



Shell Beach Road Streetscape Frequently asked Questions

Improvements and Amenities

Is there a drawing of how the Streetscape Project will look when completed?

There are renderings of the Streetscape project that can give a preview of how the completed project will look, and these can be seen on our website: www.pismo beach.org/streetscape.

What kind of trees will be planted?

Queen Palms will be the predominant plantings throughout the streetscape area. New Zealand Christmas trees and Evergreen Pear trees will also be placed around the village. Shrubs and groundcover will also be planted. There are renderings of the plant types and planting areas that can give an impression of how the completed project will look on our City website.

Will the sidewalks remain the same width?

The project has been designed to maximize sidewalks within the existing City right of way to 8 feet wide. Pedestrian friendly streets will emphasize the pedestrian experience over the automobile. Sidewalks will consist of concrete with paver accents along the landscaped bulb outs and meet ADA accessibility standards.

What new elements will be added to the Village area?

New elements being added will include new sidewalks, pedestrian crossings made from decorative stamped concrete or pavers, “bulb outs” containing new trees, plantings, street furniture, and opportunities for public art.

What will the streetlights and lighted bollards look like?

The streetlights chosen for this redevelopment was based on a lower pedestrian scale height, decorative style and ability to mount banners. There are renderings of the streetlights and lighted bollards on our City website.

Will there be sidewalk benches, trash cans, and bike racks?

Yes. New benches, trash cans, and bike racks will be conveniently located at the blub-outs and throughout the village. The City is considering expanding its adopt a bench program to include trash cans, bike racks, trees, and streetlights in the SBR corridor.

Parking

Does the Streetscape Project include more parking?

The loss of parking along Shell Beach Road is a huge concern for the City. Currently there are 181 marked parking spaces along Shell Beach Road between Cliff Ave and Terrace Ave. After the Streetscape project there will be 172 on-street

parking spaces creating 9 lost parking spaces along Shell Beach Road. To help mitigate and offset the lost spaces the City has purchased a property on Shell Beach Road and will construct a new parking lot with 15 spaces. Parking and the businesses along Shell Beach Road are a priority for the City.

Access

How will construction affect my business?

The City's contractor will work very hard to minimize inconveniences to businesses due to construction. Businesses and residents will receive construction information through public meetings, one-on-one meetings, small group and organizational meetings, news media, email updates and the City website. We will work with merchants to have alternate plans in place prior to construction and to make sure that merchants and patrons are given notice of when and where construction will take place. The contractor will provide business access signs for buildings/businesses in the construction zone.

Will I always have access to my business?

Access to businesses will be provided for customers and deliveries. The contractor will provide early warning before any work or disruptions are planned in front of your business.

Will I always have vehicular access?

As the construction progresses, some streets in the Village will be temporarily inaccessible to vehicles. However, the construction crew will work closely with business owners to address concerns about access. Business access signs will direct motorists to temporary business entrances.

Will I always have pedestrian access?

Pedestrian access will be maintained during construction. Temporary sidewalks will be placed between buildings and fences bordering the construction area. Access may be delayed during the installation of temporary sidewalks while crews remove the old sidewalks and lay the temporary sidewalks. You may be detoured, delayed or asked to use an alternate entrance when the permanent sidewalks are being poured and to allow the concrete to cure and harden.

Will I always have parking?

If you currently have parking in a designated area that will be in a construction zone, we will work with you to find another parking option. Construction may require temporary loss of parking for short periods of time in the immediate area.

Will I always have curbside waste collection bins?

Please continue to put out your garbage, recycling and green bins as per your normal schedule. If required, the contractor will temporarily move bins to an appropriate location and return them promptly. Please write your address number in large print on the bins to ensure they are returned to the proper unit.

What about my items on City Property?

Property owners in the work area are reminded to remove any privately owned items from the sidewalk area and the City Right of Way. The City will not be responsible for damage to any privately owned items installed on City property.

Water Shut-Offs

Will our utilities be shut off during the construction?

Utility interruptions will be unavoidable. You will experience several planned water shut-offs usually lasting less than four hours at any one time. To minimize inconveniences, most planned water shut-offs are scheduled mid-week and after 9am.

How will I know if my water will be shut-off?

You will receive advance notification of any planned water shut-offs via a flyer that will be placed on your door.

I have not received a water shut off notice and I do not have water. What do I do?

