

CITY COUNCIL MEETINGS

JULY 5, 1984

HARNEY LANE  
LANDFILL -  
LAND SALE TO  
S.J. COUNTY

Agenda item K-10 - "Harney Lane Landfill - Land Sale to San Joaquin County" was introduced by Public Works Director Jack Ronsko who presented the following letter which had been received from the County of San Joaquin, Department of Public Works: (Other pieces of correspondence regarding this subject was presented for Council's review)

"As we recently discussed on the phone, San Joaquin County is still interested in acquiring the 2- $\frac{1}{2}$  acre parcel of land east of and adjacent to the Harney Lane Migrant Labor Camp.

The Board of Supervisors has authorized this department to work with representatives from the City of Lodi in order to accomplish this transfer.

As you are aware, the City had proposed to transfer their entire ownership of the Harney Lane Land fill (approximately 97 acres) to the County. The Board of Supervisors has decided not to acquire the entire parcel, but rather to proceed with the transfer of just that portion which is needed for the Housing Authority's planned improvements.

I would be happy to meet with you, or your representatives, at your convenience to discuss the details of this transfer.

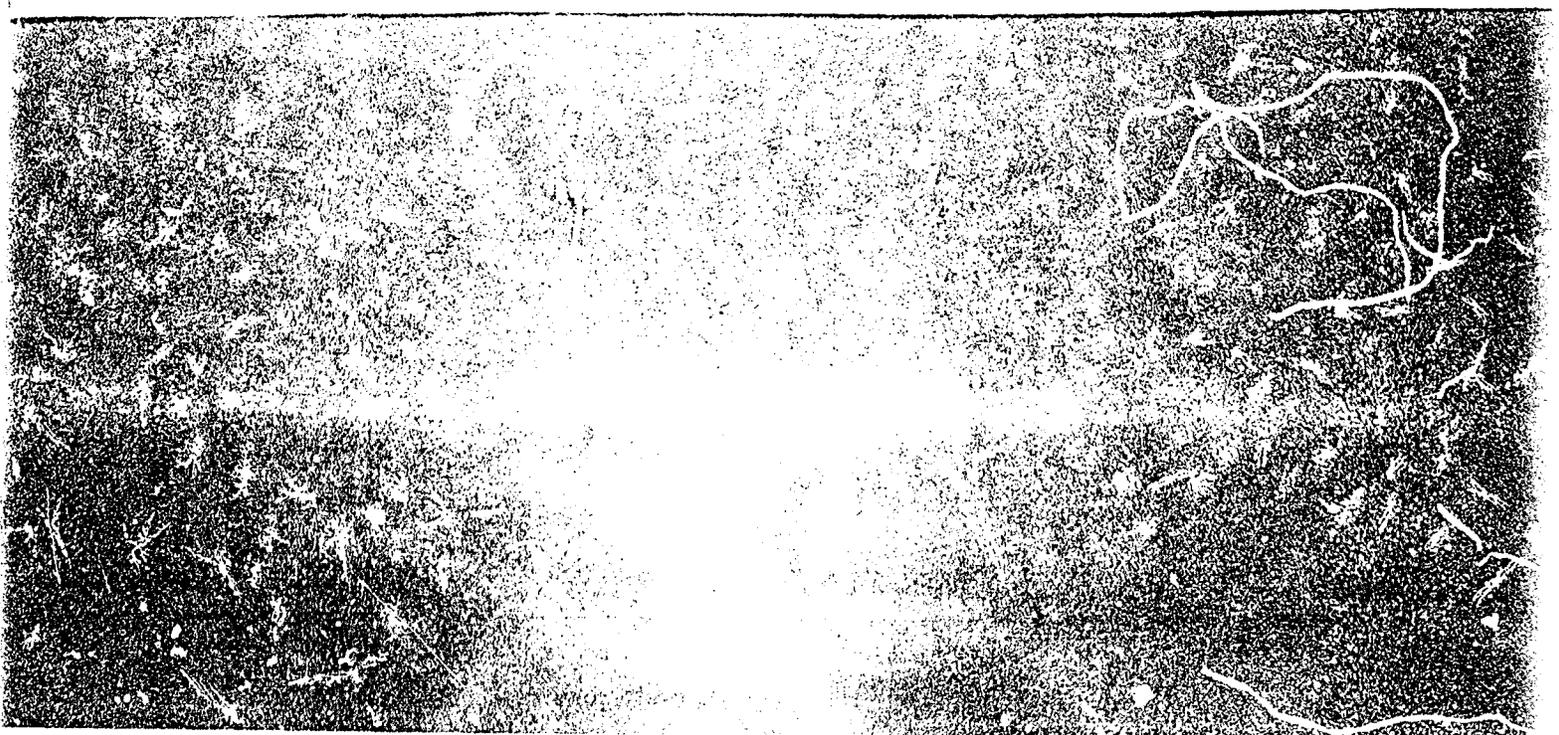
Very truly yours,

s/Henry M. Hirata  
Director of Public Works"

A lengthy discussion followed with questions being directed to Staff. On motion of Mayor Snider, Hinchman second, Council directed Staff to continue negotiations with San Joaquin County regarding the sale of the entire City owned portion of the Harney Lane Landfill Site.

1237a  
1278

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# CITY OF LODI

PUBLIC WORKS DEPARTMENT

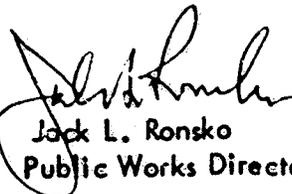
## COUNCIL COMMUNICATION

TO: City Council  
FROM: City Manager  
DATE: June 28, 1984  
SUBJECT: Harney Lane Landfill

The City of Lodi recently received the attached letter dated June 22, 1984, from San Joaquin County indicating that the Board of Supervisors rejected the idea of transferring all of the City's Harney Lane landfill property to County ownership. This letter indicates that they are still interested in acquiring the 2-1/2 acre parcel for the proposed expansion of the Harney Lane migrant labor camp.

