

AGENDA

Planning Commission

October 06, 2025

ALISON VEJAR Chair

ISAIAH LESLIE Vice Chair

RICK MARTINEZ Commissioner DAVID VAZQUEZ

Commissioner **RUBY MALDONADO**

Commissioner

Commissioner

SHANNON TUCKER

TIM McCORMACK

Commissioner

Hayden Beckman Planning Manager

Nathalie Adourian City Attorney

Jennifer Scudellari **Executive Assistant** 5:30 PM Regular Session

City Council Chamber 300 E. Chapman Avenue Orange, CA 92866

Welcome to the Planning Commission meeting. Regular meetings of the City of Orange Planning Commission are held the first and third Monday of each month at 5:30 p.m.

Agenda Information

The agenda contains a brief general description of each item to be considered. Written materials relating to an item on the agenda that are provided to the Planning Commission after agenda packet distribution and within 72 hours before it is to consider the item will be made available for public inspection in the City Clerk's Office located at 300 E. Chapman Avenue, Orange, during normal business hours; at the Planning Commission meeting; and made available on the City's website.

Public Participation

Planning Commission meetings may be viewed on Spectrum Cable Channel 3 and AT&T U-verse Channel 99 or streamed live and on-demand on the City's website at www.cityoforange.org.

Pursuant to Government Code Section 54954.3, members of the public may address the Planning Commission on any agenda items or matters within the jurisdiction of the governing body by using any of the following methods:

1) In-person

To speak on an item on the agenda, complete a speaker card indicating your name, address, and identify the agenda item number or subject matter you wish to address. The card should be given to City staff prior to the start of the meeting. General comments are made during the "Public Comments" section at the beginning of the meeting. Public Comments are limited to three (3) minutes per speaker unless a different time limit is announced. It is requested that you state your name for the record, then proceed to address the Commission. All speakers shall observe civility, decorum, and good behavior.

(Continued on page 2)

2) Written Public Comments via eComment

Members of the public can submit their written comments electronically for Planning Commission consideration by using the eComment feature on the Agenda page of the City's website at www.cityoforange.org. To ensure distribution to the Planning Commission prior to consideration of the agenda, we encourage the public to submit written comments by 3:00 p.m. the day of the meeting. All written comments will be provided to the Commissioners for consideration and posted on the City's website after the meeting.

3) Public Comments via recorded voicemail message

Finally, the public can record their comments by calling (714) 744-7271 no later than 4:00 p.m. the day of the meeting. Recorded messages will not be played at the meeting, but will be provided to the Planning Commission and the caller's position will be summarized in the minutes.

Please contact the City Clerk's Office at (714) 744-5500 with any questions.

ADA Requirements: In compliance with the Americans with Disabilities Act, if you need accommodations to participate in this meeting, contact the Clerk's office at (714) 744-5500. Notification at least 48 hours in advance of meeting will enable the City to make arrangements to assure accessibility to this meeting.

REMINDER: Please silence all electronic devices while Planning Commission is in session.

APPEAL PROCEDURE

Any final determination by the Planning Commission may be appealed, and such appeal must be filed within 7 business days after the Planning Commission action. This appeal shall be made in written form to the Community Development Department, accompanied by an initial appeal deposit of \$1,000.00.

The City Clerk, upon filing of said appeal, will set petition for public hearing before the City Council at the earliest date. All owners of property located within 300 feet of the project site will be notified by the City Clerk of said hearing. For additional information, please call (714) 744-7220.

If you challenge any City of Orange decision in court, you may be limited to raising only those issues you or someone else raised at the public hearing described on this agenda or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

1. OPENING/CALL TO ORDER

1.1 PLEDGE OF ALLEGIANCE

Chair Alison Vejar

1.2 ROLL CALL

2. PUBLIC COMMENTS

At this time, members of the public may address the Commission on matters not listed on the Agenda which are within the subject matter jurisdiction of the Commission, provided that NO action may be taken on off-agenda items unless authorized by law. Public Comments are limited to three (3) minutes per speaker.

3. CONSENT CALENDAR

All matters listed under the Consent Calendar are considered to be routine by the Planning Commission and will be enacted by one motion. There will be no separate discussion of said items unless members of the Planning Commission, staff or the public request specific items removed from the Consent Calendar for separate action.

3.1. Approval of meeting minutes of the City of Orange Planning Commission Regular Meeting held on September 15, 2025.

Recommended Action:

Approve minutes as presented.

Attachments: Staff Report

September 15, 2025 Regular Meeting Minutes

3.2. General Plan Conformance finding for Fiscal Year 2025-2026 through 2029-2030 Five-Year Capital Improvement Program and finding of CEQA exemption per CEQA Guidelines Section 15378.

Recommended Action:

- 1. Find that the projects identified within the proposed five-year Capital Improvement Program are consistent with the City's General Plan.
- 2. Find that the action is not a project per State CEQA Guidelines Section 15378, and therefore categorically exempt from the provisions of the California Environmental Quality Act (CEQA).

Attachments: Staff Report

Attachment 1 New Projects for Fiscal Year 2025-2026 through

2029-2030 Five-Year Capital Improvement Program

Attachment 2 Capital Improvement Program General Plan Conformity

Matrix

Attachment 3 Draft Fiscal Year 2025-2026 through 2029-2030

Five-Year Capital Improvement Program Project Sheets

4. PUBLIC HEARINGS

4.1. Public Hearing to consider a request to add 305 square feet to a non-contributing single-family home in the Old Towne Historic District located at 412 S. Pixley Street and finding of CEQA exemption (Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146).

Recommended Action:

- 1. Conduct and close the Public Hearing.
- Adopt Planning Commission Resolution No. 11-25 approving Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146 for a 305 square foot addition to an existing single-family residence with a detached one-car garage in the Old Towne Orange Historic District located at 412 S. Pixley Street.
- 3. Find the proposal exempt from the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301.

Attachments: Staff Report

Attachment 1 Resolution No. PC 11-25

Attachment 2 – Design Review Committee Staff Report, August 20,

<u>2025</u>

Attachment 3 – Vicinity Map
Attachment 4 – Project Plans

Attachment 5 - Letter of Justification

5. ADJOURNMENT

The next Regular Planning Commission Meeting will be held on Monday, October 20, 2025 at 5:30 p.m., in the Council Chamber.

I, Jennifer Scudellari, Executive Assistant for the City of Orange, hereby declare, under penalty of perjury, that a full and correct copy of this agenda was posted pursuant to Government Code Section 54950 et. seq., at the following locations: Orange Civic Center kiosk and Orange City Clerk's Office at 300 E. Chapman Avenue, Police facility at 1107 N. Batavia, Orange Main Public Library at 407 E. Chapman Avenue, and uploaded to the City's website www.cityoforange.org.

Date posted: October 2, 2025



Agenda Item

Planning Commission

Item #: 3.1. 10/6/2025 **File #:** 25-0572

TO: Chair and Members of the Planning Commission

THRU: Hayden Beckman, Planning Manager

FROM: Jennifer Scudellari, Executive Assistant

1. SUBJECT

Approval of meeting minutes of the City of Orange Planning Commission Regular Meeting held on September 15, 2025.

2. SUMMARY

Submitted for your consideration and approval are the minutes of the above meeting(s).

3. RECOMMENDED ACTION

Approve minutes as presented.

4. ATTACHMENTS

September 15, 2025 Regular Meeting minutes



Agenda Item

Planning Commission

Item #: 3.1. 10/6/2025 **File #:** 25-0572

TO: Chair and Members of the Planning Commission

THRU: Hayden Beckman, Planning Manager

FROM: Jennifer Scudellari, Executive Assistant

1. SUBJECT

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2. SUMMARY

Submitted for your consideration and approval are the minutes of the above meeting(s).

3. RECOMMENDED ACTION

Approve minutes as presented.

4. ATTACHMENTS

• September 15, 2025 Regular Meeting minutes

MINUTES - DRAFT

City of Orange

Planning Commission

September 15, 2025

The Planning Commission of the City of Orange, California convened on September 15, 2025, at 5:30 p.m. in a Regular Meeting in the Council Chamber, 300 E. Chapman Avenue, Orange, California.

1. OPENING/CALL TO ORDER

Chair Veiar called the meeting to order at 5:31 p.m.

1.1 PLEDGE OF ALLEGIANCE

Commissioner Tim McCormack led the flag salute.

1.2 ROLL CALL

Present: Leslie, Martinez, Vazquez, Tucker, McCormack, and Vejar

Absent: Maldonado

2. PUBLIC COMMENTS

None.

3. CONSENT CALENDAR

All matters listed under the Consent Calendar are considered to be routine by the Planning Commission and will be enacted by one motion. There will be no separate discussion of said items unless members of the Planning Commission, staff or the public request specific items removed from the Consent Calendar for separate action.

3.1. Approval of meeting minutes of the City of Orange Planning Commission Regular Meeting held on August 18, 2025.

ACTION: Approved minutes as presented.

Approval of the Consent Calendar

A motion was made by Commissioner Tucker, seconded by Vice Chair Leslie, to approve the Consent Calendar. The motion carried by the following vote:

Aves: Leslie, Martinez, Vazguez, Tucker, McCormack, and Vejar

Noes: None
Absent: Maldonado

4. PUBLIC HEARINGS

4.1. Public Hearing consider Ordinance modifying duties to an the and responsibilities the Design **Review** Committee finding of **CEQA** of and exemption.

Planning Manager, Hayden Beckman, presented a summary of the proposed Ordinance and reviewed direction from the City Council. Community Development Department Director, Russell Bunim, responded to Commissioner questions regarding use of the term of structures versus properties, and what criteria constitutes historic qualification.

Additional discussion with staff included determination of historic significance, demolition of historic structures, and entitlement review procedures.

Chair Vejar opened the public hearing at 6:08 p.m.

Public Speakers:

The following spoke in support of the Ordinance:

Reggie Mundekis

The following spoke in opposition to the Ordinance:

Laura Sandoval, Laura Thomas, Robert Boice, Anne McDermott and Adrienne Gladson.

Chair Vejar closed the public hearing at 6:26 p.m.

Following the public hearing, the Commission discussed the scope of the proposed Ordinance and language amendments. Chair Vejar recommended identifying the threshold of historic significance using a more concise terminology.

A motion was made by Chair Vejar, seconded by Commissioner Leslie to:

- 1. Adopt Planning Commission Resolution No. 10-25 recommending the City Council adopt an Ordinance amending Title 12, Title 16 and Title 17 of the Orange Municipal Code to update duties and responsibilities of the Design Review Committee.
- 2. Find the Ordinance categorically exempt from the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15061 (b)(3).

The motion carried by the following vote:

Ayes: Leslie, Martinez, Vazquez, Tucker, and Vejar

Noes: McCormack
Absent: Maldonado

5. ADJOURNMENT

There being no further business, the meeting was adjourned at 6:58 p.m.

The next Regular Planning Commission Meeting will be held on Monday, October 6, 2025 at 5:30 p.m., in the Council Chamber.

Hayden Beckman Planning Manager





Agenda Item

Planning Commission

Item #: 3.2. 10/6/2025 **File #:** 25-0566

TO: Chair and Members of the Planning Commission

THRU: Hayden Beckman, Planning Manager

FROM: Arlen Beck, Associate Planner

1. SUBJECT

General Plan Conformance finding for Fiscal Year 2025-2026 through 2029-2030 Five-Year Capital Improvement Program and finding of CEQA exemption per CEQA Guidelines Section 15378.

2. SUMMARY

The Capital Improvement Program (CIP) serves as a single comprehensive plan of proposed capital improvement projects for the budget year Fiscal Year 2025-2026 and the four years thereafter. In accordance with State law, the City must determine that the CIP is consistent with the General Plan.

3. RECOMMENDED ACTION

- 1. Find that the projects identified within the proposed five-year Capital Improvement Program are consistent with the City's General Plan.
- 2. Find that the action is not a project per State CEQA Guidelines Section 15378, and therefore categorically exempt from the provisions of the California Environmental Quality Act (CEQA).

4. AUTHORIZING GUIDELINES

California Government Code Section 65401 requires the City to prepare a coordinated program (i.e., Capital Improvement Program) identifying projects recommended for planning, initiation, or construction during the following fiscal year. In accordance with State law, the Planning Commission must review and report on the conformity of the CIP with the adopted General Plan.

5. PROJECT BACKGROUND

In accordance with State law, the City must determine that the CIP is consistent with the General Plan. This is an annual report on the staff analysis for Fiscal Year 2025-2026 and the four years thereafter.

6. PROJECT DESCRIPTION

The CIP serves as a single comprehensive plan of proposed capital improvement projects for the budget year Fiscal Year 2025-2026 and the four years thereafter. The CIP is a budgeting and fiscal planning tool used to determine the extent of future funding needs and existing sources of funding for City capital projects. The CIP identifies 10 newly added projects to the previous CIP, for a total of 70 projects being proposed for the five-year period. Of the projects identified in the previously adopted Fiscal Year 2024-2025 through 2028-2029 five-year CIP, 64 have been either completed, eliminated,

or put on hold.

The new projects planned during the upcoming five-year planning period encompass a range of City projects identified in Attachment 1 and are summarized as follows:

- Replacement of equipment including:
 - Reservoir 5 Pump Station Replacement
- New parks, Park facility improvements and studies including:
 - Park Restroom Interior Renovations
 - Sports Court Resurfacing
 - Hart Park Bandshell Roof Renovation
 - Rampart Riverwalk (new park)
 - Parks Master Plan
- Public Works infrastructure improvements such as:
 - Orange Olive Fence Construction
 - Kraemer Boulevard/Glassell Street/Grand Avenue Regional Traffic Signal Synchronization Program Project (KGG RTSSP)
 - Ball Road/Taft Avenue Regional Traffic Signal Synchronization Program Project (Ball-Taft RTSSP)
 - Street Rehabilitation of Wheeler Street, Killingworths Avenue, and Highland Street

7. PROJECT ANALYSIS

Staff has reviewed the new projects identified within the proposed five-year CIP for conformance with the City's General Plan (a summary of new CIP projects is provided as Attachment 1). The projects identified in the CIP are consistent with City of Orange General Plan policy and further the implementation of the General Plan. A matrix presenting project conformance with the General Plan and the anticipated environmental review is provided as Attachment 2 to this report. A complete draft of the proposed five-year CIP project sheets is provided as Attachment 3.

8. PUBLIC NOTICE

The CIP General Plan conformity determination does not require public notice other than for the public meeting of the Planning Commission.

9. ENVIRONMENTAL REVIEW

Staff has reviewed the list of projects identified in the CIP and determined that a number of projects will likely involve the need for preparation of environmental documentation in accordance with the California Environmental Quality Act (CEQA). Appropriate CEQA documents will be prepared after a

specific project scope is defined but prior to City Council approval of construction contracts.

The CIP General Plan conformity determination report is not a project per CEQA Guidelines Section 15378. The CIP is a budgeting and fiscal planning tool, and does not commit the City to construction or implementation of any specific project.

10. ADVISORY BOARD ACTION

None.

11. ATTACHMENTS

- Attachment 1 New Projects for Fiscal Year 2025-2026 through 2029-2030 Five-Year Capital Improvement Program
- Attachment 2 Capital Improvement Program General Plan Conformity Matrix
- Attachment 3 Draft Fiscal Year 2025-2026 through 2029-2030 Five-Year Capital Improvement Program Project Sheets



Agenda Item

Planning Commission

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TO: Chair and Members of the Planning Commission

THRU: Hayden Beckman, Planning Manager

FROM: Arlen Beck, Associate Planner

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10. ADVISORY BOARD ACTION

None.

11. ATTACHMENTS

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New Project List City of Orange Capital Improvement Program 2025-2026 Through 2029-2030

| Project # | Project Name |
|-----------|--------------------------------------|
| 20497 | Reservoir 5 Pump Station Replacement |
| 20552 | Park Restroom Interior Renovations |
| 20553 | Sports Court Resurfacing |
| 20554 | Parks Master Plan |
| 20555 | Hart Park Bandshell Roof Renovation |
| 20556 | Orange Olive Fence Construction |
| 20557 | Rampart Riverwalk (Park) |
| 30240 | KGG RTSSP 2024 |
| 30241 | Ball-Taft RTSSP 2024 |
| 30264 | Streets-CDBG St Improvements FY26 |

| Project # | Project Name | General Plan Element | Goal | Policy | Implementation Program(s) | Environmental Review |
|-----------|---|------------------------|------|--------------------|------------------------------|-------------------------|
| 11328 | ADA Improvements - Access Ramps | Circulation & Mobility | 4, 6 | 4.7, 6.2 | II-4 | Categorical Exemption |
| | | Public Safety | 9 | 9.3 | | |
| 12406 | Opticom Traffic Signal Pre-Emption | Public Safety | 6 | 6.3 | I-10, II-1 | Categorical Exemption |
| 12982 | Corporation Yard Renovation | Public Safety | 6, 7 | 6.1 | II-1 | ND |
| | | Infrastructure | 1 | 1.4 | | |
| 13115 | Pavement Management Program Survey | Circulation & Mobility | 1 | 1.1,1.6 | I-10, II-1 | Not Applicable |
| | | Growth Management | 2 | 2.2 | | |
| | | Infrastructure | 3 | 3.1 | | |
| | | Economic Development | 2 | 2.4 | | |
| 13120 | Pavement Management Program | Circulation & Mobility | 1, 2 | 1.1, 1.6, 2.3 | I-10, II-1 | Categorical Exemption |
| | | Growth Management | 2 | 2.1, 2.2 | | |
| | | Infrastructure | 3 | 3.1 | | |
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 15508 | Sewer Line Replacement/Maintenance | Land Use | 5 | 5.6 | II-1, V-3 | Categorical Exemption |
| | | Natural Resources | 2 | 2.13 | | |
| | | Infrastructure | 1 | 1.1, 1.2 | | |
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 15509 | Sewer Cleaning and Video | Natural Resources | 2 | 2.13 | II-1 | Categorical Exemption |
| | | Infrastructure | 1 | 1.1, 1.2 | | |
| 16065 | Quiet Zone/RR Xing Safety | Land Use | 7 | 7.4, 7.5 | II-1, V-4 | Categorical Exemption |
| | | Circulation & Mobility | 1, 2 | 1.5, 2.5 | | |
| | | Growth Management | 2 | 2.1 | | |
| | | Public Safety | 9 | 9.1, 9.2, 9.3 | | |
| | | Noise | 3 | 3.2 | | |
| | | Infrastructure | 3 | 3.3 | | |
| 16302 | Minor Traffic Control Devices | Circulation & Mobility | 1, 6 | 1.3, 1.6, 6.1, 6.2 | I-10 | Categorical Exemption |
| | | Growth Management | 1 | 1.2 | | |
| | | Infrastructure | 3 | 3.3 | | |
| 16304 | Biennial City Traffic Signal Coordination | Circulation & Mobility | 1, 2 | 1.1, 1.2, 2.3, 2.5 | I-10 | Categorical Exemption |
| | , · | Growth Management | 1 | - - | | |
| | | Infrastructure | 3 | 3.3 | | |
| 16305 | Traffic Signal Controller Change-out | Circulation & Mobility | 1, 2 | 1.1, 2.5 | I-10, II-1 | Categorical Exemption |
| | | Growth Management | 1 | NA | | |
| | | Infrastructure | 3 | 3.3 | | |
| 18101 | Water Utility Security Improvements | Public Safety | 7, 8 | 7.2, 8.2 | III-7, V-3 | Categorical Exemption |
| | | Infrastructure | 1 | 1.1 | | |
| 18102 | Meter Replacement Program | Natural Resources | 2 | 2.12 | II-1, III-7 | Categorical Exemption |
| | | Infrastructure | 1 | 1.2, 1.3 | , | |
| 18214 | Well Rehabilitation | Natural Resources | 2 | NA NA | II-1, III-7, V-7 | Categorical Exemption |
| | | Infrastructure | 1 | 1.1,1.2 | , , | |

| Project # | Project Name | General Plan Element | Goal | Policy | Implementation Program(s) | Environmental Review |
|-----------|--|------------------------|------|---------------|------------------------------|-------------------------|
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 18225 | Lower Serrano Pump Station | Infrastructure | 1 | 1.1,1.2 | II-1, III-7, V-7 | Developer EIR |
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 18301 | Exterior Cathodic Protection Systems | Natural Resources | 2 | NA | II-1, III-7, V-7 | Categorical Exemption |
| | | Public Safety | 2 | 2.3 | | |
| | | Infrastructure | 1 | 1.1, 1.2 | | |
| 18302 | Reservoir Recoating | Natural Resources | 2 | NA | II-1, III-7, V-7 | Categorical Exemption |
| | | Public Safety | 2 | 2.3 | | |
| | | Infrastructure | 1 | 1.1, 1.2 | | |
| 18315 | Reservoir 3A Construction | Land Use | 1 | 1.1 | II-1, III-7, V-7 | MND |
| | | Infrastructure | 1 | 1.1,1.2 | | |
| 18324 | Reservoir 2A Site Remediation | Infrastructure | 1 | 1.1,1.2 | | |
| 18400 | Pipeline Renewal Projects | Infrastructure | 1 | 1.1, 1.2 | II-1, III-7 | Categorical Exemption |
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 18912 | Water Plant Telemetry - SCADA | Infrastructure | 1 | 1.1, 1.2 | | |
| | | Economic Development | 2 | 2.4 | | |
| 18925 | Emergency Generator | Public Safety | 6, 8 | 6.3, 8.2 | II-1, III-7 | Categorical Exemption |
| | | Infrastructure | 1 | 1.1 | | |
| 19826 | Police HQ Exterior Wall Sealing | Public Safety | 6 | 6.1 | III-8 | Categorical Exemption |
| 20282 | Desktop PC Replacements | - | - | - | II-1 | Not Applicable |
| 20312 | Well 29 Construction | Infrastructure | 1 | 1.1-1.2 | II-1, III-7, V-7 | MND |
| | | Land Use | 1 | 1.1 | | |
| | | Economic Development | 6 | 6.1 | | |
| 20329 | Chapman Ave & Batavia St Left Turn Signal Modification | Circulation & Mobility | 1, 6 | 1.2, 6.1, 6.2 | II-1 | Categorical Exemption |
| | | Growth Management | 1 | 1.6 | | |
| 20334 | Fire Station Maintenance | Public Safety | 6 | 6.11 | II-1 | Categorical Exemption |
| 20353 | Chapman & Grand Left Turn Signal Modification | Circulation & Mobility | 1, 6 | 1.2, 6.1, 6.2 | II-1 | Categorical Exemption |
| | | Growth Management | 1 | 1.6 | | |
| | | Cultural Resources | 4 | 4.4 | | |
| 20354 | Chapman & Cambridge Left Turn Signal Modification | Circulation & Mobility | 1, 6 | 1.2, 6.1, 6.2 | II-1 | Categorical Exemption |
| | | Growth Management | 1 | 1.6 | | |
| | | Cultural Resources | 4 | 4.4 | | |
| 20374 | Street Light Pole Replacement Program | Circulation & Mobility | 6 | 6.3 | II-1 | Categorical Exemption |
| | | Infrastructure | 3 | 3.3 | | |
| 20378 | Batavia St and Katella Ave Signal Network Extension | Circulation & Mobility | 1 | 1.1 | II-1 | Categorical Exemption |
| | | Growth Management | 1 | 1.1 | | |
| 20379 | Batavia Street/Taft Signal network Extension | Circulation & Mobility | 1 | 1.1 | II-1 | Categorical Exemption |
| 20380 | Glassell Street Signal Network Extension | Circulation & Mobility | 1 | 1.1 | II-1 | Categorical Exemption |
| 20382 | Katella Avenue Signal Network Extension | Circulation & Mobility | 1 | 1.1 | II-1 | Categorical Exemption |
| 20397 | Parker Street Restriping | Circulation & Mobility | 1 | 1.1, 1.6 | I-10, II-1 | Categorical Exemption |

| Project # | Project Name | General Plan Element | Goal | Policy | Implementation Program(s) | Environmental Review |
|-----------|---|------------------------|---------|------------------------------------|----------------------------|-------------------------|
| 20425 | Tustin St Signal Synchronization | Circulation & Mobility | 1, 2 | 1.1, 1.2, 2.1, 2.2, 2.3 | I-10, I-11, II-1, V-5 | Categorical Exemption |
| 20429 | South Yard Storage Replacement | Infrastructure | 1 | 1.1 | II-1 | Categorical Exemption |
| | | Public Safety | 6 | 6.11 | | |
| 20430 | Storm Drain Improvements | Infrastructure | 1 | 1.1, 1.2 | II-1, II-6, V-8 | Categorical Exemption |
| 20443 | Orange Community Shuttle Feasibility Study | Circulation & Mobility | 1, 2, 3 | 1.1, 2.6, 3.1 | IV-6, V-5, V-9, V-14 | |
| | | Natural Resources | 2 | 2.2 | | Statutory Exemption |
| | | Economic Development | 2, 4, 6 | 2.1, 2.4, 4.5, 6.2 | II-1 | |
| 20461 | Main Library Improvements | Cultural Resources | 5 | 5.1, 5.2, 5.5 | II-1 | Categorical Exemption |
| 20462 | Taft Library Improvements | Cultural Resources | 5 | 5.1, 5.2, 5.5 | II-1 | Categorical Exemption |
| 20463 | El Modena Library Improvements | Cultural Resources | 5 | 5.1, 5.2, 5.5 | II-1 | Categorical Exemption |
| 20476 | El Modena Basin Area Improvements | Land Use | 1, 6, 7 | 1.7, 6.3, 6.6, 6.7, 6.11, 7.3, 7.6 | I-4, I-25, I-26, II-1, V-3 | MND |
| | | Natural Resources | 5, | 1.2, 5.1, 5.4, 6.2. 6.5, 6.6 | | |
| | | Public Safety | 6, 7, 9 | 6.4, 7.2, 7.3, 7.4, 9.1, 9.3 | | |
| 20483 | Police Facility Improvements | Public Safety | 6 | 6.1, 6.2, 6.3 | II-1, III-8 | Categorical Exemption |
| 20496 | Reservoir 4A Construction | Land Use | 1 | 1.4 | | MND |
| | | Public Safety | 6 | 6.7 | I-27, II-1 | |
| | | Infrastructure | 1 | 1.1 | | |
| 20497 | Reservoir 5 Pump Station Replacement | Infrastructure | 1 | 1.1,1.2 | II-1, III-7, V-7 | Categorical Exemption |
| 20502 | Fire Station Apparatus Bay Door Replacement | Public Safety | 6 | 6.11 | III-8 | Categorical Exemption |
| 20505 | Fire Station 5 Exercise Room Addition | Public Safety | 6 | 6.11 | III-8 | Categorical Exemption |
| 20510 | Storage Area Network Replacement | Infrastructure | 4 | 4.1, 4.3 | II-1 | Not Applicable |
| 20513 | New Park in West Orange | Natural Resources | 1 | 1.2, 1.3 | I-26 | MND |
| 20518 | Pedestrian Beacon Upgrades | Infrastructure | 3 | 3.3 | I-10, II-1 | Categorical Exemption |
| | | Economic Development | 6 | 6.1 | | |
| 20521 | Yorba Dog Park Improvements | Natural Resources | 5 | 5.1, 5.2 | II-1, IV-2 | Categorical Exemption |
| 20523 | Fire Station 2 Remodel | Public Safety | 6 | 6.11 | III-8 | MND |
| 20525 | Santiago Canyon Road Signal Network Extension | Circulation & Mobility | 1 | 1.1, 1.2, 1.6 | I-10, II-1 | Categorical Exemption |
| 20539 | Citywide Bicycle Lane Enhancements | Circulation & Mobility | 4 | 4.1,4.4, 4.5 | I-4 | Categorical Exemption |
| 20552 | Park Restroom Interior Renovations | Natural Resources | 5 | 5.1 | II-1 | Categorical Exemption |
| 20553 | Sports Court Resurfacing | Natural Resources | 5 | 5.1, 5.2 | II-1 | Categorical Exemption |
| 20554 | Parks Master Plan | Natural Resources | 1, 5 | 1.3, 5.1, 5.2, 5.5, 5.6 | II-1, IV-2 | MND |
| 20555 | Hart Park Bandshell Roof Renovation | Natural Resources | 5 | 5.1 | II-1 | Categorical Exemption |
| 20556 | Orange Olive Fence Construction | Land Use | 1 | 1.4, 1.6 | N/A | Categorical Exemption |
| 20557 | Rampart Riverwalk (Park) | Natural Resources | 1 | 1.2, 1.3 | I-26 | MND |
| 30048 | El Modena Park Area Renovation | Natural Resources | 5 | 5.1 | II-1 | Negative Declaration |
| 30053 | Parking Lot Pavement Rehabilitation | Natural Resources | 5 | 5.1 | II-1 | Categorical Exemption |
| 30071 | Fiber Optic Cable Replacements | Cultural Resources & | 5 | 5.1 | II-1 | Categorical Exemption |
| | | Historic Preservation | | - | | |
| | | Public Safety | 6 | 6.3 | III-8 | |
| 30150 | Local Roadway Safety Plan | Land Use | 6 | 6.1 | I-4, I-10, II-1 | Categorical Exemption |

| Project # | Project Name | General Plan Element | Goal | Policy | Implementation Program(s) | Environmental Review |
|-----------|--|---|--------------|--|------------------------------|-------------------------|
| | | Circulation & Mobility | 1, 2, 6 | 1.3, 1.6, 2.5, 6.1 | | |
| | | Growth Management | 1 | 1.6, 1.10 | | |
| | | Infrastructure | 3 | - | | |
| | | Economic Development | 2, 6 | 2.4, 6.1 | | |
| 30196 | Police Enterprise System | Public Safety | 6 | 6.1, 6.2, 6.3, 6.4, 6.5 | III-8 | Categorical Exemption |
| 30240 | Kraemer Boulevard/Glassell Street/Grand Avenue Regional Traffic Signal Synchronization Program Project (KGG RTSSP) | Circulation & Mobility | 2 | 2.3 | | Categorical Exemption |
| | | Growth Management Economic Development | 1, 2 2, 6 | 1.11, 2.1 2.4, 6.1 | | |
| 30241 | Ball Road/Taft Avenue Regional Traffic Signal Synchronization Program Project (Ball-Taft RTSSP | Circulation & Mobility | 2 | 2.3 | | Categorical Exemption |
| | | Growth Management Economic Development | 1, 2 2, 6 | 1.11, 2.1 2.4, 6.1 | | |
| 30247 | Citywide Active Transportation Plan | Circulation & Mobility | 1, 4 | 1.1, 1.3, 1.4, 4.1, 4.2, 4.3, 4.4, 4.6 | I-4, II-4 | MND |
| 30264 | Streets-CDBG St Improvements FY26 | Circulation & Mobility | 1, 2, 6 | 1.3, 1.6, 2.5, 6.1 | | Categorical Exemption |



