



Staff Report

TO: City Council

FROM: Thaxton Van Belle, Director of Water Reclamation
Kenyon Potter, Principal Engineer

DATE March 18, 2025

SUBJECT: Beaumont Municipal Code Amendment to Chapter 13.08 "Sewer System"

Description Public Hearing and consideration of proposed amendment to Beaumont Municipal Code Chapter 13.08 "Sewer System", more specifically Adding New Section 13.08.415 "Lift Station and Force Main Facilities".

Background and Analysis:

On December 17, 2024, staff reported to City Council that in the current fiscal year 2024/2025, the City expects to receive three new developer-built lift stations: Middle Oak Lift Station, Crossroads Lift Station, and Olivewood Lift Station. Further, another potential lift station known as Beaumont Area South is undergoing planning and will likely be developer-built. All of these will be public lift stations requiring the City to operate and maintain them.

At present the City's municipal code does not specifically address standards for lift stations or force mains. The development of these lift stations would have benefited from having clear standards to provide guidance to the development process.

To this end, staff has prepared a set of minimum standards and requirements, particularly for publicly owned lift stations and force mains. The recommendation is to hold a public hearing and consider an ordinance relating to such standards.

CEQA:

The City has analyzed this proposed project and has determined that it is exempt from the California Environmental Quality Act (CEQA) under section 15061(b)(3) of the CEQA Guidelines, which provide that CEQA only applies to projects that have the potential for causing a significant effect on the environment. The proposed ordinance in itself does not relate to any physical project and will not result in any physical change to the environment and does not affect the land use or density limitations of the General Plan. Therefore, it can be seen with certainty that there is no possibility that this

ordinance may have a significant adverse effect on the environment, and therefore, the adoption of this Ordinance is exempt from CEQA pursuant to Section 15061(b)(3) of the CEQA Guidelines.

Public Comment Received:

A 10-day public notice was placed in the Press Enterprise on March 8, 2025. At the time of report preparation, the Wastewater Department has not received any letters of comment from the public in favor or opposition to the project. Any comments received prior to the time of the scheduled City Council meeting will be provided to the City Council at the time of the public hearing. Proof of publication is included as Attachment C to this staff report.

Findings:

That the proposed zoning ordinance text amendment is consistent with the goals, policies, and objectives of the City’s 2021 Wastewater Master Plan relating to lift stations and force mains.

Fiscal Impact:

The cost to prepare this staff report is approximately \$400.00.

Recommended Action:

Hold a Public Hearing; and,

Waive the first full reading and approve by title only, "An Ordinance of the City Council of the City of Beaumont, California, amending Chapter 13.08 ‘Sewer System’, by adding New Section 13.08.415 ‘Lift Station and Force Main Facilities’ to the Beaumont Municipal Code”.

Attachments:

- A. Draft Ordinance
- B. Proposed New Section 13.08.415 “Lift Station and Force Main Facilities”
- C. Proof of Publication