Attached for your information is the previous data related to the request for the 2-1/2 acre parcel.

It is recommended that this item be discussed at the next Council meeting in order that the Staff can receive direction on how to proceed with this latest County request.

  
Jack L. Ronsko  
Public Works Director

### Attachments

cc: Ron Stein  
Supervisor Barber  
Gene Delucchi, Deputy P.W. Director, S.J. City

JLR/tt

APPROVED:

HENRY A. GLAVES, City Manager

FILE NO.

HENRY M. HIRATA  
DIRECTOR



EUGENE B. DELUCCHI  
DEPUTY DIRECTOR

JOHN A. HAUG  
DEPUTY DIRECTOR

**COUNTY OF SAN JOAQUIN**  
**DEPARTMENT OF PUBLIC WORKS**  
P O BOX 1810 - 1810 E HAZELTON AVENUE  
STOCKTON CALIFORNIA 95201  
(209) 944-2281

June 22, 1984

Mr. Jack Ronsko  
Director of Public Works  
City of Lodi  
221 West Pine  
Lodi, CA 95240

Dear Mr. Ronsko:

As we recently discussed on the phone, San Joaquin County is still interested in acquiring the 2-1/2 acre parcel of land east of and adjacent to the Harney Lane Migrant Labor Camp.

The Board of Supervisors has authorized this department to work with representatives from the City of Lodi in order to accomplish this transfer.

As you are aware, the City had proposed to transfer their entire ownership of the Harney Lane Landfill (approximately 97 acres) to the County. The Board of Supervisors has decided not to acquire the entire parcel, but rather to proceed with the transfer of just that portion which is needed for the Housing Authority's planned improvements.

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Very truly yours,

HENRY M. HIRATA  
DIRECTOR OF PUBLIC WORKS

R. L. Palmquist  
Real Property Agent

RLP:djb  
L-RONSKO

**RECEIVED**

JUN 26 1984



**CITY OF LODI**  
PUBLIC WORKS DEPARTMENT



# CITY OF LODI

PUBLIC WORKS DEPARTMENT

## COUNCIL COMMUNICATION

TO: City Council  
FROM: City Manager  
DATE: April 16, 1984  
SUBJECT: Sale of Harney Lane Sanitary Landfill Property

RECOMMENDED ACTION: That the City transfer ownership of our Harney Lane Sanitary Landfill property to San Joaquin County.