FUNDING SOURCE SUMMARY

| Fund # | Funds Name | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|--------|--|------------|------------|------------|------------|------------|--------------|
| 120 | Prop 172 | 400,000 | - | - | - | - | 400,000 |
| 150 | O.C.P.T. Building Maintenance | - | - | - | - | - | - |
| 220 | Sewer | 3,438,783 | 3,511,946 | 3,587,304 | 3,664,923 | 3,744,871 | 17,947,827 |
| 263 | Traffic Improvemnt -Measure M2 | 3,148,415 | 3,245,000 | 3,130,000 | 3,345,000 | 3,180,000 | 16,048,415 |
| 270 | Gas Tax Maintenance | 275,000 | 275,000 | 275,000 | 275,000 | 275,000 | 1,375,000 |
| 272 | Gas Tax 2105 | - | - | - | - | - | - |
| 274 | Rmra Road Maint Rehabilitation Account | 3,400,000 | 3,500,000 | 3,600,000 | 3,700,000 | 3,800,000 | 18,000,000 |
| 287 | TSIP Citywide | 1,724,000 | 310,000 | 210,000 | 290,000 | 60,000 | 2,594,000 |
| 310 | Community Development Block Grant | 672,390 | - | - | - | - | 672,390 |
| 354 | Ab3229-Cops/State-(Suppl Law Enf Servs | - | - | - | - | - | - |
| 500 | Capital Projects | 3,355,530 | 4,290,000 | 9,670,000 | 2,670,000 | 2,820,000 | 22,805,530 |
| 510 | Park Acquisition (Infill) | 2,594,125 | 175,000 | 130,000 | 2,630,000 | 130,000 | 5,659,125 |
| 511 | Park Acquisition & Development (Quimby) | · - | - | - | - | · <u>-</u> | · - |
| 512 | El Modena Park Facility - Cell Tower Fee | 300,000 | - | - | - | - | 300,000 |
| 520 | Sewer Construction | - | - | - | - | - | - |
| 540 | Old Towne Parking Facility | - | - | - | - | - | - |
| 550 | Reimbursable Capital Projects | 2,412,746 | 3,350,000 | - | 100,000 | - | 5,862,746 |
| 551 | Grijalva Park Fund | · - | - | - | - | _ | - |
| 553 | CAPITAL BOND PROCEEDS | 50,000 | - | - | - | _ | 50,000 |
| 555 | Parking In Lieu | - | - | - | - | _ | - |
| 560 | Fire Facility Fee Districts All Com 6/07 | 250,000 | 100,000 | 90,000 | 90,000 | 40,000 | 570,000 |
| 570 | Police Facility Fees | 50,000 | - | - | - | - | 50,000 |
| 573 | Library Facility Fees | 201,126 | 21,000 | - | - | _ | 222,126 |
| 600 | Water | 5,220,000 | 5,250,000 | 5,350,000 | 5,900,000 | 5,800,000 | 27,520,000 |
| 725 | Major Building Improvements | - | - | - | - | · - | - |
| 790 | Computer Replacement | 972,000 | 1,210,000 | 1,257,000 | 1,376,000 | 1,145,000 | 5,960,000 |
| 954 | City Trf: Merged 2008 Tax Exempt Bonds | 170,000 | 70,000 | 70,000 | 70,000 | 70,000 | 450,000 |
| Total | <u>-</u> | 28,634,115 | 25,307,946 | 27,369,304 | 24,110,923 | 21,064,871 | 126,487,159 |



DEPARTMENT SUMMARY

| Department | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|------------------------|------------|------------|------------|------------|------------|--------------|
| Community Services | 2,894,125 | 1,025,000 | 130,000 | 2,630,000 | 130,000 | 6,809,125 |
| Fire | 250,000 | 1,720,000 | 7,090,000 | 90,000 | 40,000 | 9,190,000 |
| Information Technology | 300,000 | 420,000 | 450,000 | 550,000 | 300,000 | 2,020,000 |
| Library | 201,126 | 21,000 | - | - | - | 222,126 |
| Police | 672,000 | 790,000 | 807,000 | 826,000 | 845,000 | 3,940,000 |
| Public Works | 18,096,864 | 13,581,946 | 13,542,304 | 14,114,923 | 13,949,871 | 73,285,908 |
| Public Works - Water | 6,220,000 | 7,750,000 | 5,350,000 | 5,900,000 | 5,800,000 | 31,020,000 |
| Total | 28,634,115 | 25,307,946 | 27,369,304 | 24,110,923 | 21,064,871 | 126,487,159 |



Project Summary

COMMUNITY SERVICES

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|--|-----------|-----------|-----------|-----------|-----------|--------------|
| 20476 El Modena Basin Area Improvements Design | 230,000 | = | - | 2,500,000 | - | 2,730,000 |
| 20513 New Park in West Orange | - | 850,000 | - | - | - | 850,000 |
| 20521 Yorba Dog Park Improvements | 114,000 | - | - | - | - | 114,000 |
| 20552 Park Restroom Interior Renovations | 210,000 | 70,000 | 70,000 | 70,000 | 70,000 | 490,000 |
| 20553 Sports Court Resurfacing | 60,000 | 60,000 | 60,000 | 60,000 | 60,000 | 300,000 |
| 20554 Parks Master Plan | 270,000 | = | - | - | = | 270,000 |
| 20555 Hart Park Bandshell Roof Renovation | 36,000 | - | - | - | - | 36,000 |
| 20557 Rampart Riverwalk (Park) | 1,250,000 | = | - | - | = | 1,250,000 |
| 30048 El Modena Park Area Renovation | 724,125 | = | - | - | = | 724,125 |
| 30053 Parking Lot Pavement Rehabilitation | - | 45,000 | - | - | - | 45,000 |
| Total | 2,894,125 | 1,025,000 | 130,000 | 2,630,000 | 130,000 | 6,809,125 |

20476 El Modena Basin Area Improvements Design

PROJECT DESCRIPTION

FISCAL YEAR 2025-2026

Through a 1973 use agreement with Orange County Flood Control District (OCFCD), the City operates the EI Modena Basin located north of the intersection of S. Hewes St. and E. Jordan Ave. as a public park. Currently, the EI Modena Basin's amenities include a decomposed granite walking path around the interior open space. This project would provide area lighting to portions of the walking path and improve the walking path for an enhanced experience and may also include possible ADA access improvements as necessary. The requested funding for Fiscal Year 2025-26 includes the costs to design the project, which includes working with OCFCD for their approval on the project. Preliminary construction costs for new lighting and irrigation are approximately \$2.5 million and is being proposed to be funded in Fiscal Year 2028-29.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: June 2030 Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20476 El Modena Basin Area Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$230,000 | \$0 | \$0 | \$2,500,000 | \$0 |
| AMOUNT | \$230,000 | \$0 | \$0 | \$2,500,000 | \$0 |

COMMUNITY SERVICES FISCAL YEAR 2025-2026

20513 New Park in West Orange

PROJECT DESCRIPTION

The New Park in West Orange project was approved as a part of the Community Services FY 24 CIP plan. A 2.4-acre piece of property managed by Orange County Flood Control District (OCFCD) located on W. Chapman between interstate 5 and the 57 freeway is the identified new park location. In FY 24, the City entered into a long-term 50-year lease with OCFCD to build the park on the property.

Project design and environmental review process began in FY 24. During the park design process, OCFCD notified the City that they would be concurrently working on a levee height correction project in the Santa Ana Riverbed adjacent to the park site. The County's levee project boundary lines will impact a portion of the new park site, so design plans from the County must be completed prior to the completion of new park plans. As such, the City will continue to work closely with OCFCD to coordinate the timing of design and construction for both projects.

City funding for construction has been identified. In addition, federal Community Projects Funding in the amount of \$850,000 was awarded for construction by Congressman Correa in FY 25. City expenses will be offset by the federal funding following execution of an agreement between the City and the federal granting agency.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2030

Funding Source(s): Reimbursable Capital Projects



FINANCIAL SUMMARY

20513 New Park in West Orange

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$0 | \$850,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$0 | \$850,000 | \$0 | \$0 | \$0 |

COMMUNITY SERVICES FISCAL YEAR 2025-2026

20521 Yorba Dog Park Improvements

PROJECT DESCRIPTION

The City owns and maintains the Dog Park at Yorba Park. This project will make improvements to the Yorba Dog Park in phases. Phase 1 will replace the decomposed granite (DG) with new hardscape. The dog park at Yorba Park currently uses a system of DG entry paths. Compaction of the DG is difficult to maintain due to foot traffic in and out of the dog park areas, causing the DG to become loose and uneven, which creates tripping hazards. The loose DG also enters the drainage system, causing blockages and reoccurring maintenance issues. At the request of the Orange Dog Park Association (ODPA), staff evaluated options for improving these areas. Installation of hardscape such as concrete pavers in place of the DG and a retaining wall will reduce overall ongoing maintenance costs. In addition, the project includes related ADA access gate, irrigation, and turf repairs.

Phase 2 includes an evaluation and possible installation of several new amenities at the Dog Park, such as shade structures, and lighting, at the request of the ODPA. The potential evaluation of these amenities will include approval from the Orange County Environmental Health Division, the Lead Enforcement Agency, for the methane monitoring system associated with the landfill upon which the Dog Park was built. Based on the results of the evaluation, a design will be completed. This phase of the overall project is pending full funding from ODPA. The appropriation currently associated with the project will fund Phase I of the project only.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: August 2025 Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20521 Yorba Dog Park Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$114,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$114,000 | \$0 | \$0 | \$0 | \$0 |

FISCAL YEAR 2025-2026

20552 Park Restroom Interior Renovations

PROJECT DESCRIPTION

Nineteen of the City's parks have restroom buildings. Many of these restrooms were last renovated 15 to 20 years ago and are in need of renovation to ensure the restrooms are a safe, durable, and functional space for public use. This project will involve initial evaluation, design, and renovation of facilities that are past their useful life or are in need of an update in subsequent years. A specific scope will be developed for each restroom depending on individual needs. Estimates to rehabilitate each restroom varies, so project budget will vary every fiscal year. Based upon site inspections and evaluations, the first restroom facilities in need of rehabilitation are at Hart Park.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion Date: Ongoing Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20552 Park Restroom Interior Renovations

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$210,000 | \$70,000 | \$70,000 | \$70,000 | \$70,000 |
| AMOUNT | \$210,000 | \$70,000 | \$70,000 | \$70,000 | \$70,000 |

COMMUNITY SERVICES FISCAL YEAR 2025-2026

20553 Sports Court Resurfacing

PROJECT DESCRIPTION

The City has 22 parks, of which, several have sports courts. Parks with either tennis/pickleball, basketball, volleyball, and/or handball courts include Steve Ambriz, El Camino Real, Grijalva, Hart, Santiago Hills, and Serrano Parks. Court surfacing is specialized and requires maintenance on a regular schedule in order to maintain a safe playing surface. A typical maintenance schedule includes court resurfacing every five years. The oldest courts were last resurfaced in 2010, 2012, and 2014. With a total of 10 sports courts, the proposed court resurfacing program will resurface two courts annually so that all courts are resurfaced every 5 years. All 10 courts have been assessed by staff and priority for resurfacing has been based upon current conditions. Estimates to resurface each sports court varies, so project budget will vary every fiscal year. Grijalva Park basketball courts were resurfaced in FY 25. The next courts most in need of resurfacing currently are Hart Park tennis courts.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion Date: Ongoing Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20553 Sports Court Resurfacing

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$60,000 | \$60,000 | \$60,000 | \$60,000 | \$60,000 |
| AMOUNT | \$60,000 | \$60,000 | \$60,000 | \$60,000 | \$60,000 |

COMMUNITY SERVICES FISCAL YEAR 2025-2026

20554 Parks Master Plan

PROJECT DESCRIPTION

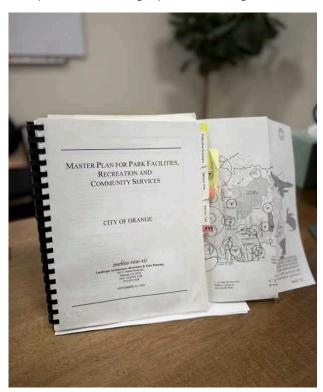
The current Master Plan for Park Facilities, Recreation, and Community Services is from 1999. This project would initiate and develop a parks and recreation masterplan to determine long-term strategies that will guide how the City's community parks and recreation facilities are developed, maintained, and optimized. The comprehensive document would cover a range of topics, including Vision, Needs assessment, Priorities, Policies, and a financial plan. The masterplan will consider the City's existing park system, facilities, and programs and will examine the community's recreational, programming, environmental, and maintenance needs. Practices for creating the parks and recreation masterplan will include collecting qualitative and quantitative data, engaging the community, creating an action plan, and outlining a plan for funding.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2027 Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20554 Parks Master Plan

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$270,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$270,000 | \$0 | \$0 | \$0 | \$0 |

20555 Hart Park Bandshell Roof Renovation

PROJECT DESCRIPTION

FISCAL YEAR 2025-2026

The Hart Park Bandshell is a historic structure within Hart Park. Wear and tear and damage caused by a fallen tree limb have caused the need to repair the historic roof. This project will be a tile lift and relay which involves removing the existing tile layer and underlayment of the roof and then reinstalling the tiles. New tiles will be installed to replace any broken tiles.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026 Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20555 Hart Park Bandshell Roof Renovation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$36,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$36,000 | \$0 | \$0 | \$0 | \$0 |

20557 Rampart Riverwalk (Park)

PROJECT DESCRIPTION

The City is working to secure an operating agreement with OC Public Works for two parcels managed by Orange County Flood Control along the Santa River. The smaller of the two is a narrow parcel, measuring roughly 1 acre, and located next to N. Rampart St., just north of W. Chapman Ave., adjacent to the bike trail, and parallel to the 57 FWY. The parcel has been identified as a location for a new passive park in District 2 that will feature a proposed walking path, dog amenity/park, and water bottle filling station, along with existing mature shade trees. A preliminary conceptual design and cost estimate for design and construction is currently in development.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: 2027

Funding Source(s): Park Acquisition (Infill)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20557 Rampart Riverwalk Park

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$1,250,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$1,250,000 | \$0 | \$0 | \$0 | \$0 |

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FISCAL YEAR 2025-2026

30048 El Modena Park Area Renovation

PROJECT DESCRIPTION

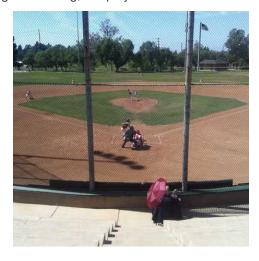
Several of the amenities at El Modena Park are in need of replacement or repair in order to maintain a safe and functional park environment for patrons. Improvements were planned as a phased project. Phase 1 was completed in FY 23 and included irrigation improvements and installation of a new tot lot shade structure. Phase 2, also completed in FY 23, included installation of rubberized surfacing at the tot lot.

Phase 3 of the project includes design and installation of a new backstop, fencing, poles, and netting around the existing baseball field to address safety concerns related to rogue foul balls. New netting installed along the 3rd baseline will be 70' high, which will deter foul balls from flying into the street and into neighboring properties. A new 40-foot-tall chain link backstop will include an overhead netting hood. The purpose of the hood is to address foul balls that fly over the current backstop into neighboring houses which cause liability issues due to property damage. This project will also include replacement of failing retaining walls and surface and drainage improvements to the field.

The design process is scheduled for completion in FY 25, with construction anticipated in FY 26. Once the design phase is complete, staff will pursue Major League Baseball (MLB) grant funding to supplement 512 funds. The MLB grant would provide a 50% match, but the City will have to demonstrate full funding of the project to apply. The full funding requirement can be met by utilizing all 512 funds available and supplementing the difference with 510 funds. If the City does not receive the grant funding, the project will be reevaluated.

PROJECT DETAILS

Project Type: One-Time
Estimated Project Completion Date: December 2026
Funding Source(s): El Modena Park Facility - Cell Tower Fee; Park Acquisition



FINANCIAL SUMMARY

30048 Fl Modena Park Area Renovation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| El Modena Park Facility - Cell Tower Fee | \$300,000 | \$0 | \$0 | \$0 | \$0 |
| Park Acquisition (Infill) | \$424,125 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$724,125 | \$0 | \$0 | \$0 | \$0 |

30053 Parking Lot Pavement Rehabilitation

PROJECT DESCRIPTION

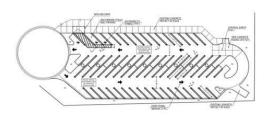
FISCAL YEAR 2025-2026

The asphalt parking lot pavement in parks are in various stages of degradation and will require protective measures over the next several years. As part of a multi-year parking lot pavement rehabilitation initiative, successful pavement maintenance and rehabilitation treatments have been completed at all City Parks with parking lots within the last eight years with the exception of Steve Ambriz Park. This project is scheduled to resume in FY 27.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Park Acquisition (Infill)



FINANCIAL SUMMARY

30053 Parking Lot Pavement Rehabilitation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Park Acquisition (Infill) | \$0 | \$45,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$0 | \$45,000 | \$0 | \$0 | \$0 |



Project Summary

COMMUNITY SERVICES

| Carryover Project | Balance as of April 1, 2025 |
|--|-----------------------------|
| 20315 Hart Park Pickleball and Fitness Circuit | 2,483,873 |
| 20321 Grijalva Master Plan Update | 100,000 |
| 20437 Park Signage Installation | 246,923 |
| 20477 Area Lighting Replacement at Grijalva | 429,315 |
| 20506 Ball Field Netting | 200,000 |
| 20519 Skate Park at Grijalva | 1,659,907 |
| 20544 Serrano Lodge Pole Fencing | 39,000 |
| 20547 El Camino Real Exercise Equipment | - |
| 30133 Hart Park Field Improvements | 128,239 |
| | - |
| Total | 5,287,257 |

20315 Hart Park Pickleball and Fitness Circuit

CARRYOVER PROJECT

FISCAL YEAR 2025-2026

PROJECT DESCRIPTION

The pickleball facility and fitness circuit has been designed to fulfill the recreational needs of the surging pickleball community, as well as provide a space for other exercise. The new facilities will be located in the southwest portion of the park, adjacent to the existing orange grove to create a unique setting overlooking the park. Facility amenities include ten lighted pickleball courts, shaded outdoor fitness equipment, area and pathway lighting, paved access to courts and amenities, shaded spectator seating, spaces for gathering, fencing, wind screens, benches, drinking fountains, trash receptacles, bike racks, landscaping, and signage. In FY 22, Congressman Lou Correa secured \$2 million in federal FY 22 Community Projects Funding for this project. The City committed an additional \$750,000 to the project which included design.

In FY 24, the City completed environmental review and design of the project. Construction will begin in mid-2025 and is anticipated to be completed by the end of 2025.

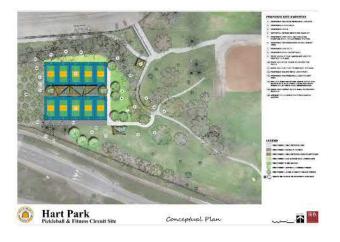
PROJECT DESCRIPTION

Project Type: One-Time Starting Fiscal Year: 2016-2017

Estimated Completion Date: December 2025 Funding Source(s): Park Acquisition (Infill);

Reimbursable Capital Projects Total Budget: \$2,750,000

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



20321 Grijalva Park Master Plan Update

CARRYOVER PROJECT

FISCAL YEAR 2025-2026

PROJECT DESCRIPTION

The City owns the 42-acre Grijalva Park site which is being developed in phases. In 2003, Phase I was completed on 15 acres and includes an active park with soccer fields, a tot lot, and a small activity room. In 2005, a Grijalva Park Master Plan was developed for the remaining 27 acres which included a sports center/gymnasium, skate park, amphitheater, additional restrooms, picnic facilities, an aquatics center, and additional parking. In 2011, the Sports Center at Grijalva Park was opened, along with adjacent parking. Nine acres remained undeveloped. In 2019, the City Council gave their support for four community partners to fundraise to develop the vacant property. Since then, three groups began to fundraise for amenities including a skatepark, community arts theater, and community/library/senior center. In 2022, the City Council funded the skate park portion of the plan, which is a separate CIP.

This project has carryover funding of \$100,000. As the Master Plan has evolved since 2005, the carryover funding would be used to reconceptualize the remaining undeveloped acres to understand what will feasibly fit within the allowable open space. The reconceptualized plan would also include an updated estimate regarding the parking necessary to accommodate all the proposed amenities and suggest what, if any, amendments or technical memoranda need to accompany the existing Mitigated Negative Declaration.

PROJECT DETAILS

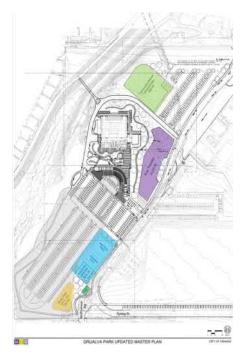
Project Type: One-Time

Starting Fiscal Year: 2016-2017

Estimated Completion Date: December 2025 Funding Source(s): Park Acquisition (Infill)

Total Budget: \$100,000

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



COMMUNITY SERVICES FISCAL YEAR 2025-2026

20437 Park Signage Installation

CARRYOVER PROJECT

PROJECT DESCRIPTION

Park signage consists of two major types: monument signs and regulatory signs. Phase one of this project consisted of replacing monument signs at Eisenhower (2), El Modena, El Modena Basin, Hart (2), La Veta, and Killefer Parks in FY 23. Phase two of this project included an evaluation of existing regulatory signage and replacement of missing and/or damaged regulatory signs throughout City parks and bike trails. Fabrication and installation of monument signs, new park rules signs, and bike trail rules signage was completed in FY 24. Landscape improvements around the new Hart Park monument sign on Glassell Street also occurred in FY 24. Phase three, nearing completion in FY 25, includes the replacement of other missing and/or damaged regulatory signs throughout City parks and will update the entry adjacent to the new Hart Park monument sign located at the Glassell Street entrance.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: Fall 2025 Funding Source(s): Park Aquisition (Infill)



20477 Area Lighting Replacement at Grijalva Park

CARRYOVER PROJECT

FISCAL YEAR 2025-2026

PROJECT DESCRIPTION

Currently, there are a total of 54 light poles providing area/pathway lighting for Grijalva Park (side A). The lighting was designed with metal poles mounted on concrete foundations at ground level. Deterioration near the base of these poles has resulted in the need to replace several light poles in past years. Despite past measures taken to protect the poles, deterioration progresses due to continued corrosion. Several light poles have now been removed, including two which came down during heavy winds. Nine poles in total have been removed due to safety concerns and all others are being evaluated regularly. The objective of this project is to replace all the area lighting to include new poles and fixtures, designed to resist corrosion. Design was completed in FY 23 and construction is expected to be completed by early FY 26. This project is partially funded through the Per Capita Allocation program funded through Prop 68.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: Fall 2025 Funding Source(s): Park Aquisition (Infill);

Reimbursable Grants Total Budget: \$614,400





20506 Olive Park Netting Replacement

CARRYOVER PROJECT

FISCAL YEAR 2025-2026

PROJECT DESCRIPTION

Olive Park is home to youth baseball programs. Park amenities include several ball fields that are adjacent to homes. The existing netting in some areas is damaged or non-existent, creating safety concerns for fly and foul balls. This project will include the design and construction of new netting. The anticipated cost is \$200,000.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2021-2022

Estimated Completion Date: Early 2026 Funding Source(s): Park Acquisition (Infill)



COMMUNITY SERVICES FISCAL YEAR 2025-2026

20519 SKATE PARK AT GRIJALVA

CARRYOVER PROJECT

PROJECT DESCRIPTION

At the City Council meeting of November 15, 2022, the City Council approved the use of \$1.75 million in park development fees collected from a housing development in the east side of Orange, known as Orange Heights, to build a skate park at Grijalva Park. In FY 24, the City began the design process which included collecting input from stakeholders and local skaters. Construction is anticipated to begin in FY 26.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: Fall 2026

Funding Source(s): Capital Projects; Grijalva Park Fund



20544 Serrano Park Lodge Pole Fencing Installation

CARRYOVER PROJECT

FISCAL YEAR 2025-2026

PROJECT DESCRIPTION

Serrano Park has several park amenities, including a large open field adjacent to the right-of-way sidewalk. The park and the passive field are not fenced in or gated. As the open field is accessible from the street, it often experiences vandalism as a result of unauthorized vehicles intentionally driving onto the grass. This project would install approximately 475 linear feet of new, 3' high, single rail lodge pole fencing along two sections of the park to prevent unauthorized vehicle access into the park. The poles will be installed at one section off Sierra Vista Drive and another section along the base of the slope that separates the park from the adjacent HOA landscaped area.

PROJECT DETAILS

Project Type: One-Time
Estimated Completion Date: Fall 2025
Funding Source(s): Park Acquisition (Infill)



COMMUNITY SERVICES FISCAL YEAR 2025-2026

20547 El Camino Real Park Exercise Equipment

CARRYOVER PROJECT

PROJECT DESCRIPTION

Currently, the City has two parks with outdoor exercise equipment, Grijalva and Shaffer Parks. The fitness equipment at these locations are popular and highly used by park patrons. This proposed project would include design and installation of a lighted, shaded exercise equipment station at El Camino Real Park. The installation of the exercise equipment will encourage an active and healthy lifestyle for Orange residents and El Camino Real Park patrons. The project is pending grant funding, and a project schedule will be determined based upon grant award.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2027 Funding Source(s): Park Acquisition (Infill)



FISCAL YEAR 2025-2026

30133 Hart Park Diamond 1 Field Improvements

CARRYOVER PROJECT

PROJECT DESCRIPTION

Located at Hart Park, Diamond 1 is used as a collegiate level baseball field. Currently, the City partners with Chapman University (Chapman) and Orange Lutheran High School (OLU) to maintain this premier field. Installation of ball field netting along the first and third base foul lines will protect park users and the adjacent neighborhood from foul balls. Design was completed in FY 25. The City is working with Chapman and OLU to determine cost sharing for the project

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2019-2020

Estimated Completion Date: June 2028 Funding Source(s): Park Acquisition (Infill);

Reimbursable Capital Projects Total Budget: \$250,000





Project Summary

FIRE

Funding for some of the below projects includes development impact fees and is dependent on receipt of development revenue.

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|---|-----------|-----------|-----------|-----------|-----------|--------------|
| 12406 Signal Pre-Emption Installation | 50,000 | 50,000 | 40,000 | 40,000 | 40,000 | 220,000 |
| 20334 Fire Station Repairs | 200,000 | 50,000 | 50,000 | 50,000 | - | 350,000 |
| 20505 Fire Station 5 Exercise Room Addition | - | 720,000 | - | - | - | 720,000 |
| 20523 Fire Station 2 Remodel | - | 900,000 | 7,000,000 | - | - | 7,900,000 |
| Total | 250,000 | 1,720,000 | 7,090,000 | 90,000 | 40,000 | 9,190,000 |

FIRE DEPARTMENT FISCAL YEAR 2025-2026

12406 Signal Pre-Emption Installation

PROJECT DESCRIPTION

The Opticom Traffic Pre-emption project involves the purchase and installation of traffic signal pre-emption equipment on the City's major roadways, intersections, and fire apparatus. This technology enables emergency vehicles to navigate through traffic more efficiently and safely, reducing response times and potentially saving lives during critical situations. Pre-emption equipment installed on fire apparatus triggers the associated equipment within traffic signals to control signal lights for oncoming fire apparatus right-of-way during Code 3 responses. This programming enhances the overall effectiveness of emergency response operations and contributes to public safety.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Fire Facility Fees

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

12406 Signal Pre-Emption Installation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Fire Facility Fee Districts All Com 6/07 | \$50,000 | \$50,000 | \$40,000 | \$40,000 | \$40,000 |
| AMOUNT | \$50,000 | \$50,000 | \$40,000 | \$40,000 | \$40,000 |

FIRE DEPARTMENT FISCAL YEAR 2025-2026

20334 Fire Station Repairs

PROJECT DESCRIPTION

The Fire Station Maintenance project provides funding to address maintenance issues which go beyond current replacement capacities. This project addresses major station maintenance and repairs, such as painting, carpeting, roof repairs, and any necessary station updates. Regular maintenance is essential to maintaining readiness and operational effectiveness during emergencies, enhancing the safety of both the firefighters and the community they serve.

In FY26, the department is scheduled to replace the flooring at Station 8, update the floors at Station 6, and carry out essential repairs to the building at Station 7, which was formerly occupied by the Orange County Intelligence Assessment Center (OCIAC).

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): FIRE FACILITY FEE DISTRICTS ALL

COM 6/07

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.





FINANCIAL SUMMARY

20334 Fire Station Repairs

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Fire Facility Fee Districts All Com 6/07 | \$200,000 | \$50,000 | \$50,000 | \$50,000 | \$0 |
| AMOUNT | \$200,000 | \$50,000 | \$50,000 | \$50,000 | \$0 |

FIRE DEPARTMENT FISCAL YEAR 2025-2026

20505 Fire Station 5 Exercise Room Addition

PROJECT DESCRIPTION

This project establishes funding for the addition of an exercise room at Fire Station 5. Constructed in 1965, Fire Station 5 currently lacks the necessary space to store and utilize exercise equipment, crucial for cultivating a stronger and more physically fit workforce. Presently, the exercise equipment is located on the apparatus bay floor, alongside the frontline apparatus used in daily emergencies, significantly impeding the parking of emergency vehicles within the structure. The addition of an exercise room to the rear of Station 5 will provide flexibility for the future operational needs of the Fire Department by creating more space for personnel and apparatus. The existing fire station will largely remain unchanged, with some minor aesthetic improvements to complement the new room addition.

