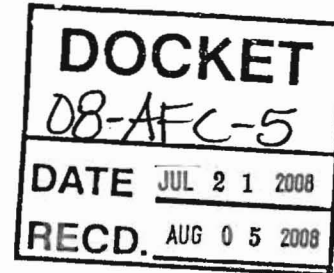




County of Imperial

Building Roads into the Next Century

PUBLIC WORKS DEPARTMENT



July 21, 2008

Mr. Jurg Heuberger, Director
Planning & Development Services Department
801 Main Street
El Centro, CA 92243

Attention: Darrell Gardner, Assistant Director

SUBJECT: Pre-Application Meeting for the proposed Sterling Energy Systems Facility

Dear Mr. Heuberger:

This letter is in response to your letter and copy of pre-application package received on July 3, 2008 for the above-mentioned project. The project consists of construction and operation of Solar Power electric generating facility. The project will be constructed on an approximate 6,500-acre site located 14 mile west of El Centro and approximately 4 miles east of Ocotillo Wells.

Department staff has reviewed the package information and the following comments are provided for the applicant's use:

1. Right-of-way needs were reviewed and existing right-of-way is sufficient. Therefore, no right-of-way will be required of this project. However, legal physical access needs to be provided from Dunaway Road and Evan Hewes Highway to project limits along BLM/Private land.
2. The applicant shall furnish a Drainage and Grading Plan/Study to provide for property grading and drainage control, which shall also include prevention of sedimentation of damage to off-site properties. The Study/Plan shall be submitted to the Department of Public Works for review and approval. The applicant shall implement the approved plans. Employment of the appropriate Storm Water Best Management Practices (BMP's) shall be included.

3. An encroachment permit shall be secured from the Department of Public Works for any and all new, altered or existing unauthorized driveway(s) to access the property. (Entrance improvement(s) shall meet the appropriate agency's standards, requirements and/or approval). The encroachment permit may require a County standard paved commercial driveway entrance to reduce mud tracking onto County roads. An encroachment permit shall be secured for Dunaway Road, Reynolds Road and Strobel Road which will be impacted by the staging and laydown area.
4. A Transportation Permit shall be required from road agency(s) having jurisdiction over the haul route(s) for any hauls of heavy equipment and large vehicles which impose greater than legal loads on riding surfaces, including bridges.
5. A Traffic Study shall be prepared to look at all nearby roadway intersections and corridors. Recommendations for road infrastructure improvements must be reviewed and approved by the respective agency impacted by this proposal. Our concerns are traffic safety at all points of ingress/egress as well as nearby road intersections, and the structural integrity of existing roads to handle anticipated truck traffic during construction and plant operation.
6. Caltrans should be contacted for their concerns on the project.
7. All plan approval and development for the project is to be in compliance with the California Environmental Quality Act (CEQA) and the County's CEQA Guidelines. Development is also to be in compliance with all other local, regional, state, and federal codes or procedures for environmental resource protection that are applicable to the project site or proposed uses.
8. Emergency access shall be reviewed and approved by the Office of Emergency Services (OES)/Fire Department.
9. All on-site traffic area shall be hard surfaced to provide all weather access for fire protection vehicles. The surfacing shall meet the Department of Public Works and Fire/OES Standards as well as those of Air Pollution Control District (APCD).
10. All solid and hazardous waste shall be disposed of in an approved solid waste disposal site in accordance with existing County, State and Federal regulations.
11. The project construction must take appropriate dust control measures and mitigate PM10 levels for any unpaved roads as well as onsite access concerns.

Mr. Jurg Heuberger

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July 21, 2008

12. Imperial County Public Works reserves the right to make additional comments as projects develops.

Should you have any questions, please do not hesitate to contact this office. Thank you for the opportunity to review and comment on this project.

Respectfully,

William S. Brunet, PE
Director of Public Works

By: 

Manuel Ortiz
Assistant County Engineer

FP/ga