will have sound-control devices that are no less effective than those provided on the original equipment. No equipment will have an unmuffled exhaust; and The contractor will implement appropriate additional noise mitigation measures, including, but not limited to, changing the location of stationary construction equipment, turning off idling equipment, rescheduling construction activity, notifying the adjacent school in advance of construction work, and installing acoustic barriers around stationary construction noise sources. | <p>The affidavit must be submitted prior to issuing grading permits.</p> | <p>City of Huntington Beach Public Works Department</p> | <p>City of Huntington Beach Planning Department</p> | | | |

ATTACHMENT NO. 844

| No. | Mitigation Measure | Time Frame for Implementation & Monitoring | Responsible Enforcement Agency | Responsible Monitoring Agency | Verification of Compliance | |
|-------|--|--|---|---|----------------------------|------|
| | | | | | Initials | Date |
| HAZ-1 | <p>If any hazardous materials not previously addressed are identified and/or released to the environment at any point during the construction process, operations in the contaminated area shall cease immediately. The contractor shall notify the City of Huntington Beach Fire Department immediately of any such findings. Upon notification of the appropriate agencies, a course of action would be determined subject to the approval of the by the City of Huntington Beach Fire Department.</p> | <p>Ongoing during grading and construction</p> | <p>City of Huntington Beach Fire Department</p> | <p>City of Huntington Beach Fire Department</p> | | |

TABLE 2B

Baseline Vehicle Trips - Actual Trips by Vehicle Type*

| Hour | Frontloader | Automated | RAB | Roll Off | Transfer | Metal | Dirt | Recycle | Green | Public | Employee | CNG | Totals |
|---------------|-------------|------------|-----------|------------|------------|----------|-----------|-----------|-----------|------------|------------|-----------|--------------|
| 12 - 1am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1 - 2am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 2 - 3am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 3 - 4am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 4 - 5am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 5 - 6am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 2 |
| 6 - 7am | 34 | 28 | 5 | 9 | 12 | 1 | 1 | 0 | 3 | 56 | 160 | 0 | 309 |
| 7 - 8am | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 66 | 24 | 12 | 104 |
| 8 - 9am | 4 | 24 | 10 | 18 | 10 | 0 | 0 | 0 | 6 | 72 | 10 | 3 | 157 |
| 9 - 10am | 49 | 18 | 0 | 18 | 17 | 2 | 4 | 6 | 0 | 86 | 36 | 0 | 236 |
| 10 - 11am | 13 | 12 | 10 | 4 | 12 | 0 | 0 | 0 | 6 | 90 | 25 | 12 | 184 |
| 11 - 12pm | 4 | 12 | 0 | 18 | 18 | 0 | 3 | 6 | 0 | 82 | 15 | 0 | 158 |
| 12 - 1pm | 26 | 28 | 10 | 13 | 11 | 2 | 0 | 0 | 6 | 90 | 0 | 3 | 189 |
| 1 - 2pm | 11 | 12 | 0 | 12 | 18 | 0 | 3 | 6 | 0 | 84 | 8 | 0 | 154 |
| 2 - 3pm | 14 | 8 | 10 | 11 | 6 | 1 | 0 | 0 | 2 | 88 | 0 | 0 | 140 |
| 3 - 4pm | 14 | 14 | 8 | 18 | 8 | 0 | 3 | 0 | 2 | 90 | 52 | 3 | 212 |
| 4 - 5pm | 3 | 7 | 3 | 8 | 3 | 0 | 0 | 0 | 1 | 75 | 2 | 0 | 102 |
| 5 - 6pm | 0 | 0 | 0 | 8 | 0 | 0 | 2 | 0 | 0 | 62 | 47 | 0 | 119 |
| 6 - 7pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 | 0 | 0 | 0 | 0 | 6 |
| 7 - 8pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 |
| 8 - 9pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 9 - 10pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 10 - 11pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 11 - 12am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Totals | 172 | 163 | 56 | 137 | 115 | 6 | 18 | 28 | 26 | 943 | 379 | 33 | 2,076 |

