

K.4 - Sewer Master Plan Update Report
Prepared by Bureau Veritas - Final Report November 2007



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Bureau Veritas North America, Inc.

Sewer Master Plan Update Report

Subareas 1 and 2 -

Chino Agricultural Preserve Area



City of Chino

**Final Report
November 2007**

SEWER MASTER PLAN UPDATE REPORT

CITY OF CHINO - SUBAREA 2

CHINO AGRICULTURAL PRESERVE AREA

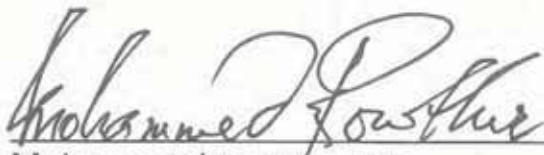
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SEWER MASTER PLAN UPDATE REPORT

for

City of Chino – Subareas 1 and 2

Chino Agricultural Preserve Area

INTRODUCTION

This report is an update of the City of Chino's Sewer Master Plan Report for Subareas 1 and 2 of the Chino Agricultural Preserve Area, dated August 2003. This update report incorporates the proposed Edgewater Development, and revisions to the Sewer Master Plan as recommended in the Sewer Study report dated August 2006, by L.D.King, Inc. (LD King Study).

The Study Area is comprised of an approximately 11.6 square mile area in the southerly portion of the City of Chino (City), bounded by Corona Expressway (State Route 71) to the west, Kimball Avenue and Merrill Avenue to the north, Hellman Avenue to the east, and Riverside County Line through Prado Regional Park to the south.

All present and future wastewater generated in the Study Area will be treated by Inland Empire Utilities Agency (IEUA) at their Reclamation Plant No. 5 (RP-5) located in the Study Area, at the southeast corner of Kimball Avenue and El Prado Road, and would need to comply with IEUA's wastewater treatment requirements.

Based on IEUA's Facilities Plan, the portion of the Study Area lying to the north of Kimball Avenue is tributary to IEUA's Kimball Interceptor Trunk Sewer, a gravity sewer which traverses the Study Area in the east-west direction along Kimball Avenue. Area south of Kimball Avenue has been tabled to convey flows to RP-5 via IEUA's RP-2 Regional Pumping Facility, located at the northwest corner of El Prado Road and Pine Avenue.

This report presents preliminary alignments, sizes and cost estimates for sewer facilities recommended for planning purposes, based on built-out condition of the Study Area based on the City of Chino General Plan and including the proposed Edgewater Development.

