

August 4, 2020  
Engineering

**TITLE: ACCEPT PUBLIC IMPROVEMENTS BY SURF THRU CAR WASH  
LOCATED AT 3598 STANLEY BOULEVARD**

**SUMMARY**

Planning Applications P17-0278 and P17-0280 were approved in February 2018. The applications allowed for the construction and operation of a semi-automated car wash, and related site improvements, at 3598 Stanley Boulevard at the corner of Wyoming Street (see Attachments 1 and 2). The public improvements on the streets around the car wash which were required by the conditions of approval are now complete and ready for acceptance and maintenance by the City. The required privately maintained stormwater quality improvements, and the associated Operation and Maintenance Agreement, which will be recorded with the County of Alameda, are also complete.

**RECOMMENDATION**

1. Accept the public improvements constructed by Surf Thru Car Wash at 3598 Stanley Boulevard for normal maintenance.
2. Authorize the City Clerk to file a Notice of Completion.

**FINANCIAL STATEMENT**

There will be a minimal increase to city expenses for maintenance of the public improvements constructed by this development. Tax revenue and utility fees generally cover the increased cost to provide services and maintain the infrastructure.

## BACKGROUND

On February 14, 2018, the Planning Commission approved Planning Applications P17-0278 (Design Review) and P17-0280 (Conditional Use Permit) to construct and operate a semi-automated car wash, and related site improvements, at 3598 Stanley Boulevard. The Planning Commission approvals were not appealed. On March 6, 2018, the approvals became effective.

## DISCUSSION

The following public improvements were required by the conditions of approval to be completed with this project:

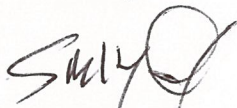
- ADA-compliant sidewalk connection between Stanley Boulevard and Wyoming Street
- ADA-compliant driveway from Wyoming Street to the project site
- Slurry seal on Wyoming Street
- The installation of water service laterals for fire, domestic supply, and irrigation supply with appropriate backflow prevention devices. All laterals up to the backflow prevention devices are public.

The following private improvements were also required with the project, with maintenance in perpetuity by the property owner:

- Stormwater treatment facilities, including two bioretention areas
- On-site landscaping


All improvements have been completed to the satisfaction of the City Engineer. The Operation and Maintenance Agreement associated with the privately maintained stormwater quality improvements is ready to be filed with the County Recorder's Office.

Submitted by:



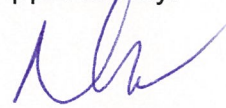
Stephen Kirkpatrick  
Director of Engineering

Fiscal Review:



Tina Olson  
Director of Finance

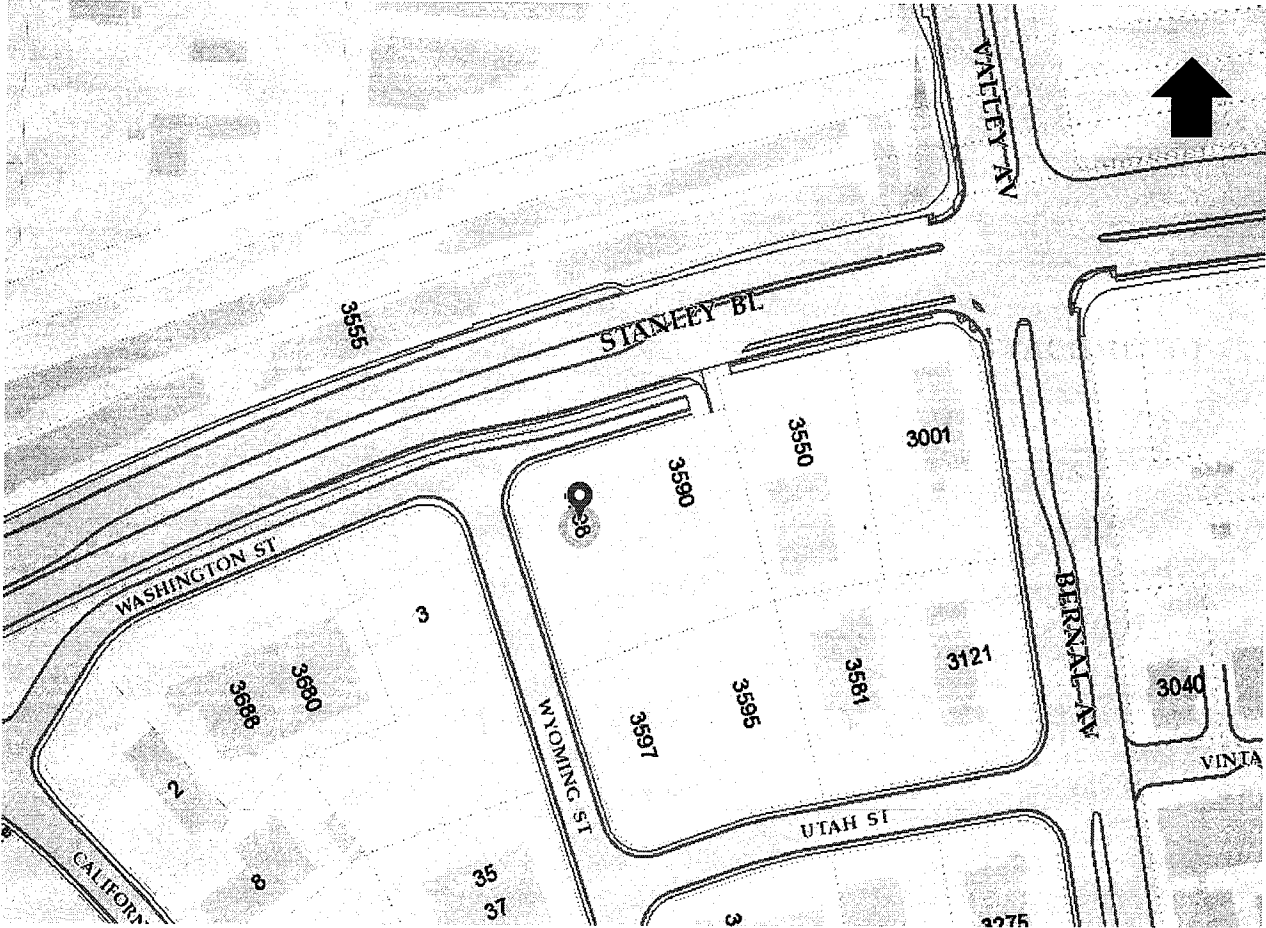
Approved by:



