

Amy Ow

From: RNewman@ResolutionStrategiesInc.com
Sent: Monday, May 24, 2021 6:45 PM
To: Camille Leung
Cc: Jack Chamberlain; robertpellegrine@yahoo.com; Jonathan Tang; Larry Jacobson (laj@cohenandjacobson.com); Doug McBeth; noel@nexgenbuilders.com; Amanda Tse; Sherry Liu; Amy Ow; Paula Vraast-Thomsen; RNewman@ResolutionStrategiesInc.com; Taylor Peterson; Jessica Henderson-McBean; Mark Gross; Brian Wilkinson
Subject: Re: Grading for Ticonderoga Sidewalk
Attachments: Grading Permit Hard Card Template (8-11-2016).pdf

CAUTION: This email originated from outside of San Mateo County. Unless you recognize the sender's email address and know the content is safe, do not click links, open attachments or reply.

Thanks Camille

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Sent from my iPhone

On May 24, 2021, at 4:29 PM, Camille Leung <cleung@smcgov.org> wrote:

Hi Jack and Bob,

I received the architectural plans that I needed from Mark Gross' office and my Planning Comments have been fully addressed. Please see next steps below:

Here are next steps:

- Planning:
 - o Review Architectural Plans for Lots 5-8 - DONE
 - o County to make decision on Minor Modification – Comment period ends 6/17
 - o Applicant to complete Grading Permit Hard Card (attached) with dates for grading operation/stabilization/landscaping

- Applicant to deposit \$20,000 for County Mitigation Monitoring (\$10,000 overdue for monitoring for Lots 9-11)
- Geo to Sign off review
- Pay Sewer Fees
- Once all agencies sign off:
 - County to collate plans
 - Camille to send out Construction Notice to neighbors within 200 feet of Lots 5-8
 - Camille to send out Civil Plans for installation of Erosion Control Measures by Applicant
 - Applicant must Pass inspection for EC Measures and send Bio Surveys to County
 - County's mitigation monitor to inspect and review surveys
- County to issue BLD Permit with Hard Card and County's Grading and Construction Requirements, Applicant to pick up Job Copy and Permit

Requirements for Final of Lots 5-8:

Requirements of Final – All Lots:

1. GEO: Section II for Grading final
2. Landscaping/Planting photos
3. Stabilized slopes
4. Colors and Materials verification – All Lots. Lots 6-8: Owner to provide color rendering to Project Planner for compliance with approved shades of “browns, greens, and rusts” prior to color application onto building.
5. Bioretention planters to be light green or beige to match natural landscape
6. GEO FINAL: Condition No. 36 – NOTE: This condition requires “as-builts subdrain system alignments for the underlying stabilization buttress on the house foundation plans”. Added as Requirement of Final
7. O&M Agreements
 - a. All Lots
 - b. Shared planter for Lots 7 and 8 on Lot 8
8. Agreement for Maintenance of Off-site improvement in right of way
9. Deed restrictions for Lots 5- 8
 - a. Condition 4u, 9, 34, 39,
10. WELO (All lots)
 - a. Needs Soils Fertility Analysis. --- 5/14/21: 4LEAF says Ok to defer until after massive grading - this needs to be collected prior to landscaping – Added to Final
 - b. Landscape Certification Form
 - c. Certification of Completion Form
11. Lighting: fixtures specs to be submitted to Project Planner prior to installation; earth-toned lighting; Lot 8: no light can be cast into open space easement

From: Camille Leung

Sent: Wednesday, May 19, 2021 12:26 PM

To: Jack Chamberlain <jtuttlec@aol.com>; robertpellegrine@yahoo.com; Doug McBeth <doug@markgrossinc.com>

Cc: Jonathan Tang <jtang@bkf.com>; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>; 'noel@nexgenbuilders.com' <noel@nexgenbuilders.com>; Amanda Tse <atse@smcgov.org>; Sherry Liu <xliu@smcgov.org>; Amy Ow <aow@smcgov.org>; Paula Vraast-Thomsen <pthomsen@smcgov.org>; RNewman@ResolutionStrategiesInc.com; Taylor Peterson

<tpeterson@migcom.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>

Subject: RE: Grading for Ticonderoga Sidewalk

Hi Jack, Bob, and Doug,

I updated the Planning Comment letter (attached) to reflect the resubmittals made since my last review. I am missing the Architectural Resubmittal made on 5/31/18 (RESUBMITTAL # 7 - pvt - 05/31/2018 Response to PLANNING comments - Revised sheets A5, 5-1, 5-2, 5-7, 5-8). Doug, please send me these plans electronically.