PROJECT DETAILS

Project Type: One-Time
Estimated Completion Date: June 2026
Funding Source(s): Capital Projects





FINANCIAL SUMMARY

20505 Fire Station 5 Exercise Room Addition

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed 2029 Proposed | | 2030 Proposed |
|-------------------|---------------|---------------|-----------------------------|-----|---------------|
| Amount | | | | | |
| Capital Projects | \$0 | \$720,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$0 | \$720,000 | \$0 | \$0 | \$0 |

FIRE DEPARTMENT FISCAL YEAR 2025-2026

20523 Fire Station 2 Remodel

PROJECT DESCRIPTION

This project establishes funding for the design and construction of a permanent facility for Fire Station 2, which provides emergency service response to the central portion of the City and neighboring City of Villa Park. The new facility will be designed to accommodate up to three frontline emergency vehicles and eight fire suppression personnel. This project will combine the newly built single-bay apparatus and workout rooms with 9,500 square feet of new construction, which will include the following accommodations: office, living room, kitchen, (8) sleeping dorms, (5) restrooms, training classroom, and two-bay apparatus room.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2028 Funding Source(s): Capital Projects



FINANCIAL SUMMARY

20523 Fire Station 2 Remodel

| Funds Description | Description 2026 Proposed | | 2027 Proposed 2028 Proposed | | 2030 Proposed |
|-------------------|---------------------------|-----------|-----------------------------|-----|---------------|
| Amount | | | | | |
| Capital Projects | \$0 | \$900,000 | \$7,000,000 | \$0 | \$0 |
| AMOUNT | \$0 | \$900,000 | \$7,000,000 | \$0 | \$0 |



Project Summary INFORMATION TECHNOLOGY

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|--|-----------|-----------|-----------|-----------|-----------|--------------|
| 20282 Personal Computer Replacements | 200,000 | 200,000 | 200,000 | 200,000 | 200,000 | 1,000,000 |
| 20510 Storage Area Network Replacement | - | 120,000 | 150,000 | 250,000 | - | 520,000 |
| 30071 Fiber Optic Cable Replacements | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 | 500,000 |
| | | | | | | - |
| Total | 300,000 | 420,000 | 450,000 | 550,000 | 300,000 | 2,020,000 |

INFORMATION TECHNOLOGY FISCAL YEAR 2025-2026

20282 Personal Computer Replacements

PROJECT DESCRIPTION

A recurring annual replacement of the City's aging PC (desktops, laptops, tablets) inventory is recommended. This initiative is a recommended guideline to replace a fourth of the City's PC inventory to prevent the inventory from becoming excessively aged and prevent impact to staff productivity due to PC failures.

PROJECT DETAILS

Project Type: Ongoing
Funding Source(s): Computer Replacement



FINANCIAL SUMMARY

20282 Personal Computer Replacements

| Funds Description | 2026 Proposed | 2027 Proposed | 2027 Proposed 2028 Proposed | | 2030 Proposed |
|----------------------|---------------|---------------|-----------------------------|-----------|---------------|
| Amount | | | | | |
| Computer Replacement | \$200,000 | \$200,000 | \$200,000 | \$200,000 | \$200,000 |
| AMOUNT | \$200,000 | \$200,000 | \$200,000 | \$200,000 | \$200,000 |

INFORMATION TECHNOLOGY FISCAL YEAR 2025-2026

20510 Storage Area Network Replacement

PROJECT DESCRIPTION

IT forecasts costs to replace end of life fabric switches in FY27. For FY28, IT forecasts costs to replace backup storage for Civic Center and the Police Department. For FY29, IT forecast costs to replace Civic Center SAN storage.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Computer Replacement



FINANCIAL SUMMARY

20510 Storage Area Network Replacement

| Funds Description | 2026 Proposed | 2027 Proposed | 2027 Proposed 2028 Proposed | | 2030 Proposed |
|----------------------|---------------|---------------|-----------------------------|-----------|---------------|
| Amount | | | | | |
| Computer Replacement | \$0 | \$120,000 | \$150,000 | \$250,000 | \$0 |
| AMOUNT | \$0 | \$120,000 | \$150,000 | \$250,000 | \$0 |

30071 Fiber Optic Cable Replacements

PROJECT DESCRIPTION

FISCAL YEAR 2025-2026

Having City locations on our own fiber increases security and bandwidth. IT is proposing a citywide fiber assessment be performed in FY26 to provide recommendations for proactive replacement of aging fiber infrastructure.

PROJECT DETAILS

Project Type: Ongoing
Funding Source(s): Computer Replacement



FINANCIAL SUMMARY

30071 Fiber Optic Cable Replacements

| Funds Description | 2026 Proposed | 2027 Proposed | 2027 Proposed 2028 Proposed | | 2030 Proposed |
|----------------------|---------------|---------------|-----------------------------|-----------|---------------|
| Amount | | | | | |
| Computer Replacement | \$100,000 | \$100,000 | \$100,000 | \$100,000 | \$100,000 |
| AMOUNT | \$100,000 | \$100,000 | \$100,000 | \$100,000 | \$100,000 |



Project Summary **LIBRARY**

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|---|-----------|-----------|-----------|-----------|-----------|--------------|
| 20461 Main Library Facility Improvements | 126,906 | 21,000 | - | - | = | 147,906 |
| 20462 Taft Library Facility Improvements | 26,345 | = | - | = | = | 26,345 |
| 20463 El Modena Library Facility Improvements | 47,875 | = | - | = | = | 47,875 |
| Total | 201,126 | 21,000 | - | - | - | 222,126 |

20461 Main Library Facility Improvements

PROJECT DESCRIPTION

FISCAL YEAR 2025-2026

LIBRARY

This project will encompass all facility improvements for Main Library.

The north and south entrance automatic doors need to be replaced for improved accessibility. The dumbwaiter elevator which transports surplus Friends books to the basement needs to be replaced. These projects are expected to be completed by December 2025, and funding for these projects reflects revenue received from the Building Forward Main Grant.

Repairs to the tower roof and removal of the History Center sink are needed to address leaks that are affecting local archives. Cabinetry will be installed in the sink space. In the Tower Reading Room, in-laid carpet will be replaced with carpet tiles and wood floors will be replaced with with luxury vinyl tile flooring. These flooring types are easier to maintain in high traffic areas. In the Community room, carpet squares and baseboards will be replaced to match library-wide carpet squares/baseboards. Finally, the ceiling wheels in the Steve Ambriz reading room will be repaired or replace to allow the doors to function properly. These projects are expected to be completed by June 2026. Funding for these projects reflects revenue received from library facility development fees.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion: June 2026

Funding Source(s): Capital Projects; Reimbursable Capital Projects; Library Facility Fees; Major Building

Improvements



FINANCIAL SUMMARY

20461 Main Library Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Library Facility Fees | \$126,906 | \$21,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$126,906 | \$21,000 | \$0 | \$0 | \$0 |

20462 TAFT LIBRARY FACILITY IMPROVEMENTS

PROJECT DESCRIPTION

FISCAL YEAR 2025-2026

LIBRARY

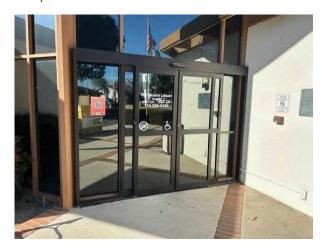
This project will encompass all facility improvements for Taft Library. The automatic entrance doors need to be replaced for improved accessibility. The windows need replacement and reframing due to aging and vandalism. These projects are expected to be completed by December 2025, and funding for these projects reflects revenue received from the Building Forward Taft Grant. The lighting control panel was upgraded a couple of years ago; however, additional work on the panel is required to complete the project to improve accessibility and efficiency. This project is expected to be completed by June 2026, and the funding reflects revenue received from library facility development fees.

PROJECT DETAILS

Project Type: Ongoing

Estimated Project Completion Date:June 2026 Funding Source(s): Capital Projects; Library Facility

Fees; Major Building Improvements



FINANCIAL SUMMARY

20462 Taft Library Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Library Facility Fees | \$26,345 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$26,345 | \$0 | \$0 | \$0 | \$0 |

LIBRARY FISCAL YEAR 2025-2026

20463 El Modena Library Facility Improvements

PROJECT DESCRIPTION

This project will encompass all facility improvements for El Modena Library. The automatic entrance doors need to be replaced for improved accessibility. Roofing improvements are needed to mitigate leaks and restore its useful life. These projects are expected to be completed by December 2025, and funding for these projects reflects revenue received from the Building Forward El Modena Grant. The monument sign needs to be replaced because the partner organization OCPT listed is no longer on site. The concrete behind the emergency exit gate needs to be refinished to allow for better emergency access. Installation of a charging station and concrete work behind the building is needed in anticipation of an outreach library vehicle in the future. These projects are expected to be completed by June 2026. The funding reflects revenue received from library facility development fees.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion Date: June 2026 Funding Source(s): Library Facility Fees



FINANCIAL SUMMARY

20463 El Modena Library Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Library Facility Fees | \$47,875 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$47,875 | \$0 | \$0 | \$0 | \$0 |



Project Summary POLICE

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|--------------------------------|-----------|-----------|-----------|-----------|-----------|--------------|
| 30196 Police Enterprise System | 672,000 | 790,000 | 807,000 | 826,000 | 845,000 | 3,940,000 |
| Total | 672,000 | 790,000 | 807,000 | 826,000 | 845,000 | 3,940,000 |

POLICE DEPARTMENT FISCAL YEAR 2025-2026

30196 Police Enterprise System

PROJECT DESCRIPTION

The Police Enterprise System project provides a flexible platform to help the Police Department reach its vision of adopting a network solution that allows all systems to connect and integrate with one another to meet the objectives of the department. The system consolidates and manages police hardware and software including existing Tasers, body worn, fleet, and interview cameras, Standards for reporting, Axon Air for drone management along with the evidence.com portal, which is cloud based for data storage and sharing. The Records and Dispatch component is not able to integrate into one single solution and must be maintained as a stand-alone system for basic operations. The project is led by the Police Department and primarily funded through the Computer Replacement fund.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion Date: June 2032 Funding Source(s): Computer Replacement



FINANCIAL SUMMARY

30196 Police Enterprise System

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|----------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Computer Replacement | \$672,000 | \$790,000 | \$807,000 | \$826,000 | \$845,000 |
| AMOUNT | \$672,000 | \$790,000 | \$807,000 | \$826,000 | \$845,000 |



Project Summary PUBLIC WORKS

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|---|------------|------------|------------|------------|------------|--------------|
| 11328 ADA Improvements | 100,000 | - | - | - | - | 100,000 |
| 12982 Corporate Yard Renovations | 100,000 | - | - | - | - | 100,000 |
| 13115 Pavement Management Program Survey | 60,000 | 110,000 | 60,000 | 110,000 | 60,000 | 400,000 |
| 13120 Pavement Management Program | 8,250,000 | 8,650,000 | 8,750,000 | 8,950,000 | 9,050,000 | 43,650,000 |
| 15508 Sewer Line Maintenance & Replacement | 2,438,783 | 2,511,946 | 2,587,304 | 2,664,923 | 2,744,871 | 12,947,827 |
| 15509 Sewer Cleaning & Video | 500,000 | 500,000 | 500,000 | 500,000 | 500,000 | 2,500,000 |
| 16065 Quiet Zone Maintenance | 50,000 | 50,000 | 50,000 | 50,000 | 50,000 | 250,000 |
| 16302 Minor Traffic Control Devices | 250,000 | 250,000 | 250,000 | 250,000 | 250,000 | 1,250,000 |
| 16304 Biennial Traffic Signal Coordination | - | 95,000 | - | 95,000 | - | 190,000 |
| 16305 Traffic Signal Controller Changeout | 125,000 | 125,000 | 125,000 | 125,000 | 125,000 | 625,000 |
| 19826 Police Headquarter Exterior Wall Sealing | 20,000 | 20,000 | 20,000 | 20,000 | 20,000 | 100,000 |
| 20329 Chapman & Batavia Left Turn Signal Modification | 30,654 | - | - | - | - | 30,654 |
| 20353 Chapman & Grand Left Turn Signal Modification | 75,000 | - | - | - | - | 75,000 |
| 20354 Chapman & Cambridge Left Turn Signal Modification | 75,000 | - | - | - | - | 75,000 |
| 20374 Streetlight Pole Replacement Program | 500,000 | 500,000 | 500,000 | 500,000 | 500,000 | 2,500,000 |
| 20378 Katella & Batavia Signal Network Extension | - | - | 150,000 | - | - | 150,000 |
| 20379 Batavia & Taft Signal Network Extension | - | 170,000 | - | - | - | 170,000 |
| 20380 Glassell St Signal Network Extension | - | 100,000 | - | - | - | 100,000 |
| 20382 Katella Ave Signal Network Extension | 1,300,000 | - | - | - | - | 1,300,000 |
| 20397 Parker Street Restriping | - | - | - | 100,000 | - | 100,000 |
| 20425 Tustin St Signal Synchronization | 906,387 | - | - | - | - | 906,387 |
| 20430 Storm Drain Improvements | 500,000 | 500,000 | 500,000 | 500,000 | 500,000 | 2,500,000 |
| 20443 Orange Community Shuttle Feasibility Study | 8,550 | - | - | - | - | 8,550 |
| 20483 Police Facility Improvements | 100,000 | - | - | - | - | 100,000 |
| 20502 Fire Station Apparatus Bay Door Replacement | 400,000 | - | - | - | - | 400,000 |
| 20518 Pedestrian Beacon Upgrades | 277,300 | - | - | - | - | 277,300 |
| 20525 Santiago Canyon Road Signal Network Extension | - | - | - | 250,000 | - | 250,000 |
| 20539 Citywide Bicycle Lane Enhancements | - | - | - | - | 150,000 | 150,000 |
| 20556 Orange Olive Metrolink Fence Construction | 657,800 | - | - | - | - | 657,800 |
| 30150 Local Roadway Safety Plan | - | - | 50,000 | - | - | 50,000 |
| 30240 Kraemer Blvd/Glassell St/Grand Ave RTSSP | 330,000 | - | - | - | - | 330,000 |
| 30241 Ball Rd/Taft Ave RTSSP | 120,000 | - | - | - | - | 120,000 |
| 30247 Citywide Active Transportation Plan | 350,000 | - | - | - | - | 350,000 |
| 30264 CDBG Street Improvements Fiscal Year 2025-26 | 572,390 | - | - | - | - | 572,390 |
| -441 | 40.000.004 | 42 504 046 | 42 542 204 | 44444000 | 42 040 074 | 72 205 006 |
| otal | 18,096,864 | 13,581,946 | 13,542,304 | 14,114,923 | 13,949,871 | 73,285,908 |

11328 ADA Improvements

PROJECT DESCRIPTION

This project will modify curbs and ramps at various locations throughout the City to comply with the Americans with Disabilities Act (ADA) regulations. This has been an ongoing project, partially funded with Community Development Block Grants (CDBG).

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Community Development Block Grant (CDBG)

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

11328 ADA Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Community Development Block Grant | \$100,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$100,000 | \$0 | \$0 | \$0 | \$0 |

PUBLIC WORKS DEPARTMENT FISCAL YEAR 2025-2026

12982 Corp Yard Renovations

PROJECT DESCRIPTION

Renovation of the Corporation Yard has completed the final design. This project will focus on improving space allocation, enhancing paths of travel and safety, maximizing equipment and vehicle storage, and redistributing departments' storage areas of Police, Community Services, and Public Works. Upgrades will also include necessary improvements to comply with NPDES/environmental requirements. The first construction phase includes undergrounding utilities, completing the perimeter wall, lightings, landscaping, pavement reconstruction, and building the material storage for environmental compliance. Construction of the first phase is expected to begin in the Spring of 2024. The second phase of the project includes the replacement of modified wooden sheds / storage containers to prefabricated metal storage buildings along with building a permanent transfer station for environmental compliance. City staff is evaluating options for funding for the second phase.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2028

Funding Source(s): Capital Bond Proceeds (553) and

Capital Projects (500)



FINANCIAL SUMMARY

12982 Corp Yard Renovations

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Police Facility Fees | \$50,000 | \$0 | \$0 | \$0 | \$0 |
| CAPITAL BOND PROCEEDS | \$50,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$100,000 | \$0 | \$0 | \$0 | \$0 |

13115 Pavement Management Program Survey

PROJECT DESCRIPTION

Windshield field surveys of the City's pavement are conducted every two years for arterial streets and every six years for local streets to determine the pavement condition indexes for each segment. These surveys are conducted as a requirement for numerous grant programs, OCTA bi-annual reports, and overall pavement management programs. This project also includes traffic data collection including traffic counts, parking surveys, and speed surveys to be done bi-annually.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - Measure M2,

TSIP



FINANCIAL SUMMARY

13115 Pavement Management Program Survey

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$60,000 | \$40,000 | \$60,000 | \$40,000 | \$60,000 |
| Traffic Improvemnt -Measure M2 | \$0 | \$70,000 | \$0 | \$70,000 | \$0 |
| AMOUNT | \$60,000 | \$110,000 | \$60,000 | \$110,000 | \$60,000 |

13120 Pavement Management Program

PROJECT DESCRIPTION

The City's Pavement Management Program identifies the condition of 320 miles of streets and identifies the maintenance needs of this roadway system. This program requires \$6 million annually for slurry sealing, asphalt overlays, and reconstructions to maintain the City's Pavement Condition Index rating. This fiscal year's CIP lists other road maintenance projects and CDBG projects. This project outlines the remaining funding needs from Gas Tax, Measure M2, and Capital Projects. Approximately \$8.2 million of new funding will be allocated to the various roadway management projects for this fiscal year.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - M2, Gas Tax Maintenance, RMRA Road Maintenance Rehabilitation, Capital Projects, Reimbursable Capital Projects



FINANCIAL SUMMARY

13120 Pavement Management Program

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$2,000,000 | \$2,000,000 | \$2,000,000 | \$2,000,000 | \$2,000,000 |
| Rmra Road Maint Rehabilitation Account | \$3,400,000 | \$3,500,000 | \$3,600,000 | \$3,700,000 | \$3,800,000 |
| Traffic Improvemnt -Measure M2 | \$2,700,000 | \$3,000,000 | \$3,000,000 | \$3,100,000 | \$3,100,000 |
| Gas Tax Maintenance | \$150,000 | \$150,000 | \$150,000 | \$150,000 | \$150,000 |
| AMOUNT | \$8,250,000 | \$8,650,000 | \$8,750,000 | \$8,950,000 | \$9,050,000 |

15508 Sewer Line Maintenance & Replacement

PROJECT DESCRIPTION

This project annually fixes hot spots due to root intrusion, offset joints, and damaged sewer mains. It also replaces both hydraulically and structurally deficient sewer mains. As part of the 2023 Sanitation Fee study, a new capital improvement component has been established to address the replacement and upgrade needs of the City's sewer system. This fiscal year, \$2.4 million is available to fund necessary sewer facility improvements at various locations citywide.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Sewer Construction



FINANCIAL SUMMARY

15508 Sewer Line Maintenance

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Sewer | \$2,438,783 | \$2,511,946 | \$2,587,304 | \$2,664,923 | \$2,744,871 |
| AMOUNT | \$2,438,783 | \$2,511,946 | \$2,587,304 | \$2,664,923 | \$2,744,871 |

15509 Sewer Cleaning & Video

PROJECT DESCRIPTION

The State's Waste Discharge Elimination (WDR) requires the City to complete a condition assessment of its entire 300+ mile sewer line system and develop a rehabilitation and replacement plan. Additional contract services are needed to comply with WDR requirements.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Sewer



FINANCIAL SUMMARY

15509 Sewer Cleaning & Video

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Sewer | \$500,000 | \$500,000 | \$500,000 | \$500,000 | \$500,000 |
| AMOUNT | \$500,000 | \$500,000 | \$500,000 | \$500,000 | \$500,000 |

16065 Quiet Zone Maintenance

PROJECT DESCRIPTION

This project provides for the annual Quiet Zone and Safe Railroad Crossing maintenance agreement with Southern California Regional Rail Authority and any related maintenance or improvements necessary for compliance.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): CITY TRF: MERGED 2008 TAX

EXEMPT BONDS



FINANCIAL SUMMARY

16065 Quiet Zone Maintenance

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| City Trf: Merged 2008 Tax Exempt Bonds | \$50,000 | \$50,000 | \$50,000 | \$50,000 | \$50,000 |
| AMOUNT | \$50,000 | \$50,000 | \$50,000 | \$50,000 | \$50,000 |

16302 Minor Traffic Control Devices

PROJECT DESCRIPTION

This project provides for the annual Quiet Zone and Safe Railroad Crossing maintenance agreement with Southern California Regional Rail Authority and any related maintenance or improvements necessary for compliance.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - Measure M2,

TSIP, Capital Projects



FINANCIAL SUMMARY

16302 Minor Traffic Control Devices

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$200,000 | \$200,000 | \$200,000 | \$200,000 | \$200,000 |
| Traffic Improvemnt -Measure M2 | \$50,000 | \$50,000 | \$50,000 | \$50,000 | \$50,000 |
| AMOUNT | \$250,000 | \$250,000 | \$250,000 | \$250,000 | \$250,000 |

16304 Biennial Traffic Signal Coordination

PROJECT DESCRIPTION

This project is for the on-going implementation of studies and improvements for traffic signals along the City's major arterials within its boundaries. The studies include traffic counts, analysis of traffic flows, provide signal timing, and synchronization. The project will provide for the traffic signal infrastructure improvements necessary to achieve optimum signal timing and synchronization. The coordinated signal timing will be implemented through the City's Traffic Management Center. Changes in traffic flow require updating at two-year intervals. The traffic signal coordination will reduce travel times, save on gas, and reduce vehicle emissions.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - Measure M2



FINANCIAL SUMMARY

16304 Biennial Traffic Signal Coordination

| Funds Description | 2026 Proposed | 2027 Proposed 2028 Proposed | | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|-----------------------------|-----|---------------|---------------|
| Amount | | | | | |
| Traffic Improvemnt -Measure M2 | \$0 | \$95,000 | \$0 | \$95,000 | \$0 |
| AMOUNT | \$0 | \$95,000 | \$0 | \$95,000 | \$0 |

16305 Traffic Signal Controller Changeout

PROJECT DESCRIPTION

The City maintains 158 traffic signals. Nearly two-thirds of the controllers have recently been updated or replaced to allow for better coordination with the City's Transportation Management Center (TMC). The project is an ongoing process of updating or replacing controllers, signal cabinets and communication equipment, CCTV cameras, traffic signal battery backups, future signal controller needs, and upgrading TMC equipment and software.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Gas Tax Maintenance



FINANCIAL SUMMARY

16305 Traffic Signal Controller Changeout

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|---------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Gas Tax Maintenance | \$125,000 | \$125,000 | \$125,000 | \$125,000 | \$125,000 |
| AMOUNT | \$125,000 | \$125,000 | \$125,000 | \$125,000 | \$125,000 |

19826 Police Headquarter Exterior Wall Sealing

PROJECT DESCRIPTION

The ceramic tile exterior of the Police Headquarters requires cleaning and sealing every five years to prevent internal damage from rainwater. This project accumulates funding which is critical for the maintenance of the Police Headquarters and will also fund other water leak repair costs.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): City Trf: Merged 2008 Tax

Exempt Bonds



FINANCIAL SUMMARY

19826 Police Headquarters Exterior Wall Sealing

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| City Trf: Merged 2008 Tax Exempt Bonds | \$20,000 | \$20,000 | \$20,000 | \$20,000 | \$20,000 |
| AMOUNT | \$20,000 | \$20,000 | \$20,000 | \$20,000 | \$20,000 |

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20329 Chapman & Batavia Left Turn Signal Modification

PROJECT DESCRIPTION

The project will provide for a protected left-turn phase for the northbound and southbound approaches on Batavia Street at Chapman Avenue to improve operational efficiency and enhance safety. The addition of a protected left turn is an effective countermeasure that can reduce the possibility of crashes. The scope of work includes installation of signal poles and gear, controller and cabinet, CCTV camera, new conduits, wiring, battery back-up system, loop detectors, ADA ramps, and restoration of existing improvements.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2016-2017

Estimated Completion Date: June 2026

Funding Source(s): Traffic Improvement - Measure M2;

Reimbursable Capital Projects



FINANCIAL SUMMARY

20329 Chapman & Batavia Left Turn Signal Modification

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$654 | \$0 | \$0 | \$0 | \$0 |
| Traffic Improvemnt -Measure M2 | \$30,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$30,654 | \$0 | \$0 | \$0 | \$0 |

20353 Chapman & Grand Left Turn Signal Modification

PROJECT DESCRIPTION

The project provides for a protected left-turn phase for the eastbound and westbound approaches on Chapman Avenue at Grand Street. The proposed signal modification will enhance the capacity and improve the traffic signal operation at the intersection. The project features decorative signal poles consistent with the Old Towne District theme. The scope of work includes installation of signal poles and gear, controller and cabinet, wiring, CCTV camera, electrical service; upgrading emergency vehicle preemption; and restoration of existing improvements.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026 Funding Source(s): City-Wide TSIP



FINANCIAL SUMMARY

20353 Chapman & Grand Left Turn Signal

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$75,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$75,000 | \$0 | \$0 | \$0 | \$0 |

20354 Chapman & Cambridge Left Turn Signal Modification

PROJECT DESCRIPTION

The project provides for a protected left-turn phase for the eastbound, westbound, northbound, and southbound approaches at Chapman Avenue and Cambridge Street. The proposed signal modification will enhance the capacity and improve the traffic signal operation at the intersection. The scope of work includes installation of signal poles and gear, controller and cabinet, wiring, CCTV camera, and electrical service and restoration of existing improvements.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026 Funding Source(s): City-Wide TSIP



FINANCIAL SUMMARY

20354 Chapman & Cambridge Left Turn Signal

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$75,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$75,000 | \$0 | \$0 | \$0 | \$0 |

20374 Streetlight Pole Replacement Program

PROJECT DESCRIPTION

As a cost-saving measure, the City acquired an additional 4,359 streetlight poles from Southern California Edison (SCE) in Fiscal Year 2018. Over half the poles are steel poles. An annual pole replacement program is necessary to maintain the acquired streetlight infrastructure. This program will biannually replace 40 steel streetlight poles with City standard LED-retrofitted concrete poles and underground overhead wires. Additionally, this project provides for miscellaneous lighting, undergrounding, wiring, and pole knock downs.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - Measure M2;

Capital Projects





FINANCIAL SUMMARY

20374 Streetlight Pole Replacement

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$470,000 | \$470,000 | \$470,000 | \$470,000 | \$470,000 |
| Traffic Improvemnt -Measure M2 | \$30,000 | \$30,000 | \$30,000 | \$30,000 | \$30,000 |
| AMOUNT | \$500,000 | \$500,000 | \$500,000 | \$500,000 | \$500,000 |

20378 Katella & Batavia Signal Network Extension

PROJECT DESCRIPTION

The project will extend the existing City's Traffic Signal Network along Katella Avenue from Main Street to Struck Avenue and along Batavia Street from Katella Avenue to Palm Avenue. The installation of fiber optic lines will enable the City's Traffic Management Center to communicate with the traffic signals along critical arterials to improve traffic signal operations, and traffic flow. This will also allow immediate incident monitoring and response to reduce traffic congestion.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2026 Funding Source(s): City-Wide TSIP

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20378 Katella & Batavia Signal Network Extension

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$0 | \$0 | \$150,000 | \$0 | \$0 |
| AMOUNT | \$0 | \$0 | \$150,000 | \$0 | \$0 |

20379 Batavia & Taft Signal Network Extension

PROJECT DESCRIPTION

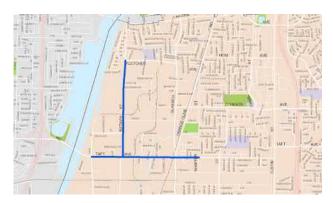
The project will extend the existing City's Traffic Signal Network along Taft Avenue from Shaffer Street to Main Street and along Batavia Street from Taft Avenue to Fletcher Avenue. The installation of fiber optic lines will enable the City's Traffic Management Center to communicate with the traffic signals along critical arterials to improve traffic signal operations, and traffic flow. This will also allow immediate incident monitoring and response to reduce traffic congestion.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2026 Funding Source(s): City-Wide TSIP

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20379 Batavia and Taft Signal Network Extension

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$0 | \$170,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$0 | \$170,000 | \$0 | \$0 | \$0 |

20380 Glassell St Signal Network Extension

PROJECT DESCRIPTION

The project will extend the existing City's Traffic Signal Network along Taft Avenue from Shaffer Street to Glassell Street and along Glassell Street from Taft Avenue to Lincoln Avenue. This will connect to the existing fiber lines on Glassell Street from Lincoln Avenue to Riverdale Avenue. The installation of fiber optic lines will enable the City's Traffic Management Center to communicate with the traffic signals along critical arterials to improve traffic signal operations and traffic flow. This will also allow immediate incident monitoring and response to reduce traffic congestion. Current funding is for design of the project while construction funding is requested.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2027 Funding Source(s): City-Wide TSIP

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20380 Glassell St Signal Network Extension

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$0 | \$100,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$0 | \$100,000 | \$0 | \$0 | \$0 |

20382 Katella Ave Signal Network Extension

PROJECT DESCRIPTION

The project will extend the existing City's Traffic Signal Network along Katella Avenue from Tustin Street to Santiago Boulevard and on Santiago Boulevard from Katella Avenue to Meats Avenue. The installation of fiber optic lines will enable the City's Traffic Management Center to communicate with the traffic signals along critical arterials to improve traffic signal operations and traffic flow. This will also allow immediate incident monitoring and response to reduce traffic congestion. Construction of improvements include upgrades to the controller cabinet and communication appurtenances.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2028

Funding Source(s): TSIP Citywide



FINANCIAL SUMMARY

20382 Katella Ave Signal Network Extension

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$1,300,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$1,300,000 | \$0 | \$0 | \$0 | \$0 |

20397 Parker Street Restriping

PROJECT DESCRIPTION

This project will provide for the ultimate roadway configuration as the City builds out and adjacent parcels potentially redevelop. By reorganizing the existing paved roadway, this will provide features necessary to best serve various road users.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2029

