



October 21, 2020

Tom Kirk, Executive Director  
Coachella Valley Association of Governments  
73-710 Fred Waring Drive, Ste. 200  
Palm Desert, CA 92260

Subject: Request for a Reimbursement Agreement Between CVAG and the City of Coachella to Improve Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street

Dear Mr. Kirk:

The City of Coachella would like to respectfully request that the Coachella Valley Association of Governments (CVAG) prepare a Reimbursement Agreement between CVAG and the City of Coachella to improve Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street. This project is consistent with the City's General Plan, Circulation Element and the current 2016 RTP/SCS Plan. This project is listed on the 2016 Active Transportation Plan list of projects (project number H11131) and this project is located on the critical Grapefruit Boulevard corridor which contains three segments and two top 10 projects listed in CVAG's Transportation Project Prioritization Study (TPPS) 2016. The 2016 TPPS lists the three projects on the Grapefruit corridor as: GRPF1 (B-409) ranked #10, GRPF2 (B-410) ranked #87 and GRPF3 (B-349) ranked #10. This project shall complete the critical GRPF2 segment of the Grapefruit Boulevard corridor, filling in the missing link between sections 1 and 3 and paving the way for the completion of the adjacent top 10 projects.

Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street is currently a 2 lane road with a painted two-way center turn lane. This section of roadway has 16 driveways, 10 street intersections and zero traffic signals. The frequent turning movements in this area result in traffic congestion, vehicle accidents and unsafe conditions for both pedestrians and bicycles. In October of 2018, the City was successfully awarded an urban greening grant from the California Natural Resource Agency (CNRA) in the amount of \$3,189,153. This grant provides landscaping and alternative transportation funding to reduce greenhouse gas emissions and will provide funding for bicycle lanes, sidewalks, ADA improvements, landscaping, irrigation and lighting to improve the shade, function and pedestrian access to the Pueblo Viejo Historic Downtown area of Coachella. These grant funds must be fully utilized by May 1<sup>st</sup>, 2021.

In order to maximize the benefit and functionality of this important Urban Greening Grant, the City of Coachella and our design Engineering firm included significant transportation corridor improvements to the overall project to comply with the General Plan and Circulation Element. These improvements include: widening the street from 3 lanes to 5 lanes, installing raised center medians to reduce left hand turn movements, providing storm water management bio-swales, providing a Class I bike lane and associated street signage and striping. These added

transportation corridor improvements allow the project to comply with the active transportation and vehicular transportation goals set forth in both the 2016 ATP and 2016 TPPS.

Additionally, the City of Coachella has procured grant funds from the California Department of Housing and Community Development in the amount of \$250,000 for traffic signal improvements at the intersection of 6<sup>th</sup> street and Grapefruit Boulevard. Completion of this current project will facilitate the future utilization of these funds by completing the necessary widening of the corridor prior to the installation of the traffic signal.

To date, the City has already completed all environmental clearances and design drawings and will be ready to break ground on the project within weeks of authorization of this reimbursement agreement. On September 3, 2020, the City published a Notice Inviting Bids. on October 7, 2020, the City opened the bids and the apparent lowest responsive bidder at the bid opening was C. S. Legacy for a total construction cost of **\$ 4,258,602**. Total project costs including: construction, engineering, construction management and contingencies are **\$5,024,462**. The City is seeking to award the project to the lowest responsive bidder at our November 18<sup>th</sup> City Council meeting contingent upon the authorization of this reimbursement agreement at the following CVAG Executive Committee meeting.

Construction management, contingencies and engineering and soils are proportioned 60% towards Urban Greening Elements (CNRA) and 40% towards Transportation Corridor Elements. As shown in the table below, the total amount of funding required is in the amount of **\$5,024,462**. The total cost of Urban Greening elements is **\$2,881,793**, and the total cost of transportation corridor elements is **\$2,142,669**.

<b>Total project Cost = \$5,024,462</b>				
		CNRA	CVAG (75%)	CITY (25%)
Urban Greening Elements	<b>\$2,881,793</b>	<b>\$2,881,793</b>		
Transportation Corridor Elements	<b>\$2,142,669</b>	<b>\$307,360</b>	<b>\$1,376,482</b>	<b>\$458,827</b>
Totals:	<b>\$5,024,462</b>	<b>\$3,189,153</b>	<b>\$1,376,482</b>	<b>\$458,827</b>

The **\$2,142,669** transportation corridor element costs will be split with CNRA contributing the remainder of their grant funds, **\$307,360**, and the remaining balance, **\$1,835,309** being split 75% towards CVAG (**\$1,376,482**) and 25% towards the City (**\$458,827**).

With your support, the City will strive to deliver this project expeditiously for our region. We greatly appreciate your consideration.

Sincerely,



Steven Hernandez  
 Mayor

Attachments: Site Map

## **ITEM 6B**

Coachella Valley Association of Governments  
Transportation Committee  
November 2, 2020



### **Staff Report**

**Subject:** Reimbursement Agreement with the City of Coachella for Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street

**Contact:** Martin Magaña, Director of Transportation ([mmagana@cvag.org](mailto:mmagana@cvag.org))

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**Recommendation:** Authorize the Executive Director to execute a Reimbursement Agreement with the City of Coachella in an amount not-to-exceed \$1,376,482 in regional funds for transportation improvements to Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street

**Background:** In October 2018, the City of Coachella was awarded an Urban Greening grant from the California Natural Resource Agency (CNRA) in the amount of \$3,189,153 for improvements to Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street. This roadway segment is currently a two-lane road with a painted, two-way center turn lane. It has 16 driveways, 10 intersections and zero traffic signals. Frequent turning movements in this area result in traffic congestion, vehicle accidents and unsafe conditions for both pedestrians and bicycles.