BACKGROUND INFORMATION: The City of Lodi presently owns the Sanitary Landfill property (100 acres ±) on Harney Lane which is being operated by the San Joaquin County Public Works Department. The County is operating the Landfill under a lease agreement dated January 1975 which will automatically terminate at such time as the existing site is no longer used as a landfill. At that time the City and the County will be covered under a subsequent supplemental agreement dated March 19, 1980, under which the County will be responsible for the Landfill closure in conformance with their plan and that the County will provide the required monitoring and maintenance of the Landfill for a 10-year period after closure. This agreement also states that the County and the City will have joint responsibilities as it relates to groundwater contamination.

The City of Lodi recently received the attached letter from Supervisor George Barber requesting that the City of Lodi consider selling a 1.8 acre strip of land along the westerly property line of our Harney Lane Landfill property. However, the actual amount they desired is 2.5 acres which includes the 25-foot PUE easement under the PG&E powerline. The purpose of the request is to provide additional land to the San Joaquin County Housing Authority for their proposed improvement of the Harney Lane Farm Labor Facility. A copy of their preliminary site plan has also been attached. The area shaded is the 2.5 acres they wish to obtain ownership of.

The acreage being requested has not been used for the sanitary fill operation.

Prior to the County taking over the operation of our Harney Lane site in 1975, they operated a County Landfill adjacent to the City's property. The County Landfill is directly south of the Labor Facility and west of our site. The County will have the long-term responsibility of maintaining and monitoring their closed landfill. Therefore, there would be two public agencies maintaining and monitoring two adjacent landfills. The County has the trained staff to accomplish this, the City does not.

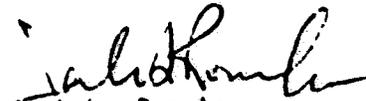
APPROVED:

HENRY A. GLAVES, City Manager

FILE NO.

City Council  
April 16, 1984  
Page 2

After reviewing the total site in the field with the City Council, and considering the limited use of the property, the long-term maintenance and monitoring requirements, and the ongoing liability of groundwater quality and methane production, it appears to be in the City's overall best interest to transfer ownership of total site to the County. In addition, the State Solid Waste Management Board is continually upgrading their standards as they relate to Sanitary Landfill closures, maintenance, monitoring and land owner responsibilities. Therefore, the City's long-term liabilities will only be increasing with time.

  
Jack L. Ronsko  
Public Works Director

cc: Supervisor Barber

Attachment





**GEORGE L. BARBER**  
MEMBER  
BOARD OF SUPERVISORS  
FOURTH DISTRICT

222 EAST WEBER AVENUE  
ROOM 701  
STOCKTON, CALIFORNIA 95202

TELEPHONE 944-2993  
THORNTON 794-2784

NICKOLAS J. ISAAC  
ADMINISTRATIVE ASSISTANT

March 30, 1984

Mr. Jack Ronsko  
City of Lodi  
Public Works Dept.  
221 West Pine  
Lodi, CA 95240

Dear Mr. ~~Ronsko~~: *Jack*

Attached are a letter and maps from the San Joaquin County Housing Authority's engineers outlining their proposal to use a 1.8 acre strip of land adjacent to the Harney Lane migrant camp for future camp improvements. This strip of land is part of the parcel presently owned by the City of Lodi and operated as a sanitary landfill by San Joaquin County.

In order for the improvements to be made, it is proposed that San Joaquin County either acquire title to the parcel in question -the landfill- or enter into a long term lease with the City of Lodi for use of the parcel. The County would then be able to allow the Housing Authority to use the property as part of its migrant labor camp.

I would appreciate your prompt review and comment on the attached materials since a decision on this matter must be made before construction of the new migrant center can begin.

Please don't hesitate to call if I can provide any more information or be of assistance in any way.

Sincerely,

GEORGE L. BARBER  
Supervisor

GLB:tb  
Attachments

*Called Joe A. [unclear] 4-2-84  
confirmed they had  
area within power [unclear]  
[unclear]*

**RECEIVED**

MAR 30 1984



**CITY OF LODI**

PUBLIC WORKS DEPARTMENT

**R-M-S PROFESSIONAL CONSULTANTS, INC.**

ARCHITECTS · ENGINEERS · CONSTRUCTION MANAGERS  
PHONE 209/466-3035 · P.O. BOX 8873 · STOCKTON, CA 95208

March 26, 1984

Supervisor George Barber  
San Joaquin County  
222 E. Weber Ave.  
Stockton, CA 95202

Re: Harney Lane Farm Labor Camp

Dear Mr. Barber:

In response to a request by Mr. Joe Artesi, San Joaquin County Housing Authority, we have investigated an adjacent area to the east of the former campsite.