Funding Source(s): Reimbursable Capital Projects



FINANCIAL SUMMARY

20397 Parker Street Restriping

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$0 | \$0 | \$0 | \$100,000 | \$0 |
| AMOUNT | \$0 | \$0 | \$0 | \$100,000 | \$0 |

20425 Tustin St Signal Synchronization

PROJECT DESCRIPTION

The Tustin Street Traffic Signal Synchronization project a multi-jurisdictional project between First Street in Tustin and Wabash Avenue in Yorba Linda. The corridor is over eleven miles and includes 55 signals across seven jurisdictions. 25 of the signals are within the City of Orange. The benefits of signal synchronization include a reduction in travel time, improvement in travel speed, greenhouse gas reduction, less fuel consumption, and an overall better travel experience. This project will be led by City of Orange and primarily funded through OCTA's M2.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2027

Funding Source(s): City-Wide TSIP; Reimbursable

Capital Projects



FINANCIAL SUMMARY

20425 Tustin St Signal Synchronization

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$854,387 | \$0 | \$0 | \$0 | \$0 |
| TSIP Citywide | \$52,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$906,387 | \$0 | \$0 | \$0 | \$0 |

20430 Storm Drain Improvements

PROJECT DESCRIPTION

This project replaces existing deficient drainage systems and constructs new storm drain lines as needed per the Master Plan of Drainage to alleviate localized flooding.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Sewer



FINANCIAL SUMMARY

20430 Storm Drain Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Sewer | \$500,000 | \$500,000 | \$500,000 | \$500,000 | \$500,000 |
| AMOUNT | \$500,000 | \$500,000 | \$500,000 | \$500,000 | \$500,000 |

20443 Orange Community Shuttle Feasibility Study

PROJECT DESCRIPTION

This project will explore opportunities and benefits for a new community shuttle service. The service could provide an alternative to driving while connecting key destinations such as the Outlets of Orange, medical corridor, Old Towne, and Chapman University.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026

Funding Source(s): Traffic Improvement - Measure M2;

Reimbursable Capital Projects



FINANCIAL SUMMARY

20443 Orange Community Shuttle Feasibility Study

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$135 | \$0 | \$0 | \$0 | \$0 |
| Traffic Improvemnt -Measure M2 | \$8,415 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$8,550 | \$0 | \$0 | \$0 | \$0 |

CAPITAL IMPROVEMENT PROGRAM

PUBLIC WORKS FISCAL YEAR 2025-2026

20483 Police Facility Improvements

PROJECT DESCRIPTION

This project will encompass new furniture and miscellaneous facility improvements for police facilities including paint, carpet, lighting, window tint, and network cabling. This project will replace existing furniture with a new office design, refresh interior paint throughout the department and replace existing carpet and baseboards that have far exceeded its life expectancy. Additionally, the scope of work includes replacing existing lighting with energy efficient lighting to properly illuminate current workstations and offices. One division will be revitalized each year over a span of three years.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): AB3229-COPS/STATE-(SUPPL LAW ENF SERVS; Police Facility Fees; CITY TRF:

MERGED 2008 TAX EXEMPT BONDS



FINANCIAL SUMMARY

20483 Police Facility Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| City Trf: Merged 2008 Tax Exempt Bonds | \$100,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$100,000 | \$0 | \$0 | \$0 | \$0 |

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20502 Fire Station Apparatus Bay Door Replacement

PROJECT DESCRIPTION

The Fire Station Apparatus Bay Door Replacement program assesses, maintains, and replaces the apparatus bay doors that provide critical access for emergency response vehicles at all 8 fire stations throughout the city. The systematic replacement program ensures all apparatus doors remain in optimal condition, minimizing the risk of malfunctions or delays during emergency response operations. It helps to mitigate the potential for unexpected door failures, reduces downtime for maintenance, and ultimately supports the continuous readiness of the fire station to respond to emergencies effectively. This is the final phase of the project, set to be completed in FY26, involving the replacement of apparatus doors at Stations 7 and 8.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026

Funding Source(s): Prop 172



FINANCIAL SUMMARY

20502 Fire Station Apparatus Bay Door Replacement

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Prop 172 | \$400,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$400,000 | \$0 | \$0 | \$0 | \$0 |

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20518 Pedestrian Beacon Upgrades

PROJECT DESCRIPTION

This project will upgrade and modernize existing flashing beacon systems at several pedestrian crossings throughout the City. Existing beacons that either flash perpetually or must be manually activated/de-activated will be replaced with push buttons that will activate the beacons on demand. In addition, circular beacons will be upgraded to newer rapid rectangular flashing beacons, which are expected to enhance visibility to motorists. The project will also involve minor modifications to/refurbishment of ancillary equipment, roadway features, and traffic control devices, including, but not limited to, poles, pavement markings, signs, and curb ramps.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Capital Projects; Reimbursable Capital Projects



FINANCIAL SUMMARY

20518 Pedestrian Beacon Upgrades

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$27,730 | \$0 | \$0 | \$0 | \$0 |
| Reimbursable Capital Projects | \$249,570 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$277,300 | \$0 | \$0 | \$0 | \$0 |

20525 Santiago Canyon Road Signal Network Extension

PROJECT DESCRIPTION

The project will extend the existing City's Traffic Signal Network along Santiago Canyon Road from Cannon Street to Chapman Avenue. The installation of fiber optic lines will enable the City's Traffic Management Center to communicate with the traffic signals along critical arterials to improve traffic signal operations, and traffic flow. This will also allow immediate incident monitoring and response to reduce traffic congestion.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: December 2029

Funding Source(s): City-Wide TSIP

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

20525 Santiago Canyon Road Signal Network Extension

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$0 | \$0 | \$0 | \$250,000 | \$0 |
| AMOUNT | \$0 | \$0 | \$0 | \$250,000 | \$0 |

20539 Citywide Bicycle Lane Enhancements

PROJECT DESCRIPTION

This project will implement green-colored pavement to enhance the conspicuity of existing City bike lanes. Colored pavement within a bicycle lane increases the visibility of the facility, identifies potential areas of conflict, and reinforces priority to bicyclists in conflict areas.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2030 Funding Source(s): Capital Projects



FINANCIAL SUMMARY

20539 Citywide Bicycle Lane Enhancements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$0 | \$0 | \$0 | \$0 | \$150,000 |
| AMOUNT | \$0 | \$0 | \$0 | \$0 | \$150,000 |

20556 ORANGE OLIVE METROLINK FENCE CONSTRUCTION

This project scope of work includes the continuation of an existing fence on Orange Olive Road. The existing fence is part of property owned and maintained by Metrolink. The fence extension will also be part of Metrolink property but is assumed that the City would be responsible for any on-going maintenance of this fence. The existing fence is set back approximately five feet from the street and the proposed fencing would follow the same path and setback distance.

There are 2 possible phases of this project. Phase one would install 6' fencing and two access gates on Orange Olive from Fellows Drive to Meats Avenue. The cost for phase one is estimated to be \$336,050. Phase two of the project would install 6' fencing and two access gates on Orange Olive from Meats Avenue to Taft Avenue. The cost for phase two is estimated to be \$321,750. The total cost for this project is estimated to be \$657,800.

PROJECT DETAILS

Project Type: One-Time

Estimated Project Completion Date: June 2026

Funding Source(s): Capital Projects



FINANCIAL SUMMARY

20556 - Orange Olive Metrolink Fence Construction

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Capital Projects | \$657,800 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$657,800 | \$0 | \$0 | \$0 | \$0 |

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30150 Local Roadway Safety Plan

PROJECT DESCRIPTION

This project develops a Local Road Safety Plan (LRSP) that will define goals, objectives, and strategies to reduce accidents on local roads. The LRSP will also provide a framework to identify, analyze, and prioritize roadway safety improvements and offers a proactive approach to addressing safety needs while demonstrating agency responsiveness to safety challenges. The scope of work includes the following key tasks: state of the system review, accident history assessment, countermeasure development, implementation program, and development of the LRSP document. This project also includes an update which is required by CalTrans every five years.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Traffic Improvement - Measure M2



FINANCIAL SUMMARY

30150 Local Roadway Safety Plan

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Traffic Improvemnt -Measure M2 | \$0 | \$0 | \$50,000 | \$0 | \$0 |
| AMOUNT | \$0 | \$0 | \$50,000 | \$0 | \$0 |

30240 Kraemer Blvd/Glassell St/Grand Ave RTSSP

PROJECT DESCRIPTION

The Kraemer Boulevard/Glassell Street/Grand Avenue Regional Traffic Signal Synchronization Program Project (KGG RTSSP) is a multi-jurisdictional project between Lambert Road and Kraemer Boulevard in the City of Brea to Dyer Road and Grand Avenue in the City of Santa Ana. The KGG RTSSP covers 62 signals along the 15.1 mile long corridor within the cities of Brea, Placentia, Anaheim, Orange and Santa Ana. Of those signals, 18 are within the City of Orange. The project is part of OCTA's Measure M2 Project P - Regional Traffic Signal Synchronization Program. The benefits of signal synchronization include a reduction in travel time, improvement in travel speed, greenhouse gas reduction, less fuel consumption, and an overall better travel experience. This project will be led by City of Santa Ana and primarily funded through OCTA's M2. All agencies are required to provide a minimum of 20% matching cash funds. Primary implementation, including construction, is scheduled to be completed in June 2027. A two-year maintenance and operation phase will be initiated after completion of primary implementation.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2027

Funding Source(s): Traffic Improvement - Measure M2



FINANCIAL SUMMARY

30240 KGG RTSSP 2024

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|--------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Traffic Improvemnt -Measure M2 | \$330,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$330,000 | \$0 | \$0 | \$0 | \$0 |

30241 Ball Rd/Taft Ave RTSSP

PROJECT DESCRIPTION

The Ball Road/Taft Avenue Regional Traffic Signal Synchronization Program Project (Ball-Taft RTSSP) is a multi-jurisdictional project between Knott Avenue and Ball Road in the City of Anaheim to Tustin Street and Taft Avenue in the City of Orange. The Ball-Taft RTSSP covers 37 signals along the 10.5 mile long corridor within the cities of Anaheim and Orange. Of those signals, 6 are within the City of Orange. The project is part of OCTA's Measure M2 Project P - Regional Traffic Signal Synchronization Program. The benefits of signal synchronization include a reduction in travel time, improvement in travel speed, greenhouse gas reduction, less fuel consumption, and an overall better travel experience. This project will be led by City of Anaheim and primarily funded through OCTA's M2. All agencies are required to provide a minimum of 20% matching cash funds. Primary implementation, including construction, is scheduled to be completed in June 2027. A two-year maintenance and operation phase will be initiated after completion of primary implementation.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2027 Funding Source(s): City-Wide TSIP



FINANCIAL SUMMARY

30241 Ball-Taft RTSSP 2024

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| TSIP Citywide | \$120,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$120,000 | \$0 | \$0 | \$0 | \$0 |

30247 Citywide Active Transportation Plan

PROJECT DESCRIPTION

This project will develop an Active Transportation Plan by analyzing socioeconomic and crash data to provide recommendations to improve walking and biking conditions at high need areas throughout the City. Using technical data and robust public engagement with disadvantaged community members and the community at large, the plan will incorporate both infrastructure and non-infrastructure recommendations addressing equity, engagement, evaluation, encouragement, and education efforts. As part of this effort, the Citywide Active Transportation Plan will also update the City's Bikeway Master Plan.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: August 2027

Funding Source(s): City-Wide TSIP; Reimbursable

Capital Projects

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

30247 Citywide Active Transportation Plan

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$308,000 | \$0 | \$0 | \$0 | \$0 |
| TSIP Citywide | \$42,000 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$350,000 | \$0 | \$0 | \$0 | \$0 |

30264 CDBG Street Improvements Fiscal Year 2025-26

PROJECT DESCRIPTION

This project will rehabilitate Wheeler Street, Killingworths Avenue, and Highland Street which includes but is not limited to, cold planning (milling) the existing asphalt, asphalt concrete overlay installation, reconstruction of sidewalks, curb and gutters, cross gutters, spandrels, sidewalk access ramps, and corresponding adjustment of manholes and water valves to grade.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026

Funding Source(s): Community Development Block

Grant

*Project funding includes development impact fees. Funding is dependent on receipt of development revenue.



FINANCIAL SUMMARY

30264 CDBG Street Improvements FY 26

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-----------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Community Development Block Grant | \$572,390 | \$0 | \$0 | \$0 | \$0 |
| AMOUNT | \$572,390 | \$0 | \$0 | \$0 | \$0 |



Project Summary

PUBLIC WORKS

| Carryover Project | Balance as of April 1, 2025 |
|--|-----------------------------|
| 13816 Structural Evaluation of City Bridges | 2,698,261 |
| 14997 Municipal Parking Lot Maintenance | 5,215 |
| 19809 City Facility Improvements | 1,210,131 |
| 20325 Santiago Bike Trail Phase IV | 601,824 |
| 20383 Cannon & Serrano Intersection Modification | 50,860 |
| 20500 Sycamore and Palmyra Neighborhoods Street Rehabilitation | 3,176 |
| 20522 Old Towne Parking Management System | 101,760 |
| 30059 OC & PT Various Improvements | 43,706 |
| 30163 Chapman Ave BioClean Installation | 64,338 |
| 30166 Cambridge St Infrastructure Improvement | 678,000 |
| 30168 Walnut Ave Infrastructure Improvement | 3,978,469 |
| 30174 Cannon Street Widening | 244,806 |
| 30243 Pixley & Walnut St. Rehab | 608,547 |
| 30244 Riverdale Ave Complete St Improvements | 2,999,850 |
| 30259 Walnut Avenue & Orange Street New Traffic Signal | 800,000 |
| | - |
| Total | 14,088,942 |

13816 Structural Evaluation of City Bridges

CARRYOVER PROJECT

PROJECT DESCRIPTION

Currently, there are eight roadway bridges located throughout the City that require maintenance. Caltrans has inspected those bridges and has made recommendations for maintenance and repair. A maintenance and retrofit plan are ready for implementation. The City is waiting for Caltrans to program construction funding due to existing funding being no longer available. The project is expected to receive funding for construction phase in FY 26.

PROJECT DETAILS

Project Type: One-Time
Estimated Completion Date: December 2026
Funding Source(s): Gas Tax Maintenance,
Reimbursable Capital Projects



14997 Municipal Parking Lot Maintenance

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project rehabilitates municipal parking lots every seven years and any maintenance issues annually. Work consists of slurry sealing, crack filling, removing and replacing defective asphalt concrete paving, striping, asphalt concrete overlays, miscellaneous delineation, and wheel stops. This project also includes the maintenance and renovation of trash enclosures.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Capital Projects, Parking In Lieu



19809 City Facility Improvements

CARRYOVER PROJECT

PROJECT DESCRIPTION

The Citywide Facilities Conditions Assessment (FCA) report identifies high priority facilities projects, and will continually be used as a tool in planning the City's future facility improvements. Work Items include improvements at the Civic Center and other City facilities. Projects prioritized for Fiscal Year 2024-2025 are as follows:

- 1. Roof replacement at Fire Station 4, Fire Station 6, and Corp Yard Building 1
- 2. Plumbing repairs and upgrades at the Civic Center

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): Sanitation and Sewer; Reimbursable Capital Projects; Major Building Improvements;

Capital Projects; City Trf: Merged 2008 Tax Exempt Bonds

20325 Santiago Bike Trail Phase IV

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project is the final phase of the Santiago Creek Bike Trail alignment in the Master Bikeway Plan. Construction of the multi-purpose trail will connect the existing bike trail west of Cannon Street and parallel the existing equestrian trail on the northern bank and terminate at the Santiago Oaks Regional Park. The project will construct an asphalt concrete bike trail and rehabilitate the existing equestrian trail with decomposed granite along with needed amenities such as rest areas and trash receptacles. The trail will allow for pedestrian and bicycle traffic along an eight-mile stretch of trails. The City received funding sources from OCTA's BCIP Grant for this project's preliminary engineering and environmental costs. Estimated construction costs are \$10 million. The City is also pursuing additional grants for the construction phase.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: December 2025

Funding Source(s): Capital Projects



20383 Cannon & Serrano Intersection Modification

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will add a second dedicated right-turn lane on northbound Cannon Street to eastbound Serrano Avenue, in order to accommodate the increase in right-turn movements. The project will also widen the northerly curb face on Serrano Avenue in order to mitigate the bottlenecking effect of the existing two left-turn lanes for Southbound Serrano Avenue. Public Works is working on the construction phase of the project and anticipates completion by June 2025

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026

Funding Source(s): Traffic Improvement - Measure M2;

City-Wide TSIP; Reimbursable Capital Projects



20500 SYCAMORE & PALMYRA NEIGHBORHOODS STREET REHABILITATION

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will rehabilitate Sycamore Avenue, Holly Street, Ash Street, Palmyra Avenue, Flower Street, and Lilac Lane in the Sycamore and Palmyra Neighborhoods, which includes but not is limited to cold planing (miling) the existing asphalt, asphalt concrete overlay installation, slurry seal, reconstruction of sidewalks, curb and gutters, driveways, cross gutters, and corresponding adjustment of manholes and water valves to grade on residential streets.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2022-2023

Estimated Completion Date: December 2025 Funding Source(s): Community Development Block

Grant; Capital Projects Total Budget: \$629,530



20522 Evaluation of Smart Parking Devices for Old Towne

CARRYOVER PROJECT

PROJECT DESCRIPTION

Identified as a game-changing tool for parking management, "smart" parking technologies can increase the efficiency of existing parking infrastructure by providing real time, app-based information that's easily accessible to visitors. In addition, smart parking equipment can be designed for compatibility with future mobility initiatives, and serve as the foundation for other types of parking management programs currently being reviewed. The purpose of this evaluation is to explore and identify feasible options for smart parking systems and products, including those that are cost-effective, reliable, have the potential for phased deployment best fitting the City's needs, and can be aesthetically customized to blend in with Old Towne Orange.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2027

Funding Source(s): Old Towne Parking Facility; Parking

in Lieu



30059 OCPT Facility Improvements

CARRYOVER PROJECT

PROJECT DESCRIPTION

The 501(c)(3) non-profit, Orange Children and Parents Together (OCPT) has an agreement with the City to utilize facility space at the El Modena Branch Library. As part of their agreement, the City utilizes OCPT funding to make various improvements at the facility to comply with State inspections and an aging facility.

PROJECT DETAILS

Project Type: Ongoing

Funding Source(s): OC HEADSTART (OCPT) BUILDING

MAINT

Total Budget: \$95,000



30163 Chapman Avenue BioClean Installation

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will install a BioClean Separating Baffle Box or equal on Chapman Avenue approximately 150 feet west of Eckhoff Street. The existing storm drain system is a 66" storm drain line that ultimately discharges into Bitterbush Channel located 2,000 feet downstream of the proposed location. The project will also install 13 connector pipe screens on Main Street, Brian Street, Chapman Avenue, and Katella Avenue to capture litter from commercial and residential sites draining into the Santa Ana River.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: July 2025

Funding Source(s): Sewer; Reimbursable Capital

Projects

Total Budget: \$386,004



30166 Cambridge St Infrastructure Improvement

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will upsize the existing 18" RCP storm drain line from Palm Avenue to Walnut Avenue per the Master Plan of Drainage to alleviate localized flooding on Cambridge Street during 25-year or higher storm events. Other improvements include replacement of deficient sewer and water mains. In addition, Cambridge Street roadway pavement will be rehabilitated, and the existing concrete curb will be replaced with new concrete curb and gutter. The project also includes replacing damaged sidewalk, reconstructing existing ADA ramps to conform to federal guidelines, adjusting utility covers to grade, and restriping the roadway. Staff is seeking federal funding through Hazard Mitigation grant for construction phase.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: September 2026

Funding Source(s): Total Budget: \$2,103,000



30168 East Walnut Ave Infrastructure Improvement

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will construct a new 48" RCP storm drain line on Walnut Avenue from Cambridge Street to California Street per the Master Plan of Drainage to alleviate the localized flooding issue on Walnut Avenue during a 25-year or higher storm events. Other improvements include replacement of deficient sewer and water mains. In addition, Walnut Avenue from Cambridge Street to Tustin Street roadway pavement will be rehabilitated, and the existing concrete curb will be replaced with new concrete curb and gutter. The project also includes replacing damaged sidewalk, reconstructing existing ADA ramps to conform to federal guidelines, adjusting utility covers to grade, and restriping the roadway.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: December 2025

Funding Source(s): Water Total Budget: \$2,749,000



30174 Cannon Street Bridge Widening

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project widens portions of Cannon Street from Santiago Canyon Road to Serrano Avenue to add a third northbound thru lane. The scope of work includes widening the bridge as well as the roadway north of the bridge in order to maintain the continuity of the thru lane until Serrano Avenue where it would get dropped into a dedicated right-turn lane to eastbound Serrano Avenue. The existing painted median will be replaced with a raised median. All improvements fall within the City of Orange public right-of-way except for a portion between Taft Avenue and Serrano Avenue which falls in City of Villa Park public right-of-way. Current funding is for the preliminary engineering and environmental phase of the project.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2020-2021

Estimated Completion Date: August 2025

Funding Source(s): City-Wide TSIP

Total Budget: \$206,250



30243 Pixley Neighborhood and Walnut Street Rehabilitation

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will rehabilitate Parker Street, Pixley Street, Foley Place, Clark Street, Marietta Avenue, Washington Avenue, and Walnut Avenue, which includes but is not limited to, asphalt concrete grinding and overlay, and adjustment of manholes and water valves to grade.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2025

Funding Source(s): Community Development Block

Grant



30244 Riverdale Avenue Complete Street Improvements

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project's scope of work includes the reconfiguration of Riverdale Avenue from Glassell Street to Orange City limits that allows for the installation of bike and pedestrian facilities, traffic calming strategies and curb space management. Bike and pedestrian facilities include the installation of buffered Class II bike lanes in both directions, installation of painted medians and turn lanes, installation of traffic signs including bike lane, wayfinding and SART access signage, installation of street trees, safety enhancements including street light installation, ADA improvements that include compliant curb access ramps at all intersections and a full build-out of roadway pavement, curb, gutter and sidewalk gap closure for the westbound segment between Orange Olive and Orange City Limits. Traffic calming improvements include consistent and narrowed traffic lanes from 15 feet to 11 feet and lane reductions from two lanes in each direction to one lane in each direction.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2026

Funding Source(s): Traffic Improvement - Measure M2;

Reimbursable Capital Projects



PUBLIC WORKS FISCAL YEAR 2025-2026

30259 Walnut Avenue & Orange Street New Traffic Signal

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project will provide for a new traffic signal at the intersection of Walnut Avenue and Orange Street. The traffic signal will improve the overal flow and safety of the intersection, including managing the flow of vehicles entering and exiting Chapman University's Anderson Parking Structure. The project will include new traffic signal poles, controller and cabinet, video detection, safety lighting, enhanced traffic signs and pavement markings.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: December 2026 Funding Source(s): Reimbursable Capital Projects





Project Summary

PUBLIC WORKS - WATER

| Project | 2025-2026 | 2026-2027 | 2027-2028 | 2028-2029 | 2029-2030 | 5 Year Total |
|--|-----------|-----------|-----------|-----------|-----------|--------------|
| 18101 Water Utility Security Improvements | 25,000 | 25,000 | 25,000 | 25,000 | 25,000 | 125,000 |
| 18102 Meter Replacement Program | 400,000 | 550,000 | 550,000 | 600,000 | 600,000 | 2,700,000 |
| 18214 Well Rehabilitation | 150,000 | 150,000 | 200,000 | 250,000 | 250,000 | 1,000,000 |
| 18225 Lower Serrano Pump Station | - | - | 500,000 | 1,000,000 | - | 1,500,000 |
| 18301 Exterior Cathodic Protection Systems | 50,000 | 50,000 | 50,000 | 50,000 | 50,000 | 250,000 |
| 18302 Reservoir Recoating | 300,000 | 1,400,000 | - | - | - | 1,700,000 |
| 18315 Reservoir 3A Construction | - | - | 400,000 | 1,800,000 | - | 2,200,000 |
| 18324 Resevoir 2A Site Remediation | 100,000 | - | 750,000 | - | - | 850,000 |
| 18400 Pipeline Renewal Projects | 2,000,000 | 2,000,000 | 2,100,000 | 2,100,000 | 2,100,000 | 10,300,000 |
| 18912 Water Plant Telemetry | 75,000 | 75,000 | 75,000 | 75,000 | 75,000 | 375,000 |
| 18925 Emergency Generator | 320,000 | - | 400,000 | - | - | 720,000 |
| 20312 Well 29 Construction | 2,800,000 | 3,500,000 | - | - | - | 6,300,000 |
| 20429 South Yard Storage Replacement | - | - | 300,000 | - | - | 300,000 |
| 20496 Reservoir 4A Construction | - | - | - | - | 1,500,000 | 1,500,000 |
| 20497 Reservoir 5 Pump Station Replacement | - | - | - | - | 1,200,000 | 1,200,000 |
| Total | 6,220,000 | 7,750,000 | 5,350,000 | 5,900,000 | 5,800,000 | 31,020,000 |

18101 Water Utility Security Improvements

PROJECT DESCRIPTION

This project provides funding to replace and construct Water Utility Security improvements at various water facilities as identified in the Water System Vulnerability Assessment. The improvement areas include block walls, fencing, surveillance cameras, and other improvements.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water





FINANCIAL SUMMARY

18101 Water Utility Security Improvements

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$25,000 | \$25,000 | \$25,000 | \$25,000 | \$25,000 |
| AMOUNT | \$25,000 | \$25,000 | \$25,000 | \$25,000 | \$25,000 |

18102 Meter Replacement Program

PROJECT DESCRIPTION

This project provides for the repair or replacement of water meters in the water system to reduce water loss and accurately bill for water usage. As part of the on-going 15-year small meter replacement program, an average of 1,800 small meters are replaced per year. Additionally, this project allows for the automated method of gathering meter reads, consumption data, and other system information that will benefit water operations and customers.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water





FINANCIAL SUMMARY

18102 Meter Replacement Program

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$400,000 | \$550,000 | \$550,000 | \$600,000 | \$600,000 |
| AMOUNT | \$400,000 | \$550,000 | \$550,000 | \$600,000 | \$600,000 |

18214 Well Rehabilitation

PROJECT DESCRIPTION

This project provides for on-going inspection, repair, and refurbishment of 12 existing water wells.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water



FINANCIAL SUMMARY

18214 Well Rehabilitation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$150,000 | \$150,000 | \$200,000 | \$250,000 | \$250,000 |
| AMOUNT | \$150,000 | \$150,000 | \$200,000 | \$250,000 | \$250,000 |

18225 Lower Serrano Pump Station

PROJECT DESCRIPTION

This project includes the design and construction to complete the 100-horsepower pressure pump station in northeast Orange. This pump station will move water from Zone 3 to Zone 4.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: July 2029

Funding Source(s): Water



FINANCIAL SUMMARY

18225 Lower Serrano Pump Station

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$0 | \$0 | \$500,000 | \$1,000,000 | \$0 |
| AMOUNT | \$0 | \$0 | \$500,000 | \$1,000,000 | \$0 |

18301 Exterior Cathodic Protection Systems

PROJECT DESCRIPTION

This project provides for ongoing inspection, repair, and replacement of interior and exterior cathodic protection systems for steel water tanks in the water system. Each of the steel tanks rely on a functioning cathodic protection system for corrosion protection.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water









FINANCIAL SUMMARY

18301 Exterior Cathodic Protection Systems

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$50,000 | \$50,000 | \$50,000 | \$50,000 | \$50,000 |
| AMOUNT | \$50,000 | \$50,000 | \$50,000 | \$50,000 | \$50,000 |

18302 Reservoir Recoating

PROJECT DESCRIPTION

This project is part of a long-term reservoir maintenance program that provides for the repair and replacement of exterior/interior protective coatings for all fifteen steel reservoirs in the water system.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water



FINANCIAL SUMMARY

18302 Reservoir Recoating

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$300,000 | \$1,400,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$300,000 | \$1,400,000 | \$0 | \$0 | \$0 |

18315 Reservoir 3A Construction

PROJECT DESCRIPTION

This project provides for the design and construction of a one million gallon steel water tank at a site directly adjacent to the existing Reservoir 3. This tank will provide additional storage for existing residential needs and fire protection for Zone 3 in northeast Orange.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2029

Funding Source(s): Water



FINANCIAL SUMMARY

18315 Reservoir 3A Construction

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$0 | \$0 | \$400,000 | \$1,800,000 | \$0 |
| AMOUNT | \$0 | \$0 | \$400,000 | \$1,800,000 | \$0 |

18324 Resevoir 2A Site Remediation

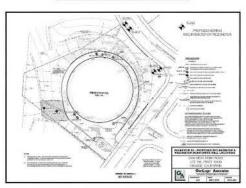
PROJECT DESCRIPTION

This project provides for design, specifications, cost estimates, and construction of site stabilization for the Reservoir 2A site in the Vista Royale Tract, located in northwest Orange. This existing facility is being monitored for peripheral movement. The proposed remediation includes the installation of soldier piles and grade beams to minimize future differential movement on site.

PROJECT DETAILS

Project Type: One-Time Completion Date: June 2029 Funding Source(s): Water

RESERVOIR 2A SITE REMEDIATION









FINANCIAL SUMMARY

18324 Reservoir 2A Site Remediation

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$100,000 | \$0 | \$750,000 | \$0 | \$0 |
| AMOUNT | \$100,000 | \$0 | \$750,000 | \$0 | \$0 |

18400 Pipeline Renewal Projects

PROJECT DESCRIPTION

This project provides for the design and construction of water mainline replacements for the City's water system. Approximately 1.5 miles of pipeline are targeted to be replaced annually due to increasing age, substandard sizing, corrosion, or high maintenance.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water





FINANCIAL SUMMARY

18400 Pipeline Renewal Projects

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$2,000,000 | \$2,000,000 | \$2,100,000 | \$2,100,000 | \$2,100,000 |
| AMOUNT | \$2,000,000 | \$2,000,000 | \$2,100,000 | \$2,100,000 | \$2,100,000 |

18912 Water Plant Telemetry

PROJECT DESCRIPTION

This project provides for the maintenance of the Supervisory Control and Data Acquisition (SCADA) system. This computer-driven telemetry system allows for remote monitoring and automatic control of all water sources of supply, pumping, storage, and flow control facilities.