Call the Water Division customer service at (805) 773-4656 to report your outage. Most likely you are experiencing an emergency water shut-off due to an unscheduled water line break. If you are a restaurant, hair salon or medical office, it is suggested that you keep several five gallon bottles of water on the premises in case of a water line break or an emergency water shut off.

Utilities

Utilities Replacement – What is the construction process?

Initially, new water mains, and drainage structures will be installed. Installation of electrical and communication conduits will follow. Once these services are installed, water lines will be inspected and tested and finally connected to private properties. Once the new services are operational, existing water lines will be demolished and removed, and the roadbed will be prepared for asphalt or concrete depending on the location. Construction workers will demolish existing roadway and sidewalks. Temporary pedestrian access will be provided as needed. Sidewalk curbing will be installed and the new sidewalk poured.

Why is the City replacing the water line?

The existing water infrastructure is a mixture of different materials from different time periods. This project will abandon and consolidate the water system into one uniform pipeline. In addition, the City's 2004 Water Master Plan identified the need to upsize the existing waterline to meet current fire protection demands.

Is it true that Shell Beach will have underground wire utilities as a part of this project?

With the Streetscape project, the City is relocating most of the electrical, cable and fiber optics services underground.

Construction

What kind of disruptions can I expect?

As with all construction projects, there will be noise and temporary inconveniences.

In order to complete the work effectively and in a safe manner, some pedestrian and traffic restrictions will be necessary. This includes lane closures during construction, which may reduce traffic to one lane. The contractor will further notify you of any temporary disruptions. Every effort will be made to reduce the inconveniences. Emergency (police, fire and medical response) and local access will be maintained at all times. On-site signage will be posted to advise of detours, lane closures and pedestrian crossings.

Will it be noisy and dusty in the neighborhood?

With any construction project, some dust and noise is inevitable. The contractor will be responsible for ensuring the work area is kept clean with daily sweeping. Every effort will be made to reduce inconveniences to the community.

What are the construction work hours?

The Contractor shall only work between the hours of 7:00 a.m. to 4:00 p.m., Monday through Friday, excluding weekends and holidays. Deviation from these hours is not permitted without the prior consent of the City Engineer, except in emergencies involving immediate hazard to persons or property. There are also restricted work hours around Shell Beach Elementary to minimize impacts to school drop off and pick up. In addition, no work or street closures will be allowed on the weekday before or weekday after City Special Events or Holidays without the prior consent of the City Engineer.

What is the construction schedule?

Moving toward construction after years of planning, budgeting and engineering, the City of Pismo Beach awarded a construction contract on June 19, 2018 and construction is expected to begin in late August following the project kick off celebration on August 24, 2018.

The Contractor will develop a tentative schedule to inform the project team and the public. This schedule may vary depending on things like the weather, and delivery of materials and equipment. Unforeseen issues such as archaeological or historical findings may require extra time to ensure their protection during construction. Underground utilities not shown on construction plans may also require extra time to determine their source. The City will update the Project Schedule page on the website which shows the project phasing, estimated start dates and actual completion dates.

When will the work begin and how long will construction take?

Construction is expected to begin in late August 2018 and be completed around March 2020.

Why can't the work be done at night?

If the work was performed only in the evenings, the construction lighting and noise would cause additional inconveniences to nearby residents.

How is the City addressing construction impacts to adjacent residential neighborhoods such as increased volume of traffic and speeding/stop sign violations?

In order to minimize the impacts of the project additional informational signs will be added to the Shell Beach Road corridor and additional law enforcement will be in place during the morning and afternoon commuting times.

Why didn't residents get notice the project was starting?

Although the City will not mail out individual letters to each property owner, there will be an extensive effort to provide advance notice of the project before construction starts. Information will be provided at City Council meetings, the City's web-based E-blast notification system, on informational signs along Shell Beach Road and on the City's website. Additional project information can be found on the City's website at www.pismo-beach.org/streetscape.

Who is paying for the project?

The City received a \$600,000 state grant (STIP) for the design and permitting of the multiuse path, \$4,100,000 in funding is available through PG&E rule 20A program for undergrounding existing overhead utilities, and the new waterline is funded by the City's Water Enterprise Fund. The City Council has authorized the General Fund and the Half-Cent Sales Tax Revenue as sources to fill the funding gap.

Contact Information

Who can I contact to get information about the Shell Beach Road Streetscape Improvements Project?

For more information, please contact the City of Pismo Beach Public Works Department at (805) 773-4656. You may also use the "Citizen Requests" link on the City's homepage (www.pismo-beach.org).