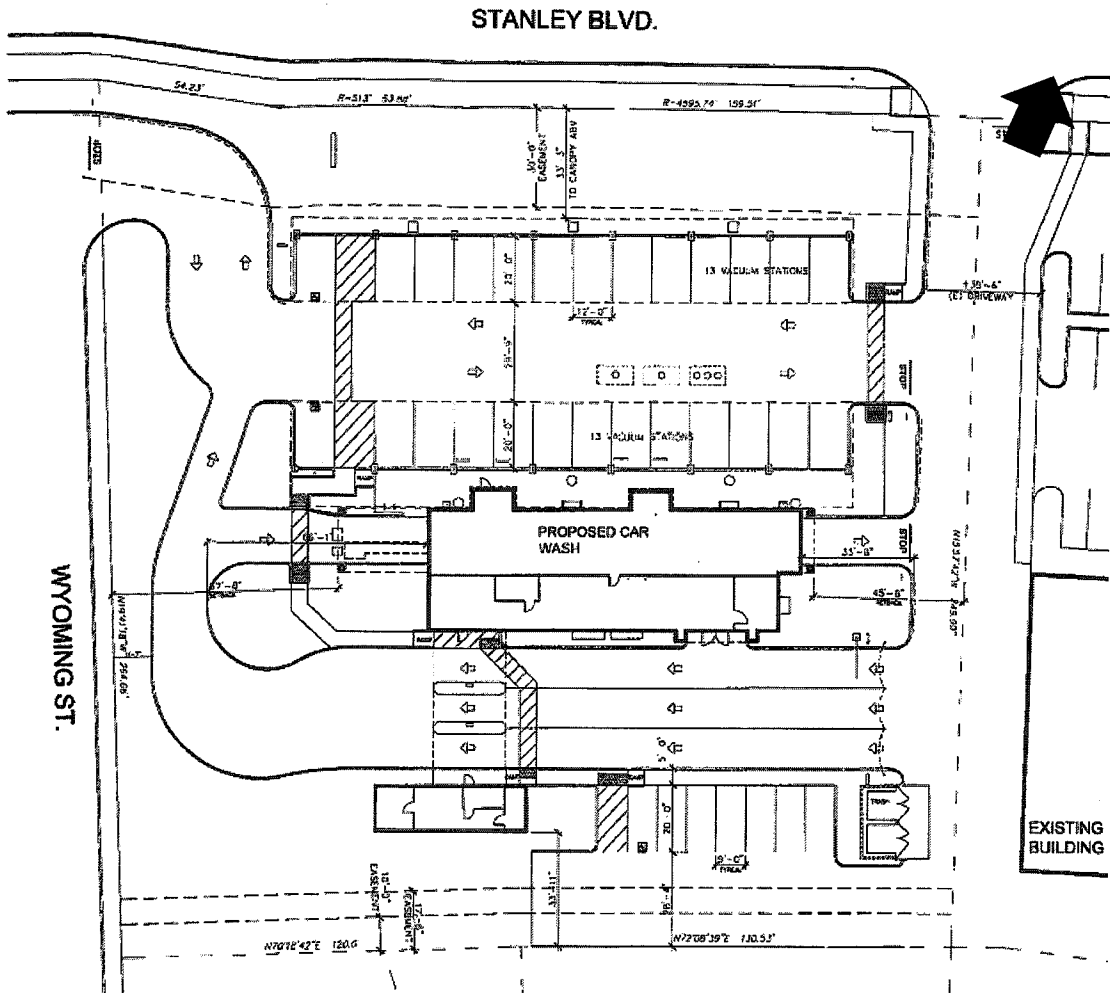
Nelson Fialho  
City Manager

Attachments:

1. Vicinity Map
2. Site Map



**VICINITY MAP**  
**SURF THRU CAR WASH**  
NOT TO SCALE



**SITE MAP**  
**SURF THRU CAR WASH**  
NOT TO SCALE