PROJECT DETAILS

Project Type: Ongoing Funding Source(s): Water



FINANCIAL SUMMARY

18912 Water Plant Telemetry

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$75,000 | \$75,000 | \$75,000 | \$75,000 | \$75,000 |
| AMOUNT | \$75,000 | \$75,000 | \$75,000 | \$75,000 | \$75,000 |

18925 Emergency Generator

PROJECT DESCRIPTION

This project provides for the acquisition of one fixed 480-volt three-phase emergency generator to be used to supply emergency electricity to water pumping facilities during power outages. Locations of the remaining generators are scheduled for Reservoir 8 in FY 28.

PROJECT DETAILS

Project Type: One-Time Completion Date: June 2028 Funding Source(s): Water



FINANCIAL SUMMARY

18925 Emergency Generator

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$320,000 | \$0 | \$400,000 | \$0 | \$0 |
| AMOUNT | \$320,000 | \$0 | \$400,000 | \$0 | \$0 |

20312 Well 29 Construction

PROJECT DESCRIPTION

Well 29 is a proposed new 3,000 gallons-per-minute groundwater production facility to replace Well 8 located at Katella Avenue and Struck Avenue. This project includes design, well drilling, pump installation, electrical, storm drain, piping connection, treatment, and an emergency power generator. The Orange County Water District is funding a treatment program to assist with construction costs.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: November 2027

Funding Source(s): Water



FINANCIAL SUMMARY

20312 Well 29 Construction

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Reimbursable Capital Projects | \$1,000,000 | \$2,500,000 | \$0 | \$0 | \$0 |
| Water | \$1,800,000 | \$1,000,000 | \$0 | \$0 | \$0 |
| AMOUNT | \$2,800,000 | \$3,500,000 | \$0 | \$0 | \$0 |

20429 South Water Yard Storage Replacement

PROJECT DESCRIPTION

This project provides for the design and construction of the warehouse replacement. The existing 5,000 square feet warehouse will be renovated and used in conjunction with the proposed Fire Department Headquarter. The replacement warehouse will be constructed at the water division's south yard for parts and equipment storage. This project also provides for the cover structure over the water division's materials storage area in compliance with the National Pollutants Discharge Elimination System (NPDES) requirements. The structure prevents run-off from washing out construction material such as sands, asphalt, base, and soil into the storm drain system. It also helps reduce noise and assists with dust control. This project will also pursue sustainable energy and efficiency measures such as integrated solar panels.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: June 2028

Funding Source(s): Water





FINANCIAL SUMMARY

20429 South Yard Storage Replacement

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$0 | \$0 | \$300,000 | \$0 | \$0 |
| AMOUNT | \$0 | \$0 | \$300,000 | \$0 | \$0 |

20496 Reservoir 4A Construction

PROJECT DESCRIPTION

This project provides for the design and construction of a three million gallon steel water tank at a site near the intersection of Cannon Street and Creekside Avenue. This tank will provide additional storage for existing residential needs and fire protection for Zone 1 in southeast Orange.

PROJECT DETAILS

Project Type: Ongoing

Estimated Completion Date: June 2031

Funding Source(s): Water



FINANCIAL SUMMARY

20496 Reservoir 4A Construction

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$0 | \$0 | \$0 | \$0 | \$1,500,000 |
| AMOUNT | \$0 | \$0 | \$0 | \$0 | \$1,500,000 |

20497 Reservoir 5 Pump Station Replacement

PROJECT DESCRIPTION

This project provides for the design and construction of a replacement pump station at Reservoir 5 in southeast Orange.

PROJECT DETAILS

Project Type: One-Time

Starting Fiscal Year: 2021-2022

Estimated Completion Date: June 2030

Funding Source(s): Water





FINANCIAL SUMMARY

20497 Reservoir 5 Pump Station Replacement

| Funds Description | 2026 Proposed | 2027 Proposed | 2028 Proposed | 2029 Proposed | 2030 Proposed |
|-------------------|---------------|---------------|---------------|---------------|---------------|
| Amount | | | | | |
| Water | \$0 | \$0 | \$0 | \$0 | \$1,200,000 |
| AMOUNT | \$0 | \$0 | \$0 | \$0 | \$1,200,000 |



Project Summary

PUBLIC WORKS - WATER

| Carryover Project | Balance as of April 1, 2025 |
|--|-----------------------------|
| 20538 Reservoir 7 Hydropneumatics Tank Replacement | 1,400,000 |
| | - |
| Total | 1,400,000 |

20538 Reservoir 7 Hydropneumatics Tank Replacement

CARRYOVER PROJECT

PROJECT DESCRIPTION

This project provides for the design and construction of the replacement hydropneumatics tank and pump station at Reservoir 7 in southeast Orange.

PROJECT DETAILS

Project Type: One-Time

Estimated Completion Date: January 2026

Funding Source(s): Water



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Agenda Item

Planning Commission

Item #: 4.1. 10/6/2025 File #: 25-0509

TO: **Chair and Members of the Planning Commission**

THRU: Hayden Beckman, Planning Manager

FROM: Arlen Beck, Associate Planner

SUBJECT 1.

Public Hearing to consider a request to add 305 square feet to a non-contributing single-family home in the Old Towne Historic District located at 412 S. Pixley Street and finding of CEQA exemption (Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146).

2. SUMMARY

The applicant proposes adding a total of 305 square feet to an existing single-family home located on a substandard 2,880-square-foot lot at 412 S. Pixley Street. A variance is requested to deviate from the required usable open space development standard, and an administrative adjustment is requested to deviate from the required driveway width development standard. The property is located in the Old Towne Historic District, and it is designated as a non-contributing property.

3. RECOMMENDED ACTION

- 1. Conduct and close the Public Hearing.
- 2. Adopt Planning Commission Resolution No. 11-25 approving Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146 for a 305 square foot addition to an existing single-family residence with a detached one-car garage in the Old Towne Orange Historic District located at 412 S. Pixley Street.
- 3. Find the proposal exempt from the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301.

AUTHORIZING GUIDELINES 4.

Orange Municipal Code (OMC) Section 17.08.020(B)(2)(a) authorizes the Planning Commission to review and take final action on applications for Variances, Administrative Adjustments, and Design Review. Note (b) of Table 17.08.020 of the OMC - Reviewing Bodies - states that when more than one type of application is filed for a single project, the application requiring the highest level of approval shall dictate the review process for the entire group of applications. Commission is the highest-level approving body for these applications.

5. PROJECT BACKGROUND

| Applicant: | Architectural Design Solutions/ Mark S. Dwyer | |
|------------|---|--|
|------------|---|--|

| Property Owner | Alonso Regalado |
|---|--|
| Property Location | 412 S. Pixley Street |
| Existing General Plan Land Use Element Designation | Low Density Residential 2-6 du/ac (LDR) |
| Existing Zoning Classification | Single Family Residential 6,000 square feet (R-1-6) |
| Old Towne | Yes |
| Site Size | 2,880 sq. ft. |
| Circulation | There is an existing driveway along the north side of the site providing access from S. Pixley Street. |
| Existing Conditions | A 2,880 sq. ft. lot improved with an existing 645 sq. ft. single family residence, and a detached 170 sq. ft. one-car garage. |
| Surrounding Land Uses and Zoning | Use Zoning North Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) South Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) West Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) East Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) |
| Previous Applications/Entitlements | None |

PROJECT DESCRIPTION 6.

The project includes a 305 square foot addition to an existing 645 square foot single family dwelling, and the relocation of the existing 170 square foot one-car garage to the rear of the lot. The subject lot is legal non-conforming in that the existing lot size is 2,880 sq. ft., whereas there is a 6,000 sq ft minimum lot size to establish a new legally subdivided lot for the R-1-6 zoning district. Due to the limited lot size, the applicant is requesting a variance to deviate from the required usable open space development standard, and an administrative adjustment to deviate from the required driveway width development standard.

Development Standards

| | Required | Proposed | Code Section |
|---|----------|-------------------|--------------|
| Building Height | 32 feet | 10 feet 10 inches | 17.14.070 |
| Distance between structures (house and detached garage) | 6 feet | 6 feet | 17.14.120 |
| Floor Area Ratio (FAR) | 0.60 FAR | 0.39 FAR | 17.14.070 |

| Lot size (residential) | 6,000 sq ft | 2,880 sq ft (legal non -conforming) | 17.14.070 & 17.38.070 |
|--------------------------------------|--------------------------|--|-----------------------------------|
| Lot frontage | 60 feet | 32 feet (legal non- conforming) | 17.14.070 |
| Lot depth | 100 feet | 100 feet | 17.14.070 |
| Open space, useable (residential) | 900 sq ft | 465 sq ft | 17.14.070 |
| Parking (residential) | 2 enclosed garage spaces | 1 enclosed garage space (legal non-conforming) | 17.34.020 & Table 17.34.060(A) |
| Setback, Front | 20 feet | 11 feet 1 inch (legal non-conforming) | 17.14.070 & 17.38.020(B)(2)(d) |
| Setback, Rear | 20 feet | House: 22 Feet 9 inches Garage: 3 feet | 17.14.070 |
| Setback, Side Interior (north) | 5 feet | House: 8 feet 9 inches Garage: 1 foot 3 inches | 17.14.070 |
| Setback, Side Interior (south) | 5 feet | 3 feet (legal non- conforming) | 17.14.070 (Note (C) (4) |

7. PROJECT ANALYSIS

Useable Open Space (Variance Request)

For any new lot, the R-1-6 zoning district requires a 6,000 square foot lot with 900 square feet of useable open space for single-family residences. Nine hundred square feet is 15% of a 6,000 square foot lot. Fifteen percent of the existing legal non-conforming, 2,880 square foot lot is 432 square feet. The proposed usable open space that includes the proposed addition is 465 square feet, or 16% of the lot, thereby exceeding the proportion of the lot required to be useable open space.

The strict application of the 900 square foot usable open space development standard deprives the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification because of the sub-standard, legal non-conforming lot size. The lots to the north and south of the subject property are of similar size and provide a similar amount of square footage and proportion of the lot for useable open space, and as such, the variance will not grant the subject property a special privilege inconsistent with other properties in the vicinity.

Driveway Width (Administrative Adjustment Request)

The project proposes moving the existing 170-square foot one-car garage to the rear of the lot. The width of the existing driveway is eight feet nine inches, which is legal non-conforming. The extension of the driveway from the end of the existing driveway to the location of the relocated garage is required to be 12 feet wide. The project proposes the portion of new driveway to measure 10 feet 9½ inches. The applicant is requesting an Administrative Adjustment to allow for an up to 10% adjustment to this development standard. The 1-foot 21/2 inch reduction of the width of the new driveway is 10% of the required 12 feet width.

PUBLIC NOTICE 8.

Notice was provided to property owners and tenants within 300 feet of the project on or before September 25, 2025, and the site was posted with a notice on or before that date.

9. **ENVIRONMENTAL REVIEW**

The proposed project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301 (Class 1 - Existing Facilities), because it consists of a 305 sq ft addition to an existing single-family residence, which is less than 50 percent of the floor area of the structures before the addition.

ADVISORY BOARD ACTION **10**.

Design Review Committee:

The Design Review Committee reviewed the subject proposal at the August 20, 2025, meeting and recommended project approval to the Planning commission with the following conditions: 1) The Hardie plank siding be provided in a smooth finish instead of the proposed rough finish; and 2) All of the proposed turf/grass areas on the landscape plan be replaced with new turf/grass.

11. **ATTACHMENTS**

- Attachment 1 Resolution No. PC 11-25
- Attachment 2 Design Review Committee Staff Report, August 20, 2025
- Attachment 3 Vicinity Map
- Attachment 4 Project Plans
- Attachment 5 Letter of Justification



Agenda Item

Planning Commission

Item #: 4.1. 10/6/2025 File #: 25-0509

TO: **Chair and Members of the Planning Commission**

THRU: Hayden Beckman, Planning Manager

FROM: Arlen Beck, Associate Planner

SUBJECT 1.

Public Hearing to consider a request to add 305 square feet to a non-contributing single-family home in the Old Towne Historic District located at 412 S. Pixley Street and finding of CEQA exemption (Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146).

2. SUMMARY

The applicant proposes adding a total of 305 square feet to an existing single-family home located on a substandard 2,880-square-foot lot at 412 S. Pixley Street. A variance is requested to deviate from the required usable open space development standard, and an administrative adjustment is requested to deviate from the required driveway width development standard. The property is located in the Old Towne Historic District, and it is designated as a non-contributing property.

3. RECOMMENDED ACTION

- 1. Conduct and close the Public Hearing.
- 2. Adopt Planning Commission Resolution No. 11-25 approving Variance No. 25-0001, Administrative Adjustment No. 25-0001, and Design Review No. 5146 for a 305 square foot addition to an existing single-family residence with a detached one-car garage in the Old Towne Orange Historic District located at 412 S. Pixley Street.
- 3. Find the proposal exempt from the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301.

AUTHORIZING GUIDELINES 4.

Orange Municipal Code (OMC) Section 17.08.020(B)(2)(a) authorizes the Planning Commission to review and take final action on applications for Variances, Administrative Adjustments, and Design Review. Note (b) of Table 17.08.020 of the OMC - Reviewing Bodies - states that when more than one type of application is filed for a single project, the application requiring the highest level of approval shall dictate the review process for the entire group of applications. Commission is the highest-level approving body for these applications.

5. PROJECT BACKGROUND

| Applicant: | Architectural Design Solutions/ Mark S. Dwyer |
|------------|---|
| 1 | · · |

| Property Owner | Alonso Regalado |
|---|--|
| Property Location | 412 S. Pixley Street |
| Existing General Plan Land Use Element Designation | Low Density Residential 2-6 du/ac (LDR) |
| Existing Zoning Classification | Single Family Residential 6,000 square feet (R-1-6) |
| Old Towne | Yes |
| Site Size | 2,880 sq. ft. |
| Circulation | There is an existing driveway along the north side of the site providing access from S. Pixley Street. |
| Existing Conditions | A 2,880 sq. ft. lot improved with an existing 645 sq. ft. single family residence, and a detached 170 sq. ft. one-car garage. |
| Surrounding Land Uses and Zoning | Use Zoning North Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) South Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) West Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) East Residential - Single-Family Single Family Residential 6,000 square feet (R-1-6) |
| Previous Applications/Entitlements | None |

PROJECT DESCRIPTION

The project includes a 305 square foot addition to an existing 645 square foot single family dwelling, and the relocation of the existing 170 square foot one-car garage to the rear of the lot. The subject lot is legal non-conforming in that the existing lot size is 2,880 sq. ft., whereas there is a 6,000 sq ft minimum lot size to establish a new legally subdivided lot for the R-1-6 zoning district. Due to the limited lot size, the applicant is requesting a variance to deviate from the required usable open space development standard, and an administrative adjustment to deviate from the required driveway width development standard.

Development Standards

| | Required | Proposed | Code Section |
|--|----------|-------------------|--------------|
| Building Height | 32 feet | 10 feet 10 inches | 17.14.070 |
| Distance between structures (house and detached garage) | 6 feet | 6 feet | 17.14.120 |
| Floor Area Ratio (FAR) | 0.60 FAR | 0.39 FAR | 17.14.070 |

| Lot size (residential) | 6,000 sq ft | 2,880 sq ft (legal non -conforming) | 17.14.070 & 17.38.070 |
|--------------------------------------|--------------------------|--|-----------------------------------|
| Lot frontage | 60 feet | 32 feet (legal non- conforming) | 17.14.070 |
| Lot depth | 100 feet | 100 feet | 17.14.070 |
| Open space, useable (residential) | 900 sq ft | 465 sq ft | 17.14.070 |
| Parking (residential) | 2 enclosed garage spaces | 1 enclosed garage space (legal non-conforming) | 17.34.020 & Table 17.34.060(A) |
| Setback, Front | 20 feet | 11 feet 1 inch (legal non-conforming) | 17.14.070 & 17.38.020(B)(2)(d) |
| Setback, Rear | 20 feet | House: 22 Feet 9 inches Garage: 3 feet | 17.14.070 |
| Setback, Side Interior (north) | 5 feet | House: 8 feet 9 inches Garage: 1 foot 3 inches | 17.14.070 |
| Setback, Side Interior (south) | 5 feet | 3 feet (legal non- conforming) | 17.14.070 (Note (C) (4) |

PROJECT ANALYSIS 7.

Useable Open Space (Variance Request)

For any new lot, the R-1-6 zoning district requires a 6,000 square foot lot with 900 square feet of useable open space for single-family residences. Nine hundred square feet is 15% of a 6,000 square foot lot. Fifteen percent of the existing legal non-conforming, 2,880 square foot lot is 432 square feet. The proposed usable open space that includes the proposed addition is 465 square feet, or 16% of the lot, thereby exceeding the proportion of the lot required to be useable open space.

The strict application of the 900 square foot usable open space development standard deprives the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification because of the sub-standard, legal non-conforming lot size. The lots to the north and south of the subject property are of similar size and provide a similar amount of square footage and proportion of the lot for useable open space, and as such, the variance will not grant the subject property a special privilege inconsistent with other properties in the vicinity.

Driveway Width (Administrative Adjustment Request)

The project proposes moving the existing 170-square foot one-car garage to the rear of the lot. The width of the existing driveway is eight feet nine inches, which is legal non-conforming. The extension of the driveway from the end of the existing driveway to the location of the relocated garage is required to be 12 feet wide. The project proposes the portion of new driveway to measure 10 feet 9½ inches. The applicant is requesting an Administrative Adjustment to allow for an up to 10% adjustment to this development standard. The 1-foot 21/2 inch reduction of the width of the new driveway is 10% of the required 12 feet width.

PUBLIC NOTICE 8.

Notice was provided to property owners and tenants within 300 feet of the project on or before September 25, 2025, and the site was posted with a notice on or before that date.

9. **ENVIRONMENTAL REVIEW**

The proposed project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301 (Class 1 - Existing Facilities), because it consists of a 305 sq ft addition to an existing single-family residence, which is less than 50 percent of the floor area of the structures before the addition.

ADVISORY BOARD ACTION **10**.

Design Review Committee:

The Design Review Committee reviewed the subject proposal at the August 20, 2025, meeting and recommended project approval to the Planning commission with the following conditions: 1) The Hardie plank siding be provided in a smooth finish instead of the proposed rough finish; and 2) All of the proposed turf/grass areas on the landscape plan be replaced with new turf/grass.

11. **ATTACHMENTS**

- Attachment 1 Resolution No. PC 11-25
- Attachment 2 Design Review Committee Staff Report, August 20, 2025
- Attachment 3 Vicinity Map
- Attachment 4 Project Plans
- Attachment 5 Letter of Justification

VARIANCE NO. 25-0001 ADMINISTRATIVE ADJUSTMENT NO. 25-0001 DESIGN REVIEW NO. 5146

RESOLUTION NO. PC 11-25

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF ORANGE APPROVING VARIANCE NO. 25-0001, ADMINISTRATIVE ADJUSTMENT 25-0001, AND DESIGN REVIEW NO. 5146, FOR A 305 SQUARE FOOT ADDITION TO AN EXISTING SINGLE-FAMILY RESIDENCE AND RELOCATION OF AN EXISITNG ONE-CAR GARAGE IN THE OLD TOWNE ORANGE HISTORIC DISTRICT LOCATED AT 412 S. PIXLEY STREET.

APPLICANT: ARCHITECTURAL DESIGN SOLUTIONS/ MARK S. DWYER

WHEREAS, the Planning Commission has authority per Orange Municipal Code (OMC) Section 17.08.020.B.2.a. to review and take final action on Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 to allow a 305 square foot addition to an existing 645 square foot single family residence, and the relocation of an existing 170 square foot one-car garage to the rear of an existing 2,880 square foot lot in the Old Towne Orange Historic District located at 412 S. Pixley Street; and

WHEREAS, Variance No. 25-0001, Administrative Adjustment 25-0001, and Design Review No. 5146 were filed by Mark S. Dwyer, project applicant, in accordance with the provisions of the OMC; and

WHEREAS, Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 are categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301 (Class 1 – Existing Facilities), because it consists of a 305 sq ft addition to an existing single family residence, which is less than 50 percent of the floor area of the structures before the addition; and

WHEREAS, Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 were processed in the time and manner prescribed by state and local law; and

WHEREAS, on August 20, 2025, the Design Review Committee reviewed the design of the project and recommended approval of the project to the Planning Commission subject to conditions; and

WHEREAS, the Planning Commission conducted a duly advertised public hearing on Monday, October 6, 2025, at which time interested persons had an opportunity to testify either in

Resolution No. PC 11-25 Page 2 of 6

support of or opposition to Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 at 412 S. Pixley Street as reflected on the site plan.

NOW, THEREFORE, BE IT RESOLVED that the Planning Commission approves Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 based on the following findings:

SECTION 1 – FINDINGS

Variance

1. That because of special circumstances applicable to subject property, including size, shape, topography, location or surroundings, the strict application of the zoning ordinance is found to deprive the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification.

For any new lot, the R-1-6 zoning district requires a 6,000 square foot lot with 900 square feet of useable open space for single-family residences. Nine hundred square feet is 15% of a 6,000 square foot lot. Fifteen percent of the existing, legal non-conforming, 2,880 square foot lot is 432 square feet. The proposed usable open space with the proposed addition is 465 square feet, which is 16% of the lot, thereby exceeding the proportion of the lot required to be useable open space.

The strict application of the 900 square foot usable open space development standard deprives the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification because of the sub-standard, legal non-conforming lot size. The lots to the north and south of the subject property are of similar size and provide a similar amount of square footage and proportion of the lot for useable open space and thereby the variance will not grant the subject property a special privilege inconsistent with other properties in the vicinity.

2. That the variance granted shall be subject to such conditions which will ensure that the authorized adjustment shall not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zone in which subject property is located.

The Variance request does not constitute the granting of a special privilege inconsistent with the limitations upon other properties in the vicinity and zone in that the lots to the north and south of the subject property are of similar size and provide a similar amount of square footage and proportion of the lot for useable open space and are under identical zone classification.

Administrative Adjustment

1. The reduction in standards will not be detrimental to the public health, safety, and general welfare of persons residing or working on the subject property or in the vicinity.

The extension of the driveway from the end of the existing driveway to the location of the relocated garage is required to be 12 feet wide. The project proposes the

portion of new driveway as 10 feet $9\frac{1}{2}$ inches. The 1-foot $2\frac{1}{2}$ inch reduction of the width of the new driveway is 10% of the required 12 feet width.

The reduction in standards will not be detrimental to the public health, safety, and general welfare of persons residing or working on the subject property or in the vicinity in that the new driveway extension will be wider than the existing driveway of eight feet nine inches. The new driveway extension will allow for better accessibility for the site and for persons getting in and out of their vehicles. The new driveway extension width is not incompatible with the surrounding residences in that the surrounding residences have legal non-conforming driveway widths of less than the proposed 10 feet 9½ inches and the proposed driveway extension will maintain the aesthetic and values of the street.

2. Issuance of the permit does not compromise the intent of this code.

The intent of this code is to establish development standards to ensure functional and attractive residential neighborhoods. The adjustment results in the allowance of a driveway that is 10% less than the required 12 feet width minimum. The new driveway extension does not significantly impact the aesthetic and values of the street and will blend in with the single-family residential character of the neighborhood. As such, the new driveway extension will allow for better accessibility for the site and for persons getting in and out of their vehicles, thereby not compromising the intent of the zoning code.

Design Review

1. In the Old Towne Historic District, the proposed work conforms to the prescriptive standards and design criteria referenced and/or recommended by the DRC or other reviewing body for the project.

The proposed project is in conformance with the Historic Preservation Design Standards (HPDS), which are the prescriptive design criteria for projects within the Old Towne Historic District. The proposed rear addition is subordinate to the existing building and is not visible from the street. It is compatible with the mass, scale, and roof form of the historic building and would not affect the appearance of the Historic District. The proposed offset in the north building elevation demarcates the new addition to the structure.

2. In any National Register Historic District, the proposed work complies with the Secretary of the Interior's standards and guidelines.

The project is in conformance with the HPDS. Projects found to be in conformance with the HPDS are generally considered to be in conformance with the Secretary of the Interior's Standards for the Treatment of Historic Properties.

3. The project design upholds community aesthetics through the use of an internally consistent, integrated design theme and is consistent with all adopted specific plans, applicable design standards, and their required findings.

The project upholds community aesthetics through an internally consistent and integrated design theme. The proposed project is in conformance with the Historic Preservation Design Standards (HPDS), which are the prescriptive design criteria for projects within the Old Towne Historic District. The proposed rear addition is subordinate to the existing building and is not visible from the street. It is compatible with the mass, scale, and roof form of the historic building and would not affect the appearance of the Historic District. The proposed offset in the north building elevation demarcates the new addition to the structure. The 38% FAR proposed is within 5% of the average FAR of the block (37.5%). This is an acceptable increase given that the addition occurs at the rear of the property.

SECTION 2 – ENVIRONMENTAL REVIEW

The proposed project is categorically exempt from the provisions of CEQA per state CEQA Guidelines Section 15303 (Class 3 - New Construction or Conversion of Small Structures) because it consists of one new 934 sq ft single family residence with a 416 sq ft detached one-car garage on an existing 3,995 sq ft vacant lot.

BE IT FURTHER RESOLVED that the following conditions are imposed with approval:

- 1. Except as otherwise provided herein, this project is approved as a precise plan. All work shall conform with the plans presented at the October 6, 2025 Planning Commission Meeting (date stamped approved August 5, 2025, and in the project case file). After any application has been approved, if plan modifications are proposed regarding the location or alteration of any use or structure, or deviations become necessary to site improvements including, but not limited to, landscaping and parking because of unforeseen requirements from any City Department, utility provider, or State or Federal statute, a changed plan may be submitted to the Community Development Director for approval. If the Community Development Director determines that the proposed change complies with the findings, conditions, and the spirit and intent of the approval action, and that the action would have been the same for the changed plan as for the approved plan, the Community Development Director may approve the changed plan without requiring a new public hearing. Should the modifications be considered substantial, the modifications shall be reviewed and approved by the Planning Commission.
- 2. The applicant agrees, as a condition of City's approval of Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146, to indemnify, defend, and hold harmless, at applicant's expense, the City, its officers, agents, and employees ("City") from and against any claim, action or proceeding brought against the City, including, but not limited to, any claim, action or proceeding commenced within the time period provided in Government Code Section 66499.37 to attack, review, set aside, void or annul the City's approval, to challenge the determination made by the City under the California Environmental Quality Act ("CEQA") or to challenge the reasonableness, legality or validity of any condition attached hereto. City shall promptly notify applicant of any such claim, action or proceeding to which the City receives notice and to cooperate fully with the

applicant in the defense thereof. Applicant shall reimburse the City for any and all costs and expenses, including, but not limited to, court costs and attorney's fees that the City may be required to pay, including any expenses ordered by a court or expenses incurred through the Office of the City Attorney in connection with said claim, action or proceeding. City may, in its sole discretion, participate in the defense of any claim, action or proceeding but such participation shall not relieve applicant of the obligations of this condition. In the event the applicant is required to defend City in connection with such claim, action or proceeding, City shall have the right to approve counsel to so defend the City, approve all significant decisions concerning the manner in which the defense is conducted and approve any all settlements, which approval(s) shall not be unreasonably withheld. The obligations set forth herein remain in full force and effect throughout all stages of litigation including any and all appeals of any lower court judgment rendered in the proceeding. Further, applicant agrees to indemnify, defend and hold harmless the City for all costs and expenses incurred in enforcing this provision.

- 3. The applicant shall comply with all federal, state, and local laws, including all City regulations. Violation of any of those laws in connection with the use may be cause for revocation of this permit.
- 4. The final approved conditions of approval shall be reprinted on the first or second page of the construction documents when submitting to the Building Division for the plan check process.
- 5. Construction permits shall be obtained for all future construction work, as required by the City of Orange, Building Division. Failure to obtain the required building permits will be cause for revocation of this permit.
- 6. Variance No. 25-0001, Administrative Adjustment 25-0001 and Design Review No. 5146 shall become void if not vested within two years from the date of approval. Time extensions may be granted for up to one year, pursuant to OMC Section 17.08.060.
- 7. The proposed development shall be designed and constructed in accordance with the Historic Preservation Design Standards and the Secretary of the Interior's Standards and Guidelines for infill construction.
- 8. Prior to building permit issuance, the applicant shall submit a landscape plan as outlined in the City of Orange Land Use Project Application for Planning staff review and approval.

ADOPTED this 6th day of October 2025.

Alison Vejar, Planning Commission Chair

I hereby certify that the foregoing Resolution was adopted by the Planning Commission of the City of Orange at a regular meeting thereof held on the 6th day of October 2025, by the following vote:

AYES:
NOES:
ABSENT:

Resolution No. PC 11-25

Hayden Beckman, Planning Manager

Page 6 of 6



Agenda Item

Design Review Committee

Item #: 3.2. 8/20/2025 File #: 25-0487

TO: Chair and Members of the Design Review Committee

THRU: Hayden Beckman, Planning Manager

FROM: Arlen Beck, Associate Planner

SUBJECT 1.

A request to add 305 square feet to a non-contributing single-family home in the Old Towne Historic District located at 412 S. Pixley Street. (Design Review No. 5146).

2. SUMMARY

The applicant proposes adding a total of 305 square feet to an existing single-family home located on a substandard 2,880-square-foot lot at 412 S. Pixley Street. The property is located in the Old Towne Historic District and is designated as a non-contributing property.

3. RECOMMENDED ACTION

Recommendation for approval by the Zoning Administrator.

BACKGROUND INFORMATION 4.