Here are next steps:

- Planning:
 - o Review Architectural Plans for Lots 5-8
 - o County to make decision on Minor Modification
 - o Applicant to complete Grading Permit Hard Card (attached) with dates for grading operation/stabilization/landscaping
 - o Applicant to deposit \$20,000 for County Mitigation Monitoring (\$10,000 overdue for monitoring for Lots 9-11)
- Geo to Sign off review
- Pay Sewer Fees
- Once all agencies sign off:
 - o County to collate plans
 - o Camille to send out Construction Notice to neighbors within 200 feet of Lots 5-8
 - o Camille to send out Civil Plans for installation of Erosion Control Measures by Applicant
 - o Applicant must Pass inspection for EC Measures and send Bio Surveys to County
 - County's mitigation monitor to inspect and review surveys
- County to issue BLD Permit with Hard Card and County's Grading and Construction Requirements, Applicant to pick up Job Copy and Permit

Thanks

From: Camille Leung

Sent: Friday, May 14, 2021 2:40 PM

To: Jack Chamberlain <jtuttlec@aol.com>; robertpellegrine@yahoo.com

Cc: Jonathan Tang <jtang@bkf.com>; 'Larry Jacobson (laj@cohenandjacobson.com)'

<laj@cohenandjacobson.com>; 'noel@nexgenbuilders.com' <noel@nexgenbuilders.com>; Benjamin Vazquez <bvazquez@smcgov.org>; Sherry Liu <xliu@smcgov.org>; Amy Ow <aow@smcgov.org>; Paula Vraast-Thomsen <pthomsen@smcgov.org>; RNewman@ResolutionStrategiesInc.com

Subject: RE: Grading for Ticonderoga Sidewalk

Hi Jack and Bob,

I wanted to provide you the status of Building Permits Lots 5-8 (BLD2016-00161 to -00164). The last resubmittal made to the cases was in Sept 2018, where the Department still relied upon hard copy plans. Now that the grading issue is being resolved, I will need to go into the office next week to plan check the last few submittals. I'll give you an update early next week on what Planning still needs.

Other Agency sign-offs that are pending include:

- Sewer: Please pay fees (please contact Ben Vazquez (copied here) for more information
- Geo: Review is pending. You should receive comments from Sherry shortly.

Thanks

From: RNewman@ResolutionStrategiesInc.com <rnewman@resolutionstrategiesinc.com>
Sent: Friday, May 14, 2021 12:51 PM
To: Camille Leung <cleung@smcgov.org>; Jonathan Tang <jtang@bkf.com>;
RNewman@ResolutionStrategiesInc.com; Jack Chamberlain <jtuttlec@aol.com>; 'Larry Jacobson
(laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Subject: RE: Grading for Ticonderoga Sidewalk

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Hi Camille,

Glad you got what you needed from Jonathan. I think we are near the end of the comment period if memory and my calendar are correct.

Thanks for staying on top of this.

Rich

From: Camille Leung <cleung@smcgov.org>
Sent: Friday, May 14, 2021 12:45 PM
To: Jonathan Tang <jtang@bkf.com>; RNewman@ResolutionStrategiesInc.com; Jack Chamberlain <jtuttlec@aol.com>; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Subject: RE: Grading for Ticonderoga Sidewalk

Thank you! I will post today at:

<https://planning.smcgov.org/documents/highland-estates-eir-addendum>

From: Jonathan Tang <jtang@BKF.com>
Sent: Friday, May 14, 2021 12:11 PM
To: Camille Leung <cleung@smcgov.org>; RNewman@ResolutionStrategiesInc.com; Jack Chamberlain <jtuttlec@aol.com>; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Subject: RE: Grading for Ticonderoga Sidewalk

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Hi Camille,

Jack is ok with this, please see attached.

Thanks,

JONATHAN TANG, PE
Senior Project Manager

From: Camille Leung <cleung@smcgov.org>
Sent: Friday, May 14, 2021 12:09 PM
To: RNewman@ResolutionStrategiesInc.com; Jack Chamberlain <jtuttlec@aol.com>; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Cc: Jonathan Tang <jtang@BKF.com>
Subject: {*Ex} RE: Grading for Ticonderoga Sidewalk

Ok I haven't heard from him.... Please hunt for him if you can. I would like to hear back soon, so we can post today. I'll find out the latest time we can post today

From: RNewman@ResolutionStrategiesInc.com <rnewman@resolutionstrategiesinc.com>
Sent: Friday, May 14, 2021 11:06 AM
To: Camille Leung <cleung@smcgov.org>; Jack Chamberlain <jtuttlec@aol.com>; RNewman@ResolutionStrategiesInc.com; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Cc: Jonathan Tang <jtang@bkf.com>
Subject: RE: Grading for Ticonderoga Sidewalk

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Camille,

Can you let me know if you hear from Jack. I would imagine this will be fine, but if you don't hear, I will go on the hunt for him.