* Actual vehicles rather than PCEs

TABLE 2C

Baseline Plus Projected Actual Vehicle Trips by Vehicle Type*

| Hour | Frontloader | Automated | RAB | Roll Off | Transfer | Metal | Dirt | Recycle | Green | Public | Employee | CNG | Totals |
|---------------|-------------|------------|-----------|------------|------------|----------|-----------|-----------|-----------|------------|------------|-----------|--------------|
| 12 - 1am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 1 - 2am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 2 - 3am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 3 - 4am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 4 - 5am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 5 - 6am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 2 |
| 6 - 7am | 30 | 24 | 5 | 4 | 30 | 1 | 2 | 0 | 6 | 56 | 111 | 0 | 269 |
| 7 - 8am | 0 | 0 | 0 | 6 | 0 | 0 | 2 | 0 | 0 | 66 | 24 | 15 | 113 |
| 8 - 9am | 14 | 28 | 10 | 18 | 28 | 0 | 0 | 0 | 6 | 72 | 10 | 15 | 201 |
| 9 - 10am | 41 | 28 | 1 | 14 | 0 | 2 | 6 | 8 | 0 | 86 | 36 | 4 | 226 |
| 10 - 11am | 15 | 26 | 9 | 10 | 30 | 0 | 0 | 0 | 6 | 90 | 25 | 12 | 223 |
| 11 - 12pm | 14 | 28 | 1 | 15 | 28 | 0 | 6 | 8 | 0 | 82 | 15 | 0 | 197 |
| 12 - 1pm | 37 | 28 | 7 | 14 | 0 | 2 | 0 | 0 | 6 | 90 | 0 | 3 | 187 |
| 1 - 2pm | 5 | 14 | 3 | 14 | 28 | 0 | 6 | 6 | 0 | 84 | 8 | 12 | 180 |
| 2 - 3pm | 11 | 22 | 7 | 12 | 28 | 2 | 0 | 0 | 6 | 88 | 0 | 0 | 176 |
| 3 - 4pm | 14 | 20 | 6 | 14 | 26 | 1 | 4 | 0 | 0 | 90 | 52 | 15 | 242 |
| 4 - 5pm | 7 | 2 | 4 | 14 | 6 | 0 | 0 | 0 | 4 | 80 | 2 | 0 | 119 |
| 5 - 6pm | 0 | 0 | 0 | 4 | 12 | 0 | 2 | 0 | 0 | 64 | 46 | 0 | 128 |
| 6 - 7pm | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 4 | 0 | 0 | 0 | 0 | 6 |
| 7 - 8pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 |
| 8 - 9pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 9 - 10pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 |
| 10 - 11pm | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| 11 - 12am | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Totals | 188 | 220 | 53 | 139 | 216 | 8 | 30 | 34 | 34 | 950 | 329 | 76 | 2,277 |

* Actual vehicles rather than PCEs

TABLE 2D

Actual Vehicle Distribution Summary*

| Hours | Baseline Plus Projected Vehicle Trips | Baseline Vehicle Trips | Additional Projected Vehicle Trips |
|---------------|--|-----------------------------------|---|
| 12 - 1am | 0 | 0 | 0 |
| 1 - 2am | 0 | 0 | 0 |
| 2 - 3am | 0 | 0 | 0 |
| 3 - 4am | 0 | 0 | 0 |
| 4 - 5am | 0 | 0 | 0 |
| 5 - 6am | 2 | 2 | 0 |
| 6 - 7am | 269 | 309 | -40 |
| 7 - 8am | 113 | 104 | 9 |
| 8 - 9am | 201 | 157 | 44 |
| 9 - 10am | 226 | 236 | -10 |
| 10 - 11am | 223 | 184 | 39 |
| 11 - 12pm | 197 | 158 | 39 |
| 12 - 1pm | 187 | 189 | -2 |
| 1 - 2pm | 180 | 154 | 26 |
| 2 - 3pm | 176 | 140 | 36 |
| 3 - 4pm | 242 | 212 | 30 |
| 4 - 5pm | 119 | 102 | 17 |
| 5 - 6pm | 128 | 119 | 9 |
| 6 - 7pm | 6 | 6 | 0 |
| 7 - 8pm | 4 | 4 | 0 |
| 8 - 9pm | 0 | 0 | 0 |
| 9 - 10pm | 4 | 0 | 4 |
| 10 - 11pm | 0 | 0 | 0 |
| 11 - 12am | 0 | 0 | 0 |
| Totals | 2,277 | 2,076 | 201 |

* Actual vehicles rather than PCEs