Applicant: Architectural Design Solutions/ Mark S. Dwyer

Owner: Alonso Regalado

Property Location: 412 S. Pixley Street

General Plan Designation: Low Density Residential 2-6 du/ac (LDR)

Zoning Classification: Single Family Residential 6,000 square feet (R-1-6)

Existing Development: 645-square-foot single family residence with a detached garage

Associated Application: VAR25-0001, AA25-0001

Previous DRC Project Review: None

5. PROJECT DESCRIPTION

This project includes:

A one-story addition of 305 square feet to the rear of a single-family home located on a substandard 2,880-square-foot-lot. The addition consists of a new 215 square-foot master bedroom/bathroom, 103 square-foot bedroom, and 113

square-feet of hall closet/utility space. The addition, at the north elevation, is recessed two feet to accommodate demarcation of the new habitable area and vehicular exiting. The roof overhangs the recessed area in line with the contiguous roof.

- The proposed project will renovate the exterior of the residence. All of the exterior walls on both the existing and proposed areas of the structure will consist of Hardie board in the Slate Pebble color, and all the existing windows, most of which are non-original vinyl sash windows, will be replaced with hung, wood, or wood-clad sash windows. The non-original shed-roof front portico is also proposed to be removed.
- Relocation the existing 170 square-foot garage from its current position at the west end of the driveway on the north side of the house to the northwest rear corner of the parcel. The project will extend the existing substandard width driveway toward the west to meet the primary (east) façade of the relocated garage

6. EXISTING SITE

The property at 412 S. Pixley Street is a substandard, rectangular, 2,880-square-foot parcel located on the west side of the street between West Culver Avenue and West La Veta Avenue. It contains a one-story, 645 square-foot Craftsman style bungalow with a rectangular footprint, a 170 square-foot single-car carriage house/garage, and a non-original wood-framed canopy between the two buildings. The dwelling has stucco walls and a cross-gable asphalt shingle roof. A substandard width (8'-9") driveway runs along the north side of the parcel to the garage, which will be reviewed by the Zoning Administrator to allow this deviation under an Administrative Adjustment. Wood fencing encloses the north, west, and south sides of the backyard behind the residence. The home was constructed in 1923 and is a non-contributor to the Old Towne Historic District. The National Register of Historic Places (NRHP) status code for the structure is "6L: Determined ineligible for local listing or designation through local government review process; may warrant special consideration in local planning."

7. **EXISTING AREA CONTEXT**

The building is located on the 400 block of South Pixley Street between West Culver Avenue and West La Veta Avenue and outside of the Downtown Plaza Core. The surrounding properties on the block consist of single-family homes.

PROJECT ANALYSIS 8.

The proposed project will clad the existing residence and new construction with Hardie Plank horizontal lap siding in a Slate Pebble color with woodgrain finish and Owens Corning black onyx composition shingle roofing, replacing non-original stucco siding. Wood windows as well as wood doors, fascia, and trim will be painted in Sherwin Williams Alabaster White. These materials are generally compatible with the scale, design, texture, reflectivity, durability, and color of other Craftsman style buildings in the Historic District.

The 38% Floor Area Ratio (FAR) proposed is within 5% of the average FAR of the block (37.5%), for parcels of similar size. This is an acceptable increase given that the addition occurs at the rear of the property and is on a smaller, substandard lot.

The width of the driveway extension from the point of the addition to the relocated detached garage is 10' 91/2". The existing 8' 9" driveway is legal non-conforming and is proposed to remain. There is a proposed offset in the north building elevation demarcating the new addition to the structure that allows for the new wider driveway extension.

The development standards require a minimum 900 square feet of usable open space for a property

in the R-1-6 zoning district. A new lot in the R-1-6 zoning district would have to be at least 6,000 square feet, where the open space requirement of 900 square feet would be 15% of the lot. Fifteen percent of the 2,880 square foot lot would be 432 square feet, and the project proposed 465 square feet. A Variance request will be reviewed by the Zoning Administrator for this deviation.

The project meets all zoning code requirements, except for the driveway width and minimum open space requirements, which deviations will be reviewed and decided upon by the Zoning Administrator.

Staff recommends that the DRC approve the proposal.

9. ADVISORY BOARD RECOMMENDATION None.

PUBLIC NOTICE 10.

Notice was provided to owners and tenants within 300 feet of the project on or before August 7, 2025, and the site was posted with a notice on or before that date.

ENVIRONMENTAL REVIEW

The proposed project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines 15303 (Class 3 - New Construction or Conversion of Small Structures) because the project consists of a small addition to an existing single-family home. There is no environmental public review required for a Categorical Exemption.

12. STAFF RECOMMENDATION AND REQUIRED FINDINGS

Based on the following Findings and statements in support of such Findings, staff recommends the DRC make a final determination on the proposed project with recommended conditions (Orange Municipal Code 17.10.070.G).

1. In the Old Towne Historic District, the proposed work conforms to the prescriptive standards and design criteria referenced and/or recommended by the DRC or other reviewing body for the project.

The proposed project is in conformance with the Historic Preservation Design Standards (HPDS), which are the prescriptive design criteria for projects within the Old Towne Historic District. The proposed rear addition is subordinate to the existing building and is not visible from the street. It is compatible with the mass, scale, and roof form of the historic building and would not affect the appearance of the Historic District. The proposed offset in the north building elevation demarcates the new addition to the structure.

2. In any National Register Historic District, the proposed work complies with the Secretary of the Interior's standards and guidelines.

The project is in conformance with the HPDS. Projects found to be in conformance with the HPDS are generally considered to be in conformance with the Secretary of the Interior's Standards for the Treatment of Historic Properties.

3. The project design upholds community aesthetics through the use of an internally consistent, integrated design theme and is consistent with all adopted specific plans, applicable design standards, and their required findings.

The project upholds community aesthetics through an internally consistent and integrated design theme. The proposed project is in conformance with the Historic Preservation Design Standards (HPDS), which are the prescriptive design criteria for projects within the Old Towne Historic District. The proposed rear addition is subordinate to the existing building and is not visible from the street. It is compatible with the mass, scale, and roof form of the historic building and would not affect the appearance of the Historic District. The proposed offset in the north building elevation demarcates the new addition to the structure. The 38% FAR proposed is within 5% of the average FAR of the block (37.5%). This is an acceptable increase given that the addition occurs at the rear of the property.

13. CONDITIONS

The approval of this project is subject to the following conditions:

- 1. This project is approved as a precise plan. All work shall conform in substance and be maintained in general conformance with the plans (date stamped approved August 5, 2025, and in the project case file), including modifications required by the conditions of approval, and as recommended for approval by the Design Review Committee. After the application has been approved, if changes are proposed regarding the location or alteration of any use or structure, a changed plan may be submitted to the Community Development Director for approval. If the Community Development Director determines that the proposed change complies with the provisions and the spirit and intent of the approval action, and that the action would have been the same for the changed plan as for the approved plan, the Community Development Director may approve the changed plan without requiring a new public meeting. If the Community Development Director determines that any proposed change is substantial, he may refer the plans to the Design Review Committee for subsequent review and determination.
- 2. The applicant agrees, as a condition of City's approval of Design Review No. 5145, to indemnify, defend, and hold harmless, at applicant's expense, the City, its officers, agents, and employees ("City") from and against any claim, action or proceeding brought against the City, including, but not limited to, any claim, action or proceeding commenced within the time period provided in Government Code Section 66499.37 to attack, review, set aside, void or annul the City's approval, to challenge the determination made by the City under the California Environmental Quality Act ("CEQA") or to challenge the reasonableness, legality or validity of any condition attached hereto. City shall promptly notify applicant of any such claim, action or proceeding to which the City receives notice and to cooperate fully with the applicant in the defense thereof. Applicant shall reimburse the City for any and all costs and expenses, including, but not limited to, court costs and attorney's fees that the City may be required to pay, including any expenses ordered by a court or expenses incurred through the Office of the City Attorney in connection with said claim, action or proceeding. City may, in its sole discretion, participate in the defense of any claim, action or proceeding but such participation shall not relieve applicant of the obligations of this condition. In the event the applicant is required to defend City in connection with such claim, action or proceeding, City shall have the right to approve counsel to so defend the City, approve all significant decisions concerning the manner in which the defense is conducted and approve any all settlements, which approval(s) shall not be unreasonably withheld. The obligations set forth herein remain in full force and

effect throughout all stages of litigation including any and all appeals of any lower court judgment rendered in the proceeding. Further, applicant agrees to indemnify, defend and hold harmless the City for all costs and expenses incurred in enforcing this provision.

- 3. The applicant shall comply with all federal, state, and local laws, including all City regulations. Violation of any of those laws in connection with the use may be cause for revocation of this permit.
- 4. The final approved conditions of approval shall be reprinted on the first or second page of the construction documents when submitting to the Building Division for the plan check process.
- 5. Construction permits shall be obtained for all future construction work, as required by the City of Orange, Building Division. Failure to obtain the required building permits will be cause for revocation of this permit.
- 6. If not utilized, project approval expires 24 months from the approval date. Extensions of time may be granted in accordance with OMC Section 17.08.06.

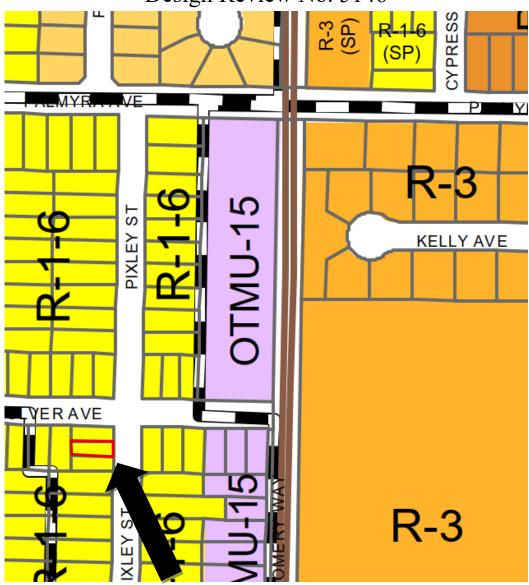
ATTACHMENTS 14.

- Attachment 1 Vicinity Map
- Attachment 2 DPR Form
- Attachment 3 Project Plans
- Attachment 4 Historic Resource Assessment

Vicinity Map

412 S. Pixley Street

Design Review No. 5146





CITY OF ORANGE
COMMUNITY DEVELOPMENT DEPARTMENT



Arlen Beck

DRC-5146

REGALADO REMODEL 12 S. PIXLEY ST.

RANGE, CA. 92868 RESIDENTIAL PROJECT SUMMARY TABLES

| | | | DESIGNATION | | |
|-------------------------|--------------------------|------------|-------------------------|---|----------------------|
| RESIDENTIAL RESIDENTIAL | | R1-6 | LOW DENSITY RESIDENTIAL | NEIGHBORHOOD PRESERVATION OVERLAY DISTRICT. | |
| | | ZONING STA | ANDARDS | | |
| DESCRIPTIO | | REQUIRED | EXISTING | PROPOSED | CONFORMS (yes/no) |
| LOT AREA | 17.14.070 & 17.14.080 | 6,000 sr | 2,080 sr | 2,080 sr | ND |
| LOT WIDTH | 17.14.070 & 17.14.080 | 60 FT | 32 FT | 32 FT | NO |
| LOT DEPTH | 17.14.070 & 17.14.080 | | 100 FT | 100 FT | МП |
| MAX RUILDING HEIGI | HT 17.14.070 (& 17.14.10 | 0 | | | |

| RESIDENTIAL RESIDENTIAL | | R1-6 LOW DENSITY RESIDENTIA | | L NEIGHBORHOOD PRESERVATION OVERLAY DISTRICT. | | |
|---|--|-----------------------------|--|---|--|--|
| | | ZONING STA | NDARDS | | | |
| DESCRIPTION | OMC SECTION | REQUIRED | EXISTING | PROPOSED | CONFORMS | |
| | 17.14.070 & 17.14.080 | · · | 2.080 ar | | (yes/no) | |
| LOT AREA LOT WIDTH | 17.14.070 & 17.14.080 17.14.070 & 17.14.080 | 6,000 sr 60 rr | , | 2,080 sr 32 FT | NO | |
| LOT DEPTH | 17.14.070 & 17.14.080 | 100 FT | 32 FT 100 FT | 100 FT | NO NO | |
| MAX. BUILDING HEIGHT (Note: use average finished g as defined in the "Building H definition from OMC Section | 17.14.070 (& 17.14.100 FOR R-3 & R-4) eight" | | 10 FT 10 INCHES ONE STORY | 10 FT 10 INCHES ONE STORY | YES | |
| 17.04.021) | | | | | | |
| SETBACKS: | 17.14.070 & 17.14.090 | | | | | |
| Front Yard | 17.14.070 & 17.14.090 | 20 FT | 11 FT - 1 INDH | 11 FT - 1 INCH | NO | |
| Rear Yard | 17.14.070 & 17.14.090 | 20 FT | 21.70 FT | 3 FT | ND | |
| Side Yard | 17.14.070 & 17.14.090 | 5.61 | 3 57 | 3 FT | ND | |
| Side Yard | 17.14.070 & 17.14.090 | 5 FT | 1.28 FT. | 1.28 FT. | ND ND | |
| LOT COVERAGE | 17.14.070 | | | | | |
| FLOOR AREA RATIO (FAR) UTILIZING GROSS FLOOR ARE (INCLUDE ALL ACCESSORY STRUCTURES) | 17.14.070 | 0.60 | 0.28 | 0.39 | YES | |
| Minimum Unit Size (R-3 & R-4 | 17.14.130 & 17.14.140 | N/A | N/A | N/A | N/A | |
| Zones) Required Open Space: | 17.14.070 & 17.14.110 | | | | | |
| Private | 17.14.110 | 900 sr | 920 SF | 465 SF (VARIANCE) | NO | |
| Common | 17.14.110 | 900 sr | 920 SF | 465 SF (VARIANCE) | ND | |
| LANDSCAPING: For landscapi standards refer to Page 26-28 c City of Orange Landscape Stand | of the | | | | 7 | |
| and Specifications | | | <u> </u> | | | |
| Front Yard | 16.50 & 17.12.040(E) | | 218 | 258 | YES | |
| Rear Yard | 16.50 & 17.12.040(E) | | 678 | 450 | YES | |
| Interior Side Yard | 16.50 & 17.12.040(E) | | 0 | 288 | YES | |
| Street Side Yard (if applicat | nle) 16.50 & 17.12.040(E) | N/A | N/A | N/A | N/A | |
| | 16.50 | 6 feet | N/A | N/A | | |
| When adjacent to perpendicular parking (Mi Family only) | ulti- | N/A | N/A | N/A | N/A | |
| Parking area screening from public street with 5-gallor shrubs, 3 feet on center (I | 1 | N/A | N/A | N/A | N/A | |
| Family only) Trash Enclosures require a | a 4- 16.50 | | | | - | |
| foot wide landscape plant at least 2 sides (Multi-Fan only) | er on | N/A | N/A | N/A | N/A | |
| Trees required, "unless determined otherwise thr site plan and design review | | N/A | N/A | N/A | N/A | |
| (Multi-Family only) | 16.50 | | | | | |
| Trees to be removed | | ONE | ONE | ONE | YES | |
| Existing trees to be preserved | 10.30 | UNE | ONE | ONE | 165 | |
| Trees to be added | 16.50 | | | | + | |
| 25 percent of required tre shall be 24-inch box and 7 percent shall be in 15 gall | r5 on | N/A | N/A | N/A | N/A | |
| Shrubs shall be 5-gallon en for groundcover (Multi-Fa | xcept 16.50 | N/A | N/A | N/A | N/A | |
| only) Shrubs are encouraged at | the 16.50 | | | | | |
| foundation lines of all buil elevations seen from the : in 4-foot minimum width planters. Shrubs shall be spaced at 3 feet on center (Multi-Family only) | street | N/A | N/A | N/A | N/A | |
| Street trees required as determined by the design review process. (Multi-Far | 16.50 mily | N/A | N/A | N/A | N/A | |
| only) Percent of Parking Area (N | Multi- 16.50 | N/A | N/A | N/A | N/A | |
| Family only) | 16.50 | | | | | |
| IRRIGATED AREA TOTAL Irrigated area added | 16.50 | 101 | | | 997 TOTAL | |
| Irrigated area removed | 16.50 | 0 | | | + | |
| FENCE HEIGHT | 17.12.070 | | | | \vdash | |
| Front Yard | 17.12.070(B) | 42 INCHES | N/A | N/A | N/A | |
| Interior Side Yard(s) | 17.12.070(B) | 6 FT | 6 FT | 6 FT | YES | |
| Street Side Yard | 17.12.070(B) | N/A | N/A | N/A | N/A | |
| Rear Yard | 17.12.070(B) | 6 FT | 6 FT | 6 FT | YES | |
| PARKING | 17.14.200 & 17.34 | | | | | |
| TRASH ENCLOSURE SIZE (Mult | i- 16.50 | N/A | N/A | N/A | N/A | |
| Family only) LIGHTING | 17.12.030 | N/A | N/A | N/A | N/A | |
| LIGHTING Kelvins | 17.12.030 | N/A N/A | N/A N/A | N/A N/A | N/A | |
| Fixture Type/Blinder | 17.12.030 | N/A | N/A N/A | N/A N/A | N/A | |
| Parking lot footcandles | 15.52.080(J) | N/A | N/A | N/A | N/A | |
| | | | | | | |
| I | | | | | + | |

2025-07-23 T1 - TITLE SHEET

ARCHIECTURAL DESIGN SOLUTIONS CONTACT: MARK S. DWYER, ARCHITECT NCARB PO Box 1392 WRIGHTWOOD, CA. 92397 TELEPHONE: 949 887 2292 EMAIL: mark@archdesignsol.com

412 S. PIXLEY ST. ORANGE, CA. 92868

ASSESSOR'S PARCEL NUMBER: APN 041-141-24 TRACT 545 / LOT 24

GENERAL PLAN LAND USE: LOW DENSITY RESIDENTIAL

ZUNING:

LAND USE: RESIDENTIAL

LOT SIZE: 2,880 sq. ft. (.066 AC)

FLOOR AREA: EXISTING: 645 sq. FT. DWELLING 170 SQ. FT. GARAGE PROPOSED: 950 SQ. FT. DWELLING 170 SQ. FT. GARAGE

DENSITY: 1/.066

PROPERTY LINES: No Change

BUILDING CODE: CALIFORNIA RESIDENTIAL CODE 2022 EDITION TYPE VN CONSTRUCTION ONE UNIT TWO BEDROOMS

S1 - SURVEY S-2 - FLOOR AREA RATIO ANALYSIS S-3 - SITE PLAN - 100 FOOT RADIUS L-1 - CONCEPTUAL LANDSCAPE PLAN A1 - EXISTING SITE / ROOF PLAN A2- EXISTING FLOOR PLAN A2A - DEMOLITION PLAN A3 - EXISTING EXTERIOR ELEVATIONS A4 - PROPOSED SITE / ROOF PLAN A4A - PROPOSED ROOF PLAN A5 - PROPOSED FLOOR PLAN A6 - PROPOSED EXTERIOR ELEVATIONS A6A - PROPOSED EXTERIOR FINISHES / WINDOWS A6B - PROPOSED EXTERIOR DOORS A6C - EXTERIOR ELEVATION COMPARISON E/P A6D - EXTERIOR ELEVATION COMPARISON E/P A6E - EXTERIOR ELEVATION COMPARISON E/P A7 - SITE PHOTOS A7A - SITE PHOTOS A8 - EXTERIOR ELEVATIONS - COLORED

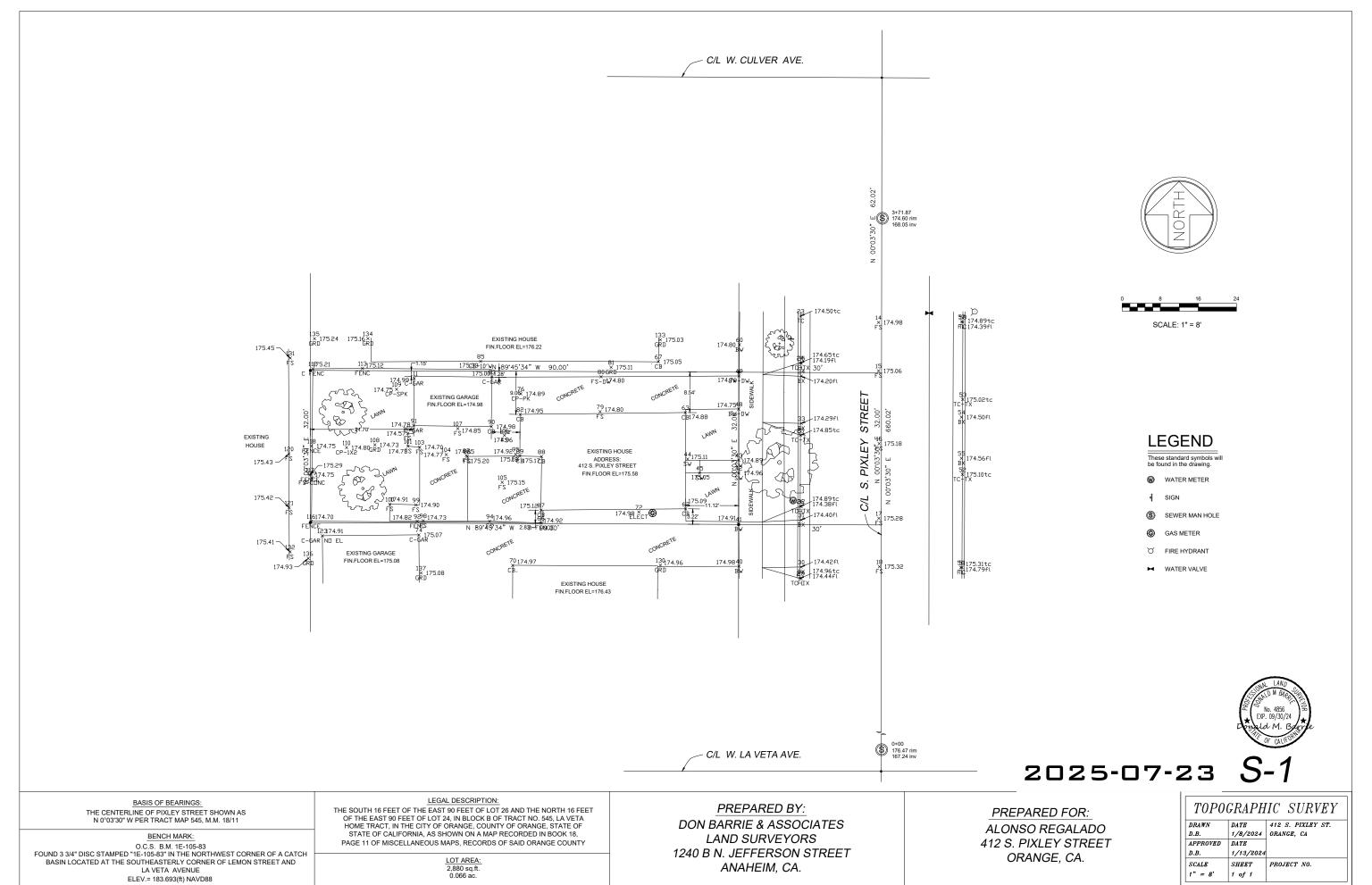
SCOPE OF WORK 1. REHAB THE EXISTING DWELLING 1.1. UPGRADE ALL UTILITY SYSTEMS
1.2. REMODEL - REDO ENTIRE INTERIOR 1.3. UPGRADE DWELLING EXTERIOR - EXTERIOR WALLS /ROOF 2. ADD TWO BEDROOMS / TWO BATHS - 305 S.F. ADDITIONAL FLOOR AREA 3. SHORE AND RELOCATE EXISTING GARAGE - REHAB INTERIOR AND EXTERIOR 4. RELANDSCAPE YARD 5. DEMOLISH BACK PATIO COVER 7. REMOVE AND REPLACE DRIVEWAY EXTENDING TO RELOCATED GARAGE

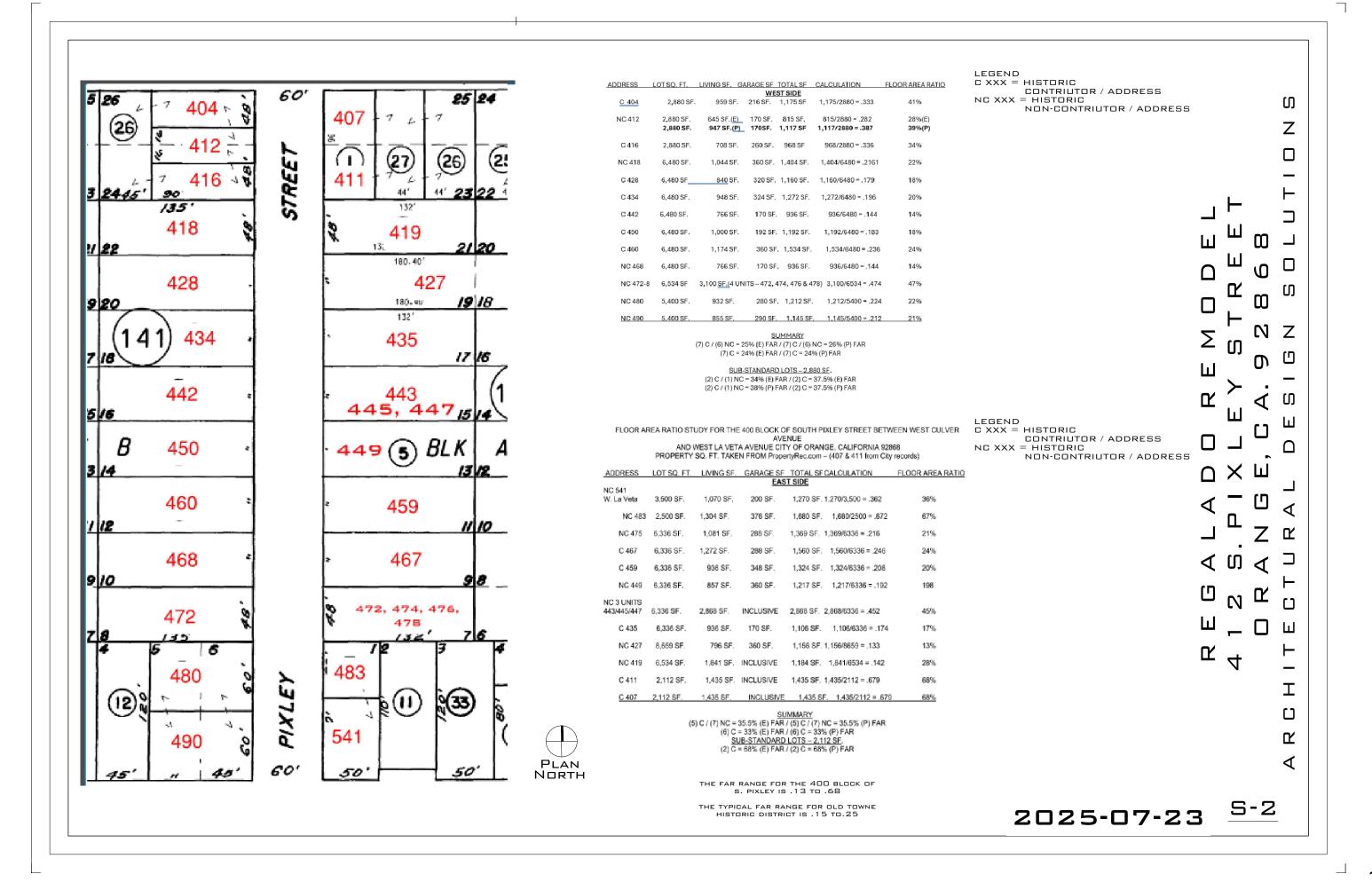
FLOOR AREA: EXISTING: 645 SQ. FT. DWELLING 170 SQ. FT. GARAGE PROPOSED: 950 SQ. FT. DWELLING 170 SQ. FT. GARAGE