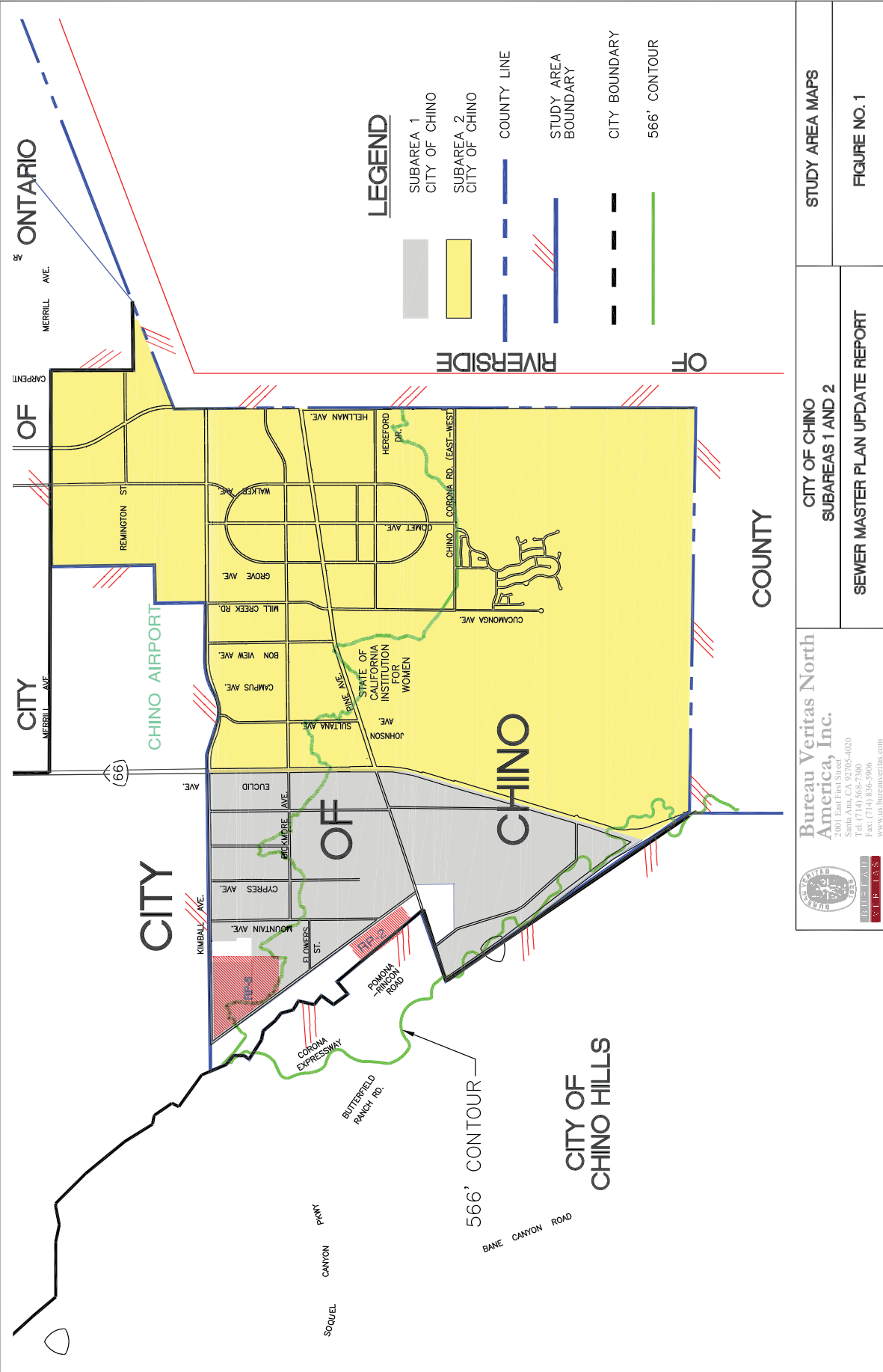
STUDY AREA

As shown in Figure 1, the Study Area is bounded by the City of Chino Hills to the west, County of Riverside to the south and east, and the City of Chino, Chino Airport and City of Ontario's New Model Colony to the north. Euclid Avenue divides the Study Area in to Subarea 1 and Subarea 2.

Subarea 1 is a portion of the Study Area that lies to the west of Euclid Avenue and is comprised of approximately 2.8 square miles of industrial, unimproved, open space (golf course) and agricultural areas. It is bounded by Corona Expressway and El Prado Avenue to the west and Kimball Avenue to the north.

Subarea 2 is located to the east of Euclid Avenue and is comprised of approximately 8.8 square miles of agricultural and open space areas, bounded by Hellman Avenue to the east, and Prado Flood Control Basin to the south.

A significant portion of the Study Area (approximately 58%) has ground elevations that are lower than the Prado Flood Control Basin's "High Water Elevation" of 566 feet, therefore in the impoundment area of U.S. Army Corps of Engineers' Prado Dam.



LEGEND

- SUBAREA 1
CITY OF CHINO
- SUBAREA 2
CITY OF CHINO
- COUNTY LINE
- STUDY AREA BOUNDARY
- CITY BOUNDARY
- 566' CONTOUR

 <p>Bureau Veritas North America, Inc. 2001 East First Street Chino, CA 91710 Tel: (714) 568-7300 Fax: (714) 836-5906 www.us.bureauveritas.com</p>	<p>CITY OF CHINO SUBAREAS 1 AND 2</p> <p>SEWER MASTER PLAN UPDATE REPORT</p>	<p>STUDY AREA MAPS</p> <p>FIGURE NO. 1</p>
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LAND USE PLAN

This Sewer Master Plan Update Study is based on built-out condition of the Land Use Plan as shown in Figure 2.

Projected breakdown of the Land Use Plan for Subarea 1 is as follows:

Industrial	583 Acres
Agricultural	537 Acres
Open Space – Recreational	600 Acres
<u>Total</u>	<u>1,720 Acres</u>

Projected breakdown of the Land Use Plan for Subarea 2 is as follows:

Estate Residential	121 Acres
Low Density Residential	417 Acres
Medium Density Residential	605 Acres
High Density Residential	167 Acres
Regional Commercial	86 Acres
Community Core	126 Acres
Airport Related Commercial	264 Acres
Neighborhood Commercial	9 Acres
Light Industrial	212 Acres
Public Facilities	398 Acres
Agricultural	345 Acres
Open Space - Recreational	2,714 Acres
R-O-W	186 Acres
<u>Total</u>	<u>5,650 Acres</u>

