

Planning Commissioners

Paul Liedberg, Seat B

Vacant, Seat A

Bill Rodawalt, Chair, Seat C



Vacant, Seat D

Andy Anderson, Seat E

Julie Baltar, Seat F

Vacant, Seat G

**DILLINGHAM PLANNING COMMISSION
SPECIAL MEETING**

August 23, 2013

5:30 p.m. City Council Chambers

Agenda

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. APPROVAL OF AGENDA**
- IV. COMMUNICATIONS**
 - A. Public Comment
 - B. Planner's Report
- V. PUBLIC HEARINGS**
- VI. UNFINISHED BUSINESS**
 - A. R 2013-17 Long Term Encroachment Permit for UAF new building ACTION
- VII. NEW BUSINESS**
- VIII. COMMISSIONER COMMENTS**
- IX. ADJOURNMENT**



August 19, 2013

Attention: Jody Seitz

Project: Bristol Bay Applied Sciences

Reference: Water Main Connection

Jody,

As you may know we are the General Contractor performing the upgrades for UAF at the old Napa building in town. One of our contractual obligations is to supply the building with a new sprinkler system per NFPA standards. To achieve this we plan to supply and install a 6" waterline to tie into the city supplied water. Per our scope of work we are to cut the asphalt in the roadway to connect to the water supply line in the roadway.

It is paramount that we make this water supply connection. There is extremely low water pressure which is why the pipe must be 6", and connected to the main supply line in the road. If we are unable to connect to the water supply for this project UAF will not be able to occupy the newly renovated building as it requires a fully automatic sprinkler system. Additionally UAF will potentially charge our firm with delay damages should they not be able to occupy.

It is my understanding that there is not Asphalt batch plant in town to provide us with hot-mix asphalt for the road patch. We would like to propose patching the road with concrete as it is available and should last longer.

I appreciate any help you can give me with this matter. Should you have any questions or concerns please feel free to contact me at the below numbers or via e-mail at bruce@wsiak.com .

Thank You,

Bruce Van Buskirk
Project Manager

Staff Report

Long Term Encroachment Permit Lot 1 Science Center Subdivision

August 19, 2013

Background:

What: Tie in to City Water Main with 6" pipe
When: ASAP, September if possible
Why: Normal size pipe (2") does not meet requirements of the building's Sprinkler system
Where: Old NAPA building, New UAF Science Center Building

Findings:

The City's water main runs down D Street. It is a 10 inch ductile iron pipe installed in 1986.

The local office of the Alaska Department of Transportation has offered to help restore the street with hot patch after the line is installed. Public Works has a cutter that can cut the pavement open for ADOT to hot patch back together without destroying the piece of pavement.

The company says it must have the volume of water provided by the 6" line for the building's sprinkler system to work. An operational sprinkler system is mandatory before the building can be occupied to comply with the state fire code.

Discussion:

The Public Works Department doesn't object to the use of 6" pipe to tie into the City's water main on D Street.

The ADOT has offered to assist with removing and restoring the pavement to original condition and to allow Public Works to use their equipment to restore the pavement.

The City should secure a guarantee from the University (Owner) that:

- 1) The Owner and Owner's contractor will work with the City Public Works Department and the State of Alaska Department of Transportation when installing the line in the street; and
- 2) That the Owner is to provide a 95% compaction report of the subsurface; and
- 3) The Owner return the surface to its original condition; and
- 4) The Owner be responsible for repairs the street if during the next two years if it deteriorates due to the installation; and
- 5) The Owner be responsible for paying for repairs caused by any damage to the city's water main as a result of the installation; and

- 6) The Owner is responsible for all costs associated with the connection, and
- 7) That the Owner comply with Chapter 14.04 of the Dillingham Municipal Code, "Connection and Service."
- 8) That the Owner notify the City administration 48 hours in advance of the work in the right-of-way.

Recommendation:

Approve the installation of a 6" tie in to the City's water main on D Street by the University of Alaska Fairbanks to its building on Lot 1 Science Center Subdivision.

Respectfully submitted,

Jody Seitz

RESOLUTION 2013-17
A RESOLUTION OF THE DILLINGHAM PLANNING COMMISSION

Recommending Approval of Long Term Encroachment Permit the University of Alaska
Fairbanks Bristol Bay Campus to tie into the City's water main on D Street

WHEREAS, DMC 12.08 requires City Council and Planning Commission approval for any object belonging to a private owner other than the municipality that is placed in streets, public rights-of-way or other property dedicated to a public use for longer than one year; and

WHEREAS, the University of Alaska Fairbanks Bristol Bay Campus would like to tie into the City's water main on D Street with a 6 inch line; and

WHEREAS, the line is required to serve the building and its sprinkler system; and

WHEREAS, there will be no foreseeable harm to the city's water service as a result of the installation; and

WHEREAS, the City of Dillingham Public Works Department has reviewed this proposal and has no objection; and

WHEREAS, the State of Alaska Transportation Department has offered to assist in restoring the street to present conditions after the line is installed;

THEREFORE, BE IT RESOLVED that the Dillingham Planning Commission recommends approval of the long term encroachment a water line tie-in to the City's water main on D Street; under the following conditions:

- 1) The Owner and Owner's contractor will work with the City Public Works Department and the State of Alaska Department of Transportation when installing the line in the street; and
- 2) That the Owner is to provide a 95% compaction report of the subsurface; and
- 3) The Owner return the surface to its original condition; and
- 4) The Owner be responsible for repairs the street if during the next two years it deteriorates due to the installation; and
- 5) The Owner be responsible for paying for damage to the City's water main resulting from the installation; and
- 6) The Owner is responsible for all costs associated with the connection, and
- 7) That the Owner comply with Chapter 14.04 of the Dillingham Municipal Code, "Connection and Service."
- 8) That the Owner notify the City administration 48 hours in advance of the work in the right-of-way.

ADOPTED by the Dillingham Planning Commission August 20, 2013.

Bill Rodawalt, Presiding Officer

Jody Seitz, Recorder

"D" STREET

ALASKA STREET

WATER SERVICE
SEE C201

Line

42.60 FG

42.62 FG

42.72 FG

42.53 EG

42.58 FG

ADA VAN
PARKING
NOTE C2

B
C301

42.77 FG

TEMPORARY FENCE
NOTE G7

44.28 TC

44.30 TC

44.28 EG

VAN ACCESSIBLE
PARKING SIGN
NOTE 5

4" THICK CONC. SLAB,
SEE ARCHITECTURAL FOR
SIZE AND SPECIFIC
LOCATION. PROVIDE #4 REBAR,
MD-DEPTH @18" O.C. EW

44.32 TC

4" THICK CONC. SLAB,
SEE ARCHITECTURAL FOR
SIZE AND SPECIFIC
LOCATION. PROVIDE #4 REBAR,
MD-DEPTH @18" O.C. EW

ROOF RUNOFF
EROSION CONTROL
GRADE TO DRAIN

3
C301

44.30 TC

EXISTING
BUILDING
FF=44.32

44.28 TC

44.28 TC

44.28 TC

44.30 TC

44.27 TC

4" THICK CONC. SLAB,
SEE ARCHITECTURAL FOR
SIZE AND SPECIFIC
LOCATION. PROVIDE #4 REBAR,
MD-DEPTH @18" O.C. EW

PROPERTY LINE TO BE
VACATED BY OTHERS,
AS PART OF PROJECT