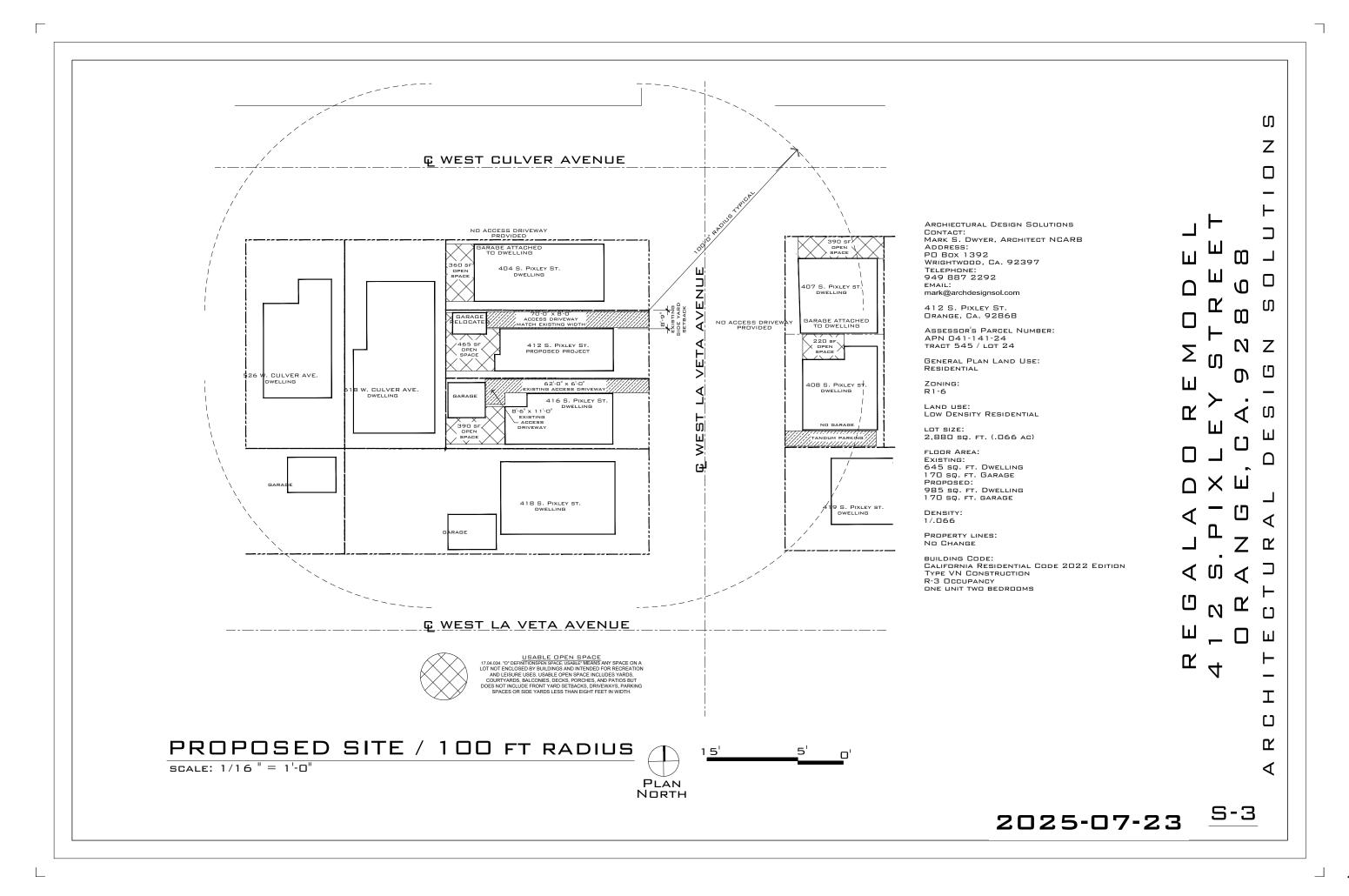
EXISTING: TWO BEDROOM ONE BATH

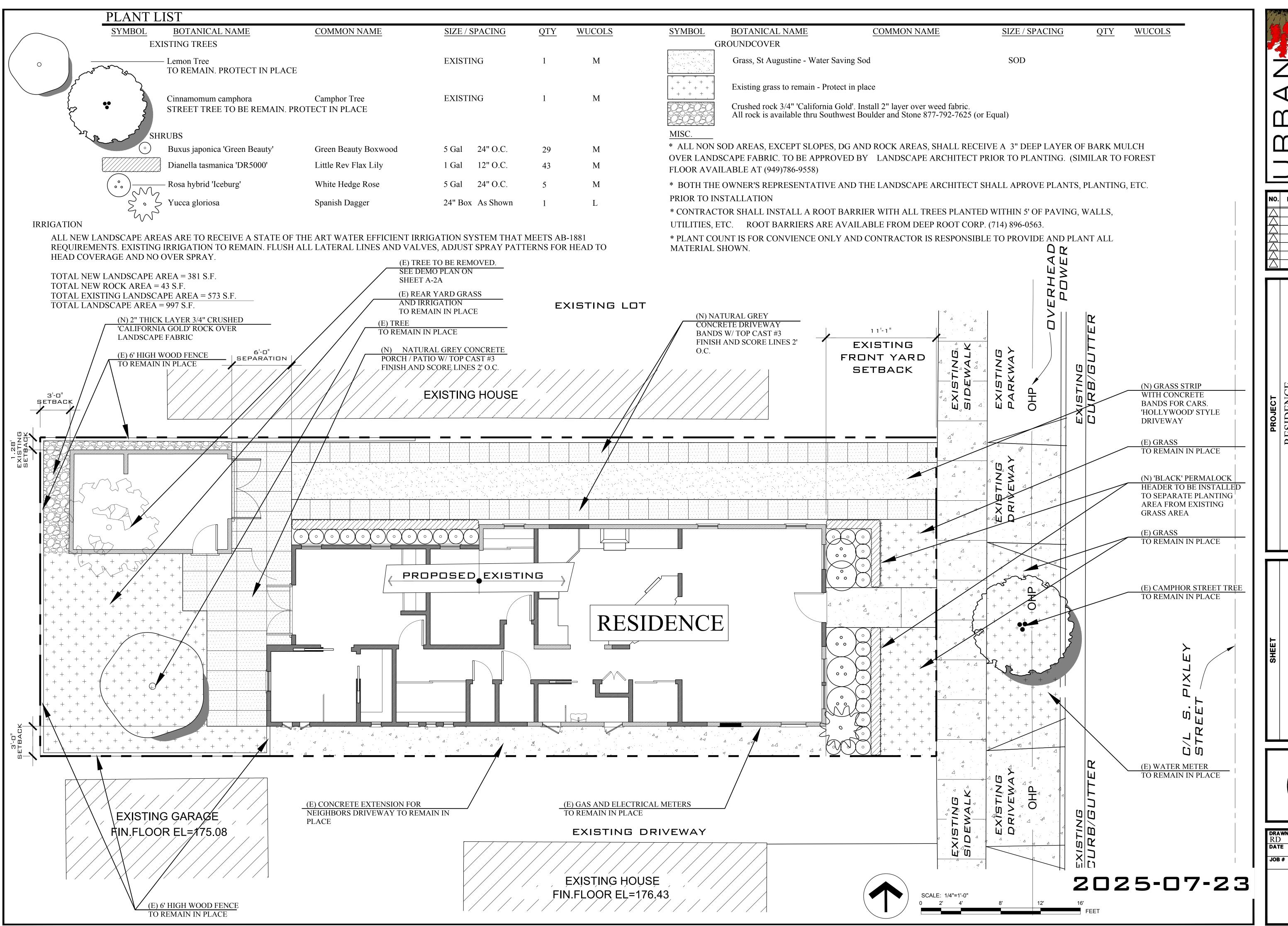
PROPOSED: TWO BEDROOM ľ \Box

2025-07-23









AND STUDIO

AND STUDIO

365 S. Pixley Street
Orange, CA. 92868
Ryan Dierking, License CA-#5625
(714) 388-6320

NO. REVISION

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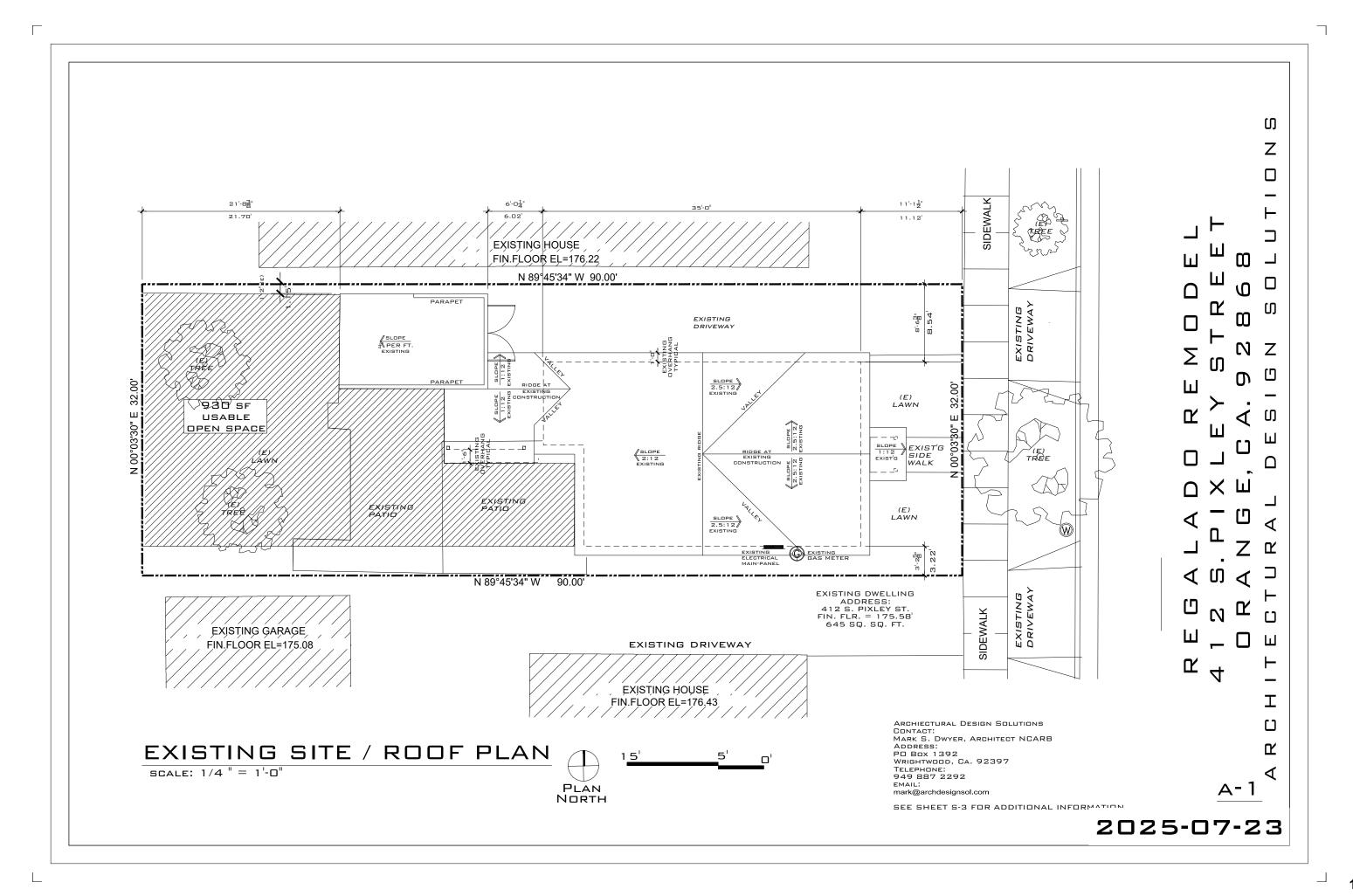
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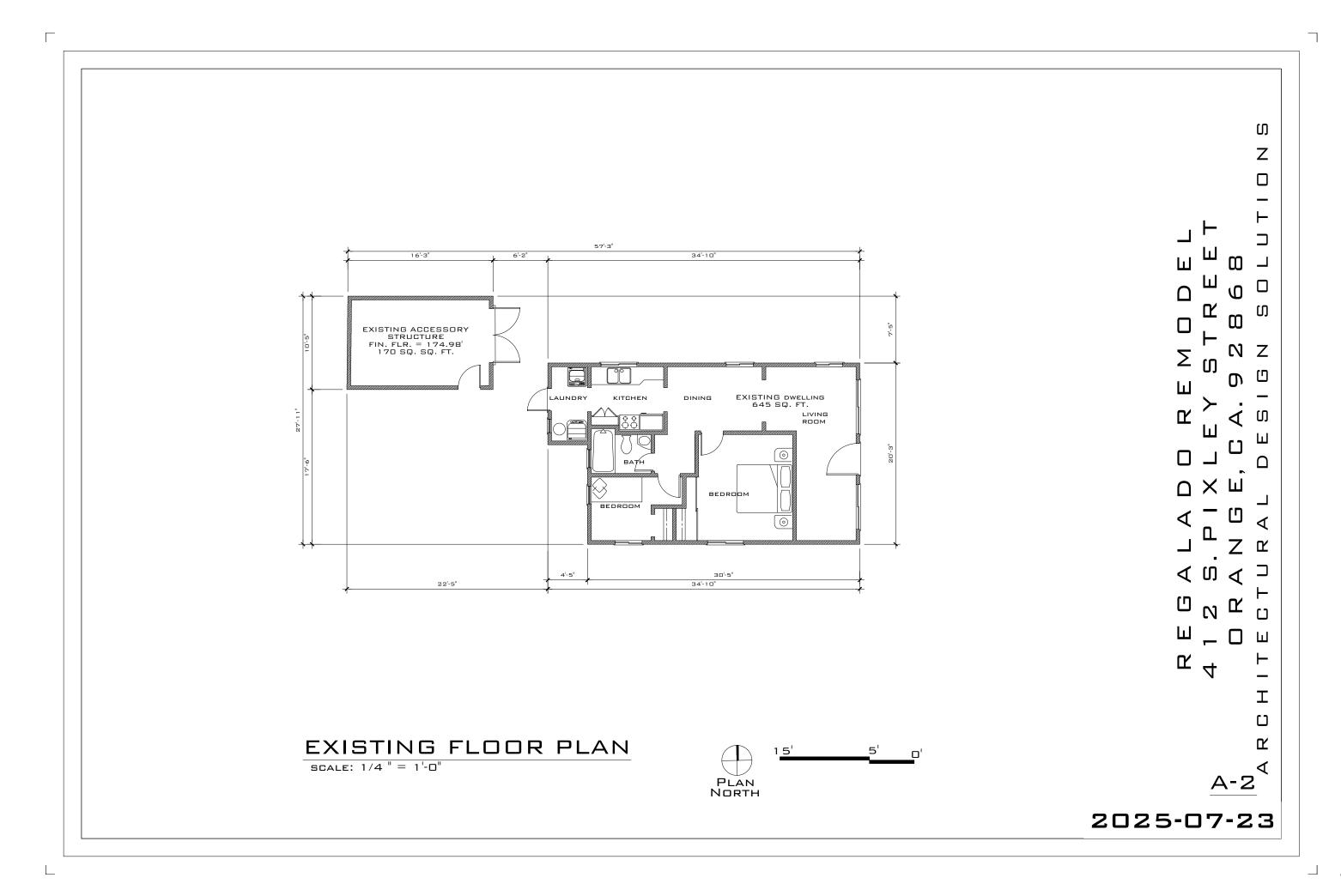
A

RESIDENCE
GALADO REMODEI

CONCEPTUAL LANDSCAPE PLAN







ARBORIST NOTES:

1. LEMON "TREE" WITH 4 INCH DIAMETER DOES NOT QUALIFY AS A TREE.

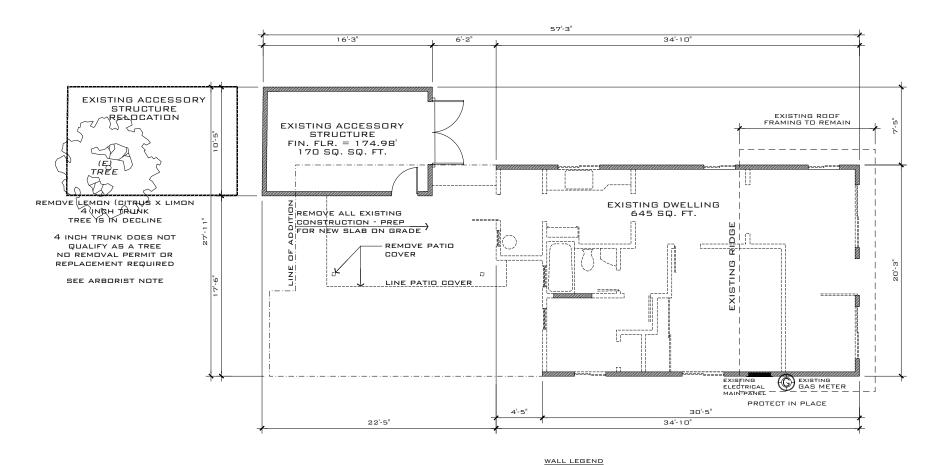
12.32.020 DEFINITION
AS USED IN THIS CHAPTER, "TREE" MEANS ANY LIVE PLANT WHICH HAS A SINGLE TRUNK MEASURING 10.5 INCHES IN CIRCUMFERENCE, MEASURED AT A POINT 24 INCHES ABOVE THE GROUND LEVEL

THE LEMON TREE IS ONLY 4 INCHES IN TRUNK DIAMETER

AND DOES NOT QUALIFY AS A TREE SINCE IT IS UNDER 10.5 INCHES IN DIAMETER. THE GUAVA IS TO BE RETAINED. NO TREE REMOVAL PERMIT OR PLANT A NEW TREE REQUIRED. REMOVING THE LEMON DOES NOT CONSTITUTE REMOVING A TREE. ALSO THERE ARE NO HISTORICAL TREES AND THE SITE IS NOT UNDEVELOPED PROJECT NOT SUBJECT TO THE TREE ORDINANCES.

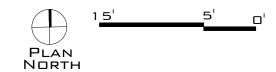
12.32.030REMOVAL OF TREES PROHIBITED WITHOUT A PERMIT.

- A. IT IS UNLAWFUL FOR ANY PERSON, FIRM, PARTNERSHIP, CORPORATION OR OTHER LEGAL ENTITY WHATEVER, TO DESTROY OR REMOVE ANY TREE AS DEFINED IN SECTION 12.32.020 FROM UNDEVELOPED OR PUBLIC INTEREST PROPERTY AS DEFINED IN SECTIONS 12.32.040 AND 12.32.050 WITHOUT A PERMIT AS PROVIDED HEREIN.
- B. TO "DESTROY" A TREE MEANS TO GUT OR MUTILATE A TREE IN SUCH A MANNER AS TO DESTROY ITS CHARACTER AS LIVE VEGETATION.



WALL TO BE DEMOLISHED EXISTING WALL TO REMAIN ALL GAS LINES / FIXTURES TO BE REMOVED ALL WATER LINES / FIXTURES TO BE REMOVED ALL ELECTRICAL CONDUITS / FIXTURES TO BE REMOVED ALL EXTERIOR WINDOWS TO BE REMOVED

DEMOLITION PLAN SCALE: 1/4 " = 1'-0"



A-2A

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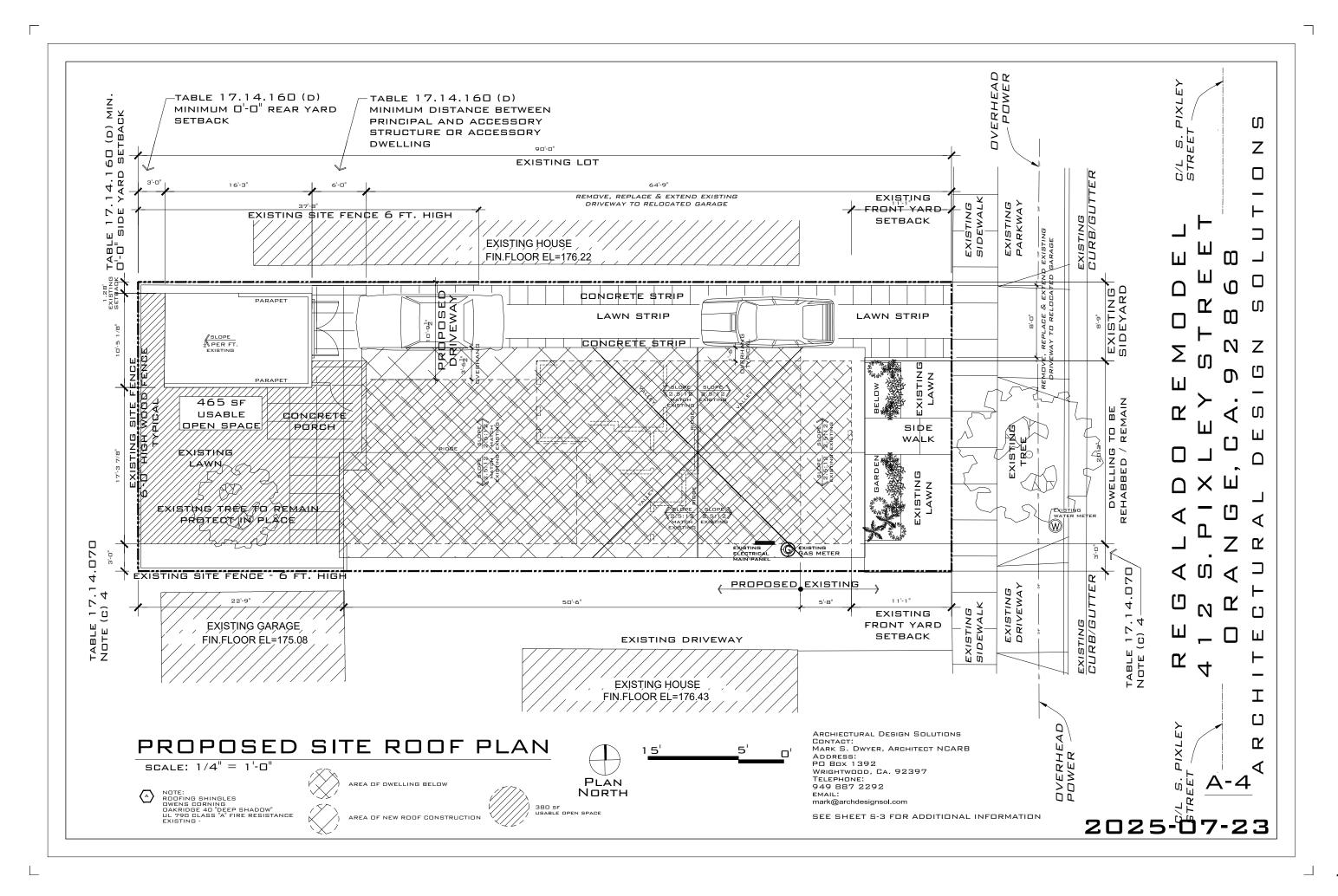
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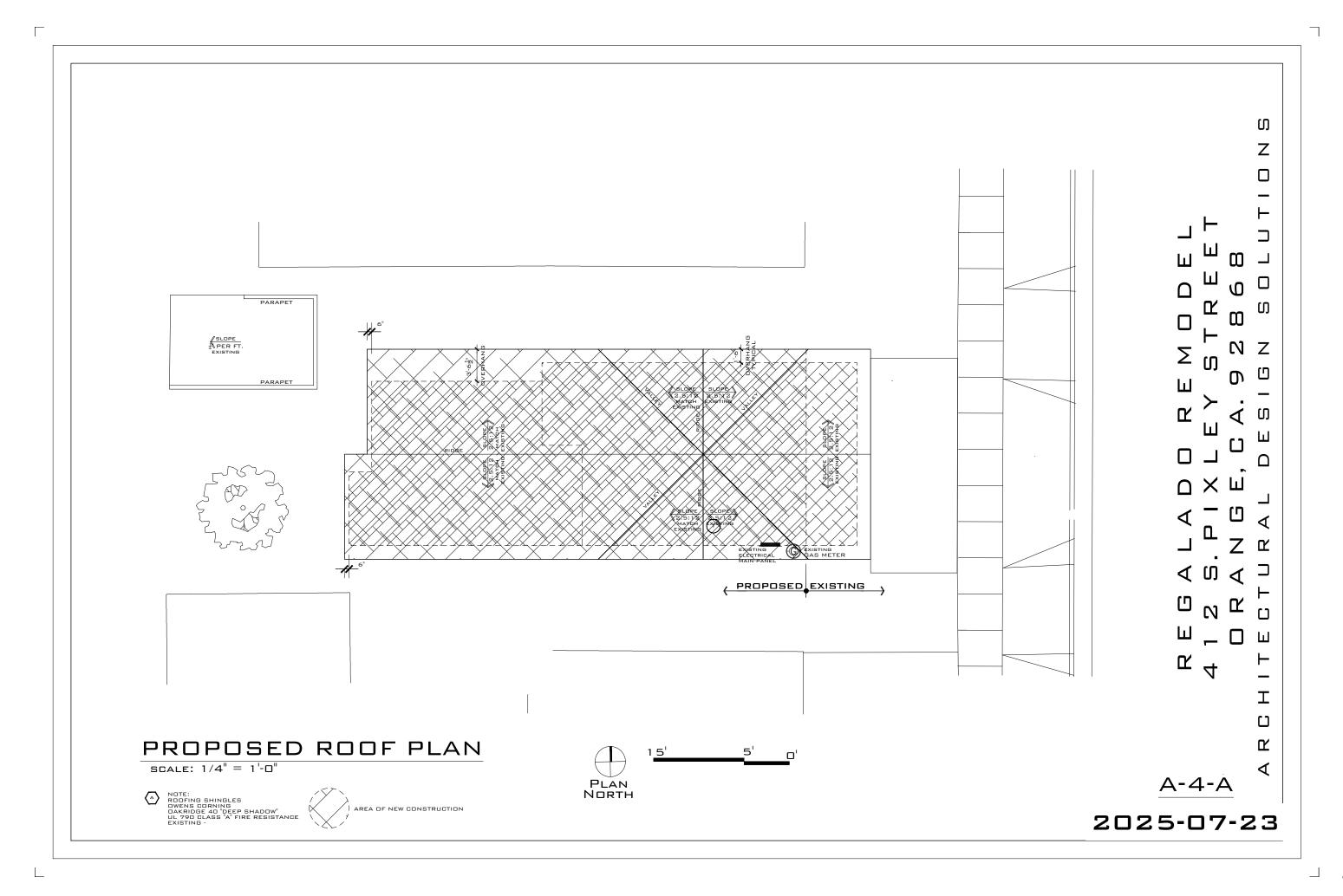
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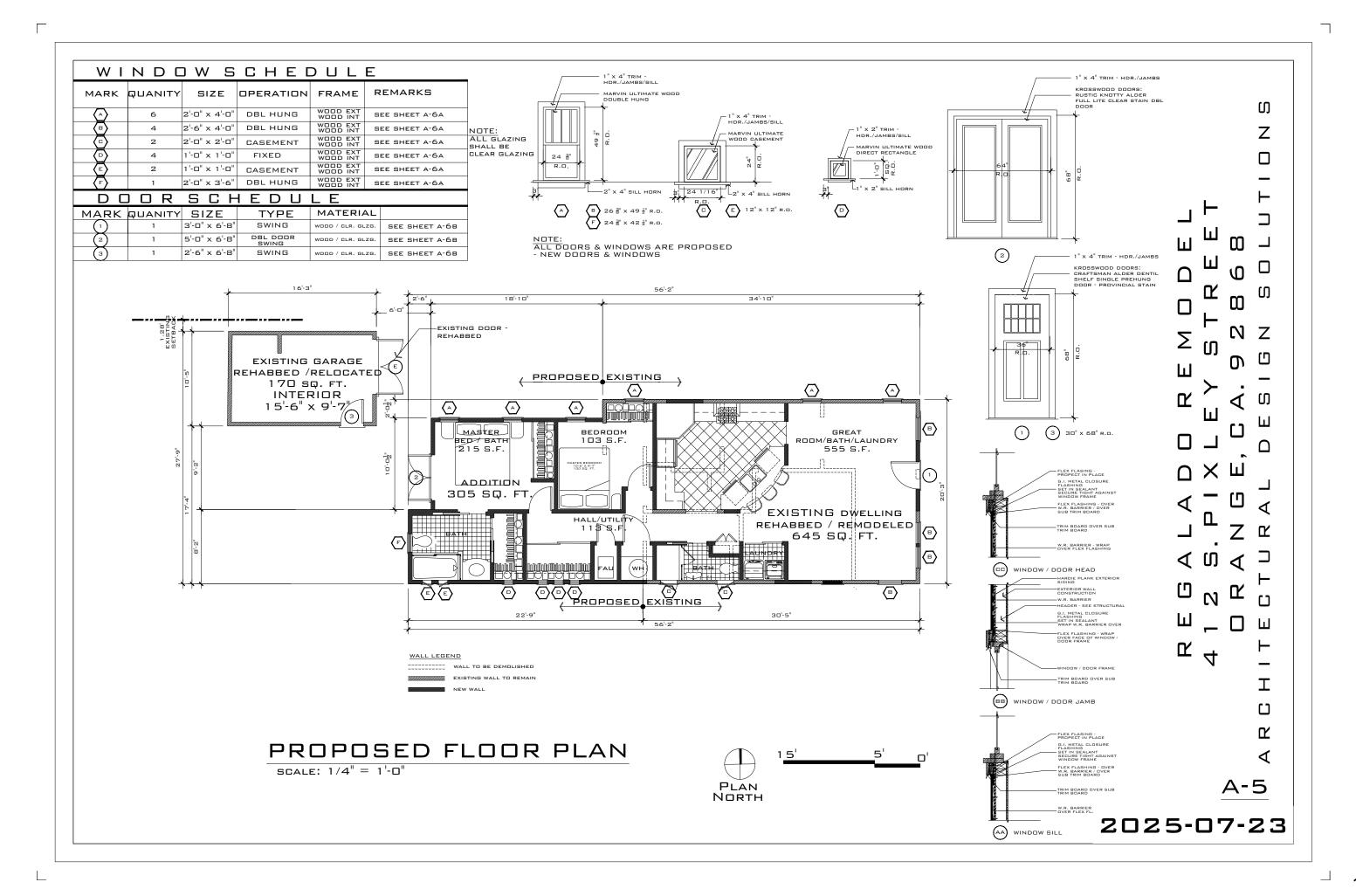
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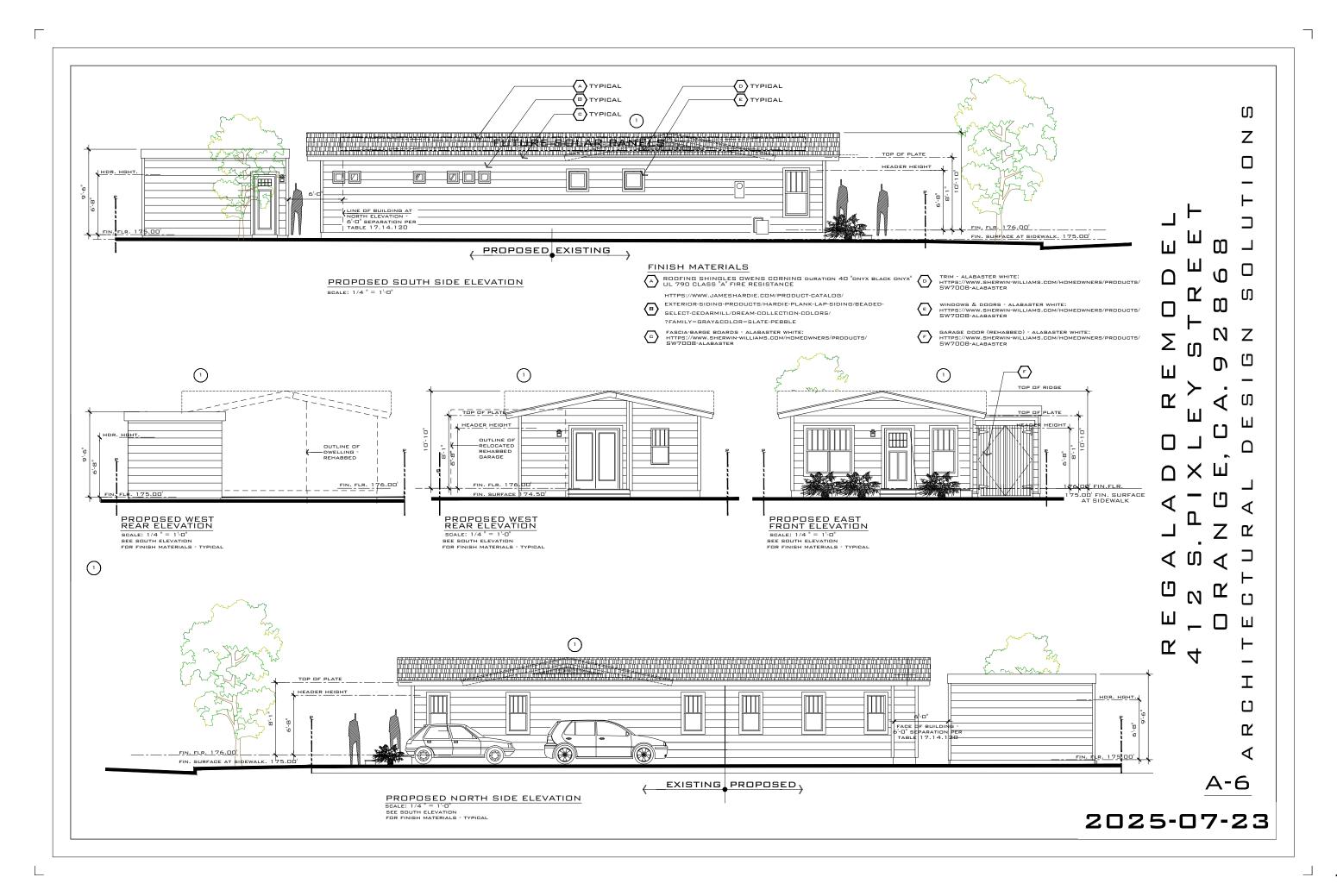
2025-07-23