Thanks,
Rich

From: Camille Leung <cleung@smcgov.org>
Sent: Friday, May 14, 2021 10:41 AM
To: Jack Chamberlain <jtuttlec@aol.com>; RNewman@ResolutionStrategiesInc.com; 'Larry Jacobson (laj@cohenandjacobson.com)' <laj@cohenandjacobson.com>
Cc: Jonathan Tang <jtang@bkf.com>
Subject: FW: Grading for Ticonderoga Sidewalk
Importance: High

Hi Jack,

Please confirm if its ok to release the civil plans associated with Lots 5-8 as soon as possible. We need to post the Admin Record prior to the end of the comment period on the Minor Modification on Monday. If plans are not made available electronically, it will take longer for members of the public to review plans (need appointment with staff) and be able to comment.

Thanks

From: Jonathan Tang <jtang@BKF.com>
Sent: Thursday, May 13, 2021 4:50 PM
To: Camille Leung <cleung@smcgov.org>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: RE: Grading for Ticonderoga Sidewalk

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Hi Camille, this is ok with me.

Jack, is this ok with you?

JONATHAN TANG, PE

Senior Project Manager

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d 650.482.6306 m 650.350.9339 jtang@bkf.com BKF.com

From: Camille Leung <cleung@smcgov.org>
Sent: Thursday, May 13, 2021 10:20 AM
To: Jonathan Tang <jtang@BKF.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: {*Ex} RE: Grading for Ticonderoga Sidewalk

Hi Jonathan,

Can I share the civil plans submitted under the BLD permits online? These plans are part of the Administrative Record of the EIR Addendum (which was necessary for to process a permit modification for the additional grading on Lots 5-8).

Thanks!

From: Jonathan Tang <jtang@BKF.com>
Sent: Wednesday, March 17, 2021 6:50 PM
To: Camille Leung <cleung@smcgov.org>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: RE: Grading for Ticonderoga Sidewalk

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Hi Camille,

Approximately 300 CY of the cut volume on lots 5-8 is attributed to the sidewalk.

The proposed sidewalk and roadway curb at Ticonderoga Drive in front of lots 7 and 8 were required to shift as part of the County Sanitation District's requirement for the existing sanitary sewer main trench limits to be within the roadway, and not under the proposed sidewalk. Please see attached exhibit. The offsite plans were revised to incorporate moving the Ticonderoga Drive curb and sidewalk further into the existing slope and outside the existing sewer main trench limits, which resulted in the retaining wall at the back of sidewalk with associated additional cut of approximately 300 CY. This revisions was coordinated and approved with the County Sanitation District and DPW.

Please let me know if there are any other questions.

Thanks,

JONATHAN TANG, PE

Senior Project Manager

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255 Shoreline Drive, Suite 200, Redwood City, CA 94065
d 650.482.6306 m 650.350.9339 jtang@bkf.com BKF.com

From: Camille Leung <cleung@smcgov.org>
Sent: Tuesday, March 16, 2021 12:32 PM
To: Jonathan Tang <jtang@BKF.com>; Roland Haga <RHAGA@BKF.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: {*Ex} RE: Grading for Ticonderoga Sidewalk

Hi Jonathan,

Of the proposed grading volumes for Lots 5-8, how much cut and fill can be attributed to the widened sidewalk? Can you briefly describe the sidewalk widening issue?

Thanks!

From: Jonathan Tang <jtang@BKF.com>
Sent: Tuesday, March 16, 2021 12:27 PM
To: Camille Leung <cleung@smcgov.org>; Roland Haga <RHAGA@BKF.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: RE: Grading for Ticonderoga Sidewalk

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Hi Camille,

Yes, there was additional grading needed to accommodate the widened sidewalk along Ticonderoga per DPW's request. The grading associated with the widened sidewalk is included in the revised grading amounts for Lots 5-8.

JONATHAN TANG, PE

Senior Project Manager

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d 650.482.6306 m 650.350.9339 jtang@bkf.com BKF.com

From: Camille Leung <cleung@smcgov.org>
Sent: Monday, March 15, 2021 5:35 PM
To: Roland Haga <RHAGA@BKF.com>; Jonathan Tang <jtang@BKF.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Amy Ow <aow@smcgov.org>; Melissa Andrikopoulos <mandrikopoulos@smcgov.org>
Subject: {*Ex} Grading for Ticonderoga Sidewalk

Hi Roland and Jonathan,

Was there additional grading needed to provide a larger sidewalk (or something to that effect) along Ticonderoga for DPW? Is this grading included in the revised grading amounts for Lots 5-8?

As I am reviewing the Draft Addendum now, just wanted to make sure we include all the changes to grading.

Thanks

Camille

We all need to do our part to reduce the spread of COVID-19 in our communities. Our top priority at BKF is the health and safety of our staff. Our robust remote infrastructure allows us to keep our projects moving forward and to continue being responsive to our work, our deadlines, and our clients. We remain available to you via email, phone, and virtual meetings during our normal business hours.

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