At Mr. Artesi's request we are directing the results of that investigation to your attention.

The area presently used as the dump site, is owned by the City of Lodi.

A P.G.&E. right-of-way (dating back to 1917) traverses the property from Harney Lane on the north to the center of the section on the south.

A narrow strip of land (approximately 1.8A) is isolated by the P.G.&E. right-of-way and the dump property line.

This strip of land appears to present an interesting but positive effect on the proposed Labor Camp.

It is our understanding the dump site will terminate receiving solid waste in approximately 2 years and will reach a maximum fill height.

We proposed to Mr. Artesi and were encouraged by his response that this strip be utilized as a portion of the Labor Camp.

The positive effects on the Labor Camp are:

1. Allowing more beneficial use of the land.
2. Reducing land use intensity by increasing area without adding additional dwellings or inhabitants.
3. Allow greater area for landscaping and family activities.
4. Enhance appearance of general area adjacent to landfill.

The negative effects on the Labor Camp are:

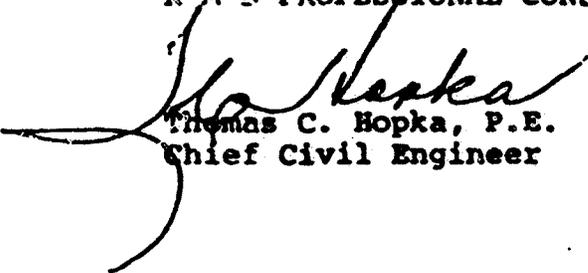
1. Requires relocation of a portion of landfill service road on the westerly perimeter.
2. Additional runoff from rainfall must be addressed in the design process.
3. Control of migrating methane gases as developed within the landfill must be considered.

We have had tentative discussions with P.G.&E. about the type of development allowed within the right-of-way. Compatible uses include green-belts, parking, etc. but disallows any permanent structures.

We look forward to your consideration of this effort and the opportunity to be of service.

Sincerely,

R-M-S PROFESSIONAL CONSULTANTS, INC.



Thomas C. Hopka, P.E.  
Chief Civil Engineer

TCH/dls



# CITY OF LODI

PUBLIC WORKS DEPARTMENT

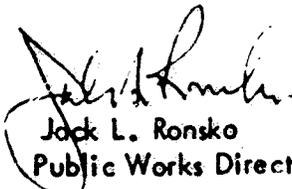
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DEPUTY DIRECTOR

JOHN A. HAUG  
DEPUTY DIRECTOR

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JUN 26 1984

 **CITY OF LODI**  
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# CITY OF LODI

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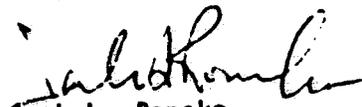
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Public Works Director