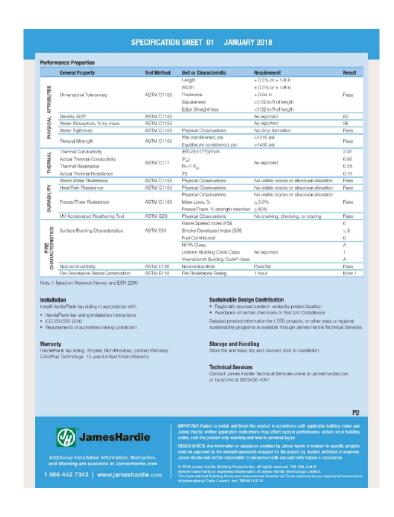


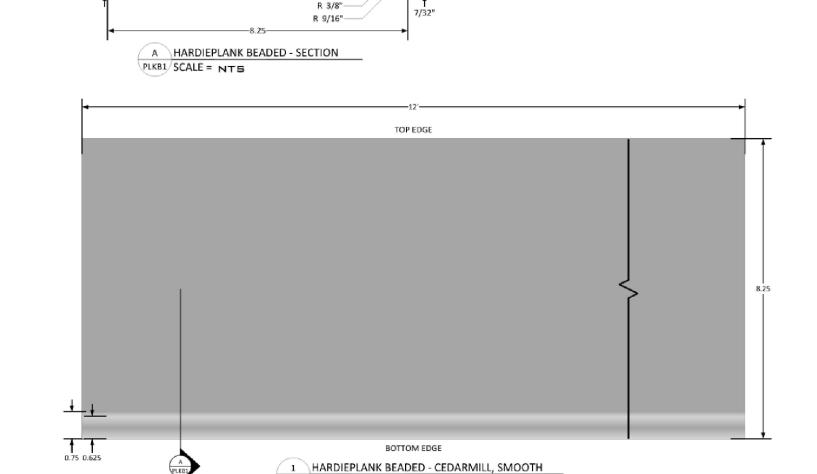














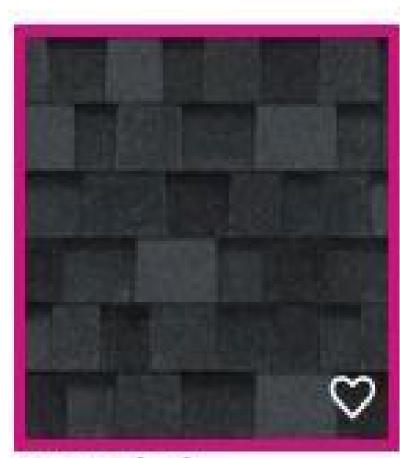
Slate Pebble

HTTPS://WWW.JAMESHARDIE.COM/PRODUCT-CATALOG/EXTERIOR-SIDING-PRODUCTS/ HARDIE-PLANK-LAP-SIDING/BEADED-SELECT-CEDARMILL/DREAM-COLLECTION-COLORS/ ?FAMILY=GRAY&COLOR=SLATE-PEBBLE

PROPOSED EXTERIOR FINISH MATERIALS

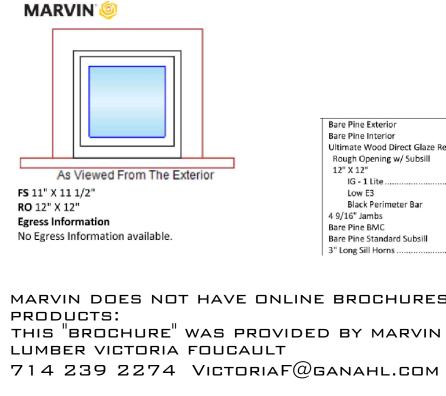
SW 7008 Alabaster

- FASCIA-BARGE BOARDS ALABASTER WHITE: HTTPS://WWW.SHERWIN-WILLIAMS.COM/HOMEOWNERS/PRODUCTS/ SW7008-ALABASTER
- TRIM ALABASTER WHITE: HTTPS://WWW.SHERWIN-WILLIAMS.COM/HOMEOWNERS/PRODUCTS/ SW7008-ALABASTER
- WINDOWS & DOORS ALABASTER WHITE: HTTPS://WWW.SHERWIN-WILLIAMS.COM/HOMEOWNERS/PRODUCTS/ SW7008-ALABASTER
- GARAGE DOOR (REHABBED) ALABASTER WHITE: HTTPS://WWW.SHERWIN-WILLIAMS.COM/HOMEOWNERS/PRODUCTS/ SW7008-ALABASTER



Onyx Black Black shingle with prominent dark gray and black granules

ROOFING SHINGLES OWENS CORNING DURATION 40 "ONYX BLACK ONYX"
UL 790 CLASS "A" FIRE RESISTANCE



Bare Pine Exterior Bare Pine Interior Ultimate Wood Direct Glaze Rectangle Rough Opening w/ Subsill IG - 1 Lite Black Perimeter Bar 4 9/16" Jambs Bare Pine BMC Bare Pine Standard Subsill 3" Long Sill Horns

Bare Pine Exterior

Bare Pine Interior

25" X 24 9/16" Frame Size w/ Subsill

24" X 24 1/16"

Rough Opening w/ Subsill

CN 2424

Ultimate Wood Casement - Right Hand ..

IG - 3/4" - 1 Lite ...

Low E3 w/Argon Black Perimeter Bar

Standard Bottom Rail

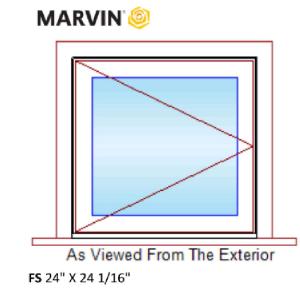
Beige Weather Strip

Ogee Interior Glazing Profile

MARVIN DOES NOT HAVE ONLINE BROCHURES FOR WOOD

THIS "BROCHURE" WAS PROVIDED BY MARVIN VIA GANAHL LUMBER VICTORIA FOUCAULT

HTTPS://WWW.MARVIN.COM/PRODUCTS/WINDOWS/PICTURE



Bare Pine Sash Exterior Bare Pine Sash Interior

RO 25" X 24 9/16" **Egress Information** Width: 16 57/64" Height: 18 1/64" Net Clear Opening: 2.11 SqFt

Satin Taupe Folding Handle Satin Taupe Multi - Point Lock Aluminum Screen Satin Taupe Surround **Bright View Mesh** 4 9/16" Jambs Bare Pine BMC Bare Pine Standard Subsill 3" Long Sill Horns

MARVIN DOES NOT HAVE ONLINE BROCHURES FOR WOOD

(B) THIS "BROCHURE" WAS PROVIDED BY MARVIN VIA GANAHL 714 239 2274 VICTORIAF@GANAHL.COM

HTTPS://WINDOWSOLUTIONSPLUS.COM/MARVIN-SIGNATURE-ULTIMATE-CASEMENT-PUSH-OUT-WINDOW/



Ultimate Wood Double Hung MARVIN Magnum Window

As Viewed From The Exterior FS 25 3/8" X 49" RO 26 3/8" X 49 1/2" **Egress Information** Width: 21 13/16" Height: 18 1/4" Net Clear Opening: 2.76 SqFt

HTTPS://WWW.MARVIN.COM/PRODUCTS/WINDOWS/DOUBLE-HUNG/ ULTIMATE-WOOD-DOUBLE-HUNG-MAGNUM-WINDOW

PROPOSED WINDOWS

2025-07-23

A-6A



HTTPS://WWW.HOMEDEPOT.COM/P/KROSSWOOD-DOORS-36-IN-X-96-IN-CRAFTSMAN-ALDER-LEF
T-HAND-6-LITE-CLEAR-PROVINCIAL-STAIN-WOOD-D-DENTIL-SHELF-SINGLE-PREHUNG-FRONT-DOOR-PHED-KA-550DS-30-80-134-LH-PR/309
338359?MERCH=REC--PIPSEM--314277
374--6--N/A--N/A--N/A--N/A--N/A#0VERLAY

1

36 in. x 96 in. Craftsman Alder Left Hand 6-Lite Clear Provincial Stain Wood/Dentil Shelf Single Prehung Front Door

... Vannessend Planes



HTTPS://www.doors.com/products/full-lite-kn
OTTY-ALDER-SOLID-CORE-DOUBLE-DOOR-1?VARIAN
T=48926348378393¤cy=USD&utm
MEDIUM=PRODUCT SYNC&UTM SOURCE=GOOGLE
&UTM CONTENT=SAG ORGANIC&UTM CAMPAIGN=
SAG ORGANIC&UTM TERM=&UTM CAMPAIGN=PER
FORMANCE+MAX-+ALL+PRODUCTS&UTM SOURCE
=ADWORDS&UTM MEDIUM=PPC&HSA ACC=6178
487494&HSA CAM=21734932468&HSA GRP
=&HSA AD=&HSA SRC=X&HSA TGT=&HSA KW=
&HSA MT=&HSA NET=ADWORDS&HSA VER=3&G
AD SOURCE=1&GCLID=EAIAIQOBCHMI4LUIOM
OVIQMVFQCTBH1MNY9NEAQYBIABEGLLVVD
BWE

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FULL LITE KNOTTY ALDER SOLID CORE DOUBLE DOOR



HTTPS://WWW.DISCOUNTDOORSANDMORE.COM/PR

DDUCT/8-LITE-OVER-2-PANEL-CRAFTSMAN-MAHO

GANY-EXTERIOR-SINGLE-DOOR-SLAB-HTC-50/

HTTPS://www.homedepot.com/pep/Krosswood-Doors-36-in-x-96-in-Craftsman-Alder-Left-Hand-6-Lite-Clear-Provincial-Stain-Wood-Dentil-Shelf-Single-Prehung-Front-Door-Phed-Ka-550DS-30-80-134-LH-PR/309338359?source=shoppingads&locale=en-US&pla&mtc=Shopping-CM-CML-GGL-D30-030_024_EXT_DOORS-NA-NA-NA-PMAX-5707976-NA-NA-NA-NBR-NA-NA-NEW-PL3_PMAX&cm_mmc=Shopping-CM-CM-CM-GGL-D30-030_024_EXT_DOORS-NA-NA-NA-PMAX-5707976-NA-NA-NA-NBR-NA-NA-NA-NEW-PL3_PMAX-20358532067--&GAD_source=1&GClid=EAIAIQobChMIKeiLiuvBiwMVWhBECBODCwL9EAQYASABEGLOi_D_BWE&GCLSRC=Aw.DS

HTTPS://WWW.HOMEDEPOT.COM/PEP/KROSSWOOD-DOORS-64-IN-X-80-IN-RUSTIC-KNOTTY-ALDER-CLEAR-FULL-LITE-CL EAR-STAIN-WOOD-RIGHT-ACTIVE-INSWING-DOUBLE-PREHUNG-FRONT-DOOR-PHED-KA-400-54-68-134-RA-CLEAR/309331423?G_STORE=&SOURCE=SHOPPINGADS&LOCALE=EN-US&PLA&MTC=SHOPPING-CM-CML-GGL-D30-030_024_EXT_DOORS-NA-NA-NA-PMAX-5707976-NA-NA-NBR-NA-NEW-PL3_PMAX&CM_MMC=SHOPING-CM-CML-GGL-D30-030_024_EXT_DOORS-NA-NA-NA-PMAX-5707976-NA-NA-NA-NBR-NA-NA-NEW-PL3_PMAX-20358532067--&GAD_SOURCE=1&GCLID=EAIAIQOBCHMIOJZMVEZBIWMVTR1ECB1KXC9SEAQYBYABEGLNAVD BWE&GCLSRC=AW.DS

HTTPS://PEASEDOORS.COM/PRODUCTS/36-MAHOGANY-ENTRY-DOOR-SLAB-CRAFTSMAN-8-LITE?CURRENCY=USD&VA
RIANT=39372391055469&UTM_SOURCE=GOOGLE&UTM_MEDIUM=CPC&UTM_CAMPAIGN=GOOGLE%20SHOPPIN
G&STKN=781EFDAF2E60&UTM_SOURCE=GOOGLE&UTM_MEDIUM=PAID&UTM_CAMPAIGN=21619049960&UTM_
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YASABEGKIMPD_BWE

A-6B

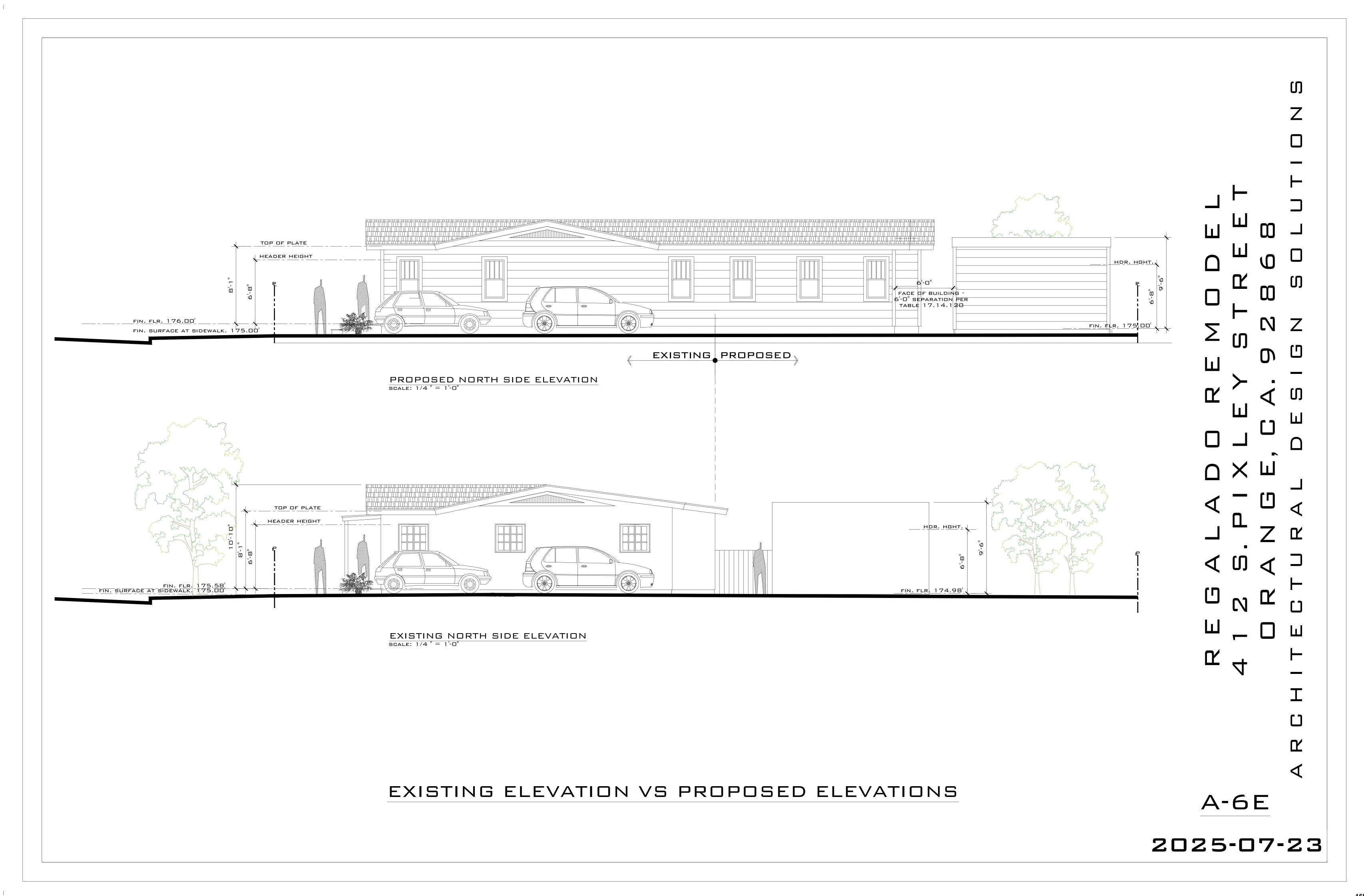
2025-07-23

(3

8-LITE OVER 2-PANEL CRAFTSMAN EXTERIOR SINGLE DOOR SLAB - HTC 50









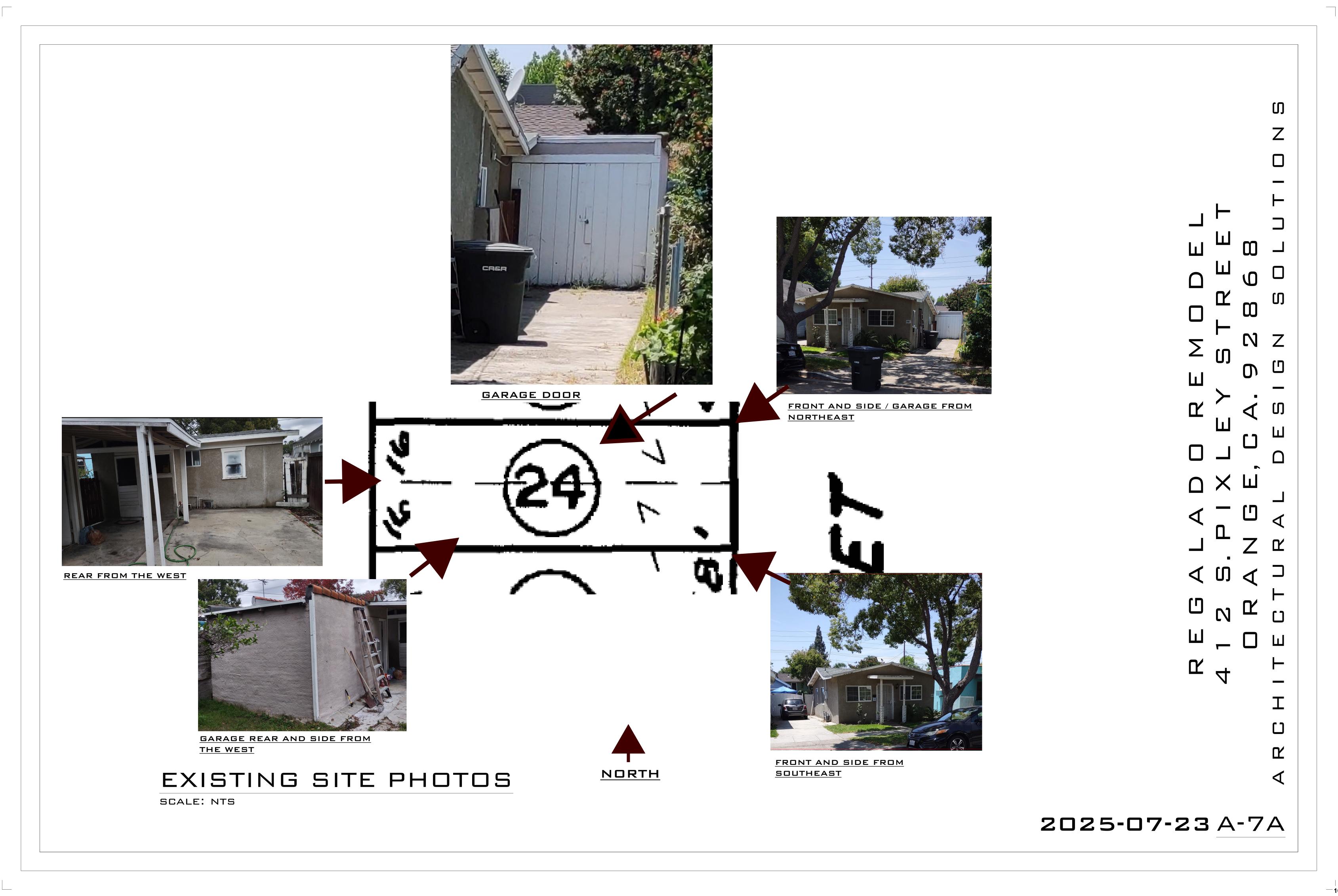
site area plan



EXISTING SITE PHOTOS

SCALE: NTS

2025-07-23 A-7





—16



Re:

412 S. Pixley St.

Regalado Residence

Design Review 5146

Plan Check comments #16 & #19

To whom it may concern:

The subject dwelling is 100+ years old. The living space is not livable by today's standards in its current size of 645 sf and configuration. Part of this proposal is to remodel / rehab the entire interior and add 340 sq. ft. of new construction for a total of 985 sq. ft. Thereby making the space a livable environment, more in line with today's standards.

There are five sub-standard / non-conforming R1-6 properties at the north corner of S. Pixley and W. Culver. The three lots on the west side of the street are all 2,880 SF. The two "lots" on the east side of the street are on the same parcel. Due being on the same parcel, there is a sq. ft. discrepancy between the parcel map (2,112 SF. Each) and the online property survey (2,069.1 SF.) = 86 SF. difference.

17.14.040 GENERAL PROVISIONS

These five non-conforming / sub-standard lots cannot comply with any of the provisions of Table 17.14.070.

Table 17.14.070

RESIDENTIAL DEVELOPMENT STANDARDS DISTRICT R1-6

| <i>ADDRESS</i> : | 404-416 | 407-411 |
|----------------------------|---------------------|-----------------|
| <u>REQUIREMENT</u> | <u>EXISTING</u> | EXISTING |
| <i>Lot area</i> 6,000 SF > | 2,880 | 2,112 SF |
| Lot Frontage 60 ft > | 32 ft | 48 ft |
| Lot Depth 100 ft > | 90 ft | 44 ft |
| Setbacks maintain existing | g historic preserva | tion guidelines |
| Height N/A | | |
| FAR (u) 60% | 41%-34% | 68% |
| Usable Open | | |
| Space Area 900 SF > . | 360 sf – 465 sf | 220sf – 390 sf |
| 404 360sf / 2880sf = | = 12.5% | |
| 412 465sf 2880sf = | = 16.7% PROP | OSED |
| 416 390sf / 2880sf = | = 13.5% | |
| 407 390sf / 2112sf = | = 18.4% | |
| 411 220sf / 2112sf = | = 10.4% | |
| | | |

The Variance request one;

Per section 17.10.040 Variances:

D. Variances Reviewed by Zoning Administrator. The Zoning Administrator shall have the authority to review the following applications for variances:

- 2. Waiver of the following building site requirements for buildings constructed on a single lot or for buildings constructed on separate parcels of land provided there are less than five lots or parcels:
- b. Building site area; (usable site area open space)
- c. Building site coverage;

As these five non-conforming / substandard lots cannot possibly comply with any other portion of Table 17.14.070 trying to comply with usable open area is also unrealistic. As the table requires the minimum lot area to have 900 SF of usable open space.

This is 15% of a 6,000 SF lot.

15% of the 2,880 sf lots is 432 SF.

The proposed Variance for the usable open space at 412 S. Pixley is 465 SF.

This exceeds the required percentage of lot for area of usable area when compared to a 6,000 SF lot.

See sheet S-3, Proposed Site / 100 FT. Radius.
412 S Pixley provides for the largest usable open space of five substandard lots.

The other four lots:

| Address | Usable Open Space |
|--------------|-------------------|
| 404 S Pixley | 360 SF |
| 416 S Pixley | 390 SF |
| 407 S Pixley | 390 SF |
| 411 S Pixley | 408 SF |

- E. Requirements for <u>Granting</u> of a Variance.
 - The following findings must be made by the responsible reviewing body in granting a variance pursuant to Section 65906 of the California Government Code:
- 1. That because of special circumstances applicable to subject property, including size, shape, topography, location or surroundings, the strict application of the zoning ordinance is found to deprive the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification; and
- 2. That the variance granted shall be subject to such conditions which will assure that the authorized adjustment shall not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zone in which subject property is located.

Strict Application of Table 17.14.070 of 900 sf usable open space would not allow 412 S Pixley to enjoy the buildable size of the dwelling unit in relation to the size of the lots that 404, 407, 411 and 416 S. Pixley enjoy, that are directly adjacent to and have the identical zone classification: and

The variance of 465 sf usable open space as opposed to 900 sf at 412 S Pixley will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and in

the identical zone classification in which subject property is located. In fact all the other lots adjacent to and in the vicinity enjoy the privilege of a smaller percentage of square feet of usable space for the lot area and the privilege of a larger percentage of square feet of dwelling unit of the lot area.

There by satisfying the requirements for Granting of the Variance per section 17.10.040 E. 1. & 2.

The Variance request Two;

Per section 17.10.040 Variances:

- D. Variances Reviewed by Zoning Administrator. The Zoning Administrator shall have the authority to review the following applications for variances:
 - 5. Waiver of parking lot dimensional standards;

17.34.060 REQUIRED NUMBER OF PARKING SPACES
These five non-conforming / sub-standard lots cannot comply with any
of the provisions of Table 17.34.060(A).

Table 17.34.060

REQUIRED NUMBER OF PARKING SPACES FOR

RESIDENTIAL USES

REQUIRED NUMBER OF SPACES

SINGLE FAMILY DWELLING

DISTRICT R1-6

ADDRESS: 404 412 416 407 411 <u>REQUIREMENT</u>

 $2 \ car \ garage$ $2 \ car \ 1 \ car \ 1 \ car \ no \ garage$ $12 \ ft. \times 20 \ ft.$ $no \ no \ no \ no$

None of the sub-standard lots that to adjacent to and have the identical zone classification as 412 S Pixley have this 12 ft \times 20 ft accessway.

The proposed Variance to extend 8 ft wide x 46 ft (368 sf) long driveway by 24'-8" (195 sf) for garage access way thereby creating a 563 sf garagae access way at 412 S. Pixley.

(>2x's 240 sf)

See sheet S-3, Proposed Site / 100 FT. Radius.

412 S Pixley 563 SF access way provides for the largest garage access way space of five sub-standard lots.

The other four lots:

| Address | Usable Open Space |
|--------------|-------------------|
| 404 S Pixley | 00 SF |
| 416 S Pixley | 372 SF |
| 407 S Pixley | 00 SF |
| 411 S Pixley | NO GARAGE |

- E. Requirements for <u>Granting</u> of a Variance.

 The following findings must be made by the responsible reviewing body in granting a variance pursuant to Section 65906 of the California Government Code:
- 1. That because of special circumstances applicable to subject property, including size, shape, topography, location or surroundings, the strict application of the zoning ordinance is found to deprive the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification; and
- 2. That the variance granted shall be subject to such conditions which will assure that the authorized adjustment shall not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zone in which subject property is located.

Strict Application of Table 17.34.06(A) of 12 ft x 20 ft long accessway space would not allow 412 S Pixley to enjoy the buildable size of the dwelling unit in relation to the size of the lots that 404, 407, 411 and 416 S. Pixley enjoy, that are directly adjacent to and have the identical zone classification: and

The variance the existing driveway extension as opposed a 12 ft x 20 ft access space at 412 S Pixley will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and identical zone classification in which

subject property is located. In fact all the other lots adjacent to and in the vicinity enjoy the privilege of a smaller percentage of square feet of garage access way – or have no garage - for the lot area and the privilege of a larger percentage of square feet of dwelling unit of the lot area.

There by satisfying the requirements for Granting of the Variance per section 17.10.040 D. 5.

Also of note:

All five of these sub-standard lots are of a size that would allow qualification of them under California Housing Opportunity and More Efficiency (HOME) Act, as it allows homeowners to build more housing on their properties.

All of these lots are located within 1/2 mile walking distance of either a high-quality transit corridor, a major transit stop, or within 1 block of a car share vehicle. No parking space shall be required for parcels within 1/2 mile walking distance of either a high-quality transit corridor, a major transit stop.

There are three transit stops with 0.3 mile of 412 S Pixley:

- La Veta-Parker ID 5474- 0.2 miles
- La Veta-Parker ID 5461-0.2 miles
- La Veta-La Veta Park ID 5462-0.3 miles

The prevailing pattern of open space in the front and side yards is being preserved.

The front street walkway, parkway and tree are being protected and preserved. The current driveway cut will also be protected and preserved.

The current driveway/ parking area is badly cracked and unsightly. The driveway needs to be removed and replaced in its current side yard location and extended to the relocated garage. The overall width will be maintained. The parking area will be expanded. The proposal is to enhance the driveway/ parking area with a center planting strip to be more environmentally friendly by reducing the square footage of non-pervious surfaces. The color and texture of the non-pervious surface will match the existing natural grey smooth concrete. The planting strip will match the existing front lawn grass. This proposed configuration will also maintain the streetscape pattern and allow for increased on site parking to relieve some street parking impact and be more environmentally friendly.

Thank you so much for your time and consideration of our proposal.

Mark S. Dwyer, Architect NCARB

Alonso Regalado, Qwner