The Urban Greening grant will fund landscaping, irrigation, and alternative transportation elements to reduce greenhouse gas emissions. In addition, it will fund improvements for bicycle lanes, sidewalks, ADA improvements, lighting and enhance functional safety for bicyclists and pedestrian access to the Pueblo Viejo Historic Downtown area of Coachella.

Additionally, the City has procured grant funds from the California Department of Housing and Community Development in the amount of \$250,000 for traffic signal improvements at the intersection of Grapefruit Boulevard and 6<sup>th</sup> Street. Completion of this current project will facilitate the future utilization of these funds by completing the necessary widening of the corridor prior to the installation of the traffic signal.

To maximize the benefit of these funding opportunities, the City is requesting funding for transportation improvements to Grapefruit Boulevard between Leoco Lane and 9<sup>th</sup> Street. The project includes significant transportation improvements including widening Grapefruit Boulevard from two lanes to four lanes, installing raised center medians to reduce left hand turn movements, providing stormwater management bio-swales. It also will provide a Class I bike lane and associated street signage and striping.

These bike-and-pedestrian improvements are identified in the 2016 Active Transportation Plan (ATP), which CVAG completed as part of the Transportation Project Prioritization Study (TPPS). The limits of this ATP segment are from Avenue 48/Dillon Road to the north and Avenue 54 to the south.

In addition, there are three regional roadway segments in the 2016 TPPS within the ATP segment and include the following with rankings and points from the TPPS:

1. Grapefruit Boulevard between Avenue 50 and Avenue 52, which ranks 87 with 9 points;
2. Grapefruit Boulevard. between Avenue 50 and Avenue 48/Dillon Road, which ranks 10 with 13 points;
3. Grapefruit Boulevard. between Avenue 52 and Avenue 54, which ranks 10 with 13 points.

The segment of Grapefruit Boulevard between Avenue 50 and Avenue 52 does not rank with the top ten percent. CVAG staff reviewed the Level of Service (LOS) for each segment to determine why this segment ranked lower than the adjacent two segments. LOS is a qualitative measure describing traffic operational conditions and is used to define the level of service on a particular roadway segment, with LOS A having free flowing, light volumes of traffic and LOS F having the most congested volumes of traffic.

All of the three segments are currently two lanes, with the TPPS showing build-out at six lanes. Coachella's General Plan shows Grapefruit Boulevard. between Avenue 50 and Avenue 52 as a major arterial with six lanes. Projected volumes on the segments of Grapefruit Boulevard from Avenue 50 to Avenue 52 and from Avenue 52 to Avenue 54 are very similar. Grapefruit Boulevard between Avenue 50 and Avenue 52 has an LOS of A, while the segments north and south have an LOS of F. It does not make sense that simply crossing Avenue 52 would change the LOS from A to F, and likewise that crossing over Ave. 50 would change LOS from F to A. This appears to be an error. At this point it is not possible to determine adjustments that might have been made to the modeling when the TPPS was prepared five years ago. Notably, the 2010 TPPS scored Grapefruit Boulevard between Avenue 50 and Avenue 52 above the other two segments. This would have been the case today, had Grapefruit Boulevard between Avenue 50 and Avenue 52 received the same LOS score as the other two.

It is typical to look at the TPPS not only in terms of segment score, but corridor, sub-corridor or "buildable project" averages of segment scores. Even with the apparent error on the LOS for Grapefruit Boulevard between Avenue 50 and Avenue 52, the stretch of Grapefruit Boulevard from Avenue 48 to Avenue 54 would show a weighted average of a top ten percent project.

Upon Assuming the City of Coachella does not plan on amending its Circulation Element of the General Plan in the near future, CVAG staff recommends that the reimbursement agreement acknowledge that completion of this project in the TPPS will improve Grapefruit to its 2040 build-out condition.

With approval, CVAG will include a statement in the reimbursement agreement that the City acknowledges that this segment of Grapefruit Boulevard is fulfilled for purposes of the 2016 Regional Arterial Cost Estimate (RACE)/TPPS and any future RACE or TPPS updates.

**Fiscal Impact:** The total estimated cost of construction of the entire project is \$5,024,462 including, construction, engineering, construction management and contingencies. The City has completed all environmental clearances and design drawings and has bid the project. The City is seeking to award a construction contract to the lowest responsive bidder at the City Council's November 18 meeting, contingent upon approval of the reimbursement agreement by the CVAG Executive Committee.

Regional funds can only be used for transportation corridor elements of the project.

CVAG policy is that any outside money for a transportation project be taken off the top before the 75 percent/ 25 percent split is calculated. The total project cost is \$5,024,462. The Urban Greening portion of the project cost is \$2,881,793. Applying 100% of the \$3,189,153 of the grant

received to the urban greening portion leaves a balance of \$307,360 to be applied toward the transportation elements of the project.

The remaining balance for transportation to be split 75/25 leaves \$230,520 to be subtracted from the City's request of \$1,607,002 from CVAG. Therefore, CVAG's share would be \$1,376,482. There are sufficient transportation funds available to cover this amount. CVAG staff will ensure that only transportation corridor elements are funded with regional funds.

**Attachments:**

1. Location exhibit
2. City of Coachella funding request letter

# SITE MAP

## Grapefruit Boulevard Urban Greening & Connectivity Project Between Leoco Lane and 9th Street