cc: Supervisor Barber

Attachment

2.5 acre parcel requested  
by San Joaquin County

DUMP SITE

City of Lodi, Property

Existing City - County  
Property Line

HARNEY LANE

HARNEY LANE SITE PLAN

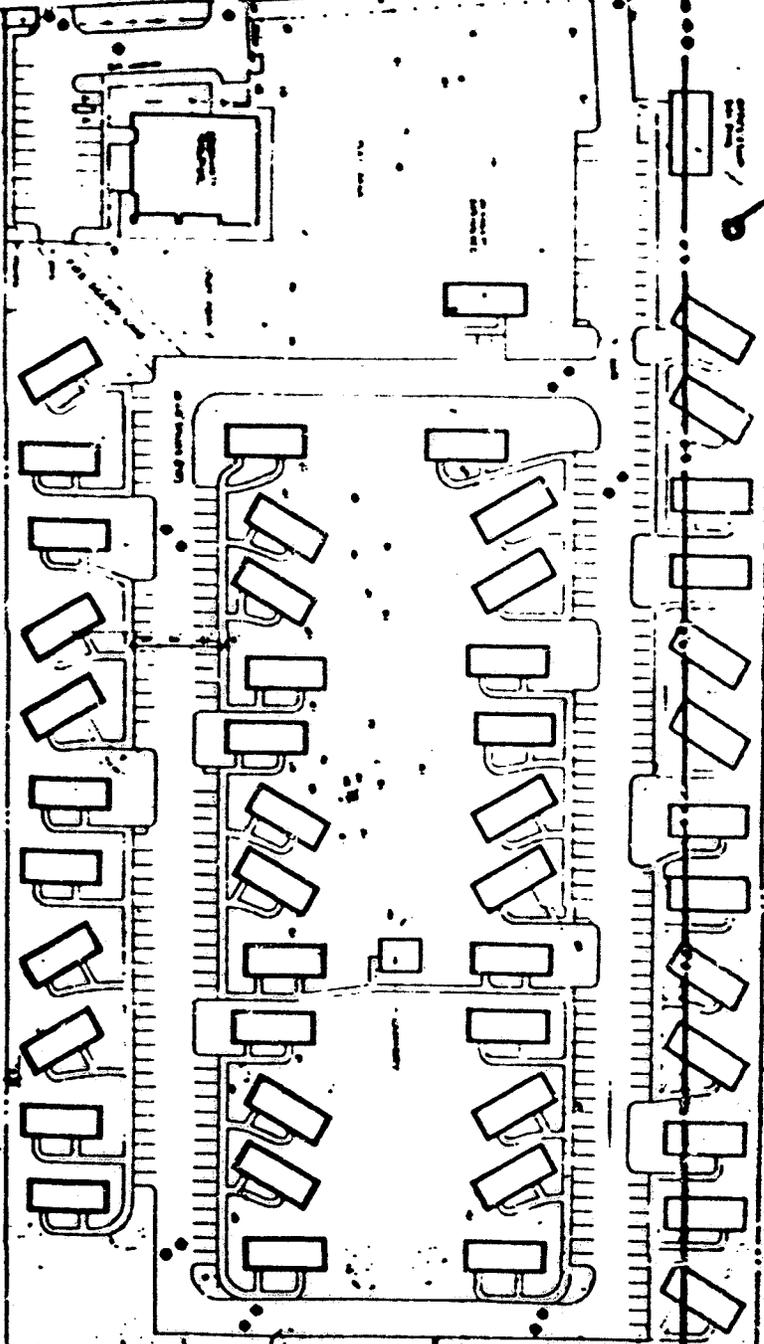


AS SHOWN ON THIS PLAN  
ALL DIMENSIONS ARE IN FEET  
(SEE NOTES FOR DETAILS)

**R-M-S**  
REGIONAL CONSULTANTS, INC.  
ARCHITECTS & ENGINEERS  
1000 N. G ST. SUITE 100  
SACRAMENTO, CA 95833  
TEL: (916) 441-1111  
FAX: (916) 441-1112

FOR THE AUTHORITY OF THE COUNTY  
OF SAN JOAQUIN  
NIGHTMARE PARK LADDER HOUSING  
HARNEY LANE  
SITE PLAN

NO.	DATE	BY	REVISION
1			





**GEORGE L. BARBER**  
MEMBER  
**BOARD OF SUPERVISORS**  
FOURTH DISTRICT

222 EAST WEBER AVENUE  
ROOM 701  
STOCKTON, CALIFORNIA 95203

TELEPHONE 944-2113  
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NICKOLAS J. ISAAK  
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(... ..)*

**RECEIVED**

MAR 30 1984



**CITY OF LODI**  
PUBLIC WORKS DEPARTMENT

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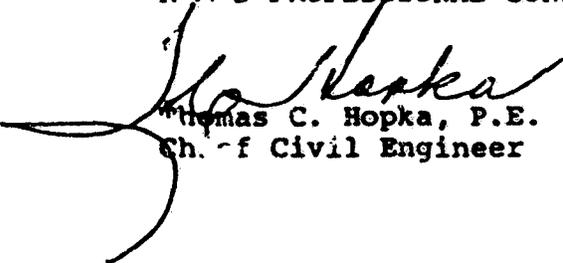
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TCH/dls