



# San Rafael Sanitation District

Update No.10, November 17, 2023

*Hello Bayside Acres Homeowners and Stakeholders: This edition provides information about scheduling the design, permitting, and construction of the sump and pump projects in Bayside.*

## **First Set of Four Homes All Signed Their Agreements.**

All homeowners in the first set of four homes at 177, 179, 181, and 183 Oak Dr. have signed their agreements giving the District the right to enter, permission to construct the system, and release of liability. Currently, the District is in the process of incorporating their final comments into the design drawings and obtaining homeowner sign off on those.

**Moving Toward Construction.** Here are the next steps in the process:

- The District expects to send out requests for bids to contractors in early December and award the project at the January 19 Board of Directors meeting.
- It takes a couple of weeks to obtain and approve insurance, bonding and other requirements and the District expects to have signed contracts in February.
- In mid-to-late February, the District expects to arrange walk throughs with the contractors at each property and introduce the homeowners to the contractor.
- Construction should begin in March and be complete in June. The construction should not last that long at each home. Three months is the total expected construction period for all four homes.

## **Ensuring a Smooth as Possible Construction Experience.**

San Rafael Sanitation District (SRSB) recognizes that since this project is being performed on private homes, each homeowner wants the sump/pump system to be built properly, have any inconvenience minimized, not to face any unfair liability, and to have their property properly restored. The District has sought from the beginning to deliver on these desires and be thoughtful and fair throughout.

The District is taken a wide range of actions to ensure a quality result and to minimize impacts on the property owner, including the following:

- The contractor will be bonded and insured.
- The District's professional inspectors and engineers will manage the project.
- To avoid delays once construction starts, the contractor cannot start construction until all materials are on hand and available.
- The contractor may not store materials at the worksite.
- The contractor must coordinate in advance with each property owner and prepare a schedule for any temporary infringement of access.

- The contractor must supply all power, water, and any supplies. This will require the use of a generator. Each property owner may request that the contractor use the property's power if the owner wants to avoid generator noise.
- The contractor must maintain access to sidewalks, driveways, walkways, and garages. If there is a temporary need to block access, they must give 48 hours advance notice. They will also be required to provide a schedule. But there may be variations in the schedule and staggered access by contractors.
- The contractor is expected to need to shut off sewer service one time when they connect the system. The District requires the contractor to provide a schedule and be in regular communication on all activities on your property, including a shut-off. As soon as the contractor knows when they will transition to the new system they will ask that you refrain from discharging sewage.

### **Preparing to Meet with the Next Set of Five Property Owners.**

The second set of homes are 9 and 11 Marine Dr. and 50, 51, and 53 Beach Dr. The District is finalizing the first draft construction drawings and sketches for review and will bring copies of the agreements for these properties. It is required that the agreement and any comments on the drawings be received two weeks after receipt. The District will review and incorporate any reasonable comments on the drawings into an updated draft for review by each property owner.

### **The Project Remains on Schedule**

The project remains on schedule as described in Update #8 at the end of May. The schedule is posted on the [website](#).

### **Please Let Us Know of Changes to Your Contact Information and Schedule**

To stay in communication with you, it would be helpful to let Barbara know of any changes to your contact information and any known vacations or days you would not be available for reviews and construction.

Barbara can be reached by phone at (415) 453-4480 or by email at [b.dabney@nute-engr.com](mailto:b.dabney@nute-engr.com)

### **For Assistance, Comments, and Information:**

**Call:** (415) 453-4480

**Email:** [b.dabney@nute-engr.com](mailto:b.dabney@nute-engr.com) (Office Administrator)

**Web.** The [main project page is here](#), and [project updates are posted here](#).